

# THE RECORD AND GUIDE.

191 Broadway, N. Y.

TERMS:

**ONE YEAR, in advance, SIX DOLLARS.**

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## The Lesson of the Failures.

The great liquidation continues. Prices steadily decline throughout the commercial world. As Mr. Goschen, the English statesman, proved in his remarkable address delivered in London last April, since 1873 the price of nearly all commodities dealt in on all the markets of the world has declined from twenty-five to thirty-three per cent. He also pointed out that this great shrinkage will continue to the advantage of persons with fixed incomes and the creditor class, while it will press with terrible severity on debtors and the entire business community. The advance in prices, produced by resumption, which added all the gold and silver to the paper previously afloat, relieved this country for several years from the effects of this general depression in values, but the reaction began with the death of Garfield and the crop failure of 1881. Then came the dry rot in railway securities, which has continued down to this day. General business also has been suffering by the gradual cheapening of every product dealt in on all the exchanges and markets. When the lowering of prices produces its natural effect in bankruptcies, the newspapers all unite in declaring that each particular disaster is due to special causes. One firm is ruined because it speculated, another because it endorsed too freely, another, it is claimed, has over-produced. These are the various causes assigned for the Shaw leather, the Mayer, Levy, and other failures, but the true reason at the back of them all is the difference between the cost of production and what the article could be sold for in the market; in other words, because of the shrinkage in the values which commenced in 1873 and has continued down to the present time. Everyone in trade knows that prices were never at so low an ebb as they are to-day except in periods when a panic prevailed.

Mr. Goschen, Mr. Gibbs, ex-President of the Bank of England, the Rothschilds in Paris, and other farseeing bankers attribute this shrinkage to the practical substitution by the commercial world of the gold unit of value for the double standard which prevailed previous to 1873. The yardstick by which measures are valued has been shortened, for since the substitution of the gold unit the supply of the yellow metal has fallen off. Neither California, Australia nor any of the old goldfields furnishes the abundant supply which so stimulated prices from 1848 onward. Gold has had to carry the burdens of all the commerce of the world at a time when its volume was relatively decreasing. It has been proved beyond all peradventure that from 1876 to 1881 the production of gold has been only \$669,528,689, while there have been used in coinage and the arts in the same period \$979,907,785, or \$310,379,096 more than was produced. Hence the steadily increasing value of the yellow metal. It was in 1873, it will be remembered, that the United States and Germany discarded silver; since then Holland and Italy have adopted the gold unit of value. It has required positive legislation in all the commercial nations to bring about this disastrous shrinkage in prices, which is causing the bankruptcies about which we are now hearing so much, and which will continue to keep on ruining those engaged in active business.

It is a curious circumstance that the press of New York, which has vigorously denounced bi-metallism and has opposed every effort to bring silver into use to relieve the pressure on prices, are themselves the victims of the financial policy they have so strenuously advocated. The *World*, *Tribune*, *Times* and *Herald* have been conspicuous in their denunciation of all legislation which looked towards relieving the business distress by using silver as well as gold. It must be confessed that their advocacy of mono-metallism was not very intelligent, but it was undoubtedly sincere. They were so zealous and even bigoted that they would not give the bi-metallic side of the controversy a chance to be heard. In justice to the *Tribune*, however, it should be acknowledged that it allowed the late Thurlow Weed to publish a number of letters in its columns correcting the views of its editorials on this question. It will be a matter of astonishment to the proprietors of these papers to be told that the recent reduction in the price of their journals is primarily due to the acceptance by the commercial world of the gold mono-metallism they advocate.

But the price of their papers has been forced down by the same general causes which have been at work in the stock market, cotton, grain, wool and all departments of business.

## The Real Estate Situation.

October is the real commencement of the fall season for business. A survey of the real estate situation is, therefore, now in order. The situation may be summarized as follows:

1. In the judgment of the leading dealers in Pine street the liquidations now going on in general business will not materially affect real estate prices this fall. Holders are firm and there is no pressure upon the market. The experience of all past speculative eras shows that as real estate is the last to go up it is also the last to go down in value.

2. As there has been no "boom," so called, in city property, the reaction when it comes cannot be very great. Down-town improved realty may show a falling off in values on forced sales, because of the depression in general business. Office buildings have become too numerous for the present needs of the lower part of the city, and may take some years to utilize them all.

3. There is a ready sale for houses costing from \$15,000 to \$30,000, provided they are well located and desirable, but the class who wanted \$40,000 to \$80,000 houses are just now crippled and are not in the market. There are not, however, enough of very high priced houses.

4. The building of apartment houses has also been overdone temporarily. As our table shows there are many unrented suites of rooms in the first-class flats. The same remark is true of third and fourth-class tenement houses.

5. There are very few unrented houses suitable for private dwellings in this city. There has been no abatement in rents; indeed, in some favored up-town localities there has been slight advances. The demand is unusually large for houses renting for one and two thousand dollars per annum.

To sum up the real estate market, it may be quoted strong but dull. No one expects an advance in values nor will there be any serious decline. New people are constantly coming to the city and all houses and desirable apartments are in steady demand.

## New Down-Town Buildings.

A greediness that defeats itself has always been the besetting sin of the New York speculative builder. It seems lately to have taken possession of the owners of down-town property with peculiar tenacity.

As the new building of the Mutual Insurance Company advances it is seen what a mistake it is to set a building of the dimensions and proportions of this on an alley, and Nassau street is little more than an alley. If the owner opposite chooses to put up another ten-story building, he will, of course, make the fifth story of the Mutual building nearly as dark as the ground floor of the ordinary Nassau street building, and the stories beneath will get still less light. If Nassau street had been widened three or four years ago, when the necessity for the widening had become evident, and the imminent elevator buildings had not yet been actually erected, the widening could have been effected at a comparatively moderate cost. The Mutual Company might have protected itself by setting back its building with a plaza in front of it, so as to secure an ample light on at least one side, and would probably have found this sacrifice pay in the increased attractiveness of its building to tenants, even if the city had not assumed and assessed upon the adjoining property some portion of the cost of the improvement.

We made remarks to this effect before the Mutual building was begun, and the justice of them must now be evident to everybody. Instead of withdrawing their building, the Mutual people have apparently encroached with their portico several feet upon the sidewalk. The result practically is that a building as high as the Mutual opposite would deprive the lower half of it of light. Architecturally the building will be thrown away, since it cannot be seen from anywhere. From a point of view directly opposite, the cornice will be at an angle of 75 degrees, more or less, from the spectator, who is not likely to run the risk of dislocating his neck to admire it, but will pass it with the reflection that so big and ornate a building in so narrow and dark a street is a monument of folly.

All this is not to be imputed to the architect, of course, who had to make the best of a very thankless problem. He could do nothing in general composition that would be effective with a building any front of which could not be fairly seen all at once from any point of view, for the side streets are quite as narrow as the street along the front. Really it seems that the only thing to be done was to make the openings as big as possible, to have the detail of the lower stories, which can be fairly well seen, as attractive as might be, and to let the architecture go at that.

As a matter of fact, so far as it has gone, the building is unusually massive; that is to say, the proportion of opening to wall is



much smaller than is customary in commercial buildings. The material is granite for the basement, and Ohio sandstone above. There seems to have been no constructional necessity for using the granite, since the granite piers stand upon brick piers of little more than their own area; and the sandstone could have been effectively decorated with carving. There is nothing noticeable about the treatment of the basement—square granite piers, enclosing large openings, with heavy iron mullions and an iron transom marking the floor line. Above, in the sandstone, the openings are smaller, and the second and third stories are architecturally united, pilasters running through both and a heavy cornice surmounting them, which is as far as the work has gone.

The feature of the building is the porch, which projects some feet from the front as has been said, and runs through two stories. In the first, large square piers of granite, in blocks alternately polished and fluted, sustain an entablature, and enclose polished granite columns. In the second, sandstone piers flank granite columns carrying a round arch, with a barrel vault, coffered in the Roman manner, and forming the ceiling of the porch. Behind this, in the face of the main wall, is a large round arch and a corresponding one on each side of the porch. The side walls of the porch, above the spring of the upper arch, are perforated with the sort of stone grill familiar in Roman work, and the general design of the porch recalls classical Roman architecture, although the panels of the sandstone piers are covered with Renaissance carving, and crowned with projecting heads of the North American Indian and other less recognizable types. Elsewhere the detail is limited to the repertory of Greek architecture, although an innovation is made in the use of our old friend the triglyph in the entablature over the first story, where it is only employed over the piers, and the innovation is not agreeable. Our other old friends are all present in their accustomed places, the Greek fret, the guilloche, the dentil, the egg and dart moulding, some of them repeated in cast-iron. If we really felt that we needed more of these venerable objects they would be very welcome; and even although we cannot hail them with joy, we are obliged to own that they are unusually well adjusted in scale, and cut with great precision. In fact the character of the work is moderate and inoffensive, and, with the exception of the porch comes as near to being unnoticeable as so big a building can.

A more common form of greediness than that exemplified in the Mutual building is that of putting up an elevator building on a single lot or less, where the lofty walls occupy a greater proportion of the whole area than in a larger structure, and still further contract space already limited. Until lately the owner of an elevator building always deemed it necessary to secure at least two lots, but of late one has come to suffice him. An elevator building is going up upon one lot at the corner of Liberty street and Broadway, and another at the corner of William and Pine, apparently upon less than one lot. Both are being erected behind hoardings so that little more than the basement of either is visible.

The former subdivides its narrow front by an "entrance" in Broadway, although there is another entrance in the centre of the long side, and this Broadway entrance is its noticeable architectural feature. The large granite blocks at each side are cut down over their whole surface for the sake of exhibiting a little shallow ridiculous volute. The rest of the entrance is not so ridiculous as might be inferred from this fact, but is a cheerful mixture of Gothic and classic detail, dwarf columns and capitals of the former carrying a heavy arch, the spandrels decorated with cornucopias and things, while the detail above is classic. The basement entrance is a pediment carried on columns which are rather more Gothic than they are anything else. The basement and first story are of granite, and above is a base of Belleville stone, like the beginning of a new building, with a red brick wall above it. The openings in the basement are very large, in the wall above very small, the upper in groups over the larger, and all are square headed. There is nothing to say of the architecture visible except that it looks solid.

The other building, at William and Pine, has a high basement, with a wide arch filling the narrow front and one at each end of the side, and a row of narrower arches between them, divided by a transom as if the interior were in two stories, or in one with a gallery. There is some mixture of styles here also, the moulding of the arches being classic, while a rude tracery fills the head of the large window at the north end. The detail is better done, however, than in the other building, as well done as in the Mutual building, and the color of the sandstone makes the basement an agreeable object, more agreeable, perhaps, than it will be when the red brick above, which does not go well with Carlisle stone, becomes visible.

A correspondent is very anxious that Trinity Church corporation should sell St. Paul's church and graveyard and use the proceeds for a cathedral, or for charitable and useful objects. He thinks that money buried in that old graveyard is useless alike to either God or man. The subject is not a new one, and doubtless the time will come when the excessive demand for land down town will

force the Trinity corporation to surrender a spot around which are so many hallowed associations. Religious and charitable organizations sometimes have very little regard for money. After the Homœopathic Hospital had been for some time in existence it had so few inmates that it was found it would have been economy not to have built the hospital, but to have boarded the patients at the Windsor Hotel. St. Luke's Hospital is another case in point. It has been computed that, taking the value of the land, each five patients cost as much as if they were lodged in a house worth \$55,000. Some of the hospitals and charitable institutions on the east side of the Central Park occupy property so valuable that the cost for each patient and beneficiary is enough to maintain a well-to-do family.

### The Double Standard Problem.

The article on the standard controversy, in the *North American Review*, by Senator Hill, of Colorado, which is exciting so much interest in financial circles, will be found in another part of this issue. Every business man should read it carefully, although it contains little which has not been frequently presented in these columns. Its publication has practically converted one New York paper to the silver side of the controversy. The *Herald* now admits that the country "absolutely refuses" to stop the coinage of silver which has been demanded with so much vehemence by almost the entire New York press. It also states with truth that Congress, which represents the country, "cannot be persuaded to put a stop to silver coinage."

Such being the case the *Herald* repeats a suggestion frequently made in these columns, that the government should withdraw all one, two and five dollar bills, both national bank and greenback issues, with the view of providing a place for the surplus silver coinage. It also suggests depriving the greenbacks of their legal tender value, thus forcing the banks to keep their reserves in gold instead of in legal tenders as at present. This last, of course, Congress will never do, as it would create a currency panic, and cause such a fall in prices as has not been seen in any civilized nation since the bursting of Law's Mississippi bubble. What deprives the suggestion of the *Herald* of any value, however, is the astounding ignorance of the editorial staff of that paper of the most rudimentary facts in connection with the currency of the country. For instance, note the following:

The coinage of the silver dollars has not brought silver into corresponding use here, except in the dangerous form of silver certificates, which are only gold notes in disguise, capable of being used at any moment of panic or urgent European demand to force gold out of the Treasury and country for export abroad. A silver certificate is issued against silver dollars in the Treasury, but being a legal tender the holder may, if he likes, demand its redemption in gold coin, and the Treasury could not refuse this so long as the law makes the silver dollar interchangeable with gold.

If the *Herald* had taken the trouble to send a reporter to see the Assistant Treasurer, or any banker in Wall street, it would have learned that a silver certificate is not a gold note in disguise, that it is not a legal tender, and that when a silver certificate is presented at the Treasury only silver will be paid out for it. Then look at the utter absurdity of the scheme it proposes in place of the coinage of silver dollars. We quote:

The amount of one, two and five dollar bills now in circulation is about two hundred and eighteen millions. Of half and quarter dollars and ten cent pieces, the coinage is now limited to fifty million dollars by law. Even now, with the two hundred and eighteen million dollars of small notes in circulation, there is a scarcity of small silver in some parts of the country. We have no doubt that seventy-five millions of this subsidiary coinage would not more than fill the present demand. If, then, Congress should withdraw from circulation all the small notes—ones, twos and fives—for which postal notes answer all necessary purposes, it could safely order the coinage of at least two hundred and twenty-five millions, and perhaps two hundred and fifty millions, of small silver, and this would pass naturally and immediately into circulation as the small notes were called in. Of course, as part of such a measure, Congress would stop the coinage of silver dollars.

Just think of the plethora of halves, quarters and dimes which would result should we coin them in sufficient numbers to replace all the one, two and five dollar bills now in circulation. The proposition is too preposterous for consideration. What would really follow were those small bills withdrawn, as they should be, would be the appearance of gold eagles and half-eagles, in other words, our currency for retail trade and change would speedily assimilate to that of Great Britain, France and other civilized nations. We should make use of silver and gold coins of small denominations. Indeed it is of far more importance for gold to be put to currency uses than silver. The latter can take care of itself, as it is the metal universally used by mankind in all minor retail transactions.

Ex-Secretary John Sherman is to blame for the false impression that there are too many silver dollars coined. Under the law organizing the national banks it was provided that when resumption took place all the ones and twos under that system should be withdrawn. They were accordingly taken out of the circulation in January 1879, but Mr. John Sherman practically nullified the



law, and issued one and two dollar greenbacks in their place for two reasons—he was opposed to the silver dollar and did not want it to circulate; and then the smaller paper currency was useful to newspaper proprietors in the payment of subscriptions and was popular with retail dealers on account of its great convenience in paying for packages sent by mail. But now that the postal note has been issued there is no excuse for the issue of one and two dollar greenbacks, and the *Herald* would subserve a useful public function if it could persuade Secretary Folger to retire them, which he has the power to do. If, further, it can induce Congress to command the withdrawal of the five dollar bills, both greenbacks and national bank issues, a demand will immediately be created for gold as well as silver small change, for it should be remembered that while our silver is really in circulation in the form of certificates, silver dollars halves, quarters, dimes and half-dimes, our gold is all locked up, either in bank coffers or treasury vaults, and performs no useful function except in the arts.

### Our Places of Amusement.

The opening of a first-class theatre on Third avenue, near Thirty-first street, calls attention to the effects of elevated and horse-car travel in concentrating masses of people at given points. When New York was young, and before the horse-car era, the popular theatres were located on Park Row, Chambers and Leonard streets. When Wallack established his theatre on the corner of Broome street and Broadway, and Niblo's occupied its present site, they were considered dangerous experiments, and in advance of the population. But theatres and popular amusement resorts will follow the lines of greatest travel. Wherever the greatest number of people can be concentrated by carriage, car and elevated road in the shortest space of time, there will be the theatrical centre of the city. Barnum's Museum, when it occupied the site of the present *Herald* building, was immensely popular, because, although far down town, it could be reached by any horse car, and was the nearest place of amusement to the ferries. The establishment of a theatre on Third avenue near the Harlem Bridge was perhaps premature, but the wisdom of the site chosen will become apparent as population grows in Harlem and the annexed district. The popularity of the Thalia, Windsor and the new People's theatres, is due to their accessibility by way of the elevated roads on the east side. It is safe to predict that some of the most popular places of amusement will be at some point on the upper end of the island which can be easily reached by all the elevated roads.

Booth's Theatre was unfortunately located when built, but a theatre on Sixth avenue ought now to be successful, provided it be built on back lots, and does not take up too much valuable ground as an entrance on the avenue.

In this connection why should not the managers of theatres come to some understanding with the elevated roads by which a theatre ticket would be a free pass to a matinee or an evening entertainment. The commission hours stop at half-past seven, about the time people begin to think of starting for the various theatres. The elevated roads could afford to make some concession to swell the crowds at the places of amusement, in view of the full fares that would be paid them when the audiences were returning home.

It is safe to foretell that all new places of amusement will be on or near the Third or Sixth avenues, and that eventually the great opera houses and pleasure gardens will be on the upper end of the island where all the steam roads converge.

### The Real Estate Exchange.

The committee is hard at work laying the foundation for the proposed Real Estate Exchange. A report of their doings will soon doubtless be given to the public. One matter, we understand, has been settled definitely, the Exchange will *not* occupy the old Produce Exchange Building.

The committee, we also learn, has had assurances that if a proper site is chosen, and the right kind of a constitution is adopted, there will be no difficulty about members. The applications for membership are very large. The following is a specimen of the kind of letters we are receiving on this subject:

*Editor* RECORD AND GUIDE:

In the matter of the formation of a Real Estate Exchange, about which you have taken so much interest, much to the credit of THE RECORD, if suggestions are permissible I would say that it is time that a meeting should be called assembling *all* the real estate brokers, auctioneers, agents and managers, to consider the matter. I am inclined to the belief that if a Real Estate Exchange is organized to succeed with the interest of the real estate fraternity and the real estate interest in view, it must be formed, owned and managed by the fraternity as servants of the dealers, owners or operators, that is to say, there must be a division line between the broker and his principal. It cannot successfully be managed partly by small and large owners and partly by real estate men who follow the business as a life pursuit, vocation or profession. A well managed Real Estate Exchange owned by the agents and brokers with strict rules of membership, &c., will attract real estate owners, buyers and sellers, large and small, and all

capital seeking investments in the line of real estate will always go through the safest channels and through the hands of the best and safest men, on the same principal that good banks attract capital, as well as many other Exchanges in this and other cities. Something worthy of the real estate interest of New York and surroundings should be this Real Estate Exchange in site, building, management, learning, and every appointment necessary to make it a success.

C. CARREAU.

### Our Prophetic Department.

EDITOR—Your apprehensions about the effect of the building of the Pacific roads on Stock Exchange values seem to be justified by the recent successful attacks upon transcontinental securities on 'Change. I recall that in THE RECORD AND GUIDE of October 21-28, 1882, you said :

There is, however, a class of stocks and bonds against which prudent investors should be on their guard. It may be laid down as an axiom in Wall street dealing, that every new railway enterprise which extends out into the wildness, is exceedingly dangerous. As a matter of fact, every road constructed west of the Alleghanies with, perhaps, the exception of Lake Shore and Rock Island, has been bankrupt more than once. The Northwest Company was reorganized three times, and yet its trains ran through a comparatively settled country. The Missouri Pacific, the trunk line of the Southwest, and one of the oldest roads west of the Missouri River, was sold for a song only a few years ago to Commodore Garrison.

QUESTIONER—Then, perhaps, you would not object to mentioning some of the roads it would be wise to avoid ?

SIR ORACLE—Certainly; the Texas Pacific, the M., K. & T., Southern Pacific, Denver, and, indeed, every road building through very sparsely settled districts. Some of these stocks may see higher figures, one or two of them certainly will; but in the end they must go through bankruptcy, as have all previous roads built under like conditions.

QUESTIONER—How about Northern Pacific ?

SIR O.—That has gone through bankruptcy once, and will probably have to do so again—unless, indeed, the present rage for buying land in the Northwest should continue; in which case the Northern Pacific, if its management is honest, may be kept solvent by the sales of its magnificent land grant. But I question the future of any road which has first to populate the country tributary to it.

Referring to this conversation in the next number of THE RECORD AND GUIDE, you said :

It is hardly safe to say that any of these transcontinental enterprises will collapse in the near future. They are backed by very powerful interests and will, one way or another, all be completed. But they will all in time fall into the hands of the bondholders, and even the first mortgages must be scaled down before interest can be paid upon them regularly. We shall build 10,000 miles of railway this year, much of it through desolate regions without inhabitants, and a new road can no more create its own business within a short time than a man can lift himself by his boot-straps. Take the case of the Texas Pacific; it runs for hundred of miles through a country where there are not two inhabitants to the square mile, yet its bonded debt is \$30,783 per mile, and its stock debt \$23,000 more. The Denver Pacific was profitable during the mining fever, when it had a monopoly of the traffic between Denver and Leadville. But the line now constructed through Colorado and Utah to Salt Lake City runs through an uninhabited wilderness. The road cannot pay for the next twenty years, unless on through business, which it cannot get until there is some way of reaching the Pacific coast.

This strikes me as pretty good guessing, in view of the price the above securities were selling at that time as compared with the present. On October 14, 1882, when the above appeared in print, Northern Pacific common opened at 46 $\frac{3}{8}$ , preferred at 91 $\frac{5}{8}$ ; Oregon Transcontinental opened at 87; Denver, 53 $\frac{5}{8}$ ; Texas Pacific, 43 $\frac{3}{8}$ ; and M., K. & T., 34 $\frac{3}{4}$ . The prices on Tuesday were N. P. pd., 62 $\frac{3}{8}$ ; com., 32 $\frac{1}{4}$ ; O. T., 52 $\frac{1}{4}$ ; Den., 25 $\frac{3}{4}$ ; T. P., 27 $\frac{3}{4}$ ; and M., K. & T., 25 $\frac{3}{4}$ ; showing a fall of 28 $\frac{3}{4}$ , 14 $\frac{3}{8}$ , 34 $\frac{3}{4}$ , 27 $\frac{3}{8}$ , 15 $\frac{3}{8}$  and 9 per cent. respectively. How do you view the present situation ?

SIR ORACLE—I have always held that the transcontinental lines will necessarily go through the same experiences of nearly all the railroads built west of the Alleghanies. They must go into the hands of receivers, not only once but several times. The Northwest road was originally built through a much better region for business than the Northern Pacific, Texas Pacific, or the Denver & Rio Grande. It went into bankruptcy not once but thrice. I expect to see Northern Pacific common down to 10, preferred to 40, and the first mortgage bonds selling at 75; indeed, the latter cannot intrinsically be worth more than Canada Southern first mortgage bonds when they could be purchased at 35. I venture to predict also that the exceedingly wealthy syndicate which has been building the Southern Pacific road, and whose securities have not yet come upon the market, will be bankrupted before they are able to float the obligations incurred in constructing the lines which run through the arid deserts of Arizona, Mexico and Western Texas. These Pacific roads, northern and southern, are splendid things for the country, but they are ruinous to the investors.

EDITOR—That is not a very pleasant outlook. But when is *this* crash going to come—this fall, next spring, or five years hence ?

SIR O.—Oh, the catastrophe will not come immediately; it will take time. There will be bull as well as bear deals in Northern Pacific. With a threatened war in Europe, a deficiency in wheat on the other side of the ocean and a large surplus here, with grain



and provisions going and gold coming, money being easy meanwhile, there ought to be a rally in our stock market, and better prices, unless the load of transcontinental securities proves too heavy. If they keep on going down in price there is not much hope for the market, even if all the other conditions are favorable.

EDITOR—Why should that be so? It is obvious that the more roads built in the West, the heavier will be the business of the Eastern trunk lines. Why could not the market cut clear of these "wilderness" securities?

SIR O.—Wall street people perfectly well understand why one weak stock affects the price of the sounder securities. The money in the stock market is substantially one organism; it has, as it were, a vital life affecting the whole mass. Hence an activity in one speciality is a good thing for other stocks, while a weakness in any of its members affects the general organism. If railroads had no relation to each other, and had entirely different sets of owners, a tumble in transcontinental securities would not be heeded by the rest of the market. But business men and speculators distribute their risks; the investor in Northern Pacific is usually a still larger holder of other and sounder securities. When the heavy fall in prices comes he holds on to his weaker stocks and sells his better securities, so that he can tide over what seems to him a merely temporary depression. If Wall street experiences a heavy loss through some unexpected disaster it is noticed that soon after the average prices decline to about the same total of the loss.

EDITOR—I judge you are not much of a bull, then?

SIR O.—Yes, I am—on the country and on real estate; but I confess I view with some alarm the very small increase in our agricultural production compared with the great increase in our population, railroad mileage and manufacturing production. The following extract from the *Railroad Gazette* is not reassuring. The editor of that paper estimates that the total production of grain of all kinds this year will be 2,695,000,000. Comparing the production of this with previous years we get, in millions of bushels, the following:

1879.	1880.	1881.	1882.	1883.
2,686	2,704	2,034	2,698	2,695

This makes the total very nearly the same in all five of these years except 1881, when it was a fourth less. To many this may seem satisfactory; but a stationary agricultural production is really something more than stagnation in this country, in which all other industries and population are increasing with great rapidity, and all depend on agriculture, as there is no considerable foreign market for any other of our products, except petroleum and precious metals.

Now the population June 30 in these years has been, in thousands:

1879.	1880.	1881.	1882.	1883.
48,723	50,155	51,827	53,652	55,324

Which gives the production in bushels per head of population:

1879.	1880.	1881.	1882.	1883.
55.1	53.9	39.6	50.1	48.7

This makes the proportion per individual not quite 3 per cent. less than last year, nearly 10 per cent. less than in 1880, and 11.6 per cent. less than in 1879, but 23 per cent. more than in 1881.

But there is one thing that has increased much faster than the population even since 1879, that is greatly dependent upon the crops, both directly and indirectly, namely, the railroads. The mileage of these in the middle of successive years has been (nearly):

1879.	1880.	1881.	1882.	1883.
82,853	87,891	94,559	107,037	115,987

And the grain production per mile of railroad has been:

1879.	1880.	1881.	1882.	1883.
32,426	30,760	21,513	25,125	23,216

A study of the above is not by any means satisfactory. All our prosperity depends upon agriculture; we have no foreign trade, nothing but the coarse raw material of the earth to send to foreign nations. If our agriculture is stationary or retrograde, and our population and railroad mileage increases, we are steadily getting poorer, and railroad securities have less value.

EDITOR—What do you suggest to keep up the prosperity of the country?

SIR O.—Heroic measures, which, alas, have no chance of finding acceptance by our political leaders. The government should use its remarkable credit to build the navy we need, to fortify our unguarded coast line, to improve our waterways and harbors, to nationalize the telegraph, and make generous appropriations for carrying the ocean mails; in other words let Uncle Sam become a great employer, and spend an extra \$100,000,000 yearly for some time to come. At the end of five years we will then have the navy we so much need, our seaports will be safe from foreign aggression, our waterways in a condition to do a vastly greater business, the Mississippi will be leveed from Cairo to the Gulf, and the Erie Canal so improved as to enable us to make light of any Canadian rivalry in grain carrying to Europe. Then we might afford to reduce the tariff so as to give us a market abroad for our manufacturers, instead of having as now to place our sole reliance upon the growing of grain and cotton. The flag of the country will then again be seen on every sea. Should an international arrangement for remonetizing silver be arrived at, not only this country but the whole civilized world would enter upon a period of unexampled prosperity.

EDITOR—All this is very wild, Sir Oracle; the party that will be

in power in the next Congress will try to gain popular applause by rigid economy. It will cut down all appropriations, it will not dare to vote any sum for the rivers and harbors, nor will it touch the tariff. There will be no additional sum set aside for the navy, if it can be helped, and nothing will be done to stimulate our foreign trade. It is the "cheeseparings and candle-ends" that are to be saved, and the legends on the party banners in the coming contest will call for popular approval of a rigid economy in all government expenditures.

SIR O.—I am afraid you are right; yet our treasury is overflowing, and in our young country there are abundant uses to which the surplus could be put. If we go on paying the three per cents there will be a currency contraction, as the banks will not replace the call bonds by the high-priced issues not subject to call. The best interests of the country actually require another issue of government bonds, to be used for trust funds and as a basis for our banking currency.

EDITOR—You said in the beginning of this conversation that you were a bull on the country and on real estate. Do you actually think that realty will advance in price from this time forth?

SIR O.—When I said I am a bull on the country I meant that a nation increasing in population as rapidly as ours, and which is potentially so wealthy, must eventually come out all right, but it has to pass of course through periods of depression. Then I believe in real estate as an investment in all the large centres of population, especially in those locations which are immediately in advance of the line of improvement. But I am inclined to believe that realty is at its highest just at present, and that property may sell for less next year than it will this fall. Real estate is the last thing to recede as it is to advance in price, but it is impossible for the liquidation which has been going on for the last two years to stop short at real estate. We have seen securities of all kinds, iron, manufactured products, cotton, wool, everything in short which human beings use or deal in, steadily sink to lower levels in the way of price. Real estate will prove no exception. When everything else seemed insecure there was an investment of monies in real estate, but finally, as the liquidation continues, there will be more of it thrown on the market than investors care for. Hence forced sales and lower quotations. There has been a great speculation in the Northwest and Manitoba which has collapsed, and this fact accounts in a measure for the depression in the Northern Pacifics. The tide of emigration in that direction has been checked and there is no longer an active demand for lands in the extreme Northwest. We have had no such boom here East, but the depression will first affect the Western cities and in time be felt even here and in New York.

EDITOR—Do I understand you then that New York realty is not a purchase just now?

SIR O.—I have a most hopeful feeling in regard to houses and lots on this island, in the annexed district and in Brooklyn, but I am inclined to believe that down-town property, for instance, will not keep up the great advance it has made within the last five years. The heavy losses in business and the great liquidation in stocks will cripple the very wealthy class and make them feel poor for some time. Hence an indisposition to pay high rents and the withdrawal from business of many active traders and brokers. Landlords would be wise to get long leases, for I do not think that the rentals obtained of late years for offices and business locations will be as large or as favorable in the future.

### New City Charters.

The best charter New York city ever had was given it by the infamous "Tweed ring." A proof of its value was shown by the fact that it destroyed the ring itself. Its merit was that it fixed responsibility, and the public and the press found no difficulty in beating out the brains of the thieves with the club they themselves had furnished. The peculiarity of the Tweed charter was that it exalted the executive authority at the expense of the power of the aldermen. Of course, the object of Tweed and his associates was to keep the plunder to themselves and not be forced to divide with the smaller rascals who always compose a majority of our boards of aldermen. One excellent feature of the Tweed charter has been retained, that of giving power to the Mayor, Comptroller, President of the Board of Aldermen and the President of the Tax Board, to pass upon the estimates for all the city departments.

Brooklyn after this year will be living under an improved Tweed charter. The Mayor for several years past has had direct responsibility and authority, but the Board of Aldermen has heretofore been chosen under the old single district system which has produced such baleful results in every city in the country. Local representations by small geographical districts always result in choice of the most unfit representatives. The persons returned represent the local rum-shops and are either saloon dealers or small lawyers without reputable occupation and who take to politics for a living. Under the new plan the Brooklyn Aldermen



who will take their seats next January will be nineteen in number. Seven of these are to be elected by the city at large and the remaining twelve are to be chosen from three districts, four from each district. The members of the new board are to serve without pay.

It is the experience of every election that the larger the district the higher the qualifications of the person it elects. On the whole the mayors we have chosen in New York have done no discredit to the city, while the single district aldermen are generally a disgrace to it. An ideal board would probably result from some plan like the following, one-third to be elected by the city at large, another third by the single districts and the remainder by such bodies as the Stock, Produce and Cotton exchanges, the Chamber of Commerce and the leading trades unions. Great concentrated interests like the exchanges would be sure to send superior men to these local legislatures. It is too bad that Brooklyn should alone have responsible government. Mayor Edson would make quite as good a record as Mayor Low if he could make his appointments and dismissals without reference to the Board of Aldermen.

### Over the Ticker.

**OMINOUS.** Exchange advances just at the time when the papers were predicting the beginning of a gold import from Europe.

**T**HERE is really nothing new to advance the market, outside of manipulation, except this very generally expected gold importations this fall. Good crops have discounted as well as possible Republican success in the coming elections. The shrinkage of prices goes on.

**T**HE strike of the newsmen against the two-cent *Herald* is being discussed in all the brokers' offices. It seems that paper has increased its advertising rates one cent a word. Thrifty Mr. Bennett proposes that the poor newsdealers and servant girls shall make good his losses on circulation.

**T**HE *Public* reports a steady falling off in the domestic exchanges. Either general business is much less active than at this time last year, or owing to the shrinkage in prices it requires less money to effect the same amount of exchanges.

**W**ALL STREET is full of stories of bull combinations to advance prices. Well, there ought to be some recovery, as the railroads are certainly doing well, but there is no chance for a "boom" this year.

**P**ACIFIC MAIL has been very strongly held during all the recent depressions. It was one of the few stocks that advanced. This is a case of great expectations.

**O**UR merchants are very busy, and West-bound traffic is unusually heavy, all of which will help the bulls if they try to put up the market temporarily.

The anxiety about crops before and during the harvest should carry its own lesson to the American people. Why should 55,000,000 of people, inhabiting a country potentially the wealthiest in the world, be forced to depend upon a wheat, corn, cotton, or any other crop for bare life. The country is just now, and has been for a month past, intensely interested in the corn crop. But would it not be better if as a nation we were independent of good or bad crops, as is England, France and other commercial and manufacturing communities. Now we are exposed, as are the savages, to the contingencies of weather, to excessive heat, drought, unusual moisture and untimely frost. But the manufacturer or merchant cares for none of these things. He represents the civilized man, who profits by the work of his hand, his trained senses, his artistic skill and taste. We have been trying to reach this latter condition by the aid of protective tariffs, and have measurably succeeded in building up great manufacturing industries. But we are confined to our own markets and are undersold by England and France in every part of the world. Though the most inventive, industrious and enterprising population in the world, we are cut off from every foreign market. The goal to be reached is pre-eminence on the ocean and in the manufacturing arts. All nations are poor which depend upon the raw products of the earth for a bare subsistence. Why should we compete with the miserable fellaheen in growing cotton, with the wretched mudjik of Russia or the half starved ryot of India in the production of grain? Let us rather aim for the higher prizes of the mercantile world and the manufacturing industries, now monopolized by western Europe. It is the banker, the merchant prince, and the great manufacturer who gather to themselves the wealth of the world, and not the tiller of the soil. Let us be rich manufacturers and traders, instead of poor producers.

### Something About Newspapers.

And now the *Herald* is down to two cents, a fact which may have an important influence upon the future of that journal. Advertisers generally prefer reasonably high-priced publications, upon the theory that the better class of business people take them—people, in short, who have the ability to purchase goods that are offered for sale. Papers like the *Daily News*, *Truth* and *Morning Journal* can never secure a large advertising support, for the reason that it is believed their circulation is confined to laborers, servants and other people of very limited means, whose patronage is confined to the small retail shops. In seeking a cheaper audience both the *Times* and *Herald* are imperiling their most profitable advertising patronage. Here is now an excellent chance for the *Tribune*, *Evening Post* and a higher-priced journal yet to be published, to break up the monopoly of advertising possessed by the *Herald* by offering insertions at cheaper rates. Forty cents a line is a preposterous price for advertising in a two-cent paper, and the *Herald* has now added another cent a word. The wise advertiser cares little for numbers; it is the quality and wealth of those who purchase that determines the medium in which he offers his wares for sale. It is known, for instance, that the *Journal of Commerce*, the *Commercial Bulletin*, the *Evening Post* and *Financial Chronicle* have comparatively small circulations, but advertisers deal with them liberally, as their subscribers are of the right kind for business purposes. Let the *Tribune* try the experiment of cheap advertising, avoiding all vulgar typographical displays, and it will soon make a heavy inroad upon the revenues of the two-cent *Herald*. The *Times*, *World* and *Herald* being now published for two cents naturally embarrasses the *Sun*, which cannot very well stand still, for the larger amount of matter given by its rivals will eventually place it at a disadvantage. It would lose caste were it to be reduced to one cent, and would cut off at least one-half its profits if it issued a double sheet at its present price. The *Sun*, however, is a kind of paper whose subscribers are not likely to desert it, and if Mr. Dana is wise he will double the size of his paper, raise the price to three cents, cut out all displayed advertisements, cease advocating Holman for President, and be somewhat less bitter in discussing national politics. New York wants a great deal better paper than any it has had for twenty years past, and the *Sun* is one of the few journals which could supply the need.

The *Herald* is likely to get into serious trouble with the newsmen; it allows them only a third of a cent on each paper, while the *Sun* allows half a cent and the *Times* the same amount. The *Herald* is so large a paper that it is difficult to handle, and the newsmen will naturally endeavor to sell the newspapers on which they make the largest profit for the least work. Out of town the dealers will sell the *Herald* for three and even five cents, but the local newsmen will refuse to vend the *Herald* in New York. This will reduce its local circulation and make it less desirable as an advertising sheet. The local dealers all say that the reduction in the price of the *Times* did not have much effect upon the *Herald*, *Tribune* or *Sun*. The papers that suffered the most were the *World*, the *Journal* and *Truth*. However, the cheapening of the papers will increase the aggregate number sold, as persons who heretofore bought one four-cent paper can now afford two or more one or two-cent papers.

### Concerning Men and Things.

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A mysterious murder is tolerably sure to imperil the lives of one or more innocent persons. The impatience of the public, the large rewards offered, the natural wish of the police to do themselves credit, leads to the possible entanglement of some suspected person. When Mrs. Hull was killed by a negro burglar in this city her husband was at once suspected. He had had trouble with his wife, and was in the house on the night of the murder, though in another room, and there were any number of suspicious circumstances to fix the crime upon him. One of the daily papers strung these together, which, with the aid of the police, would have put the unfortunate man on trial for his life, and possibly have succeeded in having him hung, for in such cases it is feared that unscrupulous policemen, to gain approbation and money reward, will deliberately manufacture evidence against a suspected person. Fortunately in Mrs. Hull's case a reporter discovered the real culprit. The murder of Rose Ambler seems to be another such case. The woman was of loose character, and she met her death in a very mysterious way. She was known to be with her lover before the discovery of her body, but although the evidence against him is nothing more than a suspicion, a clergyman has so far forgotten himself as to declare him the murderer from his pulpit. In such cases the public should distrust the stories of the reporters and the detectives, who are ingenious in the suggestion of theories and often unscrupulous in inventing facts incriminating the wrong man.

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William Swinton, the brother of John, the well-known radical, was a very brilliant war correspondent of the *Times* during the Civil War. Since then he has made a fortune in writing school books, all of them of very great merit. He is about to enter the field as the editor and publisher of a new story paper. It is to be handsomely printed and contain a large amount of reading matter, the price to be fifteen cents. The intention is to cater to the large audience which has been patronizing the cheap reprints of standard literature. The stories will be partly selected from foreign publications, but native talent will not be ignored. It is very doubtful if Mr. Swinton will succeed. The price is too high, and reprints from foreign publications have never had a large sale in this country. The fifteen and twenty cent editions of the works of the popular novelists secured a large sale because of the fame of the authors and through the fact that for the first time they were procurable at a very cheap rate. Then they cost the publishers nothing but paper and ink. But the original stories will cost Mr. Swinton something. His contributors will not enjoy the fame of George Eliot, Dickens and Thackeray, and the public have not been accustomed to pay fifteen cents for story papers published weekly. The rage just now is for cheap publications. There is a great deal of money



for some one who will publish a story paper for one dollar a year, after the model furnished by the *Family Journal* and similar publications in Great Britain.

\* \* \*

Our magazines are too literary. The *Century* is published to suit the taste of its contributors and editors rather than the general public. Fine art, after all, is for fine people, who are not over-numerous in this work-a-day world. *Harper's Monthly* is gotten up with more appreciation of the popular taste. The average American has no head above his eyes. He likes to be interested, amused and instructed, but he does not care to think, objects to being educated, and he will not patronize high art publications. It is, of course, of the average American I speak, not of the exceptional or cultivated one. The *Century* misses Dr. Holland, who, as an editor, knew instinctively what his countrymen required in the way of mental pabulum. The Harpers would do better if they confined themselves to American writers, as foreign reprint publications never yet secured large circulations.

