

REAL ESTATE BUILDERS' GUIDE.
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DEVOTED TO REAL ESTATE, BUILDING ARCHITECTURE, HOUSEHOLD DECORATION,
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THE substantial buying in the securities market, remarked last week, continues, and is to be especially noted in the bond division where the total transactions each day this week have run up to a handsome figure. In the best of railroad stocks there has been good buying, too. In the more speculative issues of both railroad bonds and stocks there has been considerable realizing, but not sufficient to do more than check the advance temporarily. Manipulation of quotations is by no means altogether absent, and its presence accounts for many of the stories of new combinations and absorptions; but on the whole, it must be admitted, that the market has the appearance of being about to open out and become more active with rising prices. This movement, however, is not assisted by the advance in sterling exchange and the talk of gold exports. The season has arrived when the coalers should come in for some favorable attention. It is reported that the anthracite production of the past year has been the biggest in the trade, 10,000,000 tons, more than in 1899-'00, the total being 55,000,000 tons. This result combined with the understanding that the anthracite interests have been working in more harmony than ever was known before, raises the hopes of stockholders regarding the results to stocks. Something must be allowed for the increased cost of production as a result of the terms secured by the miners in the last strike and of the advance in the prices of materials generally, yet still the earnings available for dividends ought to be greater than last year on a production that made a handsome increase of more than 20%. What helps the anthracite trade helps the bituminous also. The circumstances continue to keep the attention of investors and speculators both largely confined to railroad issues to the exclusion of the claims of the Industrials. It has become somehow the impression that this class of securities has something to fear from the coming Congress, though why the consolidation of manufacturing interests ought to be more subject to attacks from Washington than consolidations of carrying interests no one has explained. Of course it would be much easier for Congress to reach the one than the other. Some variations of the tariff could easily put the larger industrial combinations in a very different position than they are now in, while they would not affect the business of the carriers. But as a matter of principle if a policy of repression of combinations is to be undertaken, one would think it ought to be against the practice of combinations in general and not against particular industries that have become in a measure combined.

AS the year goes on European financial markets will be more and more occupied with the movements of money, and investment and speculative operations will lessen accordingly. Advance arrangements for meeting the year-end settlements if not already begun soon will be. The accumulation of gold by the Imperial Bank of Germany, reported this week, is doubtless in preparation for this; and to the expectation that the Bank of England will take protective measures under a corresponding necessity, is due the rumor that an advance of its rate is contemplated. These things, taken in connection with the continued depression in business, do not improve the situation; nor do the current official reports and returns from which the general conditions are deducted. Thus the latest reports of British foreign trade show losses in both classes, imports and exports. French revenue returns give no sign of recovery from the losses that have characterized them for some time and German industrial corporations are passing dividends right along. One that paid 17 per cent last year has recently announced that it will pay nothing this. The cement industry is in great trouble. It was hoped to provide some relief for the bad condition of this trade by the organization of a syndicate composed of several groups of factories, but this syndicate, it is reported now, has gone to

pieces, under an inability to sustain prices in a period of poor demand. The development of the American cement industry and the consequent decline in export business to the United States is given as one and the most important reason for the present depression in the German cement trade. An interesting instance of the appreciation of the European public for gold, especially where there appears to be any danger of a scarcity, comes from Austria. When it was decided that the Austro-Hungarian Bank should make a trial with gold coins in the circulation, it was prophesied in financial circles that the public would not absorb the gold, but that the greater part of it would soon return to the bank. This prophecy has proved false it appears. The bank emitted 17.3 million crowns worth of 20-crown pieces in a month or six weeks, and only 248,000 crowns returned to the tills of the bank; all the rest was put by in the secret drawers of the public, for not a piece is to be seen in circulation. This does not look as if the Austro-Hungarian public were very confident of the early success of the long protracted measure to give the dual empire a gold currency which has had so many interruptions.

THE utterances of Dr. Albert Shaw about municipal government in New York or any other city are always interesting and instructive, because he combines a complete knowledge of the subject with an unusually well-balanced judgment, and his remarks recently before the Congregational Club were quite up to their usual level of interest. He particularly dwelt upon the fact that the history of municipal elections in New York is not an aimless succession of victories and defeats, but that there has been some measure of progress from one election to another. Each consecutive administration brings with it certain improvements, which are partly if not wholly retained by subsequent administrations. Said Mr. Albert Shaw: "Much that was gained under the reform administration of Mayor Strong has been permanently held during a Tammany régime by a tenacious public opinion. If the reform forces should win this year great progress would undoubtedly result in the coming period of two years, and it would for the most part be permanent gain, even if a reaction should follow and another Tammany administration should have its turn. Such is the course and method of municipal progress in New York, and many another town. * * * Even with a Tammany government we should make some progress in the right direction, because Tammany must respond at certain points to the demands of an improved public opinion." It should be added that the gains that are made from one election to another are not simply the result of a tenacious public opinion, forcing from office-holders a certain standard of performance. They are due quite as much to a more thorough understanding of the problems of municipal government.

IT is one of the most encouraging aspects of the present situation that the actual business of city administration is undoubtedly being more carefully studied and more fully discussed than ever before. As the Record and Guide has frequently pointed out, the task of undertaking such a study is not even yet pushed as far as it should be; but it is certainly pushed very much further than it used to be. A multitude of new and for the most part good ideas about municipal government are in the air, and the different candidates are all more or less influenced by them, and are committed to carrying out at least some of them. Both Mr. Shepard and Mr. Low, for instance, have been occupied at first hand with the actual details of municipal administration. Mr. Low is a capable and experienced executive. Mr. Shepard as counsel for the commission, has a full and minute knowledge of the rapid transit situation as any man in the city. Both have definite ideas about the way to get or recover full value for municipal franchises. Neither of them pay sufficient attention in their speeches to the financial situation of the city, and to the necessity of finding a largely increased income without augmenting the tax burden of real estate; but this is obviously a problem which cannot be escaped, and which during the next two years will be so much discussed and so carefully studied, that some way out of the difficulty will eventually be discovered. By making these remarks, we have no intention of minimizing the differences between the candidates. There are plenty of solid reasons for preference either one way or the other. But it is worth while, at the present time, when, during the heat of the canvass, some of the speakers are foreshadowing dire disaster to the city, in case their candidate is not elected; it is worth while to remember that political conditions are on the whole improving, and that there is no danger of New York, like Philadelphia, becoming the victim of one party of politicians. Whatever party obtains power has to submit to a most searching criticism, and to a most strenuous resistance. Each succeeding election brings with it a more enlightening and formative dis-

cussion as to the conditions and methods of good municipal government. The result is that the public interests are yearly becoming better understood and more effectually safe-guarded.

Richard Vernon Harnett.

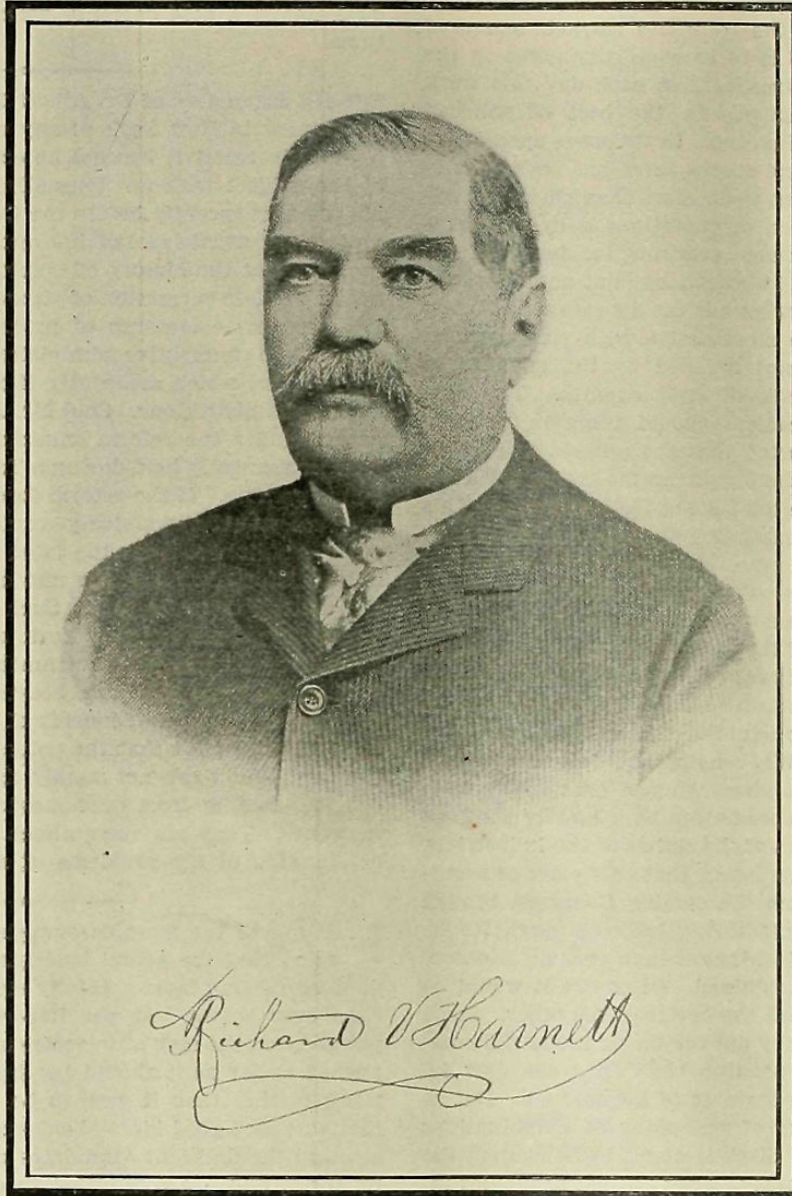
THE death of Mr. Richard V. Harnett which occurred on Wednesday, removes from the real estate world one of its most important personalities. Mr. Harnett was so well-known and had been for so many years so intimately connected with the greater real estate events of the time that he had become a public character, so far as that can be said of any one whose activities were confined to the commercial world.

It is more than thirty years ago that Mr. Harnett entered the real estate business for himself, opening an office at No. 111

a pleasant voice assisted him as auctioneer in winning his audiences, and the great sales which he conducted with unqualified success are evidence of an extraordinary aptitude for his calling. The records of the real estate auction business in this city during the last twenty years or more, are very largely of his making. In building up this business, he was a busy rather than a hard competitor of others, and at all times a fair and honorable adversary.

While in a sense so much before the public Mr. Harnett, despite his geniality, was a man of quiet habits. The interest he took in the organization of the Real Estate Exchange in its management and efficiency, constitute the great public service that he performed for the real estate interests of this city. He was elected its president in 1897.

Associated with Mr. Harnett have been many men now lead-



Broadway. Previous to that, he had been associated with William Kennelly, the elder, in whose office he laid the foundation of his solid knowledge of real estate. It will thus be seen that Mr. Harnett's career was entirely self-made, and was practically contemporaneous with the marvelous developments of the last generation which have changed New York from a large country town to one of the great metropolitan centres of the world. No small part of the success achieved by Mr. Harnett was due to the fact that, if he did not exactly foresee this growth, its probability was almost an article of faith with him. His belief in the promise and value of New York realty was never shaken; yet, fortunately, he was able to qualify his enthusiasm by a sound conservatism which made him one of the most accurate appraisers and one of the sanest advisers in the real estate market.

Mr. Harnett brought into the real estate profession at a moment when it was of minor account not only his buoyant and hopeful personality but a remarkable degree of commercial energy. He was distinctly an innovator, and the extraordinary hold which in a short time he obtained upon the auction department, and maintained for so many years, was the direct result of an immense amount of very hard work. A genial personality and

ers in the profession. Messrs. William M. Ryan and Philip A. Smyth were with him until 1885, Mr. Herbert A. Sherman was also in his office, and later Mr. Harnett admitted as partner his stepson, Henry W. Donald. With the aid of these gentlemen some of the largest real estate negotiations that have ever taken place were carried through.

A year or more ago Mr. Harnett's health began to fail, and after a time compelled him, reluctantly, to relinquish an active every-day participation in the affairs of his firm. His death, therefore, was not altogether unexpected, although its suddenness was a grievous surprise to his family and friends. In 1881 Mr. Harnett married Mrs. Kate Isabella Donald, who survives him. He was a member of many clubs and organizations, including the N. Y. Club, N. Y. Yacht Club, The Colonial Club, The Catholic Club, The Arion and Liederkranz organizations, and the Real Estate Board of Brokers. Mr. Harnett was sixty-two years of age. Funeral services will be held to-day (Saturday) at 11 o'clock, in the Church of the Blessed Sacrament, 71st street and Broadway. Members of the Real Estate Board of Brokers have been requested officially to attend the funeral at the residence, No. 312 West 72d street, at 10.30 o'clock.

The Real Estate Situation

A good deal of miscellaneous business has taken place during the past week. Fully one-half the sales are still a matter of private dwellings variously situated. The demand for this class of property continues to be so strong that it cannot but affect the building operations which are being planned for the coming spring. A few of the sales foreshadow future improvements, chiefly, however, apartment houses or hotels in the lower and central part of the city. It should be noticed that Madison avenue, between 26th and 34th streets, and the neighboring blocks are coming very much into favor as a field for the building of bachelor apartment houses and hotels. A half a dozen improvements of this description have either been planned or are already started; and we should not be surprised to find within the next few years this section gains as a region for this class of operations over the side streets near Herald and Long Acre squares. Property thereabouts is not too expensive for the profitable issue of such operation; buildings of that kind in the vicinity are at the present time very well rented; and the neighborhood is in many respects much pleasanter than the neighborhood of Broadway. In addition to the buying of residences, and of properties for improvement, there have been several investment purchases, which have an encouraging look. The most important of these is that of the Touraine, the twelve-and-a-half-story apartment hotel just being finished by Mr. Walter Stabler at Nos. 9 and 11 East 39th street. The success of the builder in renting and selling this hotel will be likely to stimulate other operations of the same kind in the same vicinity. The buyer is said to be a capitalist interested in the United States Steel Corporation; and the money which is going to pay for the large apartment hotel to be erected at the southeast corner of 52d street and 5th avenue is apparently also derived from much the same source. The investment of capital made in the steel business in New York real estate has already amounted to a good many million dollars; and most of the buying has been cleverly managed.

The speculators continue to mark up prices in Long Acre Square. Lively and persistent efforts are being made to piece together parcels, which will subsequently be available for big improvements, and with some success; but it must be remarked that the movement so far as it has as yet run its course, contains a much larger proportion of the wine of speculation than it does of the meat of permanent value. There is at present a large discrepancy between what the property is worth as measured by the income derived from it and the price which the owners are trying to get for it. We gave an instance a few weeks back of a corner which was rented for less than \$4,000 a year being held at more than \$500,000. Of course such discrepancies always occur, when a region is undergoing speculative manipulation. The only question is in any particular case, whether the prices asked are such as to encourage investors or such as to make them stand aside until there is some demonstration of the actual yielding power of the property; and there can be no doubt at present that values on Long Acre Square are high enough to discourage immediate improvements. The buildings already undertaken, and the investments already made—such as the two

Astor hotels, and the Shanley purchase—are a sufficient basis for some kind of a speculative movement; but it must be remembered that a demand merely for restaurants, theatres, saloons and the like is never of itself sufficient to justify a very high level of value. For fifteen years past Broadway, between 36th and 42d streets, has been a favorite location for theatres, restaurants and hotels, and yet property between those blocks did not reach the level of value which was obtained further south. A demand for business purposes must help out the demand for amusement purposes before a very high level of values can be sustained. The establishment of a big retail or clothing house on Long Acre Square would be a solid basis for high values than any improvement or investment purchase yet announced; and while there has been talk of such a purchase, none has been actually consummated. By these remarks we do not intend to imply that the future of Long Acre Square is not as fully assured as anything of that kind can be. There can be little doubt that within fifteen years property on the square will have sold as high as it has recently sold on Herald Square. We are only questioning how far the present level of speculative value is justified by the present business prospects of the vicinity; and from this point of view it is possible that prices may have to fall before they can rise. The rapid transit construction work on the square must also tend to discourage immediate operations.

The auction market has also exhibited some degree of activity during the past week. A number of the parcels offered under foreclosure were bought by other parties than those in interest.

Auction Sales—Past and Prospective.

Perhaps the most interesting sale of the week, however, was that of Nos. 128-130 Orchard street. These were three-story brick tenements situated upon a plot 50x87.6, and are located in a part of the East Side in which tenements obtain maximum rents, and in which speculative building until the passage of the Tenement House law was very active. Hence the amount, which the parcel brought was of some considerable interest, because of its bearing on the effect of the new law upon property available for improvement with tenements. It cannot be said that the price obtained indicated any particular decline in values. The purchaser paid \$38,025 for the two lots; and this price was obtained only after spirited bidding, in which several prominent East Side operators participated. This price may be compared with other parcels of much the same dimensions and in the same neighborhood. In February, 1901, the estate of Hamilton Fish sold to Mandelbaum & Lewine, Nos. 153-7 Ludlow street, 50x87.6, for \$39,000. On April 6, 1899, No. 102 Orchard street, 25x87.6, sold for \$20,850. On Oct. 12, 1899, No. 104 Orchard street, 110 south of Delancey street, 25x87.6, sold for \$19,600. In June of 1898, lots at 164 and 166 Orchard street, also 25x87.6, brought \$17,000. It will be seen that the price just obtained shows little if any decrease over those which ruled throughout 1899 and 1900. That there has been no decrease is due to the fact that the plot offered was 50 feet wide and only 87.6 deep. It should be noticed that on Tuesday of next week a sale is announced chiefly of unimproved property on the West Side, which will test the market for that class of real estate. These lots are situated on Riverside Drive, on 113th street, east of Broadway, on Manhattan avenue, on West 125th street and Edgecombe and Bradhurst avenues.

Park Avenue Tunnel.

The plan for the improvement of the Park av tunnel, now under discussion, is, according to "The Engineering News," by no means satisfactory to the engineers of the New York Central & H. R. R. Co. It was brought out only in response to the peremptory order of the Board of Health. The proposal for the present is to reconstruct the tunnel according to this plan, for only the comparatively short distance of ten blocks, from 56th to 66th st. The company is willing to go ahead on this section as soon as the approval of the Board of Health is received. The plan favored by the company's engineers is to open a full-width tunnel, leaving only a nominal overhang of 5 feet on each side, but it is feared (and very naturally, too) that the objections of Park av residents against it would be too strong. It has been stated in connection with the plan submitted to the Board of Health, that electric operation of trains was contemplated for the side tunnels, using these exclusively for the su-

burban traffic through the tunnel. It was also stated that this foreshadowed the ultimate application of electric traction to all trains using the tunnel. The journal quoted above says: "We are informed by an officer of the company, however, that no plans for a change to electric motive power are at present under consideration."

A meeting of residents of Park av was held this week at the house of Dr. Cornelius B. Smith, No. 701 in that thoroughfare, when the Park Avenue Association, with Everett P. Wheeler as president, and Lawrence B. Smith as secretary, was formed to conserve their interests. At this meeting it was resolved to appeal to the Department of Health to rescind its orders directing enlargement of the openings in the tunnel roof, and making changes from masonry to steel construction in the interior, and requesting that no further action be taken in the matter until the residents are heard from. The sentiment of the meeting was that true relief from the conditions now existing will be

found only in electric traction or mechanical ventilation. Among those present at the meeting were Supreme Court Justice Morgan J. O'Brien, the Rev. Dr. Abbott E. Kittredge, Sidney Whittemore, Amory Leland, Henry R. de Milt and Dr. Smith.

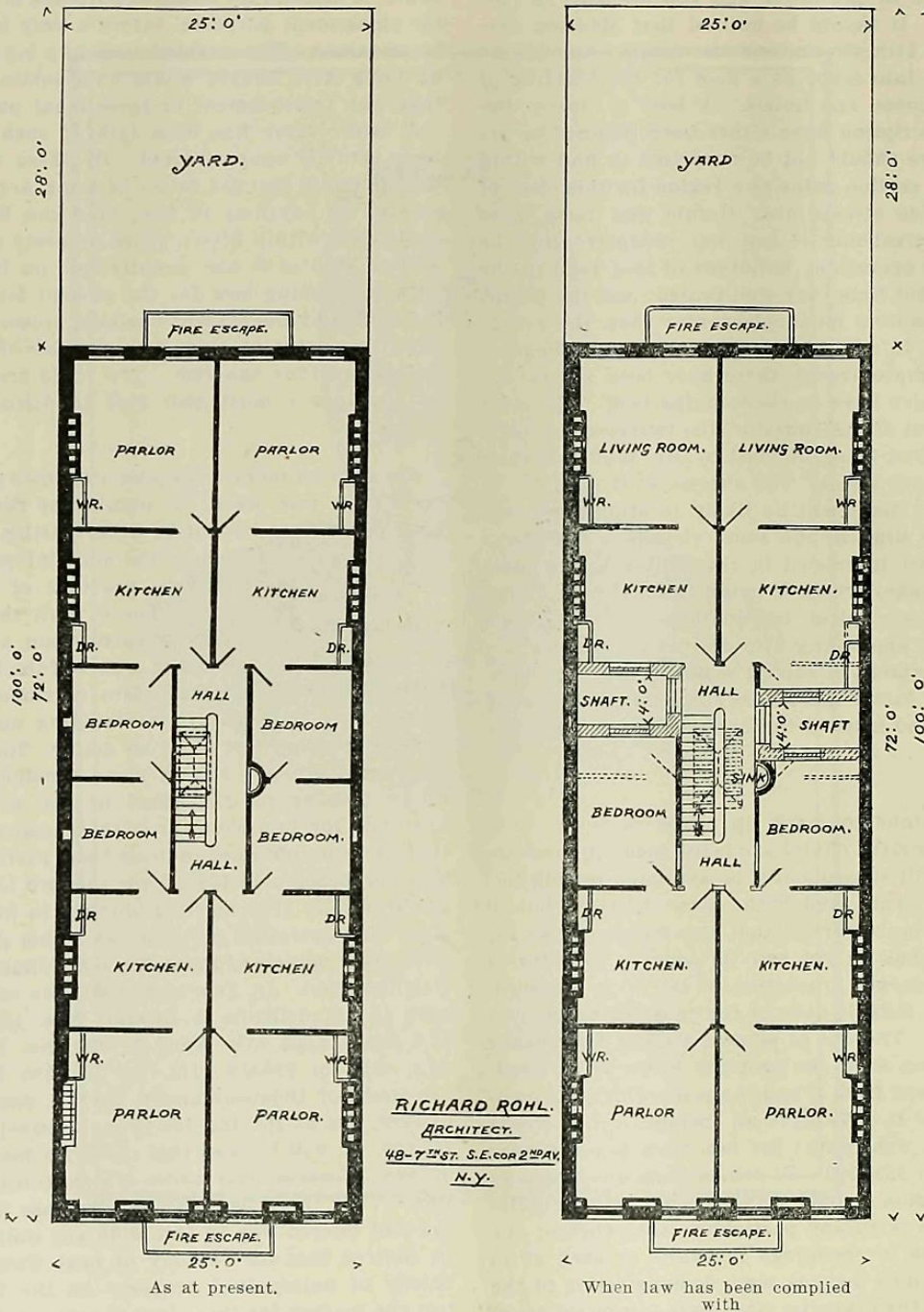
Ante-New Law Tenements.

COST OF ALTERATIONS REQUIRED—THE RECORD AND GUIDE'S FIGURES SUBSTANTIATED BY EXPERT TESTIMONY—MORTGAGEES BEGIN TO ACT.

The Chairman of the Tenement House Committee of the United Real Estate Owners' Association, Councilman George B. Christman, prepared the estimates given below of the cost of the alterations in "now-existing" tenements required by the Tenement House Law. They are for a 4-room deep tenement in which no shaft is required, and for a 6-room deep tenement in which the

The estimates of cost for the 6-room deep tenement shows what the law requires for the house, No. 271 East 10th st, which Mr. Christman built, with another of the same kind, in 1873, and afterwards sold. The financial history of this property shows how hardly the law bears on the owner. The case being one of continued depreciation of rental and increase of taxes, on top of which comes mandatory legislation calling for expenditures of between \$5,000 and \$6,000. The statement and estimate follow:

As to Mr. Christman's qualifications for making the estimate, it may be stated that in his thirteenth year, 1865, he was apprenticed to a carpenter. In 1871, he started in business on his own account, and between that year and 1900, built eight schoolhouses, five religious institutions, six churches and a number of store and office buildings, principally in the drygoods district, and from 1872 to 1900, was concerned as owner, builder or contractor with the erection of an average of from fifty or



FLOOR PLAN NO. 217 EAST 10TH STREET.

insertion of a shaft seems to be the only practical way of dealing with the problem presented in a sensible way. Lawrence Veiller, secretary to the late Tenement House Commission, suggested, in a letter to the Record and Guide published last week, that where the bedrooms adjoined a 25-sq.-ft. air-shaft, or a yard, windows should be cut into the shaft or yard, as the case might be, and where that could not be done, that the partitions be taken down and the 3-room made into a 2-room apartment. Our readers are given the opportunity of comparing the several suggestions by means of the diagrams published herewith. Mr. Veiller's notions of property rights, as revealed by his first alternative, have amused better-informed people, as has also his second. Putting aside the first, it will be seen that the second would have four apartments on a floor, each containing two rooms, one, say, 12 feet long, and another, say, 20 feet long. The insertion of the shaft will give four apartments, two of two rooms and two of three rooms, all fairly well-proportioned, the circumstances considered. It may be left to owners, agents, and tenants, to say which they will prefer without any doubt of the result.

sixty tenements a year. He has many times been called to court as an expert witness as to construction and values, and is still frequently employed to make appraisals.

Prior to supplying the following tables, Mr. Christman said: "In reading over the Record and Guide of last week, I saw the letter of Mr. Veiller, in which he makes certain suggestions as to how the Tenement House Law, as it relates to old tenements, may be complied with. As a builder of a good many years' experience, I must say that these suggestions are impracticable and cannot be adopted. I am surprised that they should come from any one claiming to be a practical man. I find it strange, too, that he should state that there are not more than 5,000 4-room deep tenements in the city. From 20,000 to 22,000 would be nearer right, and Mr. Veiller, as secretary of the Tenement House Commission, ought to know this. As to his statement about the cost of the alterations required by the law in old tenements, being merely nominal I would like to have him prepare an estimate proving it. Such a statement is something more than I can understand. That the cost in a 5 or 6-room deep tenement would be from \$5,000 to \$6,000 can be proved by any honest, capable builder. I must say candidly that the

reading of his letter gives me the impression that Mr. Veiller does not know anything about what the cost of the alterations required in an old tenement will be. I will give you my figures of the cost for the 4-room deep house and for the 6-room deep house and challenge Mr. Veiller to disprove their accuracy.

"I would like you to mention that the old tenements are affected in various ways by the new law, and the cost of the alterations will vary accordingly. I have given you typical cases. But outside of these there are houses built from 1883 to 1893, in which the Health and Building Departments required shafts to be put in of a specified size. These shafts were covered with skylights which have to be removed, so that the shafts may be left open. This will necessitate, though the law does not specifically state so, the removal of the plaster, and the shafts being made water-tight; that goes as a matter of course if the skylights are removed. The bottoms of the shafts will have to be concreted and ducts constructed through which to drain off the water to the outside, as required under section 81. The cost of this will not be less than from \$250 to \$275 per shaft. Some houses have one and some two shafts.

"Then there are houses on corners that have not 5 feet of yard. Section 79 says: 'Furthermore, no room in a now-existing tenement house which does not have a window opening directly upon the street or upon a yard not less than 5 feet deep, or upon a court or shaft, etc., * * * shall hereafter be occupied for living purposes.' It seems to me that where the light of a room depends upon a yard not 5 feet deep the rear wall will have to be set forward a distance sufficient to make the yard 5 feet deep. These matters I have not gone into, but they will have to be considered by the owners."

FINANCIAL HISTORY OF NO. 271 EAST 10TH ST.

Rent roll of 1873.....	\$3,648.00
Rent roll of 1900.....	2,784.00
Difference.....	\$64.00
Increase taxes 1873 to 1900.....	176.00

Total loss of income to 1900.....	\$1,040.00
Estimates further loss of rents for room space being taken up by shafts, 10 rooms at \$4.30 per month.....	516.00
Total present and prospective loss of income....	\$1,556.00

The figures refer to the house when full and deduct nothing for expenses of maintenance, care or loss by vacancies. For one lot I paid in 1873 \$16,500, and for the other \$17,000; to-day a lot in this location is worth not less than \$22,000, and it would cost from \$14,500 to \$15,000 to duplicate the house. The alterations add \$5,682.58 to capital account without the allowance of a dollar for interest.

ESTIMATE OF COST OF MAKING THE 5-STORY, 6-ROOM DEEP "NOW-EXISTING" TENEMENT, NO. 271 EAST 10TH ST., COMPLY WITH THE LAW.