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The wealthy gentlemen, patrons of the turf, are being replaced by a very different class of persons. The Belmonts, Astors, Sandfords, and others of that ilk, are giving way to butchers, book-makers, gamblers and even jockeys as runners and owners of horses. Horse-racing is becoming popular has become vulgarized. A couple of Brooklyn butchers own the largest stable and the fleetest and most powerful racers in the country. At the last Sheephead Bay meeting it was the Brighton Beach horses that won the great prizes, and several well-known gamblers have landed fortunes with animals openly owned and manipulated by them. The very names of the successful horses tell the story of the lower tone of the American race-track. "Barney Aaron," "Jim McGowan," "Decoy Duck," "Hickory Jim" are specimens of the new heroes of the turf, instead of the poetical and practical cognomens of the past. The racing now is subordinate to gambling. There are no longer any long races, as they consume time, which might be utilized by the pool-rooms and the book-makers. Hence short dashes and numerous races to the great deterioration of the stamina and breed of horses. The gamblers had, however, better make hay while the sun shines. They will soon kill horse-racing, as they have every sport which they have previously succeeded in controlling. An outsider now has no more show at Sheephead Bay than he has in Wall street. The betting crowd is gutted by the hippodroming gamblers. Judgment is at as great a disadvantage in the pool-room as in the purchase of railway securities. Horse-racing will not be as popular next year as it has this.

### Caught on the Wing.

As the writer passed down Broadway yesterday he met several gentlemen with whom he had hurried conversations. General Thomas Jordan told him that he had prepared a monogram on the gold question, which he thought he would read before the Union League Club. He believed a gold famine was upon us. The great prosperity of the last thirty years was due to the gold discoveries in California, Australia and elsewhere. Production was at a standstill in 1848 for want of this vital necessity of commerce. The golden flood came soon after and hence the magnificent growth of all the leading capitals of the world, including New York, but now the tide was reversed—the world was using up more gold than it produced. The new coinage alone was largely in excess of the production of the mines. General Jordan thought he could make that fact plain to the dulllest intelligence, even to the writers on such subjects in the New York press. He had no theories to propound; those who had usually twisted the facts to make them agree with their preconceived notions. We are in the midst of a gold famine, a fact he could prove by the most indisputable evidence.

Judge John Fitch next came along. He adhered to the opinion expressed in last week's RECORD AND GUIDE, that the market would advance if the Republicans carried Ohio, but he saw no boom ahead this year.

Mr. R. T. Salter, of the firm of Latham, Alexander & Co., expressed himself doubtful about cotton. Although the crop is injured and would fall far short of 6,000,000 bales, he would not advise the purchase of cotton. Prices rarely advanced during October, even in poor crop years. We carried over a larger surplus of cotton than was ever before known. The East Indian crop would be as large as usual, and there would be an increased supply from outside sources, especially from Egypt. There were more cotton goods unsold in all the markets of the world than was ever before known; hence he could not see much chance of an advancing market. These are also substantially the views of Mr. Elison of Liverpool.

### Morningside Improvements.

The new improvement on Morningside Park will be a very important one. The contract which has been given out is for regulating and grading the avenues bounding Morningside Park on the east from the north curb line of One Hundred and Tenth street to the northerly line of One Hundred and Twenty-third street, and provide tree spaces and plant shade trees and set curb stones and flag sidewalks therein, and to pave the roadway thereof with macadamized pavement and pave the gutters and intersections with trap block pavement and lay crosswalks of blue stone, and to regulate and grade One Hundred and Twenty-third street from the westerly line of Ninth avenue to the easterly line of Tenth avenue, and provide tree spaces and plant shade trees and set curb stones and flag sidewalks therein. From this summary it will be seen that the improvement is a very thorough one, as it even includes shade trees, paving, curbing, gutters and every thing to render the property in the neighborhood ready for immediate improvement. This work will all be finished by November, 1884. The work on the upper pathway is progressing rapidly, and is to be entirely completed by next summer. By the close of next year there fore there will be two new boulevard drives connecting the Central Park with Riverside Drive, via Morningside Park at One Hundred and Twenty-second street.

### Household Decorative Items.

—The latest nonsense in a decorative way is fitting windows with satin patch work to produce the effect of stained glass. The result, however, is astonishingly successful.

—Carved wood ornaments are being rapidly revived.

—A tasteful cover for the marble slab of the side-board is made of a strip of butcher's linen, just the width of the slab. It should be long enough to hang over at the ends eight or nine inches; embroider the ends with a branch of cherries, scattering through the centre bunches of the fruit.

—Among the artistic furnishings of Kimbel & Sons, of East Twentieth street, may be seen a library chair upholstered in black leather enamelled in brilliant colors; the design for the back is that of birds of brilliant plumage resting upon the bough of a tree brought out in gold; the seat has a branch of flowers in red and gold, with leaves in natural green shading. This firm has also just imported for decorative purposes a vast variety of magnificent palms.

—A fine display of "plastiques artistiques" can now be seen in the window of one of the most noted importers of *objets d'art*. It is capable of portraying very great expression. "The Two Thieves" ("Les deux Larrons") is one of the finest productions. The work comes from the hands of such artists as Palliole, Damé, Hebert, Tonton and others of equal fame.

—Umbrella stands made of birch bark in natural state, with lichens, mosses, and an occasional branch, has a peculiarly rustic effect.

—A very unique cordial set comes in the form of a duck, most effectually surrounded by her loving brood in the form of glasses. This may be seen at Wilhelm & Graef, of Twenty-sixth street and Broadway.

—A delicate table for holding an odd vase or picture has the standard formed of three oars tied together with a large bow of satin ribbon. The same design may be also found in ebony with the additional embellishment of an anchor and chain in brass suspended from the centre.

The whisk broom not being particularly ornamental though very essential, may be prettily secreted by having a panel covered with plush and embroidered with the Narcissus flower. At the side is placed a pocket into which the broom is placed.

—A cheap and very pretty lambrequin for a bedroom is made of odd pieces of worsted, knitted like a Roman stripe and finished with a fringe of corresponding colors. Fifty stitches will make a very good depth.

—Diamonds of French nainsook, thick and thin alternating, have a beautiful effect for shams. The whole finished with ruffling of like material.

—A peculiarly graceful bit of china for holding flowers is an imitation of a straw hat; one side is caught upon the branch of a tree, while on the other is fastened a bunch of tea roses in porcelain, the coloring and shading so perfect that they seem almost to emit fragrance.

—Beautiful castor sets are in cut-glass—two decanters are for vinegar and oil, square bottles for condiments. All are placed upon a cut-glass waiter. This may be seen at Davis, Collamore & Co.

—Birch-bark canoes, lined with tin and planted with ferns, or filled with cut-flowers and trailing vines, suspended from the chandelier, have a very pretty effect, in conjunction with other decorations, for evening entertainments.

—Shoe-horn paper cutters are in both light and dark woods, with loops of colored ribbon fastened through the hole at the end of the horn, is a novelty at Gorham's.

—Silk and wool mohair plush is to be found among the very recent importations for hangings and upholstery for the favorite divan.

—Very pretty purses are crocheted in colored silks, and passed through the handle is a gold ring for placing on the finger.

—Cabinets still gain in popularity, the variety and ease with which they may be elaborately beautified has won for them a place which they will long retain; the variety of styles they are made in is very great, each one possessing more or less attractive features, one noticed at Mathesius Bros., on Broadway and Forty-seventh street, is a shelf cabinet made of wood, covered first with sand, then gilded, giving thereby a frosted appearance; here and there are observed lizards, beetles and flies of metallic hues; the shelves are irregularly disposed and covered in sea-green, embossed in silk plush with a Japanese design of fish swimming in the water; at the back, between the intervening spaces of the shelves, is plainly drawn yellow silk, intermingled with gold threads and Japanese designs woven in red, blue and green.

—It really appears as if the sweet-voiced songsters were to be heard no more and the feathered tribe making a general exit, as one sees in every window birds of all size, shape and color. Dame Fashion not only calls loudly for them as hat adornments, but she now decrees in a measure that some of the species must be placed on her furniture, as, for instance, at Solomon's, on Union square, a very odd screen is displayed, worked up in plush and embroidery, forming a moon-light lake scene, on the banks of which stands a Stork in all its natural plumage, and as usual upon one leg; it is quite realistic.

—The well-known firm of Wilhelm & Graef have placed on exhibition two of the most wonderful specimens of wood carving and coloring ever brought to this country, two figures, entitled Diavolo and Diavolette each; and every delineation is perfect. The right hand of Diavolette, most wonderfully formed, the tips of the shoes, which are formed of devils heads, the bit of lace at the side of the skirt, in fact, every part will bear the closest scrutiny and diligent study, and nothing will be found wanting; they are pronounced by the well-known artist, J. H. Beard, as being the most startling and truly wonderful productions.

—Velours is the latest material used for embroidery.



**The Recent Novelties in Dwelling Houses.**

The new departure which has taken place in recent years in house architecture, finds an excellent example in the residences which have just been completed at Nos. 105 to 115 West Fifty-fifth street, near Sixth avenue, after the plans of James B. Lord. These houses are the property of Mr. C. T. Barney, an extensive owner of realty in this locality, who determined to build them in conformity with the advanced spirit of the times, in which effort he has been highly successful. They are all constructed on the same plan, each having four stories and basement, 16.8x65, and butler pantry extension. The first floor contains two large rooms, a spacious reception hall, capable of being used as a room also, and an entrance hall. On entering, a full and unobstructed view is obtained of the entire suite on this floor, at the end of which is a beautiful mirror, reflecting the rooms at the back, and giving an appearance of space and size, which is very pleasing, even if deceptive, to the eye. The arrangement of these rooms is similar to some of the best houses on Fifth avenue; they have folding doors, and for such an occasion as a reception, ball or evening party, can all be thrown open, thus affording communication from front to rear, an advantage not possessed by the old style of houses. A feature of these, as well as all the other rooms, are the fine mantelpieces of cabinet work, inlaid with tiles, containing room for *bric a brac*, and having plate glass mirrors. The floors throughout the first story are of hardwood. A pleasing effect is given in the rooms fronting on the street by a kind of small gallery above the hall, partitioned off with neatly worked railings, giving the room an idea of space which is quite unique. Ascending the first flight of stairs, and throwing a passing glance at the balusters of delicately-carved wood, the second floor is reached, containing two large bedrooms, with artistic mantelpieces, closet-rooms, and a bathroom. On the floor above are two bedrooms and an extra bathroom, with a spacious ventilating shaft opening out on the window. On the top floor is a large room and two small rooms for servants. Each house is excellently lighted and ventilated throughout, the plumbing is first-class, and modern conveniences are supplied. Indeed, all the arrangements denote that the owner, while not being lavish in expenditure, has had everything done in the best possible style. The exterior of the houses looks well, the first stories being of Belleville stone, and those above of brick and terra cotta. In constructing these dwellings Mr. Barney has met a long-felt want among that class which desires refinement as well as comfort, and his experiment is certain to meet with success. The proximity of the houses to Fifth avenue and the Central Park, as well as the future character of this locality, makes them highly eligible residences. They are now for sale at a very reasonable figure, and as will be seen from an announcement printed last week, the owner intends to build nine more, exactly opposite, all of which will be of similar design to those above described.

**Why Not Secularize St. Paul's Church.**

Editor RECORD AND GUIDE:

Why should not an agitation be commenced to make use of St. Paul's church and graveyard for secular purposes? Down town is becoming very much crowded, and land for secular uses is of enormous value. For building purposes the St. Paul property is worth at least \$1,500,000. So far as I can learn there is not an average attendance of fifty persons the year round.

It may be said, why not also sell Trinity Church property? But this I would be opposed to, as would all right thinking men. Trinity Church is architecturally a credit to New York. Its graveyard has many historical associations. Then there is room in it for the few distinguished dead who lie in St. Paul's Churchyard. Let old Trinity stand to teach a lesson to the "bulls" and "bears" that life is mortal, and money in the end but dust and ashes. Besides there is really a large attendance at Trinity Church, while St. Paul's is only a ghost of a church. Its vitality and usefulness as a meeting place for worshipping Christians has gone for ever. The tremendous activities of our city life demands this space for secular uses. With the \$1,500,000 this property would yield, the Trinity corporation could build the finest cathedral in the country up-town, or it could erect hospitals of inestimable value to the poor and needy, the sick and the unfortunate. The money buried in that graveyard is no good to man, and the keeping of a church in a place where it is not needed is a poor way of honoring the Deity. Why should not THE RECORD AND GUIDE urge upon the Trinity corporation the utilizing of the St. Paul's graveyard in the manner I have pointed out?

OLD CITIZEN.

The *Decorator and Furnisher* has passed recently into the hands of a stock company. This publication is a credit to American illustrated journalism. There is nothing finer issued in any capital in Europe. The articles are well written, and the diagrams and designs exceedingly well executed. This work ought to be on the table of every lady of taste and wealth in the country.

The commissioners for locating park or parks in the annexed district are now holding public meetings to hear suggestions. They are getting lots of good advice, which they will no doubt profit by. But two things are very clear, one is that there must be at least three parks, one on the sound, another on the North River, and a third on the Bronx River. Another is that the land for each must be secured soon, before values in the annexed district advance.

The full value of realty in this city is probably two thousand million dollars; Brooklyn real estate is much over four hundred million dollars, and Jersey City one hundred million. This is a big interest for a Real Estate Exchange to cater for, without counting all the rest of the country.

A plush Bigonia leaf in brilliant colors, with stem forming the handle, is one of the newest fan designs.

**Gold and Silver as Standards of Value.**

(Senator N. C. Hill in the *North American Review* for October.)

In the contest, which has been waged for a number of years, between the advocates of mono-metallism and bi-metallism, it has become apparent that the majority of the people of this country desire that silver as well as gold should be coined, at least to the limited extent provided for by the act of 1878. They desire it, not for the purpose of inflating the currency, nor for the purpose of benefiting certain sections of the country in which silver mining constitutes an important and profitable industry, as has been so often derisively charged by the mono-metallists, but for the broader and more equitable purpose of preserving uniformity in the value of metallic money, and more especially to prevent such a contraction of the total volume of money as would fatally depress prices, pervert the equity of contracts, ruin debtors and taxpayers, aggrandize money capital, and impoverish the masses of the people.

Justice to all classes of people—to the poor and the rich, to the laborer and the capitalist, to the debtor and the creditor—requires that we should so legislate as to preserve for money, as nearly as possible, a uniform value, or, in other words, a steady purchasing power. The money which the borrower should pay the lender, at the maturity of the debt, should be of the same value as that which was received when the debt was made.

Since the passage of the act of 1878 by the coinage of silver, the United States have added about \$150,000,000 to the metallic money of the country. That it has not thereby created an inflation of the currency, and that none is threatened, but that the volume of money is too small rather than too large, is shown by a tendency to falling prices.

The address of Mr. Goschen, April 8, 1883, before the London Institute of Bankers, upon the increase of the purchasing power of gold, or, in other words, upon the fall in the gold price of commodities, within ten years, has excited lively discussion in Europe and in this country. The criticisms upon his address have been varied and numerous; but none of his critics have denied his proposition that prices have fallen, or that Mr. Goschen is right in assigning, as one of the conspicuous causes of the fall, the increased demand for gold arising from the demonetization of silver by several countries. They have not, so far as I have observed, gone beyond the attempt to show that Mr. Goschen has somewhat overstated the new demand for gold, and that the other causes for a fall in prices are more numerous than he supposed them to be.

The *London Times*, which, upon the whole, does not regard the fall of prices as a thing to be deprecated, or as affording an occasion for measures to relieve the constriction of gold, says in its issue of May 7, 1883:

"Prices at the present day are, on the whole, lower than they were ten years ago. They are as low, or nearly as low, as they were in the old days before the great gold discoveries had been made. . . . It is certain, as Mr. Goschen says, that prices of commodities are affected by the changes in the volume of the circulating medium in which they are expressed. . . . Germany, Italy and the United States have, during the past ten years, been absorbing in their currency more gold than the available supply. They have taken between them not less than £200,000,000, and a large part of this has necessarily been obtained at the expense of the general stock. The result has been that, as the stock of gold has diminished, the price of gold has gone up; or, in other words, that the prices of commodities have fallen. It is impossible that so large a drain of gold can have failed to affect prices. Mr. Goschen must be admitted to have made out his case thus far. He has laid his finger on a cause, and it is demonstrably a *vera causa*, capable of the effect he assigns to it. But an examination of his figures will show that other causes have been concurrently at work."

It is difficult to compute the exact rise and fall of the general range of the prices of commodities, and persons desirous of ascertaining the truth may differ somewhat in the results at which they arrive. The method lately adopted by esteemed English authorities as affording the closest approximation to accuracy, is that of comparing the prices in different years of all the articles imported into and exported from Great Britain, in respect to which the Custom-house statements admit of tracing the relation between quantity and money valuation. This is true of about three-fourths of the whole mass of imports and exports. Considering the immense magnitude of British foreign commerce, and that it embraces almost everything that is bought and sold by mankind, either for consumption or as raw materials for manufactures, it would seem that the prices of commodities could not be more reliably ascertained.

The determination of the German government to adopt a single gold standard was announced by decrees in December, 1871, but during 1872 nothing was done beyond coining about \$100,000,000. It was in 1873 that the demonetization of silver, the melting of silver coins, and the sale of bullion, by the German government, actually began. The six following years were marked by a continuous and extraordinary fall in prices and depression of industry throughout the whole commercial world. There may have been other and contributory causes for this fall and depression; but it cannot be successfully controverted, and I believe it has never been denied by financial writers upon the subject, that among the principal causes was the silver demonetization of Germany, followed by a similar policy in Denmark, Sweden, Norway and the United States.

Since 1877 the *London Economist* has made semi annual and annual comparisons of the prices of imported and exported articles. In its issue of January 27, 1883, it exhibits the prices for each of the five calendar years ending with 1882. The starting point of its comparison is \$1,422,200,000 of imports and \$714,550,000 of exports in 1877. It then proceeds to show the changes in the aggregate money valuation of the same articles in each of the next five years, as compared with the immediately preceding year, which resulted from changes in price, and excluding the effect of changes in quantity.

From the figures of the *Economist* it appears that there was in 1880 an increase of \$105,450; but in each of the other four years a decrease as follows:

Years.	Decrease of Prices.	Years.	Decrease of Prices.
1878	\$135,250,000	1881	\$48,800,000
1879	113,300,000	1882	30,650,000

The comparisons of the *Economist* which cover articles dealt in by the British foreign trade, of the enormous value of \$2,137,750,000 in 1877, are the best attainable evidence of the fluctuation of prices throughout the commercial world. The year 1877 was itself the fourth year of a period of falling prices which commenced in 1873, the date of the German demonetization of silver.

When the agitation for a single metallic standard was commenced by Chevalier and others in 1855-6, immediately after the great out-turn of gold by California and Australia, the sole ground upon which it was based was the danger, if the world continued to use both the metals as money, of a depreciation of the money standard and of a hurtful inflation of prices; but now, in the presence of a large and continuing fall in prices, it has become apparent that the use of both the metals will be required, and may not even be adequate to prevent a monetary constriction, which will lower the value of all forms of property.

The rise of prices, commencing in this country in 1879 and a little later in Europe, proved to be only a temporary reaction, such as will occur in any general course of the markets, whether up or down. It was assisted undoubtedly by the resumption of silver coinage in this country, under the act of 1878, notwithstanding the hostile, halting and partial administration of that law.

That the fall in prices, during the last ten years, may be accounted for in part by the demonetization of silver does not admit of a doubt, but there are other conspicuous causes for the fall which have been generally overlooked by writers upon this subject. I refer to the large increase in the consumption of gold in the arts and manufactures and to the decrease in the production of the mines.

Soetheer, who has been the principal writer and statistician of the sup-



porters of the gold mono-metallic policy of Germany, printed two exhaustive essays in 1881, the first upon the world's production of gold during the fifty years ending with 1880, and the second upon the consumption of that metal in the arts during the same time in Europe, America and Australia, and exclusive of Asia and Africa. No living statistician enjoys a higher reputation for industry and care, and of course he cannot be suspected of a desire to underrate the annual supply of gold for monetary purposes, which is the excess of its production above its consumption in the arts. He gives the following table:

Decade ending with	Gold produced in the world.	Gold consumption in the arts in Europe, America, and Australia, exclusive of old materials used.
1840.....	\$134,915,820	\$119,629,100
1850.....	\$61,206,280	132,922,000
1860.....	1,341,182,290	186,090,800
1870.....	1,252,789,850	382,150,750
1880.....	1,131,880,830	556,092,070

During the decade ending with 1880 the average annual consumption of gold was \$55,609,207, but inasmuch as there has been a constant and large increase of consumption in recent years, the actual consumption must have been much greater at the end than at the beginning of the decade. We may fairly estimate that \$55,609,207 was the consumption of the middle year of the decade, and that the increase during the eight years that have since elapsed has been \$13,915,304. This is, of course, assuming that the annual increase of \$1,739,413, which is shown by comparing the decade ending with 1880 with the decade ending with 1870, has continued through the past eight years. There are many facts going to show that the increase for the past eight years has been more rapid.

If the figures of Soetbeer are correct, and they are generally admitted by statisticians on this subject to closely approximate correctness the annual consumption of gold in the arts in Europe, America and Australia is at the rate of \$69,524,511. In reaching these figures Soetbeer has made an allowance of from ten to twenty-five per cent. in the different countries, for gold obtained from old articles of ornamentation, which have been remanufactured.

In no country has the effort to ascertain the consumption of the precious metals in the arts, by government authority, been more thorough than in the United States. It was undertaken here for the first time by Mr. Burchard, director of the United States mint, and has been executed with creditable industry, care and skill. In addition to obtaining from the assay offices the delivery of gold to jewelers, he has received replies to thousands of letters addressed to persons engaged in all the arts in which the precious metals are used. His conclusion, as given in his last annual report, is that the gross consumption of gold in the United States during the fiscal year ending June 30, 1882, exceeded \$12,000,000. He says the statistics do not justify a larger deduction than ten per cent. for old jewelry and plate, in arriving at the net consumption of gold in the arts in that year, which therefore exceeded \$10,800,000 of new gold. This is \$1,827,765 more than the average annual net consumption of this country during the decade ending with 1880, as given in Soetbeer's tables.

The Director of our Mint, in his annual report for November, 1881, says: "From a review of the information published in this and preceding reports and other authorities, I estimate that, including the annual consumption in the United States of \$11,000,000 of gold and \$6,000,000 of silver, the annual consumption of the world in ornamentation, manufactures, and the arts is at least \$75,000,000 of gold and \$35,000,000 of silver."

To the consumption of gold in the arts in Europe, America and Australia is to be added the steady importation of that metal by British India, where it is not used as money, but is worked into ornaments by the native artisans. It is so common to speak of that country as an absorbent of silver, that we have overlooked the fact that it is also a large absorbent of gold. The official figures of its foreign trade show that, during the thirteen years ending with 1880, the average annual excess of Indian imports of gold over exports was \$16,018,330.

The importation of gold by India continues unabated, and may be expected to increase with the rapidly advancing wealth of that country. But taking it at the average rate for thirty years, we have the following results:

Annual gold consumption in Europe, Australia and America.....	\$69,524,511
In India.....	16,018,330
Total.....	\$85,542,841

The average annual gold production of the world, during the decade ending with 1880, was, according to Soetbeer's table, \$113,183,083; but, as it was at a declining rate, it was less in 1880. Soetbeer estimated it for that year at \$101,000,000, and Sir Hector Hay at \$95,000,000. The estimates of Mr. Burchard, Director of the United States Mint, are higher, being, for three calendar years, as follows:

1879.....	\$168,778,807
1880.....	106,436,786
1881.....	107,773,157

Wells, Fargo & Company estimate the production of the United States in 1882 at \$2,768,682 less than Mr. Burchard. The New York *Mining Record* insists that the world's production of gold in 1882 did not exceed \$90,000,000, the difference between the *Record* and other authorities being most marked in respect to the yield of the Russian mines. Without claiming exact correctness, the total gold yield of the world may be approximately stated at \$100,000,000. Of this total production of gold, the arts and manufactures swallow up fully five-sixths, and this consumption, being almost wholly for objects of luxury and display, must increase in about the ratio in which wealth increases.

The consumption of gold for other than monetary purposes in Europe, America and Australia has more than quadrupled in thirty years, and has quite trebled in twenty years. It is more than five times what it was half a century ago. The great mass of gold which has flowed from the mines has been absorbed in the same opulence and luxury of the times which have swallowed up the flood of gems, great in volume beyond any former precedent, from the diamond fields of South Africa, and increasing prices will be quite as likely to whet the appetite for both as to check it. Five-sixths of the current production of gold is absorbed in the arts and manufactures, in the western world and in British India. A part of the remaining sixth is lost in the wear of coins and by fires, shipwrecks and forgotten hoards. What is left to increase the stock of gold money in proportion to the increase of population, exchanges and wealth of the world? It is possible that the production of gold may increase. It is also possible that it may decrease, as it actually has been decreasing for many years; but there is no uncertainty about the consumption of gold, which is sure to grow *pari passu* with the growing opulence and luxury of the world. It has trebled within the past twenty years, and if it only doubles within the next twenty years it will exceed the production, even at the extreme rate which it attained when the California and Australia out-turn was at its highest point.

All the conditions have changed since the commencement of the agitation for a single metallic standard. There was then a greater production of gold, and a very much less consumption for other than monetary purpose, and it is not strange that many persons honestly believe that the steadiness of prices could be best secured by confining the functions of money to gold alone. But it is difficult to understand how it can now be believed, under the complete change of circumstances, that a perseverance in that policy can have any other result than a prostration in the prices of every species of property and in the wages of labor, and the serious injury of all indebted persons, classes and nations. Although the

disasters which are sure to follow from this policy will fall most heavily upon the debtor classes and creditors, and money capitalists may derive a temporary advantage, they cannot in the end escape a participation in the evil results. In a general wreck all must suffer, although in different degrees.

The conditions, it must be admitted, are modified where creditors and debtors do not live in the same country. The London *Economist* of April 21, 1883, closes its comments upon Mr. Goschen's address by saying:

"There is some consolation to us in the fact to which he directs special attention: that any increase in the purchasing power of gold is a benefit to creditors. Nearly every nation on the face of the earth is indebted to us, and the result of an appreciation of gold is, that we obtain a larger quantity of their commodities in settlement of our claims."

This view of the *Economist* is one of the explanations of the support given to gold mono-metallism by classes which are powerful and perhaps dominant in some other countries of western Europe besides Great Britain. It shows how idle the suggestion is, that we can force the English and similarly situated nations into bi-metallism by again demonetizing silver ourselves, and thereby precipitating a still further decline in prices. Such a decline is precisely the object which, as international creditors, they desire. We know by an experience too fresh to be forgotten, that when the depression of 1878-9 was at its worst, the adherence of the governing classes in England and Germany to a gold standard only became more determined and aggressive.

It is not by co-operating with them, but by resisting and defeating their scheme of dislodging silver from its immemorial place as one of the money metals of the world that we shall compel them to abandon it. The present and prospective position of the United States is so strong, and silver is now the favorite currency of so large a part of mankind, that gold cannot be made the exclusive money of the world without our consent. In 1900 we shall have more population and more wealth than Great Britain and Germany combined. We have only to remain firm in our present position. Europeans are too dependent upon foreign trade, and have too much fear of the United States as a commercial rival, to persevere in a gold policy which would tend to isolate them if we refuse to join them in it. We cannot bring upon them the coercive power of low prices without submitting ourselves to the same prices and to all the ruinous consequences which they entail. The success of that species of coercion is, to say the least, too doubtful to justify the enormous sacrifices on our own part which a trial of it must involve.

## Real Estate Department.

The season has scarcely opened, and while there is more doing than at this time last year, the volume of transactions is not large. Prices, however, are well maintained and at present it does not seem likely that any large amounts of property will be forced upon the market. One of the firms which became bankrupt last week has large real estate assets, but even if it should be decided to offer them on the market, they will not be in a condition to sell before next spring. Brokers express great surprise at the strength of the renting market, there being very few houses suitable for private dwellings that are untenanted. There is, moreover, every evidence that the population of the city is steadily increasing. Really good apartment houses are filled up and vacant suites of rooms, of which it must be confessed there are a good many, are generally in undesirable houses or neighborhoods. Long-headed real estate investors think it is time to cry halt in the erection of great apartment or office buildings, the supply being greater than the demand.

There was not much doing at the Exchange during the past week. Such sales as there were commanded as good prices as should have been expected and the attendance was quite good. Next week the selling will commence.

There have been some remarkably large transactions in city real estate during the past week, as will be seen by reference to our gossip column.

The official list of conveyances this week, compared with the corresponding week of last year, makes a very good showing; but then one transaction swells the amount paid out over one million dollars. The large increase in the mortgage obligations is due to the issue of \$12,000,000 terminal bonds by the West Shore Road. But, on the whole, the figures show a larger business than last year. Here is the table:

	CONVEYANCES.	
	1882. Sept. 22 to 28, inclusive.	1883. Sept. 21 to 27, inclusive.
Number.....	118	113
Amount involved.....	\$2,088,754	\$3,404,482
Number nominal.....	32	48
Number of 23d and 24th Wards.....	14	29
Amount involved.....	\$10,875	\$271,965
Number nominal.....	8	4
MORTGAGES.		
Number.....	123	146
Amount involved.....	\$1,321,325	\$14,262,541
No. at 5 per cent.....	36	43
Amount involved.....	\$457,510	\$545,384
No. to Banks, Trust and Insurance Companies.....	20	24
Amount involved.....	\$398,000	\$13,254,000

On Thursday, October 4th, Richard V. Harnett will sell the estate of Francis Gallagher, which comprises the brick house 25½ Sheriff street, the southeast corner of Rivington and Sheriff streets, and the leasehold property No. 61 Columbia street. This is very desirable property for investors.

## Gossip of the Week.

Paul P. Todd has sold for Moss S. Phillips, to James D. Fish, the four-story stone front office building, No. 38 Broad street, 20.2x97.7x24.9x94.10, and the two five-story brick office buildings, Nos. 34 and 36 New street, each having a frontage of 31 feet and 2 inches on New street, and being about 51.11 feet deep, for \$350,000. These buildings are said to rent for \$35,000 a year. Mr. Todd has also sold for James D. Fish to Moss S. Phillips a plot of lots on the southeast corner of Boulevard and Sixty second street, size 116.2x146.8x100.5x85.3, for \$135,000, and the four-story brick and stone dwelling No. 90 Pierrepont street, Brooklyn, size 32 x about 80x102, for \$60,000.

S. M. Hamilton has sold the four-story brick and stone dwelling, No. 2 East Sixty-seventh street, size, 30x100.5, for \$150,000, to Wallace C. Andrews, of No. 22 Cortlandt street.

Messrs. A. H. Muller & Son have sold for the executors of E. D. Morgan, the four-story stone front dwelling, No. 18 East Thirty-eighth street, size, 25x60x98.9, for \$45,000, to Dr. J. R. Leaming, of 160 West Twenty-third street.



The four-story stone front dwelling No. 15 East Eighty-third street, size 18x71x102.2, has been sold by John Murphy to D. C. Hays, of 34 Wall street, for \$43,000.

John H. Deane has sold four lots, 100x100.5, on the north side of Fifty-seventh street, 125 feet east of Seventh avenue, for about \$100,000, to D. & J. Jardine. It is reported that the Messrs. Jardine will improve the lots by erecting five first-class dwellings under orders from different persons.

John Sullivan has sold the three-story and basement brown stone private dwelling, 16.8x45x100, No. 104 East Ninety-second street, to Randolph Guggenheimer and S. Marks for \$16,000.

Ch. Volzing has sold for Andrew J. Kerwin the three five-story brick and stone tenements, each 27x73x100.5, on Fifty-ninth street, commencing 125.6 west of Avenue A, for \$60,000, to Mrs. Cornelia K. Mylius.

Messrs. McCafferty & Buckley have sold the four-story stone front dwelling, No. 143 East Sixtieth street, for \$18,500, to Wm. Leckerling.

S. M. Blakely has sold for Dr. H. N. Dodge the three-story stone front dwelling, 20x100.5, No. 60 West Forty-fifth street, for \$26,000.

R. Bohm reports the following sales: The residence of Emil Gabler, No. 241 East Eighty-fourth street, to Jacob Rosner, for \$11,500; 185 Chrystie street, five-story front and five-story double rear house, to Em. L. Naumann, for \$19,700; Nos. 1085 and 1087 First avenue, two five-story double tenement houses for Julia Bohm to Dr. Julius Adolph Hermann von Natzmer, for \$33,000; No. 99 Stanton street, four-story and basement house for C. H. Sternkopf, to Fritz Jenner, for \$14,750; 648 Water street, two-story and basement front and rear house for Julia Bohm to August Hopfensack, for \$4,000.

Thomas & Eckerson have sold the four-story brick dwelling, No. 318 West Forty-sixth street, 25x50x100, for John Hayes, of Brooklyn, for \$6,500.

Francis Crawford has sold the three-story and basement brown stone private dwelling, 20x42x63, No. 1058 Second avenue, for Mrs. E. Murphy to Charles Broglie, for \$10,100 cash. Mr. Broglie is on a visit to New York, and has his business, it may be noted, at Honolulu, Sandwich Islands, where he will shortly return. He has purchased the property for investment.

William Noble has sold four lots on the south side of Sixty-ninth street, 200 west of Eleventh avenue, and three lots on north side of Sixty-eighth street, 125 west of Eleventh avenue, to Charles A. Fuller, for \$4,000 each. It is reported that Mr. Fuller intends to improve these lots by the erection of several flats.

Messrs. Butler, Matheson & Co. have sold for Mr. Ryan the four-story brick dwelling, No. 64 Second avenue, size, 20.6x84, on private terms, and a four-story stone front dwelling, size, 26x93.9, on Twenty-fifth street, between Broadway and Sixth avenue, for \$55,000.

Joseph Hellman, of No. 54 Bleecker street, has purchased the three-story stone front dwelling, No. 1083 Lexington avenue, between Seventy-sixth and Seventy-seventh streets, for \$16,000.

George Wolfe has sold the three-story frame house, No. 409 East Seventy-fifth street, size, 20x102.2, to Adam Spärzel, for \$4,120, and has refused an offer of \$12,000 made for the four-story brick store, No. 781 Broadway (leasehold).

Benner & Zeller reported to us that they had purchased the brown stone apartment houses, Nos. 327 and 329 East Seventy-second street, for \$57,750. According to the official record, however, the price paid to M. Kahn was \$49,980.

The receiver of taxes gives notice that the books for taxes on real estate, personal property and bank stock for the year 1883 will be opened for payment on Monday, October 1st.

### Brooklyn.

Wm. F. Corwith has sold the three-story and basement brick dwelling, No. 714 Leonard street, for the Estate of T. J. Thomas, to Henry F. Siebold, for \$4,600.

Edwin C. Litchfield, who has for years refused to pay the taxes upon his property, on Saturday last paid to the Registrar of Arrears \$63,680.09 arrears upon property in the Twenty-second ward.

Notice is given that application will be made to one of the justices of the Supreme Court on Friday, October 26, for the appointment of Commissioners of Estimate and Assessment in the matter relative to the opening of One Hundred and Sixth street, between the Boulevard and Riverside avenue, and One Hundred and Seventh, One Hundred and Eighth and One Hundred and Ninth streets, between Eighth and Riverside avenues.

The Commissioners of Estimate and Assessment have completed their work in the matter of the opening of Beekman place from Forty-ninth to Fifty-first street. Their report is on file for examination at the Department of Public Works, and all objections thereto must be made in writing at the office of the Commissioners, Nansfield Compton, Bernard Smyth and William F. Smith, at No. 73 William street, on or before November 5.

The United States Building Co., and the New York Building Co., have just been incorporated, each with a capital of \$200,000, in \$5 shares. The trustees in both instances are Messrs. D. Fox, G. R. Shearman, J. O. Shumway, D. F. Clark, Wm. M. Hill, L. K. McKinney, Wm. A. Donnell, R. L. Donnell and J. R. Skinner. The object of the two companies is to buy, hold, rent and sell real estate, to improve, refit, rebuild and remodel buildings into tenements, flats, offices, &c., on their own property and other property of the company, if the company can be properly secured by first mortgage, and to hold real and personal estate.

### Contractors' Notes.

Bids will be received by the Commissioner of Public Works until Thursday October 4, 1883, for the following work: Sewers in Chatham street, between New York and Brooklyn Bridge and Frankfort street, with alter-

tations and improvement to sewer in Frankfort street, between Chatham and William streets, 128th, 134th and 135th streets, between 8th and St. Nicholas avenues. Regulating, grading, etc., 141st street, between west curb 7th avenue and east curb 8th av. Setting curb stones and flagging sidewalks, four feet wide, on 175th street, from 10th av to Kingsbridge road, and paving Division street, between Bowery and Norfolk streets.

### Out Among the Builders.

E. D. Stebbins has the plans completed for a four-story tenement, 27x52 and extension 25x23, to be erected on the northeast corner of One Hundred and Ninth street and Fourth avenue, for John Hickey.

Wm. Graul has the plans in hand for a five-story tenement, 28x58, to be erected on the southwest corner of Seventh street and Avenue B; also for a five-story tenement, 29.9x52, to be built on the west side of Avenue B, 28 feet south of Seventh street. The owners in both cases are Sarah Ellen Bassford and Edward Henry Hanigan.

R. Rosenstock shortly proposes to erect a five-story brick and terra cotta private dwelling, 25x78, on the south side of One Hundred and Nineteenth street, 115 feet east of Fourth avenue. Mr. Rosenstock is owner and architect, and will spend some \$13,000 in its erection.

Geo. B. Pelham has the plans under way for a three-story and brick silk factory, 24x80, on the northeast corner of Eleventh avenue and Thirty-seventh street, for Robert Steinhardt, to cost about \$10,000.

Mr. Totten proposes to erect, at No. 124 Christopher street, towards the end of the fall, a 25.6x70 five-story brick (stone trimmed) double apartment house, at a cost of about \$13,000. This is in addition to those, the plans for which were filed this week.

William Farmer has the preliminary sketches under way for a gas retort house, 200x75, to be erected on Jersey street, Newark, N. J., for the Newark Gas Light Company. It will be of brick and iron, and 50 feet high; cost, about \$150,000.

An emphatic denial was at once given by William Noble to the rumors of his failure for \$3,000,000, circulated by the papers this week. His manager told a representative of THE RECORD and GUIDE that he was now in a better position than ever to meet his engagements; besides, the very sum mentioned was so large as to make the announcement ridiculous.

Isabella V., wife of John Hogan, is about to erect a five-story brick tenement, 20x65, at 79 Washington street. The brick building on the same site to make way for the new structure is now nearly demolished.

Martin Haupt and John Schmitt shortly propose to erect two five-story brick double tenements, 25x75, at Nos. 450 and 452 West Thirty-fifth street. Architect, Jobst Hoffman.

Julius Boekell has the plans in hand for the erection of a five-story brick tenement house, 25x65 and extension 20x15, at No. 67 Columbia street, for F. M. Weiler, who is building a five-story brick tenement adjoining on the corner.

Andrew Kelly is about to build four five-story flats, 28x80 each, on the north side of Sixty-ninth street, 240 feet east of Third avenue.

### Brooklyn.

Th. Engelhardt has plans in hand for a three-story frame flat, 25x48, to be erected on the south side of Park av, 75 feet east of Sumner avenue, for Henry Legenhausen, at a cost of \$4,500; also a three-story frame flat, 25x60, on the southeast corner of Broadway and Suydam street, at a cost of about \$6,500, for Fr. Herr; also three three-story frame dwellings, each 20.6x45, on Adams st, north side, near Evergreen avenue, for George Loeffler, at a cost of \$4,000 each.

John E. Dwyer is engaged on plans for three three-story frame (brick basement) dwellings, to be erected on the northeast corner of Greene and Bushwick avenues; the corner flat with store will be 20x40, and cost \$4,000, the other two will be each 15x40, and cost \$3,500 each.

Amzi Hill is drawing plans for four two-story frame (brick basement) dwellings, each 16.4x34, to be erected on the southwest corner of Herkimer street and Suydam place, for Mr. Jarvis.

Carl F. Eisenach has the plans for a four-story brick store and flat, 21x46, to be erected at No. 29 Boerum place, for Sarah Brien.

C. L. Johnson has plans in hand for a three-story brick factory, 110 x44, to be erected on the south side of Seigel street, between Bushwick avenue and Waterbury street; builder, Ulrich Maurer.

### Special Notices.

A large and general assortment of timber and lumber for builders, carpenters and the trade generally is to be obtained at the lumber yards of Joseph W. Duryee, foot of Thirty-fifth street, East River (telephone 432 Thirty-ninth street) and 258 Cherry street (telephone 408 Nassau). Spruce, white and yellow pine, and all kinds of hardwood are kept in stock in the above yards, where timber and lumber can be cut to order at short notice. Mr. Duryee has been in this business for forty years, and is one of the oldest lumber dealers in the city.

The attention of builders, architects and others is called to the advertisement in another column of David Pettit & Co., of Nos 1126 to 1132 Ridge avenue, Philadelphia, Penn. This firm has done the ornamental iron work of the Baptist Church at the corner of Sixth avenue and Lincoln place, Brooklyn, N. Y.; also at the London Terrace, Twenty-third street and Tenth avenue, and at One Hundred and Fifty-second street and St. Nicholas avenue, New York City. They make a specialty of iron railings, and all kinds of ornamental work will be estimated for on application by mail to Messrs. Pettitt & Co., Ornamental Iron Works, at the above address.

William Gussow & Son have just commenced business as real estate and house agents at 160 East Forty-ninth street, corner Third avenue. They have been in business in city for a number of years, and are now prepared to take entire charge of estates and transact all kinds of business in realty. Communications addressed to them at the above address, either personally or by mail, will receive their prompt and careful attention.



## BUILDING MATERIAL MARKET.

**BRICKS.**—Common Hards have continued on the upward turn, and we again find prices marked up about 50c per M, with a retention of the strong tone of the advance. As noted last week consumption shows no signs of actual increase, and on one or two important jobs about all the supply required is in hand, but buyers have been on the market for everything immediately available, and created sufficient competition to give sellers the advantage above noted. Low tides at the points of shipment have assisted somewhat in the movement to hold back supplies, and manufacturers assert that as the production is to be virtually suspended with the close of this month they will be in better position than ever to control the supply. Upon this point, apparently the immediate future of the market hinges, and many of the trade are a little anxious over the test. If the compact between the brick-makers is as general and as binding as has been given out, the chances are of course in their favor temporarily at least, but there seems to be an inclination to doubt the solidity of the combination and a belief that little danger of an actual scarcity of bricks is to be apprehended. Indeed, some operators claim that enough makers who failed to sign the agreement can be found who will give a supply fully equal to the exhaustive capacity of our market, and there is also an idea current that some manufacturers who reluctantly went into the combination will be ready to cut loose on the first respectable excuse to do so. It is also known that quite a number of contracts have already been made at \$7.00 @7.50 per M for delivery next month, indicating that sellers are not looking for much further advance of a permanent character. As we write the valuation placed upon average stock is at \$7.00 @7.25 per M for "Up Rivers," with Haverstraws at \$7.50 @7.75, and on both grades special sales have been made 12½ @25c per M higher, while of Pales the supply has sold out readily and commanded \$4.00 up to \$4.25 per M for the best. Fronts firm and a very good demand on all grades is reported. Among the *bona fide* dealers and manufacturers the speculative element is still entirely ignored and many do not even know at what rates the "paper" transactions have been carried on. Indeed, the contract for future business appears to be confined entirely to a class of operators who probably hardly know what a brick is, such as are carried in hods, and the effect upon the regular market thus far is simply nil.

**LATH.**—Without an effort sellers have retained all the advantage and still further addition to price has been made, bringing cost up to a remarkably high figure, though just at the moment there is a little uncertainty as to what is the exact operating basis. Early in the week a sale of a quarter million was made at \$4 per M, but since then we know of business where one of our keenest operators has accepted \$3.50 per M, and intimates that he does not propose to ask much more at the moment. The idea is that customers have already been crowded severely, and that an overstrain may have an unfavorable result. This, however, is a minority report, while the majority takes radically different ground. Not only is \$4 per M claimed as rather an inside rate, but the possibilities of a very material further addition are suggested. It is asserted that dealers are not only largely sold up close, owing to the hand-to-mouth policy they have shown in buying stocks, but that they are hungry for additions, and will be ready to snap them up as soon as offered, in order to satisfy the clamorous of consumers whose wants are increasing rather than diminishing. The question is where are the supplies to come from. If all accounts be true the East, for want of rains, is making no production calculated to afford relief, and parties who have been "looking around" at other points find nothing likely to come forward and make good deficiencies from regular sources of supply. From the latter basis, therefore, it is very simple to draw the deduction that buyers must pay the rates asked or go without stock.

**LIME.**—No change reported on the general conditions of the market. The supply has been somewhat irregular, but in all cases found the demand awaiting arrivals, and buyers quite willing to pay former rates for both grades. Finishing lime, however, is best sustained, and the probabilities of an addition to cost are not considered as very remote. State lime is selling well also and remains quite steady.

**LUMBER.**—Complaints and expressions of dissatisfaction are still by no means uncommon features, but they appear to be finding more of balance, and a great many operators are taking a comparatively hopeful view of the outlook. Nothing of a speculative character is predicted, but it is expected that from the trade and the larger consumers who generally purchase direct from first hands, the call will expand into larger proportions without much delay as a further stand off is not likely to have any great influence upon values. Everything seems to have "cry rotted" in price to the lowest possible notch and while the reaction may not amount to anything of magnitude both the manufacturers and middlemen manifest a disposition to refuse negotiations unless they can do as well or somewhat better than for a month or so past. Furthermore, it is claimed that even on the basis of positive and natural wants a great deal of stuff is required as notwithstanding the continued reports of dull trade all the season actual consumption and shipment have together really exhausted a great deal of lumber and prevented as liberal an accumulation as many suppose, more especially of really fine and attractive goods. From primary sources the advices appear to indicate that eastern manufacturers are the most indifferent, but considerable strength shown in the interior, and as recently noted the supplies from the South likely to be cut down by the closing of many mills through want of margin at the rates to be obtained on their product.

Eastern Spruce "is all right," remarked a receiver, and that appears to about cover the situation. It would probably be a somewhat difficult matter to go out upon the market with an open display of stock, and find customers glad to get so much as might be apportioned to them, after the style of doing business in former seasons, but so long as cargoes do not bunch up and come to hand in a fleet the sellers seem likely to retain advantage. Indeed, for anything of standard quality the demand is direct and positive and frequently in excess of the randoms immediately available, while customers are becoming more clamorous for decisions on the specifications for specials they are tendering. In regard to the latter, manufacturers appear quite indifferent and will not contract except at rates showing a clear margin, and this means a cost here fully up to or in excess of figures for

some time noted. In fact, there has been no slight decline for weeks, the general range standing at \$12.50 @16.50 as to quality, with very poor occasionally shading the inside figure, and extra difficult cuts exceeding the outside quotation.

White Pine receives a few slighting remarks occasionally, but taken all in all the market might be in much worse position than it is, and many of the trade look upon matters with quite a hopeful feeling, that most of the chances now favor an improvement. Considerable keen competition prevails over both the home and the export trade, and this keeps a balance in buyer's favor likely to prevent any immediate sharp upward turn, but former cost is quite generally insisted upon, and business appears to be swelling out into rather larger proportions. Advices from primary sources are encouraging to holders of stocks at tide water, as the cost of transportation is on the increase. We quote at \$17 @20 for West India shipping boards, \$23 @29 for South America do.; \$16 @18 for box boards and \$18.50 to \$19 for extra do.

Yellow Pine continues the last resort of operators anxious to present the extreme "bear" side of the market, and certainly does show many of the old disagreeable and discouraging features. Matters, however, are apparently gradually but surely working toward a better form, and the hope is strong that the worst of this "worst" season has passed. Many manufacturers, both large and small, have suffered, and supposed severely too, in certain cases, nor have our local dealers, wholesale and retail, entirely escaped, but the feeling seems to be that the adjustment of supply to demand is taking healthier form and will soon have its influence. Consumers do not appear to complain much when the prospect of an advance is suggested, as they have been buying at remarkably low rates for a long time past, car builders, etc., in particular. One or two f. o. b. orders have lately been filled, but, as a rule, this business is unimportant. The range of quotations may still be placed at \$18 @22 per M, according to quality.

Hardwoods have a good enough market when choice or fancy in quality, and stock of this kind will command corresponding rates. It is, however, as hard as ever to dispose of medium and inferior stuff, and the seller does not have much to say about fixing the price. Export orders continue fair, especially for choice walnut. We quote at wholesale rates by car-load about as follows: Walnut, \$70 @120 per M; ash, \$33 @40 do.; oak, \$30 @40 do.; maple, \$20 @32.50 do.; chestnut, \$25 @35 do.; cherry, \$40 @70 do.; whitewood ¼ and ½ inch, \$25 @30 do., and do. inch, \$33 @40; hickory, \$40 @60 do.

Recent freight engagements show: From St. John, N. B., to Europe, deals at 60s @65s per standard; from New York to West Indies, \$0 @15 per M steam, and \$4.50 @6.00 sail; to Central and South America, \$7.50 @16 do.; to New York from Provinces, \$3.00 @3.50; from Maine, \$2.00 @2.25, and from the South, \$6.25 @8.50 @9.25 per M.

## GENERAL LUMBER NOTES.

## THE STATE.

The following is the *Argus*' report of the Albany lumber market:

[FOR THE WEEK ENDING SEPT. 25, 1888.]

With a large attendance of buyers the sales of the week have been better, and the tone of the market is towards an advance in prices. Lake and canal freights have an upward tendency, and at Ottawa boats are scarce. Reports from Michigan show a light stock of the better qualities of pine, with a good demand, while coarse lots have but little sale and are in large supply. Judicious buyers will lay in their winter stock early. The want of water is still felt in Northern New York. Continuous and copious rains are needed to give the usual supply of spruce and hemlock. At present the stock is light, though a fair assortment is kept up by receipts from the North and from the Black River region. Hardwoods, though not in large stock, are kept in fair supply by continuous receipts by water and rail, and are in good demand. Shingles are in fair demand, and the stock on hand is not over-large. Lath are in low supply and are advancing in price.

The receipts of lumber at tide-water during the week and from the opening of navigation, to and including the 14th day of September, 1888, are as follows:

	For the week.	From May 7.
Albany.....	13,398,000 ft.	305,117,000 ft.
West Troy.....	7,217,000 ft.	131,087,000 ft.
Waterford.....	1,612,000 ft.	87,645,000 ft.
Totals.....	22,177,000 ft.	523,849,000 ft.

## THE WEST.

The Chicago *Northwestern Lumberman* as follows:

The activity and strength noticed as beginning week before last, and really pronounced last week, was fully maintained until about Tuesday of the present week, when the market manifested a little weariness under the intense labor it had performed, and slowed a little, though prices remained steadfast and firm. The gain of 25 cents a thousand on piece stuff that was claimed last week is now sufficiently established, so that the \$9 figure can safely be advanced to \$9.25, though it may have to be dropped again next week, that contingency depending on the weather and the feeling in the yards, to some degree.

It is a rather remarkable circumstance that this market is devouring lumber to voraciously, when the existing condition of yard trade is considered. Not that it is intimated that the volume of demand for distribution is not fairly large, for that would not be true. When we speak of the existing condition as unfavorable to yard trade, we mean that prices are so demoralized, and margins so thin and uncertain, that the rate at which wholesale dealers are stocking up is really something to be wondered at.

Quotations are as follows:

Short dimension, green.....	\$9 25 @ 9 75
Long dimension, green.....	10 00 @11 00
Boards and strips—No. 2.....	10 50 @12 50
Boards and strips—Medium.....	13 00 @16 00
Boards and strips—No. 1.....	16 00 @21 00

Of Hardwoods the arrivals continue in considerable volume. Indeed, there seems to have been something of a rush for the last few days. Arrivals of maple flooring by lake have attracted some attention. That which comes to all contracts is of good quality, but cargoes on sale seem to be poor, showing, as some dealers think, that we are getting the clearing up of the season's operations at the mills. On the extent and character of the receipts, both by lake and rail, some gentlemen base the prediction that accumulations in the country are being worked off, and that some fine morning dealers here, having large and well

assorted stocks, will find themselves richer than they thought. They say that the reduced output of this season's work at the mills should be felt by this time. Others however scout the idea and say that when there are half a dozen men in one morning, wanting to sell hardwood lumber, and when requests for offers come from as far away as West Virginia, they must conclude that there is still plenty of lumber in the country. The reader can take his choice. The only fact that is very patent is that the trade is almost absolutely featureless.

A correspondent of the *Lumberman* furnishes the following figures:

The quantity of timber measured at Quebec to September 14 compares very favorably with that of 1881 and 1882, as shown in the following statement:

	1881.	1882.	1883.
Waney white pine, cu. ft.	1,799,707	1,933,078	2,222,271
Square white pine, " "	4,623,948	6,524,214	4,829,897
Square red pine, " "	1,374,514	1,118,538	850,826
Square oak, " "	2,225,068	1,003,949	1,428,630
Square elm, " "	934,505	563,822	302,526
Square ash, " "	359,501	211,904	222,108
Square basswood, " "	3,356	1,273	2,244
Square butternut, " "	1,574	2,585	1,028
Square tamarack, " "	22,728	8,234	5,186
Sq'e birch & maple, " "	140,438	263,812	188,766

The latest sales reported are one of timber said to be 70 feet average at 38 cents, and some of 45 feet at 19½ cents.

The prospects just now are so bad that it is generally supposed that the cut of square timber during coming winter will be 25 per cent. less than last year, while saw logs will be reduced by about 20 per cent.

LUMBERMAN AND MANUFACTURER,  
MINNEAPOLIS, MINN. }

The low stage of water on the western streams is most seriously interfering with the lumber makers and log handlers on the Chippewa, Black, Wisconsin and upper Mississippi River. Many mills have been compelled to shut down for want of logs or water. Should the dry weather continue it will make, possibly, 150,000,000 feet difference in the cut.

There is little news in the lumber world, Wisconsin is unloading into northern Iowa, to the detriment of Dubuque, at low figures; beyond this there is no change in the situation. The situation at Chicago grows more and more cheerful. The first three days of this week has brought 25 cents advance on short piece stuff. Yard rates steady and orders plenty. St. Louis is bothered by low water a good deal more than she is by Chicago. Davenport reports trade picking up. Eau Claire is piling rather than shipping but gets some trade out of the new Milwaukee line.

Minneapolis is groaning over a prospective log famine with many of her mills shut down and lumber owners getting stiff on prices in view of the prospective shortage in the cut here.

The *Lumberman's Gazette*, Bay City, Mich., September 26, 1888, as follows:

The following sales have come to the surface since the last issue of the *Gazette*, which are indicative of the actual state of the market as noted above. W. F. Whitney to Buffalo parties 650,000 feet at \$9, \$18 and \$38. Saginaw parties to dealers in Hornellsville, N. Y., 500,000 feet at \$10, \$20 and \$38; Bay City parties to Albany, N. Y., dealers 2,000,000 feet at private terms; also 500,000 feet at \$10, \$20 and \$38, and 400,000 feet at \$8.75, \$17.50 and \$35; Mesher & Fisher, of West Bay City, to Gloversville, N. Y., parties, 300,000 feet at \$10, \$20 and \$40; Dolsen & Chapin, of Bay City, to Cleveland parties, 620,000 feet at \$8.25, \$16.50 and \$36; A. T. Bliss & Bro., of Saginaw, 400,000 feet to Detroit parties, at \$10, \$20 and \$40; also 500,000 feet of coarse box at \$9.75; also 400,000 inch boards at \$8, \$15.50 and \$36; 150,000 feet of Norway strips at \$7, and 100,000 feet of Norway sides at \$9.50; also 1,000,000 lath to Ohio parties at \$1.90, a sale of 1,000,000 feet of coarse stock is also reported at \$9.75. It will be observed from the above that very few sales of coarse stock are reported probably for two reasons—first, it is very little sought after, and second, manufacturers show an indisposition to report anything which indicates an actual decline, however slight it may be.

## ENGLAND.

The *Timber Trade's Journal* furnishes the following:

## LIVERPOOL.

There is no change in the tone of the reports of trade from the great centres of business in this locality, as all still continue to convey a deeply felt state of depression which may take some time before relief is felt. All the great manufacturing districts are evidently embarrassed with an overplus of manufactured goods, and the probability of having large supplies of the raw material to come forward. This is evidently the case with the timber trade here, as the imports continue to be far beyond the demands upon it, and the stocks on hand are increasing to a large extent.

At the same time the consumption during the past few weeks has been large, although a large proportion of this has been due in a great measure either to forced sales, such as auction sales, and to large orders for public bodies who come upon the market for their semi-annual requirements at this time of year. The consumption, however, large as it has been in comparison with that of the corresponding month of last year, that is of August, has had no effect towards hardening prices, nor is it likely that any advance will be made unless there is a considerable curtailment in the fall shipments. In fact, it is possible, or even more, it is probable, that quotation may yet see a lower point if consignments continue to be pressed upon an already overlaid market.

These remarks apply with greater force to the North American and Canadian shipments, as the recent heavy deliveries of hewn Pitch Pine timber have lightened this stock materially, and this article is now within reasonable bounds.

MAHOGANY AND HARDWOODS.—Messrs. Thos. Edwards & Son held a sale at the Commercial Salesrooms, when 446 logs (163,518 feet) Tabasco Mahogany, ex Korsvei, from Santa Ana were sold at 4½d. to 1s. 1½d., average 5½d., and 4 logs, (1,020½ feet) do. Cedar do. were sold at 4½d.

Messrs. C. Leary & Co. also held a sale, with the following result:

161 logs (40,924½ feet) Mexican Mahogany, ex Diaz, (Minatitan part cargo), sold at 4½d. to 4¾d., average 4 9/16d. The remainder withdrawn.

Messrs. Churchill & Sim, at public sale at the Baltic, sold the following at prices annexed:

239 logs (84,511½ feet) of Cuba Mahogany, ex Tantiy, from St. Jago de Cuba, sold at 5½d. to 12d., average 7 13/16d. barely. 23 logs (9,618½ feet) Cedar do., at 5½d. to 7½d.; average 6 5/16d. barely. 105 logs Mahogany and 17 logs Cedar were withdrawn. 4 logs St.



Domingo Mahogany, ex Moselle, at 6 3/4 d. 3 logs St. Domingo Mahogany, ex Moselle, at 7 1/2 d. 24 logs White Mahogany, ex Julie, from Tlacotalpam, at 2 d. to 2 1/4 d. American Walnut wood logs, ex White Rose, at 4 s. 3d. per cubic feet. 249 logs Wild Olivewood, ex Fusi Yama, from Constantinople, without reserve at 30s. to 40s. per ton. 94 pieces Hungarian Ash, ex Gemma, without reserve, at 60s. per ton.

METALS—COPPER.—Ingot has found only a moderate outlet, and mainly in small, unimportant parcels, with no features worthy of special note on the general market. Holders, in most cases, appear to feel a fair degree of confidence, and prices are very well maintained. We quote at 15 1/4 for Lake down to 14 3/4 for the ordinary brands. Manufactured copper selling somewhat irregularly, but about former prices are current, and the market ruling steady. We quote as follows: Brazier's Copper, ordinary size over 16 oz. per sq. foot, 26c. per lb.; do do do, 16 oz. and over 12 oz. per sq. foot, 28c. per lb.; do do, 10 and 12 oz. per sq. foot, 30c. per lb.; do do, lighter than 10 oz. per sq. foot, 32c. per lb.; circles less than 84 inches in diameter, 28c. per lb.; do 84 inches in diameter and over, 31c. per lb.; segment and pattern sheets, 28c. per lb.; locomotive fire box sheets, 26c. per lb.; Sheathing Copper, over 12 oz. per square foot, 24c. per lb. and Bolt Copper, 26c. per lb. Iron—Scotch Pig, when offered from pier at a low figure finds some sale, but the open and direct demand is very limited and uncertain, with the general market showing quite an irregular tone, as a rule, however, favoring the buyer. We quote at \$30.50 @ \$31.50 per ton, according to brand, etc. American Pig has found no call from consumers beyond small lots required on immediate and positive necessity, and the market retains a somewhat flat tone. The principal companies have thus far refrained from making any modification on the line of valuation, but a great many "outside" brands are continually selling a little "off," and it is rumored that in one or two cases the concession was quite liberal. Some of the speculative purchases have been unloaded at quite a loss. We quote \$22 @ \$22.50 per ton for No. 1 X foundry, \$19.50 @ \$20.50 for No. 2 X do. do., and \$18 @ \$19.50 for gray forge. Rails have not changed to any extent in value and remained quiet for early delivery, but quite a number of contracts have been made for next year. Heavy sections are quoted at \$37 @ \$38 at works, and \$39 @ \$40 at tide water, according to delivery and quantity; light sections, \$45 for 30 lb. and \$47 for 25 lb. tide water delivery. Old Rails, Scrap Iron, etc., continue quite slow of sale, the movement embracing only jobbing parcels. Prices weak and somewhat nominal for any large quantity of stock. We quote at \$22.00 @ \$23.00 for tee rails, \$25.50 @ \$26.00 for double heads, \$23.00 @ \$23.50 for No. 1 wrought scrap ex ship, \$24.50 @ \$25.00 for selected do., \$18.50 @ \$19.00 for old car wheels, and \$22.50 @ \$23 for crop ends. Manufactured Iron suffers with everything else from the influence of the dull feeling, especially on sales from store, but in a few cases some very good contracts have been secured. We quote Common Merchant Bar, ordinary sizes at 2 1/2 @ 2 5/8, from store, and Refined at 2 1/4 @ 2 3/4; wrought beams at 3 1/2 @ 3 3/8. Fish Plates quoted at 3 0 @ 3 1/8 c.; track bolt and nuts, 3 1/4 @ 3 3/8 c.; railway spikes 3 @ 3 1/8 c.; tank, 3 @ 3 1/8 c.; angle, 2 5 @ 2 7/8 c.; best hange 4 1/4 @ 4 1/8 c., and domestic sheet on the basis of 3 3/4 @ 3 3/8 c. for common Nos. 10 @ 16. Other descriptions at corresponding prices, with 1-10c. less on large lots from cars. LEAD—Domestic Pig has of late found a somewhat increased demand and two or three large sales were made. The natural tendency was to harden values, but the ample supplies of stock within reach and a tendency to steady competition between holders rather checks positive buoyancy. We quote at about 4.30 @ 4.35c. per lb., according to brand and the size of invoice handled. The manufactures of lead are steady and quoted: Bar, 6c.; Pipe, 6 1/2 c.; and Sheet, 7 1/2 c., less the usual discount to the trade; and Tin-lined pipe, 15c.; block tin Pipe, 45c., on same terms. TIN—Pig fluctuates somewhat, but on the whole, has rather tended in buyer's favor on the influence of favorable accounts from abroad, the "bullish" tone of speculative deals and a really good home consumption. We quote at 21 1/2 @ 21 3/4 for Straits and Australian, 21 1/2 @ 21 3/4 for English, and 21 1/4 @ 22 for Banca. Tin plates have found about an average demand from regular sources and the market may be written fairly active. Prices steady with a slight advancing tendency on large sizes of which the supply is small. We quote I. C. Charcoal, third cross assortment, \$5.60 @ 5.65 for Allaway grade, and \$6.25 @ 6.37 1/2 for Melyn grade; for each additional X add \$1.25 and \$1.50 respectively; I. C. Coke, \$5.05 @ 5.10 for B. V. grade; \$5.20 @ 5.50 for Derwent and A. B. grade; Charcoal terne, \$5.00 @ 5.35 for Allaway and Dean grades, 14x20; \$10.37 1/2 @ 11.00 for do, 20x28; Coke terne, \$4.70 @ 4.75 for Glais grade 14x20, and \$9.75 @ 9.87 for do, 20x28—all in round lots. Spelter moderately active and about steady with a fair amount of stock offering, quoted at 4 1/2 @ 5 1/8 c. as to brand, etc. Sheet zinc in fair trade demand and steady at 6 1/2 @ 7 1/8 c. according to brand, quantity, etc.

NAILS.—Supplies have been quite equal to the calls made, and holders appeared to offer without much hesitation. There was, however, nothing to be construed into any undue haste or anxiety to realize, and the impression seemed to be that no danger of an over production was to be apprehended. About the usual proportion of export orders is received. We quote 10d to 60d, common fence and sheathing, per keg, \$3.00 @ 3.10; 3d and 9d, common do per keg, \$3.35; 6d and 7d, common do., per keg \$3.50; 4d and 5d, common do., per keg, \$3.85; 3d, per keg, \$4.65; 3d, fine, per keg, \$5.35; 2d, per keg, \$4.70. Cut spikes, all sizes, \$3.35; floor, casing and box, \$3.85 @ 4.60; finishing, \$4.10 @ 4.85. Clutch Nails.—1 1/2 inch, \$5.20; 1 3/4 inch, \$4.95; 2 inch, \$5.10; 2 1/4 @ 2 3/4 inch, \$4.65; 3 inch and longer, \$4.90.

PAINTS AND OILS.—A good reasonable distribution of goods is evidently taking place from jobbers' hands, as most reports are cheerful. Still, there is nothing particularly brilliant or active in the current form of business, and the seller scarcely gains a quotable advantage on any class of goods. Supplies and assortments as a rule hold out well, and selections on all ordinary limits can be made without difficulty. Few, if any signs of a speculative feeling are extant. Linseed Oil meets with a steady uniform demand and is steady throughout. We quote at 56 @ 57c. for domestic, and 58 @ 59c. for foreign. Spirits turpentine has been slow and easy in tone, though, as a rule, holders are not inclined to give way to any positive ex-

tent. Quoted at 40 @ 42c., according to quantity, delivery, etc.

PITCH AND TAR.—Business has been a little better in some instances, but no activity shown and all demands readily met. We quote Pitch \$2.25 @ 2.37 per bbl., and Tar \$2.50 @ 3.00 do., according to quantity, quality and delivery.

MARKET QUOTATIONS.

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

Table with columns: BRICK, Cargo, and Price. Includes items like Pale, Jerseys, Up-Rivers, Haverstraw Bay, etc.

Table with columns: FRONTS, Price, and Quantity. Includes items like Croton and Croton Points, Broton, etc.

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 on Philadelphia, Trenton and Ottawa, and \$6 on Baltimore.

Table with columns: FIRE BRICK, Price, and Quantity. Includes items like Welsh, English, Scotch, etc.

Table with columns: CEMENT, Price, and Quantity. Includes items like Rosendale, Portland, etc.

Table with columns: FOREIGN WOODS, Price, and Quantity. Includes items like Cedar, Mahogany, Rosewood, etc.

Table with columns: IRON, Price, and Quantity. Includes items like Fig. Scotch, Fig. Scotch, etc.

Table with columns: BAR—Common, Price, and Quantity. Includes items like 1 1/2 x 6 1/2 flat, 1 1/2 x 6 1/2 and 5-16 flat, etc.

Table with columns: Sheet, Common American, R. G. American, Price, and Quantity. Includes items like Nos. 10 to 16, Nos. 17 to 20, etc.

Table with columns: LABOR, Price, and Quantity. Includes items like Ordinary, per day, Masons, Plasterers, etc.

Table with columns: LIME, Price, and Quantity. Includes items like Rockland, common, Rockland, finishing, etc.

LUMBER.

Prices for yard delivery, average run of stock Allowance must be made on one side for special contracts, and on the other for extra selections.

Table with columns: Lumber types (Pine, Spruce, etc.), Price, and Quantity. Includes items like Pine, very choice and ex. dry, Pine, good, etc.

PAINTS AND OILS.

Table with columns: Paints and Oils, Price, and Quantity. Includes items like Chalk block, Chalk in bbls., China clay, etc.

PLASTER PARIS

Table with columns: Plaster Paris, Price, and Quantity. Includes items like Calcined, ordinary city, Calcined, city casting, etc.

SLATE. Delivered at New York

Table with columns: Slate, Price, and Quantity. Includes items like Purple roofing slate, Green slate, Red slate, etc.

BOLDERS.

Table with columns: Bolders, Price, and Quantity. Includes items like Half and half, Extra, No. 1, etc.

STONE.—Cargo rates, delivered at New York.

Table with columns: Stone, Price, and Quantity. Includes items like Amherst freestone, Berlin freestone, Berea freestone, etc.

ZINC.

Table with columns: Zinc, Price, and Quantity. Includes items like Sheet cast, Sheet open, etc.



# REAL ESTATE RECORD

## AND BUILDERS' GUIDE.

Vol. XXXII.

NEW YORK, SEPTEMBER 29, 1883.

No. 811

### SALES OF THE WEEK.

The following are the sales at the Exchange Sales room for the week ending September 28 :

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

R. V. HARNETT & CO.

Kingsbridge road, e s, 22.1 s 131st st, 69x117.8 x8x100, two two-story frame houses. Jos. F. Kennedy..... \$5,450  
 47th st, No. 441 W., n s, 18.9x100.5, four-story stone front dwell'g. E. H. Roger..... 13,000  
 128th st, No. 214 W., s s, 16.8x99.11, three-story stone front dwell'g. S. C. Rogers..... 11,700  
 Madison av, No. 1925, e s, 40.6 s 124th st, 20x80, three-story stone front dwell'g. Sylvanus C. Boynton. (Amt. due, abt \$6,500)..... 18,687  
 \*Pleasant av, e s, 19.11 n 123d st, 162x74, Nos. 422-430, five three-story brick dwell'gs, Nos. 432-438, four four-story brick dwell'gs. John Simpson and ano. (Amt. due, abt \$900)..... 99,050  
 9th av, s w cor 91st st, 100.8x100, vacant. William Arras..... 17,000

E. H. LUDLOW & CO.

30th st, No. 348 W., s s, 16.8x98.9, three-story stone front dwell'g. Dr. J. S. Aiken..... 10,000

L. MESIER.

49th st, No. 258, s w cor 2d av, 20x70.5, three-story stone front dwell'g, and two-story brick building in rear. F. Olivet..... 16,000

M. A. J. LYNCH.

12th av, not yet opened, w s, at intersection centre line 157th st, not yet opened, runs north to centre of block, x west to lands of Hudson River Railroad, x south - x east - to beginning.....  
 12th av, w s, at centre line of 157th st, runs east 50 to centre of 12th av, x north 120.11 x west 50 x south 129.11.....  
 Also land used by Hudson River Railroad Co. for tracks and lands under water.....  
 R. W. Leonard..... 36,000  
 12th av, n e cor 157th st, 59x100. A. C. Washington..... 4,800  
 12th av, s w cor 157th st, four lots and house. R. W. Leonard..... 11,000  
 12th av, n e cor 156th st, four lots and house. J. Claybrook..... 11,000

J. T. BOYD.

39th st, No. 441 W., n s, 25x98.9, five-story brick store and tenem't. John F. Rottman..... 13,500  
 11th av, No. 638, e s, 75.4 s 47th st, 25x80, four-story brick store and tenem't. Tim Donovan..... 10,900

JOHN F. B. SMYTH.

57th st, n s, 100 e 11th av, 25x100.5, vacant. Higgins & Keating..... 5,775

Total..... \$284,862  
 Corresponding week 1882..... 79,097

### BROOKLYN, N. Y.

In the City of Brooklyn, Messrs. T. A. Kerrigan, J. Cole, Cole & Murphy and R. V. Harnett & Co. have made the following sales for the week ending Sept. 28:

Cumberland st, No. 35, e s, 24x100, three-story brick dwell'g. Mary Buckley..... \$5,150  
 Cumberland st, No. 127, e s, 25x100, two-story frame dwell'g. Susan Williams..... 3,500  
 Columbia Heights, No. 69, e s, 18.10x100, four-story stone front dwell'g. N. W. Bugler..... 12,000  
 Ryerson st, No. 200, w s, 20x100, three-story frame dwell'g. Susan Williams..... 4,400  
 Ryerson st, No. 202, w s, adj, 20x100, three-story frame dwell'g. A. F. Ferris..... 4,400  
 18th st, s w cor 8th av, 18x72.3. Thomas Denigan..... 2,440  
 \*Atlantic av, s s, 89.2 w Sackman st, 19.4x100. Phebe R. Kissam..... 2,250  
 Franklin av, No. 659, n e cor St. Marks av, 20x80, four-story frame dwell'g and store. Mary A. Buckley..... 4,600  
 Knickerbocker av, n e cor Eldert st, 100x105. Eldert st, n s, 105 e Knickerbocker av, 125x100. A. T. Doyle..... 1,305  
 \*Lafayette av, n s, 75 e Throop av, 17.8x100. F. R. Boerum..... 3,000  
 Myrtle av, No. 305, n s, 20x87.1, four-story brick store and dwell'g. Peter H. Rappenbogen..... 8,000  
 Total..... \$51,045

### CONVEYANCES.

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

### NEW YORK CITY.

SEPTEMBER 21, 22, 24, 25, 26, 27.

Ann st, No. 37, n s, abt 25.6 e Nassau st, runs north 39.1 x east 14.2 x south 29.5 x east 1.11

x south 8.9 to Ann st, x west 16.9, five-story brick store and dwell'g. Lemuel L. Fountaine to Benjamin Sire, Hanover, N. J. Mort. \$15,000. Sept. 6. nom  
 Allen st, No. 131, w s, 150 s Rivington st, 25x87.6, three-story frame (brick front) store and dwell'g. George Roll, Brooklyn, to David Hermann. Mort. \$6,000 and taxes, 1883. Sept. 24. 11,000  
 Allen st, No. 184, e s, 82.6 n Stanton st, 17.6x87.6, two-story brick dwell'g. Eva wife of Joseph Weber, and Frank Keller, to Mary Knaupp. Mort. \$6,500. Sept. 24. 8,200  
 Broadway, Nos. 69, 71 and 73, s w cor Rector st, 77.6x214 to Church st, x50.5x223.11, three five-story stone front office buildings. Joseph M. Emanuel to George H. Morris, Brooklyn. Sept. 24. 1,200.00  
 Broome st, No. 224, n s, 25 e Essex st, 19.2x75, three story brick store and tenem't. Jacob Rosner to Elise Reindel. Taxes, 1883. Sept. 27. 10,250  
 Coenties slip, No. 3, w s, 26.10 s Pearl st, 26x45x26.1x45.5, five-story brick store. Coenties slip, No. 5, and No. 42 Water st, begins Water st, n w cor Coenties slip, 23.3x53.1x22.4x53, five-story brick warehouse. Henry and Peter M. Suydam, exrs. J. Suydam, to William Rotchford. Sept. 20. 34,000  
 Same property. William Rotchford to August Schaud. Sept. 21. 55,000  
 Cherry st, No. 361, s s, 106.10 e Montgomery st, 25.11x62.3x25x61.2, five-story brick store and tenem't. Partition. James and Margaret O'Connor to Julia A. O'Connor. Mort. \$5,000, 1/2 of which James O'Connor assumes to equalize partition. See Water st. September 21. nom  
 Canal st, Nos. 441-445, n s, 104.2 w Varick st, 33.4x50x33.11x56.6, two three-story brick stores and dwell'gs. Foreclos. Stephen H. Olin to The New York Life Ins. Co. Re-recorded. June 14, 1877. 20,000  
 Same property. The New York Life Ins. Co. to Robert Ulmer. C. a. G. Sept. 5. 18,000  
 Canal st, Nos. 125 and 127, n w cor Chrystie st, 38.6x24.6x38.5x25, two five-story brick stores and tenem'ts. Elizur V. Foote and ano., exrs. H. S. Valentine, to Elizur V. Foote. Sept. 26. nom  
 Canal st, No. 129, n s, 33.6 w Chrystie st, 18.3x24.6x18.3x24.7, four-story brick store and tenem't. Same to same. Sept. 26. nom  
 Canal st, No. 131, n s, 18.3x25, five-story brick store and tenem't. Same to same. Sept. 26. nom  
 Chrystie st, No. 47, w s, 25x75, two-story brick factory. Same to Jane A. Stokes. September 26. nom  
 Chrystie st, No. 211, w s, 61.9 n Stanton st, runs north 25 x west 50 x south 25 x east 25 x south 3.6 x east 25, with all title in alleys, gores, &c., three-story frame dwell'g. George W. Schaffer, as trustee, to Margaret I. wife of William E. Brinckerhoff. Sept. 10. 6,900  
 Same property. William H. and Christain W. Schaffer, New York, and Eliza S. King, Brooklyn, to same. Q. C., and C. a. G. Sept. 10. nom  
 Eldridge st, No. 58, n e cor Hester st, 20x50.8, three-story frame store and dwell'g. Elizur V. Foote and ano., exrs. H. S. Valentine, to Elizur V. Foote. Sept. 26. nom  
 East Broadway, No. 149, s s, 175.10 w Rutgers st, 25x87.6, five-story brick store and tenem't. Solomon Jacobs to Israel Feinberg. Mort. \$12,000. Sept. 27. 19,500  
 Forsyth st, No. 13, w s, 175 n Bayard st, 25x100, six-story brick store and tenem't and six-story brick tenem't on rear. Elizur V. Foote and ano., exrs. H. S. Valentine, to Elizur V. Foote. Sept. 26. nom  
 Goerck st, No. 33, w s, 125 s Delancey st, 25x100, two-story brick shop. Maria Halsey, widow, Caldwell, N. J., and Adelia M. wife of Moses E. Halsey, Livingston, N. J., to William R. Foster. Q. C. Re-recorded. March 12, 1883. nom  
 Hudson st, No. 575, w s, 74.6 n 11th st, 24.10x75.1x25.2x75.11, four-story brick store and tenem't. Edward Voegel, Brooklyn, to Louisa Holzderber. Mort. \$10,000. Sept. 5. 22,000  
 Lispenard st, No. 17, n s, bet Church st and West Broadway, 25x100, four-story brick store and tenem't and four-story brick tenement on rear. Willet Bronson to Levi Silberman. Sub. to mort. \$15,000 and to an order of the Building Depart. which order the right to contest is reserved. Sept. 21. other consid. and 17,500  
 Madison st, n w cor Pike st, 54.3x46x56.6x46, vacant. Norfolk st, No. 73, w s, 125 s Delancey st, 25x100, three-story frame (brick front) store and dwell'g and three-story brick dwell'g on rear. Albert Hahn, exr. B. Tietjen, to Matilda R., Wolf, Henry Tietjen, and Caroline and Bernadine or Bemadine Tietjen, heirs B. Tietjen. Sept. 25. nom

Perry st, No. 17, n w cor Waverly pl, 21.4x75, four-story brick store and tenem't. Anthony Reichhardt to Jacob Falter. Mort. \$10,500. Sept. 26. 19,000  
 Stanton st, n s, adj land of Stanton St Baptist Church, runs west 20 x north 100 to Presbyterian Burying Ground, x20x100. Elizur V. Foote and ano., exrs. H. S. Valentine, to Jane A. Stokes. Sept. 26. nom  
 Water st, No. 590, and No. 343 Cherry st, begins Water st, n s, map defaced, 22.7x112.5 x22.8 on Cherry st, x 112.7, No. 590 Water st, two-story brick dwell'g and three story brick dwell'g on Cherry st. James and Julia A. O'Connor to Margaret O'Connor, widow, for life only, fee in parties 1 and 2 parts. Morts. \$5,000, being partly upon 361 Cherry st, but which is wholly assumed by said parties 1 and 2 parts to equalize partition. September 21. nom  
 Water st, No. 601, s s, 32 e Montgomery st, 25.8 x70, five-story brick store and tenem't. Christopher P. Tappan, Southbury, Conn., to De Witt Tappan, Glen Cove, L. I. 1-6 part. Sept. 22. nom  
 Water st, No. 608, n s, 108.9 e Montgomery st, 24.11x62.3x25x61.2, five-story brick store and tenem't. Julia A. O'Connor and Margaret O'Connor, widow, to James O'Connor. Partition to secure equality, party of 3d part to pay 1/2 of mort. for \$5,000 now on No. 361 Cherry st, which see. Sept. 21. nom  
 Water st, No. 614, n s, 183.6 e Montgomery st, 26.2x65.6x26.3x64.5, six-story brick store and tenem't.  
 Water st, No. 616, n s, 209.8 e Montgomery st, 20.6x65.11x19.10x65, six-story brick store and tenem't.  
 Edward Felbel to August Bergener. 1/2 part. Mort. \$15,000. Sept. 22. 12,500  
 13th st, No. 209, n s, 476.6 w 2d av, 16.6x103.3, four-story brick (stone front) dwell'g. Julius Boekell, exr. Aline Pieper, to Julius Boekell. Sub. to all liens. Sept. 20. nom  
 16th st, n s, 194 w Av A, 25x92. John Schmitt and Martin Haupt to Henry Braun. Mort. \$10,000, taxes 1883. Sept. 20. 22,500  
 16th st, n s, 119 w Av A, 50x92; No. 433, five-story brick tenem't; No. 435, four-story brick store and tenem't and one-story frame stable on rear. John Schmitt and Martin Haupt to Jacob Doll. Morts. \$22,000 and taxes, 1883. Sept. 26. 44,500  
 19th st, No. 318, s s, 225 w 8th av, 21.10x92, three-story brick dwell'g. Benjamin Titus to Susan E. Titus. C. a. G. Mort. \$2,500. March 9. gift  
 22d st, No. 134, s s, 404.2 e 7th av, 20.10x98.9, three-story brick dwell'g. Jane E. Scovell, individ., and extr. of, and Katie M. and Annie C. Scovell, heirs Henry A. Scovell, of Edgewater, S. I., to William H. Silber. Sept. 20. 17,750  
 25th st, No. 56, s s, 80 e 6th av, 20x98.9, four-story stone front dwell'g. Reuben Ross to L. Jennie wife of Stephen R. Percy. Mort. \$20,000. Sept. 26. 30,000  
 32d st, No. 336, s s, 224 w 1st av, 18x98.9, three-story brick store and dwell'g. Mary McLoughlin to Annie L. McCahill, Larchmont, N. Y. 1/2 part. Sept. 22. 2,500  
 34th st, No. 446, s s, 480 w 9th av, 20x98.9, three-story brick dwell'g. Stephen P. Tallman, Dunellen, N. J., to John Solinger. Morts. \$7,000 and taxes. Sept. 27. 10,500  
 35th st, Nos. 450-452, s s, 200 e 10th av, 50x98.9, one-story frame cooerage. Patrick Keating to Martin Haupt and John Schmitt. Sept. 24. 15,500  
 37th st, No. 331, n s, 375 e 8th av, 25x98.9, three-story brick store and dwell'g and three-story brick dwell'g on rear. Margaret L. wife of and Philip Boylan, and child of Eliza Rivett, to Thomas S. Rivett. C. a. G. See 62d st. Mort. \$10,000. Sept. 24. nom  
 37th st, s s, 275 e 11th av, 25x98.9, vacant. Partition. Cecil C. Higgins to Margaret A. Brennan. July 23. 1,975  
 37th st, No. 136, s s, 227 e 7th av, 17x91x17x91.8, four-story brick (stone front) dwell'g. George Gwyer to Emma Bayles. Mort. \$10,000. Dec. 10, 1880. 21,500  
 Same property. Emma Bayles to Gershom B. Smith. Mort. \$7,500. Aug. 25, 1882. 17,000  
 38th st, Nos. 273 and 275, n s, 64 e 8th av, 36x98.9, two three-story brick stores and dwellings. P. Henry and Francis A. Dugro to Henry Schwarzwalder. Sept. 12. 18,500  
 38th st, No. 502, s s, 75 w 10th av, 25x102.10, three-story brick dwell'g and two two-story brick stables on rear. Charles Walter to Leonard Leykauf. 1/2 part. Mort. \$4,000. Sept. 20. 500  
 40th st, No. 411, n s, 200 w 9th av, 21.10x98.9, four-story stone front tenem't. Elizabeth Schmook to John Knoth. Sept. 22. nom  
 Same property. Elizabeth wife of and John Knoth to Elizabeth Schmook. Sept. 22. nom  
 47th st, s s, 100 e 9th av, 100x100.5, four five-story stone front tenem'ts. Frederick