Two brick light shafts from cellar to roof (Section 79)....	\$3,910.08
Removing school sink in yard and replacing same with 10 hopper or flushed closets, tanks, plumbing, carpentry, etc....	550.00
Removal of stairs from top floor to roof; also bulkhead, and replacing the same with a bulkhead and stairs in fireproof as provided in Section 32, including skylight, as in Section 83.....	1,050.00
Removal of woodwork and finish up floor to 5 sinks in hall at \$3.00 (Section 99).....	15.00
Removing panels of 22 doors opening into public hall and replacing with wired or ground glass (Section 80) at \$3.75 per door.....	82.50
Casing pipe from floor to floor (Section 113) at \$15 per floor.....	75.00

Total cost of alterations.....	\$5,682.58
Loss of rent for three months required to make alterations.....	\$652.00

NOTE.—In this estimate nothing is allowed for architects' fees.

ESTIMATE OF COST OF MAKING A 5-STORY, 4-ROOM DEEP "NOW-EXISTING" TENEMENT (IN WHICH SHAFT IS NOT REQUIRED) CONFORM TO THE LAW.

20 partition frames, sash trim, plastering and painting in partition from front or rear room to room adjoining (Section 79) at \$12.50.....	\$250.00
Removal of rubbish, plaster, etc.....	30.00
Removing school sink in yard and replacing the same with 10 hopper or flushed closets, with tanks, plumbing, carpentry, painting, trimming, etc. (Section 100).....	550.00
Removing wooden stairs from top floor to roof and bulkhead, and replacing same with fireproof material as provided in Section 32; also put in roof skylight, 25 sq. ft., with louvres and ridge ventilators (Section 83).....	1,050.00
Removing woodwork to 5 hall sinks, repainting and repairing floor (Section 99) at \$3.....	15.00
Removing panels to 22 doors opening on public hall and replace with ground or wired glass (Section 80) at \$3.75 per door.....	82.50
Casing in pipe from floor to floor, with incombustible material (Section 113).....	75.00

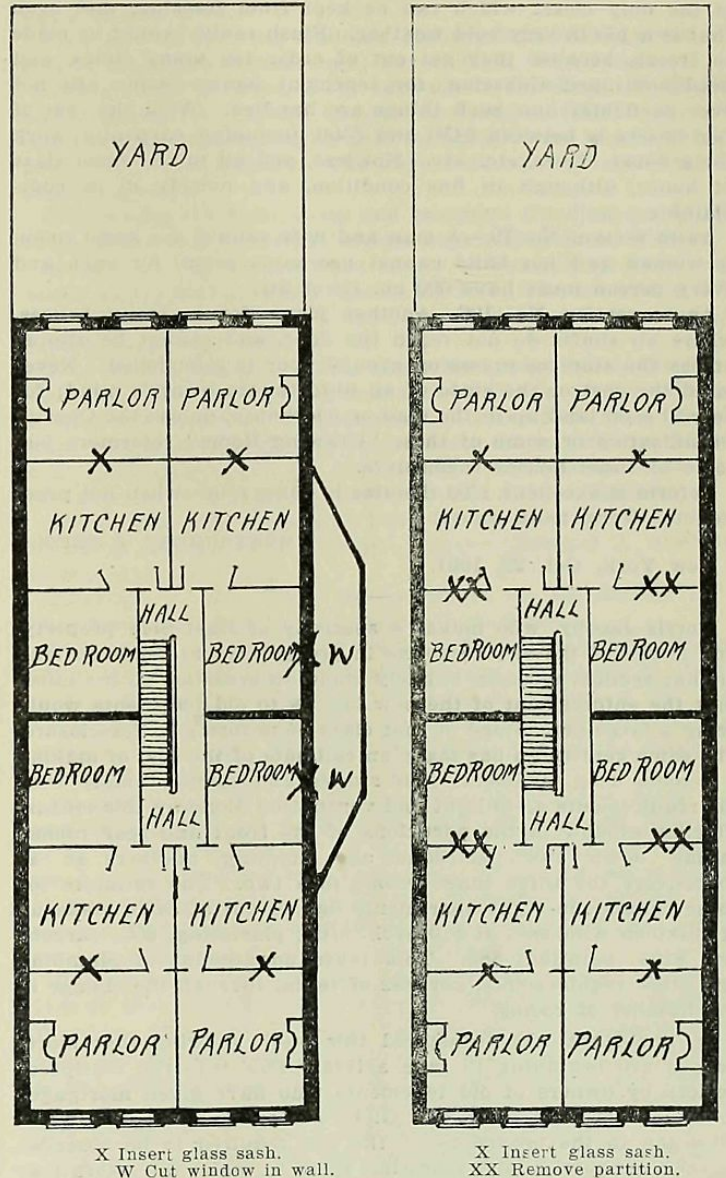
Total cost of alterations....	\$2,052.50
Loss of rent, two months required to make repairs....	287.00

To the Editor of THE RECORD AND GUIDE:

Dear Sir: We have read with interest your article in the Record and Guide in reply to Mr. Lawrence Veiller, of the Charity Organization Society. After carefully studying the new Tenement House Law, which affects "now-existing" buildings, we beg to congratulate you on your good common sense argument. You evidently know what you are talking about. We are practical real estate agents, and contractors for alterations and repairs, having many years' experience with tenements and their occu-

pants. Now, the plain fact is, Mr. Veiller omitted to state the cost of the most expensive alterations required.

For instance, in re-section No. 79.—In many 4-family tenements with four families on a floor, there are "inside" lathed and plastered shafts, which are covered with louvred skylights of wire, glass, etc. Many of these shafts do not reach the cellar floor and others only reach to within 3 or 4 feet of the ceilings of the ground floor, store or apartments, and in these 3 or 4 feet there are the windows leading into the air-shafts. Further, these shafts were never made to be exposed to the elements directly, and in most cases the windows are not the regular sash and



X Insert glass sash. W Cut window in wall. XX Remove partition.

ILLUSTRATING MR. VEILLER'S SUGGESTIONS.

frames. The shafts may be in themselves satisfactory, although section No. 81 says every shaft must be at least 4 feet wide, whereas many are 2 feet 6 inches wide, and very long, instead. The question is how can a shaft be made to conform with the law by removing the top skylight?

We know it can be done, and so can most anything if it wasn't for the necessary cash. The cost of altering such shafts and making them and the windows in them proof against snow and rain, is a big and costly contract. To leave them open would swamp the building, that is certain. We figured on the cost in one tenement, with shaft, at least \$1,000, and when the job is done, the benefit, if any, will not amount to a hill of beans, and leave an excellent draft pipe in case of a fire, for remember, these shafts are not built of brick.

As to section No. 83.—Many tenements have halls on every floor, running straight through to the rear yard, and on the end of every hall there is a glass door and revolving fanlight, from the ceiling to the floor, which gives air enough for any fresh air fiend and light in plenty. Question: why should an owner be compelled to place a louvred skylight over the stairwell when the halls, stairs and whole house are as light as day and airy enough? Still the law gives us no discretion, no matter how a house is constructed! We suppose the tenement committee never saw such a construction.

As to section No. 100.—As to school sinks in yards: In the first place, properly flushed every day and thoroughly cleaned and white-washed by competent persons, a school sink is better for a yard than any other water-closet invented; for many and good reasons, any experienced person will admit; but we do not combat this section, only as to the kind and quantity the law requires. In every tenement at present, where there are school sinks, there are five separate compartments for a 5-story house. The new law requires ten in a yard, but don't mention where to put them, for if the yard is small, as in most tenements, 25x85x

109, the new law has a joker in section No. 77. Mr. Veiller says an owner can place a water-closet next to the kitchen, but he either forgets, or don't know, that the new law requires a shaft (fireproof) almost as big as the kitchen will hold, 25 sq. ft. of surface, on inside of shaft; therefore, to put the water-closet in the house it requires one (1) bedroom for each water-closet—for the largest tenement bedroom is not more than 8.3x8.6x9, or about 600 cu. ft., and a shaft must be at least 4 feet one way on the inside (just figure it out).

Now for the ridiculous hopper flush tank closet for an exposed tenement yard. Any practical plumber or any person with common sense must know that a long hopper, double-valved closet, is the only closet which can be kept from freezing, and even that is a job in very cold weather. Flush tanks cannot be made to freeze, because they get out of order too many times, and need continued tinkering, for tenement house people are not over-particular how such things are handled. Well, the cost of ten closets is between \$450 and \$500, including carpenter work for a house, doors, etc., etc. Not less, and all in the same class of house, although in fine condition, and nobody ill or complaining.

As to section No. 79.—A man and wife cannot use same room. A woman and her child cannot use same room, for each and every person must have 600 cu. ft. of air.

As to section No. 106.—Another joker, for in many houses, where air-shafts do not reach the floor, and cannot be altered unless the store or rooms on ground floor is remodelled. Never mind the cost or the state of an unfortunate owner's mind; for he will soon land up in the mad or poorhouse, unless the Charity Organization or some of these "Drawing-Room" reformers buy some of these houses themselves.

Reform is excellent. To theorize is dangerous—when not practicable. Very truly yours,

MONTGOMERY & SEITZ.

New York, Oct. 22, 1901.

Morris Jacoby, who makes a specialty of East Side property, and is one of the city's experts in proceedings to condemn land in that section, recently publicly made an assertion to the effect that the enforcement of the new law as to old tenements would bring a large percentage of that class of property to foreclosure. The same gentleman has made an estimate of the cost of making a 5-room deep tenement, four stories and stores, comply with the requirements as to light and ventilation alone by this means: Placing window in the partitions of the front and rear rooms, taking down two partitions and erecting another, so as to convert the three inner rooms into two. The estimate for these changes in eight apartments figures out at \$400, made up of: Sixteen windows, at \$10 each, \$160; plastering, \$56; carpentry, \$104; painting, \$80. This takes no account of plumbing and other requirements, nor loss of rental through the change in the number of rooms.

An important fact transpired this week showing that mortgagees are beginning to take action. This was the receipt of notices by owners of old tenements who have given mortgages to the Liverpool, London and Globe Insurance Co., calling their attention to the provisions of the law required to be observed in their properties, and requiring them to make the alterations called for by it. The circular says: "The company, being interested in this property as mortgagors, and also under our policies against loss by fire, and the sections of the law above noted being mandatory, we are compelled to request that the necessary alterations required to bring the building up to the standard demanded by the Municipal building laws, shall be effected and completed within the period prescribed. Kindly give this matter your immediate attention, and favor us with a reply at your earliest convenience, stating your purpose."

"As to the cost of making alterations required by the new law, the statements made at the meeting are without foundation, as in nearly every case the expense will not exceed \$350." From an interview with Lawrence Veiller in the "Evening Post" of Oct. 23, 1901, in relation to a meeting held last Saturday evening by a number of architects and builders to take measures to obtain the repeal of the Tenement House Law, to which, as it appears to have had more politics than anything else in it, no further reference is made by the Record and Guide.

Bronx—Permanent Maps.

Final maps of two more sections, 33 and 49, have been approved by the Board of Public Improvements, and placed on file. The sections are described as follows:

Section 33 is located east of the Bronx River and is bounded by 228th st, S E; Olinville av, 236th st, N E; Huntington st, 237th st, N E; Bayard st, 239th st, N E; Baker st, old St Ouan pl, Palmer st, old 3d st, northern boundary line of the city of New York, 235th st, N E, and Bronx Park av.

Section 49 is located east of the Bronx River, and is bounded by U. S. pier and bulkhead line, 100-foot st, 153d st, N E; Leland st, 154th st, N E; Pugsley st, 155th st, N E; Van Wyck st, 60-foot st; Water st, 156th st, N E; Castle Hill av, 158th st, N E; 100-foot st, 154th st, N E; Castle Hill av, 153d st, N E; Water st, 152d st, N E; Husson st, 151st st, N E; Wood st, 150th st, N E, and Beach st.

The Regulation of Automobiles

WHAT IS REQUIRED IN FRANCE.

In view of the constantly-increasing use of automobiles in the New York streets and parks, and the fact that no special municipal regulations or state laws at present govern their operation, the following description of the regulations in force in France, the material for which has been supplied to us by Mr. George S. Lespinasse, may be of interest. The regulations in question were originally decreed in March, 1899, and have been modified in the direction of greater severity in September of the present year. These regulations apply, of course, to all public highways, and not to private roads or tracks. The important provisions are as follows:

(1) Any vessels which contain explosive or inflammable materials must be made in such a manner that they cannot become loose or fall to the ground, and so cause an explosion or conflagration.

(2) The mechanism of the vehicles must be arranged in a manner that will prevent it from being dangerous to pedestrians, alarming to horses, or excessively odorous.

(3) The mechanism controlling the vehicle must be situated in such a manner that the conductor can work them without ceasing to keep a proper lookout on the road. This mechanism must be placed well in sight, and must be lighted at night. Nothing must interfere with the ability of the conductor to look ahead.

(4) The vehicle must be constructed so as promptly to obey the steering and turning apparatus, and must be able to turn quickly and readily in every possible direction. These parts of the machine must offer every assurance of durability.

(5) The vehicle must be provided with two separate and effective brakes, each of which would be sufficient to slow it down or to stop it.

(6) The next article designates the public officials which must testify that the foregoing regulations in respect to mechanism have been fulfilled. A certificate is issued to that effect by the official in question. These certificates may be issued either to the builder or to the owner of the vehicle. The builder has the privilege of selling vehicles which conform to a recognized type—authorized by a certificate—in which case each vehicle belonging to that class must be numbered as one in a series to which it belongs. The certificate must specify the maximum speed which the vehicle is capable of attaining. Finally, every vehicle must be labeled in plain and easily-discernible letters, with the name of the manufacturer, the class to which it belongs, and its number in the series of that class; also with name and address of the owner. If the vehicle is capable of attaining a speed greater than eighteen miles an hour, it must be provided with two identification plates, which must be placed in conspicuous positions in front of and at the back of the carriages; a public official is named to decide upon the precise character of these plates, and the method of lighting them at night.

(7) Every owner of a motor-vehicle, before operating it on public roads, must file a declaration with the prefect of the department in which he lives, which shall contain his name and address, and a sworn statement that he has complied with the provisions of the law enumerated above. A copy of the declaration is furnished to him by the department.

(8) Nobody will be allowed actually to run a motor-vehicle, unless he obtains a certificate of ability to do so, supplied by the prefect of his department after a favorable report by the engineering department. And anybody who is operating a vehicle must show, whenever asked by a competent authority, his certificate of capacity and the copy of his sworn statement. The vehicle must be frequently inspected to make sure that its mechanism is in good condition. Its speed must be under control under all circumstances, so that it can be stopped in case of an accident. In no case must the speed be more than eighteen miles an hour in the country, or twelve miles an hour in the city. The operator must never leave his vehicle without taking all necessary precautions against its running away, etc. Special provisions are made to cover races over country roads, which cannot be undertaken without giving proper notice.

The object of these regulations is obviously to prevent accidents, if possible, and to fix responsibility in case they occur.

Rapid Transit—Extension on Lenox Avenue.

The Rapid Transit Railroad Commission have decided upon the expediency of extending the subway in Lenox av, from 142d st to 150th st. The original plan of the commission was to turn the subway from Lenox av at 142d st, under the Harlem River and thence through the Bronx. The commission realized, however, that storage yards were necessary for this line on Manhattan Island, and they have acquired two blocks of marsh land between Lenox and 7th avs, from 148th st to the Harlem River. This will be filled with earth and rock taken from the subway excavations, and a spur is to be built from the turn to the yards. A station is to be built on this spur at 145th st. The extension will cost in the neighborhood of \$300,000. The Municipal Assembly will have to approve this change in the plans.

THE REAL ESTATE WORLD

Gossip, News and Personals

The following are the comparative tables of Manhattan and the Bronx of the Conveyances, Mortgages and Projected Buildings for the corresponding weeks of 1900 and 1901:

CONVEYANCES.		1901.		1900.	
		Oct. 18 to 24, inc.	Oct. 19 to 25, inc.	Oct. 18 to 24, inc.	Oct. 19 to 25, inc.
Total No. for Manhattan	156	Total No. for Manhattan	159	Total No. for Manhattan	159
Amount involved	\$1,323,442	Amount involved	\$1,251,218	Amount involved	\$1,251,218
Number nominal	83	Number nominal	92	Number nominal	92
Total No., Manhattan, Jan. 1 to date..		9,656	8,313	9,656	8,313
Total Amt., Manhattan, Jan. 1 to date.		\$124,862,933	\$85,443,021	\$124,862,933	\$85,443,021
		1901.	1900.	1901.	1900.
		Oct. 18 to 24, inc.	Oct. 19 to 25, inc.	Oct. 18 to 24, inc.	Oct. 19 to 25, inc.
Total No. for The Bronx	105	Total No. for The Bronx	95	Total No. for The Bronx	95
Amount involved	\$334,431	Amount involved	\$125,116	Amount involved	\$125,116
Number nominal	62	Number nominal	58	Number nominal	58
Total No., The Bronx, Jan. 1 to date...		3,465	3,846	3,465	3,846
Total Amt., The Bronx, Jan. 1 to date.		\$9,424,321	\$9,580,051	\$9,424,321	\$9,580,051
Total No., Manhattan and The Bronx, Jan. 1 to date.....		13,121	12,159	13,121	12,159
Total Amt., Manhattan and The Bronx, Jan. 1 to date.....		\$134,287,254	\$95,023,072	\$134,287,254	\$95,023,072
MORTGAGES.		1901.		1900.	
		Oct. 18 to 24, inc.	Oct. 19 to 25, inc.	Oct. 18 to 24, inc.	Oct. 19 to 25, inc.
Total number	157	Total number	172	Total number	172
Amount involved	\$2,498,216	Amount involved	\$2,567,135	Amount involved	\$2,567,135
Number over 5%	68	Number over 5%	80	Number over 5%	80
Amount involved	\$813,016	Amount involved	\$877,777	Amount involved	\$877,777
Number at 5%	37	Number at 5%	44	Number at 5%	44
Amount involved	\$351,400	Amount involved	\$685,950	Amount involved	\$685,950
Number at less than 5%	52	Number at less than 5%	48	Number at less than 5%	48
Amount involved	\$1,333,800	Amount involved	\$1,003,408	Amount involved	\$1,003,408
No. above to Banks, Trust and Insurance Co.'s	39	No. above to Banks, Trust and Insurance Co.'s	44	No. above to Banks, Trust and Insurance Co.'s	44
Amount involved	\$932,000	Amount involved	\$664,761	Amount involved	\$664,761
Total No., Manhattan, Jan. 1 to date..		9,214	8,980	9,214	8,980
Total Amt., Manhattan, Jan. 1 to date.		\$231,560,996	\$205,386,408	\$231,560,996	\$205,386,408
Total No., The Bronx, Jan. 1 to date..		3,191	3,517	3,191	3,517
Total Amt., The Bronx, Jan. 1 to date.		\$16,846,956	\$23,141,386	\$16,846,956	\$23,141,386
Total No., Manhattan and The Bronx, Jan. 1 to date.....		12,405	12,497	12,405	12,497
Total Amt., Manhattan and The Bronx, Jan. 1 to date.....		\$248,407,952	\$228,527,794	\$248,407,952	\$228,527,794
PROJECTED BUILDINGS.		1901.		1900.	
		Oct. 19 to 25, inc.	Oct. 19 to 25, inc.	Oct. 19 to 25, inc.	Oct. 19 to 25, inc.
Total No. New Buildings:		Total No. New Buildings:		Total No. New Buildings:	
Manhattan	8	Manhattan	15	Manhattan	15
The Bronx	14	The Bronx	29	The Bronx	29
Grand total	22	Grand total	44	Grand total	44
Total Amount:		Total Amount:		Total Amount:	
Manhattan	\$2,403,300	Manhattan	\$1,443,000	Manhattan	\$1,443,000
The Bronx	61,950	The Bronx	518,900	The Bronx	518,900
Grand total	\$2,465,250	Grand total	\$1,961,900	Grand total	\$1,961,900
Total Amt. Alterations:		Total Amt. Alterations:		Total Amt. Alterations:	
Manhattan	\$108,315	Manhattan	\$88,685	Manhattan	\$88,685
The Bronx	17,550	The Bronx	8,850	The Bronx	8,850
Grand total	\$125,865	Grand total	\$97,535	Grand total	\$97,535
Total No. New Buildings:		Total No. New Buildings:		Total No. New Buildings:	
Manhattan, Jan. 1 to date	1,377	Manhattan, Jan. 1 to date	785	Manhattan, Jan. 1 to date	785
The Bronx, Jan. 1 to date	925	The Bronx, Jan. 1 to date	805	The Bronx, Jan. 1 to date	805
Manhattan-Bronx, Jan. 1 to date	2,302	Manhattan-Bronx, Jan. 1 to date	1,590	Manhattan-Bronx, Jan. 1 to date	1,590
Total Amt. New Buildings:		Total Amt. New Buildings:		Total Amt. New Buildings:	
Manhattan, Jan. 1 to date	\$95,343,200	Manhattan, Jan. 1 to date	\$41,295,370	Manhattan, Jan. 1 to date	\$41,295,370
The Bronx, Jan. 1 to date	8,024,130	The Bronx, Jan. 1 to date	6,843,430	The Bronx, Jan. 1 to date	6,843,430
Manhattan-Bronx, Jan. 1 to date	\$103,367,330	Manhattan-Bronx, Jan. 1 to date	\$48,138,800	Manhattan-Bronx, Jan. 1 to date	\$48,138,800
Total Amt. Alterations:		Total Amt. Alterations:		Total Amt. Alterations:	
Manhattan-Bronx, Jan. 1 to date	\$7,393,579	Manhattan-Bronx, Jan. 1 to date	\$6,011,121	Manhattan-Bronx, Jan. 1 to date	\$6,011,121

James L. Brumley announces an important auction sale of Brooklyn property for Wednesday next, at the Real Estate Exchange, Nos. 189-191 Montague st, to close the estate of the late Wiant W. Bennett. Description and location will be found in our advertising pages, and maps are ready for delivery at the offices of the Auctioneer, No. 189 Montague st, and of Hubbard & Rushmore, attorneys, No. 26 Court st.

Gossip of the Week.

SOUTH OF 59TH STREET.

Avenue C, No. 29, 5-sty brick tenement with stores, with 4-sty rear building, on lot 26x100; sellers, Ludwig estate and Mrs. Zatt; buyer, S. Berkowitz; brokers, Charles Buermann & Co.

Pearl st, Nos. 295 and 297, between Beekman and Ferry sts, three buildings, having a frontage of about 52 feet, have been sold by the Agate estate, through Lovejoy & Noyes, for about \$45,000.

7th av, southeast corner of 54th st, six 3-sty dwellings, each on lot 16.8x75.3, and a 5-sty brick flat, on lot 25.1x100, the seven parcels making a plot 100x100.5. Cornelius J. Ryan, who bought this property in August, has resod it, although he has not yet taken title.

Madison av, No. 606, southwest corner of 58th st, 4-sty dwelling, on lot 25.5x64; seller, Jonathan Thorne; broker, John N. Golding.

37th st, No. 140 West, 2-sty stable, on lot 14x100; seller, H. B. Sire; buyer, James W. Henning.

44th st, No. 17 East, 4-sty dwelling, on lot 16.8x100.5; seller, D. B. Freedman.

2d av, Nos. 191 and 193, northwest corner of 12th st, three 5-sty flats, on plot 61.3x90; seller, J. Eberhard Faber; broker, Theo. Rogers Brill.

John st, No. 21, 4-sty building, 22.5x80.5x22.8x80.7; seller, estate of Margaret Chesebrough; buyer, H. L. Volkening.

35th st, No. 17 West, 4-sty brownstone dwelling, 22x65x100, seller, Harriet A. Haven; brokers, McChain & Hershfield. The seller bought the property in 1873 for \$29,000, and is said to have sold it for about \$55,000. The buyer will alter the building for studio purposes.

47th st, No. 121 West, 3-sty and basement dwelling, on lot 20x100.5; seller, the Robertson estate; buyer, Mrs. S. A. Walker.

Stanton st, No. 43, southeast corner of Forsyth st, 6-sty tenement, on lot 48x75; seller, Samuel Barkin. The lot sold in 1900 for \$55,000, and the seller has since erected a 6-sty tenement estimated to cost \$48,000.

39th st, Nos. 9 and 11 East, 12-sty apartment hotel, the "Touraine," on plot 50x98.9, has been sold by Walter Stabler through S. Osgood Pell & Co. The price is said to be \$500,000. The lots were bought by the Cosmopolitan Realty Co. in 1900 for \$92,000, and were transferred by the company to Walter Stabler for \$137,000; the new building was estimated to cost \$300,000.

33d st, No. 235 East, 3-sty and basement single flat, on lot 18.5x98.9; seller, Mary Candler; buyer, Edward J. McGuire; broker, John M. Reid.

Attorney st, No. 152, 5-sty tenement, on lot 25x100; seller, Mrs. Mary Paynter; brokers, James Kyle & Sons.

15th st, No. 148 West, 3-sty and basement dwelling, on lot 20x103.3; seller, Henry S. Thompson; buyer, Le Grand K. Pettit; broker, Robert T. McGusty, of Charles H. Easton & Co. This house, together with a country place of about ten acres at Tarrytown, N. Y., was given in part payment for the southwest corner of Broadway and 67th st.

Broadway, No. 456, adjoining corner of Grand st, 5-sty store and loft building, on lot 25x100; seller, Theodore W. Stemmler, of T. W. Stemmler & Co. It is reported that \$135,000 was offered for the property some time ago. It was offered at auction in the spring and bid in by Mr. Stemmler at \$95,000. The buyer's name has not been disclosed, but it is said that he contemplates erecting a 10-sty building on the lot.

10th st, north side, 125 feet east of Av D, running through to 11th st, plot 80x189.7; seller, Peter M. Dingee; brokers, Ruland & Whiting. The price is said to be \$58,000; it was bought by the seller for \$45,000, and has now been leased to W. E. Uptegrove & Bro., who already occupy it, for twenty years, at \$3,600 per year, taxes, water, etc. Uptegrove & Bro. own the plot, 120x94.9, adjoining, on 10th st, and 80 feet on 11th st.

52d st, south side, 225 feet east of Madison av, 30x100.5, vacant; sellers, Manhattan Island Corporation; buyer, S. H. Pell; brokers, John N. Golding and S. Osgood Pell & Co. The price is reported at \$42,500. The plot, 50x100.5, adjoining this on the west, was sold for \$83,000.

Broadway, Nos. 1540 and 1542, 3-sty stable, on plot 45.2x100, and five 4-sty dwellings, Nos. 163 to 171 West 45th st, on plot 91.9x100; seller, James W. Henning; brokers, McViekar & Co. The seller bought this property last March for a consideration, as indicated by the revenue stamps of \$371,500. The buyer will not improve, and it is said has secured Nos. 162 and 164 West 46th st, a plot 50x100.5, and is negotiating for more. The property just sold forms an L around the northeast corner of Broadway and 45th st, three 4-sty dwellings, on plot 75.3x60, and owned by Anna Schiele.

Liberty st, northeast corner of Greenwich st, 7-sty office building, known as the Liberty Building, on plot 36.8x102.11, is reported to have been sold by Edward Main.

31st st, No. 256 West, 4-sty flat, on lot 25x98.9; seller, Stark estate.

5th av, No. 131, 4-sty dwelling, on lot 22.6x100; seller, Jefferson M. Levy; buyer, John F. Ruffner, who in August purchased No. 129, adjoining, for \$100,000; he now has a plot 45x100.

30th st, No. 228 West, 5-sty tenement, on lot 23.5x98.9; sellers, Martin & Brother.

Beach st, Nos. 77 and 79, 5-sty building, on lot 42.5x100.6; seller, John T. Williams; brokers, Ruland & Whiting; price, \$67,500.

47th st, No. 121 West, 3-sty dwelling, on lot 20x100.5; seller, Anthony L. Roberts; buyer, Mrs. S. A. Walker.

40th st, No. 38 East, dwelling, on lot 25x98.9; seller, Jacob Wendel estate; brokers, S. Osgood Pell & Co. The City Real Property Investing Co. are the buyers. They already own No. 36 East 40th st, extending through to No. 35 East 39th st. They paid \$121,500 for both of the latter properties, and have now resold the whole plot to the Cosmopolitan Realty Co., who are in

turn reported to have resold to Walter Stabler, who has just sold the Touraine. Mr. Stabler refuses to confirm the purchase. The plot fronts 50 feet on 40th st and 25 feet on 39th st.

NORTH OF 58TH STREET.

Sherman av, north side, 50 feet east of Academy st, 50x100, vacant; seller, William Reynolds; buyer, a Mr. Wise; brokers, Hall J. How & Co.

95th st, Nos. 26 and 28 East, two 5-sty American basement dwellings, each 17x100.8; seller, German-American Real Estate Title Guarantee Co.; buyer, D. B. Freedman; brokers, S. Osgood Pell & Co.