Schuck to George Daiker. Morts. \$60,000. Sept. 26. 122,000  
 50th st, No. 421, n s, 491.8 e 10th av, 16.8x100.5, three-story brick dwell'g. William Roeber to William M. Robinson. Mort. \$3,000. Sept. 24. 8,600  
 54th st, No. 154, s s, 156 e 7th av, 19x100.5, four-story brick (stone front) dwell'g. Charles F. MacLean, referee, to Henry Hughes. September 22. 16,000  
 54th st, No. 125, n s, 179.10 w Lexington av, 16.10x100.5, four-story brick (stone front) dwell'g. Jefferson M. Levy to Isabella L. wife of M. G. Ryttenberg, Sumpter, S. C. Morts. \$10,000. July 25. nom  
 55th st, No. 350, s s, 100 w 1st av, 22x100.5, three-story brick (stone front) dwell'g. Augustus C. Bechstein to Alfred Booney, East Fishkill. Mort. \$8,000. 6,000  
 55th st, No. 54, s s, 108.6 e Madison av, 16.6x100.5, four-story brick (stone front) dwell'g. Adela M. McCreary to Noah T. Swezey. Sept. 25. 33,000  
 55th st, No. 25, n s, 350 w 5th av, 17.6x100.5, four-story brick (stone front) dwell'g. Frances A. Moulton to Catharine Tracy. Mort. \$20,000. July 31. 30,000  
 57th st, No. 305, n s, 78 e 2d av, 22x100, three-story brick (stone front) dwell'g. Caroline wife of and Henry Westheimer to The German Exchange Bank. Mort. \$10,000. September 22. 16,000  
 57th st, No. 422 E. Party wall agreement. George E. Kitching, Brooklyn, to Richard J. Mahoney. Sept. 20. 200  
 58th st, No. 441, n s, 166.5 w Av A, 20x100.4, three-story brick (stone front) dwell'g. Michael Steiner to Henry Lashansky. Sept. 25. 11,000  
 58th st, No. 423, n s, 340.1 w Av A, 18x100.4, three-story brick (stone front) dwell'g. Felix Connor to Henry Simon. Sept. 25. 11,000  
 58th st, No. 203, n s, 80 w 7th av, 20x50.5, three-story frame dwell'g. Judith Greenalch, widow, to William Noble. Mort. \$9,250 and taxes, 1883. Sept. 1. 12,000  
 Same property. William Noble to Caroline S. wife of Samuel C. Hine. Mort. \$9,250, taxes, &c. Sept. 23. 12,000  
 62d st, No. 459, n s, 100 e 10th av, 25x100.5, five-story brick (stone front) tenem't. Thomas S. Rivett to Margaret L. wife of Philip Boylan. C. a. G. See 37th st. Mort. \$10,000, and taxes. Sept. 19. nom  
 63d st, No. 147, n s, 284 w 3d av, 16x100.5, three-story brick (stone front) dwell'g. Elizur V. Foote and ano., exrs. H. S. Valentine, to Jane A. Stokes. Sept. 28. nom  
 67th st, s s, 350 w 8th av, 75x100.5, two-story frame store and dwell'g and three-story frame dwell'g on rear.  
 66th st, n s, 875 w 8th av, 50x100.5, vacant. William R. Martin to Frederick Correll. Morts. \$37,000. Sept. 17. 70,000  
 69th st, n s, 240 e 3d av, 112x100.4, vacant. Max Danziger to Andrew Kelly. Taxes and assessments. Aug. 1. 86,400  
 70th st, No. 132, s s, 40 w Lexington av, 20x100.5, four-story brick (stone front) dwell'g. Frank E. Towle to Stevenson Towle. July 24. 30,000  
 72d st, No. 34, s s, 157 w 4th av, 20x102.2, four-story brick (stone front) dwell'g. Robert B. Lynd to John Moller. Mort. \$30,500. Sept. 24. 55,750  
 73d st, s s. Party wall agreement. Roberta W. Marsh, Brooklyn, with Max Weil. July 16. nom  
 74th st, Nos. 513 and 515, n s, 173 e Av A, 50x102.2, three-story brick dwell'g on rear. William Monahan to Maria Monahan. All liens. Sept. 22. nom  
 75th st, No. 47, n s, 128.4 w 4th av, 21.8x102.2, four-story stone front dwell'g. Max Kayser to Iwan Von Auw. Mort. \$31,000. September 21. 48,000  
 75th st, Nos. 216 and 218, s s, 212.1 e 3d av, 39.2x102.2, two four-story brick dwell'gs. Benjamin Sire, of Hanover, N. J., to Sterne Chittenden. Morts. \$16,000. Sept. 24. 24,000  
 77th st, No. 438, s s, 363 e 1st av, 25x102.2, two-story frame dwell'g. Eva wife of Max Frey to John Ziegler. Sept. 22. 4,000  
 79th st, No. 239, n s, 110 w 2d av, runs north 102.2 x west 45 x southeast 25.2 x south 86.6 to 79th st, x east 25, vacant. James Cavanagh to Timothy McAuliffe and Henry G. Gabay. Sept. 24. 7,250  
 79th st, n s, 475 e 3d av, 25x67.5x31.5x86.6, vacant. The Mayor, &c., New York, to James Cavanagh. Q. C. and correction deed. Sept. 19. nom  
 79th st, No. 71, n s, 163.4 w 4th av, 13.4x102.2, four-story brick (stone front) dwell'g. Charles C. Goffe to Edward W. Sheldon. Mort. \$12,000. Sept. 20. nom  
 Same property. Edward W. Sheldon to Florence L. wife of Charles C. Goffe. Mort. \$12,000. C. a. G. Sept. 20. nom  
 80th st, No. 223, n s, 327.4 w 2d av, 22.4x102.2, two-story frame dwell'g. Lorenz Weiber, New Rochelle, to George H. Nauss. Morts. \$3,690. Sept. 21. 6,800  
 80th st, Nos. 218 and 220, s s, 250 e 3d av, 50x102.2, two five-story brick tenem'ts. Bertha wife of and John B. Smith to Anton Friedrich. Morts. \$30,000. Sept. 7. 45,000  
 81st st, No. 231, n s, 227.1 w 2d av, 27.1x102.2, four-story brick (stone front) flat. Joseph L. and Alexander Graf to Ehrhart Gutentag. Morts. \$10,000. Sept. 25. 22,000  
 81st st, No. 216, s s, 203.4 e 3d av, 25.5x102.2,

five-story brick tenem't. Lottie Seebald to Leopold Hilgendorf. Mort. \$15,000. Sept. 27. 24,000  
 81st st, Nos. 104 and 106, s s, 717 w 3d av, 83x102.2, two six-story brick flats. Frederick Correll to William R. Martin. Morts. \$120,000. Sept. 21. 210,000  
 84th st, No. 338, s s, 395 w 8th av, 20x102.2, three-story brick (stone front) dwell'g. Augustus W. Cruikshank to Anais H. wife of Cornelius C. Beard. Mort. \$12,000. Sept. 25. val consid. and 100  
 87th st, No. 234, s s, 175 w 2d av, 25x100.5, five-story brick tenem't. Hugo Gorsch to Louis Weber. Mort. \$13,000. Sept. 22. 23,750  
 90th st, n s, 275 w 2d av, 100x100.8, vacant. James L. Montgomery to Louis Weber. Mort. \$18,000. Sept. 21. 28,500  
 92d st, s s, 105 w 4th av, 105x100.8, six four-story brick dwell'gs. Charles H. Ford and Nancy G. Howe, exrs. J. Howe, to William Walker, Irvington, N. Y. Re-recorded. Feb. 26, 1881. 27,500  
 94th st, n s, 180 e 3d av, 50x100.8, vacant. Simon and Isidor Wormser to Louis A. Gent. Sept. 24. 7,000  
 104th st, No. 208, s s, 126.8 e 3d av, 16.8x100.11, three-story brick (stone front) dwell'g. William Noble to Caroline S. wife of Samuel C. Mine. Mort. \$4,700, taxes, &c. September 22. 10,000  
 107th st, n s, 435 w 2d av, 25x100.11, Two release mortgages. John H. Deane to Wilhelmine Juch. Sept. 22. nom  
 Same property. Samuel S. Constant to same. Release mort. Sept. 22. nom  
 Same property. Bertha A. Deane to same. Release mort. Sept. 22. nom  
 Same property. Edwin A. Bradley and George C. Currier, of Bradley & Currier, to same. Release mort. Sept. 22. 500  
 110th st, No. 119, n s, 255 e 4th av, 16.8x100.11, three-story brick (stone front) dwell'g.  
 110th st, No. 123, n s, 288.4 e 4th av, 16.8x100.11, three-story brick (stone front) dwell'g. Ann M. Smith to Joseph Corbit. Morts. \$13,000. Sept. 11. 22,000  
 110th st, No. 56, s s, 36.8 e Madison av, 16.8x100.11, three-story brick (stone front) dwell'g. Maria J. wife of Hiram Moore to John A. Weekes, Jr. Morts. and taxes, which are not assumed. Sept. 25. 10,200  
 112th st, s s, 175 e Boulevard, 25x100.11, two-story frame dwell'g. George Thompson to Patrick McArde. Aug. 23. 3,000  
 116th st, No. 326, s s, 315 e 2d av, 15x100.10, three-story stone front dwell'g. Foreclos. Henry H. Anderson to Robert I. Turnbull et al., trustees Mary H. Johnson. May 10. 7,850  
 119th st, s s, 165 e 4th av, 50x100.11, two five-story brick tenem'ts. Patrick Dempsey to Nathaniel Thurston. Morts. \$30,000. Sept. 20. 14,000  
 119th st, s s, 100 w 5th av. 100x100.11, vacant. Augustus J. Fransioli to Margaret P. Fransioli. Sept. 20. nom  
 119th st, s s, 410 e 6th av. 50x100.11, vacant. Rosanna wife of and Bernard Spaulding to John T. McDonald. Mort. \$5,500. Sept. 11. 9,500  
 121st st, No. 79, n s, 20 w 4th av, 20x100.11, four-story brick (stone front) dwell'g. August Baumgarten, Brooklyn, to Bertha A. Deane. All liens. Sept. 11. 20,000  
 121st st, Nos. 69-77, n s, 40 w 4th av, 102.6x100.11, five four-story brick (stone front) dwell'gs. Spencer A. Fanning to John H. Deane. All liens. Sept. 14. 100,000  
 122d st, n s, 100 e Madison av, 125x100.11, vacant. Foreclos. William P. Dixon to Frank A. Civile. Sept. 20. 17,000  
 Same property. Thomas F. Treacy to same. Q. C. Sept. 20. nom  
 123d st, No. 12, s s, 166.8 w Mount Morris av, 16.8x100.11, three-story brick (stone front) dwell'g. William Buchanan to James Norris. Mort. \$10,000. Sept. 24. 16,000  
 124th st, No. 123, n s, 250 w 6th av, 25x100.11, two-story brick dwell'g. Margaret Housman, widow, to Louise wife of Robert W. Finlay. Sept. 20. 8,250  
 125th st, n s, 110 w 5th av, 50x99.11, vacant. Isaac E. Wright to Lu ien C. Warner and Elisha G. Selchow. Mort. \$10,000. September 26. 20,183  
 126th st, No. 403, n s, 100 w 9th av, runs west 16.10 to Lawrence st, x 9.2 along st, x 95.8 to centre block bet 126th and 127th sts, x east 25 x south 99.11, three-story brick dwell'g. Mary P. wife of Jesse H. Robinson to Benjamin Gates and ano., trustees of the Society of Shakers, New Lebanon. Mort. \$4,500. Sept. 19. 7,750  
 127th st, No. 137, n s, 250 e 7th av, 50x99.11, four-story brick flat. George B. Newell to Charles H. Howe. Foreclos. Sept. 22. 21,150  
 131st st, s s, 267.6 e 8th av, 37.6x100, two three-story stone front dwell'gs. Robert Lindsey to Adelbert S. Nichols. Morts. \$17,500. Sept. 22. 26,000  
 133d st, Nos. 262, 264 and 266, s s, 100 e 8th av, 50x100, three three-story brick (stone front) dwell'gs. Robert Lindsey to Ellen Purcell. Q. C. Morts. \$24,000. April 20. nom  
 143d st, n s, 375 w Boulevard, 100x99.11, vacant. William H. Jackson to Frederick Correll. Mort. \$1,800, int. from June 6, 1883, and taxes, 1883. Sept. 8. other consid. and 4,000  
 184th st, s s, 500 e 10th av, runs south 112.5 x east 139.8 to Harlem River, x north follow-

ing curves to 184th st, x west 163; also land under water, &c. Annie E. wife of Joseph R. Brown to Joseph H. Godwin, Jr. 1/2 part and all title. May 21. 420  
 Same property. Howard W. Coates and ano., exrs. G. H. Peck, to same. 1/2 part. Contains also nominal release dower from Mary A. Peck, widow. May 21. 840  
 Same property. Joseph H. Godwin to Joseph H. Godwin, Jr. 1/2 part. Sept. 24. nom  
 Av A, n e cor 55th st, 100.5x180, vacant. Av A, s e cor 55th st, runs 246 to East River, x southwest along river to 54th st, x west 5 x northwest to Av A, x north 176.3, with land under water in streets, &c, vacant. Matilda French, widow, and with others, exrs. and trustees R. French, to Benjamin F. Sherman, Hastings-on-Hudson. Mort. \$25,000. April 18, 1882. 52,500  
 Same property. Release mort. Albert S. Devouville to same. May 18, 1882. nom  
 Same property. Matilda French et al., exrs. R. French, and R. P. French et al. to same. Release mort. May 18, 1882. nom  
 Same property. Matilda French to same. Release mort. May 18, 1882. nom  
 Same property. S. S. S. P. Wight to same. Release mort. May 17, 1882. nom  
 Same property. Benjamin F. Sherman to Julius Katzenberg. C. a. G. Mort. \$25,000. Sept. 1. 54,000  
 Same property. Julius Katzenberg to Randolph Guggenheimer. All liens. Sept. 26, 80,000  
 Madison av, n w cor 102d st, 100.11x70, vacant. 103d st, s s, 20 w Madison av, 50x100.11, vacant. Thomas O. Wells, Hudson, N. Y., to Mary M. wife of Charles Roome. All title. September 21. 3,333  
 Madison av, No. 1927, e s, 20.6 s 124th st, 20x80, three-story brick (stone front) dwell'g. Rose S. wife of and David D. Nedwill to Catharine E. wife of Ferdinand Duysters. Mort. \$9,000. Sept. 25. 18,500  
 Same property. Assignment of all title in agreement of sale. Ferdinand Duysters to Catharine E. Duysters. Sept. 17. 1,001  
 1st av, No. 2186, e s, 25.10 n 112th st, 25x95, four story brick store and tenem't. Henry A. Rogers to Henry Turno. Mort. \$7,500. Sept. 25. 11,000  
 2d av, No. 108, e s, 51.9 n 6th st, 26x125, four-story brick dwell'g. Catherine Shields, widow, and extr. of H. Shields, to Auguste Richard. Sept. 24. 23,500  
 Same property. Catharine Shields, widow, and devisee H. Shields, to same. All title. Sept. 24. nom  
 2d av, No. 769, w s, 24.8 n 41st st, 24.8x80, two-story brick store and dwell'g. Jeannette wife of and John J. Burchell to Frederick Weitzenberg. Mort. \$9,000. Sept. 19. 14,000  
 2d av, w s, 25.5 s 124th st, 25.2x90, new buildings projected. Ferdinand Kurzmann to John F. Dunker. Mort. \$3,465. Aug. 9. 6,750  
 4th av, No. 1543, e s, 74.5 n 86th st, 26.3x55, three-story frame dwell'g. William Hayes to Nathan Schonfarber. Sept. 24. 14,000  
 4th av, s e cor 103d st, 100.11x100, vacant. 103d st, s s, 100 e 4th av, 58.6x100.11, vacant. William H. Gebhard to Charles Bailey. C. a. G. Sept. 14. nom  
 4th av, w s, 25 n 120th st, 75.11x100, vacant. 120th st, n s, 100 w 4th av, 50x100.11, vacant. John H. Deane and William A. Cauldwell to Spencer A. Fanning. Mort. \$13,600, taxes, assessments, &c. Sept. 15. 34,000  
 6th av, No. 108, e s, 43.7 s 9th st, 20x77.7, three-story brick store and dwell'g. Cornelius Roosevelt to Hilborne L. Roosevelt. Jan. 11. nom  
 6th av, No. 408, e s, 40 s 25th st, 19.7x60, four-story brick store and dwell'g, error. E. V. Foote and ano., exrs. H. S. Valentine, to Jane A. Stokes. nom  
 6th av, No. 503, w s, 30 n 30th st, 17x46.3x26x41.6, four-story brick store and dwell'g. E. V. Foote and ano., exrs. H. S. Valentine to Jane A. Stokes. Sept. 26. nom  
 9th av, n e cor 201st st, 199.10 to 202d st, x 236.7 to Harlem River, x— to 201st st, x 254.4, also land under water, &c., vacant. Joseph H. Cain to Duane S. Everson. C. a. G. Sept. 22. 5,305  
 9th av, n e cor 61st st, 100.5x100, three five-story brick flats (store on corner). John G. Prague to Benjamin W. Crowninshield, Marblehead, and Samuel W. Rodman, Burlington, Mass. Re-recorded. Morts. \$170,000. Sept. 1. nom  
 10th av, n e cor 73d st, 76.8x100, vacant. David C. Leech to Jonathan Allen. Sept. 13. 31,000  
 Same property. Foreclos. Henry V. B. Sparks, referee, to Edgar Williams et al, exrs. L. Freeman, dec'd. Deed of correction. Sept. 20. nom  
 10th av, n e cor 125th st, 99.11x100, new buildings projected. William Teed to Esther A. Wheaton. Sept. 19. 100  
 12th av, w s, at intersection centre line 39th st, runs west 458.6 to w s 12th av, x south 129.2 to centre line bet 38th and 39th sts, x east 450.5 to w s 12th av, x north 128.9, with buildings, piers, bulkheads, &c. West Shore & Ontario Terminal Co. to The Central Trust Co. of New York, trustee. Conveyed as per stipulation in mort. upon issue of bonds. Sept. 22. nom  
 Same property. The New York, Ontario & Western Railway to The West Shore & Ontario Terminal Co. Sept. 21. nom



## MISCELLANEOUS.

All estate, real or personal, now of grantor or which he may acquire. Joseph M. White to William I. Quinlan, Jr., and William H. Field, in trust, with a request for the present payment to himself of \$20,000 per year, and legal expenses amounting to \$10,000.

All title of grantor in estate real and personal of Garrett Mead, dec'd. Michael J. Mead to Garrett J. Mead. April 27. 4,000

Assignment of all property now of grantors or to which they may become entitled. John S. and Ann C. Garretson to The Home for Old Men and Aged Couples. In consideration of benefits assured, maintenance, &c.

Ante nuptial agreement. Daniel Murphy with Bridget Sinnott. Acceptance of a provision for life annuity instead of dower. 1882.

Appointment of Eugene F. Daly as trustee to fill vacancy, by Evelyn C. Burtzell, Eugene H. and Benjamin M. Cole, heirs of Calvin L. and Lucinda L. Cole, dec'd.

Agreement to supply all orders for elastic roofing paint for  $\frac{1}{2}$  the net profits derived from its use, &c. Lowell L. Johnson, Chenango Forks, N. Y., to William Baldwin and George M. Kenyon. Sept. 19.

General assignment. Daniel McCabe and Arthur J. Conway, individ., and as the firm of McCabe & Conway. Dec. 6, 1882. nom

## 23d and 24th WARDS.

College st, s w s, 100 s e Hoffman st, 29x100. Charles A. Trowbridge to John Hanna and Catharine his wife. Sept. 21. 735

Cedar st, s s, 100 w Forrest av, 25x100, h & l. Clara Decker, daughter of P. P. Decker, to Dora A. wife of Fred. Schwannecke. Sept. 16. nom

Orchard st, s s, 225 e Madison av, runs south 125 x east 113.7 to west side Weeks st, x northerly along street 127.1 to Orchard st, x west 90.1. Lewis G. Morris to Mary A. Lodge. Aug. 22. 1,400

Rockfield st, s s, 491.4 e Marion av, 25x100. George F. and Henry B. Opdyke, Plainfield, N. J., to Ida Starin. Sept. 18. 350

Waverly st, s s, 100 e Monroe av, 209.7x125x210.2x125. Julia E. Kenney to Hugh O'Neil, exr. Marg't C. O'Neil. Receipt of legacy and release of premises from said lien. Sept. 21. 2,000

157th st, n e s, 175 s e Courtlandt av, 25x100. Kunigunda wife of Andreas Schumann to Charles J. Wacker. Mort. \$2,000. Sept. 20. 5,000

158th st, s w s, 175 s e Courtlandt av, 25x100. Simon Wright to Caroline wife of Nickolaus Schwarz. Mort. \$350. Sept. 25. 1,300

Andrews av, centre line at intersection centre line 206th st, runs north 180 along av, x east 130 x south 180 x west 130. Clara wife of and Benjamin P. Fairchild to Charles E. Hyatt. Mort. \$1,800. Sept. 18. 3,275

Courtlandt av, e s, 75 s 157th st, 25x100. Peter Vollkommer, Franklin, N. J., to Martha and Nicholas Egbert. Sept. 4. 1,500

Courtlandt av, e s, 50 s 157th st, 25x100. Peter Vollkommer, Franklin, N. J., to Catharine wife of Anton Spishler. Sept. 4. 1,500

Fordham av, w s, part lot 14 map Morrisania, runs north 24 x west 34.6 x westerly 103.3 x north 96.4 to 2d st, x west 25 x south 700 x west 25 x south 19.4 x east 190.9; excepting as follows: Fordham av, w s, 103 n division line bet lot 14 above and lot 6, runs north along av 24 x west 18.4 to westside of 3d av, as widened, x south 24 x east 18.4, being land taken for 3d av widening. Foreclos. Elisha Horton to Jackson Wright, White Plains. Sept. 8. 5,000

Franklin av, w s, 93.6 s 170th st, 20x100, h & l. Release mort. Willett Bronson, Huntington, L. I., to Willett Bronson, same place. Aug. 20. nom

Same property. Willett Bronson to Rachel wife of Abraham Beurimo. Mort. \$2,500. Sept. 21. 3,425

Forrest av, w s, 80 s Cedar st, 20x100, h & l. Clara Decker, daughter of Peter P. Decker, to Willett Bronson. Mort. \$1,500. March 15. 2,750

Jackson av, w s, 225 n 156th st, 57.1x79.10x57.9 x79.3, h & l. Clara Decker, daughter of Peter P. Decker, to Willett Bronson. Mort. \$1,800. April 23. 3,300

Mott av, e s, 350 from centre line of 153d st, runs north 25x95.6x25x95. Release mort. Alphonse Montant to Edward Jeans and John A. Taylor. Sept. 18. 600

Same property. Release mort. The Morris Land Co. to same. Sept. 18. 300

Sedgwick av, w s, lots 5 and 6 Lewis G. Morris property, near Morris Dock, 50x100. Lewis G. Morris, Fordham, to John Biggart. Sept. 15. 1,200

Sedgwick av, w s, lot 7 Lewis G. Morris property, near Morris Dock, 25x100. Lewis G. Morris to James Biggart. Sept. 15. 600

Willis av, e s, 130 s 143d st, 20x100, three-story brick dwell'g. Foreclos. Henry M. Leverich to Henry R. Kunhardt. Aug. 30. 4,700

Willis av, No. 368, e s, 70 s 143d st, 20x100, three-story brick dwell'g. Foreclos. Henry M. Leverich to Henry R. Kunhardt. August 30. 4,700

Willis av, No. 366, e s, 90 s 143d st, 20x100, three-story brick dwell'g. Foreclos. Same to same. Aug. 30. 4,600

Willis av, e s, 50 s 143d st, 20x100, three-story brick dwell'g. Foreclos. Same to same. Aug. 30. 4,800

Willis av, w s, 50 s 146th st, 37.6x106, three-story brick dwell'g. Foreclos. Same to same. Aug. 30. 6,600

Willis av, e s, 110 s 143d st, 20x100, three-story brick dwell'g. Foreclos. Same to same. Aug. 30. 4,500

8th av, w s, lot 13 map Mount Eden, near Upper Morrisania Depot, 50x100. Mary Roach, widow, of Brooklyn, to Alfred H. Roach. Oct. 14, 1876. nom

Canal Basin, w s, runs northeast along Canal Basin abt 500 to point 100 feet from Edsall st, x southeast 35 x north 100 to s s 135th or Edsall st, x northwest along st 393 to New York & Harlem Railroad Co., x southwest 375 to pier or bulkhead line, x south 400.

136th st, or Smeeman st, s w cor Canal, runs south along Canal 100 x northwest 35 x south 100 to 135th or Edsall st, x northwest 323 to New York & Harlem Railroad, x northeast 200 to s s 136th st, x southeast 358.

136th st, n w cor Canal, runs northeast along Canal 348 x northwest 233 x south 123 x northwest 128 to New York & Harlem Railroad, x southwest 230 in two courses to 136th st, x southeast 358, with all title in lands under water in sts, &c.

Macombs av, w s, extdg from s s Van Stoll st northerly to indef st and bounded on west by bulkhead line Harlem River.

Also all lands under water granted to Henry F. Durant, beginning on e s Harlem River at high water mark and at line bet Durant's and Stevenson's property, runs south along high water line 265 x still south 43.3 to J. L. Mott's line, x west 44 to new bulkhead line, x north 295 x east 510, contains 3 28-100 acres, and any land under water adjoining same beyond bulkhead line.

Also 2,836 10,000 of an acre, beginning at new bulkhead or channel line on e s Harlem River, at point 5,358.4 s of s s 155th st and 6,141.6 e of 10th av, and also about 1.5 s of intersection of n s Railroad av with said bulkhead or channel line, and 365.6 from 135th st, excepting part taken for 138th st and other sts.

Pauline A. Durant, extrx. H. F. Durant, to John H. Cheever.  $\frac{1}{2}$  part. Sept. 20. 215,680

Spuyten Duyvil & Port Morris R. R., e s, between James Kenney and Jno. Burn's lots, 26 x79x25x76, having originally been a 25x100 foot lot on e s Kingsbridge road, Yonkers, with frame dwell'gs. John and Ann Meyer, Spuyten Duyvil, and Margaret wife of John A. White, nee Meyer, Yonkers, heirs M. Meyer, dec'd, to John Wilson, Spuyten Duyvil. Sept. 25, 2 years taxes \$17. 650

Interior lot, 100 e Highbridge av and 100 n Union st, runs north 84 x east 27 x south 84 x west 27. Ann Kennedy, widow, to John Brown. Jan. 2, 1878. 100

Indefinite property in Westchester Co. Release of mort. and Q. C. George G. De Witt and ano., exrs. G. A. Sage, to Ann Vion, Brooklyn, and George C. Metz. Aug. 30. nom

## LEASEHOLD CONVEYANCES.

Bowery, No. 93, e s. Assign. lease. Moritz Herzberg to Peter Spencer.  $\frac{1}{2}$  part. nom

Front st, Nos. 203 and 204, first floor of No. 204 and kitchen in rear of No. 203. Assign. short lease. Herbert G. Rhodes, Rockville Center, L. I., to Edward D. Myers. 2,000

Murray st, No. 46, s s, 152 w Church st. Consent to assign lease. Trustees Columbia College to William Muirhead, assignee in bankruptcy of J. L. Adams.

Suffolk st, No. 161, w s, 225 s Houston st, 25x100. Leasehold George Wolfe to Philip Eisenberg. C. a. G. Sept. 26, taxes and accrued ground rent. 2,150

The Jay street basin, being wharf premises. Assign. lease. William R. Renwick to George Glover. 75,000

Same property. George Glover to West Shore & Buffalo Railway Co., and the New York, Ontario & Western Railway Co. Assign. lease. nom

Same property. The New York, West Shore & Buffalo Railway Co. of New Jersey, and The New York, Ontario & Western Railway Co., New York, to The West Shore & Ontario Terminal Co. of New Jersey. Assign. lease. nom

20th st, n s, 275 w 10th av, 125x91.11. The General Theological Seminary of the Prot. Epis. Church, U. S., to Clinton Sutphen. 21 years, from March 1, 1883. 1,750

Same property. Assign. lease. Clinton Sutphen to William Sutphen. nom

36th st, centre line, 205 w 11th av, runs west to west exterior line not less than 842 x north not less than 257.6 to centre 37th st, x east not less than 842 x south 257.6, except such part as has been taken for streets, &c. The New York, Ontario & Western Railway Co., New York, and the New York, West Shore & Buffalo Railway Co., of New York and New Jersey, to The West Shore & Ontario Terminal Co., of New Jersey. Assign. lease. nom

42d st, bulkhead at foot of West 42d st, between lines of said street with platforms on piers, with the short pier, &c.; also ferry franchise to Weehawken, New Jersey. Conrad N. Jordan to The West Shore & Ontario Terminal Co. Assign. lease. nom

Same property. The mayor, &c., New York, to Conrad N. Jordan. The original lease. 10 years, from May 1, 1881, rent per year, 5 per cent. of gross receipts.

62d st, s s, 306.5 e 1st av, 75x100.5. Carl Hofman to Albert Fritz. Assign. lease. consid. omitted

Same property. Albert Fritz to Amelia K. Hoffmann. Assign. lease. consid. omitted

3d av, No. 1041, store, front basement and first floor. Assign. short lease. Anton Ehrle to Antoine E. Ehrle. 50

8th av, w s, 56.4 n 20th st, 25x100. Benjamin Moore, trustee C. Moore, to James Reilly et al., exrs. A. Devlin, dec'd. Consent to assign. lease.

Same property. James Reilly et al., exrs. A. Devlin, to Margaret wife of George Beck. Assign. lease. 8,450

10th av, n e cor 49th st, 20.1x64. Gebhard Ratz to Patrick Connor. Assign. lease. 11,400

Lease dated March 6, 1882, made by Charles F. Southmayd and ano., trustees for Henry Astor, to John S. Stiger. John S. Stiger to Robert Fellows, Stamford, Conn. Assign. lease. 1,200

Same property. Robert Fellows, Stamford, Conn., to John S. Stiger. Assign. lease. nom

## KINGS COUNTY.

SEPTEMBER 21, 22, 24, 25, 26, 27.

Adams st, w s, 150 n Johnson st, 25x114.6, h & l. Charles E. Johnson, Philadelphia, Pa., to Henry J. Weber, New York. nom

Adams st, n w s, 100 n e Broadway, 25x100. Samuel M. Meeker, exr. and trustee Wm. Wall, to William Goeller. \$1,000

Bowen st, n e s, 175 s e Richards st, runs northeast 100 x southeast 10 x southerly to Bowen st, x northwest 32. The Atlantic Dock Co. to Thomas Kenny. April 26, 1872. 700

Braxton st, n e s, 97.10 s e 11th av, 25x100. William F. Redmond to Thomas O'Hara. C. a. G. 500

Broadway, n e s, 25 n w Park st or pl, 25x100. Catharine Hibbard, widow, to Ernst Augustin. 2,700

Broadway, s s, 100 e Schenck av, 25x100, East New York. William E. Goodge, to John A. and Felix G. Efray, exrs. F. Efray. 1,550

Same property. J. A. and F. G. Efray, exrs., &c., to Catharine Molloy. 1,275

Same property. Catharine Molloy to Elizabeth E. Murphy. 1,400

Broadway, n e s, 25 s e Elm st, 25x100. Samuel M. Meeker, exr. and trustee W. Wall, to Caroline Skillman. Correction deed. nom

Broadway, s e cor 8th st, 100x— to South 9th st, x— to 8th st x north— to beginning, hs & ls. Louisa Holmes wife of and Thomas to Newman C. Lyon. All liens. 10,000

Same property. Newman C. Lyon to Thomas Holmes. C. a. G. 1880. nom

Broadway, s s, 59 w 10th st, 19.8x69.5x18.8x64.5, h & l. Margaret Weiss, widow, to Peter Neumann and Henriette his wife. Mort. \$4,000. 6,000

Bainbridge st, n s, 250 w Reid av, 125x100. Charles D. King, assignee Kate Acor, to David Thornton. Mort. \$2,000. 4,500

Same property. Kate wife of and Lewis Acor to David Thornton. nom

Bergen st, n s, 180.5 w Flatbush av, 25x84x25x56. Release mort. Robert Hunter to Thos. McLaughlin. 1,500

Same property. Thomas McLaughlin to Bernard Meehan. 4,600

Bergen st, n s, 150 w Stone av 20x107.2. Release mort. Frederick Middendorf to Joseph Bueher. 300

Bergen st, s s, 375 e Vanderbilt av, 25x131. Mary Greeley to Jane Hannavin. 1873. nom

Bergen st, s s, 100 w Ralph av, 25x102.9. Rosey Matthews to Catharine and Joseph Keever, joint tenants. 280

Columbia st, n e cor Church st, 20x83.6. Samuel E. Rosenbaum to Michael Donnelly. Q. C. nom

Same property. Jerome Husted to Michael Donnelly. 775

Cheever pl, e s, 330.7 n Degraw st, 20x83.6x19.88.6, h & l. Michael Doran to Wilhelm Gundlach and Margaretha his wife, New York. Mort. \$1,700. 5,225

Congress st, n s, 177 e Henry st, 15x100, h & l. Rebecca A. Curtis, individ. and extrx. of Susan Dodge to Edwin Baker. 9,000

Same property. Rebecca A. Curtis, extrx. Susan Dodge, to same. 9,000

Chestnut st, w s, 200 n of New st, adj. rear of Water Works, 50x100, East New York. Nettie M. Keenan, admr. P. Keenan, to Sophia Miller, widow. All liens. 395

Clarkson st, n s, 1,315.10 e Flatbush turnpike, 25x247.9x25x247.8, Flatbush. Henry Werner to Sarah A. wife of Albert B. Lindaly. All liens. nom

Court st, n e cor Sackett st, runs northeast along Court st 14 x southeast 55 x southeast 27 x south 20 to Sackett st, x northwest 90. Partition. Frank Reynolds to James Calvert and E. Sinnamcn Calvert. 9,400

Cambridge pl, e s, 187.6 n Putnam av, 37.6x100, h & l. Gustav Bernheim, as assignee of Adolf Zeltmacher, to George F. Gregory. C. a. G. Mort. \$3,500. 5,000

Same property. Adolf Zeltmacher to same. C. a. G. Mort. \$3,500. nom

Church st, s s, 208.6 e Columbia st, 25x3, error. Felix Hickey to Patrick Hickey. nom

Church st, n e s, 125 s e Stewart av, 45x178.11, New Utrecht. Peter Byrns et al., School Trustees, to John Burns. 640

Dean st, s s, 520 e Franklin av, 20x110, h & l. Joseph H. Townsend to George H. Cook. Mort. \$5,000. 12,500



Dean st, n s, 210 e Nevins st, 20x100, h & l. Imogene C. Fales, widow, to William D. Pennell, Thornbury, Pa., exr. of Eliz. P. Sutton. Correction deed. nom

Same property. William D. Pennell, exr., &c., to Rosanna wife of Alfred H. Jacquin, New York. Mort. \$3,000. 7,500

Elm st, n w s, 300 n e Broadway, 20x75, h & l. John Mitchell to Emma Totans. Mort. \$2,000. 3,900

Eastern Parkway, s s, 188.5 w Buffalo av, runs southeast to Union st at point 145.11 west Buffalo av, x west 101 x northwest to Eastern Parkway x east 101.9. Lizzie Stagg, Stratford, Conn., to Mayer Kahn, New York. Mort. \$800. exch. and 2,000

Fayette st, s e s, 300 n e Broadway, 25x100, h & l. Edward Fritze to John Merkle. 4,000

Front st, s e cor Jay st, 110x112, brick brewery, &c. Selena Young, extr. A. R. Young, to Leavy & Britton Brewing Co. Mort. \$17,000. 28,000

Same property. Alfred J. and Charles A. Young, heirs A. R. Young, to same. Q. C. nom

Fulton st, s s, 75 w Ralph av, 37.6x100, hs & ls. Julius B. Davenport to Albert Woodruff. exch. and 1,000

Floyd st, s s, 300 e Sumner av, 25x100, h & l. Katharine wife of and Kaspar Gossmann to Anton Geiger and Anna his wife, joint tenants. Mort. \$3,000. 5,300

Floyd st, s s, 150 w Throop av, runs south 100 x east 50 x north 57.6 x northwest 59.9 to Floyd st, x west 8.8. Release mort. Elizabeth A. Budd to George Weidner. nom

Halsey st, n s, 231.3 w Tompkins av, 18.9x100. Barlow Stevens to Anna S. wife of John M. Linsley. 3,000

Hayward st, s e s, 264 n e Harrison av, 40x100. Robert Irwin to John N. Schnell. 2,400

Hicks st, e s, 199 n Degraw st, 21.6x88.6. Margaret L. wife of and Philip Boylan to Margaret L. wife of Thomas Rivett. C. a. G. Mort. \$2,000. nom

Himrod st, n w s, 120.10 s w Central av, 63.6x82.11x62.6x84.9. Myles McLaughlin to Frederick Sprower. 1,500

Hopkins st, s s, 45 e Marcy av, runs east 20x100 x west 19.5 x northwest to point 45 east Marcy av, x north 99.6. August L. Walter to August Luedicke. Mort. \$1,200. 2,500

Hancock st, s s, 140 w Nostrand av, 60x100. James D. Lynch, New York, to Susanna E. C. wife of Walter C. Russell. 8,250

Hooper st, s s, 201 w Bedford av, 19.7x100, h & l. Mary A. Harvey to Catharine J. wife of Louis Monjo, Jr. All title. Mort. \$3,000. nom

India st, n s, 275 e Oakland st, 25x100. Albert M. Patterson, exr. J. W. Patterson, to Thomas Mannion. 3/8 part. 163

Same property. Seth G. Babcock, individ. and as trustee of Abby G. Spring, to Thomas Mannion. 5/8 part. 281

Ivy st, s s, 100 w Railroad av, 25x100. Bay av, n w cor Sheridan av, 200 to Lincoln av, x 128.4 to New Lots road, x 25.6 to Sheridan av, x 175.7, New Lots. Release mort. Frederick Middendorf to James Hogan. 600

Jefferson st, n s, 395 e Tompkins av, 60x100, hs & ls. Hannah E. wife of George B. Stoutenburg to William Ziegler. See Putnam av. Morts. \$17,250. 27,000

Kosciusko st, n s, 201 e Tompkins av, 18.9x95. Ferdinand Sloat to Charles F. Moadinger. Mort. \$2,500. 4,700

Kosciusko st, n s, 283.4 e Nostrand av, 16.8x100, h & l. Abram Cornelius to Henry L. Pierson, Jr., and J. Fred. Pierson, of Pierson & Co. Mort. \$1,000. 5,000

Linden st, s e s, 325 s w Central av, runs southeast 100 x northeast 225 x southeast 25 x northeast 100 to Central av, x northwest 119.1 to Linden st, x southwest 325. G. Winslow Powell to Daniel P. Darling. Morts. \$2,500, taxes, assm'ts, &c. nom

Livingston st, s s, 80 w Bond st, runs south 75.9 x west 12.6 x south 25 x west 25 x north 100.9 to Livingston st, x east 37.6. John J. Drake to Andrew Mowbray. Mort. \$1,200. 7,900

McDonough st, n s, 260 w Sumner av, 20x100. Foreclos. Lewis R. Stegman to Mary W. wife of Hiram Jones. 5,010

McDougal st, n s, 200 e Hopkinson av, 25x100. Release mort. Rachael Baer, New York, to Louisa Ritzenhoff. nom

Same property. Louisa Ritzenhoff to Catharine Gotz. 390

McDougal st, s s, 150 w Saratoga av, runs south 100 x west 25 x north 67 x east 0.6 x north 33 to st, x east 24.6, h & ls. Katharina Geib, Jr., to Bertha Geib. Morts., taxes, &c. 1,675

Magnolia st, n w s, 149.10 s w Myrtle av plank rd, runs southwest 25 x northwest 73.3 x north 57.10 x northeast, touching the south side of Myrtle av plank rd, x east along same 9.2 x south 62.9 x southeast 62.9. Thomas D. Cottman, New York, to Louis H. Dewey. Q. C. nom

Magnolia st, n w s, 150 s w Irving av, 50x124.3 x 50x123.2. Samuel P. Banham to Samuel D. McLure. nom

Middleton st, s s, 360 e Harrison av, 20x100, h & l. Elizabeth wife of and Franz Herte to Frederick Bischoff. Mort. \$2,000. 4,450

Monroe st, s s, 200 e Ralph av, 25x100. Margaret L. wife of and Zachariah Voorhies to George Blackmore. Mort. \$1,250. 1,800

Monroe st, s s, 200 w Tompkins av, 25x100. Charles Isbill to James W. Burtcn. Mort. \$4,000. 6,660

Monroe st, w s, 300 n Liberty av, 25x90, East New York. Maria McCartin to William Fudge. Mort. \$300. 1,350

Pacific st, n s, 252.11 e Washington av, 20x100. John R. Kuhn to Anne Farrell. C. a. G. 125

Same property. Anne Farrell to Elizabeth Farrell. nom

Pacific st, s s, 150 w Vanderbilt av, 28.11x— x—, gore. John Van Cott, Oyster Bay, L. I., to George S. Wheeler. C. a. G. Taxes, assess'ts, &c. 173

Park pl, s s, 210 e Clason av, 100x131. Albert Woodruff to Julius Davenport. exch

Sackett st, s s, 167 w 5th av, 16.8x100, h & l. Mary A. Donlon to Rose A. Donlon. Mort. \$2,500. nom

Sackett st, n s, 100 e Buffalo av, 20x220.7. Elizabeth Nicholas to The Consolidated American Baptist Missionary Convention. Alliens. nom

Sackett st. No. 199, n s, 86.2 w Henry st, 19.6x100, h & l. James and Michael J. Gilligan to Childe H. Childs, New York. Mort. \$5,500. 6,400

Scholes st, centre line, n s, 175 w Ewen st, 25x— to Conselyea farm line. Adam Maue to George Stalf. 3,450

Sands st, No. 24, s s, 50 w Washington st, 25x104.8. Order of Court confirming Commissioner's report, awarding for above property taken by Bridge trustees 17,000

St. Johns pl, n s, 124.7 e 7th av, 20x100, h & l. Bernard McCaffrey to Mary E. wife of William J. Skelley. other consid. and nom

Tillary st. No. 13, n s, 107.2 e Fulton st, 24.3x73.8x24.4x75.2. George F. Wood, Clarkstown, N. Y., to Kate A. and Mary L. Wood. 1/2 part. exch

Same property. Andrew B. Hodges, sheriff, to Mary A. Wood. Jan. 26, 1853. 1,550

Tompkins pl, No. 11, e s, 97 s Harrison st, 24x112.6. Ernest H. Jackson, heir Mary B. Jackson, to Joseph H. Jackson. Q. C. nom

Union st, s s, 392 w 5th av, 125x100 to President st. John S. Kidd, Peoria, Ill., to George W. Kidd, New York. Mort. \$3,000, taxes, assessments, &c. nom

Van Buren st, n s, 234 e Stuyvesant av, 16.8x100, h & l. Ellen F. Hickey, New York, to Bridget McGuire. Mort. \$1,600. 3,145

Van Buren st, s s, 219.9 w Throop av, 18x100, h & l. William Ziegler to Annie J. Warren, 5,500

Withers st, n s, 300 w Kingsland av, 25x100. Joseph Kenney to Charles W. Cooper. Morts. \$1,350. 1,500

Walton st, n s, 446 e Harrison av, 22x74.4x22 x76.7, h & l. Lena Hoffman and Ludwig her husband to Moritz Plaut. 2,300

Walworth st, w s, 265 s Willoughby av, 25x100. Elizabeth A. Pentz, Sing Sing, individ. and extr. W. A. Pentz, to Sarah J. Davis. 900

Warren st, n s, 150 e Nevins st, 21x100, h & l. Thomas E. and Margaret Tracy, heirs Catherine Tracy to Margaret Doran. 2,000

1st st, n s, 208 e Bond st, 20x61.2x20x60.2. Owen Kiernan to Bleazar S. Vaughan. Taxes and assessments and sales for same. 300

North 2d st, s s, 60 w Bushwick av, runs west 50 to Humboldt st, x south 149 x northeast 30.3 x northwest 41.4 x northeast 78.5 x northeast 32 to Bushwick av, x north 31.9 x west 67.5 x 30.2. Traugott Karutz to Anna Karutz. Q. C. nom

North 2d st, s e cor Humboldt st, 45x75. Anna wife of and Albert Karutz to Henry Herrmann and Friederick his wife, as joint tenants. Mort. \$8,000. Sept. 22. 17,000

South 2d st, s s, 228.6 e 4th st, 25x120, h & l. Samuel J. Pinder to William H. Pinder. See 9th st. Mort. \$3,000. exch

5th st, n s, 76 w 7th av, 17.6x100, h & l. Charles Long to James E. Malone. Mort. \$4,500. 8,500

5th st, n s, 59 w 7th av, 17.6x100, h & l. Charles Long to Cyrus V. Kean. Mort. \$4,500. Sept. 22. 8,500

5th st, n s, 456 w 7th av, 51.10x100. Charles Long to Anna L. Buell, widow. Morts. \$9,750. 16,500

South 6th st, n w cor 2d st, 18x55x12.8x55.3. John C. C. Gatje to Henry W. Lemkau. Correction deed. nom

7th st, n s, 164.6 e 5th av, 16.8x100. George Underhill to Julia Wilcox. 2,555

North 7th st, n s, 99.4 e 5th st, 17x75. Joseph P. Quin and ano., exrs. E. H. Quin, to Patrick O'Reilly and Brid et his wife. 1,250

North 7th st, n s, 137.11 e 5th st, runs north 75 x west 37.11 x north 25 x east 50 x south 100 to North 7th st, x west 12.1. Joseph P. Quin and ano., exrs. E. H. Quin, to John Gallagher. 800

8th st, s s, 247.10 w 7th av, 80x100. Release of dower. Rosina wife of William H. Whitney to Elizabeth M. wife of James H. Baker. nom

9th st, e s, 50 s North 1st st or Hope st, 25x100. William H. Pinder to Samuel J. Pinder. See South 2d st. exch

9th st, w s, 80 n Grand st, 20x80, h & l. Elizabeth Alfield to Julie Lutz, during her life. Q. C. nom

13th st, s s, 406.2 e 3d av, 20.10x100. Cornelia M. Spader to Thomas Murphy. 700

16th st, s s, 172.10 e 11th av, 50x100. Braxton st, n s, abt 172.10 e 11th av, 81.11x101x76.3x100. Stephen Taber to William F. Redmond. C. a. G. Taxes, &c. 1,500

16th st, n s, 97.10 w 10th av. 25x100. Quentin McAdam, Nyack, to Jane Mackiverkin. Parkville, L. I. Assessments. 500

17th st, s w s, 165 n w 5th av, 20x100.2. John Quinn to Mary A. wife of Thomas C. Ward. 2,000

17th st, s s, 280 e 9th av, 20x100.2. Michael Smith to Thomas Dillon. 550

22d st, n s, 300 e 4th av, 25x100. Mary wife of William Gormley to Helen Taylor. nom

30th st, s w s, 150 s e 4th av, 25x100.2. Foreclose. John B. Byrne to Caroline W. Astor. 675

43d st, s s, 339 w 4th av, 19.6x100.2. Fannie Sharp to Mary A. Barnett, New York. 1,500

Av W, s s, extdg. from East 13th st to East 14th st, 200x100, Gravesend. Mary Curry to James Thoubbaron. 800

Atlantic av, n s, 150 w 3d av, 20.10x80. Jane C. wife of William C. Hicks to Robert Reid. Q. C. and Confirmation deed. nom

Atlantic av, n s, 48.9 e Gunther pl, 48.9x98.7. Cannot locate with certainty from deed description. Charles Place to M. A. Bass. Q. C. 75

Atlantic av, s s, 166.8 e Rockaway av, 66.8x100. Frances M. wife of and Charles N. Peed to Orlo Briggs. 2,400

Bay av, n w cor Sheridan av, 200 to Lincoln av x 128.4 to New Lots road x 205.6 to Sheridan av x 175.7, New Lots, hs & ls. James Hogan to Phillip Braiy. 1,405

Bedford av, e s, 196 n De Kalb av, 22x100, h & l. Mary E. Bomann to John Hogan. 5,500

Bushwick av, n s, 31.2 s North 2d st, 31.2x74.11 x30.2x67.5. Anna wife of and Albert Karutz to Henry Herrmann and Friederick his wife, joint tenants. Mort. \$3,000. 7,275

Clason av, e s, 40 n Park pl, 40x100. Albert Woodruff to Julius Davenport. exch

Clermont av, w s, 166.6 n Lafayette av, 16.8x100. Henry and Francis McCloskey to Kate J. McCloskey. 10,100

Central av, southerly cor Pilling st, 60x100. Ann Adair et al., exrs. Robert Adair, to Walter Thackray. 1/2 part. 102

Same property. John L. Nostrand to same. 1/2 part. 102

Eldert av, e s, 275 s Blake av, 25x290, to Shepard av, New Lots. Harry Howard, New York, to Harriet A. Mason. gift

East New York av, s s, 92 w right of way, 50x100, Flatbush. Eugene Martyn to Cornelius Web. 750

Evergreen av, westerly cor Bleecker st, 100x100. John W. Coe to John Menahan. Assessments. 2,500

Flushing av, s s, 75 w Nostrand av, 25x75. James Mathison, Jr., and William H. Cooke to J. Frederick Mayer, Islip, L. I. Mort. \$2,000. exch

Franklin av, s w cor Quincy st, 50x95, h & ls. Beasey wife of John Collins to Laura A. Thompson. Mort. \$3,500. 7,600

Franklin av, e s, 20 n St. Marks av, 19x80. J. William Greenwood to Cornelia J. Carl. Mort. \$1,100. 3,150

Gates av, n s, 75 w Reid av, 0.6x100. Phineas Seldner to Francis E. Pouch. 600

Graf av, s s, 105.5 w Hinsman st, runs south 147.3 to Coney Island Creek, x west 37.7 x again west 29 x north 133 to Graf av, x east 58.2. Graf av, n s, 105.5 w Hinsman st, runs north 135.2 to right of way x west 57.6 x south 132.8 to av, x east 58.2, Sheephead Bay. Rudolph Hinsman to Frederick Graf. 2,000

Grand av, s w cor Lafayette av. Party wall agreement. John Babrenburg with Ella L. Donnellon. nom

Greene av, s e s, 175 n e Evergreen av, 50x100. Maria Ferrow or Redden to Adolph Strauss and Dora L. Schreiber. Mort. \$1,800. 3,810

Greene av, s s, 80 e Cumberland st, 20x75, h & l. Stephen H. Williamson to James H. Williamson. nom

Harrison av, n w cor Hooper st, 20x65. Elizabeth P. Auld, widow, and James, Joseph and Samuel Auld, heirs S. Auld, to George S. Wheeler. 45

Henry av, w s, 150 s Baltic av, 50x100, New Lots. Release mort. Sarah H. Crane and Zilla K. Napier to Herbert C. Smith. 2,000

Henry av, w s, 150 s Baltic av, 50x100, East New York. Herbert C. Smith to William M. Miller. 502

Johnson av, n s, 150 w Bushwick Boulevard, 25x100, h & l. Rudolph Fischer to Alois Goebel. Mort. 5,000

Same property. Alois Goebel to Maria Fischer. Mort. 5,000

Lafayette av, n s, 200 w Marcy av, 20x100, h & l. Lorenz Zeller to Mayer Kahn. Mort. \$3,000. 7,500

Lafayette av, w s, 183.4 n Broadway, 16.8x100. Release mort. Ella O. Wilits to Samuel W. Post, Newtown, L. I. 250

Lafayette av, w s, 183.4 n Broadway, 16.6x100. Samuel W. Post to Sidney G. Bedell. 3,500

Lafayette av, s s, 425 e St. James pl, 25x100x 27.8x100. Henry Blatchford to Ella L. Donnellon. nom

Same property. Ella L. Donnellon to Henry Blatchford. 50

Lexington av, n s, 100 e Throop av, 20x100. William Ziegler to Paul C. Grening. Q. C. 700

Marcy av, s w s, 43 s e Hayward st, 19x75, h & l. Louisa wife of and Henry Grasman to Julius Biodrum. Mort. \$2,500. 5,200

Marcy av, southerly cor Hayward st, 24x75, h & l. Louisa wife of Henry Grasman to August Gill. Mort. \$5,000. 10,300

Myrtle av, n s, 22 e Steuben st, 3x100. Anna wife of and John H. Graham, to Jennie G. Lambert. Q. C. nom

Myrtle av, s s, 250 e Lewis av, runs east 13.8 x south to Verona av late Witherspoon st, x west to point 250 e Lewis av, x north — to beginning. William R. Bunker to Lydia wife



of Charles S. Bunker, St. Paul, Minn. Q. C. Taxes and assessments. 500  
 Ovington av, s w s, lots 71 and 72 map of Ovington village, New Utrecht, 103.10x153.2x108.10x153.7. Michael J. Langan, New York, to Peter L. Mullaly.  
 other consid. and 300  
 Putnam av, s s, 355 e Tompkins av, 200x100. William Ziegler to Hannah E. Stoutenburg. See Jefferson st. Agreement to build first-class dwell'gs at once. 15,000  
 Rockaway av, s w cor Dean st, 50x100. Dean st, s s, 100 w Rockaway av, 200x107.2. A. Orville Millard to George R. Kehoe. 1,500  
 Reid av, w s, 60 s Bainbridge st, 40x75, part of old Hunter Fly road. Mayor, &c., Brooklyn, to Conrad Gluth. nom  
 Reid av, n w cor Hancock st, 55.7x48.8x1.6x48.3. A. O. Millard to Nathaniel H. Clement and Edward J. O'Flynn. Contract. 5,000  
 Sheffield av, w s, 75 s Liberty av, 25x200 to Georgia av, New Lots. Release mort. Joseph Fuchs to Caspar Spies. nom  
 St. Marks av, n s, 100 e Carlton av, 20x131. John Monas to Mary V. wife of George M. Jones. Mort \$4,500. 8,750  
 Utica av, n e cor Degraw st, 64.9x100. Alicia wife of and James Ellis, to George Wilcox. Taxes, assesss, &c. nom  
 Wyckoff av, s w s, 120 n w Madison st, runs southwest — x northwest to centre Bushwick and Newtown pike, x northeast to centre Wyckoff av, x southeast to point 121 n w from Madison st, x southwest 35, being all title in part of old road. Nathaniel W. Troutman, Long Branch, to Alexander Campbell. C. a. G. 225  
 Williamson av, w s, 150 n Blake av, 50x100. New Lots. Caroline Goble to Pierre Abry. 1,100  
 8d av, s e s, 60.2 s w 35th st, 20x100. Elizabeth Bergen and ano., exrs. John G. Bergen, to George Wise. nom  
 4th av, e s, 80 n Warren st, 20x82.2. Foreclos. Forman Whitney to Maria A. Silleck and Eliza A. Brown. Mort. \$3,000. 1,000  
 5th av, north cor Clinton av, 25x100.9x25x100.6, New Utrecht. John Ahern to Henry J. Hintze, Bergen Point, N. J. exch  
 5th av, s e s, 25 s w 22d st, 33.4x100, hs & ls. Henry M. Tenken to Mary F. wife of John Burrill. All liens. nom  
 7th av, e s, 100 n Macomb st, 75x192 to Polhemus pl. Joseph P. Durfey to John Heyzer. Subject to assessments. 13,500  
 7th av, s e cor 9th st, 82.6x110. Release mort. Asa W. Parker to Daniel Doody. nom  
 Same property. Release mort. Nathaniel A. Cowdrey to same. nom  
 Same property. Release mort. Ralph G. Packard to same. nom  
 Same property. Release mort. Same to same. nom  
 Same property. Daniel Doody to Charles Long. 11,000  
 10th av, n e cor 19th st, 100.2x100. Anna L. Ruell to Andrew J. Constantine. 2/3 part. Q. C. 400  
 Plot 2 acres salt meadow at Sheepshead Bay on w s main road, adj. Lakes and Voorhees. Aletta A. Stillwell, widow, to Lanah and Elizabeth Stillwell. Q. C. nom  
 Same property, excepting plot on w s main road. Lanah and Elizabeth Stillwell to Elizabeth Clute. 1,000  
 General assignment. Adolf Zeltmacher to Gustav Bernheim.  
 Lots 1 to 17 and 46 to 65 inclusive, map of J. Dean property, 8th Ward. Eliza L. Roosevelt, New York, to Mary E. Stanton. Q. C. All taxes, assesss, and sales for same. value consid. and nom  
 Receipt of legacies and release of administration and guard. Leonard Misbach to John Schaefer, admr. and guard. 373

WESTCHESTER COUNTY, N. Y.

SEPTEMBER 7TH to 27TH—INCLUSIVE. EASTCHESTER.

Drake, Lawrence—Margaret S. Losee, e s 6th av, in village of Mt. Vernon, 25x105. \$600  
 Heusler, John—Adelaide Hermann, n s North st, at Central Mt. Vernon, 5x100. 500  
 Otto, Charles C.—John Heusler, same property. 250  
 Nichols, Jemima—Miles McKeon, lot on w s Bleeker st, 40 ft south Bridge st; also lot on w s Bleeker st, 168 ft south Bridge st. 1,500  
 Clark, Jacob S.—Sarah F. Cooper, w s Union av, 100x105. 2,100  
 Sherwood, Eugene—Elvina Russell, lot on e s White Plains road, adj M. E. Church lot. 3,600  
 Carpenter, David E.—Elizabeth A. Whitman, 2 sections in plot No. 32 on map of tract of land formerly of A. Sacchi, each 25x100. 150  
 Pease, Gilbert—Phebe J. Tobin 6 acres on s s continuation of 3d st, adj estate of J. Beekman, in Village of Mount Vernon. 100  
 Core, Arthur S.—Sarah A. Fowler, lot No. 905 on w s 11th av, in village of Mt. Vernon. 4,500

MAMARONECK.

Cogswell, Mary R.—Eliza V. Rushmore, lots Nos. 8, 10 and 12 on s w s Forest av on map of Delancy Park. 50  
 Ketelas, Eugene M., et al., exrs. of Wm. A. Ketelas—John L. Ferguson, s s Turnpike road leading from New Rochelle to Mamaroneck, adj land of Briggs. 1,300  
 Wood, George I.—Cypricer Gousset, lot No. 129 on map of Washingtonville. 100  
 Gousset, Cypricer—Peter Spaenhoven, lots Nos. 129 and 131 on map of Washingtonville, 1

Larchmont Manor Co.—Rose Harris, lots Nos. 7, 8, 9, 17, 18, 19 and part lots Nos. 6, 11 and 16 on block No. 29 on map of Larchmont Manor; at s e cor Woodline and Prospect av. 3,012

NEW ROCHELLE.

Disbrow, Susan W.—Michael Parker, lot No. 8 on e s Harrison st, 500 ft n Boston Post road. 1,500  
 Cutts, Hannah and Oliver—Martha K. Elder, lot on s w s Centre av, 282 ft s e Boanehamp av. 2,175  
 Badeau, Moses—Joseph Kirchoff, lot on w s Church st, adj lands of J. D. Deveau. 1,500  
 Hallways, Jacob—New Haven Railroad Co., lot s w cor Washington av and North st. 1  
 Francis, Sarah E., by C. G. Banks, ref.—Ann Richardson, lot No. 3 on e s Harrison st, 250 s Old Boston Post road. 830

PELHAM.

Henry, Nancy K.—Phebe A. Bertine, lot at s e cor Turnpike road and Peace st. 600  
 Bolton, Naurette A.—Adele L. S. Stevens, n s Pelham road leading to New Rochelle, adj lands of E. J. Roosevelt, 33 acres; also s s same road opposite above, 1 road 25 perches. 100,000

WESTCHESTER.

Ford, Michael—Mary Farson, lot No. 1,036 on n s 12th av of map of village of Wakefield. 10  
 Salter, Wm. H.—Elizabeth Heilman, lots Nos. 139 and 142 on e s 3d st in village of Jerome. 150  
 Same—same, lots Nos. 1, 2 and 3 on e s 3d st in village of Jerome. 160  
 Paterson, Maria L. and Robert—John Eggleston, e s highway leading from Eastchester to Westchester, adj lands of Thomas Simpson, abt 12 acres. 20,000  
 Mallett, Joshua J.—Bolyer Domroth, lot No. 375 on w s Av E at Unionport. 185  
 Vogt, Mary H. and Charles—Martin and Joseph Sully, s s 12th av, 105x114. 300  
 Lather, James J., by C. E. Kane, ref.—Perry Doty, lot No. 28 on n s Elliot av, at Throggs Neck. 560

WHITE PLAINS.

Banks, Sarah S.—Harvey Husted, lot on s Lake st, adj lot of Moses Gray. 8,000  
 Hopkins, Elijah T. et al., by Wm. A. Woodworth, referee—Abby A. Purdy, lot on e s Central Park av, adj lot of Elijah T. Hopkins. 450  
 Purdy, Abby A. and Hart—Andrew O'Brien, lot s e cor Central Park av and Hopkins av. 250  
 Banks, Jane H., exr. of John W. Crawford—Abigail F. Burling, lot on w s highway leading through White Plains village, adj lot of Minott Mitchell. 4,000  
 Ashley, Archibald M., by C. H. Purdy, ref.—Ellen T. Donohue and Eveline H. Budway, e s Court st, 50x100. 515  
 Budway, Eveline H. and James H.—James H. Moran, 1/2 part of above property. 500  
 Vandenhove, Adelaide A. and Guillaume—Merwin Sniffin, lot on w s Broadway, adj lot of Charles Horton. 6,500

YONKERS.

Herriot, Elsie A.—John Nilan, w s Jefferson st, 250 ft s Herriot st, 25x95. 450  
 Oakley, Marvin R.—Rudolph Eickemeyer, lot at n e cor of Kellinger st and School st. 4,250  
 Wright, Charles—Ella E. Martin, e s Highland Turnpike, adj lot of Edward Martin, abt 30 acres. 12,000  
 Colgate, John B., and John B. Trevor—Warburton Hall Association, lot No. 47 Woodworth av, n s, and 47 on w s Warburton av, adj lot of grantee. 5,000  
 Weeks, Samuel, et al., exrs. of Benj. F. Weeks—Ellen Burton, lot No. 7 on n s Myrtle st, 50 w Orchard st. 650  
 Flagg, Ethan—Elizabeth Smith, lot on s s Oliver av, 180.6 w Walnut st. 650  
 Kitteringham, James—Geo. C. Reid, lot at n w cor Chestnut and Victor sts. 500  
 Stone, Susan M.—Patrick Harris, s w cor Orchard and High sts, 25x100. 400  
 Bouney, Alfred—Frederick D. Beschstein, w s Riverdale av adj grantee, 6.45-100 acres. 16,000  
 McFaul, Miles A.—Flavius J. Winchell, lot on w s Riverdale av, adj land formerly of Thos. W. Ludlow. 200

MORTGAGES.

NOTE.—The arrangement of this list is as follows: The first name is that of the mortgagor, the next that of the mortgagee. The description of the property then follows, then the date of the mortgage, the time for which it was given, and the amount. The general dates used as headings are the dates when the mortgage was handed into the Register's office to be recorded.  
 Whenever the letters "P. M." occur, preceded by the name of a street in these lists of mortgages, they mean that it is a Purchase Money Mortgage, and for fuller particulars see the list of transfers under the corresponding date.

NEW YORK CITY.

SEPTEMBER 21, 22, 24, 25, 26, 27.

Allen, Jonathan, to David C. Leech. 10th av, n e cor 73d st, 76.8x100. P. M. Sept. 13, 6 months, building to proceed without pause. \$31,000  
 Same to same. Same property. Building loan. Sept. 13, 6 months, building to proceed without pause. 20,000  
 Aymar, Jose, to Augusta E. Breese. 6th av, s w cor 29th st, 18.8x64.6. Sept. 21, 3 years. 7,000

Althaus, John J., to THE BANK FOR SAVINGS, City New York. Mercer st, No. 19, w s, 222.8 s Grand st, 24.8x100. Sept. 24, 1 year, 5 per cent. 25,000  
 Beaudet, Alphonso, and Elizabeth wife of John Steinmetz to Newman Cowen. 2d av, s w cor 99th st, 98x100. Sept. 25, due Jan. 2, 1884. 5,000  
 Beaudet, Alphonso, and Elizabeth wife of John Steinmetz to Thomas J. Crombie. 2d av, s w cor 99th st, 98x100. Sub. to mort. \$25,000. Sept. 26, notes for building materials. 5,000  
 Bronson, Willett, to Charles A. Peabody, Jr., Richard M. Harrison and James M. Varnum. 8th av, s w cor 84th st, 102.2x200; 83d st, n s, 150 w 8th av, 50x102.2. Collateral to another mort. May 12.  
 Buek, Charles, to THE GERMANIA LIFE INS. Co., City New York. Madison av, s w cor 61st st, 127.5x95; 61st st, s s, 95 w Madison av, 25x100.5. Sept. 25, due May 30, 1886, int. 5 1/2 per cent. on \$95,000 and 6 per cent. on balance. 200,000  
 Boardman, Cordelia E., widow, to John Falconer, and ano., trustees. 45th st, n s, 250 e 5th av, 25x100.5. Sept. 20, due Oct. 1, 1884, 5 per cent. 6,000  
 Bondi, Rosalie, wife of Jonas, to Isabella Dickinson. 25th st, s s, 78.3 w 7th av, 15.6x98.9. Sept. 18, due July 1, 1884. 2,500  
 Bradhurst, Henry M., to THE GERMAN SAVINGS BANK, City New York. Greene st, w s, 20.1 n Houston st, runs north 60.3 x west 100 x south 80.4 to Houston st, x east 21 x north 20.1 x east 79 to point beginning. Sept. 3, due Sept 17, 1884. 75,000  
 Bronson, Willett, Huntington, L. I., to Mary Hewlett, Great Neck, L. I. Franklin av, w s, 93.6 s 170th st, 20x100. September 18, 3 years. 2,500  
 Same to Deborah K. wife of Charles B. Lothrop. 78th st, s e cor 4th av, 50x102.2. March 23, 1 year. 14,485  
 Same to same. 120th st, n s, 250 e 8th av, runs north 100.11 x west 100 x south 30.10 to St. Nicholas av, x south along av 82.2 to 120th st, x east 57. Sept. 6, demand. 7,500  
 Same to same. Madison av, s e cor 65th st, 17.1 x 60; Madison av, e s, 50.5 s 65th st, 16.8x60; Madison av, e s, 83.9 s 65th st, 16.8x60. Aug. 22, demand. 7,500  
 Same to same. Madison av, s e cor 65th st, 17.1 x 60. Feb. 1, demand. 12,000  
 Bronson, Willett, with Julio Harmony, both mortgagees. Agreement as to priority of mortgages made by Ira E. Doying, March 13, 1883.  
 Same with same. Similar document, March 13, 1883.  
 Bronson, Willett, with Archibald G. King, trustee, both mortgagees. Agreement as to priority of mortgages made by Ira E. Doying, May 15.  
 Bell, Enoch C., to Teunis D. Hunting, Brooklyn. 116th st, s s, 80 e 3d av, 25x100.11. Sept. 25, due Feb. 1, 1884. 2,000  
 Betjeman, C. H., exr. of L. Barmstorf, dec'd, and Charlotte Barmstorf, New York, and Essie and Olie Barnes, of Boston, Mass., to Frederick Hessinger, Sullivan Co., N. Y. 117th st, s s, 316.8 e 3d av, 16.8x100.11. Aug. 29, due Sept. 1, 1886, 5 per cent. 3,500  
 Civile, Frank A., to Alexander Hamilton and ano., exrs. John P. March, dec'd. 122d st. P. M. Sept. 20, 2 years. 15,000  
 Crowninshield, Benjamin W., Marblehead, Mass., and Samuel W. Rodman, Burlington, Mass., to James D. Lynch. 9th av, n e cor 61st st, 100.5x100. P. M. Subject to mort. \$170,000. Sept. 1, 2 years, 5 per cent. 40,000  
 Candee, Edward W., to THE BANK FOR SAVINGS, City New York. Av A, w s, 44.10 s 53d st, runs northwest 94 x southwest 119.2 x southeast 120.5 to point 17.7 northeast of 52d st, x southeast 75 to point 100 southeast from n w s Av A, x northeast 138.5 to point 44.10 southwest 53d st, x northwest 100; Av A, n w cor 52d st, 21.7x95.5x36.10x94. Sept. 25, 1 year, 5 per cent. 70,000  
 Carpenter, Phebe A., wife of Henry H., to Riker R. and Esther E. James. 119th st, No. 350, s s, 110 w 1st av, 20x100.11. Sept. 26, 3 years. 2,600  
 Chittenden, Sterne, to Benjamin Sire. 75th st, Nos. 216 and 218, s s, 212.1 e 3d av, 39.2x102.2. Sept. 25, notes, 5 per cent. 2,000  
 Close, Seth D., to Hiram Close, Geneva, N. Y. 143d st, s s, 481.6 e Alexander av, runs south 100 x east 25 x north 50 x east 6 x north 50 to 143d st, x west 31. Sept. 17, 7 years. 3,200  
 Cunningham, Sarah J., to Margaret Calhoun. Lexington av, e s, 80.5 s 58th st, 20x105. Sept. 22, due in Sept. 1888. 5,000  
 Dempsey, Patrick, and Eliza Jane, his wife, to Vincent M. Wilcox and ano., as trustees and exrs. Harmon K. Wells, dec'd. 119th st, s s, 165 e 4th av, 25x100.11. Sept. 20, 3 yrs. 15,000  
 Dempsey, Patrick, to William M. and John H. Purdy, exrs. and trustees John Purdy. 119th st, s s, 190 e 4th av, 25x100.11. Sept. 20, 3 years, 5 per cent. 15,000  
 Dewey, William C., to Alexander Hamilton et al., as trustees of THE LIVERPOOL & LONDON & GLOBE INS. Co., New York. Warren st, No. 122, n s, 90 e West st, 23x90. Sept. 21, 3 years, 4 1/2 per cent. 10,000  
 Dunker, John F., to Ferdinand Kurzman. 2d av, w s, 25.5 s 124th st. P. M. August 9, 5 months. 3,285  
 Same to same. Same property. Building loan. Aug. 9, demand. 7,500  
 Daiker, George, to Frederick Schuck. 47th st,