113th st, south side, 75 feet east of Lenox av, 50x100.10, vacant; seller, Jennie O. Clenighen; buyer, Harry Davis, who has resold to Leon A. Liebeskind, who has filed plans to erect a 6-sty apartment house on the site. Hall J. How & Co. were the brokers. The lots sold at foreclosure in April for \$20,300.

66th st, No. 43 West, 5-sty double flat, on lot 25x100.5; seller, Iva G. Hicks; buyer, the New York African Mutual Relief Association. The seller bought the house at auction in March for \$27,200; the price in the resale is said to be about \$35,000.

62d st, Nos. 245 and 247 East, two 6-sty tenements, on plot 50x100.5; sellers, Lowenfeld & Prager.

61st st, No. 17 East, 4-sty brownstone dwelling, on lot 25x102.2; seller, Mrs. Celia Frank; buyer, Sterling Realty Company; brokers, Henry D. Winans & May.

107th st, south side, 100 feet west of Madison av, 124.4x100.11. This plot is said to have been sold by Charles T. Cook to William G. Park. Mr. Cook, however, does not own the property, and may not be able to deliver it. Isaac M. Berinstein is the owner; he agreed to sell it to Mr. Cook last spring for \$51,000; when the time to complete the contract arrived, Mr. Cook refused to take title, claiming it was not perfect, and since that time Mr. Berinstein has not heard from him.

74th st, No. 16 East, 4-sty brownstone dwelling, 22x102.2; seller, Alexander A. T. Nichols; buyer, William G. Park.

130th st, No. 109 West, 3-sty dwelling, on lot 20x100; seller, Francis C. Husted, who takes in exchange the 5-sty flat, No. 3713 3d av; buyer, Henry Holding.

Riverside Drive, northeast corner of 81st st, 5-sty dwelling, on lot 23x83x irregular; seller, The Metropolitan Improvement Co.

Broadway, northwest corner of 98th st, 7-sty elevator apartment house, on plot 100x100.11, has been sold by a Mr. Tiedemann, the trustee of the creditors of Emilio Vigna, to Simon and Max E. Bernheimer; broker, Paul Mayer. The house was started by Mr. Vigna in 1899. He bought the lots from Boehm & Coon, who made him a building loan, and the building was completed by his creditors. About twenty of the apartments are rented. When fully rented the income is \$36,000 a year. It is said that the property cannot be sold for less than \$375,000, and pay all the creditors in full. In part payment for the Broadway apartment house, the Messrs. Bernheimer give the 5-sty flat, at the northeast corner of 5th av and 117th st, and a similar building at the northeast corner of 5th av and 119th st, each on lot 25x100.

72d st, No. 328 West, 4-sty brownstone dwelling, on lot 25x102.2; seller, estate of John T. Fitzgerald; buyer, William K. Gillette, president of the Denver & Western Railroad; brokers, Bryan L. Kennelly & Co.

Lenox av, east side, between 130th and 131st sts, 5-sty flat, on lot 25x100; sellers, Sauer, Gross & Herbener.

5th av, No. 1053, 4-sty dwelling, on lot 19x102.3; seller, Robert C. Ferguson; buyer, C. A. Gardiner, attorney for the Manhattan Elevated Railroad.

159th st, No. 513 West, 5-sty flat, on lot 26x100; seller, John Davis; brokers, Charles Griffith Moses & Brother.

106th st, No. 316 West, 5-sty American basement dwelling, on lot 22x100; seller, Peter Wagner; brokers, L. J. Phillips & Co.

THE BRONX.

Westchester av, No. 1016, 4-sty double flat with store, 25x98x115; seller, John Entelman; brokers, Neubeck & Busher.

Briggs av, No. 2861, 2-sty and basement dwelling, on plot 75x100; seller, Henry Schwitzer; brokers, Neubeck & Busher.

146th st, No. 696 East, 5-sty, three-family flat, on lot 25x100, seller, Henry Roth; brokers, Neubeck & Busher.

158th st, No. 622 East, 4-sty double flat, on lot 25x100; seller, Bernard Maurer; brokers, Neubeck & Busher.

Valentine av, east side, 230 feet north of 181st st, dwelling; sellers, Thornton Brothers; brokers, B. F. McQuay & Co.

White Plains road, north side, 38 feet east of Becker av, 2-sty frame dwelling, on lot 38x100; sellers, Gerson & Mayer; brokers, G. Tuoti & Co.

LEASES.

B. M. Strauss & Co. have leased for Anthony Von Bergen, of Paris, to George Legg, the entire building at the northeast corner of Washington pl and Mercer st, for ten years, at \$17,000 per year. The report of the leasing of this property, published two weeks ago, was premature and incorrect, as the lease does not carry a privilege of purchase. Mr. Legg will remove his wholesale millinery business from Broadway to this building.

Chas. R. Faruolo & Co. have leased for Mrs. Eliz. I. Waterhouse and Wm. S. Waterhouse the 5-sty tenement house, Nos. 351-351½ Bowery, for a long term of years, at the rental of \$9,000, to Mr. Michele Di Stefano; and for Mr. Chas. F. Pfitzenmyer, to a client the 5-sty tenement at the southeast corner of

Bleecker and Barrow sts, for a term of five years, at an aggregate sum of \$16,100.

Chas. E. Duross has leased the 4-sty and basement private dwelling, No. 471 West 23d st, to Mrs. Bael for a term of years, at \$1,800 per year.

Exceptional opportunity to invest in established and most profitable building business in New York City. Must have \$10,000. Box 100, care Record and Guide.

Brooklyn.

The following are the comparative tables for the Brooklyn Conveyances, Mortgages and Projected Buildings for the corresponding weeks of 1900 and 1901:

	CONVEYANCES.	
	1901. Oct. 18 to 24, inc.	1900. Oct. 19 to 25, inc.
Total number.....	320	258
Amount involved.....	\$356,498	\$310,520
Number nominal.....	223	178
Total number of Conveyances, Jan. 1 to date.....	13,439	13,184
Total amount of Conveyances, Jan. 1 to date.....	\$20,357,149	\$21,828,493
	MORTGAGES.	
	1901. Oct. 18 to 24, inc.	1900. Oct. 19 to 25, inc.
Total number.....	227	215
Amount involved.....	\$713,855	\$603,468
Number over 5%.....	99	102
Amount involved.....	\$278,329	\$252,068
Number at 5% or less.....	128	113
Amount involved.....	\$435,526	\$351,400
Total number of Mortgages, Jan. 1 to date.....	10,241	10,418
Total amount of Mortgages, Jan. 1 to date.....	\$59,468,439	\$44,934,068
	PROJECTED BUILDINGS.	
	1901. Oct. 18 to 24, inc.	1900. Oct. 19 to 25, inc.
Number of New Buildings.....	47	80
Estimated cost.....	\$201,500	\$709,950
Total No. of New Buildings, Jan. 1 to date.....	2,772	2,512
Total Amt. of New Buildings, Jan. 1 to date.....	\$15,934,907	\$13,875,474
Total amount of Alterations, Jan. 1 to date.....	\$2,009,242	\$1,773,838

The Board of Public Improvements will, at their meeting on Nov. 13, consider the proposed laying out of a new street between Bridge and Jay sts, and the laying out of a public park bounded by Bridge, Tillary, Jay and the new street. At that meeting a public hearing will be given to the property-owners affected by the change. The assessed valuation of the lands to be acquired for the improvement is \$218,000.

The Navy estimate calling for an expenditure of a further sum of \$3,000,000, much of it for additional land at the Brooklyn Navy Yard, is naturally exciting interest in that section of the borough, whence the action of Congress thereon will be looked for with great interest.

Real Estate Notes.

J. F. A. Clarke is the buyer of the 2-sty stable, No. 142 East 40th st, reported sold in our last issue.

W. B. Dickerman, of Moore & Schley, is the purchaser of No. 187 Madison av, reported sold in our last issue.

The record of mortgages contains loans made on 9th av property at 3½%; is this another case of "special circumstances" explaining the low rate?

Lovejoy & Noyes, of No. 62 Cedar st, report an unusually active fall renting season. This firm makes a specialty of managing downtown business property, and have control of a large number of business buildings situated in the lower part of the city. They are a firm of young men, active and energetic, and give their clients such satisfaction that their business is increasing. A recent sale of theirs is reported in another column of this issue.

A plan has been prepared in the Topographical Bureau for a bridge from the intersection of Sedgwick av and Fordham road, Bronx, to 10th av, Manhattan, near its intersection with Sherman av, and crossing the New York and Putnam tracks, the Harlem River and 9th av at 210th st. This would bring an outlying section of the Bronx into communication with the proposed rapid transit station at 210th st. The bridge is planned so that it would not disturb the grades of any of the abutting thoroughfares. The cost has not been estimated. A proposition to build the bridge is now before the Board of Public Improvements, and if approved by them must still go to the Municipal Assembly and the Board of Estimate.

Owners and agents will do well to investigate the plan instituted by the Cornell Construction Co. for the cure of faulty systems of steam-heating and power plants. The plan includes maintenance, with guarantee of efficient service and satisfactory results, besides a saving of money and time. The company's watchword is "Send to us when in trouble," believing and knowing their long experience, expert knowledge and special facilities enable them to correctly diagnose and correct faulty systems installed through ignorance or otherwise. Telephone 1825 Franklin, calls the Cornell Construction Co., whose address is No. 137 Centre st. They will explain their system to interested persons, and can refer to many first-class firms. The company also construct and install steam-heating and power plants, and repair all makes of elevators.

The World of Building

Material Market.

No one who follows the returns of the Department of Buildings will be surprised if he is told that the local demand for building materials is rapidly lessening, and bids fair with the closing-up of work on hand to become comparatively very small. The general market is, however, reported to be in a good condition for the time of year, and this, with the fact that the changes in the supply trade of the past few years, which tend to hold prices to a larger degree in season, will account for the cheerful tone of the reports from wholesalers, which are given in detail below. It is particularly noticeable that the iron and steel trades bear a brave front, and it is understood that they are filled with orders sufficient to last them through the first half of next year. This being so, it indicates a pretty prosperous condition of business generally throughout the country.

Lumber.—The general market has held steady, but the volume of business transacted has been limited. Demand for Eastern spruce is excellent, and prices are stiffening. Adirondack spruce is in only a fair supply, with good inquiry. Prices for yellow pine are very stiff, and there is a heavy demand. Cypress is strong. North Carolina pine continues in good demand and prices are improving. Hemlock is still in good inquiry, and prices continue firm. Poplar and plain oak are moving freely and ash is in fair demand, while quartered oak is dull. Northern pine continues active and strong, with a scarcity in some widths.

Lath.—There have been moderate arrivals, which have been marketed at full prices; the closing was steady at quotations given elsewhere.

Bricks, Lime and Cement.—The market for common hard Hudson River brick is reported firmer, and prices are well maintained. The demand for Eastern lime has been sufficiently active to fairly well absorb the offerings, and prices have been unchanged. Rosendale cement has had a moderate sale, and American Portland has been in fair demand and prices are firm.

Nails.—Wire nails have had a good sale, but with the increasing offerings, as a result of the outside competition, the demand has been met freely and prices have continued to show some irregularity. Small lots at store are quoted in New York at \$2.60 per keg. Cut nails have been firm. The feature has been the complaint among manufacturers of their inability to obtain supplies of steel, and in some instances buyers have been forced to be satisfied with cut iron nails. Small lots of cut nails from store are quoted at \$2.18 to \$2.30 per keg. Officials of the United States Steel Corporation admit that certain independent concerns are selling wire nails below the price fixed by the American Steel and Wire Co. They add that the quantity of nails sold at cut prices by the independent plants is insignificant as compared with the country's total output.

Plumbers' Supplies.—In the New York copper market the situation has not changed, and apparently the leading producing interests are in no hurry to justify the rumors that they intend to make a deep cut in prices. It is reported that lake copper needed for immediate delivery commands the full price of 17c., although futures are obtainable at 16½c. For electrolytic the quotations are still 16½@16¾c., while on casting prices range from 15½ to 16¾c. as to brand. The board of managers of the New York Metal Exchange will meet in November to act on a proposition to establish a contract which will make possible the trading in copper from all parts of the world. Dealings on this Exchange are now confined to lake copper. The pig tin has been quiet the past week. During the period of the recent declining market most of the large consumers covered their requirements for the balance of the year, and the smaller consumers are, as usual, buying only what they actually require for the filling of business in hand. Spot tin is quoted at 24½@25c. Pig lead is dull but steady at 4¾c. per lb., in 50-ton lots. There is a moderate demand for spot tin plates. A few shipments have come into the Eastern market, from the American Tin Plate Company's mills since they started up. The demand for sheets continues. The bulk of the mills are out of the market as sellers for delivery during the rest of the year. Jobbers' prices on black sheets in moderate-sized lots are unchanged at 4.15c. to 4.20c. for No. 27, One Pass, Cold Rolled Soft Steel Sheets. Galvanized sheets are quoted at 65 per cent. off the list. No change has taken place in the pig-lead market, which is decidedly quiet. Prices remain unchanged from those ruling for some time past. American pig in small lots is quoted at 4.62½c. to 4¾c. per lb. Spelter continues to grow firmer. The consumption throughout the country is reported to be good, and while there may be some manipulating influence behind the present upward movement, no disposition is shown in any quarter to retard its progress. Producers consider that the price of this metal has been so low for the past two or three years that any advance would be welcome, no matter how it comes. Revised quotations will be found elsewhere in our tables of current prices.

Paints.—The opinions of dealers, as to the status of the market, differ, some announcing lively business, while others declare that the general tone of trade is quiet. The high price of linseed oil bothers manufacturers to some extent. Business in white lead continues on a fairly liberal scale, the movement of both dry lead and lead in oil being rather above the average for this season. Several changes in quotations have been made by manufacturers, and the oil list especially advanced. There is no abatement of the activity in dry colors, and between deliveries on current contracts and new business there is no room for accumulations of stocks in any line. While prices vary as to seller and quantity, the undertone of the market is firm.

Linseed Oil.—No changes developed this week in linseed oil, and the market was characterized by firmness. Although flaxseed was weak in the West, this decline had no effect on local oil, either for spot or future delivery. There is now no parity between oil and seed, as the price of the former is advanced solely because of market conditions. Seed selling at \$1.60, however, yields linseed oil worth 65c. per gallon. One of the largest crushers reports that almost his entire output is being consumed, either by orders or in the open market, which leaves no considerable supply to accumulated stock. Futures as quoted by one of the independent firms were somewhat easier, and November oil was offered at 50c. The American Linseed Oil Co. has only one quotation in effect, that of 65c. for spot oil. Their futures have not yet been scheduled.

Glass.—The demand for window glass the past few weeks has not been up to expectations. One explanation is that the weather has continued mild, so that dealers have not been called upon to supply the requirements that accompany the first decidedly cold weather. There was a general start of the co-operative glass factories on October 15. The plants of the combine are expected to go into operation on November 1. Before Nov. 1 a meeting of the prominent firms will be held in New York to determine the schedule of prices for the ensuing year. Plate glass is moderately active. There has been no change in current quotations.

Building News

MERCANTILE.

31st st, Nos. 445 to 455 West. The Standard Rock Candy Co., Bedford av and 12th st, Brooklyn, who have just purchased the plot, 120x98.9, at this location, will erect a 6-sty factory thereon.

48th st, north side, from Broadway to 7th av, 10-sty store building, on plot 104.5x112.6x113.8, will be erected for Studebaker Brothers, who have leased the building for twenty-one years, at \$35,000 a year. The owners of the property are Mrs. A. D. Julliard and others, heirs of Elizabeth Cossitt Stokes.

23d st, south side, between 1st and 2d avs, 10-sty brick and stone fireproof factory, 54x90; cost, \$125,000; E. W. Bliss, Plymouth and Adams sts, Brooklyn, owner; R. L. Daus, No. 26 Court st, Brooklyn, architect; E. R. Knowles, No. 136 Liberty st, N. Y. City, engineer. Architect will be ready for bids in about two weeks.

4th st, Nos. 28 and 30 East, 8-sty brick and stone fireproof loft building, 50x84; cost, \$100,000; Dr. Frank Borsody, No. 325 East 82d st, owner; De Lemos & Cordes, No. 130 Fulton st, architects; The Louis Weber Building Co., No. 1123 Broadway, general contractor.

Cherry st, north side, 100 east Catherine st, 6-sty brick stable, 35x100; cost, \$28,000; T. J. McLaughlin, No. 117 Nassau st, st, owner; Edward Wenz, No. 1491 3d av, architect; owner will be ready for bids in about two weeks.

APARTMENTS, FLATS AND TENEMENTS.

52d st, south side, 100 feet east of 5th av; C. P. H. Gilbert, architect, No. 1123 Broadway, is drawing plans for a 14-sty bachelor apartment house to be erected here on a lot, 30x100.5, for Edward Holbrook, president of the Gorham Manufacturing Co., who is erecting two dwellings to the east of this lot, one of which will be for his own use. The plan of the apartment house is such that it will have unusually good light. The average width will be only about 24 feet, and it adjoins a 5-sty dwelling of the owner. It also gets the benefit of the light from the plot in the rear of the Union Club, which cannot be built upon. The lot is excavated and work will start as soon as plans are filed and approved.

49th st, Nos. 104 and 106 West; Charles Laue, No. 243 East 38th st, who has just purchased the plot, 43x100.5, at this location for \$51,600, will erect thereon a modern apartment house, probably eight stories high. H. T. Howell, 138th st and Brook av, has been his architect in previous operations.

DWELLINGS.

Anthony av, near 177th st, two 2-sty, two-family frame dwellings, 21x60; cost, \$4,500; Peter Kiernan, No. 2253 Monroe av, owner; W. C. Dickerson, 149th st and 3d av, architect.

52d st, south side, 225 feet east of Madison av; S. H. Pell, who has just purchased the lot, 20x100.5, at this location, will erect thereon a dwelling for his own occupancy.

ALTERATIONS.

80th st, northeast corner of 2d av. New plumbing for tenement for the Nauss Bros. Co., Nos. 87 and 1538 2d av. William Kurtzer, No. 192 Bowery, architect; owner is ready for bids.

25th st, Nos. 356-360 West, addition two 5-sty brick tenements, 12x12; cost, \$4,000; Alexander Boyd, No. 76 Elm st, owner; William Kurtzer, No. 192 Bowery, will take bids next week, architect.

ESTIMATES RECEIVABLE.

Broadway, Nos. 1552 and 1554; William E. Bloodgood, No. 149 Broadway, is taking estimates for alteration and 1-sty addition to this property; William J. Taylor, No. 495 5th av, is bidding; Thomas J. Stewart, owner.

Washington pl, northwest corner Greene st. Estimates are being taken for the alteration of fireproof partitions in the building of Joseph J. Ash; Julius Franke, No. 725 Broadway, architect.

By the Aqueduct Commission, 280 Broadway, room 207, until December 17th, at 12 m., for doing the work and furnishing the materials required to build a pumping plant in the engine-room and shaft No. 25 of the new Croton Aqueduct, near 179th st and Amsterdam av, New York City.

CONTRACTS AWARDED.

The following contracts have been awarded by the Board of Education, for work in public schools: To Edward J. Renehan, at \$13,082, for sanitary work in No. 186, Manhattan; to James Fay, at \$8,187, for sanitary work in No. 129, Brooklyn.

BROOKLYN.

East 32d st, east side, 367 South Vernon av, 2-sty frame dwelling, 24x34; cost, \$3,000; Charles J. Digney, East 34th st, near Church av, owner; Jno. C. Walsh, No. 945 Liberty av, architect.

12th av, east side, 60 north 45th st, 2-sty frame dwelling, 22x40; cost, \$2,750; Andrew Miller, 44th st and 13th av, owner; Benjamin Driesler, No. 1432 Flatbush av, architect; James Dawe, 42d st, near 12th av, general contractor.

METROPOLITAN DISTRICT.

Whitestone, L. I.—Alterations of church; cost, \$10,000; Rev. R. T. Homans, owner; Robert E. Parsons, No. 1 Union square, New York City, architect.

Easthampton, L. I.—J. Greenleaf Thorpe, No. 111 5th av, N. Y. City, has prepared sketches for a summer residence to be erected here for J. B. Stanchfield, of Elmira, N. Y.—Also for a private stable to be erected at same place for Prof. Sherman, of Cornell University, Ithaca, N. Y.—Also 2-sty frame stable; cost, \$2,000; W. B. Lockwood, No. 45 Broadway, N. Y. City, owner; Rossiter & Wright, No. 95 Liberty st, N. Y. City, architects; Fleming Bros., East Orange, N. J., general contractors.

Richmond Hill, L. I.—Johnson av, frame dwelling; cost, \$5,000; Bertha Prisse, No. 45 Stockholm st, Brooklyn, owner; H. Vollweiler, No. 483 Hart st, Brooklyn, architect.

COUNTRY WORK OF NEW YORK ARCHITECTS.

Charles W. Leavitt, Jr., has recently been retained by the Saratoga Association, through W. C. Whitney, to plan and supervise the construction of the new track on the site of the present one. The new track is to be one and one-eighth miles long, with two chutes, one of which will be two furlongs in length. The construction of the new track will necessitate moving the grand stand, betting-ring, club-house, and the majority of the stables, and the grand stand will be enlarged when moved to its new site. Messrs. Pennell & Oliver, of Yonkers, N. Y., have been awarded the contract for the construction of the track, and Miles D. Bradley, of Saratoga, N. Y., the moving of the buildings. The same architect has been appointed by the Inter-State Palisade Park Commission landscape engineer in charge of Palisade Park. A thorough study of the best method of preserving and treating the Palisades will be made, and a corps of engineers will at once start making surveys, upon which to base studies and plans. It is intended by the commission that the matter be taken up in the most careful way, and it is intended that the public shall have full and free access, when the park is completed, which heretofore has only been seen from the river or on the east bank of the Hudson.

Of Interest to the Building Trades.

The Bronx branch of the Master Plumbers' Association has got itself established, and is in good working order. Additions to its membership are made at every meeting. The officers elected are: M. J. McDermott, president; Peter Schweeckert, vice-president; John V. McEvily, secretary; W. D. Clark, treasurer; D. L. Delaney, financial secretary; Otto J. Spahn, sergeant-at-arms.

Plumbers are still complaining about the delay in the inspection of the lines by the Building Department, especially in jobs where the plasterer is following on the heels of the plumber.

Another cause of complaint is that the horizontal and vertical lines are required to be tested at the same time, and this is frequently an impossibility, as often the cellar lines are put in and covered before the building is ready for vertical lines at all.

The Treasury Department, Washington, D. C., will receive bids November 7, at 2 p. m., for the general construction of the U. S. Custom House at New York, N. Y. Drawings and specifications may be had of the Supervising Architect, James Knox Taylor, on application to his office at Washington, or the office of the Architect, Cass Gilbert, 111 5th av, New York, N. Y. Applications must be accompanied by a certified check for \$250, which will be held until the return of drawings and specifications.

THE JERSEY MEADOW PURCHASE.

A second large purchase of meadow land near Jersey City and Newark, N. J., has been made. This time 930 acres in Kearney township have been sold to Henry L. Sprague, of No. 15 Broad st, New York City. The earlier purchase embraced adjoining land to the north in Bergen Co. It is said that the purchase is in the interest of a syndicate, and that the identity and purpose of its members will be announced soon. It is also alleged that the Hackensack Meadow Co., which was recently incorporated, will build dikes, wharves, warehouses and factories, and also spurs connecting with the various railways centering in Jersey City and vicinity.

SASH AND DOOR COMBINATION.

A Minneapolis dispatch dated Oct. 23 says that the sash and door interests of the country have been united into one great combination. G. L. Poole, representative of a New York banking firm that is promoting the deal, left for the East last night with options on all but one of the big factories in this city. The factory-owners will receive part cash, part common stock and part preferred stock, and the men will be retained in the local managements. Other big centres are Oshkosh, Wausau, Merrill and La Crosse, Wis.; Dubuque, Davenport, Clinton and Muscatine, Ia.; and Rock Island, Ill.

BUILDERS' BRIDGES.

The decision of Justice Blanchard, given last June, refusing to continue a preliminary injunction which Frederick Gerken had secured restraining Charles Ward Hall, the owner of the Morse Building, at Nassau and Beekman sts, from erecting and maintaining a wooden bridge in front of Mr. Gerken's cafe on the first floor of the building, has been affirmed by the Appellate Division. To comply with the regulations of the building department, while making extensive alterations to the Morse Building, besides the addition of several stories to its height, Mr. Hall had erected a temporary wooden structure for the protection of passers-by. The contention of Mr. Gerken was that this wooden bridge seriously impaired his enjoyment of the premises by cutting off light and air, and ingress and egress. The appellate court, Presiding Justice Van Brunt dissenting, adopts the opinion of Justice Blanchard. The latter, after referring to these alleged impairments of the plaintiff's rights, said: "This may be true to a certain extent, although it is denied by the defendant. Nevertheless, I am far from satisfied that the injuries, if any, which will result to plaintiff by the completion and maintenance of the structure as proposed will be of an irreparable character, or such that plaintiff has no adequate remedy at law therefor. * * * A continuance of the injunction, under the circumstances of this case, would seem to work a greater hardship to defendant than the vacation of it would to plaintiff. It would be establishing a dangerous precedent to grant an injunction in every case where, as here, the possible rights and privileges of a tenant are temporarily, but not unnecessarily, interfered with by proposed alterations and improvements to the landlord's building, even though the tenant may suffer some damage thereby. To hold otherwise would seriously affect future building operations and timely and necessary improvements of buildings." Presiding Justice Van Brunt, in dissenting, says: "If the rule adopted in this case is to prevail, tenants have no protection whatever against aggressions of their landlords, when such landlords have the ability to respond to any judgment which may be recovered in an action at law. This is the first time in the history of jurisprudence of this State, so far as I have been able to learn, that a covenant for quiet enjoyment has been deliberately violated by a landlord and no protection has been afforded to the tenant except his right to bring an action for damages."

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For Questions and Answers see page 556.

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NOTICE TO PROPERTY OWNERS.

ASSESSMENTS COMPLETED.

Assessments for the following have been completed and deposited in the office of the Board of Assessors for examination. Verified objections must be presented to the Secretary, at No. 320 Broadway, on or before Nov. 19 for all but 192d st and Sedgwick av. and Nov. 26 for both the latter:

Regulating and Grading.

135th st, from Amsterdam av to Boulevard. 186th st, from 3d av to Park av.

Sewers.

11th av, east and west sides bet 179th and 180th sts. Hudson st, bet Jane st and West 12th st. 11th av, east and west sides, bet 178th and 179th sts. 177th st, from existing sewer in West Farms rd to Southern Boulevard. Kirkside av (Morris av), from Kingsbridge rd, n to Park View terrace. Wellesley st, from Jerome av east to Creston av. Weeks av, from East 175th to East 176th st. Arthur av, from Crescent av to summit north of Crescent av. 183d st, from Arthur av to Ann's pl. 192d st (Primrose st), bet Grand av and Creston av. Jerome av, bet East 190th st (St James st) and East 196th st (Donnybrook st). Park View terrace, bet 196th st (Donnybrook st) and Morris av. Kingsbridge rd, bet Jerome av and Creston av. Creston av, bet Kingsbridge rd and 196th st (Donnybrook st). Sedgwick av, bet Jerome av and Lind av. Lind av, bet Sedgwick av and the summit north of East 165th st (Devooe st).

Receiving Basins.

Mount Hope pl, n e and s e cor of Walton av. Prospect av, n w and s w cor of 168th st. Prospect av, opposite 168th st. Hughes av, s e and s w cor of 183d st.

Area of Assessment? For 177th st.—Both sides of 177th st, from West Farms rd to the Southern Boulevard; both sides of Boston rd, from 176th st to 177th st; both sides of Bryant st, from 176th st to 177th st, and both sides of Vyse st, and Daly av., from 176th st to 177th st. For Mount Hope pl and Walton av.—Both sides of Mount Hope pl, from Walton av to Morris av, and w s of Morris av, from 176th st to Mount Hope pl. For Prospect av, east of 168th st.—Both sides of Prospect av, from Home st to 169th st, e s of Union av, and both sides of 168th st, from Prospect av to Union av. For Weeks av.—Both sides of Weeks av, from 175th to 176th st; also block bounded by 175th and 176th sts, Weeks av and Monroe av. For Hughes and 183d st.—Both sides Hughes av, from 182d to 183d st, and s s of 183d st, from Adams pl to Belmont av; for all others both sides of streets named within the limits stated and half block on the intersecting streets. For Jerome av.—Both sides of Jerome av, from 190th to 196th st; both sides of Park View terrace, from 196th to 198th st; both sides of 192d st, from Grand to Creston av; n s of 190th st, extending about 127 ft. east of Jerome av; both sides of Kingsbridge rd to 190th st; both sides of Creston av, from Kingsbridge rd to 196th st, and both sides of Morris av, from 190th st to Park View terrace; for both sides of Sedgwick av, from Jerome av to Lind av; both sides of Lind av, from Sedgwick av to the n s of Lawrence st; both sides of Ogden

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av, commencing at a point about 335 ft. s of 165th st to a point distant about 200 ft n of 165th st; both sides of Summit av, from 164th st to a point distant about 270 ft. n of 165th st, and both sides of 165th st, from Lind av to Nelson av.