P. M. Sept. 26, installs., due Jan. 1, 1885, 5 per cent. 37,000  
 Decker, Clara, to Charles L. Adams. Forrest av, es, 125.7 s Cedar st, 51.1x135x52.3x135. Sept. 27, due Jan. 1, 1884. 3,500  
 Eisenberg, Philip, to George Wolfe, Timothy Donovan and Lewis Z. Back. Suffolk st, No. 161. P. M. Lease. Sept. 26, installs. 1,750  
 Falter, Jacob, to Anthony Reichhardt. Perry st, Waverly pl. P. M. Sept. 26, due Oct. 1, 1888, 5 per cent. 10,500  
 Fanning, Spencer A., to Benjamin Floyd. 4th av, w s, 25 n 120th st, 25x100. P. M. Sept. 23, 3 years. 3,000  
 Same to same. 4th av, w s, 50 n 120th st. P. M. Sept. 22, 3 years. 3,000  
 Same to Mary E. Miller, of New Windsor, N. Y. 4th av, w s, 75 n 120th st. P. M. Sept. 22, 3 years. 3,000  
 Same to same. 120th st, n s, 100 w 4th av. P. M. Sept. 22, 3 years. 4,000  
 Same to same. 120th st, n s, 125 w 4th av. P. M. Sept. 22, 3 years. 4,000  
 Feeter, Margaret C., wife of and Jacob W., to THE MUTUAL LIFE INS. CO., New York. 11th av, e s, 52.2 s 86th st, 50x100. Sept. 24, due March 1, 1885. 3,000  
 Fergusson, Frances C., widow, and Mary A. Conklin, widow, to Charles E. Strong, trustee Washington Murray, dec'd. 42d st, s s, 160 e Broadway, 25.6x98.9. Sept. 21, due April 25, 1887, 5 per cent. 18,500  
 Finlay, Louise, wife of and Robert W., to Margaret Housman. 124th st. P. M. Sept. 20, due Aug. 25, 1886, 5 p. c. 6,750  
 Feinberg, Israel, to Salomon Jacobs. East Broadway. P. M. Sept. 27, 4 years, installs. 4,000  
 Gent, Louis A., to Simon and Isidor Wormser. 94th st. P. M. Sept. 24, 3 years, 5 p. c. 4,000  
 Glaentzer, Jane, wife of Jules, and Henrietta wife of Richard A. Banta, and Matilda and Josephine Le Comte to THE CONNECTICUT MUTUAL LIFE INS. CO., Hartford. 38th st, No. 266, s s, 150 e 8th av, 16.8x98.9. Sept. 27, 5 years, 5 per cent. 6,000  
 Same to Frederic J. Middlebrook, Brooklyn. Same property. Sept. 27, 1 year. 600  
 Geissenhaimer, Charles B., to Nelson D. Barnett. 13th st, No. 237 W., n s. Sub. to mort. \$5,000. Sept. 18, note. 1,000  
 Gunn, John B., to Charles L. and Henry J. Cammann, exrs. O. Cammann. Kingsbridge road, cor Williamsbridge road. P. M. Sept. 6, due June 1, 1889, 5 per cent. 5,500  
 Gillen, William A., to Matthew Mooney. Mulberry st, Nos 106 and 108, e s, 100 n Walker st, 50x100. Sept. 21, 5 years. 2,100  
 Glass, John, to Charles A. Peabody, Jr. Greenwich st, w s, 25 n Ferry st, runs west 83 x north 49.8 x east 25 x north 36.10 x east 48.6 x 46.5 to Greenwich st, x south 102.2. Sept. 19, due Feb. 1, 1884. 25,000  
 Hayes, William, to John Webber et al., exrs. S. D. Moulton. 121st st, n e cor Lexington av, 25x81; Lexington av, e s, 81 n 121st st, 19.11x99. Sept. 24, due Dec. 11, 1885, 5 per cent. 3,000  
 Haenschen, Emil, to Kate B. Gilman. 121st st, n s, 150 w 1st av, 25x165.1x33x188.3. Sept. 21, due Dec. 22, 1883. 1,200  
 Harvey, Orlando T., to Moses Butzel. 33d st, No. 240, s s, 334.10 e 8th av, 20.1x77.8x20x78.10. 1/2 part. Sept. 24, note. 115  
 Hastings, William, to Margaret Maguire. Taunton, Mass. Centre st, e s, 130 s Grand st, 23.7x35.8x23.8x37.8. Sept. 24, due Sept. 20, 1884, 5 per cent. 4,000  
 Haupt, Marjin, and John Schmitt to Patrick Keating. 35th st. P. M. Sept. 24, due May 1, 1884, 5 per cent. 13,000  
 Hinman, Sarah E., wife of and Samuel C., to Henry J. Burchell. 1st av, n e cor 62d st, 25.5x81.5. Sept. 20, demand. 1,300  
 Howe, Charles H., to Augustus T. Gillender. 127th st, n s, 250 e 7th av, 50x99.11. Sept. 22, due Dec. 1, 1883. 25,000  
 Jonas, Abraham H., to Henry Wiesen. 2d av, n w cor 73d st, 25.6x75. Sub. to all mortg. Sept. 24, due Dec. 1, 1883. 6,000  
 Juch, Wilhelmine, wife of William A., to Catharine R. Thomas. 107th st, n s, 435 w 2d av, 25x100.11. Sept. 21, 3 years. 9,500  
 Just, Edward H. M., to David Lichten. 127th st, Nos. 232 and 234, s s, 475 e 8th av, 25x99.11. Aug. 27, 4 months. 3,000  
 Johnson, Leonora A., to Mary A. Taylor. 41st st, n s, 80 w 7th av, 20x59.3. Sept. 24, 1 year, 5 per cent. 5,000  
 Just, Edward H. M., to Peter Moller et al., trustees P. Moller, dec'd. 132d st, n s, 100 w 7th av, 83.4x9.11. Already mortgaged to party 2d part for \$27,500. Sept. 26, due Jan. 1, 1886. 6,750  
 Katzenberg, Julius, to Matilda French et al., exrs. R. French. Av A, cor 55th st. P. M. Sept. 1, due Oct. 1, 1885, 5 per cent. 17,000  
 Kerr, Henry, to James C. Gulick. 145th st, n s, 100 w St. Anns av, 25x100. September 26, 5 years. 2,000  
 Kelly, Andrew, to Max Danziger. 69th st, n s, 240 e 3d av, 112x100.4, to proceed with buildings at once. Aug. 1, 9 months. 32,000  
 Same to same. Same property, to build at once. Aug. 1, 9 months. 36,400  
 Kelly, John R., to THE HARLEM SAVINGS BANK. 6th av, e s, 25.2 s 124th st, 25.3x75. Sept. 27, 1 year, 5 per cent. 3,500  
 Knoth, John, to Elizabeth Schmoock. 40th st, n s, 200 w 9th av, 21.10x98.9. Sept. 22, 8 yrs, 4 per cent. 2,000  
 Luttenchlager, Anna, wife of Joseph, to HARLEM SAVINGS BANK. 130th st, No. 67, n s, 177.6 w 4th av, 18.9x99.11. Sept. 27, 1 year, 5 per cent. 8,000  
 Lauten, Mary M., wife of and George, of Oyster Bay, L. I., to THE MUTUAL LIFE INS. CO., New York. 26th st, No. 345, n s, 255.2 e 9th av, 18.10x98.9. Mortgagees now hold another mort. on the premises. Sept. 21, due Dec. 1, 1884. 1,000  
 Longstreet, Archibald C., to John H. Depuy. 16th st, n s, 400 w 6th av, 25x92. Sept. 1, due Sept. 4, 1888, 5 per cent. 500  
 Longstreet, Samuel H., and Helen F. his wife, to John H. Depuy and Jane his wife. 16th st, n s, 475 w 6th av, 25x92. September 1, note. 500  
 Lashansky, Henry, to Michael Steiner. 58th st. P. M. Sept. 25, 5 years, 5 per cent. 6,000  
 Leddy, Jane L., wife of and John, to Patrick McDonald. Taylor av, es, lot 176 map of Belmont Village, West Farms. September 1, 3 years. 600  
 Merritt, William J., to Jacob Lawson, Brooklyn. 129th st, s s, 150 w 6th av, 75x99.11. Subject to mort. \$60,000. September 22, demand. 10,000  
 Murray, Ellen, wife of and Joseph, to J. S. and G. F. Simpson, Brooklyn. 2d av, w s, 75.6 s 106th st, 25.3x73. Sept. 20, 4 months or sooner. 650  
 Same to same. 2d av, w s, 25.6 s 106th st, 50x73. Sept. 19, 6 months, on installs. 1,300  
 Myers, Edward D., Brooklyn, to Henry Zahn. Front st, Nos. 203 and 204. See assign. lease. Sept. 25, notes. 2,000  
 MacKellar, Thomas, to Caroline F. Reynolds, East Orange, N. J. 123d st, n s, 105 e 4th av, 35x100.11. Sept. 24, due Jan. 1, 1884. 15,000  
 McAuliffe, Timothy, and Henry G. Gabay, to James Cavanagh. 79th st. P. M. Sept. 24, 1 year or sooner, 5 per cent. 6,000  
 Martin, William R., to Frederick Correll. 81st st, s s, 758 w 3d av. P. M. Sept. 21, due Sept. 29, 1885. 8,700  
 Same to same. 81st st, s s, 717 w 3d av. P. M. Sept. 21, due Sept. 29, 1885. 8,700  
 Meehan, Elizabeth, wife of Hugh, to The American Baptist Home Mission Society. 108th st, s s, 167 e Lexington av, 17x100.11. Sept. 13, 1 year. 8,500  
 Same to same. 108th st, s s, 184 e Lexington av, 17x100.11. Sept. 13, 1 year. 8,500  
 Same to same. Lexington av, e s, 17.7 s 108th st, 16.8x65. Sept. 13, 1 year. 8,500  
 Same to same. Lexington av, e s, 34.3 s 108th st, 16.8x65. Sept. 19, 1 year. 8,500  
 Meehan, Elizabeth, wife of and Hugh, to Samuel S. Constant and ano., trustees of Elizabeth A. Chapin. Lexington av, e s, 84.3 s 108th st, 16.8x65. July 7, 1 year. 8,667  
 Meehan, Elizabeth, and Hugh her husband, to Edwin A. Bradley and George C. Currier, of Bradley & Currier. Lexington av, e s, extending from 107th st to 108th st, 201.10x65. Sept. 13, 3 months. 6,000  
 Merritt, William J., to William E. Thorn, trustee of T. Garner, Jr., dec'd. 129th st, s s, 150 w 6th av, 75x99.11. Sept. 22, 3 years, 5 per cent. 60,000  
 Millemann, John F. and David, of J. F. Millemann & Co., to Charles Brannes. Washington st, No. 585, n e cor Clarkson st. Lease. P. M. Sept. 24, 3 years. 5,000  
 Morris, George H., Brooklyn, to THE WASHINGTON LIFE INS. CO. Broadway, Nos. 69, 71 and 73. P. M. Sept. 24, due December 1, 1888. 600,000  
 Same to George M. Bartholomew, Hartford, Conn. Same property. P. M. Sept. 24, due Sept. 1, 1884. 160,000  
 Miles, William H., to Caroline M. Hitchcock. 19th st, s s, 160 e 6th av, 50x92. Sept. 27, 1 year, 5 per cent. 2,500  
 Norris, James, to Thomas Keenan. 123d st, s s, 166.8 w Mt. Morris av, 16.8x100.11. Sept. 27, 5 years, 5 per cent. 10,000  
 O'Neil, Hugh, to THE UNION DIME SAVINGS INST., City New York. Waverly st, s s, 103 e Monroe av, 209.7x125x210.2x125. Sept. 27, due Nov. 1, 1886. 6,000  
 Ogilby, Eliza D., and Mary D. Hoyt, widow, East Orange, N. J., to John Burke, Orange, N. J. Elizabeth st, No. 165, w s, 132.5 s Spring st, 25x94. Sept. 19, 3 years, 5 per cent. 12,500  
 Oppenheimer, Sigmund, to The New York Produce Exchange. 80th st, s s, 100 w 4th av, 25x102.2. Sept. 20, 1 year, 5 p. c. 27,500  
 Osborn, Frances M. K., widow, to Alexander Buchanan. 32d st, s s, 200 e 9th av, 16.8x98.9. Sept. 22, due April 27, 1885, 5 1/2 per cent. 1,000  
 Peck, Sarah K., wife of and Joshua S., Greenwich, Conn., to Andrew Hutton, exr. R. Henry. 52d st, s s, 265 e 8th av, 20x100.5. Sept. 26, 3 years, 5 per cent. 10,000  
 Pfommo, Caroline R. or Caroline, 24th Ward, to Frederick Boss, Tremont. Locust av, w s, 50 s e Grove st, 50x100. Sept. 24, 5 years. 1,000  
 Roe, Louisa A., widow, to William I. Chase, Bridgehampton, L. I. 163d st, Edgecombe road, 170th st, Audubon av, &c. For descriptions see REAL ESTATE RECORD of July 7, 1883. P. M. Jan. 4, 1883, 3 yrs, 5 p. c. 10,634  
 Rozell, James, to Sarah E. Harney. 118th st, s s, 285 w 5th av, 75x100.11x73x3.6x98. Sept. 18, due Sept. 22, 1888, 5 per cent. 6,000  
 Robinson, Mary E., wife of Frederick, to Mary A. Horridge. 145th st, s s, 512.6 e Willis av, 12.6x100. Sept. 1, 3 years. 1,000  
 Reindel, Elise, to August C. Hassey. Broome st, No. 224. P. M. Sept. 27, due Jan. 1, 1885, 5 per cent. 500  
 Same to John Theisz and ano., exrs. C. L. Nunnenkamp. Same property. P. M. Sept. 27, due Jan. 1, 1889, 5 per cent. 5,000  
 Schonfarber, Nathan, to William Hayes. 4th av. P. M. Sept. 24, due Sept. 25, 1889, 5 per cent. 9,000  
 Sharp, Mary A., wife of James, to THE BOWERY SAVINGS BANK. 83d st, s s, 100 e 4th av, 25x102.2. Sept. 26, 1 year, 5 per cent. 8,000  
 Swezey, Noah T., to Adela M. McCreary. 55th st, No. 54 E. P. M. Sept. 25, 1 year, 5 per cent. 10,000  
 Schaul, August, to THE BROADWAY SAVINGS INST., City New York. Coenties slip, No. 3, w s, 26.10 s Pearl st, 26x45x26.1x45.5; Coenties slip, No. 5, and No. 42 Water st, being Water st, n w cor Coenties slip, 23.3x53.1x22.4x53. Sept. 22, 5 years. 32,500  
 Schmitt, Margaret, wife of Frank, to John Bell. 115th st, n s, 150 w 1st av, 100x100.10. Sept. 6, demand. 2,500  
 Schulte, Albert, to THE GERMAN SAVINGS BANK, in the City of New York. 1st av, s w cor 1st st, 26x58.10x33.2x57.11. Sept. 21, 1 year. 6,000  
 Sparks, Susan S., and Louis F. Wadsworth, Plainfield, N. J., to Margaret Foster, Danbury, Conn. Crosby st, e s, about 155 n Spring st, 25x89.3. Sept. 1, 2 years. 1,000  
 Stone, Robert A., and George Healing to Lewis C. Tufts. Lexington av, w s, 60.6 s 90th st, 20.1x81. July 7, note. 2,005  
 Sutphen, William, to The General Theological Seminary of the Prot. Epis. Church, United States. 20th st, n s, 275 w 10th av, 5 lots, each 25x91.11. Mort. on each \$8,000. Leaseholds. See assign lease. Sept. 18, due April 1, 1888. total 40,000  
 The Manhattan College to THE EMIGRANT INDUSTRIAL SAVINGS BANK, City New York. 32d st, n s, 150 w 7th av, 75x134.5x75x139.5. Aug. 31, 1 year. 30,000  
 The West Shore & Ontario Terminal Co. to THE CENTRAL TRUST CO., New York, trustee. All property in New York and New Jersey with rights and franchises. July 13, issues bonds. 12,000,000  
 Thompson, Henry C., to Joseph D. Baker. Alexander av, e s, 61 s 134th st, 19.6x89.6. Sept. 1, 9 months. 2,500  
 Tracy, Catharine, to Frances A. Moulton. 55th st, n s, 350 w 5th av, 17.6x100.5. July 31, installs, due Aug. 1, 1886, 5 per cent. 20,000  
 Taussig, Joseph, mortgagor, with Alida L. Borland, Boston, Mass. Agreement extending mort. and reducing interest. March 30. nom  
 Thompson, Henry C., to Lewis C. Tufts. Alexander av, s e cor 134th st, 41.6x89.6. Sept. 26, note. 1,200  
 Trowbridge, Francis E., to Orin Trowbridge, Newark, Wayne Co., N. Y. Courtlandt av, s w cor 162d st, 50x130, hs & ls.: east property line of the depot grounds, Melrose station, on N. Y. & Harlem Railroad, 50 s 162d st, runs south 20 x west 30 x north 20 x east 30. Sept. 25, 1 year. 2,000  
 Same to same. 105th st, s w cor of former Av A, 100x100.11; 105th st, s s, adj above on east, 50x100.11, being half of former Av A. Sept. 25, 1 year. 8,000  
 Ulmer, Robert, to THE NEW YORK LIFE INS. CO. Canal st. P. M. Sept. 5, 5 years. 12,000  
 Wacker, Charles J., to Kunigunda Schuman. 157th st. P. M. Sept. 20, due April 1, 1886, 5 per cent. 1,000  
 Walker, William, Irvington, N. Y., to THE MANHATTAN LIFE INS. CO. 92d st, s s, 105 w 4th av, 16.5x100.8. See Conveys. Sept. 22, 1 year, 5 per cent. 9,000  
 Same to same. 92d st, s s, 121.5 w 4th av, five lots, each 15.11x100.8. Mort. on each lot \$9,000. Sept. 22, 1 year, 5 per cent., total 45,000  
 Weiher, Lorenz, to John E. Parsons, as trustee. 134th st, s s, 200 e 5th av, 3 lots, each 25x99.11. 3 mortg., each \$9,000. Sept. 21, due Oct. 1, 1888. 27,000  
 Same to Oscar C. Ferris and ano., trustees of Aline Journault, formerly Aline Ferris. 134th st, s s, 275 e 5th av, 25x99.11. Sept. 21, 3 years. 9,000  
 Same to John M. Pinkney. 134th st, s s, 200 e 5th av, 100x99.11. Sept. 21, 1 year. 8,000  
 Weizenberg, Frederick, to Jennett Burchell. 2d av. P. M. Sept. 19, due July 1, 1884, 3,500  
 Whalen, Mary, wife of and Patrick, to Benjamin Richardson. 138th st, s s, 150 w Home av, now closed, runs south 100 x west 25 x south 100 to 137th st, x west 75 x north 200 to 138th st, x east 100. Sept. 21, 1 year. 5,000  
 Wagner, Maria, mortgagor, with Jacob Doll, mortgagor. Agreement as to priority of mortgage. 10,000  
 Warshing, Mariam S., wife of Siegmund, to THE EMIGRANT INDUSTRIAL SAVINGS BANK, City New York. 1st av, w s, 51.8 s 85th st, 25x75. Aug. 15, 1 year. 10,000  
 Wilson, John, to Rosanna McCann. Spuyten Duyvel & Port Morris Railroad. See Conveys. S pt. 25, 5 years. 400  
 Witt, Johan H., mortgagor, to Ulrich Roethlisberger, mortgagee. Payment of \$5,000 on account of mortgage. 10,000  
 Wortendyke, David D. A., to James Boyd, Franklin, N. J. 19th st, 225 w 8th av, 25x91.11. Aug. 23, 1 year. 8,750

KINGS COUNTY.

SEPTEMBER 21, 22, 24, 25, 26, 27.

Abry, Pierre, to George E. Ward, Williamson av, w s, 150 n Blake av, 50x100. Sept. 19, due May 1, 1887. \$500



- Ackerly, Ernest B., and Charles N. Gerard, to Orville B. Ackerly, Yonkers. Manhattan av, w s, 225 n Nassau av, 50x100. Aug. 1, 5 years, 5 per cent. 2,500
- Andrus, Caroline L., wife of Edward L., to The Mutual Life Ins. Co., New York. Pacific st, No. 523, n s, 207.6 e 3d av, 19.1x90. 2d mort. September 21, due March 1, 1885. 500
- Antrobus, Mary A., to Abraham Underhill. 13th st, s s, 117.10 e 6th av, 13.6x65. Dec. 6, 1881, 1 year. 200
- Aube, Reuben W., to The Williamsburg Saving Bank. Broadway, northerly cor Suydam st, 25x100. Sept. 27, 1 year, 5 p. c. 5,000
- Baker, Edwin, to Rebecca A. Curtis, extrx. Susan Dodge. Congress st. P. M. July 2, due July 1, 1885, 5 per cent. 4,000
- Briggs, Orlo, to Frances M. Peed. Atlantic av, s s, 166.8 e Rockaway av, 4 lots. P. M. and building loan. 4 mortg., each \$1,600. Sept. 18, 3 years. 6,400
- Buchholz, Henry, to Charles Kiehl. Staggs st, s s, 150 e Graham av, 25x100. September 22, 1 year. 500
- Bethon, Charles, to Rosina Fischer. Jefferson st, s s, 220 e Washington st, 25x100. Sept. 11, due Jan. 1, 1889. 3,000
- Boggs, Wm. J., Jr., to The South Brooklyn Savings Institution. Summit st, n s, 316.8 w Hicks st, 33.4x100. September 7, 1 year, 5 per cent. 300
- Banks, Mary F., wife of and Obadiah, to The Dime Savings Bank of Brooklyn. Sackett st, s s, 103 w Smith st, 22x100. September 26, 1 year. 3,000
- Barnatt, Mary A., to Fannie Sharp. 43d st. P. M. Sept. 24, 5 years. 900
- Caddell, Mary T. J., wife of Francis, to Franklin W. Taber. Schenectady av, e s, 105.7 s Bergen st, 50x100. Sept. 26, installs. 400
- Calvert, James, and E. Sinnamon Calvert to Elizabeth W. Blake, extrx. Anson Blake. Court st, Sackett st. P. M. Sept. 24, due Nov. 1, 1888, 5 per cent. 5,000
- Church, Thomas T. and Charles W., to Alice Le Fevre, New Rochelle, N. Y. River road to Bay Ridge and Brooklyn, e s, at intersection s s line lands Henry Stanton, dec'd, containing about 47,400 square feet, New Utrecht. Aug. 30, 5 years. 4,000
- Campion, Ellen, to Stephen Weeks. Freeman st, s s, 25 w Oakland st, 25x100. September 17, 1 year. 3,000
- Carland, Margaret, to The Brooklyn Savings Bank. Bridge st, w s, 83 s Tillary st, 22x81.1x22x80.8. Sept. 22, 1 year. 2,400
- Cushing, Catharine, to William F. O'Rourke. 6th av, w s, 16.8 s Sackett st, 16.8x92. Sept. 26, 3 years. 1,200
- Diehl, William, to August Hans. McKibben st, s s, 200 w Leonard st, 25x100. Sept. 1, 2,000
- Dillingham, William and Mary F., and Charlot F. Higgins, to John T. Runcie. South 3d st, n s, 18.9 w 5th st, 18.9x80. Sept. 24, due Oct. 1, 1888. 2,600
- Donnelly, Michael, to Jerome Husted. Columbia st, Church st. P. M. Sept. 26, installs. 775
- Dahlqvist, Alexander, to Louis Peterson. Wolcott st, n s, 140 w Conover st, 20x100. Sept. 24, 8 years. 600
- Drew, James, to Edwin F. Knowlton. Madison st, n s, 305 w Reid av, 45x100; Monroe st, s s, abt 305 w Reid av, 20x100. Aug. 10, 5 years. 6,000
- Darling, Daniel P., to George M. Eddy. Linden st, s s, 125 w Central av, 200x100. Sept. 26, 1 year. 1,500
- Elkins, Mary C., to James Eaton. Pacific st, s s, 200 e Brooklyn av, 200x214.5 to Dean st. Sept. 25, due Feb. 1, 1884. 1,500
- Gossmann, Katharine, wife of and Kaspar, to Carl A. Mertz. Melrose st. P. M. Sept. 17, 2 years. 500
- Same to same. Melrose st. P. M. Sept. 17, 2 years. 500
- Same to same. Melrose st. P. M. Sept. 17, 2 years. 2,500
- Grening, Paul C., to William Ziegler. Gates av, n s, 185 e Nostrand av, 40x100. Sept. 24, due Sept. 1, 1885. 4,000
- Huer, Clemens, to Edwin Vandewater. Troutman st, s s, 325 e Hamburg st, 50x100. Sept. 1, 3 years. 1,450
- Halle, John C., to Sophie G. Parker, Ridgewood, L. I. High st, No. 144, and Nos. 410 and 412 Jay st, also Nos. 435, 437, 439, 441, 443, 445, 447, 451, 453, 455, 457, and 459 Fulton st. 1/4 part. Sept. 18, due Oct. 1, 1885. 1,000
- Heasman, Richard H., to Sarah A. wife of Daniel Martin. 5th st, s s, 87.10 e 6th av, 16.8x100. Sept. 1, 6 months. 850
- Same to same. 5th st, s s, 104.6 e 6th av, 16.8x100. Sept. 1, 6 months. 900
- Heckel, Margaretha, to John Berger. Pennsylvania av, w s, 40.1 s Broadway, 31x70. April 8, 1873, 5 years, 7 per cent. 1,460
- Heyzer, John, to Joseph P. Durfey. 7th av. P. M. July 22, 3 years. 10,000
- Hoefner, Magdalena, to Joseph Goekler. Marion st, s s, 300 w Howard av, 50x100. Sept. 24, due Oct. 1, 1886. 800
- Hofgesarg, Andreas, to Frederic L. Dubois. Park pl, st or av, e s, 100 n e Broadway, 30 x100. Sept. 22, 3 years. 3,300
- Jones, Mary W., wife of and Hiram, to John O. Burnett. McDonough st. P. M. Sept. 24, 3 years, 5 per cent. 3,800
- Kean, Cyrus V., to Charles Long. 5th st. P. M. Sept. 22, 1 year, 5 per cent. 1,500
- Kehoe, George R., to Hannah E. Benners, Philadelphia, Pa. Dean st, s s, 100 w Rockaway av, 200x107.2. Sept. 19, 3 years. 1,500
- Kay, William S., to Sarah H. Powell. Van Buren st, n w s, 390 n e Broadway, 20x100. Sept. 26, 5 years, 5 per cent. 1,700
- Keever, Catharine and Joseph, to Rosey Matthews. Bergen st. P. M. Aug. 27, 5 yrs. 100
- Kuypers, Adamina, widow, to Catharina Schmidt. Baltic av, n s, 56 w Wyckoff av, 44x25. Sept. 25, 3 years. 500
- Lemkau, Henry, otherwise called Henry W. Lemkau, otherwise called William Lemkau, to Abraham Underhill, extr. A. L. Jordan, dec'd. South 6th st, n w cor 2d st, runs west 18 x north 55 x west 97 x north 20.6 x east 104 to 2d st, x south 75.9. Sept. 24, 5 yrs. 7,000
- Long, Charles, to Ralph G. Packard. 7th av, 9th st. P. M. Sept. 25, 6 months. 10,900
- Luedicke, August, to August L. Walter. Hopkins st. P. M. September 22, due March 22, 1887, 5 per cent. 700
- Ludden, Adelaide B., to Sarah wife of Samuel H. Mildenberg. Douglass st, n s, 119.5 e Plaza st, 75x136.5x76.9x125. Sept. 1, due Jan. 15, 1884. 800
- Loeffler, George, to Nina and Louise P. Jordan. Beaver st, s w cor Park pl, 20x91.6. Sept. 21, 5 years. 2,800
- Lynch, Catharine, to Franklin W. Taber. Evergreen av, e s, 118 n Myrtle st, 26.8x101.3x7.11x100. Sept. 25. 153
- Millard, A. Orville, to Mary B. Downing. New York av, s e cor Pacific st, 22x100. Sept. 27, 3 years, 5 per cent. 7,500
- Same to Nathaniel H. Clement and Edward J. O'Flynn. Reid av, n w cor Hancock st, runs north along av 55.7 x west 454.8 x south 1.6 to Hancock st, x east 484.3. September 27, 1 year. 2,000
- Morton, James, to Vincenzo Dini. 5th av, w s, 46.2 s 44th st, 18x100. Sept. 26, 3 yrs. 300
- Malone, James E., to Charles Long. 5th st. P. M. Sept. 22, 1 year, 5 per cent. 1,500
- Meehan, Bernard, to Robert Hunter. Bergen st. P. M. Sept. 17, due Sept. 21, 1885. 1,500
- Miller, William M., to Daniel Bogart, Roslyn, L. I. Henry av, w s, 150 s Baltic av, 50x100. Building loan. Aug. 27, due October 1, 1888. 1,300
- Same to Herbert C. Smith. Same property. P. M. Subject to above mort. September 22, 1 year. 400
- Miller, Frederick, to the exrs. and trustees of William B. Ogden, dec'd. Gwinnett st, w s, 105 n Marcy av, 20x100. July 23, 3 yrs. 600
- Moore, William F., to Jane Hemphill. 48th st, s s, 225 w 3d av, 25x100.2. Sept. 19, 5 yrs. 1,000
- Mannion, Thomas, to Albert M. Patterson, extr. J. W. Patterson. India st. P. M. Aug. 18, 1 year. 250
- McCormick, Mary A., to Benjamin T. Underhill, extr. John K. Underhill. 13th st, s w s, 295.5 s e 7th av, 17.6x100. Sept. 22, due Sept. 1, 1888. 2,000
- Same to same. 13th st, s w s, 330.5 s e 7th av, 17.6x100. Sept. 22, due Sept. 1, 1888. 2,000
- Same to same. 13th st, s w s, 312.11 s e 7th av, 17.6x100. Sept. 22, due Sept. 1, 1888. 2,000
- Same to Ann, wife of Daniel Hegeman, Oyster Bay, L. I. 13th st, s w s, 277.11 s e 7th av, 17.6x100. Sept. 22, due Sept. 1, 1888. 2,000
- Same to Daniel Hegeman, Oyster Bay, L. I. 13th st, s w s, 260.5 s e 7th av, 17.6x100. Sept. 22, due Sept. 1, 1888. 2,000
- Miller, Ezra, of Mahway, N. J., to The Mutual Life Ins. Co., New York. Henry st, e s, 75 s Clark st, 25x92.6. Sept. 21, due March 1, 1885. 7,000
- Murphy, Elizabeth, to Catherine Molloy. Broadway. P. M. Sept. 15, due Jan. 1, 1884. 100
- Murphy, Elizabeth E., to David F. Hall, Portland, Conn. Broadway. P. M. Sept. 15, due Oct. 1, 1888. 950
- Murphy, Thomas, Jr., to Cornelia M. Spader. 13th st. P. M. Sept. 25, 5 years. 350
- Newman, Lisette, wife of and Adolphus A., of Jersey City, to David B. Cole. Warren st, n s, 25 w Hoyt st, 25x75. Sept. 22, due Jan. 1, 1887. 1,800
- Norris, Francis D., to William H. Dunning et al., as trustees for Angeline E. Darling. Fleet st, s e s, 185.11 n De Kalb av, runs southeast 157.8 x northeast 26 x northwest 86.8 x still northwest 71 to Fleet st, x southwest 25.10. Sept. 21, due Nov. 1, 1886. 4,500
- O'Hara, Thomas, to William F. Redmond. Braxton st. P. M. Sept. 25, due Oct. 1, 1888. 400
- O'Reilly, Patrick, to The Williamsburg Savings Bank. North 7th st, n s, 99.4 e 5th st, 17x75. Sept. 24, 1 year. 550
- Powell, G. Winslow, to Frank Reynolds. Central av, southerly cor Linden st, runs southwest 125 x southeast 100 x northeast 25 x southeast 25 x northeast 100 to Central av, x southwest 100. Sept. 1, 1881, 2 years. 1,500
- Plant, Moritz, to Susanna Dehnert. Walton st. P. M. Sept. 23, due Oct. 1, 1886. 1,000
- Peters, Henry, to John Petrie. Kent st, n s, 625 e Manhattan av, 50x100. Sept. 26, 3 years. 1,800
- Rae, William N., to The Brooklyn Savings Bank. Concord st, n s, 225 e Jay st, 50x137. Sept. 22, 1 year. 12,000
- Rankin, James D., to Maurice Fitzgerald. Union st, s s, 75 w Bond st, 30.3x100. Sept. 21, due Nov. 1, 1883. 1,500
- Ring, Emma, wife of and Isaac G., to James Green. Hubbard st, n w s, 225 s w Mill road, 50x129.1. Sept. 17, 2 years. 250
- Royce, Jane, to Matthew Hooker. 14th st, s w s, 122.10 s e 5th av, 25x100. September 15, 2 years. 250
- Riede, Ernst, to Alanson W. Adams. Hull st, n s, 262.6 e Saratoga av, 87.6x100. Sept. 25, due Dec. 1, 1883. 400
- Russell, Susanna E. C., wife of Walter C., to James D. Lynch. Hancock st. P. M. Sept. 21, 1 year. 7,500
- Ryder, Catharine, wife of James, to Sarah J. wife of Henry S. Vanderveer. Oxford st, e s, 183.6 n Park av, 18.9x100. Sept. 25, 1 yr. 1,300
- Semonite, William H., to Mary A. McDonald. Lafayette av, n s, 25 w Carlton av, 25x78. Sept. 25, due Nov. 1, 1886, 5 per cent. 4,000
- Smith, Walter, to James S. and George F. Simpson, of J. S. & G. F. Simpson. Ross st, s s, 301 w Bedford av, 16.9x100. September 26. Secures advances not to exceed 3,000
- Stalf, George, to Andrew Marshall. Scholes st, n s, 175 w Ewen st, 25x—. Sept. 17, 3 years, 5 1/2 per cent. 2,000
- Stein, Conrad, to H. P. Stein. Staggs st, s s, 125 e Graham av, 25x100. Sept. 20, due Oct. 1, 1886. 200
- Stone, George H., to William M. Ingraham. Jefferson st, s s, 190 e Marcy av, 20x100. Sept. 27, due Nov. 1, 1885. 6,000
- Schnell, John N., to Henry Haas, New York. Heyward st, s e s, 264 n e Harrison av, 40x100. Sept. 24, 2 years, 5 per cent. 1,400
- Sprower, Frederick, to Stephen J. Burrows. Himrod st, n w s, 120.10 s w Central av, 62.6x82.11x62.6x84.9. Sept. 22, 5 years. 1,500
- Stewart, James W., to William J. Sayres. Quincy st, s s, 100 w Tompkins av, 100x100. Sept. 20, 6 months. 1,000
- Stoutenburg, Hannah E., to William Ziegler. Putnam av. P. M. Sept. 20, due Sept. 1, 1884. 5,250
- Seaman, Phebe, wife of Elias H., to William M. Ingraham. Fort Greene pl, e s, 124.1 n Fulton st, 22x100. Sept. 25, due Nov. 1, 1884. 5,000
- Sloat, Ferdinand, to Lucinda Moadinger. Kosciusko st, n s, 276 e Tompkins av, 25x85. Sept. 26, 3 years. 2,500
- Squance, Hattie I., wife of and Edwin C., to Jane D. Cowenhoven. President st, n e s, 466.10 s e 4th av, 16.8x90. Sept. 20, 5 yrs. 2,000
- Same to John K. Vanderveer. President st, n e s, 483.6 s e 4th av, 16.8x90. Sept. 20, 5 yrs. 2,000
- Same to Peter Cowenhoven. President st, n e s, 450.2 s e 4th av, 16.8x90. Sept. 20, 5 yrs. 3,000
- Sutcliffe, Julius, to George Harkness. Ralph st, s w cor Central av, 100x100. Sept. 24, 5 years, 5 per cent. 1,400
- The New York Tartar Co. to Cornelius N. Hoagland. Gowanus Canal, n e cor 9th st, 230 to centre line of 8th st, now closed, x 350.9x230 to 9th st, x 350.9. Sept. 12, 3 years. 30,000
- Thompson, Robert B., to Amanda Booth. Skillman st, w s, 90 s Willoughby av. 50x200, to Franklin av. Aug. 6, 3 years. 1,000
- Thorp Caroline, wife of and Thomas S., to The Long Island Ins. Co. St. James pl, w s, 302 s Lafayette av, 5 lots, each 16.8x84. 5 mortg., each \$5,000. Aug. 1, due Sept. 1, 1884, 5 per cent. 25,000
- Tilton, Harriet A., wife of Joseph, formerly Harriet A. Holloway, to Marie H. W. Leckler. Lafayette av, n s, 40 e Elliott pl, 20x80. Sept. 22, 3 years, 5 per cent. 1,000
- Ulrich, Anna E., wife of Henry, to James and Elizabeth Dadman. Wyckoff st, n s, 250 e Rockaway av, 25x127.9. Sept. 19, due Sept. 17, 1886. 400
- Van Voast, Alexander, and Thomas Ward, to The Metropolitan Life Ins. Co. Berkeley pl, s s, 190 e 6th av, 20x100. Sept. 20, due Nov. 1, 1886. 7,500
- Same to Moses M. Vail. Same property. Sept. 20, 1 year. 3,200
- Same to The Metropolitan Life Ins. Co. Berkeley pl, s s, 230 e 6th av, 20x100. Sept. 20, due Nov. 1, 1886. 7,500
- Same to same. Berkeley pl, s s, 210 e 6th av, 20x100. Sept. 20, due Nov. 1, 1886. 7,500
- Same to Moses M. Vail. Berkeley pl, s s, 210 e 6th av, 20x100. Sept. 20, 1 year. 3,200
- Same to same. Berkeley pl, s s, 230 e 6th av, 20x100. Sept. 20, 1 year. 3,100
- Wood, Mary E., wife of William, to Patience C. Haydock. 13th st, s w s, 172.11 s e 7th av, 17.6x100. Sept. 22, due Sept. 1, 1888. 2,000
- Same to George G. Haydock as trustee for Margaret G. Corlies. 13th st, s w s, 190.5 s e 7th av, 17.6x100. Sept. 22, due Sept. 1, 1888. 2,000
- Same to Robert and George G. Haydock, exrs. Thomas Leggett, dec'd. 13th st, s w s, 207.11 s e 7th av, 17.6x100. Sept. 22, due Sept. 1, 1888. 2,000
- Same to Rebecca S. Montfort. Oysterbay, L. I. 13th st, s w s, 225.5 s e 7th av, 17.6x100. Sept. 22, due Sept. 1, 1888. 2,000
- Same to Daniel K. Hall, Glen Cove, L. I. 13th st, s w s, 242.11 s e 7th av, 17.6x100. Sept. 22, due Sept. 1, 1888. 2,000
- Walsh, Ruth and William, to Jacob Travis. Atlantic av, n s, 150 w 3d av, 20.10x80. Sept. 21, 3 years, 5 per cent. 5,000
- Wise, George, to Elizabeth Bergen and ano., exrs. John G. Bergen, dec'd. 3d av. P. M. Sept. 19, 3 years. 600
- Woodruff, Albert, to Delia A. Moore. Fulton st, s s, 75 w Ralph av. P. M. Sept. 7, due Sept. 1, 1886, 5 per cent. 2,000
- Same to same. Fulton st, s s, 93.9 w Ralph av. P. M. Sept. 7, due Sept. 1, 1886, 5 per cent. 2,000
- Weild, David, to Susan Vanderveer. Willoughby av. P. M. September 13, 1 year, 5 per cent. 3,900
- Wells, Samuel, to William H. Kissam, Greenfield Hill, Conn. Kosciusko st. P. M. Sept. 15, 3 years, 5 per cent. 1,400
- Weidemuller, Henry, and Helene his wife, to Henry Rauch. Throop av, n e s, 40 s e Whipple st, 20x71.2. Sept. 19, 5 years. 1,300



Warren, Annie J., to William Ziegler et al. exrs. John H. Seal. Van Buren st, s s, 219.9 w Throop av, 18x100. Sept. 20, due Dec. 1, 1886. 3,500  
 Same to John J. Warren, Stamford, Conn. Same property. Sept. 20, demand, note. 1,500  
 Zeiger, Conrad, to George L. Fox. South 9th st, n s, 190.4 e 6th st, 20x103x20x104.8. Sept. 22, 2 years. 2,500

**MORTGAGES --- ASSIGNMENTS**

**NEW YORK CITY.**

SEPTEMBER 14TH TO 27TH—INCLUSIVE.

Adams, Thomas D., to James C. Morgan. \$12,000  
 Baker, Frederick, Brooklyn, to Edwin A. Bradley and George C. Currier, of Bradley & Currier. nom  
 Same to same. nom  
 Baumgarten, August, Brooklyn, to John H. Deane. 500  
 Same to same. 6,368  
 Belamy, Albert, to John S. Tilney. 29,000  
 Bement, Edward, to The Mutual Life Ins. Co., N. Y. 18,000  
 Same as trustee E. Bement, dec'd, to same. nom  
 Blumenthal, George, to Max Danziger. 2,000  
 Bond, William, to John D. Herklotz, Chas. O. Corn and Frederick H. Harjes, of Herklotz, Corn & Co. 2,500  
 Boswell, William, Brooklyn, to Emilie C. Langtry, of the Island of Jersey. \$1,000  
 Burdett, Peter, admr. Henry Burdett, dec'd, to Rachel Burdett, Fort Lee. 4,000  
 Burdett, Peter, admr. H. Burdett, Fort Lee, to Benjamin R. Burdett. 1,600  
 Beekman, Thomas H., to Willett Bronson. Oct., 1882. nom  
 Same to same. 15,000  
 Same to same. nom  
 Berry, Oliver F., to The Mendelsohn Beneficent Soc., New York. 6,500  
 Cornish, Sarah E., wife of Charles L., to Charles L. Cornish. 22,500  
 Carrick, John, to Joseph Cristadoro. 20,000  
 Colgate, Edward, to John H. Deane. 5,597  
 Same to same. 7,000  
 Colcord, Samuel, to Maria Hahn. 2,400  
 Connolly, Theodore, to Louis E. Neuman. 7,639  
 Crombie, Thomas J., to Max Danziger. 2,500  
 Same to same. 2,500  
 Crosby, Darius G., to John E. Lockwood, Long Island City. 2,500  
 Deane, John H., to Samuel S. Constant. 7,588  
 Same to same. 10,000  
 Same to same. 3,165  
 Deane, John H., to Edward Colgate. 5,710  
 Same to William Whaley. 1,500  
 Same to same. 2,108  
 Disbrow, Catherine, Brooklyn, to John Laughlin. 5,107  
 Daiker, George, to William Juble. 7,000  
 Deane, John H., to Edward Colgate. 8,397  
 Doll, Jacob, to John Schmidt and Martin Haupt. 7,087  
 Fish, James D., as trustee of Emeline R. Filor, dec'd, to James G. Rieck, guard. nom  
 Foote, Elizur V., and ano., exrs. of H. S. Valentine, to Elizur V. Foote, individ. 11,000  
 Fougera, C. Edmond, Brooklyn, to Thos. Drummond. nom  
 Fleming, Charles L., exr. and trustee Lydia A. Carnley, to Eliza C. Bradbrook, Philadelphia, Pa. 5,000  
 Goetz, Amelia L., wife of Wolfgang, and Louisa H. wife of Herman T. C. Kraus, children of Friedericka Romer, to Henry Romer. Assigt. of mortgage and release of title in same. nom  
 Havemeyer, Augustus H., New Windsor, N. Y., to Frederick C. Havemeyer and ano., exrs. G. L. Havemeyer. 22,000  
 Hochster, Isaac, to Rosa Schreiber. 13,500  
 Hofer, Hermann, to Albert Bellamy. 29,070  
 Hitchcock, Harvey N., to Patrick J. Owens. 3,750  
 Hennessy, Daniel, to Mitchell Valentine. nom  
 Jacobs, William H., and ano., exrs. J. Brower, to Augustus F. Holly. 7,660  
 Jencks, Francis M., to Jacob Lawson. 7,500  
 Josephs, Lyman C., to Mary B. Strong. 5,166  
 Jantzen, Matilda C., extr. J. Jantzen, to Joseph Stern and Jacob Metzger. 9,000  
 Jenkins, Theodore P., New Rochelle, to David Korn. 2,560  
 Keogh, Christopher B., to Cornelius Doremus, Arcola, N. J. 3,294  
 Korb, John, to James S. Purdy. nom  
 Keogh, C. B., to Thomas H. Beekman. nom  
 Keteltas, Eugene M., and ano., exrs. and trustees W. A. Keteltas, dec'd, to Julia A. Low. 9,631  
 Kip, Isaac L., and ano., exrs. W. V. Brady, to Ebenezar Scofield. 8,000  
 Koss, Charles, to Mary A. Paterson, formerly Gassin. 400  
 Leaman, Alice, and ano., exrs. E. Philips, to Charles S. Philips, trustee E. Philips. 6,106  
 Leffer, John, exr. Theresa Piegel, to Aaron Cohn. 2,000  
 Miller, George M., surviving trustee, to The United States Trust Co., New York, guard. of Ayres P., Jr., Francis S. and Eustice S. Merrill, infants. 4,577  
 McClellan, George B., et al., trustees for The Sun Fire Office Co., to John A. McCall, Jr., Superintendent of Insurance Department. nom  
 Meagher, James, to Thomas J. Crombie. 10,000  
 Norris, James, to Joseph O. Brown and ano., exrs. of George Chesterman. 4,000

Nones, Serena and Caroline L., to Joseph B. Nones. 8,500  
 Page, J. Augustus, to Simon Sterne. nom  
 Same to same. nom  
 Phelps, Helen A., Brooklyn, to Robert Cowley. 500  
 Pitcher, Susan J., Madison, Ind., to T. Lawrason Riggs, Washington, D. C. 8,000  
 Quinn, Denis, and ano., exrs. James Bentley, to William F. Cochran, Yonkers. 4,000  
 Rhinelander, Frederic W., to Charles A. Peabody, Jr. 18,000  
 Rudolph, Martin, to Emma Bromhorst and Marie J. Bernhardt. 3,000  
 Remsen, John C., Orangetown, N. Y., to Caroline F. wife of Charles S. Bedell. nom  
 Same to same. nom  
 Same to Mary E. wife of William T. B. Storms. nom  
 Richardson, Benjamin, to Eugene Kelly. nom  
 Ruppert, Anna, to Mary Matzka. 5,000  
 Stube, Henry, and ano., exrs. F. Schloemann. 8,000  
 Schiff, Jacob H., and Louis A. Wagner to Theodore Moss. Confirmation of assign. nom  
 Sheldon, Franklin L., to Gilbert J. Bogert. 2,000  
 Smith, Jefferson P., admr. W. B. Smith, to Theodore R. Smith, Brooklyn. 2,000  
 Smith, Thomas H., et al., exrs. Maria B. Smith, to Theodore R. Smith, Brooklyn. 5,000  
 Storms, Mary E., wife of William T. B., to Caroline F. wife of Charles S. Bedell. 3,040  
 Sanders, Ella A., to Charlotte R. Johnson. 2,750  
 The Farmer's Loan & Trust Co., as trustee, to Julius Nathan. Confirming an assignment of mortgage heretofore made and lost before recording. nom  
 The General Theological Seminary Protestant Episcopal Church, U. S., to Mrs. Glorvina R. Hoffman, widow. 20,000  
 The Union Theological Seminary, City New York, to James G. Gerard and ano., Suffolk Co., L. I., trustees of Julian G. Buckley, of Genesee, N. Y. 15,382  
 Ungrich, Louis and Louis K., to Louisa Ungrich. 6,000  
 Vigouroux, Amelie R., extr. V. Vigouroux, to Samuel E. Lyon. 3,000  
 Whaley, William, to Bertha A. Deane. 2,108  
 Same to same. 1,500  
 Wagner, George D., to John P. Chatillon and ano., exrs. H. Wagner. 4,000

**KINGS COUNTY.**

SEPTEMBER 14TH TO 27TH—INCLUSIVE.

Brenner, John H., to Margaretha Bindrim. \$1,000  
 Burtis, Nathaniel W., to William M. Benedict, admr. T. M. Gibson. nom  
 Burroughs, William H., exr. Clara S. Burroughs, to Michael Bennett and ano, exrs. T. Wheeler. 1,014  
 Bache, Semon, to William H. Biersds. 1,000  
 Blanke, George C., to Benjamin Andrews. nom  
 Daveau, Florence, to William A. Osborne. 1,000  
 Graves, Edward C., to Silas A. Underhill. nom  
 Greenland, Thomas E., to Susan Vanderveer. 500  
 Garretson, Garrett T., et al., exrs. Henry W. Eastman, dec'd, to Henry C. M. Ingraham, trustee, &c. nom  
 Gill, Robinson, to William F. O'Rourke, Buffalo, N. Y. 410  
 Hasbrouck, John L. & Co., to Herman Newman. nom  
 Hall, Mary E., to Geo. H. Titus. 1,000  
 Hunter, Helen M., to Catharine J. Rustin. 1,300  
 Harvey, Mary A., individ. and with ano., admrs. C. A. Harvey, to Catharine J. wife of Louis Mcnjoy, Jr. nom  
 Same to Mary A. Harvey. nom  
 Lammers, Peter N., admr. J. C. Lammers, to Emma Lammers, widow. 200  
 Same to same. 200  
 Same to Emma Lammers, guard. 3,500  
 Morse, Nathan B., to Eliza Schenck. nom  
 Merkle, John, to Edward Fritze. 900  
 Murphy, Henry C., Jr., as referee to Henry H. Adams, as treasurer of the County of Kings. nom  
 Noble, Frances L., widow, to Gideon B. Perry. 3,120  
 Noble, Frances L., guard. of Charles, Grace D., Mary D. and Francis L. Noble, to Gideon B. Perry. 1,530  
 Oakley, Jane M., to Mount Morris Bank. nom  
 Packard, Mitchell N., and ano., admrs. Jonathan C. Bloomfield, to Sarah L. Bloomfield, Yonkers. 6,000  
 Same to same. 6,000  
 Rhodes, Robert F., to Hannah Enston. 24,500  
 Rider, John M., to Anna R. Loines. 858  
 Schmide, Charles, to William F. O'Rourke, Buffalo. 5,000  
 Shethar, Ada A., to Mary E. Geraty, extr. Thomas H. Geraty. 5,000  
 Schroder, Catharine, to Lisetta M. Drage. 1,000  
 Same to same. 400  
 Sayres, William J., to Margaret Hendrickson. 3,800  
 Schenck, Eliza, to Ann J. Sheppard. 150  
 The Brooklyn Savings Bank to Joseph P. Beach. 10,000  
 The President, Directors and Company of the City Bank of New Haven to John Ryerson, Woodhaven. 1,000  
 Titus, William P., to Emma C. Underhill. 1,000  
 Townsend, John J., and ano., trustees Isaac Bronson, dec'd, to Frederic Bronson, admr. Mary Bronson. nom  
 Veitch, David S., to Eva E., Christina and Annie E. Ullrich. 700  
 Wild, Joseph & Co., to Annie G. Paddock. 1,500

**CHATELS.**

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

SEPTEMBER 21ST TO 27TH—INCLUSIVE.