THE MUNICIPAL ASSEMBLY.

Below is a summary of the business directly affecting the interests of real estate owners in the Boroughs of Manhattan, The Bronx and Brooklyn, which came before the Municipal Assembly at the meetings of the two bodies composing it on Tuesday last.

BOARD OF ALDERMEN—MANHATTAN AND THE BRONX.

144th st, from the e s Convent av to w s of Hamilton av; paving. Referred to the Committee on Finance. Elm pl, from 189th st to Kingsbridge road; street opening. Referred to the Committee on Streets and Highways. 174th st, from 3d av to Vanderbilt av; 164th st, from Amsterdam av to Broadway; regulating and grading. Referred to the Committee on Streets and Highways. 180th st, bet Broadway and Amsterdam av; 4th st, from Lewis st to East River; laying water mains. Referred to the Committee on Water Supply. 168th st and Ritter pl, bet Prospect and Union avs; Pelham av and Pelham Boulevard, from 3d av to the Eastern Boulevard; 180th st, bet 3d av and Bryant st; laying water mains. Work ordered. 139th st, from Lenox to 7th av; Broadway, from point north of 187th st to n line Dyckman st; Audubon av, from Kingsbridge road and 165th st to 173d st; paving. Work ordered. 2d av, 1st av, 35th and 36th sts; laying out a public park. Work ordered. 216th st, from Kingsbridge road to the Harlem River; 161st st and 162d st and Brook and Elton avs; regulating and grading. Work ordered; 161st and 162d sts, to be done at the expense of property owners.

BOARD OF ALDERMEN—BROOKLYN.

Paerdegat av and basin, bet East 31st st and Flatlands av; closing street. Work ordered. Eldert lane, Liberty av, Enfield st and Glenmore av;

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Sale and Rental of Business and High-Class Residence Property a Specialty.

Highland Boulevard and Bushwick av; laying out two public places. Referred to the Committee on Streets and Highways. Rochester av, bet the s s of St Marks av and n s of Douglass st; Eagle st, bet Oakland st and Provost st; Flushing st, from Front st to West av; regulating and grading. Referred to the Committee on Streets and Highways. Pitkin av, bet Schenck av and Linwood st; Suter av, bet Schenck av and Warwick st; Cleveland st, bet Pitkin and Glenmore avs; Weirfield st, bet Hamburg and Knickerbocker avs; laying water mains. Referred to the Committee on Water Supply. 83d st and 84th st, bet 2d and 3d avs; Bay 8th st, bet Bath av and Benson av; 74th st, from 7th av to 12th av; 20th st, from 10th av to Vanderbilt st; 73d st, from Fort Hamilton av to 12th av; 72d st, from 7th av to 12th av; Territory bounded Fort Hamilton av, 40th st, West st, 17th av and 45th st; Shepherd av, from Blake av to Belmont av; changing grades. Referred to the Committee on Streets and Highways. 12th st, bet 8th and 9th avs; repaving with asphalt. Work ordered.

*Newell av, w s, 125 s Elizabeth st, 25x131 to Bronx River, x25x 130, Olinville. Consolata De Pasquale to Rose De Pasquale. Sept 24. Oct 22, 1901. R S none. nom

*Newell av, w s, 100 s Elizabeth st, 25x130 to Bronx River, x2.5x 129, Olinville. Rose De Pasquale to Amelia De Pasquale. Oct 18. Oct 22, 1901. R S none. nom

Park av, Nos 3372 to 3386 | s e cor 166th st, 25.5x192x238x97, except 166th st, No 696 | parts conveyed to John Breslin and Ahrenfeldt, four 2-sty frame buildings and 3-sty brk dwelling. John A Sielker EXR and TRUSTEE Helena C Hellmuth to Louis F Kumz. Mort \$12,000. Oct 22. Oct 23, 1901. R S \$12.25. 9:2387. 38,000

*Pleasant av, w s, 400 s Flower st, 50x100, Olinville. Margaret Butts, John, Rose and Samuel J Mehrrens and Catharine S C Qualman to Wm P Sandford. Sept 4. Oct 18, 1901. R S none. nom

Prospect av, Nos 1228 to 1234 | begins Prospect av, e s, 330 n 167th Stebbins av, Nos 1157 and 1159 | st, runs n 90 x e 73.6 x again e 73.6 to w s Stebbins av, x s w 45 x w 67.6 x s w 45.5 x w 61.6 to beginning, six 3-sty frame flats. John O'Leary to Mary O'Snea, Brooklyn. Morts \$38,000. Oct 1. Oct 18, 1901. R S 50 cts. 10:2693. nom

Prospect av, old line, w s, 75 n 187th st, 25x100, vacant. Release mort. Lewis W Boynton to Charles Bjorkegren. May 22. Oct 23, 1901. 11:3104. nom

*Public road leading to Clasons Point, centre line, e s, being lot 9 on map of Clasons Point, contains 16.24 acres.

Public road leading to Clasons Point, s s, being lot 10 on said map, contains 7.93 acres.

Road to Clasons Point, s e s, being lot 11 on said map, contains 9.10 acres.

Lot 20, on said map, contains, 15.42 acres.

Public road to Clasons Point, centre line, n e s, being lot 31 on said map, contains 4.41 acres.

Public road to Clasons Point, centre line, n e s, being lot 32 on said map, contains 2.27 acres.

Public road to Clasons Point, centre line, s w s, being lot 37 on said map, contains 12.41 acres.

Parcel begins at point in w line of lands of Estate of Bradish Johnson, known as lot 37 on said map, where high water line of East River crosses said line, and runs in continuation of said westerly line s w 584 to pierhead line, x along same n e 486 to s w cor of lands under water of Clinton Stevens, x n e 500 to high water mark, x w to beginning, contains 5.9 acres.

Parcel begins at point in e line of highway leading from village of Westchester to Clasons Point, where high water line of East River crosses said line, and runs s e 194 to pierhead line, x curving n along same 203 x n e 595 x n w 430 to high water at n e cor lands of Bradish Johnson, x s and w to beginning, contains 4.575 acres. Partition. James M Varnum ref to Estate of Bradish Johnson, a corporation. July 1, 1901. Oct 24, 1901. R S \$49.50. 98,550

St Anns av, Nos 749 to 755, s w cor 157th st, runs w 100 x s 95.9 x s e 16 x e 84.7 to av, x n 100, four 5-sty brk flats, with stores in Nos 753 and 755. E B Woodruff Co to Christian Dahlem. All liens. All title. Oct 17, 1901. R S \$2. 9:2360. 6,256

St Anns av, No 749, w s, 105 n 156th st, runs n 25 x w 100 x s 20.9 x s e 16 x e 84.7 to beginning.

St Anns av, No 755, s w cor 157th st, 25x100. Christian Dahlem to Theodora Dahlem his wife. All liens. B & S. Oct 21. Oct 22, 1901. R S none. 9:2360. nom

St Anns av, Nos 749 and 751, w s, 105 n 156th st, runs n 50 x w 100 x s 45.9 x s e 16 x e 84.7 to beginning.

St Anns av, No 755, s w cor 157th st, 25x100. Ferdinand A Sieghardt to Christian Dahlem. All liens. Oct 17, 1901. R S \$1.50. Oct 22, 1901. 9:2360. 5,500

St Anns av, No 751, w s, 130 n 156th st, 25x100. Christian Dahlem to Solomon L and Morris L Lippman and Leopold Kayser, firm of Lippmann & Co. Morts \$17,000. Oct 17. Oct 22, 1901. R S none. 9:2360. 2,125

*Schofield av, s s, lot 10 map heirs Eliz Pell, City Island, 98.10x 108.3x97.10x108.3. Solomon Levison to Matilda Miller, of Evansville, Ind. Mort \$3,500. Oct 21, 1901. R S none. nom

*Same property. Chas L Berge to Solomon Levison, New Rochelle, N Y. Mort \$3,500. Aug 3. Oct 21, 1901. R S none. nom

Sedgwick av, w s, lot 2, map Wm O Giles, at Kingsbridge Heights, 31.11x60.6x27.3x68.8. Release mort. Mutual Life Ins Co to Cath C Giles. Oct 24, 1901. 12:3255. 200

Same property. Cath C Giles to Alfred P Clarke and Michael J Hart. July 3. Oct 24, 1901. R S none. 12:3255. other consid and 100

Southern Boulevard, w s, 225 n 187th st, 37.6x92.6x37x98, 3-sty frame flat and store with two 1-sty frame buildings. James E Noonan to Peter Doelger. Mort \$2,250. Oct 18, 1901. R S none. 11:3115. nom

Southern Boulevard, n s, 150 w St Anns av, 25x100. Release judgment. The Derby Lumber Co and Wm H Good as receiver of property of Bernard F Kilduff to Emil Engelmann and Henry Andersen. Sept 30, 1901. Oct 21, 1901. 9:2261. nom

Townsend av | n e cor 170th st, runs e 141.4 x n 53.6 to s s Stebbins av | bins av, x n 16.6 to centre line said av, x w 143.7 to e s Townsend av, x s — to beginning, vacant. City Real Estate Co to James R Roosevelt et al TRUSTEES under will of William Astor for John J Astor and remaindermen. B & S and C a G. Sept 13, 1901. Oct 21, 1901. R S 25 cts. 11:2843. 3,000

Teller av, n w s, 661 n e 169th st, runs n w — x n e 25.4 x n e 93.10 to av x s w 27.2 to beginning, vacant. John J Healy to Dennis F Ryan. Oct 21. Oct 23, 1901. R S none. 11:2782. nom

Union av, No 815, w s, 150.3 n Cedar pl, runs n 25.6 x w 169.2 x s 20.6 x e 64.9 x s e 14.7 x e 90 to beginning, except part taken for legal opening or widening Union av, about 25.6x5, 2-sty frame dwelling with store, with 2-sty frame barn on rear. Ludwig A Bohne to Anna B Johnson. Mort 4,000. June 30, 1899. R S \$8. Re-recorded from July 17, 1899. Oct 22, 1901. 10:2666. nom

Union av, e s, bet 169th st and Ritter pl, lot 12 map property Wm A and John Ashe, Morrisania, 25x100x27x100, except part taken to open Freeman st and widen Union av. Joseph A Farley to James T Barry. Morts \$6,500 and all liens. July 16. Oct 22, 1901. R S none. 11:2968. omitted

Union av, No 1075, w s, 110 s 166th st, 20x100, 3-sty frame flat. John O'Leary to James J Ryan, Brooklyn. Mort \$6,000. Oct 1. Oct 18, 1901. R S 50 cts. 10:2670. nom

Union av, No 1095, w s, as widened, 89.6 n 166th st, 21.2x90.9, 3-sty frame flat. Charles Hohle to Henry Beck and Charlotte his wife and Charles Ehrlinger and Louise C his wife. Morts \$5,500. Oct 18. Oct 19, 1901. R S none. 10:2671. 100

Union av, No 1235, w s, 146.10 n 168th st, present line, 183.10x 132x184x132, 2-sty frame dwelling and vacant. John O'Leary to James J Ryan, Brooklyn. Morts \$16,000. Oct 1. Oct 18, 1901. R S 50 cts. 10:2673. nom

Wyse av, e s, 225 s 172d st, 25x100. FORECLOS. M Linn Bruce

referee to Magdalena Frees. Oct 19. Oct 23, 1901. R S \$1.00. 11:2995. 3,000

Washington av, as widened, e s, bet 179th and 180th sts, which is opposite a course drawn at right angles thereto on a point in former e limit of Washington av, distant 135.8 n old Quarry road, runs e 76.7 to n w limit of said Quarry road former line x s w 22.8 x — 62.3 to easterly limit of Washington av, x — 18.10 to beginning. The Mott Haven Co-operative Building Association to Jeannette M La Barre. Oct 21. Oct 22, 1901. R S none. 11:3046. nom

Washington av, No 1683, w s, new line, 25 n 173d st, 25x90, 4-sty brk flat. Solomon Littenberg to Francis J McCooley. Mort \$11,000. Oct 24, 1901. R S \$75. 11:2906. nom

3d av, late North 3d av, as widened, s e s, bet 145th and 147th sts, 296 s w Henry st, runs s e — x w — x n w — to av, x n e 20.9 to beginning, except part included in Willis av. Thomas Madden EXR and TRUSTEE John Madden to Mathias Haften. Confirmation deed. July 26. Oct 22, 1901. R S \$6.25. 9:2307. 15,000

*4th av or st, No 34, n s, 25x114, Williamsbridge. Albert B Hardy to Florence M Constantian. B & S. Mort \$2,500. Oct 24, 1901. R S none. nom

*4th av, or st, No 36, n s, 25x114, Williamsbridge. Albert B Hardy to Florence M Constantian. B & S. Mort \$2,500. Oct 24, 1901. R S none. nom

6th av, so much of bed as lies in front of lots 69 and 70. Walnut st, so much of bed as lies in front of lots 160 and 175. Grove av, so much of bed as lies in front of lots 175 and 176. Walnut st, so much of bed as lies in front of and adj lot 283 on map of Mt Eden. Margt E Weber to Wm B Ewing. B & S. Oct 1. Oct 23, 1901. R S none. 11:2789-2822 and 2837. nom

*All lots on revised map Seneca Park filed in Registers office, Westchester Co, May 16, 1895, in Vol 11 on maps, page 23. Agnes Oelrichs to the North New York City Realty Co. Q C. C a G. Sept 16. Oct 19, 1901. R S none. nom

Lot 89 map 272 lots Kemp estate, with all title to land forming avs and sts, known as Lind av proposed Summit av and Devoe st, adj and in front of said lot. Margaretha Busse to Provident Savings Loan Investment Co. All liens. Oct 21, 1901. R S none. 9:2523. nom

Lots 4 to 18, map of property of Wm O Giles, 24th Ward. Catherine C Giles to Gerrie S Bodden. Morts \$13,000, and taxes, &c. Oct 17. Oct 21, 1901. R S none. 12:3255. nom

Lots 77, 78, 79, 106, 107 and 108, map Wm O Giles property at Kingsbridge Heights, 24th Ward. Marie F Giles to Cath C Giles. Sub to taxes, assts, &c, \$1,275. Oct 2. Oct 21, 1901. R S none. 12:3258. 100

Lots 77 to 87, 98 to 108 map of property of Wm O Giles, 24th Ward. Catherine C Giles to Winnie C Campbell. Mort \$4,675 and taxes, &c. Oct 19. Oct 21, 1901. R S none. 12:3258. nom

*Lot 47 on revised map of Seneca Park, Westchester. Sadie L Crosier an infant by Perley S Crosier GUARDIAN to Robert Conroy. All title. B & S. and C a G. Oct 16. Oct 21, 1901. R S none. 100

*Lots 48 and 49 same map, The North New York City Realty Co to James E Conroy. Oct 16. Oct 21, 1901. R S none. nom

*Lots 47, 48 and 49, revised map of Seneca Park. Release mort. Paul Halpin to The North New York City Realty Co. Oct 16. Oct 19, 1901. 75

*Same property. Release mort. Geo A Meyer TRUSTEE John J Palmer to same. Oct 16. Oct 19, 1901. 180

*Lot 47 same map, The North New York City Realty Co to Robert Conroy. Oct 16. Oct 19, 1901. R S none. nom

*Lots 48 and 49, same map. Sadie L Crosier an infant by Perley S Crosier GUARDIAN to James E Conroy. All title. B & S and C a G. Oct 16. Oct 19, 1901. R S none. 150

*North 1/2 of lot 46 map Olinville No 1. Miron Winslow to Wm P Sandford. All title. Q C. Sept 25. Oct 18, 1901. R S none. nom

*Rattlesnake Brook, c l, runs n along said c l 162 to land A H Duncombe, x w 110 x s along land of James Hyde 176 to a 12-ft right of way, running to Reeds or Mill land, x e 126 to beginning, Eastchester, Florence and Helen A Hyde HEIRS Helen M Hyde to Howard J Hyde. Q C. Sept 16. Oct 22, 1901. R S none. 200

MISCELLANEOUS.

All residuary estate of Abraham L Grabfelder. Nathan Kaufmann EXR and TRUSTEE Abraham L Grabfelder to Caroline Kaufmann. All title. Oct 19, 1901. Oct 23, 1901. nom

Consent to take gross sum for life estate in action for partition of estate of which Letitia J Hanlon died seized (Etta Hanlon plff agt Timothy J Hanlon et al defts), Timothy J Hanlon the father of the infant Morton J St Clair Hanlon the life tenant consents. Oct 22. Oct 23, 1901. 11:2919.

Consent to take gross sum for right of curtesy in same action. Timothy J Hanlon the husband of Letitia J Hanlon consents. June 4, 1901. Oct 23, 1901. 11:2919.

LEASES.

(Under this head all Leases recorded, Assignment of Leases and Leasehold Conveyances will be found. The expressed consideration following the term of years for which a lease is given means so much per year.)

BOROUGH OF MANHATTAN.

Baxter st, s e cor (? n e cor in Morts) Bayard st. Assign lease. Antonio D'Ambrosio to Anna D'Ambrosio. Aug 9. Oct 21, 1901. 1:199. nom

Eldridge st, No 175, the basement, &c, and structure on the rear. Congregation Agudath Achim Anschie Kurlander to Solomon Solovinsky; 15 years from Sept 1, 1901. Oct 24, 1901. 2:420. 630

Houston st, No 269 and 271, s e cor Suffolk st, corner store adjoining on Houston st and basements. Pincus Roginsky to Max Marcus; 7 years, from May 1, 1902, with agreement to give possession Jan 1, 1902, at \$150 per month. Oct 18, 1901. 2:350. 1,800

Houston st, No 202 West, store floor, except shaving room and 1st loft. Daniel Flynn to James Fagan; 1 3-12 years from Nov 1, 1901. Oct 24, 1901. 2:520. 1,680

James st, No 98, all. Susan Hayes to Angelo Carrino; 5 years, from May 1, 1900. Oct 23, 1901. 1:111. 600

Mott st, No 200, part basement, with baker's oven. Louis Oshinsky to Ippolisto Alvino; 2 8-12 years, from Sept 1, 1901. Oct 21, 1901. 2:479. 420

Norfolk st, No 134. Assign lease. Joe Wochatinsky to Nathan Rosenstock. Oct 21. Oct 22, 1901. 2:354. nom

Norfolk st, No 127 | s w cor, stoop floor. Celia Weingarten to Louis Rivington st, No 129 | Pleshet and Morris A Rabinovitch; 3 years from May 1, 1901, with renewal for 1 year. Oct 24, 1901. 2:353. 600 and 660

Pearl st, No 483, store, &c. Robert Boyd to G Fossa; 4 years, from May 1, 1901. Oct 19, 1901. 1:159...360, 420
 Ridge st, No 110, 3d loft. Solomon Rysphan to Congregation Soloi Beiz; 2 10-12 years, from July 1, 1901. Oct 21, 1901. 2:344...264
 South st, No 175, all Assign lease. Michael F Hoepfner to South st, No 174, part Frederick H Dummeyer. Oct 22, 1901. 1:108...nom
 University pl, No 121 all. Daniel Buckley to Henry Roberts; 9 13th st, No 35 East. 11-12 years, from June 1, 1899. Oct 18, 13th st, No 37 East. 1901. 2:565...5,400, 6,000
 University pl, No 121.... Assign lease. Henry Roberts with 13th st, Nos 35 and 37 East consent of Daniel Buckley to The Excelsior Brewing Co. Oct 18, 1901. 2:565...9,800
 2d st, No 126. Assign lease. Solomon Schechner to Charles Rubinger. All title. Oct 17. Oct 18, 1901. 2:430...nom
 4th st, Nos 374 to 378 East. Surrender of lease. Wolf Hirsch and Morris Koppel to Harry Hertz. Oct 22. Oct 24, 1901. 2:357. 721
 6th st, No 425 East, store, &c. August Hildebrandt to Charles Cording; 4 6-12 years, from Nov 1, 1901. Oct 18, 1901. 2:433...1,440
 24th st, No 231 E, all. Garson Kamen to Charles Rubinger; 5 yrs, from Nov 1, 1901. Oct 23, 1901. 3:905...3,900
 24th st, s w s, 581.6 s e 10th av, 18.6x80. Assign lease. Mortimer J Gildersleeve as trustee Susannah Patterson and Susannah Patterson widow to Garret S Wright. Oct 21. Oct 22, 1901. 3:721...2,250
 31st st, Nos 306 and 308 East, all. Thomas Larkin to Constantino Pichi; 5 years, from Nov 1, 1901. Oct 18, 1901. 3:936...1,800
 33d st, No 110 West, all, front and rear...
 33d st, No 112 West, rear house...
 Albert J Adams to Antoine Steinmetz; 5 years, from May 1, 1904. Oct 22, 1901. 3:808...2,000
 42d st, Nos 119 to 129 East, 4th floor and part cellar...
 43d st, Nos 114 to 118 East, 4th and 5th floors and part cellar...
 John Jordan to Edw G Soltmann; 9 5-12 years, from Dec 1, 1901. Oct 18, 1901. 5:1297...6,000
 47th st, No 238 E, store floor and part cellar. John H Feldhaus and Martha his wife to G Ferdinand Eggert; 2 years, from Sept 1, 1901. Oct 21, 1901. 5:1320...312
 47th st, Nos 56 to 60 West. Agreement amending lease. Walter Reid with Augustus J Patterson. Oct 22, 1901. 5:1262...nom
 72d st, No 30 West, all. Dwight H Olmstead to George Mercer, Jr; 3 years, from Oct 1, 1901. Oct 18, 1901. 4:1124...4,000
 79th st, No 80, s s, bet Madison and Park avs, 4-sty brk and stone dwelling. Ruth E Scott to David Heller; 5 years, from Oct 1, 1900. Oct 21, 1901. 5:1393...2,500
 85th st No 30 W, all. Sophia C Witherbee to Eugene G Kremer; 3 years, from Oct 1, 1901. Oct 21, 1901. 4:1198...1,800
 92d st, s s, 250 w 1st av, 25x100.8. Assign lease. Mary Rieger widow and Wm Wurster indiv and EXRS Charles Rieger to Annie Wurster. Oct 22. Oct 23, 1901. 5:1554...nom
 102d st, s w cor Park av, store, &c. Samuel J Ruth and Mayor Hoffman to Edward Sher; 5 years, from Sept 1, 1901. Oct 19, 1901. 6:1607...600
 103d st, No 248 West. All. W Wallace Brower to Maximilian Morgenstau; 5 years from Oct 1, 1901. Oct 24, 1901. 7:1874...2,000
 Av A, No 1577, south store. Louise and Anna Jaeger to Anton W Finger and Julius Waehler firm of Finger & Waehler; 5 years, from Oct 3, 1901. Oct 21, 1901. 5:1563...480
 Amsterdam av, s w cor 141st st, store. Henry Schaefer and Sebastian Dorfmueller to Chas A G Barg; 5 years, from Oct 1, 1901. Oct 22, 1901. 7:2072...1,200
 Columbus av, No 991. Assign lease. Charles Rogers to Benedict Schwarz. July 17. Oct 22, 1901. 7:1844...nom
 Same property. Assign lease. Benedict Schwarz to Freund Bros & Columbus av, No 840, store and basement. Josephine Schmid to Frederick H Peper; 10 years, from May 1, 1901. Oct 21, 1901. 7:1856...1,800
 Co. Oct 14. Oct 22, 1901...nom
 Columbus av, No 813, store and basement and 5 rooms north side first floor. William Hauessler to August Wessels; 5 years and 10 days from Sept 20, 1901. Oct 24, 1901. 7:1835...1,680
 Madison av, No 1652, n w cor 110th st, store, &c. Claus Ohlhaver to Fredrick H Peper; 5 years, from Oct 1, 1901. Oct 21, 1901. 6:1616...1,200 and 1,500
 1st av, No 2055, store, &c. Filomena Lasaponara to Angelo Tozzo; 5 years, fr m Nov 1, 1901. Oct 23, 1901. 6:1678...480
 1st av, Nos 2053 and 2055 Assign lease. Angelo Tozzo to Filomena 106th st, No 339 E Lasaponara. Oct 17. Oct 23, 1901. 6:1678...nom
 1st av, No 2205, south store, &c. Domato Braw and Domenico Tarone or Taurone to Orusiro Ballos or Bellos; 2 years from Nov 1, 1901. Oct 24, 1901. 6:1685...432
 3d av, No 50, front house. Ellen Earl to Sigmund Klein; 3 years, from May 1, 1902. Oct 22, 1901. 2:556...1,500
 5th av, No 420, s w cor 38th st, 20x83, all...
 38th st, No 2, s s, 83 w 5th av, 25x38, all...
 Simon Frankel to Gattle, Stern & Co, a corporation; from Oct 21, 1901, to April 1, 1920. Oct 22, 1901. 3:839...10,000 and 13,000
 Same property. Assign lease. Emanuel M Gattle to Simon Frankel. Oct 21. Oct 22, 1901. 3:839...nom
 6th av, No 238, 1st floor or loft. Marguerite E Sprague, Philip N Morette and Carrie H Kinney devisees under will of Margaretha Metzger and Carrie wife Herman C Strobel to Gustave Hoffman; 3 2-12 years, from Mar 1, 1901. Oct 21, 1901. 3:817...900
 7th av, No 377. Assign lease. James Everards Breweries to John J Quigley. Oct 8. Oct 22, 1901. 3:806...nom
 7th av, Nos 2321 to 2339, "The Bedford," apartment house. James F Sutton, Bedford, N Y, to Samuel Seiniger; 10 years, from Nov 1, 1901. Oct 21, 1901. 7:1921...taxes, &c, and 15,000
 8th av, No 234, all. John Neher to Bernard Walsh; 10 years, from May 1, 1901. Oct 23, 1901. 3:771...4,000
 8th av, No 381, s w cor 29th st, store, &c. The Mutual Bank to Terence F and Hugh J Gallagher; 7 years, from Dec 1, 1901, with privilege of 5 years' renewal at \$2,000. Oct 23, 1901. 3:752...1,500 and 1,800
 9th av, No 562. Assign lease. Herman Kassin to H Koehler & Co. Oct 21. Oct 22, 1901. 4:1032...nom
 Same property. Assign lease. H Koehler & Co to Herman Kassin. Oct 21, 1901...nom

BOROUGH OF BRONX.

Home st, No 879, store, &c. Donald B Toucey to Conrad Horstmann; 5 years, from Oct 1, 1901. Oct 18, 1901. 10:2652...780, 900
 158th st, or Cedar pl, No 902 E, all. Maria Jones to Gottwald Tresself; 3 years, from Nov 1, 1900. Oct 23, 1901. 10:2646...270
 Union av, s w cor 166th st, all. Henry Beckmann to Herman Bors; 8 years, from Oct 1, 1901. Oct 18, 1901. 10:2670...1,600, 1,750

Same property. Assign lease. Herman Bors to H Koehler & Co. Oct 18, 1901...nom
 Westchester av, No 1016, store &c. John Entelmann to George Feldmann; 4 1-12 yrs, from April 1, 1901. Oct 24, 1901. 10:2676...480

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 head lines 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.

The first date is the date the mortgage is drawn, the second the date of filing; when both dates are the same, only one is given.

Subscribers will find Mortgages in this list with the wrong block number attached. The block number we give is taken from the instruments as filed.

Mortgages against Bronx property will be found altogether at the foot of this list.

October 18, 19, 21, 22, 23, 24.

BOROUGH OF MANHATTAN.

Arnold, Augusta to Louis Gordon, Barnett Levy and Moritz Gruenstein. Elizabeth st, Nos 10 and 12, e s, 125.1 n Bayard st, 37.5x80x37.10x80. P M. Oct 16. Oct 18, 1901, installs, 6%. 1:202. \$4,750
 Bramwell, Cora M wife Geo W to John A Chambers. 48th st, No 6, s s, 150 e 5th av, 25x100.5. Oct 23, 1901, 1 year, 6%. 5:1283. 10,000
 Brand, Helene to Frieda Hart. 4th st, No 378, s s, 200 e Av D, 27.5x95. P M. Prior mort \$25,000. Oct 21, installs, 6%. Oct 23, 1901. 2:357. See Hart. 3,500
 Brand, Helene to Frieda Hart. 4th st, No 376, s s, 172 e Av D, runs s 96 x e 18 x n 1 x e 10 x n 95 to st x w 28 to beginning. P M. Prior mort \$25,000. Oct 21, installs, 6%. Oct 23, 1901. 2:357. See Hart. 3,500
 Brand, Helene to Frieda Hart. 4th st, No 374, s s, 144 e Av D, 28x96. P M. Prior mort \$25,000. Oct 21, installs, 6%. Oct 23, 1901. 2:357. See Hart. 3,500
 Buxton, Chas F and Kate W to Jeremiah J Campion. Bleeker st, n w cor Christopher st, runs n 186.6 to s s West 10th st x w 93 x s 93.6 x w 30.10 x s 93.6 to n s Christopher st x e 125 to beginning. Oct 11, due Oct 16, 1902, 6%. Oct 23, 1901. 2:619. 7,000
 Bachrach, William and Julius to The United Hebrew Charities of City N Y. Stanton st, No 35, s s, 50.4 w Forsyth st, 25x75. P M. Oct 16, due Oct 21, 1906, 4½%. Oct 21, 1901. 2:421. 17,000
 Benner, Yale D to Obed B Bolton. 103d st, No 88, s s, 159.6 e Columbus av, 20x100.11. June 1, 1 year, 5%. Oct 21, 1901. 7:1838. 1,200
 Byrnes, Mary J with David Banks. 113th st, n s, 177.2 w Park av, 26.3x100.11. Extension mort. July 17. Oct 21, 1901. 6:1619. nom
 Brown, Rosa to Realty Mortgage Co. 101st st, n s, 100 e Broadway, 54.9x100.11. Prior mort \$26,000. Building loan. Oct 18, due April 18, 1902, 6%. Oct 18, 1901. 7:1873. 40,000
 Same to Jacob Axelrod. Same property. Prior mort \$66,000. Oct 18, due May 1, 1902, 6%. Oct 18, 1901. 12,418
 Butterick Publishing Co (Lim) with Eugene A Hoffman. 13th st, Nos 6 to 10, s s, 100 e 5th av, 75x103.3. Extension of mort. Oct 3. Oct 19, 1901. 2:570. nom
 Balken, John H to John H Meyer. 18th st, No 151, n s, 142.4 w 3d av, 18.10x—. All title. Oct 1, 1 month, 6%. Oct 24, 1901. 3:874. 800
 Balz, Jacob to Philip Sugarman. 14th st, No 113 E. Assignment of rents. Oct 23, due Sept 23, 1902, 6%. Oct 24, 1901. 3:870. 2,000
 Barnett, Harris to Newman Cowen. Rivington st, No 251; Sheriff st, No 71, being Rivington st, s w cor Sheriff st, 25x57. Oct 24, 1901, 3 years; 5%. 2:338. gold, 21,000
 Same to same. Same property. Prior mort \$21,000. Oct 24, 1901, 3 years, 6%. gold, 4,000
 Berlin, Zax K to NEW YORK SECURITY AND TRUST CO. 17th st, Nos 349 and 351, n s, 80 w 1st av, 42x92. Oct 24, 1901, 3 yrs, 4½%. 3:923. 50,000
 Same to Pincus Lowenfeld, William Prager, Isidore Jackson and Abraham Stern. Same property. Prior mort \$50,000. Oct 24, 1901, demand, 6%. 6:289
 Same to Phillip Semmer Glass Co, Lim. Same property. Prior mort \$56,289. Oct 24, 1901, interest and time due —. 5,000
 Bruce, Cath A formerly Ricketson to TITLE GUARANTEE AND TRUST CO. 27th st, No 121, n s, 184.5 w Lexington av, 20x98.9. Oct 24, 1901, 2 years, 4½%. 3:883. 10,000
 Bubeck, Elizabetha or Lizzie to THE GERMAN SAVINGS BANK. 142d st, s s, 100 e 8th av, 25x99.11. Oct 23, 1 year, 6%. Oct 24, 1901. 7:2027. 9,000
 Buschhorn, Frederick and Meta his wife to THE FRANKLIN SAVINGS BANK. 50th st, No 539, n s, 500 w 10th av, 25x100.5. P M. Oct 24, 1901, 5 years, 4½%. 4:1079. 10,000
 Byrnes, James F and Pietro De Respiris to Gustav Bernheim. 183d st, No 564, s s, 193.9 e 11th av, 18.9x104.11. Oct 24, 1901, 3 years, 5%. 8:2154. 10,000
 Carpenter, Phebe A to Eliza A Sanderson. 119th st, s s, 110 w 1st av, 20x100.10. Oct 17, due April 17, 1902, 6%. Oct 18, 1901. 6:1806. 500
 Cary, Isaac H trustee for estate Maria M Hastings with James Martin. Water st, Nos 96 and 98, and Pearl st, Nos 130 and 132. Extension mort. Oct 15. Oct 18, 1901. 1:31. nom
 Cosmopolitan Realty Co with METROPOLITAN LIFE INS CO. 39 h st, n s, 202 e 5th av, 50x98.9. Subordination agreement. Oct 18. Oct 19, 1901. 3:869. nom
 Crandall, Carolyn W and Edwin J to Wade Keyes, of Boston, Mass. 183d st, n s, 100 e 11th av, 20x98.9. Prior mort \$—. Oct 17, 1 year, 6%. Oct 19, 1901. 8:2154. gold, 1,300
 Cromwell, Frederick M to Wm P Allen, Rye, N Y. Rivington st, n w cor Pitt st, runs n 101.3 x w 100 x s 10.8 x w 24.2 x s 90.2 to Rivington st x e 125. 3-8 parts. Sept 20, due Oct 1, 1902, 5%. Oct 18, 1901. 2:344. 2,500
 Cruger, May F to Geo S Bowdoin et al trustees for the COMMERCIAL UNION ASSUR CO (Lim), of London, Eng. 56th st, Nos 342 and 344, s s, 225 e 9th av, 50x100.5. P M. Oct 19, due March 1, 1903, 4½%. Oct 19, 1901. 4:1046. gold, 85,000

Huston, Wm J to Antoinette B De Witt. Interior lot, 200 w 8th av and 78.11 n 143d st, runs n 21 x w 75.5 to e s Bradhurst av x s 21.1 x e 77.6 to beginning. Oct 22, 1901. 5,052

Hart, Frieda to Pincus Lowenfeld and William Prager. 4th st, Nos 374 to 378. Assigns 3 morts, each \$3,500. Oct 23, 1901. 10,500

Hassey, Anna C S to William Hassey. Broome st, s e cor Forsyth st, 25x87.6. Oct 18, 1901. 2,000

Humphrys, Geo J to Charlotte Mayer. 35th st, s s, 191.5 e Lexington av, 22.1x97.6. Oct 18, 1901. 500

Johnson, Geo F to Wm E McMann. Centre st, No 210. Oct 21, 1901. 500

Jacobs, Joseph and Jacob Katz to Abraham J Dworsky. 2-3 parts. All title. Cherry st, Nos 230 to 236; also Delancey st, s s, 33.4 w Cannon st, 35.5x75. Oct 24, 1901. omitted

Kipp, Mary to Charles Geyer. 1st av, e s, 94 n 8th st or St Marks pl, 20.2x60. Filed and discharged Oct 22, 1901. 2,500

Same to same. 1st av, e s, 94 n 8th st or St Marks pl, 20.2x60. Filed and discharged Oct 22, 1901. 2,000

Lese, Louis to Wm T Hookey. 120th st, s s, 175 e 1st av, 25x100.10. Oct 19, 1901. nom

Lawyers Mortgage Insurance Co to Charles Earle. 1st av, w s, 4 s 19th st, 23x80. Oct 21, 1901. 6,500

Lawyers Mortgage Insurance Co to Rector, &c, of the Church of the Ascension. Hamilton terrace, w s, 174 n 141st st, 16x100. Oct 23, 1901. 10,500

Lawyers Title Ins Co to Lawyers Mort Ins Co. Wadsworth av, w s, 75 s 178th st, 25x100. Oct 18, 1901. 3,000

Lawyers Title Insurance Co to The Bowery Savings Bank. 22d st, n s, 250 w 9th av, 25x98.9. Oct 22, 1901. 9,000

Levi, Joseph C as trustee to West Side Savings Bank. 6th av, Nos 110 and 112. Oct 22, 1901. 8,192

Levi, Joseph C as trustee to Sarah B McAdam. Church st, n e cor Lispenard st, 35x50. Oct 23, 1901. 4,000

Lockman, Jacob K and ano exrs Catherine W Bruce to Matilda W Bruce. Leonard st, Nos 166 1/2 and 168. Oct 23, 1901. nom

Lipman, Max to Charlotte Hastorf. 4th st, No 277 E. Oct 22, 1901. 6,097

Leonard, H Ward to Carolyn G Leonard. 114th st, No 606 W. Oct 24, 1901. 2,500

Lese, Louis to Wolf Silverman. 121st st, Nos 334 and 336 E. Oct 24, 1901. nom

Lowenfeld, Pincus and William Prager to The State Bank. 1st av, Nos 2159 and 2161. Oct 24, 1901. nom

Manhattan Island Corporation to American Mortgage Co. 52d st, s s, 180 e 5th av, 60x100.5. Oct 21, 1901. 31,445

Mitchell, Edward and David B Ogden trustees for Euphemia K Haight to The Lawyers Mortgage Insurance Co. Manhattan av, w s, 91.11 n 104th st, 18x50. Oct 22, 1901. 8,000

Murray, Wallace and Joseph, Jr, exrs Joseph Murray to Amelia Murray. 82d st, n s, 234 e 2d av, 16x102.2. Oct 22, 1901. nom

Otten, Peter to F W Weekes. 104th st, No 316 E. Oct 22, 1901. nom

Paulding, Gouverneur, II, to American Mortgage Co. 6-11 parts. 5th st, No 710. Oct 22, 1901. 15,000

Phelps, Chas H and David B Ogden trustees Mary A Coleman to The Lawyers Mortgage Insurance Co. 85th st, s s, 230 w 3d av, 25.7x102.2. Oct 22, 1901. 21,000

Powell, Wilson M to Thos S Willets. 113th st, No 28 W. Oct 22, 1901. 28,000

Same to same. 5th st, No 811. Oct 22, 1901. 24,000

Parkin, Wm W trustee Susan A Remsen to Isabella E K Burnham. 152d st, n s, 675 w 11th av, 25x99.11. Oct 21, 1901. 4,500

Philbrick, John A to Mariamne Rosenzweig. 4th st, Nos 374 to 380 East. Oct 23, 1901. nom

Riegelmann, Rosina to Mary Kipp. 1st av, e s, 94 n 8th st or St Marks pl, 20.2x60. Filed and discharged Oct 22, 1901. 2,500

Roberts, John J to Teresa C Reilly extrx James Reilly. West Broadway, Nos 350 to 354. Oct 22, 1901. 15,000

Rosenberg, Rachel to Lena Lewis. Cherry st, No 231. Oct 21, 1901. nom

Sherman, Wm W guardian Georgette W and Sybil K W Sherman to J Frederic Kernochan, John E Hoffman and Wm O Platt trustees under deed of trust. Lexington av, n e cor 30 h st, 21.11x100. Filed and discharged Oct 21, 1901. Oct 21, 1901. nom

Studt, Ferdinand G exr Henry V Burgy to Margaret Welche. 2d st, No 4. Oct 21, 1901. 9,000

Schellenberger, Amelia to Janet Wetzler. 117th st, No 320 W. Oct 22, 1901. 2,575

Somerville, Anna M to Adolph David, Brooklyn. 106th st, s s, 280 w Park av, 2 lots, each 25x100.11. Assigns 2 morts. Oct 23, 1901. nom

Steeves, John F to John A Philbrick. 4th st, Nos 374 to 380 E. Oct 23, 1901. nom

Schmidt, Julia extrx Anthony Schlumpf to Julia Schmidt. 129th st, s s, 80.6 w 6th av, old line, 20x99.11. Oct 18, 1901. 7,000

Scheider, Wilhelmine to Rose Lieber. 30th st, s s, 307.2 e 2d av, 21x98.9. Oct 24, 1901. 2,000

Smith, Parmilia D to City Trust, Safe Deposit and Surety Co of Philadelphia. Cherry st, No 61. Oct 24, 1901. nom

Spies, Henry H and Sarah B exrs John R Spies to Sarah B Spies' individ and legatee John R Spies. 124th st, s s, 406.6 w 1st av, 18x100.11. Oct 24, 1901. nom

Title Guarantee and Trust Co to Mary E Moffett. 105th st, No 321 West. Oct 24, 1901. 30,000

Title Guarantee and Trust Co to Moritz Joseph. Madison st, No 200. Oct 18, 1901. 16,000

Same to same. 48th st, Nos 133 and 135 West. Oct 18, 1901. 34,000

Same to New York Society for the Relief of Widows and Orphans of Medical Men. Broome st, No 580. Oct 18, 1901. 6,000

Same to same. 32d st, No 234 East. Oct 18, 1901. 5,000

Title Guarantee and Trust Co to The American Swedenborg Printing and Publishing Co. 86th st, Nos 332 to 336 West. Assigns. 3 morts, each \$18,000. Oct 21, 1901. 54,000

Title Guarantee and Trust Co to Agnes Clifford. 42d st, No 411 W. Oct 22, 1901. 6,000

Tuthill, Susan M to William Wicke. 30th st, Nos 342 and 344 W. Oct 24, 1901. nom

Wiesen, Elizabeth extrx Henry Wiesen to H Louise Smith. 23d st, n s, 20 w 10th av, 20x54. Oct 21, 1901. 1,500

Woods, Mary D to Chas B Hobbs. Madison av, No 935. Oct 21, 1901. 6,000

Young, Margaret to Rose M White. West Washington pl, Nos 68 and 70. Filed and discharged Oct 21, 1901. Oct 21, 1901. 3,000

BOROUGH OF BRONX.

Bennett, Chas W and Leila B Scrymser as exrs Oscar Coles to Leila B Scrymser. Eagle av, w s, 97.8 n Westchester av, 25x99.4x25.1x97.1. Oct 22, 1901. nom

Coudert, Frederic R guardian estates of Fausto and Elena de Rivas to Elena de Rivas. 1/2 part. 141st st, No 75 East. Oct 19, 1901. nom

Same to Paul Fuller and Frederic R Coudert, Jr. 1/2 part. 141st st, No 75 East. Oct 19, 1901. 3,500

de Rivas, Elena to Paul Fuller and Frederic R Coudert, as joint tenants. 1/2 part. 141st st, No 75 East. Oct 19, 1901. nom

Giles, Cath C to Annie L Mattison. Lot 62, map Wm O Giles property, Kingsbridge Heights. Oct 21, 1901. 500

Grannis, Mary L to Geo H Grannis. 138th st, No 896 E. Oct 24, 1901. 7,000

Keeler, Samuel admr Lewis H Bailey to Arvilla P Keeler. New Boston road, parcel begins at n w cor thereof on said road, runs w 91 to old Boston road and adj land of John Pugsley now Lounsbury —x—, 24th Ward. Oct 24, 1901. 4,000

Same to same. All title. Katonah av, old line, n w cor 238th st, 5 lots, each 20x100. Assigns 5 morts. Oct 24, 1901. nom

Same to same. All title. 238th st, n s, 100 w Katonah av, old line, 20x100. Oct 24, 1901. nom

Lawyers Mortgage Insurance Co to Laura D Beach. Taylor av, s e cor Columbia av, 30.6x75, except part taken for Prospect av. Oct 24, 1901. 3,000

Lawyers Title Ins Co to Lawyers Mort Ins Co. Cauldwell av, w s, 100.5 n 165th st, 25x147.10 to e s Boston road, x30x163.11. Oct 18, 1901. 4,500

Lyman, Lois H to Bowles Colgate. Forest av, w s, 239 s 166th st, 20x87.6. Oct 18, 1901. 4,591

Same to same. Prospect av, w s, 87.3 s 169th st, 25x151. Oct 18, 1901. 5,094

Lyman, Lois H, Laura C and Robt M exrs Thos C Lyman to Lois H Lyman. Forest av, w s, 239 s 166th st, 20x87.6. Oct 18, 1901. 4,526

Metropolitan Savings Bank to Emma Decker. Valentine av, e s, 200.2 s Clark st, runs e 333.7 x n e 202.7 to s s Clark st, x w 240 x s 100 x w 25 x n 25 x w 100 to e s Valentine av, x s 125.2 to beginning. Oct 21, 1901. 25,550

Milbank, Albert J and Henry R exrs Samuel W Milbank to Albert J Milbank trustee for Sophia M Young formerly Milbank, under will of Chas E Milbank. Prospect av, e s, 62.6 s 156th st, 2 lots, each 18.9x90. Assigns 2 morts, each \$5,000. Oct 21, 1901. 10,000

*Meyer, Geo A exr Agnes Arden to Geo A Meyer. Assigns 6 morts. Lots 6, 29, 105, 112, 258, 458 and 459 on mortgage map of the Arden property, Westchester. Oct 23, 1901. order of court

*Meyer, Henry von L to Geo A Meyer. Assigns 13 morts. Lots 22, 40, 48, 146, 148, 161, 186, 205, 219, 244, 247, 278, 434 and 435 on mortgage map of the Arden property, Westchester. Oct 23, 1901. nom

Nathan, Marcus to Albert Mamlock. Brook av, e s, 125 n 171st st, 25x100.11. Oct 18, 1901. 1,000

Phillips, Thomas to Peter Doelger. Southern Boulevard, w s, 225 n 187th st, 37.6x92.6x37x98. Oct 18, 1901. 2,250

Rogers, Anna N to Hannah M Stilwell. Webster av, w s, 106 n 168th st, 26x100. Oct 18, 1901. 11,065

Rosenberg, Daniel to Benj H Davis. Washington av, s e cor Wendover av, runs e 151.6 x s 123.3 x w 50 x n 50 x w 100 to Washington av x n 94.9 to beginning. Oct 18, 1901. nom

*Toepfer, Margaretha to Stephen Toepfer. Garden pl, s e s, lot 13 map of 17 lots in Village South Mt Vernon, 25x135.5x25.2x132.4. Oct 24, 1901. 375

Worthington, Eliza to James Cromie. Tinton av, e s, 208.6 s 166th st, 16.6x100. Oct 18, 1901. 600

Zobelt, Christine to John Townshend. Grove Hill pl, s s, 100 e Av C, runs s 50 x w 30 x s 25 x e 53.3 x n 75 x w 23.2 to beginning. Oct 24, 1901. 2,555

PROJECTED BUILDINGS.

The first name is that of the owner; ar't stands for architect; m'n for mason; c'r for carpenter, and b'r for builder. When character of roof is not mentioned, it is to be understood that the roof is to be of tin.

BOROUGH OF MANHATTAN.

SOUTH OF 14TH STREET.

1594—10th st, n s, 140 e Av D, 1-sty brk shed, 36.10x83; cost, \$2,500; W E Uptegrove & Bro, on premises; ar't, Chas J Perry, 723 Cauldwell av.

BETWEEN 14TH AND 59TH STREETS.

1589—5th av, s e cor 52d st, 10 and 18-sty brk hotel, 125.5x100; cost, \$2,000,000; Stewart H Chisholm, 35 Wall st; ar't, Wm C Hazlett, 1133 Broadway

1595—Madison av, n w cor 27th st, 11-sty brk hotel, 24.9x90; cost, \$145,000; Joseph Wolf, 128 Broadway; ar'ts, Chas Brenden & Co, 109 W 42d st.

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

1588—76th st, s s, 100 w Av A, 1-sty brk stable, 25x98.2; cost, \$3,800; Samuel Bauer, 46 Front st; ar't, Chas Stegmayer, 306 E 82d st.

1591—76th st, No 540 E, 3-sty brk club, 70x40, galvanized roof; cost, \$48,000; East Side House Settlement, President, Everet P Wheeler, 21 State st; ar'ts, Howell & Stokes, 47 Cedar st.

1596—75th st, Nos 5 and 7 E, two 4 and 5-sty and basement brk and stone dwellings, 18.9x75 and 27.2; total cost, \$200,000; Wm Halls Sons, 39 E 42d st; ar'ts, Welch, Smith & Provot, 11 E 42d st.

650—91st st, Nos 150 to 160 E, two 7-sty brk flats, 50x84.9; total cost, \$180,000; Chas Buckley, on premises; ar't, M Bernstein, 111 Broadway. (Corrects error in issue of April 13, 1901, as to location and number of buildings.)

NORTH OF 125TH STREET.

1593—Fort Washington av, w s, — s proposed 190th st, 1 1/2-sty frame stable, 37x50 and 21; cost, \$4,000; Ernest Grund, 445 Broome st; ar't, F H Vreeland, Jr, Montclair, N J.

BOROUGH OF BRONX.

1581—Hull av, s e s, 407.4 n e 205th st, 2 1/2-sty frame dwelling, 20x32.6; cost, \$3,000; Wm H Perry, 723 Cauldwell av; ar't, C J Perry, 723 Cauldwell av.

1582—Hughes av, w s, 125 and 175 s 183d st, two 2-sty frame dwellings, 21.6x53.6; total cost, \$9,000; F Tesoro, 2128 Hughes av; ar't, Chas S Clark, 709 E 177th st.

1583—Jefferson st, e s, 350 n Morris Park av, 2-sty frame dwelling, slate roof; cost, \$2,500; Abraham B and David B Levy, 231 Broadway; ar't, B Ebeling, St Lawrence av, Van Nest.

BILLS OF SALE.

Alperowitz, B & R. 2199 1st av..L Diamond. Grocery Fixtures. 500
Baumann, Hy. 819 9th av..Christine Bau- mann. Stock, Fixtures, &c. 300
Bernhardi, Wm W L. 75 East End av..Frances Von Bernhardi. Saloon. 50
Bolotovsky, Meyer. 1 Pitt (storage)..Gussie Bolotovsky. Machines. 300
Braun, F. 135 Liberty..Sartorie & Ferrari. Restaurant. 330
Brady, H J. 1531 Broadway...I Mastin. Cigar Fixtures. 800
Caan, J H. 1991 Lexington av..S F Schwartz. Drug Fixtures. 1,600
Cohen, J. 65 Jefferson..C Duest. Butcher Fixtures. 150
Colonial By. 252 Fulton..A Lobermann. Sa- loon. 300
Dingelman, J. 149 Manhattan av..M Croner. Furniture. 1
Fleischer, J. 118 Park row..W Schmidt. Res- taurant. 300
Governale, P. 508 E 13th..F D'Amico. Gro- cery Fixtures. 1,000
Hep, S & Co. 202 E 102d..A Skeflowitz. Pants Fixtures, &c. 1,600
Heupel, A. 9 and 11 Thames..M Scott. Res- taurant. 1,500
Heitmann, Hy. 2114 Bdway..Fred H Heit- mann. Grocery Fixtures. 100
Horton, T H..J J Gilligan. Office Fixtures. 1
Haeussler, Wm. 813 Columbus av..A Wessels. Bakery Fixtures. 2,500
Kalb, Franz. 517 E 5th..Frank Kalb. Gro- cery Fixtures. 1
Kerrigan, F J..Christie & See. Truck. 1
Krantz, H..M A Rapaport. Stock, &c. 300
Lattimore & Freeman. 2247 7th av..Anna B Freeman. Grocery Fixtures. 100
Lakner, H..Consol Buckle & Metal Goods Co. Stock, Fixtures, &c. 500
MacArthur, John. 326 W 125th..Venie Mac- Arthur. Stock, Fixtures, &c. 1
Manheimer & Hoeninghausen. 156 West..Union Molasses Co. Stock, Fixtures, &c. 1
Meyer, S M. 46 Little W 12th..Hanser & Na- chumsohn. Horses, Trucks, &c. 425
Machatusky, J. 134 Norfolk..N Rosenstock. Livery Fixtures. 1
Miceli, P. 434 E 11th..G Guarino. Saloon. 75
Michalisky, L..S Perelman, Syphons, &c. 1,866
Nuzzy, A. 1480 Madison av..J Seley. Drug Fixtures. 1
Ottomanelli, V. 240 1st av..D Spano. Coal and Wood. 250
Oltarsh & Rabinovitz. 264 E Bdway..S Oltarsh. Stock, Fixtures, &c. 1
Pfoh, Wm. Unionport..Barbara Pfoh. Bakery Fixtures. 200
Roggiero, A. 156 Lenox av..R Coppoler. Fruits, Horse, &c. 350
Renzulli, L. 227 7th av..L Friscia. Barber Fixtures. 1,138
Rosenfeld, Wm. 216 Amsterdam av..Ida Rosen- feld. Grocery Fixtures. 1
Rothenberg, Jacob. 89 Walker st..Sadie Roth- enberg. Stock, Fixtures, &c. 100
Steinbach, E. 1464 3d av..I Mayers. Cigar Fixtures. 400
Swartz, Hy. 584 10th av..S W Kohn. Shoe Store, Stock, &c. 900
Salomon, C. 47 W 125th..M Stadler. Cigar Fixtures. 150
Sassi, R. 121 W Houston..Globe Security Co. Furniture. 200
Schauz, John. 1194 E 140th..Franziaka Schauz. Saloon. 250
Seelig, F J. 32 Suffolk..I Ludenberg. Livery Fixtures. 500

Somers & Co. 7 Pine..O T Sullivan. Restau- rant, &c. 2,500
Terwilliger, Eliz B..Pauza & Barro. Restau- rant. 2,000
Trondle, Wm. 914 9th av..M Schwartz. Bar- ber Fixtures. 550
Tozzo, A..F Lasaponara. Horse, &c. 100
Wasserberg, Jacob. 2089 3d av..Martel Was- serberg. Delicatessen Fixtures. 1
Wagenseil, Chas. 2762 Bdway..J Krauss. Bak- ery Fixtures. 800
White, W B. 20 Broad..M Lessing. Drug Fixtures. 1,500
Weingarten, M. 214 E 3d..A Payes. Stock. 200
ASSIGNMENTS OF CHATTEL MORTGAGES.
Dawly, T R to F C Goppoldt. (H A Muller, Dec 10, 1900.) 1
Eich, A M to Kingan Provision Co. (C Riecker, June 29, 1901.) 1
Oltarsh, Morris to Siah Oltarsh. (J Rabinowitz, Jan 29, 1900.) 1
Silberman & Faerber to P Mahl. (Zuckerman & Weitz, Oct 5, 1901.) 100
Same to same. (E Osserman, May 28, 1901.) 170
White, W B to B L Davis. (M Lessing, Oct 18, 1901.) 1

Westchester County Conveyances.