**SALOON FIXTURES.**

Archbold, George. 210 W. 20th....Henrietta Obst. \$615  
 Abbott, E. H. 48 Clinton pl....C. Engert. 800  
 Abbott, E. H. 48 Clinton pl....H. M. Berrian. 400  
 Benford, S. T. 13 Greenwich av....Susanna Kress. 1,000  
 Berger, J., and M. B. Ferguson. 8 Delancey. ....L. Roth. 100  
 Beste & Doscher. 88 Broad....P. Ballentine & Sons. 1,500  
 Boltz, M. 107 William...G. Ringler & Co. 950  
 Baerz, O. 57 Orchard....M. Koester. 70  
 Betsh, W. 647 E. 16th....J. H. Berenter. Pool Table. 175  
 Bruder, F. 1702 Lexington av....A. Dryfoos. Billiard and Pool Table. 105  
 Carlin, J. 33 Broome...T. C. Lyman & Co. 1,000  
 Carlin, J. 424 E. 13th...T. C. Lyman & Co. 300  
 Cogan, H., Jr. 219 E. 35th...H. Cogan, Sr. (R) 350  
 Duffy, P. 127 Av C....F. and H. Fedderke. Pool Table. 105  
 Dahl, G. 1967 3d av....P. Doelger. 900  
 Erb, C. A. 1014 3d av...J. M. Brunswick & Balke Co. Pool Table. 20  
 Finkenstein, Katie J. 54 Bowery....P. Strobel & Son. Bar Furniture. 272  
 Flieg, J. 155th st, bet 8th and St. Nicholas av. G. Ehret. (R) 5,500  
 Flattery, J. 40 11th av....Ann Flattery. 1,000  
 Gordella & Ferrugiario. 49 1/2 Baxter....Oppermann & Muller. (R) 200  
 Gallinek, Elise. 18 Allen...J. Allmaras. 500  
 Heck, R. 110th st and 6th av....H. Hermann. 1,000  
 Hidsky, H. 48 Spring....D. Mayer. 300  
 Jann, A. 116 Charlton...Bernheimer & Schmid. (R) 1,000  
 Knorr, F. 948 1st av....Bernheimer & Schmid. 200  
 Kopta, A. 42 Av B...F. Foehrenbach. (R) 400  
 Kehr, C. F. 534 2d av....F. & H. Fedderke. Pool Table. 175  
 Krueger, C. 319 E. 26th....Oppermann & Muller. 300  
 Lachenmayer, E. 211 E. 27th...T. Koch. 1,400  
 Lios, J. B. 804 E. 5th...S. Liebmann's Sons. 200  
 Leopold, J. 276 Grand....J. Hein. 500  
 Leopold, J. 276 Grand....J. Hoffmann. 1,550  
 Myers, E. D. 204 Front....H. Zahn. Restaurant Fixtures. 2,000  
 McCoy, P. 314 W. 44th...T. C. Lyman & Co. 800  
 Probsel, P. 2 8 Chrystie....A. Stauff. (R) 100  
 Raab, D. 78 1st...D. Mayer. 125  
 Schuber, F. 37 W. 28th...Bernhard & Welteck. Restaurant. 97  
 Steigerwald, N. 345 E. 77th...Bernheimer & Schmid. 154  
 Sullivan, T. D. 25 Chrystie...F. & Rourke. 500  
 Sullivan, T. D. 23 Chrystie...F. & H. Fedderke. Pool Table. 150  
 Wicking, J. D. 179 W. Houston....F. Bachmann. 225  
 Wiese, F. H. D. 504 E. 12th...H. Zeltner. 125  
 Wagner, A. 535 2d av...G. Ehret. 900  
 Zacharias, W. 1621 1st av...G. Ehret. (R) 2,235

**HOUSEHOLD FURNITURE.**

Adams, Dolly. 38 W. 29th...I. S. Weinberger. 429  
 Bateman, Polly and Nelly. 195 Charlton....S. Harris. 40  
 Beaman, Asenatte. 110 E. 27th...Mary E. Allen. 250  
 Banks, M. 13 Vestry...Coogan Bros. 100  
 Blair, Henrietta. 206 E. 103d...Coogan Bros. 147  
 Brush, G. S. 101 1/2 W. 49th...Coogan Bros. 174  
 Burens, Mrs. 177 Beecker...T. Kelly, exr. 116  
 Burns, John. 4th av and 133d st...T. Kelly, exr. 157  
 Copenhagen, Dore. 214 Madison....Coogan Bros. 433  
 Cohn, Betty. 129 Eldridge...E. Gross. 135  
 Diw, E. 319 E. 25th...D. O'Farrell. 108  
 Doll, Louise. 130 2d av...Bertha Gantz. 150  
 Day, Sarah. 29 7th av...H. Haviland. 2,000  
 Denham, Mrs. 347 Bleeker...Coogan Bros. Carpet. 104  
 Ford, Rosetta W. 236 6th av...Rosalie M. Ford. 600  
 Feeffel, Norah. 504 E. 11th...E. D. Farrell. 126  
 Finegan, Mary F. 333 W. 13th...Coogan Bros. 110  
 Gosson, J. L., Mrs. 315 W. 29th...Coogan Bros. 212  
 Gordon, Ellen J. 200 W. 23d...B. M. Cowperthwait & Co. Carpet. 133  
 Gross, M. 1273 3d av....R. M. Walters. Piano. 150  
 Grant, Cornelia D. and E. B. 127 E. 31st...C. Norwood, Jr. 135  
 Guest, H. 16 E. 15th...Alice D. Guest. (R) 1,800  
 Hickey, Ann. 58 W. 25th...D. O'Farrell. 172  
 Harrell, W. R. 74 N. Chambers...W. J. Lyman. Bar Fixtures. 200  
 Holmes, Gertrude. 369 Lexington av...C. W. Irving. 500  
 Hunt, S. H. 386 Washington...D. O'Farrell. 130  
 Haulihan, Mrs. 184 Bowery...E. D. Farrell. 193  
 Harrison, I. 348 E. 86th...Coogan Bros. 261  
 Hefferman, Mrs. W. 169 E. 53d...Coogan Bros. 171  
 Jordan, W. 252 E. 56th...Coogan Bros. 100  
 Jones, A. H. 249 W. 32d...D. O'Farrell. 131  
 Kane, Julia. 21 Hamilton...Catherine Wallace. 200  
 Kratzenberg, Elizabeth. 307 E. 116th...H. Spies. 214  
 Kinlen, Jennie. 66 Prospect pl...Coogan Bros. 161  
 Kling, Lizzie. 706 6th...Coogan Bros. 149  
 Lustig, Rosa. Railroad av, bet 174th and 175th sts...Schulz & B. 150  
 Lawton, Lizzie J. 360 W. 31st...D. O'Farrell. 355  
 Mars, Addie. 145 W. 20th...Simpson & Co. Piano. 250  
 Massey, Celina H. 60 Jackson...J. Lynch. 139  
 Mott, W. 230 W. 29th...L. Eggleston. 133  
 McCue, Agnes. 202 W. 36th...J. Mullins. 165  
 Monroe, Sarah J. 412 W. 22d...A. C. Washington. 2,000  
 Mackin, J. M. 123 Forsyth...Coogan Bros. 172  
 McCann, P. 521 3d av...Coogan Bros. 119



McGinty, Maggie. 46 1st. Schulz & B. 131
McLean, Mrs. 206 8th av... T. Kelly, exr. 110
Mershon, Harriett L. 444 W. 23d... R. P. Ber- 900
rian, 921
Miller, J. H. 249 6th av... T. Kelly, exr. 310
Milliken, Mary J. 600 6th av... Coogan Bros. 116
Mott, Elise. 206 E. 34th... Schulz & B. 202
Murphy, Jennie S. 218 E. 83d... Coogan Bros. 468
Murtuevde, — 100 E. 52d... E. D. Farrell. 115
Nolan, Ellen. 241 E. 46th... Thoesen & Uhl. 124
Nolan, Ellen. 241 E. 46th... Thoesen & Uhl. 212
O'Connor, Minnie. 54 1st av... Coogan Bros. 687
Parsons, M. Louisa. 248 W. 14th... B. B. Hey- 104
wood, 151
Peabody, J. C. 104 E. 81st... L. Baumann. 620
Renard, C. H. 51 McDougall... T. Leonard. 50
Phippany, Fanny. 117 W. 31st... L. Baumann. 275
Pentlance, Theo., and Mary L. Ormsby. 118 W. 42d... A. B. Butts. 1,100
Phillips, L. Jr. 102 W. 56th... Simpson & Co. 164
Piano, (R)
Reinhard, J. G. 66 Monroe... F. H. Reinhard. 100
(R)
Ryan, Kate. 136 E. 49th... H. Spies. 120
Recker, Maggie. 166 E. 67th... E. D. Farrell. 177
Reddy, Kate. 414 E. 15th... E. D. Farrell. 164
Rellly, J. J. 339 E. 75th... Coogan Bros. 294
Renter, R. 4 9 10th av... Coogan Bros. 140
Riley, M. 244 W. 18th... Coogan Bros. 1,781
Smith, M. 180 Prince... Coogan Bros. 350
Saalfeld, Isabella. 20 E. 47th... Freeman, Gil- 121
lies & Co. 88
Schwartz, C. 215 2d av... F. Fischer. 750
Shackford, Sarah L. 440 W. 60th... J. Mullins. 350
Smiley, Alice F. 370 W. 58th... Mary E. Van 88
Dyke, (R)
Smith, W. H. 117 W. 56th... A. Mills. 350
Sulley, E. P. 411 E. 118th... J. H. Jones. (R)
Schwenck, F. 529 5th st... Krakauer Bros. 103
Piano.
Scott, Jennie. 307 7th av... J. F. Manges. 500
Solomons, Amelia S. 41 W. 54th... Pauline 100
Levy.
Sweeney, Kate. 759 1st av... F. Krause, agt. 800
Tucker, G. B. 155 E. 48th... Mary E. Tucker. 487
Toledo, J. 81 W. 50th... J. Mullins. 177
Taylor, Annie. 138 W. 26th... T. Kelly, exr. (R)
Walker, W. H. 47 E. 12th... Caroline R. Walker. 10,000
Pianos.
Warren, Belle. 161 W. 10th... Coogan Bros. 376

MISCELLANEOUS.

Appleton, W. S. City... W. A. Beach. Letters 3,656
Patent, (R)
Bettfreund, J. 41 Jackson... R. Wolters. Milk 170
Route, Fixtures, Horse, Wagon, &c. (R)
Brunner, J. 1189 Railroad av... J. P. Ammidon 500
et al. Toys, Fixtures. secures notes
Beardsley, H. W. 83 Cedar... Addison Thomas. 500
Office Furniture, Fixtures, &c.
Bernhard, Lena. Suffolk st... S. Jackson. 300
Machines.
Brady, E. J. 112 E. 14th... Elizabeth Fagan. 300
Printing Presses, Type, &c. (R)
Butcher, F. G. 238 E. 128th... J. B. Keller. 125
Horses, Milk, &c. (R)
Caughlin & Berry. 120 Liberty... Harriet A. F. 500
Berry, Engraving and Printing Fixtur s, Machinery, Tools, &c.
Colgate, S. L., and J. K. Hetch. 43 Broad... J. 1,500
B. Clement, et al. Presses. (R)
Cromwell, J. R. 130th st bet Lexington and 4th 200
av... Mary Jacoby. Wheelwright Shop.
Daseking, W. 625 E. 9th... H. Lemmermann. 500
Undertakers Fixtures, &c.
Eich, A. 714 10th av... Ritter & Leister. Drug 250
Fixtures. (R)
Elbert, V. 594 Pearl... J. Schuthais. Fix- 100
tures, Tools, &c.
Eckhardt, L. 57 Thompson... J. C. Blair. secures agreement
Horses, Milk Wagons, &c.
Finkenstein, Katie J. 54 Bowery... C. A. Par- 286
sons. Store Fixtures, &c.
Flagg, W. L. 32 Liberty... W. B. Angle. Of- 1,000
fice Furniture.
Freeman, W. K. 38 E. 14th... Patterson Bros. 537
Lathes, Vices, &c.
Fehn, G. City... P. Barrett. Express Wagons. 362
Foran, P. City... J. Mattern. Coupe. 450
Gertenbach, Theresa. 2311 1st av... E. Sulzer. 500
Horse, Butcher Wagon, Fixtures, &c.
Gundlach, R., and C. J. Jackson. 95 Liberty 1,000
C. H. Reed. Machinery, Lathes, Tools, &c.
Gallagher, Wm. 306 W. 41st... P. Dillon. Stock, 100
Fixtures, &c.
Haelle, A. 417 E. 17th... G. Laemmle. Horse, 265
Wagon, &c.
Hesch Bros. 783 Courtlandt av and 157th st, 922
near Courtlandt av... Truslow & Co. Bott-
ling Fixtures, Horses, Wagons, &c.
Huber, J., Jr. 75 Lewis... Roberts, Collin & Co. 175
Bakery.
Jewett, N. J., and G. W. Pine. 597 2d av... I. T. 300
Broderick. Butcher Fixtures.
Jetter, J. 410 W. 35th... F. Cullman. Cigar 300
Fixtures.
Katti, W. J., and F. S. Humphrey. 49 Cedar... F. 700
Humphrey. Lithograph Presses, Type
Writers, &c.
Kunmey, C. E. 148 Jane... Eve A. Kunmey. 2,500
Trucks, Horses, &c.
Kimmel, D. 655 10th av... C. J. Warren. 300
Bakery.
Lake, C. 186 E. 64th... Agnes A. Lake. Horses, 2,000
Milk Wagons, &c. (R)
Liagre, L. 196 and 213 Greene... J. Lorimer. 500
Horse, Express Wagon, Furniture, &c.
Moore, H. D. 59 Courtland... W. H. Wilson. 1,000
Trunk Store.
Madden, T. City... M. Hood. Butcher Fixt. 50
McCooy, J. 152 W. 17th... G. Dessecker. 39
Carriage.
Meehan, Margaret and Michael. 67 Montgomery 694
... C. Stiegler. Horses, Trucks, &c.
Mullen, J. M. 113 Nassau... F. M. Weiler. 225
Press.
Mundorff, W. F. 93 Hudson... J. A. Mehrrens. 150
Barber Fixtures.
Nebenzahl, A. 391 Broadway... S. Silberstein. 175
Button Hole Machine.
Nathan Bros. 104 W. 18th... J. M. Conner. 112
Printing Fixtures. (R)
Odell, H. 169 E. 126th... H. N. Dean. (Rose 3,500
Odell, by assign). Dental Fixtures. (R)
Olde, H. 133 Liberty... P. F. Wiese. Bakery 600
Fixtures.
Riordan, W. J. 36 Montgomery... G. Dessecker. 500
Coach.
Sheppard, D. V. L. City... W. H. Payne. Canal 600
Boat, 1/2 part. (R)
Scheulen, R. 343 W. 17th... S. Littman. Barber 51
Fixtures.
Spohr, M. 437 W. 54th... G. Spohr. Horses, 800
Wagons, &c.

Strauss, J. 350 8th av... Herz Bros. Cigar 250
Fixtures.
Sessions, P. City... G. P. [Sessions. Horses, 4,000
Derricks &c. (R)
Thalheimer, T. 75th st... T. Schoemann. 800
Horse, Wagon, &c.
Thomas, G. W. Hackettstown, N. J... J. C. 3,000
Hartshorn. Vessel Georgianna.
Tompkins, C. T. 16 and 167 Broadway... Mary 200
M. Ward. Office Furniture, &c.
Vernon & Son. 22 Spruce... J. J. Millin. 150
Press.
Wheelock, E. R. 72 Broadway... E. D. Butler. 200
Office Furniture, &c.
Wilhelmi, D. 274 Grand and other places... J. 400
Rohlwink. Horse, Wagon, Fixtures, &c. (R)
Wise, E. H. City... C. O. Wise. Steam Launch 1,500
"Acacia."
Weinstock, Sarah. 161 E. 70th... Cunningham, 948
Son, & Co. Carriage.
White, C. H. 136 Alexander av... V. E. Forbes. 425
Drug Fixtures.
Wilson, A. G. 68 to 76 Park pl... J. M. Ridge. 1,500
Machinery, Fixtures, Tools, &c.
Wilson, A. H. 135th st and 6th av... R. K. Wil- 225
son. Beer Bottling Fixtures, Horses, Wa-
gons, &c. (R)

BILLS OF SALE.

Berg, P. 13 Greenwich av... S. T. Ben'ord. Sa- 1,100
loon.
Blum, E. M. 680 Broadway, New York, and Iron 350
Pier, Coney Island... E. Schell. Furniture
and Fixtures. 1
Caughlan & Berry. 120 Liberty... Harriet A. F. 1
Berry. Machinery, Tools, Engraving and
Printing Fixtures, &c.
Davis, M. 421 E. 14th... Elizabeth Davis. 1
Grocery.
Engel, Ann M. 1539 4th av... Sophia Bolte. 1,250
Grocery Fixtures, Horses, Wagons, &c.
Hall, R. 229 E. 37th... W. S. Hall. Furniture. 1,500
Hamm, C. 158 W. 20th... P. J. Hanbury. 3,000
Furniture.
Hein, J. 276 Grand... J. Leopold. Saloon. 1,500
Howe, H. W. 48 E. Houston... Christenne J. 1,500
Smith. Lodging House.
Hunger, C. F. 442 E. 78th... J. Helferich. Sa- 225
loon.
Petit, P. 400 6th av... J. Tibesar. Saloon. 1,000
Prenfolk, J. 665 3d av... H. Wachenheimer. 800
Restaurant.
Purssell & Co. City... E. Schell. Saloon. 1
Rockefeller, J. P. 433 W. 15th... G. W. Rocke- 50
feller. Horses, Ice Wagons, &c.
Schulze, Margareta. 170 Av B... Annie Scherf- 300
felle. Toy Store.
Sternfels, M. 1485 1st av... S. M. Sternfels. Sa- 600
loon.
Townsend, A. R. 1 and 3rd st... G. W. Keller. 2,500
Restaurant.
Waiblinger, J. 27 1/2 Chrystie... W. Bauerlin. Sa- 612
loon.

N. Y. ASSIGNMENTS CHATTEL MORTGAGES.

Carell, C., to Geo. Ringler & Co. (Mortgage given 600
by A. Zukunoff, July 11, 1883.)
Hunter, J. H., to W. P. Lynch. (6 assigns. 200
of mortgages.)
Jones, J. J., and ano., exrs. D. Jones, to D. Mayer. 125
(Hugo Hillmann, Dec. 4, 1882.)
Northcote, E. C., to W. P. Lynch. 200
Rothstein, A., to J. A. Solomon. (Julia Pohalski, 1
Sept. 27, 1881.)

AGREEMENTS.

Mayo, Germaine, 3 E. 14th st, to P. M. Swarez. 2,000
(Lease of Furniture, &c.)

KINGS COUNTY.

SALOON FIXTURES.

Alpers, J. H. 423 Grand st... Obermeyer & 400
Liebmann.
Cole, C. R. 496 5th av... J. H. Berenter. Pool 350
Table, &c. (R)
Farrell, J. E. 7 3d st... J. Farrell. 300
Keinath, E., and R. Leavitt. 442 5th av... G. H. 1,100
Whiting.
Livingston, F. D. 19 Greenpoint av... T. C. Ly- 200
man & Co.
Long, John W. 27 1/2 Grand st... W. Wheeler. 300
Oyster Saloon.
Miller, R. W. 204 5th av... J. H. Berenter. 200
O'Keefe, T. 334 Flushing av... D. Jones. Ale. 19
Pfaff, H. 200 Joltson av... J. Fallert. 100
Shlauserbach, A. 215 Wythe av... M. Seitz. 1,437
Schmielan, Claus. 515 3d av... M. Seitz. 500
Weiler, H. 395 Graham av... H. B. Scharmann. 350

HOUSEHOLD FURNITURE.

Auld, A. 233 Duffield st... T. Edward's, Sr. 300
Bruns, Catharine. 353 Schermerhorn st... A. C. 407
Flatley.
Brewster, T. H. 361 Hoyt st... E. Hobbs, Jr. 125
Clark, Miss. 247 Front st... J. Mullins. 240
Carey, W. 126 Vernou av... T. Cassin. 131
Carpenter, G. S. 1273 Fulton st... W. Spencer. 50
Side Board.
Davenport, J. J. New Lots... J. Magrath. 214
Fardon, Anna A. 132 and 124 Carlton av... G. 517
Kissam. (R)
Graham, C. J. 1173 Fulton st... J. Mullins. 170
Hawthorne, Annie L. 481 Kent av... Phelps & 85
Son. Piano. (R)
Johnson, S. 419 Gates av... G. Wilson. 385
King, R. S. 303 Myrtle av... G. Wilson. 193
Krugler, F. M. 164 Hart st... H. Senior. Pi- 125
ano.
McGlynn, Mrs. Edward. 195 Wythe av... Phelps 250
& Son. Piano.
Meincke, Mary M. 191 St. John's pl... W. H. (R)
Westervelt.
Miller, Chas. C. 12 Fort Greene pl... G. E. 1,000
Glins.
Murphy, Mrs. J. A. 498 Dean st... Phelps & 118
Son. Piano. (R)
O'Friel, J. 222 Putnam av... T. New. 1,052
Owens, Edward. 128 Summit st... F. Krause, 1 6
agent.
Plunkett, Mary. 254 Clason av... Whalen 2 2
Bros.
Rose, M. 566 Atlantic av... G. H. Brockway. 120
Mirror.
Small, Mrs. F. 212 Adelphi st... J. Mullins. 282
Tomas, R. D. 132 Flatbush av... T. Cassin. 283
Weld, Mrs. A. M. 460 5th st... G. H. Titus. Car- 188
pets. (R)

MISCELLANEOUS.

Adams, F. H. 54 Duane st, New York... Mary 600
E. Hendrickson. Presses, &c.
Amher, Louisa. 288 Jay st... A. C. Bishop. 800
Bakery.
Benjamin & West. No. 15 Fulton Fish Market, 5,000
New York... A. Slote. 1/2 interest in stand. (R)
Brennen, J. 10 Columbia st... L. Rack. (Fix- 50
tures, &c.)
Haag, P. 94 5th av... J. Marhoffer. Horse and 400
Wagon.
Hendrickson, George D., & Co. 196 Fulton st, 960
New York... Geo. E. Townsend. Printing
Presses, &c. (R)
McGann, Patrick H. 67 and 69 Columbia pl... 8,000
J. H. Cross. Oleomargarine Factory. (R)
Mitchell, J. L. 365 Fulton st... J. R. Reynolds. 280
Printing Material, &c.
Morford, H. 515 and 517 Clason av... S. W. 999
Bowne & Co. Horses and Carriages. (R)
Moore, H. D. 59 Cortlandt st, New York... W. 1,000
H. Wilson. Hardware, Tools, &c.
Pratt, E. 325 Broadway... Warren Foote & 25
Son. Bakery.
Ricko, F., and D. Esposito. 136 North 6th st... 32
M. Lima. Barber hop.
Riley, Fanny. 245 Smith st... G. H. Castle. 110
Bakery.
Roessner, J. 90 Meserole st... A. Imker. Fancy 250
Dresses, &c.
Smith, L. H. Flatlands... P. W. Van Dyke. 600
Crops.
Smith, L. H. Flatlands... P. W. Van Dyke, 5,000
mortgage's name omitted. Horses, Wagons,
&c.
Simonson, H. J. Cor Waverly and De Kalb avs 475
... H. D. Stiles. Horses and Carriage.
Simmelkier, Charles C. Under Cotton Exchange 1,500
N. Y... R. J. L. Kieler. Drug Store.
Simmelkier, Charles C. Under Cotton Ex- 500
change, N. Y... J. W. Simmelkier. Drug
Store.
Stevens, A... S. Pederson. Furniture, &c. 450
Vernon & Son. 22 Spruce st, New York... J. J. 150
Millin. Press.
Walters, A. J. 117 Union st... L. Graf. Butcher 500
Shop.
Wiggins, Wm... P. Barrett. Wagon. 15
Wilkening, L. H. 566 Fulton av... Bissell 75
Brothers. Fixtures.
Waechter, M. 101 Gerry st... M. Bonner. 800
Horses, Trucks, &c.

BILLS OF SALE.

Bensen, George, to William Keller and Henry 575
Melchers. Stock, Fixtures, &c., 313 2d st.
Gilligan, James and Michael J., to Childe H. 600
Childs. Saloon, 199 Sackett st.
Hilis Joseph J., to Eppens, Smith & Co. Gro- 2,585
cery Store, 171 Myrtle av.
May, Solomon, to Rachel May. Meat Market, 1,000
116 North 4th st.
Percy, Gurney, to Effie Percy. Furniture, 433
Lafayette av. 6,000

JUDGMENTS.

In these lists of judgments the names alphabetically
arranged, and which are first on each line, are those
of the judgment debtor. The letter (D) means judg-
ment for deficiency. (\*) means not summoned. (†)
signifies that the first name is fictitious, real name
being unknown. Judgments entered during the
week, and satisfied before day of publication, do not
appear in this column but in list of Satisfied Judg-
ments.

NEW YORK CITY.

Sept.
24 Ackley, Griffin S.—Catharine A. 222 38
Lanning. 57 01
27 Arnoux, William H.—Chas. Totten.
28 Adams, Franklin A.—Andrew Mc- 133 04
Lean. 142 67
22 Bartlett, Lewis C.—Laura Porter...
22 Behrman, Henry F.—Mayer Katzen- 145 39
berg. 33 39
22 Burke, James—G. B. Charlick. 160 32
22 Barnes, John J.—Jose Gomez. 226 78
22 Becht, Mary—Rudolph Moeller. 250 25
24 Bente, August—Wm. Eggert. 118 46
24 Barnett, Samuel—J. J. Samuels. 223 75
25 Brown, Stewart D.—H. K. Thurber. 44 50
25 Blum, Emile M.—G. M. Rainey. 227 78
25 Basset, John F.—The Henry Killam 296 65
Co. 608 41
25 Barbour, Henry P.—J. A. Robinson. 329 78
25 Bromhorst, George—Margaret Ef-
finger. 156 84
25 Beardsley, Henry W.—Root & Tin- 119 75
ker. 82 71
26 Brereton, Katie, by her guardian ad 78 00
litem, George W. Truss—W. C.
Browning... costs
26 Bayles, Edgar C.—W. W. Punnett. 191 35
27 Becker, August—Clara K. Wessman. 133 04
27 Bruns, Adolph—Wm. Rhineland, 76 51
exr. 191 35
28 Bailly, Theophile—Amelia Bailly... 133 04
28\* Boughton, Alfred—Andrew McLean. 716 51
28 Berlowitz, Ephraim—Fred. Hohn- 1,328 68
quist. 39 62
28 the same—G. R. Colby. 48 08
28 Babcock, Stephen B.—E. J. Hicks. 186 57
22 Corey, Sidney A.—Knickerbocker 422 98
Ice Co. 76 83
22 Cunningham, John—E. H. Ammi- 42 40
down. 61 70
22 Cocks, Albert H.—Mount Morris 95 38
Bank. 3,351 57
22 Cole, Eugene H.—F. E. Boericke.
24 Crosby, Bernard E.—Sammis & 42 40
Bolton. 61 70
44 Cockerill, Thomas—W. J. Smith.
44 Conover, John—S. M. Lutz.
45 Camp, Lydia A.—H. K. Thurber ..



Table listing names and amounts, including entries like 'Camp, Lydia A.', 'Clark, George W.', 'Crane, Edward - C. S. Ogden.', etc.

Table listing names and amounts, including entries like 'McVay, George P. H.', 'McCullum, Hugh - Pierre Arnault.', 'McGuire, Frederick - S. A. Ryan.', etc.

Table listing names and amounts, including entries like 'Work, George P. - John Patterson.', 'Young, Philippa - H. K. Thurber.', 'Zahn, Ida C. - T. A. Doubleday.', etc.

KINGS COUNTY.

Table listing names and amounts under the heading 'KINGS COUNTY.', including entries like 'Allen, Thomas - P. Lang.', 'Bente, August - W. Eggert.', 'Berry, Levi R. - W. W. Brumley.', etc.

SATISFIED JUDGMENTS.

Table listing names and amounts under the heading 'SATISFIED JUDGMENTS.', including entries like 'Auld, David M. - Janet Tilney.', 'Andrews, William H. - R. B. Westbrock.', 'Bauer, John - Katharine Kastner, individ.', etc.



*Nichols, William B.—The John Hancock Mutual Life Ins. Co. (1878).....	\$303.42
\$3,297.92, \$4,297.92, two each, \$797.94, two each, \$1,297.92, \$1,547.92, \$1,497.12, and.....	1,347 92
*Same—Ridgewood Ins. Co. (1877).....	1,287 85
*Same—same. (1877).....	1,842 48
*Same—Park & Tilford. (1877).....	74 87
*Same—J. O. Hegeman. (1876).....	653 58
*Same—S. D. Bingham. (1878).....	201 17
Pinckney, William, survivor of Benner & Pinckney—James Bigler. (1878).....	117 93
Ross, Ruben—Eliz. C. Ross. (1881).....	459 22
Rowan, James—S. H. Cole. (1876).....	126 87
Stedwell, Jeremiah H.—D. S. Riddle. (1877).....	1,160 92
†Stroud, Albro B., Perry G. and Seward H., as exrs. of Chas. Stroud—Willard Parker. (1883).....	108 26
Steele, Theophilus—Mary Ott. (1883).....	96 55
Southworth, James H.—R. B. Westbrook. (1875).....	207 15
Spaulding, Henry F., exr. of Daniel Devlin—Jos. Stuart, admr. (1883).....	122 44
Sherman, Benjamin F.—W. H. Waring. ('81).....	310 26
§Tomlinson, Theodore E.—John Sheehy. (1873).....	1,333 82
*United States Illuminating Co.—P. M. Mallon. (1883).....	85 95
Wood, Edward T.—Frank Otard. (1870).....	15,913 84
Same—I. W. Rushmore. (1878).....	76 35
Wakeman, Abram—E. F. de Lancey. (1879).....	408 85
Westbrook, Richard B.—Southworth & Andrews. (1875).....	957 26
*Wagner, John—Mary Klein. (1883).....	136 91
Weis, John and Fanny—Florentine Lutz. (1883).....	199 55

\*Vacated by order of Court. †Secured on Appeal. ‡Released. § Reversed. ¶ Satisfied by Execution. \*\*Discharged by going through bankruptcy. †† Partially suspended upon appeal.

KINGS COUNTY.

September 22 to 28—Inclusive.

Bedell, Chester—J. Gowdy. (1879).....	\$227 48
Browne, John, exr., &c., P. Rice, dec'd, &c.—G. W. Rice et al. (1883).....	35,176 85
Same—same. (1883).....	33,955 53
Same—same. (1883).....	47,170 71
Same—same. (1883).....	43,875 79
Church, Thomas T. and Phebe F.—J. W. Voorhies. (1883).....	4,380 11
Cock, Thomas F., exr. P. Rice et al.—G. W. Rice. (1883).....	33,945 53
Damen, George—R. Poillon. (1883).....	733 61
Denike, Mary E., impld.—J. Dupuy. (1871).....	697 81
Folan, Martin, and Daniel Farrell—H. Clausen, Jr. (1879).....	226 33
Harris, Mariana—J. W. Voorhies. (1883).....	4,380 11
Hincken, Edward, exr. P. Rice—G. W. Rice et al. (1883).....	35,176 85
Same—same. (1883).....	33,945 53
Same—same. (1883).....	47,170 71
Same—same. (1883).....	43,875 79
Love, William A.—J. W. Voorhies. (1883).....	4,380 11
MacKay, John, Charles C. and Henry—R. Haydock. (1875).....	530 83
Stern, Benjamin, Bernhard, Louis and Isaac—Mary F. Geraty. (1883).....	76 60
Same—same. (1883).....	479 15
Stone, Sarah E. and Aaron—G. B. Ritchie. (1873).....	1,261 61
Wood, Edward T.—Brooklyn Library. (1881).....	747 85

MECHANICS' LIENS.

NEW YORK CITY.

September.	
27 Eighth av, s e cor 143d st, 25x100. John Brady agt Patrick Whelan, owner, and Henry Taylor, contractor.....	\$7 50
25 Fourth av, n w cor 50th st, 88x150. Francis McNamara agt Abraham Benson et al., owners.....	739 15
25 Same property. Patrick Kerrigan agt same.....	18 00
22 Gold st, No. 8, e s, abt 150 n Malden lane, 23 ft front. William D. Peck agt James G. and Dayton C. Belknap, debtors and reputed owners.....	1,200 00
24 Greenwich st, No. 259, e s, 40 from Park pl. Joseph Gleason agt George W. Walsh, owner, Moses Abraham and Matthew Cziner.....	37 18
24 Mott st, No. 128, e s, abt 400 s Grand st. James Ford agt Henry Sire, reputed owner, and Miles Carter, Jr, contractor.....	10 50
25 Madison av, n w cor 109th st, 100.11x75. Hiram Moore agt George N. Manchester and Wm. N. Philbrick, owners, and Mark Stevens, contractor.....	250 00
25 Madison av, n e cor 123d st, 145x100. Bunting & Vredenburg agt Helena M. Edmundstone, owner, and Wm. F. Edmundstone, agent.....	6,800 00
23 Monroe st or Rutgers pl, No. 15, n s, 182 6 w Clinton st, 26x110. Moses Lubelsky agt Henrietta Franklin, owner.....	1,015 00
22 Nassau st, w s, extd from Ann to Fulton st, "The Bennett Building." William D. Peck agt James Gordan Bennett, reputed owner, and Scott, debtor.....	106 50
One Hundred and Twenty-third st, n s, 300 e 8th av, 100 ft front, 6 houses.....	
22 One Hundred and Twenty-fourth st, s s, 300 e 8th av, 100 ft front, 5 houses.....	
C. B. Keogh & Co. agt Thomas H. Beeckman, reputed owner and debtor.....	22,975 00
22 Same property. Carley & Morrow agt same.....	2,500 00
22 Same property. Jos. Wray agt same.....	1,100 00
23 Same property. Thomas J. Crombie agt same.....	1,542 33
22 One Hundred and Twenty-fourth st, s s, 300 e 8th av, 100 ft front, 5 houses. John R. Smith agt same as last.....	2,834 47
25 One Hundred and Forty-second st, n s, 190 w Brook av. Frank Cardue agt Sarah O'Brien, reputed owner, and John O'Brien, debtor.....	250 00
27 One Hundred and Twenty-fourth st, s s, 300 e 8th av, 100x100.11, 5 houses. O'Connor & Donaldson agt Ira E. Doying, debtor, and Willett Bronson, reputed owner.....	5,000 00
23 Pelham av, at intersection of lands of N. Y. & Harlem Railway Co., runs east along Pelham av abt 400 x north abt 75 x east [abt 250 x north abt 100 x east abt 1,800 to Southern Boulevard, x north 1,200 to lands	

of A. Corsa, x west abt 2,200 to N. Y. & Harlem R. Co., x south abt 2,200 to beginning "St. John's College." Manuel M. Miranda agt John J. Clark, debtor, and St. John's College, owner.....	312 00
22 Sixtieth st, Nos. 283 and 285 W., n s, bet 10th and 11th avs. L. C. Tufts agt Mary J. Lorgan and Frederick Beltzer et al., owners, and Thos Lorgan, debtors.....	87 00
22 Sixtieth st, Nos. 285 and 287 W., n s, abt 250 e 11th av. Nobis & Read agt Frederick Beltzer, reputed owner, and Mary Lorgan and Thomas Lorgan, her agent.....	185 00
22 Sixtieth st, Nos. 285 and 287 W., n s, 225 e 11th av. P. W. Higginson agt same as last.....	358 00
24 Sixty-third st, No. 38 E., s s, bet Madison and 4th avs. Charles Lake agt Ann S. Stephens, reputed owner, and Webb Bennett, debtor.....	15 00
24 Sixty-third st, No. 165 E., n s, bet Lexington and 3d avs. Same as last agt same.....	10 50
24 Sixty-seventh st, n s, bet 11th av and Hudson River Railroad, 8 houses. A. M. Dodge & Co. agt Geor. e Cary and George Kuhn.....	1,409 00
25 Same property. Same agt same.....	1,409 00
26 Sixty-first st, s s, 125 w 10th av, 75 ft front. Alexander Ferguson agt John Richard, reputed owner, and John Ruppert & Wheelock, contractors.....	964 75
27 Sixty-first st, n s, 200 w 10th av, 100x100.5. Michael Sheridan agt Hatch & Davis, contractors and builders, and John Riger, reputed owner.....	30 00
27 Sixty-ninth st, n s, 100 e 3d av, 140x100.4. James F. Gray agt Andrew Kelly, debtor and reputed owner.....	2,687 00
24 Thirty-ninth st, s s, 265 e 6th av, 20 ft front. Charles Lake agt Webb Bennett, debtor, and Mrs Bruen, reputed owners.....	61 50
27 Third av, n w cor 115th st, 47.8x72. Waeffelaer & Wood agt Samuel A. Purdy, Jr., reputed owner, and Samuel A. Nolan, debtor and contractor.....	990 39

KINGS COUNTY.

Sept.	
23 Greene av, No. 502, s s, 20 e Nostrand av, 20 x100. John Scherrer agt Derin, owner, and John Sell.....	25 00
26 Dupont st, No. 71, n s, 295 e Franklin st, 25x100. Israel Reed agt Ferdaud Book, owner, and Albert Lang.....	\$ 350 00
24 Wallabout st, No. 376, s s, 200 e Harrison av, 25x100. Goodwin, Cross & Co. agt N. Meith, owner, and F. Kuhne.....	386 63
— Fulton st, Nos. 992-993, s s, 114.8 e Grand av, 80x102. James McFarlane agt George A. Saward, owner, &c.....	700 00
26 South 4th st, n s, 75 w 10th av, 50x95. Robert Wallace agt Alexander Wade, owner, and James Gault.....	255 00

SATISFIED MECHANICS' LIENS.

NEW YORK CITY.

September.	
22 Attorney st, No. 44, s e cor Broome st, 20.2x 50. Wm. N. Sternkopf agt Eliza G. Tuers et al. (Lien filed July 5, 1882).....	\$1,217 57
22 Same property. Fr. Eisele agt same. (July 5, 1882).....	229 85
22 Same property. Jos. Mackey agt same. (July 5, 1882).....	255 03
22 Same property. Merck & Westphal agt same. (July 5, 1882).....	889 98
22 Forty-eighth st, Nos. 418-426 W., s s, abt 250 w 9th av. Matthias Umstatter agt Chas. F. Fonham et al. (Aug. 24, 1883).....	302 50
24 Eighty-seventh st, n s, abt 80 w 1st av, 20 ft front. Geo. K. Gates agt Peter J. Uihlein and Charles Knock. (July 19, 1883).....	50 00
†25 Bleeker st, No. 345. A. D. Carlock agt Margaret D. Griswold and Isaac H. Hunter. (April 14, 1883).....	188 00
†25 Same property. Same agt same. (June 12, 1883).....	188 00
25 One Hundredth st, n s, 300 w 9th av, 100 ft front. John Bell agt Casper N. Lawson. (Sept. 10, 1883).....	642 66
* 7 One Hundred and Twenty-first st, Nos. 69-81 E., n s. John Brady agt S. A. Fanning and Henry Taylor. (Sept. 6, 1883).....	28 75
28 Madison av, e s, 150 n 173d st, 24th Ward. Pritchard & Knox agt Mrs. S. Potter and Arthur Arctander. (July 25, 1883).....	230 00
28 Same property. Wm. Clarke agt same. (July 27).....	—
28 Same property. Burton & Watson agt same. (Aug. 15).....	278 20

† Cancelled and discharged of record.  
\* Discharged by depositing amount of lien and interest with Clerk.