Oct. 16 to 22—Inclusive.
EASTCHESTER.
Hord, Wm B to New York Inter-Urban Water Co. Property N Y Suburban Water Co, real, personal and mixed. \$1
MAMARONECK.
Euler, Fredk to Maria M Martin. Beach av, e s, 166.4 n Magnolia av, 100x100. 1
Herdt, Fletcher to Effie I Meighan. Lot 3 block 6 map Heathcote Hill Tract. 1
Hopkins, Eustis L to Eliz S Hopkins. Beach av, e s, 100 n Walnut av, 227x98.9x50x98.9x80.9x 99.6x100x100x227. 1
Lee, Robert to The New Rochelle Coal & Lum- ber Co. Lots 331 and 334 map L I Sound L & I Co. 1
Meighan, Effie I to Eliz Herdt. Lot 1 block 6 map Heathcote Hill Tract. 1
Swanton, Margaret C to Pietro Caputo. White Plains rd, s w cor Washington st, 100x250. 1
The Larchmont Manor Co to Chas H Murray. Larchmont av, w s, part lot 12 block 18, grantor's map, 25x130. 362.70
MOUNT VERNON.
Burton, Isabella M, Assignee of to Minnie L K Salinger. Rich av, w s, 400 s Primrose av, 50x110. 5,175
Chambers, Elizabeth et al, F W Clark, ref, to John Bussing, Jr. Lots 31 and 32, map Dunham Park. 1,500
Forster, Fredk P to Chas A Tier. Lots 379 to 382 and part lots 279, 280 and 281 map Ches- ter Hill property grantor et al. 1
Hord, Wm B to New York Inter-Urban Water Co. Property N Y Suburban Water Co, real, personal and mixed. 1
Jenks, Albert S and ano to Louis Kernstock. 6th av, w s, lot 310 map Central Mt Vernon, 50x100. 1
NEW ROCHELLE.
Bumpus, Hermon C to Levy E Bumpus. Lots 1 and 2, block H, map Rochelle Park. 1
Ensinger, Cath to Mary Farley. 5th av, n s, 100 e Worth st, 30x133. 2,300
Flanagan, Jane to Patk Flanagan. Drakes lane, e s, lot 19 map property Maria Dusenberry. 1

Hord, Wm B to New York Inter-Urban Water Co. Property N Y Suburban Water Co., real, personal and mixed. 1
Hyde, Howard J to Florence Hyde and ano. Harrison st, w s, 38x132. 800
Kealy, Jane and ano to Joseph Krause and wife. River st, s e cor Oak st, 40x138x57x118. 3,000
Lambden, Martha L to Wm Carey. Winthrop av, n s, 350 w Brook st, 50x184. 400
Langford, John to Agnes E Quish. John st, n s, 414.6 e Weyman av, 30x145. 500
Lykke, Christian to Wm J H Yule. Bay View av, n w cor Echo av, 40x100. 1
Mahlstedt, Albert to Geo F Weyell et al. Morris st, s s, lot 21 map property grantor. 1,000
Moulton, Eliza and ano to St Lucas Church. Union av, n s, 10 e Division st, 93.3x—. 1
Reiber, Jacob to Jacob Fels. Horton av, n s, lot 61 map property E C Roosevelt. 400
Sharp, James L to Ella A Embury. Liberty av, s w cor Chestnut lane, 70x148. 1
The Standard Impt Co to Joseph Bogner. Lock- wood av, n s, 32.9 w Madeleine av, 25x100. 160
Train, Fredk L to Michael J Dillon. Main st, s s, adj Rumsey Estate, 84x164x78x191. 1
Van Dusen, Fredk to Marianna Schaub. Union av, n s, 368 e Pelhamville rd, 250x525. 6,000
Youngs, Amanda E to Francis M Weeks. Church st, n w cor Clinton pl, 37.6x301x304. 1
PELHAM.
Crumbie, Geo B to Pelham Heights Co. Lot 112 block 16 map Pelham Heights. 1
Hord, Wm B to New York Inter-Urban Water Co. Property N Y Suburban Water Co, real, personal and mixed. 1
Pelham Heights Co to Martha D Searles. Lot 112 block 16 map Pelham Heights. 750
Same to Albert R Searles. Lots 100, 102, 104 and 302 block 16, same map. 3,000
YONKERS.
Brennan, John F to Herman Wolf. Walnut st, w s, 175 n Oliver av, 25x105. 950
Benedict, Albert C to Anna F Kempton. Chest- nut st, s s, 75 w Victor st, 75x100. 2,400
Cleveland, Cyrus exr of, to John Buchanan and wife. Garnet st, w s, 303.3 s Elm st, 25x94. 900
Ccates, Alma W to Joseph Bukocoy. Prescott st, w s, lots 233, 234, and 235 map Estate Reu- ben Hubbard. 1
Douglas, Chas J to Zelia E Houben. Woodworth av, e s, 125 n Gold st, 50x100. 1
Hunt, Amanda C to Marie H Baker. N Broad- way, s e cor Morsemere av, 50x135. 1
Kingsbury, Arthur W to Mary C Kingsbury. Linden st, e s, 100 s Chestnut st, 25x100. 1
Lawson, Christina et al to Julia Harriman. Park av, w s, 125x158. 1
Lawrence, Jas V to Isabelle O Lawrence. Nep- perhan av, e s, 173 s Tompkins, 75x154. 1
Marsland, Thos E to Fanny H Schiff. Lots 230 and 231 map Elinor Place. 1
Otis Electric Co to Otis Elevator Co. Bashford st, s e cor Wells Ave, 121.6x100. 1
Potter, Oswald, W to Mary F Richards. Wind- sor terrace, w s, 95 n Arthur st, 40.6x100. 1
Paris, Robert S et al L W Emerson, ref, to Chas M Connolly, trustee of. Palisade av, e s, 525.6 n Shonnard pl, 50x250. 6,000
Robertson, John T to John W Scanlon. Ship- man av, n s, 73.6 w Kimberley av, 50x100. 1
Saunders, Alex and ano to D Saunder's Sons. Atherton st, w s, 100 n Wells av, 177x128x—x 196. 1
Schiff, Mackenzie et al, L W Emerson, ref, to Chas M Connolly, trustee of. Elinor pl, s s, 353.4 w Van Sice av, 35x105. 5,000
Wood, Jennie M to Edward Miller. Lot 5 map Dudley pl. 1
Young, Percy B to Thos E Marsland. Lots 230 and 231 map Elinor pl. 1

Questions and Answers.

UNION RAILWAY ON CENTRAL BRIDGE.

To the Editor of THE RECORD AND GUIDE:

I have been unable to find any account of the granting to the Union Railway the right to cross Central Bridge in the last two numbers of the Record and Guide.

Answer.—You will find it mentioned in the issue of Oct. 12th, page 455. The Assembly have asked the Board of Estimate to fix the value of the franchise, presumably as a preliminary to taking final action.—Editor, Record and Guide.

COMMISSION.

To the Editor of THE RECORD AND GUIDE:

To settle a controversy, will you kindly decide the following in your next issue: A is agent for an apartment house owned by B. B terminates A's agency as soon as he has rendered his August account, and without any previous notice. (1) A claims that he is entitled to his agency commission on the rent paid direct to owner by one tenant (tenant doing so on account of the dispute with A), for several months past. (2) A also claims the usual commission as a broker for renting an apartment last spring less what he has charged as agent, from month to month, for collecting this tenant's rent. B claims he should have charged from month to month on rent paid direct to owner, otherwise he has waived it, and as agent he is not entitled to charge any commission as a broker, for renting apartments. Which is right?

Answer.—If A had charge of the house and did not merely collect rent, it would appear that he is entitled to commission on rent paid directly to owner. (2) If A agreed to rent and collect for a certain stated commission, as is the custom, it is doubtful if he could go back and claim commission for renting because his agreement was terminated, especially if settlements were made under the agreement from time to time prior to its cancella- tion.—Editor, Record and Guide.

AGENT'S COMMISSION

To the Editor of THE RECORD AND GUIDE:

Will you kindly decide the following question, which has arisen between these two parties: Owner, A, has two houses which he wishes to rent. B, who is the broker, had noticed several signs on these houses for a long time, but they did not seem to rent. A came to see B, after a time, and agreed to let B put sign on these houses "For Rent," and B did so. Pure luck or plenty of hustle, B had the good fortune to rent both of the houses one after the other, I think, inside of a month after B's sign was put up. This was some four years ago. A paid the brokerage for renting the houses, 2 1/2 per cent., and allowed B to collect the rents at the regular commission of 2 1/2 per cent. for a time, and then threatened to take them away unless B would do the collecting, and taking charge for 2 per cent., which B consented to do. One of the tenants is still on the property; the other tenant left something over a year ago. The house has stood vacant since. A again allowed several brokers to put signs on the house in question, but the house did not seem to rent, and it stood vacant until this fall, when B succeeded in getting a tenant again, and charged the regular commission of 2 1/2 per cent. for getting said tenant. The question is, is not B entitled to this commission? A says not, but B thinks he is en- titled to same, and retained the amount, 2 1/2 per cent., on a year's lease, and sent A a check for the balance. Answer this, who is right, A or B?

Answer.—B.—Law Editor.

THE BUILDING LAWS OF GREATER NEW YORK.

Cloth\$3.00
NEW TENEMENT HOUSE LAW. Paper..... 1.00
THE TWO TOGETHER..... 3.50

These important works are edited by William J. Fryer, with headings and complete cross-reference index, etc. Regulations applying to NOW EXISTING TENEMENT HOUSES, as well as all others, carefully indexed. They are an absolute necessity to every Architect, Builder, Engineer, Real Estate Owner, Oper- ator and Broker. Published by the Record and Guide, 14 and 16 Vesey St., N. Y. City.

Sumpter st, s s, 150 w Ralph av, 25x96.10x25.2x100. Oscar and August Gundlach, exrs will Charles Gundlach to Ernest B Wintersmith. 2,000

Same property. Ernest B Wintersmith, N Y to N Y Bldg Loan Banking Co. Mort \$1,000. nom

Tehama st, n s, 150 w Chester av, 50x100. John H Gass to Wm L and Ulysses Brown firm Brown Bros. B & S. nom

Tehama st, n s, 150 w Chester av, 50x100. Augusta and August E Fillbrandt to John H Gass. 1,500

Tillary st, n s, 164.9 w Hudson av, 20x62.5x25.2x78. Thomas H Northridge to Carrie S. Northridge. Q C. nom

Turner pl, s s, 169.7 e Coney Island av, 50x120. Joseph M Courter to Wm A Hatfield. Mort \$400. nom

Van Brunt st, w s, 50 s Beard st, 25x90. Partition. Wm O Miles to Jennie Shea. 3,150

Withers st, n s, 125 e Union av, 25x28.3x57.7x44.5, h & l. Antonio Pallotta to Domenico Donza and wife. Morts \$1,100. 1,700

Willow st, s w cor Poplar st, 24.9x101, h & l. Annie F Kiersted to Jennie Dangler. Mort \$34,500. exch

Same property. Jennie Dangler to Sarah E wife of Wm H Mehaffey, Bloomfield, N J. Morts \$34,500. exch

Woodbine st, s e s, 425 n e Bushwick av, 25x100, h & l. Ida M Van Tassel and Marie R Willett, Cedarhurst, L I, to John and William Spicer. nom

1st pl, s s, 78 e Henry st, 15.6x133.5. Hayne Davidge to Frank Davidge. Mort \$5,000. 7,500

West 1st st, e s, 265 s West av, 100x100, h & l. Herman W Schmitz to Egta S Bader. 6,400

2d st, s e cor Smith st, 27.9x75x21x75.4. Theo S Jenkins to Mathilda S Charleston. Mort \$6,750. exch

3d st, n e s, 97.10 s e 7th av, 20x95. Henry H Armstead to Charles Feltman. 10,500

East 3d st, w s, 265 s Av H, 22.4x100.3x28.11x100, h & l. Frank M Woods to John A Bennet. nom

4th st, s s, 213.6 e Smith st, 22x100. Chas B Schellenberg to Levi Blumenau. nom

East 4th st, w s, 320 n Av D, 60x100. Release mort. William Ulltzen to Ida F Moore and Alede C Myers. 700

South 5th st, n s, 80.8 w Marcy av, 20.8x90, h & l. Emil L and David Mayer, exrs and trustees will Ida Mayer to Emil L and Belle Mayer. nom

East 5th st, w s, 340 s Ditmas av, 120x100. Gustave Stromgren, Kearney, N J, to Thekla J L Carlsson, same place. 1,500

Same property. Abel Seth Carlsson to Gustave Stromgren. 1,500

North 6th st, n e s, 125 n w Wythe av, 25x100. Philip and Henry, Laubenheimer, Annie Fitzgerald and Amelia Helmholtz to John Timke. nom

West 6th st, e s, 140 n Av U, 40x120. Walter Jones to Dorothea Petersen. nom

East 7th st, e s, 249 s Av D, 31x120.6. William and Julius Manager, N Y, to Richard P Sherlock. nom

East 7th st, e s, 209 s Av D, 40x120.6. Same to Martha Cooney. nom

East 9th st, w s, 180 s Av P, 120x186.5x120x184. nom

East 10th st, w s, 280 s Av P, 40x100. Release mort. Henry W and Clarence K Slocum and Florence S Kingsbury to New York City Homes Co. 2,150

East 7th st, e s, 100 s Av Z, 40x100. Franklin Society for Home Building and Savings to Leo Myers. nom

East 8th st, e s, 180 n Av D, 20x100. Alex C Muir to Geo W Fleming. Mort \$1,750. 2,500

East 8th st, w s, 470 n Beverly road, 30x120.6. Frederick Wargren to John A Johnson. Mort \$350. nom

West 8th st, w s, 100 n Av U, 40x100. Susan W Nichols et al exrs Effingham H Nichols to Leopold Salamon, N Y. 200

West 8th st, w s, 140 n Av U, runs w to land estate E H Nichols x s e to West 8th st x n 22.10. Jere Johnson, Jr, Co, to Leopold Salamon. 50

9th st, s w s, 296.4 s e 5th av, 17.10x80. Geo W R Matteson and ano exrs Jchn N Brown to Chas E Stacy. 7,000

9th st, s s, 332.1 e 5th av, 17.10x80, h & l. Susan E Pollard, Worcester, Mass, to Frances M Brud. Mort \$8,500. nom

East 9th st, w s, 100 s Av T, 60x100. Harbor and Suburban Bldg and Savings Assoc to Fredk H Dressel. nom

East 9th st, w s, 300 n Ditmas av, 40x100. Emma M Pise to Gertrude Smith. Mort \$3,294. nom

West 9th st, n s, 319.6 w Court st, 19.5x100. James H Pigot and ano exrs Michael Kelly, Eliz K Carroll, Wm H, Annie and Michl P Kelly heirs Michael Kelly to Daniel R Kelly. nom

11th st, s s, 212.11 w 4th av, 17.4x100. Eliza Rogers to Margt M Irwin. Mort \$3,000. nom

North 11th st, s w s, extends from Driggs av and Roebling st, 400x100. Margt C Billard, Philadelphia, Pa, William Whitnum, Amy Little, Fredk M and Marco F Whitnum and Thomas Morcott and Lottie and Wm S Tooker to Brooklyn Transportation Co, Ltd. 31,000

Same property. Release dower. Letitia Whitnum widow to same. 200

12th st, s w s, 197.10 s e 6th av, 25x100, h & l. Mary A Varley to Ellenna B Andrews. Mort \$2,100. nom

East 12th st, w s, 190.7 s Av T, 40.1x100.4. Harbor and Suburban Bldg and Savings Assoc to Marjory McKinley. 624

East 12th st, w s, 230.5 s Av T, 20x100.4. Harbor and Suburban Bldg and Savings Assoc to Annie Tilson. 312

East 12th st, w s, 260 n Av I, 40x100. Albert A Hovell to Magdalen Newcome, N Y. nom

13th st, s w s, 237.10 n w Procepect Park West, 20x100. Margt M Foote to Lina Hergenahhn. Mort \$4,000. nom

East 13th st, w s, 220 s Av U, 40x100. Harbor and Suburban Bldg and Savings Assoc to Anna M Wheeler. 300

14th st, s s, 372.10 e 4th av, 16.8x100, h & l. Release mort. Geo P and Enoch Jacobs firm Geo P Jacobs & Co to Thos M De Laney. 1,905

Same property. Thos M De Laney to Frederick Alffermann. Mort \$2,000. nom

14th st, n s, 123.10 e 8th av, 18 6x100. Bernhard Trosky to Samuel N Berlin. 1/2 part. Mort \$2,000. nom

East 14th st, w s, 100 s Av K, 100x100. Wm H Moore to Christina E Johnson. exch

Same property. Christina E and George Johnson to Cord Meyer Co. nom

East 14th st, e s, 350 s Beverly road, 50x100, h & l. Martha Figge to John R Percival. nom

East 14th st, w s, 360 s Av N, 20x100. John H Stover, Waltham, Mass, to Charlotte Grimes. nom

16th st, n s, 97.10 e 9th av, 28.6x95, h & l. Saml B Hornidge to John Rconey. Mort \$6,000. nom

East 16th st, w s, 235.2 s Av C, 40x75. hs & ls. James W G Lockard and C Mascn Blake firm Lockard & Blake to Ella R Lockard. Morts \$4,500. nom

17th st, s s, 56.3 w 7th av, 18.9x70. Henry B Davemann to Peter J and Margareta Knoll. 2,000

East 17th st, e s, 185 n Av U, 40x100. nom

East 17th st, e s, 340 n Av U, 40x100. nom

East 15th st, w s, 265 s Av T, 80x100. Harbor and Suburban Bldg and Savings Assoc to Fredk H Dressel, N Y. nom

East 17th st, w s, 290 n Church av, 50x100, h & l. John C Sawkins to Wm S Macdonald. 9,200

18th st, s w cor 8th av, 18x72.3. J Percival Hunting, Nutley, N J, to Michael J Tierney. All liens. 1,521

East 18th st, w s, 167.5 n Church lane, 40x100. David S Yeoman, Monticello, N Y, to Thomas Boyle. 825

East 19th st, e s, 100 s Av U, 20x77.2x21.3x69.10. Wm D Cook to John Chitty. 200

Same property. Lester A Roberts to Wm D Cook. 150

20th st, s w s, 175 s e 4th av, 25x100. Napoleon Schneider to Clemens and Anna M Ernst tenants by entirety. nom

East 21st st, e s, 194 s Albenmarle road, runs e to land grantee x s w to East 21st st x n — to beginning. Frank C Kchart to Fredk W Holmes. exch

Bay 22d st, s e s 212.8 n e, Bath av, 35x85.6. Reuben M Raymond to Mary Woods. Mort \$2,250. 4,000

East 23d st, e s, 140 n Av Q, 40x100. Equity Land & Development Co to James and Mary Wales, Morristown, N J. nom

East 23d st, w s, 160 s Av O, 20x100. Peter Gallagher to Isabelle Platt. nom

East 28th st, w s, 620 n Av F, 106.3x102.11x98.3x102.6. Elmer E Whittaker to Wm A Brown. nom

32d st, s s, 166.8 w 5th av, 16.8x100.2. Release mort. John Bullwinkle to Simon Johnson. nom

Same property. Oginus Royen to same. nom

East 32d st, e s, 100 s Av F, 102.6x100. Release mort. Jam s H Travis to Edwd R Strong. 2,000

35th st, s w s, 200 s e 3d av, 20x100.2, h & l. Harry C Roberts to Antonio Spinello. 1,500

East 37th st, e s, 280 s Av C, 20x100. Ernest Brolles, N Y, to Louis T Schroeter. nom

East 38th st, e s, 257.6 n Av I, 40x100. Germania Real Estate & Improvement Co to Joseph Engesser and August Arnold. nom

40th st, n e s, 360 n w 12th av, 20x95.2. Annie C Raymond to John E and Gussie P Peterson. Mort \$2,000. 1,000

Same property. Cath L Caul to Annie C Raymond. nom

40th st, n e s, 220 s e 10th av, 20x95.2, h & l. Fannie S Carner to Geo H Cassell. Mort \$2,000. nom

East 40th st, e s, 300 n Grant st, 20x115.6x20x115.3. Release mort. John Reis and Henry B Davenport to Alice J Dentz nee Pierson. consid omitted

East 40th st, e s, 157.6 s Av H, 40x100. Germania Real Estate and Impt Co to Janet G Pattison. nom

42d st, e s, 100 s 12th av, 50x100. Sarah F Sargent to James M Jagger, Southampton, N Y. 650

42d st, s e cor 2d av, 16.11x100.2, h & l. Charles Randel to Meyer and Abraham Silverstone. nom

42d st, s e cor 3d av, 16.11x100.2. Release mort. Mary R Randell to Charles Randel. nom

42d st, s w s, 230.8 n w Fort Hamilton av, runs s w 100 x n w 50 x s w 0.2 x n w 25 x n e 100.2 to 42d st x s e 75. Mary A Church to Katie Shannon. Mort \$2,500. nom

42d st, n e s, 350 n w 12th av, 25x100. Smith Bellows to Wm S Bellows. 200

East 42d st, w s, 357.6 n Av J, 40x100. Germania Real Estate and Impt Co to Albert Davison. nom

East 42d st, w s, 277.6 n Av J, 20x100. Foreclos. William Walton to Germania Real Estate and Impt Co. 1,500

43d st, n s, 380 w 8th av, 20x100.2. Party wall agreement. Finnish-American Building Co to Ira O Miller. nom

43d st, n s, 310 e 16th av, 35x100.2, h & l. Christopher C Firth to W Oscar Firth. Morts \$2,500. nom

East 43d st, e s, 260 s Ditmas av, 20x100. Germania Real Estate and Impt Co to Pasquale S Pezullo, N Y. nom

East 43d st, w s, 157.6 s Av D, 20x100. Germania Real Estate and Impt Co to Emma Behringer. nom

44th st, n e s, 300 s e 3d av, 100.2x100. Victor J Allen, Akron, Ohio, to Wm A Palmer, same place. 1/2 part. 2,000

45th st, n s, 247.11 w 3d av, 17.7x100.2. Charles Hamilton to Mandius Olsen. Mort \$2,000. nom

47th st, n s, 400 e 6th av, runs w 191 x n e 126.2 x s e 187.6 x s 143.4. nom

47th st, s s, 207.6 e 6th av, 192.6x100.2x195.3x100.2. nom

52d st, n s, 100 e 5th av, 160x100.2. Release judgment. Annie M Palmer to Wm F Kay. nom

48th st, s s, 340 w 5th av, 20x100.2. Christina Schulze to Eliz W McBride. nom

48th st, n e s, 340 s e 15th av, 40x100.2, h & l. Wilhelm J Gluckert to Joseph B Carse. 1/2 part. Sub to morts. nom

50th st, s s, 200 e 8th av, 40x100.2. George Brounce, N Y to John F Denihan. nom

51st st, s w s, 80 n w 8th av, 20x100.2, h & l. Joseph J Hynes to John S Wallace. nom

51st st, s s, 100 e 5th av, 20x100, h & l. Wilkins K Putnam to Agnes Small. Sub to life interest Jane Wood. nom

51st st, s s, 100 e 5th av, 20x100. Release mort. Vermont Marble Co, Proctor, Vt, to Wilkins K Putnam. nom

East 53d st, e s, 220 n Grant st, 40x100. Arthur Lyman, Waltham, Mass, to Lars J Pettersen. nom

East 54th st, e s, 260 s Vernon av, 20x100. Arthur Lyman, Waltham, Mass, to William H Seibert, N Y. nom

54th st, s w s, 290 s e 5th av, 20x100.2, h & l. John Beet to Eagle Savings and Loan Co. Morts \$4,650. nom

55th st, s s, 240 w 5th av, 20x100.2. John H Hanley to Edward Pagel. Mort \$4,000. nom

55th st, n e s, 280 n w 17th av, 40x36.9x40x38.2. People State N Y to Ann McNally. Letters patent. nom

56th st, s w s, 140 n w 15th av, 10x100.2. Release mort. Title Guarantee and Trust Co to Borough Park Co. 100

57th st, s s, 360 e 5th av, 20x100.2, h & l. Foreclos. William Walton to Clinton D Burdeck exr Bernard Cruse. 1,500

58th st, n e s, 150 n w 15th av, 50x100.2. Abel F Stubbs, South Ovington, Me, to Edward Johnson. nom

58th st, n e s, 200 n w 15th av, 100x100.2. David R Sanford to Edward Johnson. nom

58th st, n e s, 120 s e 15th av, 40x100.2. nom

59th st, n e s, 140 s e 14th av, 40x100.2. nom

15th av, s e s, 40.2 n e 59th st, runs s e 100 x s w 40.2 to 59th st, x s e 40 x n e 200.4 to 58th st, x n w 100 to 15th av, x s w 40 x s e 100 x s w 20 x n w 100 x s w 40. nom

59th st, s cor 14th av, 40x100.2. nom

59th st, s w s, 80 s e 14th av, 40x100.2. nom

HARRY ALEXANDER Electrical Engineer and Contractor

Telephone, 3767 38th

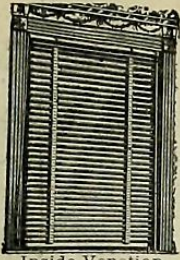
Astor Court Building, West 33d and 34th Streets, near Fifth Avenue

59th st, s cor 15th av, runs s e 140 x s w 100.2 x n w 140 to 15th av, x n e 40 x s e 100 x n e 20 x n w 100 to av, x n e 40.2.
 59th st, s w s, 180 s e 15th av, 42.3x100.2x44.10x100.2.
 58th st, s w s, 180 s e 15th av, 35.7x200.4 to 59th st, x 40.9x200.4. Borough Park Co to Edward Johnson. nom
 58th st, n e s, 180 s e 15th av, 31.1x—x—x100.2. Edward Johnson to Geo F Cook. nom
 59th st, s w s, 300 n w 17th av, 40x100.2, h & l. John A Pfalzgraf to James W G Lockard and C Mason Blake firm Lockard & Blake. Mort \$5,190. nom
 59th st, n e s, 160 n w 16th av, 20x100.2 Michl Murphy and Michl O'Donnell to Ann McNally. 25
 60th st, s s, 400 e 13th av, 20x100. Napoleone Maletto, N Y, to Domenico Maletto. 400
 66th st, s s, 100 e 13th av, 40x100. Foreclos. William Walton to Clinton D Burdick exr Bernard Cruse. 200
 72d st, s w s, 320 n w 21st av, 40x152.3x40.2x148.7. Paul Dickey to Christopher A Gortner. Morts \$2,750. nom
 72d st, n s, 570 w 15th av, 40x100, h & l. Margt M Irwin to Eliza Rogers. Mort \$2,542. nom
 74th st, n e s, 350 n w 3d av, 60x100. Cara A Larson to Archibold F McLiesh. Mort \$3,500. nom
 96th st, n s, 99.2 e Shore road, 25x100. Annie L Peterson to Annie C Lindeman. nom
 Av C, s w cor East 23d st, 50x100. Adrian J Vanderveer to Joseph S Halstead. nom
 Av D, s e cor East 7th st, 30x100. Harry S Blakeman to Hattie W Hughes. All liens. nom
 Av D, n w cor East 18th st, 65.6x103.6x60x77.3. Bowen L Diefendorf to Virginia L Egbert. 2,400
 Av E, n s, 60 e Troy av, runs e 69.2 x s — x w 69.8 n 100. Sophie Marx widow to Marion V Fawcett. Mort \$400. nom
 Av I, n s, 80 w East 14th st, 40x100. John H Stover to William Riach. nom
 Av J, s w cor East 38th st, 100x100. Germania Real Estate and Impt Co to August E Keller. nom
 Av J, s s, 80 e East 40th st, 20x100. Germania Real Estate and Impt Co to William McLean. nom
 Av N, s s, 40 w East 16th st, 35x100. John H Stover, Waltham, Mass. to Sylvester Cramer. nom
 Av O, n w cor East 48th st, 100x97.6. Joseph Wolfson to Oscar M Lakin. nom
 Av T, n e cor East 19th st, 100x120. Mirabeau L Towns to Isabella M Frank, Chicago, Ill. 3,500
 Av U, n s, 60 w West 12th st, 20x100. Susan W Nichols et al, exrs Effingham H Nichols to Frank Mangearacina. 500
 Albany av, e s, 557.6 n Av I, 20x100. Germania Real Estate and Impt Co to Owen McQuirk, N Y. nom
 Atlantic av, n s, 100.2 e Troy av, 17x99. The Consolidated Realty Co to Mary McCarthy. Mort \$1,500. 1,975
 Atlantic av, n s, 350.6 e Troy av, 16.8x99, h & l. James H McDonald, Jr, to Wm B Robinson. 2,075
 Atlantic av, s s, 50 w Ralph av, runs w 300 x s 38.5 x w 177.9 x s 30.1x e 303.8 x e 174.9 x n 67.11. Wm J Nicklas, N Y, to Edwin A Bradley and Geo C Currier. nom
 Bay Ridge av, n e s, 100 s 20th av, 40x100. Marie L Van Houten to Wm A Hatfield. Mort \$248. nom
 Belmont av, n s, 100 w Stone av, 50x100, h & l. Abraham Koplowitz to Josephine Koplowitz. All liens. nom
 Blake av, s s, extends from New Jersey av to Vermont st, 200x140. Release mort. David Hopkins to Claus Doscher. 4,200
 Blake av, s s, 107 w Sackman st, 17x100. Abraham Berson to Dinah Plotkin. Mort \$1,225. exch
 Blake av, n s, 50 w Sackman st, 50x100, h & l. Tillie wife Samuel Katz to David Toback. Q C. nom
 Same property. David Toback to Mary Dubroff. Morts \$6,700. 8,200
 Brooklyn av, e s, 137.6 n Av J, 60x100. Geo N McEvoy to Esther and Rebecca Baiz. Mort \$4,000. nom
 Brooklyn av, e s, 220 s Av C, 20x100. Germania Real Estate and Impt Co to Joseph Shrader. nom
 Bushwick av, n e s, 150 n w DeKalb av, 25x105x25x—.
 Plot begins on shore Jamaica Bay at high water mark adjoining lands sold to Harvey, runs n 264 x w 25 x s 246 x e 25.
 Plot begins at high water mark on shore Jamaica Bay at intersection w s land Fitzmaurice, runs n 236 x w 50 x s 212 x e 50.
 Road leading to Canarsie landing, runs s w 50 x n w 100 x n e 50 x s e 100.
 Lot 16, 17, 24, 25 map property Herman Lohman.
 Plot begins at stake on s cor land Wm A Hale, runs n 100 x w to land J & S Schenck, x s 100 x e — to beginning.
 Lot 1089 map heirs Nicholas Schenck, Jr.
 Plot begins at stake at intersection land grantee herein 250 w road to Canarsie landing, x81.8 x s 69.9 x e 72.7 x n 69.
 Land under water Jamaica Bay adjoining land William Hale, contains 1 85-1,000 acres.
 Wm A Hale, Carrie H Wilson and Mabel H Lineberger heirs William Hale to Carrie Hale widow. nom
 Carlton av, No 71, e s, 152.3 s Park av, 25x100, h & l. Andrew Peterson to James Cahill. 4,000
 Central av, n e s, 30 n w Hart st, 15x70. Theresa M and Chas H Lyons to Charles Hubbard, Jersey City, N J. Mort \$1,500. nom
 Central av, s w s, 80 n w Harmon st, 70x80, h & l. Fred'k Lederle to Henry Treshmann. Mort \$3,500. nom
 Christopher av, w s, 100 n Blake av, 37.6x100, h & l. Teachers Building and Loan Assoc, N Y, to Morris Appelbaum. 4,600
 Classon av, w s, 105 s Sterling pl, 20x100, h & l. John J McNamee to Mary McNamee. B & S. nom
 Clinton av, w s, 422.8 n Myrtle av, 25x125. Agreement as to encroachment. Louis J Horowitz with Olga Konarsky. nom
 Same property. Olga Konarsky and Eva Rothman to Jacob Pawlotzky. Morts \$7,250. 100
 De Kalb av, s s, 450 w Lewis av, 25x100, h & l. Mary E and Thos J McCann to Anita M Starck, N Y. Mort \$2,000. nom
 Flatbush av, Nos 205 and 207, n e s, 30 n w Dean st, runs n e 73.11 x s 5.4 x e 10.9 x n 41x n w 70.6 x s w 11.6 x s e 40 x s w 75 to av x s e 40. Mary A Church to Katie Shannon. Mort \$11,000. nom
 Franklin av, e s, 38.11 s Park av, 17.9x78, h & l. John Marsh to Mary L Fader. 2,450
 Franklin av, e s, 14 n Willoughby av, 14x100, h & l.
 Franklin av, e s, 28 n Willoughby av, 22x100, h & l.