KINGS COUNTY.

September 22 to 28—Inclusive.

Fifth st, s s, 90 e 6th av, 83.4x100. Terrence F. Ferguson agt R. H. Heaseman, owner. (Aug. 23, 1883).....	\$293 00
Prospect pl, n s, abt 370 e Vanderbilt av. Hans S. Christian agt Arthur Bartell, owner, &c. (Sept. 11).....	550 00
Park pl, n s, 370 e Vanderbilt av, 67.8x130. Watson & Pittinger agt Arthur Bartels and Mr. Inman, owner, &c. (Sept 21, '83).....	150 00

BUILDINGS PROJECTED

NEW YORK CITY.

SOUTH OF 14TH ST.

Wall st, n e cor Nassau st, one marble and brick pedestal for statue of George Washington; cost, —; owner, Chamber of Commerce, William st, cor Cedar st; architect, R. M. Hunt; builders, P. T. O'Brien & Son; stone cutters, Jas. Sinclair & Co. Plan 1089.

Vesey st, Nos. 63 and 65, one five story brick and stone tenem'ts, 39.5 and 39.9x34, tin roof; cost, \$15,000; lessee, James P. Bennett, Greenwich st, s e cor Vesey st; owner, Edward M. Cary, East Milton, Mass.; architect, Hugo Kafka; builder, not selected. Plan 1111.

Grand st, Nos. 383 and 383½, one four-story brick store and tenem't, 25 and 25 and 20x85.6, tin roof; cost, \$14,000; owner, Antonio Minaldi, 361 Grand st; architect, B. Walther. Plan 1116.

Greenwich st, No. 428, one three-story brick boiler and engine house and dwell'g, 19.4x73, tin roof; cost, \$7,000; owner, James Pyle, 215 West 45th st; architect, Thos. R. Jackson. Plan 1118.

Christopher st, s e cor Bedford st, one five-story brick tenem't, 28x92.11, tin roof; cost, \$25,000; owner, John Totten, 240 West 49th st; architect, C. F. Ridder, Jr.; builder, not selected. Plan 1097.

Bedford st, e s, 28 s Christopher st, one five-story brick tenem't, 28x75, tin roof; cost, \$15,000; owner, architect, &c., same as last. Plan 1098.

BETWEEN 14TH AND 59TH STS.

Broadway, n e cor 55th st, one nine-story brick Dorchester stone trimmed flat, 75 6 and 73x117, brick asphalt and cement roof; cost, \$420,000; owner, Herman Hofer, 241 West 43d st; architects, Thom & Wilson; builder, days work. Plan 1103.

26th st, Nos. 455 and 457 W., one five-story brick factory, 50x90.9, gravel roof; cost, \$20,000; owners, John and Albert F. Trageser, Tuckahoe, N. Y., and W. C. Trageser, 441 West 24th st; architect, M. C. Merritt. Plan 1113.

44th st, No. 205 W., one two-story brick coal office and dwell'g, 25x27, tin roof; cost, \$2,000; owner, Geo. W. Thedford, 412 West 18th st; architect, J. B. Franklin; builders, N. Conner and N. Smith. Plan 1094.

11th av, No. 477, one two-story brick tenem't, 30x43, gravel roof; cost, \$3,000; owner, Patrick Thorp, 601 West 38th st. Plan 1107.

40th st, No. 312 E., two-story brick stable and dwell'g, 25x90, tin roof; cost, \$10,000; owner, Ann Killaan, on premises; architect, Albert Wagner; builders, Gordon Bros. Plan 1121.

28th st, foot of East (Bellevue Hospital), five-story brick building, 22x22, iron and slate roof; cost, \$15,000; owner, City of New York Department of Public Charities and Correction, 66 3d av; architect, Jas. M. Dunn; builders, Moran & Armstrong.

BETWEEN 59TH AND 125TH STREETS, EAST OF 5TH AVENUE.

79th st, No. 239 E., one five-story brick and brown stone tenem't, 25x91.4, tin roof; cost, \$17,000; owners, Timothy McAuliffe, 1916 Lexington av, and Henry G. Gabay, 245 East 53d st; architect, A. B. Ogden; builders, Cook & Higgins. Plan 1091.

82d st, n s, 115 w 4th av, five four-story brown stone dwell'gs, 20x55 and 65, including two-story extensions, 10x12, tin roofs; cost, each, \$17,500; owner, Silas M. Styles, 143 West 130th st. Plan 1114.

114th st, n s, 80 e 1st av, one three-story brick dwell'g, 20x28.10, tin roof; cost, \$4,500; owner, Mrs. Catherine Kehoe, 1st av, n e cor 114th st; architect, Jno. McIntyre; builder, not selected. Plan 1100.

117th st, No. 234 E., one one-story brick stable and shed, 25x65, tin roof; cost, \$1,000; owner, Frank Beattie, Pelham, N. Y.; architect, R. Rosenstock. Plan 1096.

118th st, s s, 225 w 3d av, one five-story brick tenem't, 17.1x80, tin roof; cost, \$15,000; owner, John Walker, 233 East 113th st; architect, J. H. Valentine; builders, Walker & Gelston. Plan 1101.

118th st, s s, 242.2 w 3d av, three five-story brick tenem'ts, 25x80, tin roofs; cost, each, \$18,000; owner, architect, &c., same as last. Plan 1102.

2d av, n w cor 124th st, one five-story brown stone store and tenem't, 19.11x70, tin roof; cost, \$20,000; owner and builder, Michael Fay, 416 East 120th st; architect, J. H. Valentine. Plan 1109.

2d av, w s, 19.11 n 124th st, three five-story brown stone stores and tenem'ts, 27x70, tin roof; cost, each, \$18,000; owner, architect and builder, same as last. Plan 1110.

BETWEEN 59TH AND 125TH STREETS, WEST OF 8TH AVENUE.

73d st, s s, 300 w 9th av, three four-story brown stone dwell'gs, 15, 16 and 19x58 and extensions 13 deep, tin roofs; cost, \$15,000, \$17,000 and \$22,000; owner, Anna McDonald, 271 East 78th st; architect, Jas. E. Ware; builder, Chas. McDonald. Plan 1119.

NORTH OF 125TH ST.

133d st, s s, 75 w Madison av, one six-story brick and granite brewery, 100 and 56x100, iron peak roof, covered with tin and glass, and glass and iron skylight; cost, \$125,000; owner, James Everard, 671 to 675 Washington st; architect, O. C. Wolf; builder, J. Everard. Plan 1092.

Nichols pl, Inwood, e s, about on line with 211th st, one two-and-a-half-story frame dwelling, 35x41, slate roof; cost, —; owner, Eben E. Olcott, Nichols pl, Inwood; architect and carpenter, E. I. Condit; mason, E. Doremus. Plan 1106.



North side of private street, 200 e of Broadway and 200 s of Macomb st, one two-story frame stable and shed, at 35th Precinct Police station, tin roof; cost, about \$1,200; owner, Joseph Godwin, Kingsbridge; architect and builder, S. L. Berrian. Plan 1105.

## 23D AND 24TH WARDS.

145th st, s s, 100 e Willis av, rear, one two-story frame stable, shingle or tin roof; cost, \$150; owner and architect, Alexander Heisenbothem, on premises. Plan 1099.

145th st, n s, 400 e Willis av, one three-story frame tenem't, 22x42, tin roof; cost, \$4,000; owner, John Murphy, St. Ann's av and 149th st; architect, A. Arctander. Plan 1093.

152d st, s s, 135 w 3d av, two three-story frame tenem'ts, 16.9x50, tin roof; cost, each, \$2,500; owner, George Weis, Bergen av, cor 148th st; architect, A. Arctander. Plan 1095.

161st st, n s, 75 w Gerard av, one two-story frame dwell'g, 28x24, tin roof; cost, \$1,000; lessee, Andreas Kleemann, 161st st and River av, Astor estate, owns land containing about 7 acres; architect and builder, Charles Garber. Plan 1104.

Anderson av, w s, 100 s Highbridge st, two two-story frame dwell'gs, 20x30, tin roof; cost, each, about \$2,000; owners, Matthew and Catharine Ziegler, Highbridge st, cor Claremont av; architect, A. Spence. Plan 1115.

Clinton av, s w cor Warren st, Mount Hope, 24th Ward, one frame shop for willow work, 14 x16, shingle roof; cost, \$300; owner, Edward Hunger, Mount Eden, 24th Ward; builder, R. Pfomm. Plan 1108.

Courtlant av, e s, 75 s 157th st, one one-story frame dwell'g, 18x25, tin roof; cost, \$650; owner, Nicholas Egbert, 1894 Madison av, Tremont; builder, Alex. Weir. Plan 1112.

Marion av, e s, about 100 n William st, Fordham, one one-story frame stable, 40x12, shingle roof; cost, \$150; owner, architect, &c., Thomas Evans, Fordham, New York City. Plan 1090.

Morris av, e s, 100 n 142d st, one two-story frame dwell'g, 31 and 28x28.8 and 15.6, tin roof; cost, \$2,000; owner, Robert Hall, 142d st, near Morris av; architect, H. S. Baker. Plan 1117.

3d av, e s, 145 n 150th st, one three-story brick dwelling, 15x55, tin roof; cost, \$4,000; owner, Peter Kirchhof, 3d av, cor 150th st; architect and carpenter, Henry Piering; mason, C. Hafien. Plan 1120.

## KINGS COUNTY.

Plan 1094—3d av, w s, 20 s 6th st, one two-story frame factory, 20x50, tin roof; cost, \$900; owner, M. J. Mathison; architect and builder, John Sorenson.

1095—Graham av, s w cor Devos st, one four-story frame store and tenem't, 25x60, tin roof; cost, \$7,000; owner Charles Kinken, 303 Humboldt st; architect, E. F. Gaylor; builders, John McQuaid and Thoma & Wade.

1096—Willoughby av, s s, 100 w Marcy av, two two-story and basement brown stone dwell'gs, 19.5x43, tin roof, wooden cornice; cost, each, \$6,000; owners, architects and builders, Colson & Reimers, 81 Grand av.

1097—Floyd st, n s, 81 e Marcy av, three three-story frame tenem'ts, 25x50, tin roof; cost, each, \$3,800; owner, Andrew Froelich, 202 Stockton st; architect, Th. Engelhardt; builders, Jno. Fuchs and Eich Bros.

1098—Hall st, No. 44, w s, 140 n Park av, one three-story front four-story rear frame factory, 20x80, gravel roof; cost, \$1,500; owner, Jane Everts, 91 Clinton av; architect and builder, Thos. Hanlon.

1099—Wolcott st, No. 21, s s, 190.1 w Dwight st, one two-story frame dwell'g, 20x28, tin roof; cost, \$800; owner, Patrick Long, on premises; builders, Mr. Kelly and Daniel Sullivan.

1100—Chauncey st, s s, 140 w Ralph av, four two-story frame dwell'gs, 17x34, gravel roof; cost, each, \$2,500; owner, architect and carpenter, Baldwin Pettit, 285 Chauncey st; mason, E. Sutterlin.

1101—Commercial st, n s, 300 e Bell st, one seven-story brick sugar refinery, 95x59.4, gravel roof, brick cornice; cost, \$40,000; owner, architect and carpenter, Havemeyer Sugar Refining Co., Greenpoint; mason, J. B. Woodruff.

1102—Commercial st, n s, 300 e Bell st, one nine-story brick sugar refinery, 86x82, gravel roof, brick cornice; cost, \$60,000; owner, architect and carpenter, same as last.

1103—20th st, n s, 240 e 4th av, one one-story frame dwell'g, 16x24, gravel roof; cost, \$400; owner, Victoria Krouse, 18 16th st; builder, E. J. Gildersleeve.

1104—Cook st, s e cor Evergreen av, one two-story frame factory, 100x40, gravel roof; cost, \$2,000; owner, Iron Clad M'fg Co., 22 Cliff st, N. Y.; builder, Thos. Davis.

1105—Herbert st, s s, 139 w North Henry st, one two-story and basement frame dwell'g, 25x40, tin roof; cost, \$2,500; owner, Hugh McGrath, 12 Herbert st; builders, Doyle & Brazill.

1106—18th st, n s, 400 w 5th av, two two-story and basement brick dwell'gs, 18.4x40, tin roofs, wooden cornices; total cost, \$8,000; owner, L. Lockman, 18th st, bet 4th and 5th avs; architect and builder, W. J. Conway.

1107—Atlantic av, s s, 140 w Clason av, two one-story frame shed and office, one 16x73 and one 33.6 and 62x112.5, gravel roof; cost, \$2,300; owners, estate Abner Chichester, 318 Monroe st, New York; architect, J. V. McKee; builders, McKee Bros.

1108—Hancock st, s s, 250 e Lewis av, one three-story brick tenem't, 20x40, gravel roof, wooden cornice; cost, \$4,000; owner, John T. Sullivan, Fulton and Reid avs; architect, J. Pettit; builder, Phil. Sullivan.

1109—15th st, s s, 222 e 2d av, one one-story frame dwell'g, 22x24, gravel roof; cost, \$350; owner, Albert Doering, 62 Van Dyck st; builders, F. Krause and H. Moller.

1110—Concord st, Nos. 135 and 137 on rear, 225 e Jay st, one two-story brick shop, 20x38, gravel roof, wooden cornice; cost, \$1,000; owner, architect and carpenter, W. N. Rae; mason, J. Lock.

1111—St. John's pl, s s, 222.2 w 8th av, two three-story and basement Connecticut brown stone dwell'gs, 20.6 and 21x45, tin roofs, wooden cornices; owner and builder, William Johnston, 96 Taylor st; architects, Parfitt Bros.

1112—Broadway, s w cor Willoughby av, three four-story and attic brick (terra cotta) and stone trimmed flats, communicating as one building, 125 front, 49 rear, x about 100, mansard, slate and tin roof, iron cornice; cost, total, \$80,000; owner, Benjamin F. Warner, 81 Morton st; architects, Parfitt Bros.; builder, not selected.

1113—Lafayette av, s s, 170 w Franklin av, four two-and-a-half-story and basement brown stone dwellings, 20x43, tin roofs, wooden cornices; cost, each, \$5,500; owners and builders, Lambert & Mason, 148 Putnam av; architect, I. D. Reynolds.

1114—Pacific st, s w cor Emmet st, one two-story brick stable, 50x39, tin roof, brick cornice; cost, about \$5,500; owner, E. C. Swift, Boston, Mass.; architect, A. B. Campbell; builder, B. F. Bailey.

1115—Huron st, No. 179, n s, 150 e Manhattan av, one three-story frame tenem't, 25x56, gravel roof; cost, \$3,800; owner, John Davidson, on premises; architect, J. Mulhaul; builders, J. Haford and Post & Walker.

1116—5th av, n w cor 15th st, two three-story brick tenements, 75x55, tin roof, wooden cornice; cost, each, \$7,000; owner and architect, George Ingram, 752 5th av; builder, Wm. Corrigan.

1117—Sumpter st, No. 42, one two-story frame dwelling, 25x33, tin roof; cost, \$1,500; owner, F. C. Burricker, 1845 Fulton st.

1118—Herkimer pl, n s, 525 w Nostrand av, one two-story brick stable and carriage house, 40 x42, tin roof, wooden cornice; cost, \$2,600; owner, Henry Carson, cor Fulton street and Bedford av; architect, Amzi Hill; builders, Pearce & Van Pelt and Andrew Miller.

1119—39th st, n s, 150 e 3d av, four two-story and basement frame dwell'gs, 16.8x36, tin roof; cost, \$1,800 each; owner, Jos. G. Carroll, 1003 3d av; architect and carpenter, H. J. Skinner; mason, John Golden.

1120—Sackett st, Nos. 424 and 426, near Hoyt st, three two-story and basement brick dwell'gs, 13.6x40, tin roof, wooden cornice; cost, \$3,667 for all; owner, A. J. Dower, 380 Union st; architect, &c., George W. Brandt; mason, Ernst Sutterlin.

1121—13th st, s s, 407 e 3d av, one two-story frame dwell'g, 20.10x35, tin roof; cost, \$1,500; owner, Thomas Montgomery, 3d av, near 20th st; architect, Arthur J. Stever; builders, McGrath & Thompson and Sampson B. Oulton.

1122—Melrose st, n s, 175 from Central av, one three-story frame tenem't, 25x50, tin roof; owner, C. Gossmann, Evergreen av; architect, E. Schrompf; builders, George Straub and F. Ringer.

1123—Fulton st, No. 92, one three-story brick store and warehouse, 21.8 and 22.1x68.6 and 66.6, tin roof, wood and brick cornice; cost, abt \$5,000; owner, Sarah J. Semonite, 147 Lafayette av; architect, G. L. Morse.

1124—Cook st, s s, 250 e Bushwick av, one four-story brick factory, 35x104, gravel roof, brick cornice; owner, Iron Clad Mfg. Co., Cook st, near Bushwick av; architect, A. Herbert; builder, Stephen Burrows.

1125—North 12th st, n w cor 2d st, one two-story brick stable, 53x16, felt, cement and gravel roof, wooden cornice; cost, \$1,000; owner and architect, C. H. Reynolds, 111 Noble st; builder, S. F. Bartlett.

1126—Walworth st, No. 91, one one-story frame shop, 25x25, tin roof; cost, \$250; owner, Thomas Simson, 161 Spencer st; architect, I. D. Reynolds; builder, R. Ford.

1127—Sumpter st, s s, 100 e Howard av, six three-story frame tenem'ts, 18.9x40, tin roof; cost, each, \$1,500; owner and carpenter, John Mulqueen, 67 Myrtle av; architect, John Given; mason, Edward Mullin.

1128—Pleasant pl, w s, 80 s Herkimer st, and Rockaway av, e s, 80 s Herkimer st, ten two-story frame dwell'gs, five on each street, 16x32, and one extension, 11x13, gravel roof; cost, each, \$2,000; owner, G. H. Bishop, Boston, Mass.; architect, G. H. Chamberlain.

1129—Braxton st, s s, abt 198 e 7th av, eleven two-story frame dwell'gs, 13.8x28, extension 10x

11; cost, each, abt \$2,200; owner, Jane O. Carpenter, 481 Clason av; architect and builder, J. H. Darrow.

1130—6th st, e s, 100 s South 9th st, one three-story and basement brown stone dwell'g, 20x42, tin roof, wooden cornice; cost, \$5,000; owner, E. McLoughlin, South 11th st, near 3d st; architect, I. D. Reynolds; builder, D. Concannon.

1131—South 9th st, s e cor 6th st, three three-story and basement brown stone dwell'gs, 16.8x40, tin roof; cost, each, \$5,000; owner, E. McLoughlin, South 11th st, near 3d st; architect, I. D. Reynolds; builder, D. Concannon.

1132—Prospect av, n s, 149.6 e 5th av, one two-story frame building, 18x30, felt and gravel roof; cost, \$200; owner, architect and builder, Jno. H. Bush, 252 Prospect av.

## ALTERATIONS NEW YORK CITY.

Plan 1429—Mercer st, No. 239, window cut in front wall, iron girder; cost, \$50; owner, Edward Henry, 1287 Broadway, one of lessees; architect, F. Woods, 245 Broadway; builders, P. Cluzean and L. Lapoint.

1430—14th st, No. 35 W., skylight on roof; cost, \$136; lessee, W. J. Demorest, 15 East 14th st.

1431—17th st, No. 419 E., take out store front, reset after rebuilding wall; cost, \$200; owner, Sherwood Estate, R. Lines, agent, 94 7th av; architect, J. Boekell.

1432—Henry st, No. 162, flat tin roof and enlarge the top front windows; cost, about \$650; owner, John H. Boschen, on premises.

1433—Sullivan st, No. 75, repair damage by fire; cost, \$75; owner, James Kopke or Ropke.

1434—41st st, No. 224 W., enclose piazza for conservatory; cost, \$150; lessee, S. A. Nutt, on premises; builder, L. Sibley.

1435—75th st, No. 318 E., add one story, also five-story brick extension, 25x90, tin roof; interior alterations and east wall to rest on girder; cost, \$16,000; owner, Maria Moss, 421 West 22d st; architect, G. H. Budlong; builder, not selected.

1436—3d av, No. 2030, build oven under sidewalk; cost, \$425; owner, Charles Levers, 472 8th av; builder, J. Allen.

1437—23d st, Nos. 48-52 W., church altered for business purposes; cost, \$200; owner, James L. White, Litchfield, Conn.; builder, F. Bloodgood.

1438—Chrystie st, No. 75, add one story and interior alterations; cost, \$1,100; owner, Henry Kensing, 25 Henry st; architect, W. Graul.

1439—Dutch st, No. 7, chimney built in southwest corner; cost, about \$1,200; owner, Samuel Wilde, Montclair, N. J.; builder, Geo. Chatterly.

1440—3d av, No. 989, s e cor 59th st, one-story brick extension, 10x10, between present rear extension; cost, \$400; owner, George Forrester, 115 Lexington av; builder, V. Seaman.

1441—1st av, No. 2277, cor 117th st, new store front, iron work; cost, \$1,000; owner, William Bernhardt, on premises; architect and builder, Bart Walther.

1442—Pearl st, No. 482, extend wall and leave open alley way; cost, \$800; owner, Lorillard Estate, by J. Demarest, builder, 36 Broome st; builder, E. Anderson.

1443—169th st, n s, 180 w Washington av, add one story, flat tin roof; cost, \$700; owner, Friedrich Hennemann, 54 Av C; architect, A. Pfeiffer; builders, Rinner & Doepf.

1444—159th st, No. 689, bet Alton and Courtlant avs, one-story frame extension, 20x12, tin roof; cost, \$300; owner, John Yung, on premises; builders, J. Reien and J. Krail.

1445—Broadway, e s, at or abt 224th st, Kingsbridge st, one-story frame extension, 9.6x13, shingle roof; cost, \$100; owner and architect, Isaac M. Dyckman, Kingsbridge; builder, S. L. Berrian.

1446—Willett st, No. 18, interior alterations and repairs; cost, \$45; owner, Wm. H. Moore, 223 East 12th st; builder, W. O. Willis.

1447—17th st, No. 416 W., one-story brick extension, 25x25, bet front and rear buildings, tin roof; cost, \$500; owner, James J. Richards, 276 West 25th st; builders, D. J. Mead and D. Wilkie.

1448—Prince st, No. 198, front and interior alterations; cost, abt \$3,000; owner, Margaretha Leibold, 123 Prince st; architect, A. Crouter.

1449—Walnut st, n w cor 5th av, Mt. Eden, 24th Ward, one-story frame extension, 13x15, tin roof; cost, \$300; owner, Henry Meyer, Walnut st; builders, J. Treanor and R. Pfomm.

1450—Railroad av, No. 1862, near 176th st, add one story to extensions, &c.; cost, \$275; owner, Henrietta S. Lent, or H. S. Lent, Tremont; builders, J. Greanor and R. Pfomm.

1451—59th st, No. 498 E., add two stories, also two-story brick extension, 16.8x18.11, interior alterations, &c.; cost, \$3,000; owner, Albert Zoller, 25 Eastern Boulevard; architects, A. Pfund & Son.

1452—10th av, No. 624, add one story; cost, \$2,500; owner, John A. Haag, 590 10th av; architects, A. Pfund & Son.

1453—125th st, n s, 270 w Elton av, add one story and alter for store on first story; cost, \$340; owner, Frank Neus, 155th st, near Elton av; builder, J. C. Stiehler.



1454—3d av, No. 109, interior alterations; cost, \$300; owner, John G. Attridge, 333 West 34th st; architect, Charles Sturtzkober; builder, Wm. Klein.

1455—41st st, No. 323 W., take out rear wall in first story and put in iron girder; cost, \$200; owner, Geo. Fluri, on premises; architect, C. F. Ridder, Jr.

1456—Hubert st, s s 45 e Washington st, take out all frame walls and rebuild with brick; cost, \$—; agent for owner, Chas. De Hart Brower, 418 West 23d st.

1457—31st st, No. 117 W., one-story extension (piazza), 22x15; cost, \$100; lessee, Fanny Phippany, on premises; builders, O'Keefe & Fitzpatrick.

1458—14th st, No. 38 W., put skylight on roof; cost, \$25; owner, Caroline Hopcock.

1459—45th st, No. 51 W., cover for a refrigerator on rear of basement; cost, \$25; lessee, Wm. Vail Capin, on premises.

1460—Delancey st, No. 228, take out partition in first story and put in girder and posts; cost, \$120; owner, Henry B. Pye, 149 South 5th av; builder, Chas. F. Schukraft.

1461—10th av, w s, 75 n 155th st, raise one story and a three-story frame extension, 10 1/2 x 15, and internal alteration; cost, \$4,500; owner, John F. Cunningham, 157th st and 10th av; architect, Chas. Baxter.

KINGS COUNTY.

Plan 597—Wyckoff av, n s, 125 e Suydam st, flat tin roof; cost, \$400; owner, Henry Fastle, on premises; architect, G. Hillenbrand; builder, O. Meier.

598—Leonard st, No. 644, add one story, flat tin roof, also three-story frame extension, 10x18, tin roof; cost, \$1,000; owner, Emma Kay, 37 Conselyea st; architect and carpenter, Lewis H. West; mason, C. Vincent.

599—Pacific st, No. 383, n s, 75 from Bond st, two-story brick extension, 8x15, tin roof; cost, \$500; owner, Thomas McNeely, 93 Lawrence st; builders, Jno. Gallagher and J. Walters & Son.

600—Broadway, No. 630, one-story frame extension, 15x16.6, tin roof; cost, \$150; owner, Conrad Moll, 26 1/2 Ellery st; architect, Th. Engelhardt; builder, J. Frisse.

601—South 2d st, No. 55, flat tin roof to replace peak, also additional windows; cost, about \$2,000; owner and builder, William Swaine, on premises; architect, Alvan S. Brown.

602—Hamburg st, e s, 125 n Cooper av, raised one story; cost, \$1,000; owner, T. J. Schanfenberg, 187 Cooper st; builders, Marinus & Gill.

603—Clason av, s w cor Atlantic av, one-story frame extension, 25x22, tar and gravel roof; cost, \$300; owner, estate Abner Chichester, 318 Monroe st, New York; architect, James V. McKee; builders, McKee Bros.

604—Myrtle av, No. 851, one-story brick extension, 20x15, tin roof; cost, \$450; owner, J. Reich, on premises; architect and builder, W. B. Clark.

605—Adelphi st, No. 225, flat, wood and tin roof to replace peak; cost, \$600; owner, M. Plunger, on premises; builders, Henry Roos and O'Donnell & Feenan.

606—Lawrence st, e s, 85 n Willoughby av, foundation of stone and brick on front and rear; cost, \$250; owner and architect, Wm. S. Ford, 65 Willoughby st; builders, F. DeArth and L. L. Morell.

607—Evergreen av, No. 325, three-story frame extension, 7x15; cost, \$300; owner, J. Schanewald, 325 Evergreen av; builder, J. Diem.

608—Luquer st, No. 34, n s, 100 w Hicks st, raise building 3 feet; cost, \$100; owner, William Bolland, on premises; architect, Owen McDonald.

609—Divison av, n w cor 8th st, one-story brick extension, 16x23.4; cost, \$500; owner, Henry Schfeld, on premises; architect, E. F. Gaylor; builder, Matthew Smith.

610—Marion st, No. 238, raised 2 feet 6 inches on stone wall; cost, \$100; owner and architect, Joseph Schaidacker, on premises; builder, M. Rupert; house raiser, J. Gerrity.

611—Meserole st, s s, 87 w Leonard st, add one story, flat tin roof; cost, \$300; owner, Adam Henn, on premises; architect, E. Schrepff; builder, F. Maier.

612—Leonard st, No. 230, two-story frame extension, 7.6x9, tin roof, wooden cornice; cost, \$250; owner, Geo. Nichols, on premises; architect and builder, C. L. Johnson.

MISCELLANEOUS.

BUSINESS FAILURES.

Schedule of assets and liabilities filed for the week ending Sept. 23:

Table with 4 columns: Name, Liabilities, Assets, Real Assets. Includes entries for Engel & Clark, Murray, Vernor C., and Weickert, Stephen.

N. Y. ASSIGNMENTS—BENEFIT CREDITORS.

- Sept. 22 Bronner, Israel M. and Henry M., and Marcus Cane and Walter A. Schiffer, firm of Bronner & Co., clothing, Broadway and Houston st, to —. 25 Dare, Charles W. F., baby carriages, 47 Cortlandt st, to Charles A. Fuller. Preferences, \$29,263. 5 Engel, Abraham H., and Benjamin S. Clark, firm of

- Engel & Clark, jewelers, 439 Broadway, to Julius Kaufmann. Preferences, \$9,262. 25 Levy, Samuel, Julius and Augustus H., firm of Levy Bros. & Co., clothing, 472 Broadway, to Solomon H. Kohn. Preferences, about \$90,000. 25 Mayer, Ferdinand and Benjamin, firm of F. Mayer & Co., woollens, to Simon Danzig. Preferences, \$810,513. 27 Opler, Mortimer, to Charles Strauss. 28 Rothstein, Louis and Abraham, firm of H. Rothstein's Sons, to Nathan Zamansky. 24 Siedenbach, Louis and Leon, and Leon Schwab, firm of Siedenbach, Schwab & Co., clothing, 113 Grand st, to Wm. Sulzbacher. Preferences, \$118,297. 28 Toddings, William L., and Edwin H. Mosher, printers, to Wm. I. Washburn; preferences, about \$1,900.

KINGS COUNTY.

- Sept. GENERAL ASSIGNMENTS. 25 Hillis, Joseph J., to Henry F. Silmons. Kellam, Julius W. } to John J. Spowas, Jr. Stephens, Chas. S. }

APPROVED PAPERS.

Resolutions passed by the Board of Aldermen calling for the following improvements have been signed by the Mayor during the week ending September 22.

REGULATING, GRADING, ETC.

- 99th st, from 11th av to east line of Riverside Drive. 103d st, from 16th av to Riverside Drive. 127th st, from 8th to St. Nicholas av. 140th st, bet 5th and 6th avs, at expense of Terrence Kane. 144th st, from 7th av to east line of first new av, west of 8th av. 156th st, from Av St. Nicholas to 11th av. 157th st, from 10th av to Boulevard. 165th st, from 10th to 11th av. 185th st, from 10th av to Kingsbridge road.

CHANGE OF GRADE.

- 74th st, bet 8th and 9th avs. 154th st, bet St. Nicholas and 10th avs.

PAVING.

- 69th st, from west side 9th av to east side 11th av; granite block. 70th st, from westerly crosswalk of 9th av to easterly crosswalk of Boulevard; granite block. 111th st, from 7th to St. Nicholas av; granite block. 153d st, from St. Nicholas pl to Av St. Nicholas; Macadam. St. Nicholas pl, from south curb line 154th st to Av St. Nicholas.

REPAIRING.

- Suffolk st, from Houston to Division st.

CROSSWALKS.

- Broad st, opposite No. 76, at expense of Fisk & Robbins.

FLAGGING.

- 11th av, both sides, bet 55th and 58th sts, an additional course.

FENCING VACANT LOTS.

- 8th and 9th avs, 99th and 100th sts—block.

MAINS.

- 36th st, 6th av and Broadway. 82d st, from 8th to 9th av; Croton. 93d st, from 8th to 9th av; gas. 111st st, from 7th av to Av St. Nicholas; gas. 127th st, bet 8th and St. Nicholas avs. } Croton. St. Nicholas av, bet 126th and 127th sts. } 146th st, from 10th av to Boulevard; Croton. 146th st, from 10th av to Boulevard; gas. 151st st, from the Boulevard to St. Nicholas av; Croton. 154th st, from St. Nicholas to 10th av; Croton. 154th st, from St. Nicholas to 10th av; gas. 159th st, from Audubon to 11th av; Croton. 10th av, bet 125th and Manhattan sts; Croton. 10th av, bet 173d and 190th sts; Croton. 10th av, from 175th to 190th st; gas. Warren st, bet Lafayette av and Weeks st. Willis av, from North 3d av to East 147th st. Lind av, from Devoe to Wolf st. East 164th st, from Morris to Railroad av. Lafayette av, bet Gray and Warren sts. Broadway, from Locust to Fairmount av. Buckhout st, } from Anthony av to point 400 } gas. Ash st, } west of said av. Jackson av, from Kingsbridge road to Clay av. College av, from East 135th to East 138th st. Kingsbridge road, from Southern Boulevard to Boston av.

LAMP-POSTS ERECTED AND LIGHTED.

- Riverside av, n e cor 86th st. Riverside av, s e cor 84th st. Brook av, s w cor East 142d st. Franklin av, w s, near Horton st.

ADVERTISED LEGAL SALES.

REFERES' SALES TO BE HELD AT THE EXCHANGE SALES-ROOM, NO. 111 BROADWAY.

- Oct. 54th st, No. 21, n s, 329.2 e 5th av, 20.10x100.5, four-story stone front dwell'g, by R. V. Harnett. (Amount due, abt \$21,300) 3 Av A, s e cor 2d st, runs southeast to east shore of the East River, vacant, by E. H. Ludlow & Co. (Amt due, abt \$8,850) 8 76th st, s w cor Madison av, 20x102.2, vacant, by J. T. Boyd. (Amt due, abt \$22,350) 4 3d av, No. 1955, e s, 88.6 s 108th st, 17.8x100, four-story brick store and tenem't, by J. T. Boyd. (Amount due, abt \$11,700) 4 155th st, s s, 306.6 e 10th av, 80x59.11, two-story frame dwell'g, by R. V. Harnett. (Amt due, abt \$4,100) 4

- 67th st, n s, 100 w 11th av, 100x100.5, two and one-story frame buildings, by Scott & Myers. (Amt due, abt \$11,950) 5 7th av, No. 397, e s, 25.9 s 32d st, 25x100, three-story brick store and tenem't and three-story frame dwell'g on rear, by B. Smyth. (Two mortg. am't due, abt \$3,275 and \$3,225) 5 Water st, No. 606, n s, 20x61.2, three-story frame store and dwell'g, by Wm. Kennelly. 6

KINGS COUNTY

- Oct. Gerry st, s s, 250 e Harrison av, 25x100, by J. C. Eadie, at 45 Broadway, E. D 5 Bridge st, e s, 153 n Willoughby st, 22x100.3. Hicks st, No. 140, w s, 47.4x101.6, excepting strip 0.6x96.6. } Atlantic av, s s, 150 w Bond st, 25x100. } Pacific st, n s, 150 w Bond st, 25x100. } by T. A. Kerrigan, at 35 Willoughby st. 6

LIS PENDENS, KINGS COUNTY.

- Sept. Union st, s w cor Franklin av, 169.5x158.5x99.11x77.9. Union st, n w cor Franklin av, 214.8x28.7x274.4x173.5. Union st, n e cor Franklin av, runs northeast along av 218.10 x east 79.3 to Sackett st, x southeast along st 125.10 x southeast 200.10 x south 137.4 to Union st, x northwest 153.5. Union st, s e cor Franklin av, 47.8x57.1x31.6, gore. John Weber agt Siegmund T. Meyer et al.; att'y, J. S. Ray. 22 Bush st, n s, 131.8 e Clinton st, 20.16x100. Elizabeth G. Small agt Catharine G. wife of John Brower et al.; partition; att'y, R. H. Carpenter. 22 Union av, e s, 100 n Freeman st, 50x100. North 4th st, n s, 100 e 5th st, 35x100. Huron st, n s, 100 e Union av, 25x100. Lorimer st, e s, 100 n Skillman st, runs south 25 x100. Java st, n s, 150 w Union av, 25x100. Also property in Newtown, L. I. Eliza Marshall agt Caro in wife of William Farrell et al.; partition; att'y, L. F. Cozans. 25 Lexington av, s s, 445 e Bedford av, 20x100. The Mutual Life Ins. Co., New York, agt William Wright et al.; att'ys, Davies & Work. 25 Sumpster st, s e cor Ralph av, 50x100. Gustavus G. Wagner agt Frederick Leporin et al.; att'y, G. H. Fletcher. 25 Franklin av, s e cor Butler st, runs east 175 x south 136.6 x northwest — to Franklin av, x north 55.3. Nellie C. Van Reypen agt Emerson W. Perry and S. J. Anthony; att'y, O. J. Wells. 26 Ainslie st, s s, lot 159 map of 93 lots of W. P. Powers, 25x100. South 2d st, s w s, 25 n w 11th st, 25x90. William H. Rodgers agt George W. Rodgers et al.; action to have deeds declared trust deeds; att'y, J. W. Konvalinka. 26 Pacific st, s s, 185 e 4th av, 20x100. George and S. H. St. John agt Henry A. Spafard et al.; att'y, W. L. Raymond. 27 Atlantic av, n s, 125 e 3d av, late Powers st, 25x80. Francis K. M. Culby and ano., exrs. T. B. Penrose, agt Elizabeth A. wife of Edwin Heller et al.; att'y, G. V. Brower. 28

RECORDED LEASES.

Table with 3 columns: Description, New York, Per year. Includes entries for Beach st, No. 55, Joseph Naylor to John C. Farlow; Canal st, No. 26, cor Rutgers st, store, basement and first floor; Crosby st, Nos. 34 and 36, first floor and basement; Delancey st, n w cor Cannon st, store and cellar; East Broadway, n s, 26.2 e Jefferson st, 26.6x70; Washington st, No. 585, n e cor Clarkson st; Woodbury G. Langdon to J. F. Millemann & Co.; 11th st, No. 11 W. James Gochrane to Calvin B. and Francis A. Churchill; 14th st, No. 3 E., double building, except west store and cellar, hotel; 35th st, centre line, at intersection original high water mark Hudson River, runs west to west side 13th av, supposed to be now or late the permanent exterior line of the city of New York, x north to centre line 36th st, x east to line of original high water mark, x south to beginning, with water rights, &c. Same property. The New York, Ontario & Western Railway Co., New York, and The New York, West Shore & Buffalo Railway Co., of New York and New Jersey, to The West Shore & Ontario Terminal Co. Assign, lease. 54th st, No. 17 E. Isabella J. S. Armstrong to James Whitely; 3 years, from Oct. 1, 1883. 62d st, No. 31 E. Sarah B. wife of Maximilian G. Raffie to Charles Greer; 5 years, from Oct. 1, 1883. 64th st, No. 110 E., furnished. Katie D. Alexander to Arthur C. Levi; 3 years, from Sept. 15, 1883. 130th st, No. 142 W. A. L. Sayre to John E. Fairchild; 2 years, 7 1/2 months, from Sept. 15, 1883. Alexander av, No. 136, s e cor 134th st, store.



Table listing conveyances in Essex County, including names like Henry C. Thompson to Charles H. White, Courtlandt av, w s, 50 n 15th st, 50x100.

Table listing conveyances in Hudson County, including names like Lewis, S C, 44 Sherman av—J S Crane, wagons.

Table listing judgments in Passaic County, including names like Stutzenberger, Frank, North Bergen—L Heilbrunn.

NEW JERSEY.

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

ESSEX COUNTY.

CONVEYANCES.

Table listing conveyances in Essex County, including names like Allen, W L—M Nickola, Springfield av, \$735.

MORTGAGES.

Table listing mortgages in Essex County, including names like Adams, J J L—A F Hensler, Court st, 2,200.

CHATTEL MORTGAGES.

Table listing chattel mortgages in Essex County, including names like Bloomer, Martha, Montclair—J A Bennett, furn.

HUDSON COUNTY.

CONVEYANCES.

Table listing conveyances in Hudson County, including names like Aldridge, Anna and Thomas—Exr J N Scott, \$100.

MORTGAGES.

Table listing mortgages in Hudson County, including names like Balle, Anton—Rachel Cottrell, 1 year, 400.

CHATTEL MORTGAGES.

Table listing chattel mortgages in Hudson County, including names like Amanicus, Frederic and Josephine, Harrison—P Hauck, ice box, 42.

ASSIGNMENT FOR BENEFIT OF CREDITORS.

Table listing assignments for benefit of creditors, including Sloyan, James, of Hoboken—L Budenbender.

PASSAIC COUNTY.

MORTGAGES.

Table listing mortgages in Passaic County, including names like Brown, J J—E G Edwards, Clark st, \$3,000.

CHATTEL MORTGAGES.

Table listing chattel mortgages in Passaic County, including names like Grilk, James—F C and W Van Dyke, furniture, 30.

LUMBER MARKET QUOTATIONS.

The Albany Argus gives yard quotations for the week ending September 25, 1883, as follows:

Table listing lumber market quotations, including Pine, good, 2 1/2 in. and upwards, per M. \$55 00 @ 60 00.



# THE RECORD AND GUIDE.

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\* \* \*

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\* \* \*

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\* \* \*

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\* \* \*

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\* \* \*

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