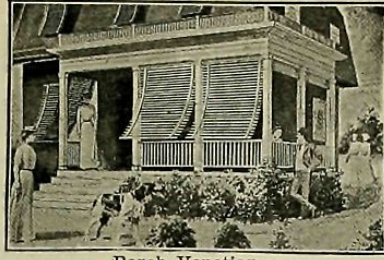
Model Building and Loan Assoc to Cornelia A Healy, Babylon, L I. B & S. All liens. nom
 Franklin av, e s, 14 n Willoughby av, 14x100, h & l. Cornelia A Healy to Mary A Murphy. Mort \$2,000. nom
 Franklin av, Nos 340 to 344, w s, 43.3 s Greene av, runs w 104.5 x s 142.11 x e 104.5 x n 42.1.
 Franklin av, w s, 89.8 n Lexington av, 25x114.8x104.5. Sophie G Parker widow to Friedericka K M Bavendam. Morts \$5,800. 9,000
 Glenmore av, n w cor Milford st, 20x90. Serena Rasa to Frank Rasa her husband. 1/2 part. Mort \$500. gift
 Glenmore av, n e cor Market st, runs n 100 x e 80.6 x s 6 x w 0.6 x s 94 to av, x w 80.
 Glenmore av, n w cor Pine st, 80x94.
 German-American Impt Co to Carsten H Offerman. All liens. nom
 Glenmore av, n w cor Pine st, 80x94.
 Glenmore av, n e cor Market st, 80x100.
 Release mort. Claus Doscher to Carsten H Offerman. 1,600
 Grant av, w s, 151.7 s Glenmore av, 25x100, h & l. Geo U Forbell, Jr, to Mary G Meng. Mort \$1,500. nom
 Irving av, n w cor Ralph st, 25x100, h & l. August Stuppy to Frederick Rath. Includes Fixtures, &c.. Mort \$7,000. nom
 Jefferson av, n w s. 176.6 n e Hamburg av, 19x100. Geo F Keim to Eliza J Ellsworth. 4,900
 Jefferson av, n s, 169.8 w Howard av, 17x100, h & l. Hannah A Hicks, Pleasant Valley, N Y, to Mary M Moseley. Mort \$4,000. nom
 Jefferson av, n s, 61.6 e Lewis av, 19.3x100, h & l.
 Jefferson av, n s, 180 e Lewis av, 20x100, h & l.
 Jefferson av, n s, 260 e Lewis av, 20x100, h & l.
 Martha L and Theo W Swimm to Chas W Frazier. Mort \$22,500. nom
 Johnson av, s s, 200 e Humboldt st, 25x100. Esther Hirsch to Julius Jaquet. Morts \$8,800. nom
 Lafayette av, n s, 94 w Grand av, 18.6x100. Matilda Dixon formerly Lamb to Rosie Gilman. Mort \$5,000. 7,500
 Lafayette av, n s, 120 e Bedford av, 40x100, hs & ls. Wm B Greenman to Wm H McCormick. Mort \$4,000. nom
 Same property. Wm H McCormick to Wm B Greenman. Mort \$10,500. nom
 Lafayette av, n e s. 1,300 s e United States st, 100x141x100x156. Nellie Marlow to Frank Marlow. Q C. nom
 Lefferts av, s s, 94.2 w Schenectady av, 100x200 to East New York av. Warren E Dennis, N Y, to Thomas Farley. B & S. nom
 Lexington av, s s, 258.4 e Sumner av, 16.8x100. Wm H Taylor, N Y, to Lena Green. Q C. nom
 Same property. Foreclos. William Walton to Wm H Taylor. 900
 Lexington av, s e cor Throop av, 225x100. Declaration by Louis R Muller as to name which was erroneously spelled Nuller.
 Lexington av, n s, 100 e Lewis av, 20x100, h & l. Henry Both to Mary A Maurer. Mort \$3,200. exch
 Livonia av, n w cor Watkins st, 50x100.
 Watkins st, w s, 280 s Livonia av, 40x100.
 Contract. Frank Grasshart with Hyman Neizen. 6,800
 Marcy av, e s, 50 n Willoughby av, 25x85, h & l. Edward T Horwill and ano exrs Maria S Meeker to William Oelrich. 3,375
 Meeker av, s s, 63 w Graham av, 25x70 h & l. Thos C Kinkead, Jersey City, N J, to Lizzie Baldwin. 1,300
 Miller av, e s, 200 n Liberty av, 29.6x100, h & l. Cornelia E Bowlsley widow to Lysbeth R Chapin. Mort \$900. nom
 Myrtle av, s s at intersection n s Hart st, runs w 56 x s to Hart st, x e 54, h & l. Henry Vollweiler to Myles Johnson. Morts \$3,250. exch
 Nautilus av, n e cor Seagate av, 100x100. Eliz K Ward to Alice Ward. Mort \$822. nom
 New Lots av, n s, 43.9 w Christopher av, 17.7x89.7x16.7x83.10, h & l. A Rogers Lee to Mary C Keenan. Mort \$800. consid omitted
 New York av, w s, 25.9 s Union st, 25.6x100. Thos D Moss crop to Flora Fields, N Y. nom
 New York av, e s, 147.6 n Av H, 40x100, h & l. Theo I Zamfiresco to Erik Enequist. Mort \$2,500. nom
 Nostrand av, s w cor Beverly road, 20x100. Foreclos. Frederick Cobb to Theo B Case. 5,035
 Nostrand av, w s, 40 s Beverly road, 20x100. Foreclos. Frederick Cobb to Edwd H K Belcher and ano trustees will Marie L A Houdayer for benefit Justine Belcher. 4,400
 Nostrand av, w s, 60 s Beverly road, 22.6x100. Foreclos. Same to same. 4,700
 Nostrand av, w s, 20 s Beverly road, 20x100. Foreclos. Same to Mary E Banks. 4,400
 Nostrand av, w s, 82.6 s Beverly road, 22.6x100. Foreclos. Same to Walter D Davies exr Henry J Davies. 4,700
 Nostrand av, w s, 105 s Beverly road, 20x100. Foreclos. Same to same. 4,400
 Nostrand av, w s, 60.2 s Kosciusko st, 19.10x80, h & l. Margaret E Brown widow to James Brett. 3,400
 Ocean av, s e cor Av C, 100x110. Jennie D Sanford, Yonkers, N Y, to Robert Killough. All liens. 5,000
 Ocean av, n e s, 1350 s e Cedar st, 100x100. Melvin Brown to Frank Snyder. nom
 Pitkin av, n e cor Hinsdale st, 125x100.
 Hinsdale st, e s, 100 n East New York av, 100x100.
 Alfred S Miles to Fredk L Schoch, Philadelphia, Pa. 1/2 part. nom
 Putnam av, n s, 300 e Nostrand av, 29.6x100. Foreclos. William Walton to Julius Strauss and Samuel Charig. Mort \$8,500. 1,000
 Putnam av, n s, 332.6 w Howard av, 17.6x100. Foreclos. Geo B Ackerly to Millard F Smith exr will Catherine Blochle. 5,000
 Putnam av, n s, 90 e Hamburg av, 80x100. Emeline E Brower et al exrs James C Brower to John Clement. 4,480
 Rockaway av, s e cor land Henry Oelze, runs e 450 x s e 357.4 x w 301.3 x n 232.5 x w 335.5 x s — x w and crossing East 98th st, 159.3 to av, x n 545. Foreclos. William Walton to Ella M Mooney. 2,000
 Rockaway av, e s, 150 n Sutter av, 25x100.1.
 Osborne st, e s, 100 n Livonia av, 50x100.
 Elias Wachtel to Isaac A Gottlieb. All liens. 4,200
 Rockaway av, No 441, e s, 150 n Belmont av, 25x100.1, h & l. Harriette L Rosenthal, N Y, to Abraham Berson. Mort \$3,250, &c. 4,350
 St Marks av, s s, 20 e Kingston av, 20x105, h & l. John A Bliss to Barbara Bliss. nom



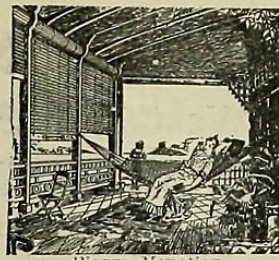
Outside Venetian,



Inside Venetian.



Porch Venetian,



Piazza Venetian,



Rolling Steel Shutters

J. GODFREY WILSON, { IMPROVED AND EXCLUSIVE VENETIAN BLINDS, } 3, 5 & 7 West 29th St., N. Y.
 Patentee and Manufacturer of { ROLLING PARTITIONS AND ROLLING STEEL SHUTTERS, } Models in operation in Show-rooms. Welcome.

Schenck av, e s, 50 s Pitkin av, 25x100. Wyckoff Van Siclen exr 1,500
 John W Van Siclen to Susan J wife Edwd S Parsons.
 Schenck av, e s, 353 n Arlington av, 22x100, h & l. Frederick Mid-
 dendorf to Samuel Grinyer. exch
 Schenck av, e s, 75 s Pitkin av, 50x100. Wyckoff Van Siclen exr
 John W Van Siclen to George Riehlein. nom
 Schenck av, e s, 125 s Pitkin av, 25x100. Wyckoff Van Siclen exr
 John W Van Siclen to Bessie E Lane. nom
 Sheffield av, w s, 150 s Fulton st, 18.9x100, h & l. Henry Vollweiler
 to Evalena Lawless. Mort \$1,750. nom
 Shepherd av, w s, 205.8 s Atlantic av, 100x100.
 Atlantic av, s e cor Shepherd av, runs e 202.11 to Bennett av, x s
 100.6 x w 92.4 x s 25.4 x w — x s 50 x w 100 to Shepherd av, x n
 91.1.
 Bennett av, w s, 100.6 s Atlantic av, runs w 92.2 x s 25.4 x w — x
 s 100 x e 100.
 Release mort. Henry Doscher to Carsten H Offerman. 9,091
 Shepherd av, w s, 205.8 s Atlantic av, 100x100.
 Atlantic av, s e cor Shepherd av, runs e 202.11 to Berriman st, x s
 225.6 x w 100 x n 50 x w 100 to av, x n 141.1.
 German-American Impt Co to Carsten H Offerman. nom
 South Portland av, e s, 320 s Hanson pl, 30x85. Sarah S Hastings
 widow to Franklin B Lord. Morts \$900. nom
 Stone av, w s, 181 n Blake av, 44x100, h & l. Abraham Shapiro, N Y,
 to Hyman Arkway. Mort \$2,000, &c. nom
 Stuyvesant av, e s, 80.6 n Putnam av, 19.6x95. Andrew D Baird
 and ano trustees for benefit Cornelius J Hickey to Anna C Ot-
 to. Mort \$7,000. 11,500
 Sumner av, w s, 80 n Monroe st, 20x90. H Loring Ehlers to Joseph
 L Wiley. Mort \$3,750. nom
 Thatford av, e s, 50 n Sutter av, 50x100, h & l. Morris Kronengold
 to Abraham Belanowsky. Morts \$8,500. exch
 Thatford av, w s, 100 s Glenmore av, 25x100.1, h & l. Joseph M Cohn
 to Isaac Bobker. All liens. nom
 Throop av, w s, 120 s Whipple st, runs s e 55 x w 72 x n 27.3 x n
 e 50.3.
 Flushing av, n s, 70.10 w Thornton st, 20x50.
 Rosie wife of Adolph Post to Harris Katzen. Morts \$10,400,
 &c. nom
 Throop av, w s, 50 n Wallabout st, 25x100. Elizabeth Arnold
 widow, Frederick, Henry and Philip Arnold, Carrie Rees and
 Wilhelmina Arnold devisees will William Arnold to Morris Roth.
 nom
 Vernon av, n s, 50 w Prospect st, 50x97. Irene Curren by James
 W Redmond guardian to Joseph Hallaran. val consil
 Same property. Joseph C Curren to same. ½ part. Mort \$1,500.
 nom
 Same property. Release dower. Rose A Curren widow to same.
 nom
 Van Siclen av, w s, 200 s Fulton st, 50x100, h & l. Thomas Mona-
 han to Williamsburgh Savings Bank. nom
 Willoughby av, n s, 250 e Evergreen av, 25x96.4x25x100.6, h & l.
 Welz & Zerwick to Louis Becker. Mort \$4,000. 5,600
 Willoughby av, n s, 82 e Bedford av, 18x60, h & l. Sarah wife John
 Harkins to James Harkins. All liens. nom
 Wyckoff av, n s, 25 e Stockholm st, 25x83.11x25x83.4, h & l. Eus-
 tach Roth to Dorothea M Kromer. Morts \$5,600. nom
 3d av, e s, S1 s Wyckoff st, 19x80. Foreclos. William Walton to
 Mutual Life Ins Co, N Y. 6,000
 4th av, s w cor Union st, 20x91.10. Foreclos. Wm J Buttling to
 Thos F Martin. 1896. 3,450
 Same property. Agreement as to restriction. Thomas F Martin
 with India Wharf Brewing Co. nom
 Same property. Thos F Martin to same. Mort \$8,000. nom
 5th av, s e s, 53.8 s w St Marks av, 35.8x78.10. Alberta R Rob-
 ertson to Adelaide J B Snedeker. Mort \$8,350. no n
 7th av, s w s, extends from 1st to 2d st, 200x97.10. Chas E Tuck
 to Chas J Obermeyer. Morts \$123,250. nom
 8th av, e s, 137.6 n Lincoln pl, 18.9x96.5x18.9x96.11. Charles G
 Peterson to Mary A Voorhees. Mort \$11,000. nom
 8th av, e s, 137.6 n Lincoln pl, 18.9x96.5. Release mort. Title
 Guarantee and Trust Co to Chas G Peterson. 11,000
 12th av, n e cor 39th st, 24x100. John H Gass to Augusta Fill-
 brandt. 7,000
 14th av, s e s, 80 s w 74th st, 40x90. Edward A Everit to Peter
 H Deetz. Morts \$3,600. 2,600
 15th av, east cor 59th st, 40.2x100. Chas M Blackman and Frederic
 W Cooper to Edward Johnson. 1,000
 23d av, north corner 83d st, 100x60. Darwin R James to Presby-
 terian Union for Church Extension in the Presbytery of Brooklyn.
 nom
 Interior lot 150 e Albany av, at intersection centre line block be-
 tween St Marks av and Bergen st, runs n 46.4 x e 25 x s 55 x
 w 25. John C Thomas exr Deborah C Thomas to Philip Manger.
 All liens. nom
 Interior lot, 194 s Albemarle road and 100 e East 21st st, runs n —
 x s w to point 194 s Albemarle road x e — to beginning. Fredk
 W Holmes to Frank C Kohart. exch
 Same property. Release mort. Jere L Zabriskie exr Henry Lyle, Jr,
 to Fredk W Holmes. nom
 Lot 37 map 350 lot Claus Doscher map New Utrecht. Comptrol-
 ler State N Y to Mary E Johnson. Tax deed. 4
 Lot 38 same map. Same to same. Tax deed. 4
 Lots 39 and 40 same map. Same to same. Tax deed. 9
 Lot 36 same map. Same to same. Tax deed. 4
 Lots 39 and 40 map Claus Doscher property, New Utrecht. Man-
 hattan Loan and Security Co to Mary E Johnson, Hollis, L I.
 Q C. nom
 Lot 115, block 6709, map Chestnut Hill, 31st and 32d Wards.
 Release mort. Van Brunt and Alice D Magaw to Chas F Bon-
 well. 150

Same property. Release mort. Richard T Greene to Thomas
 Casey. nom
 Plot 65 block 178 assessment map 22d Ward. Isabelle B S Nichols
 widow, Isabella, Edith and James Y S Nichols children and heirs
 Chas S Nichols to Laura M Lawrence. 1,800
 Same property. William Peet, Jr, and ano exrs William Peet to
 same. 900
 Plot begins on n e s Rockaway av, at intersection n w s land James
 Savage, contains 5½ acres, except portion conveyed to Robt H
 Robinson; also except East 98th st, e s, 170.8 n Av F, runs e 200
 to East 99th st, x — x n 205.10 x w 200 x s 200. Foreclose. Will-
 iam Walton to Henrietta Kraft. 2,000
 Plot begins at point 140 s Av L at intersection dividing line lands
 Jeremiah Bergen and land John L Ryder, runs s to point 100 s Av L
 x e to said division line, x n w to beginning. Westminster Heights
 Co to Vincent M Barnes. nom
 Plot begins at point where line drawn at right angles to Av L from
 point on s s Av L 120 w East 35th st, where same would intersect
 division line between land formerly Jeremiah Bergen and land
 formerly John L Ryder, runs s to point 100 s Av L x e to division
 line x n w — to beginning. Release mort. D & M Chauncey Real
 Estate Co, Ltd to Westminster Heights Co. nom

MISCELLANEOUS.

All real estate, &c, in county of Kings. Release mort. Morton
 Trust Co trustee to American Linseed Co. nom
 All real estate in the name of grantor situated in the Borough of
 Brooklyn. Chas C Manger to William and Julius Manger joint
 tenants. nom
 General assignment. Andrew J Robinson, 123 W 76th st, N Y,
 builder, under firm name of Robinson & Wallace to Chas W Talbot.
 nom

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 de-
 scription 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 head lines 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.

October 18, 19, 21, 22, 23, 24.

Applebaum, Morris to Teachers Building and Loan Assoc, N Y.
 Christopher av, w s, 100 n Blake av, 2 lots, each 18.9x100. P M.
 2 mortg, each \$1,400. Oct 1, 3 years, 5%. 2,800
 Abel, Joseph P to Title Guarantee and Trust Co. South Elliott pl, w
 s, 191.8 s Hanson pl, 20.10x100. Oct 24, 3 years, 5%. 4,000
 Austin, Clara P to Chas M Weeks. Warwick st, w s, 105.6 n Ful-
 ton st, 25x95. Oct 9, due June 9, 1903, 6%. 400
 Barnett, Louis, Danbury, Conn, to Ernst H Eden. Bath plank road,
 w s, 89.1 s 60th st, 20.3x99.3x20x89.5. Oct 1, 3 years, 6%. 1,700
 Brett, James to Sarah A Wyckoff. Nostrand av. P M. Oct 21, in-
 stalls, 5%. 2,200
 Bandholtz, Henry S to John W Kimball, County Treasurer Kings
 Co. 20th av, w cor 70th st, 100x100. Oct 15, due Oct 18, 1904.
 5%. 600
 Same to same. 20th av, e cor 70th st, 100x100. Oct 15, due Oct
 18, 1904, 5%. 600
 Same to same. 20th av s cor Bay Ridge av, 100x100. Oct 15,
 due Oct 18, 1904, 5%. 600
 Benson, Sarah and Abraham to Frank K Taylor. Bergen st. See
 Cons. Oct 17, installs, 6%. 2,200
 Same to same. Same property. Sub to mort \$4,500. Oct 17, due
 Oct 18, 1902, 6%. 1,500
 Boyle, Thomas to Johanna Kulenkamp. 18th st. P M. Oct 17, 3
 years, 6%. 1,000
 Braasch, Harry W and Mary A to Julia A Smith. East 7th st, e
 s, 40 n Beverly road, 40x120.6. Oct 17, 1 year, 5%. 250
 Brandau, Gustav and Lizzie to Katharina Blumenschein. Pros-
 pect pl. P M. Oct 17, 3 years, 6%. 500
 Brown, Wm A A to Title Guarantee and Trust Co. East 28th st.
 P M. Oct 17, demand, 6%. 1,250
 Bedell, Annie B to Chas E Walton. Hancock st, No 684, s s, 321.6
 e Reid av, 18x100. Oct 21, 3 years, 5%. 250
 Beye, Henry to Consumers Park Brewing Co. Flatbush av, No 1488.
 Lease. Oct 1, secures note. 5,000
 Bath, Frederick and Lena to John Frank. Irving av, n w cor Ralph
 st, 25x100. Oct 3, due Oct 22, 1902, 6%. 3,000
 Baldwin, Lizzie to Thomas C Kinkead. Meeker av, s s, 63 w Gra-
 ham av, 25x70. Oct 23, 3 years, 6%. 800
 Bennett, Mary to Geo P Moller. North 6th st, s s, 140 e Have-
 meyer st, 20x69x21x76. Oct 23, demand, 6%. 300
 Buckley, Wm J to David W Binns et al exrs James and Elizabeth
 Binns. 16th st, n s, 164.6 w 7th av, 21.6x—x20x100. Oct 23, 3
 years, 5%. 1,000
 Crosson, Joel and Clarissa A to Mary E Walther. Guernsey st,
 e s, 200 s Meserole av, 25x100. Oct 16, 5 years, 5%. 3,000
 Cummings, Josephine to George Stroehlein. Jefferson st, n w s, 275
 s w Central av, 25x100. P M. Oct 15, installs, 5%. 4,000
 Cunningham, Wm H to Lowry Somerville. Malbone st. See Cons.
 Oct 17, 3 years, 5%. 600
 C-ck, Nicholas and Alma M to New York Building Loan Banking
 Co. Degraw st, n s, 329.8 w 5th av, 20x98.6. Oct 4, installs,
 6%. 7,060
 Cook, Geo F to Title Guarantee and Trust Co. 58th st. P M. Oct-
 23, 3 years, 5%. 2,500

ELBERT BRUSSEL, E. E. M. E. Electrical Contractor

No. 15 West 29th St., New York, Telephone, 533 Madison Square.

Same to Edward Johnson. Same property. Sub to last mort. Oct 23, installs, 6%. 1,600

Case, Theo B to Catharine Jockel. Nostrand av. P M. Oct 23, installs, 5%. 4,500

Clarke, Audley with Title Guarantee and Trust Co. Agreement as to priority of mortgages by Louis Ratner. Oct 21. nom

Coombs, Samuel H to Warren C Hubbard. Knickerbocker av, n e s, 160 n w Putnam av, 20x— to land of Union Cemetery. Oct 21, due Oct 1, 1904, 5%. 700

Crandall, Kate W and Harlan to Sprague National Bank. Kings Highway, s e cor Van Sicken st, 140x155. Oct 14, 5 years, 5%. 700

Canning, Mary J formerly McGrath and Thos F to Title Guarantee and Trust Co. President st, n s, 325.4 w 5th av, 16.8x95. Oct 23, 3 years, 5%. 1,500

Cohen, Sarah H to Germania Savings Bank, Kings County. Osborn st, w s, 200 n Pitkin av, 50x100. Oct 24, 1 year, 5%. Secures bond of mortgagor and Benjamin Frankel. 7,000

Coney Island and Brooklyn R R Co to Louis Fitzgerald. Myrtle st, P M. July 19, 1 year, 5%. 52,000

Daniels, Jennie and John C to Chas M, Frederic, Geo D, Herbert L and John T Pratt. Bergen st, s s, 239.6 e Smith st, 19.7x100. Oct 23, installs, 6%. 4,280

D'Elom, Cirillo E to Chas M, Frederic B, Geo D, Herbert L and John T Pratt. St Marks av, s s, 97.2 e Utica av, 17.7x127.9. Oct 23, installs, 6%. 2,300

Dreyer, Moritz W to Helena Schmittmann. Leonard st, s e cor McKibbin st, 25x100. Oct 23, due Jan 4, 1902, 5%. 3,800

Donnelly, John and Martha A to Eastern District Savings Bank, City of Brooklyn. Euclid av, e s, 40 s Magenta st, 20x91. Oct 21, due Nov 1, 1902, 5%. 1,500

Same to Long Island Building and Loan Assoc. Same property. Sub to last mort. Oct 21, installs. 500

Dressel, Fredk H to Title Guarantee and Trust Co. East 17th st, e s, 185 n Av U, 40x100. Oct 21, 3 years, 5%. 2,400

Same to same. East 9th st, w s, 100 s Av T, 60x100. Oct 21, 3 years, 5%. 2,750

Same to same. East 15th st, w s, 265 s Av T, 80x100. Oct 21, 3 years, 5%. 3,000

Same to same. East 17th st, e s, 345 n Av U, 40x100. Oct 21, 3 years, 5%. 2,000

Diaso, Rocco to Herbert C Smith. Sackman st, n e cor Blake av, 50x100. Oct 22, 3 years, 5%. gold, 6,500

Durack, John H to Title Guarantee and Trust Co. 71st st, s w s, 100 s e 21st av, 260x100. Oct 22, 3 years, 6%. 1,000

Same to same. Same property. P M. Sept 11, installs, 6%. 1,800

Deertz, Peter H to Geo W Pearsall. 14th av. P M. Oct 22, due Nov 1, 1902, 5%. 100

Davison, Mary and Robert to Title Guarantee and Trust Co. Wilmoughby av, s s, 196.3 w Marcy av, 18.9x100. Oct 19, 2 years, 5%. 2,500

Doyle, Annie G to William Struhs. Av C, s s, 40 w East 39th st, 60x100. Oct 15, 2 years, 5%. 200

Edgar, Eliza J widow to Title Guarantee and Trust Co. Sterling pl, s w s, 315.5 n w 6th av, 20x100. Oct 19, 1 year, 5%. 1,000

Ellsworth, Eliza J to Title Guarantee and Trust Co. Jefferson av. P M. Oct 19, 3 years, 5%. 2,500

Ernst, Clemens and Anna M to Napoleon Schneider. 20th st. P M. May 28, 3 years, 5%. 1,700

Everitt, Alfred L to Title Guarantee and Trust Co. 4th av, e s, 18.4 s Degraw st, 16.4x75. Oct 14, 3 years, 5%. 2,750

Farwell, Grace and Allan S to Title Guarantee and Trust Co. Rutland road, n s, 280 e Nostrand av, 20x100. Oct 23, demand, 6%. 2,000

Feminella, Gaetana to Patrick Skelly trading as Kips Bay Brewing Co. Union st, No 643. Lease. Oct 14, demand, 6%. 300

Fleming, Emilie W and Wm A to Title Guarantee and Trust Co. Av F s w cor East 24th st, 50x100. Oct 21, 3 years, 5%. 4,750

Fleming, George W to Alex C Muir. East 8th st, e s, 180 n Av D, 20x80. July 25, installs, 6%. 850

Farwell, Grace to John, Jr, James and Robert Lefferts exrs John Lefferts. Rutland road. P M. Oct 21, due Nov 1, 1902, 6%. 350

Finnish-American Building Co to Brooklyn Lumber Co. Consent of stockholders to mortgage for (April 15) 900

Flandreau, Elijah P mortgagor with Alfred L Brenon admr Alfred D Brenon. Oct 8. Extension of mort. nom

Fillbrant, Augusta and August E to Title Guarantee and Trust Co. 12th av, east cor 39th st. P M. Oct 17, 3 years, 5%. 3,500

Firth, W Oscar and Margaretta A to Christopher C Firth. 43d st, n s, 310 e 16th av, 35x100.2. Oct 21, 6 months, 6%. 500

Frace, Andrew J and Elizabeth S to Sophie V Minasian. Herkimer st, No 1045, n s, 62 e Howard av, 15.4x100. Oct 17, installs, 6%. 300

Flint, Nellie A and John to Title Guarantee and Trust Co. De Kalb av, s s, 117.7 e Marcy av, 19x100. Oct 23, 3 years, 5%. 3,250

Gastmeyer, Annie to Conrad Wassermann. Halsey st, s e s, 125 n e Hamburg av, 60x100. Oct 17, demand, 6%. 1,000

Gewert, Rudolph to Title Guarantee and Trust Co. Ocean av, s w cor Av T, 105x151.7. Oct 18, 3 years, 5%. 6,000

Gill, Hamilton A and Isabell to Anna L Goessling. Dean st, n s, 325 e Rockaway av, 25x100. Nov 25, 1899, 1 year, 6%. 200

Garner, Anna to William F Garner, Jr. 45th st, s s, 260 e 16th av, runs s w 79 x s e 161.6 to road from New Utrecht to Flatbush x n 51.4 x still n 50.6 to 45th st x n w 94.9; New Utrecht av, w s, 60.10 n 65th st, 22.3x78.5x20x88. Oct 19, 3 years, 5%. 2,000

Grasman, Henry to Williamsburgh Savings Bank. Throop av, e s, 25 s Lexington av, 3 lots, each 25x100. 3 morts, each \$6 500. Oct 18, 1 year, 5%. 19,500

Same to same. Throop av, s e cor Lexington av, 25x100. Oct 18, 1 year, 5%. 8,500

Same to same. Lexington av, s s, 100 e Throop av, 5 lots, each 25x100. 5 morts, each \$5,500. Oct 18, 1 year, 5%. 27,500

Guth, Maria to East New York Savings Bank. Schenck av, e s, 100 n Glenmore av, 25x100. Oct 18, 1 year, 5%. 800

Grinyer, Samuel and Eliz M to Frederick Middendorf. Schenck av. P M. Oct 21, due Oct 1, 1904, 6%. 2,300

Halstead, Jrsoph S to Title Guarantee and Trust Co. Av C, See Cons. Oct 21, due Oct 22, 1904, 5%. 4,750

Hermann, Louise widow to Julius Lehrenkrauss. 46th st, s s, 260 w 6th av, 40x114.2x40.1x108.7. Oct 19, due Jan 1, 1905, 6%. 1,200

Healy, Cornelia A to Model Building and Loan Assoc. Franklin av, e s, 28 n Willoughby av, 22x100. Oct 17, installs, 6%. 3,500

Hill, Ellen and Geo H to Title Guarantee and Trust Co. 9th st, n s, 207.10 e 6th av, 20x80 Oct 21, 3 years, 4 1/2%. 3,000

Hindes, John E and Louise C to Frank T Morrill. 40th st, n e s, 380 n w 12th av, 20x95.2. Oct 22, installs, 6%. Sub to mort \$2,350. 800

Same to James T Ackerman. Same property. Sub to mort \$2,200 Oct 15, installs, 6%. 150

Same to Franklin Society for Home Building and Savings. Same property. Oct 22, installs. 2,200

Horrigan, Mary J to Edward A Everett. 3d av, e s, 23 s 16th st, 23x83.10. Oct 21, 1 year, 6%. 500

Huber, George to Title Guarantee and Trust Co. Bay 11th st, n w s, 100 n e Bath av, 60x96.8. Oct 21, 3 years, 6%. 600

Huber, Joseph mortgagor with Henry Stubing. Extension of mort. Aug 30. nom

Hallaran, Joseph to Eagle Savings and Loan Co. Vernon av, n s, P M. Oct 17, installs. 3,720

Holmes, John A to Helen L Macdonald, Glenbrook, Conn. Cleveland pl, Nos 2 to 12, s w cor Baltic st, 100x45. Sub to mort \$10,550. Aug 12, 2 years, 5%. 2,150

Hallock, Wm E to Saml H Coombs, Allenhurst, N J. Eldert st, n w s, 25 s w Hamburg av, 50x100. Oct 19, secures note. 1,000

Heffernan, Mary F to Curtis Bros Lumber Co. East 3d st, e s, 100 s Av D, 120x100. Sub to mort \$9,500. Oct 22, demand, 5%. 2,366

Same to Isaac H and N Willard Curtis. Same property. Sub to mort \$9,000. Oct 22, demand. 500

Same to Bond and Mortgage Guarantee Co. Same property. Oct 2, demand, 6%. 9,000

Hine, Carrie E to Robt B Gray, Jersey City, N J. Degraw st, s s, 100 w New York av, 100x85. Sept 12, due Aug 1, 1902, 6%. 1,500

Holmes, John A to Jane B Duval. Cleveland st, Nos 13 to 23, n w cor Butler st, 100x45; Cleveland st, Nos 22 and 24, n e cor Butler st, 33.4x45. Dec 31, 1900, 2 years, 5%. 3,000

Janssen, Ontje and Lena to Hanover Realty Guaranty Co, N Y. East 18th st. P M. Oct 5, 1 year, 6%. 300

Janvrin, Geo M to Thos F Smith. East 12th st, w s, 100 s Slocum pl, 50x100. Oct 21, 3 years, 5%. 3,500

Same to Amy E Grattan. Same property. Oct 21, installs, 5%. 650

Jefferson, Igna to Emma Wehrmann. 18th st, n s, 350 e 3d av, 25x 75.1x25x73.1. Oct 22, 1 year, 5%. 500

Jarashow, Fanny and Schimme Kaufmann to Edwd G Callaway, Astoria, L I, and Learnore Agricola. Boerum st. P M. Oct 14, installs, 5%. 2,000

Johnson, Edward to Borough Park Co. 58th st, &c. P M. Oct 18, demand, 6%. 3,780

Same to Bond and Mortgage Guarantee Co. Same property. Oct 18, demand, 6%. Building loan. 58,500

Same to Title Guarantee and Trust Co. 58th st, n s, 150 n 15th av, 37.6x100.2; 58th st, n s, 225 w 15th av, 37.6x100.2. Oct 18, 1 year, 6%. 800

Johnson, Simon and Bina to John Bollwinkel. 32d st. P M. Oct 17, 3 years, 5%. 1,500

Same to Oginus Royen. Same property. P M. Sub to last mort. Oct 17, installs, 5%. 800

Johnson, Peter and Charlotte to Title Guarantee and Trust Co. 45th st, s s, 140 w 6th av, 20x100.2. Oct 22, 3 years, 5%. 2,400

Kenny, Julia and John to Chas M, Frederic B, Geo D, Herbert L and John T Pratt. Putnam av, s s, 350 w Ralph av, 46.8x100. Oct 17, installs. 2,000

Knoll, Peter J and Margareta to Louisa Lauenstein. 17th st. P M. Oct 22, due Nov 1, 1906; 5%. 1,800

Kreck, Jacob and Margaret to Elizabeth and Peter Bodie. Bay Ridge av, west cor 7th av, runs n w 220.10 x s w 100 x s e 60 x s w 16.3 x s e 195.6 to 7th av x n e 83.1. Sept 25, 5 years, 5%. 3,000

Kaufman, Samuel and Rosie to Michael Seitz. Sutter av, s w Christopher av, 25x100. Oct 15, 1 year, 5%. 500

Kearney, James L to Adele M Billy extrx will Joseph Billy. Dwight st, s e s, 72 n e Dikeman st, runs s e 113.2 to Otsego st x n 159.2 x n w 54.6 to Dwight' st x s w 148; Dwight st, s e s, 245 n e Dikeman st, runs s e 44.7 to Otsego st x n 120.11 x s w 112.5. Oct 21, 3 years, 5 1/2%. 2,500

Keller, August E to Germania Real Estate and Impt Co. Av J, s w cor East 38th st. P M. Oct 14, 3 years, 5%. 1,000

Keller, Gottlieb J to Title Guarantee and Trust Co. McDougal st, n s, 175 e Howard av, 25x100. Oct 17, 3 years, 5%. 2,500

Keller, Gottlieb mortgagor with Solomon and Louis H Heller, Martin Rothschild and Abraham Lang, firm Heller, Rothschild & Lang. Agreement as to priority of mortgage to Title Guarantee and Trust Co. Oct 17. nom

Kelly, John to Wm F Corwith. Frost st, n s, 375 w Kingsland av, 25x100. Oct 15, 1 year, 6%. 700

Kitching, Annie L to New York Building Loan Banking Co. 19th av, e cor 59th st, 100.2x100. Oct 18, installs, 6%. 6,720

Koch, Agatha widow to Frederick Theiss. Chauncey st, s s, 400 e Patchen av, 25x100. Oct 15, 5 years, 5%. 700

Kannofsky, Jacob to East Brooklyn Co-operative Building Assoc. Bay Ridge av, s s, 210 w 15th av, 40x100. Oct 19, installs, 6%. 3,000

Klein, Christina and Franz to Tillie Von Au committee Otto E Von Au. Aberdeen st, n w s, 322.9 w Bushwick av, 3 lots, each 20x 100. 3 morts, each \$2,750. Oct 19, 3 years, 5%. 8,250

Same to Charles Naeh. Aberdeen st, n w s, 382.9 s w Bushwick av, 2 lots, each 20x100. 2 morts, each \$2,750. Oct 19, 3 years, 5%. 5,500

Kilbride, Daniel and Mary to Chas S Whitehall. Webster st, s s, 280 e Albany av, 20x100. Sub to mort \$700. Oct 19, installs, 6%. 350

Same to Merah K Willard. Midwood st, s s, 280 e Albany av, 20x 100. Oct 19, 3 years, 6%. 700

Kominski, Ksawer and Joseph to Joseph Buntchick. 20th st, n s, 225 w 3d av, 25x100. Oct 1, 5 years, 4%. 450

King, John B to Equitable Co-operative Building and Loan Assoc. Hamilton av, e s, 30 n Luqueer st, runs n e 45 x s 59.9 to st x w 10 x n along av 30. Oct 22, installs, 6%. 1,000

Kohart, Frank C to Anna A and Adeline Garrison. Albemarle road, s e cor East 21st st, runs s 194 x e 100 x n 94 x w 50 x n 100 to road x — to beginning. Oct 21, demand, 5%. 6,000

Same to same. Albemarle road, s s, 50 e East 21st st, 50x100. Oct 21, 3 years, 5%. 7,000

SOLAR SKYLIGHT VAULT LIGHT CANOPY SASH PRISMS

JONES & Le BARON GENERAL AGENTS FOR THE SOLAR PRISM CO. 1135 Broadway, New York

Lawrence, Laura M to Edward A Everitt. Lot 65 block 178 assessment map 22d Ward. P M. Oct 22, 2 years, 5%. 1,400
Lawless, Evalena to Fredk H Koster. Sheffield av, w s, 150 s Fulton st, 18.9x100. Oct 19, due May 1, 1902, 6%. 175
Lyding, John to Long Island Building and Loan Assoc. Monitor st, e s, 103.3 s Driggs av, 20x100. Oct 19, installs. 500
Lewis, John to William Egginton. Leonard st. P M. Nov 23, 3 years, 5%. 2,000
Luby, Andrew to Title Guarantee and Trust Co. Bay Ridge av, e cor 19th av, runs n e 100 x s e 120 x n e 100 to 68th st, x n w 220 to 19th av, x s w 200; Bay Ridge av, north cor 21st av, 100 x100. Oct 17, 1 year, 5 1/2%. 2,000
Leigh, Theodosia wife John to Greenpoint Savings Bank. North Henry st, e s, 175.11 n Nassau av, 18.1x100. Oct 24, 1 year, 5%. 1,000
Lynch, Margt A to Jacob Ryerson. Schermerhorn st, n e s, 137.6 s Bond st, 20x100.9. Oct 24, 1 year, 5%. 500
Lynch, David J to Mary Braun. 80th st, n s, 150 w 3d av, 50x 109.4. Oct 12, installs, 6%. 650
Lee, William and William H to Timothy Perry. Dupont st, s s, 100 e Manhattan av, 25x100. Oct 23, 3 years, 6%. 200
Lindstrom, Caroline S to Emil P and Christina Perkin trustees will Martin Petersen. 40th st, n s, 240 w 12th av, 20x95.2. Oct 18, due Oct 1, 1905, 5%. 2,500
Merryweather, Charles mortgagor with Earnest H Eden. Extension of mortgage. Oct 19. nom
Mendlowitch, Rosie to Chas H Reynolds. Russell st. P M. Oct 19, 3 years, 6%. 3,000
Same to Jacob M Leonhardt. Same property. Sub to last mort. Oct 19, installs, 6%. 2,000
Miller, Emelie mortgagor with Marie Nidecker, Philadelphia, Pa. Extension of mort. Oct 11. nom
Miller, Ira O with Title Guarantee and Trust Co. Agreement as to priority of mortgage by Finnish-American Building Co. Oct 15. nom
Moseley, Mary R to Hannah A Hicks. Jefferson av, n s, 169.8 w Howard av, 17x100. Oct 22, 1 year, 5%. 1,000
Moore, Ida F and Floyd E and Alide C and Cornelia M Myers. to Bond and Mortgage Guarantee Co. East 4th st, w s, 320 n Av D, 60x100. Oct 18, demand, 6%. 3,500
Murphy, Mary A to James J Rowan trustee. Franklin av. P M. Oct 19, due Oct 1, 1902, 5%. 500
Murtha, Mary A and James to Mary N Scranton. Wolcott st, n e s, 112.6 s e Richards st, 18.9x100. Oct 16, due Oct 21, 1904, 6%. 800
Mangearacina, Frank and Rosalia to Susan W Nichols et al exrs Effingham H Nichols. Av U, n s, 60 w West 12th st, 20x100. Aug 16, due Nov 1, 1903, 6%. 200
Meissner, Wm E mortgagor with Henry C Bauer. Extension of mort. Oct 21. nom
Malito, Domenico to Napoleone Malito. 60th st. P M. July 15, installs, 4%. 200
Martin, Wm C to Title Guarantee and Trust Co. Prospect Park West, n w s, extends from 8th st to 9th st, 180x345.9. Oct 18, demand, 6%. 60,000
Mooney, Ella M to Smith E Hendrickson. Rockaway av, e s, at s land Daniel B Ames, runs e 450 x s e 357.4 to point 1.4 n Av E, x w 301.3 x n 232 x w 335 x s — to land W Kowenhoven, x w crossing 98th st, 159.3 to av, x n 545.1 to beginning, Flatlands. Oct 17, demand, 5%. 1,000
McBride, Samuel A to Gertrude Berkeley. 23d av, s e s, 260 s w Benson av, 60x96.8. Oct 1, demand, 6%. 200
McCabe, Thos B to Charles Froeb. Manhattan av, No 623 and 995. 2 leases. Oct 16, demand 6%. 1,000
McCarty, Mary P and Sarah H Duclos to Produce Exchange Building and Loan Assoc. Bond st s e s, 50 n e State st, 25x50; Bond st, s e s, 100 n e State st, 9.10x175x13.7x175. Oct 22, installs. 2,500
McGrath, Mary T to Atlantic Building and Loan Assoc. Carroll st, n s, 192 e Henry st, 16.8x100, except so much as was conveyed to Wm J Hart. Oct 10, due Jan 1, 1902, 5%. 2,600
McKeon, Peter B and Catharine to New York Building Loan Banking Co. Aberdeen st, n s, 100 w Bushwick av, 20.2x100. Oct 18, installs, 6%. 2,880
McKee, Theresa and Mary A Whiteside to Aline and Leon Pallez. Stuyvesant av, w s, 100 n Gates av, 18.9x100. Aug 31, due July 1, 1905, 5%. 1,000
McCormick, Wm H to Title Guarantee and Trust Co. Lafayette av, n s, 120 e Bedford av, 2 lots, each 20x100. 2 mortg, each \$10,500. Oct 18, due Oct 21, 1904, 5%. 21,000
McBride, Eliz W to Title Guarantee and Trust Co. 48th st. P M. Oct 22, 3 years, 5%. 1,000
Neger, Franz and Sussanna to Elizabeth Neger. Wallabout st, s s, 150 w Throop av, 25x100. Oct 21, due Jan 1, 1906, 5%. 1,000
Newton, Albro J with Christina D Hamilton. Agreement as to priority of mortgages by Chas H Smith. Oct 3. nom
Same with Henry S Sturdevant trustee. Similar agreement. Oct 3. nom
Newton, Albro J and Emil P and Christina Perkin trustees will Martin Peterson all mortgagees. Agreement to subordinate mort made by John E and Hulda Nyman and Caroline S Lindstrom. Oct 23. nom
Newton, Albro J with Webster D Hibbard. Agreement as to priority of mortgages by Robert Shaw. Oct 22. nom
Newcomb, Madalen to Title Guarantee and Trust Co. East 12th st. P M. Oct 23, 3 years, 5%. 2,000
Same to Albert A Hovell and John Seiler. Same property. Sub to last mort. Oct 23, installs, 6%. 1,500
Nekermann, Julia mortgagor with Fredk A Ecks. Extension mort. Oct 23. nom
Neufeld, Ida and Isaac Rudneck to Isaac Mutchit. Thatford av, s w cor Glenmore av, ——. Oct 23, demand, 6%. Bond clause recites \$1,000. 2,000
Same to Sam Littmann. Same property. Oct 23, demand. Bond clause recites \$1,000. 3,000
Ottenberg, Simon, N Y, to Samuel Stenson and ano exrs and trustees will Joseph Bryan. Fulton st, w s, 87.8 s Clark st, P M. Oct 15, 5 years, 4 1/2%. 14,000
O'Rourke, Patrick and Delia to Eastern District Savings Bank, City of Brooklyn. Russell st, w s, 120 s Engert av, 20x100. Oct 21, due Nov 1, 1902, 5%. 1,600
O'Connor, Patrick, N Y, to Delia Mulvey. Chauncey st, n s, 158.2 w Lewis av, 19.8x100. Oct 21, 3 years, 5%. 800
Olsen, Mandius to Charles Hamilton. 45th st. P M. Oct 21, installs, 6%. 1,030
Pawlotzky, Jacob mortgagor with Thomas Heffron. Agreement as to payment of mort. Oct 17. —
Palmer, A Lincoln to Isabella Van Gieson. Guernsey st, e s, 225 s Meserole av, 25x100. Oct 11, 5 years, 5%. 3,000
Pauli, Andreas and Caroline to Eastern District Savings Bank, Brooklyn. Melrose st, n w s, 100 n e Broadway, 25x100. Oct 19, due Nov 1, 1902, 5%. 3,590
Parker, De Witt T to Long Island Title Guarantee Co. St Johns pl, s s, 315.8 e Schenectady av, 34.4x112.9x12.1x114.11. Oct 24, due Nov 1, 1904, 6%. 1,000
Peterson, Otto F to Lillie Knoke. Hoboken, N J. 2d st, n s, 145.3 e 5th av, 18x100; 5th av, n w cor Carroll st, 20x92; 7th av, s w cor 2d st, 20x80; Atlantic av, n w cor Furman st, 20x70. Mar 1, 3 years, 5%. 5,378
Peterson, Chas G to Title Guarantee and Trust Co. 8th av, e s, 137.6 n Lincoln pl, 18.9x96.5x18.9x96.11. Oct 16, 3 years, 5%. 11,000
Peto, James T to John McCormick. Hancock st, n s, 246 w Lew s av, 18x100. Oct 17, due May 2, 1902, 5%. 900
Pfalzgraf, Hans C to Ellen A Halsted. 57th st, s s, 300 w 17th av, runs s 100.2 x w 120 x n 6.5 x n e to 57th st, x e 27.11 to beginning. Oct 16. April 1, 1904, 6%. 500
Phelps, E Frisbie and Emma M to J Douglas Wells and John M Stevenson. Bergen st, n s, 260 w Kingston av, 20x114.5; Atlantic av, s s, 110 e Albany av, 20x100. Oct 16, Secures note. 1,500
Potts, John B to Wm F Corwith. Eckford st, e s, 195 n Norman av, 25x100. Oct 16, 2 years, 6%. 700
Pettersen, Lars J to Title Guarantee and Trust Co. East 53d st. P M. Oct 11, due Oct 19, 1904, 5%. 2,000
Same to Arthur Lyman. Same property. Sub to last mort. Oct 11, installs. 1,175
Parsons, Susan J and Edwd S to Mary E Cortis. Schenck av, e s, 50 s Pitkin av, 25x100. Oct 21, 3 years, 6%. 1,000
Percival, John R to Martha Figge. East 14th st, P M. Oct 21, 3 years, 5%. 3,500
Same to same. Same property. Sub to last mort. Oct 21, installs. 6%. 1,500
Quaid, Daniel H to East Brooklyn Co-operative Building Assoc. East 14th st, w s, 150 s Av B, 50x100. Oct 23, installs, 6%. 750
Quinlan, Patrick to Henry T Jansen. Bristol st, e s, 475 s Sackett st, 50x100. Sub to mort \$500. Oct 17, 2 years, 6%. 1,500
Rocney, John to John Z Lott. Sherman st, n s, 200 e Prospect st, runs e 100 x n 75 x w 100 x s 75; 16th st, n s, 97.10 e 9th av, 28.6x95. Oct 24, due Nov 1, 1902, 5%. 1,500
Roth, Morris to Edward McGarvey and ano exrs will Samuel W Woolsey. Throop av. P M. Oct 17, 3 years, 5%. 2,100
Rappel, Annie to Harriet H Petty. 2d av, s e s, 60.2 n e 55th st, 20x100. Oct 18, 3 years, 6%. 2,000
Same to Henry Kellehdodt. Same property. Oct 22, 3 years, 6%. 200
Ryerson, Jacob mortgagor to Mary T Gallagher. Declaration that mortgage is reduced to \$1,500. Oct 18. —
Ratner, Louis to Title Guarantee and Trust Co. Osborn st, e s, 100 n Sutter av, 25x100. Oct 21, 3 years, 5%. 7,500
Resnicoff, Moris, Max and David to Leopold Levv. Graham av, n e cor McKibbin st, 25x100. Oct 15, 3 years, 6%. Corrected as of Oct 16. 3,000
Schanz, John W to Morris Salzman. India st, n s, 434.6 e Franklin st, 22x100. Sept 20, 3 years, 6%. 3,000
Shea, Jennie and Wm J to Title Guarantee and Trust Co. Van Brunt st. P M. Oct 16, 3 years, 5%. 2,000
Shipway, Benjamin to Josephine Thomas. Conselyea st, s s, 50 w Graham av, 18.9x100. Oct 21, due Oct 1, 1902, 5%. 1,500
Spicer, William and John to Francis Biegen, Jr. Woodbine st, s e s, 425 n e Bushwick av, 25x100. Oct 15, due May 20, 1904, 5%. 2,500
Saladino, Joseph to Henry J Vogel. Pacific st, n s, 340 e Buffalo av, 3 lots, each 20x100. 3 mortg, each \$3,500. Oct 19, 3 years, 5%. 10,500
Stadler, Fredk B to Wm L Flanagan managing director. Myrtle av, No 798. Lease. Oct 18, demand, 6%. 451
Stacy, Chas E to Geo W R Matteson and Natalie B Brown exrs John N Brown. 9th st. P M. Oct 17, installs, 5%. 6,600
Schoeppner, John to Title Guarantee and Trust Co. East 7th st, e s, 120 n Ditmas av, 40x120.6. Oct 17, 3 years, 5%. 2,750
Shadbolt, Elizabeth to Otto Lang. Hart st, n s, 162.6 e Tompkins av, 18.9x100. Oct 17, 3 years, 5%. 3,250
Silverstone, Abraham and Meyer to Annie P Hasbrouck. 42d st, s e cor 2d av, 16.11x100.2. Oct 14, 3 years, 5%. 4,000
Sloan, James T, N Y, to Title Guarantee and Trust Co. Av U, n e cor East 12th st, runs n 165.7 x e 102.6 x s 60 x e — x s 105 to Av U, x w 119. Oct 2, due Jan 2, 1902, 6%. 1,500
Smyth, Geo W to Title Guarantee and Trust Co. Fulton st, w s, cor w s South Portland av, runs s 93.2 x w 100 x n 75.6 x n e 73.6 to Fulton st, x s e 70. Oct 18, installs, 5%. 6,500
Straubel, Hermann to Luther G Corwith. Noble st, n s, 440 e Franklin st, 25x100. Oct 16, 3 years, 6%. 1,000
Strong, Edward R to Bond and Mortgage Guarantee Co. East 32d st, e s, 100 s Av F, 100x102.6. Oct 18, demand, 6%. Build n r loan. 7,150
Shaw, Robert and Ruth M to Webster D Hibbard. 40th st, n s, 120 w 12th av, 20x95.2. Oct 22, 3 years, 5%. 2,300
Spinello, Antonio to Harry C Roberts. 35th st, s w s, 200 s e 3d av, 20x100.2. Oct 22, installs, 5%. 1,200
Smith, Chas H to Christina D Hamilton. 13th av, w s, 70 s 37th st, 20x100. Sept 30, 3 years, 5%. 2,500
Same to Henry S Sturdevant trustee Benj Bryer. 13th av, w s, 90 s 37th st, 20x100. Sept 30, 3 years, 5%. 2,482
Tierney, Michael J to J Percival Hunting. 8th av, s w cor 18th st, 72.3x18. Oct 22, 5 years, 5%. gold, 1,000
Same to South Brooklyn Building and Loan Assoc. Same property. Oct 22, installs, 6%. 1,500
Titcomb, Virginia C to Whitman W Kenyon. Lafayette av, n s, 67 w South Oxford st, 22x100. Oct 22, 3 years, 5%. 7,000
Same to Benj F Blair. Same property. Oct 22, demand, 6%. 2,138
Treshman, Chas G to Williamsburgh Savings Bank. Jefferson st, n w s, 150.5 s w Evergreen av, 30.11x100x29.8x100. Oct 22, 1 year, 5%. 2,000

EHRET'S SLAG ROOFING

The "Standard" Roof for commercial, manufacturing, railroad and other large buildings. Applied and guaranteed by
COMMONWEALTH ROOFING CO., 100 William Street, New York

Turner, Robert J and Addie G Sinclair to Clara Koster. Palmetto st, s s, 40 w Ridgewood av, 20x80. Oct 21, due April 1, 1902, 6%. 600
 Timko, John to Title Guarantee and Trust Co. North 6th st. P M. Oct 17, 1 year, 5%. 400
 Von Buren, Marie M and as extrx Gustave A Von Buren to Christiana A Biele. 44th st, s s, 358.8 e 3d av, 16.8x100. Oct 19, demand. Error. 6%. 250
 Van Name, Wm C to Nicholas J Porzelt. Evergreen av, s w s, 20 s e Harman st, 20x80. Oct 19, 3 years, 5%. 450
 Wade, Mary J wife of Geo B to Jurgen F Burdewick. South 3d st, s s, 25 w Berry st, 25x88.6x26x83.6. Oct 15, due July 12, 1904, 5%. 500
 Wilhelm, John and Karoline to Matthew Kaicher. Stanhope st, s e s, 123.11 s w Wyckoff av. 2 lots, each 25x100. 2 morts, each \$1,000. Oct 19, 5 years, 6%. 2,000
 Wiley, Joseph L to H Loring Ehlers. Sumner av. P M. Oct 21, due July 1, 1903, 6%. 1,000
 Wandell, John C to Bond and Mortgage Guarantee Co. New Utrecht av, w s, 22.3 n 64th st, runs n w 100.5 x s w 20 to 64th st x n w 20 x n e 87.6 x s e 20 x s w 47.3 x s e 90.8 to av x s 22.3. Oct 22, demand, 6%. 2,500
 Walker, Frances H and Robert H to Matilda W Bruce. Flatbush av, n e cor Winthrop st, runs e 250.7 x n 106 w 20 x n 16 w 87.5 x s 35 w 153.4 to av x s 87.7. Oct 18, 1 year, 5%. 5,000
 Williams, Cath A to Hart B Brundrett. St Johns pl, n s, 184.7 e 7th av, 20x100. Oct 21, due Nov 1, 1906, 5%. 5,000
 Wintersmith, Ernest B, N Y, to Henry W Allen. Sumpter st. See Cons. Oct 21, demand, 6%. 1,000
 Worthington, Robert to Amy F Dykes, Jamaica, L I. 54th st, n e s, 300 s e 8th av, 80x100.2. Sept 27, omissions. 800
 Worth, Jacob to Title Guarantee and Trust Co. East 22d st, w s, 100 n Av C, runs n 160 w 287.1 to Flatbush av x s 200.5 x e 174 x n 40 x e 100; East 22d st, e s, 180 n Av C, runs e 200 to East 23d st x n 20 x w 100 x n 120 x w 100 to East 22d st x s 140; East 23d st, w s, 13 n Av C, 47x100x—x100; East 23d st, e s, 180 n Av C, runs e 100 x s 20 x e 100 to Bedford av x n 40 x w 100 x n 213.3 to Canarsie av x w 40 x s 94.7 x w 60 to st x s 140; Bedford av, w s, 60 n Av C, 80x100; East 25th st, e s, 160 n Av C, runs e 100 x n 237.5 to Canarsie av x e 60 x s 95.5 x w 160 to East 25th st x s 140; Av C, n w cor East 26th st, 100x140; Av C, n e cor East 26th st, runs n to Canarsie av x e to Rogers av x s to Av C x w— to beginning; Rogers av, e s, 80 n Av C, 80x105; East 28th st, w s, 200 n Av C, 40x100. Oct 19, due Oct 23, 1904, 5%. 10,000
 Walsh, Margt J to Title Guarantee and Trust Co. St Nicholas av, s w cor Greene av, 20x90; St Nicholas av, s e cor Greene av, 40x90. Oct 22, 3 years, 6%. 1,750
 Woods, Mary to Reuben M Raymond. Bay 22d st. P M. Oct 23, installs, 6%. 750
 Young, Margaret mortgagor with Henry Blohm. Extension of mort. Oct 18. nom

MORTGAGES—ASSIGNMENTS.

October 18, 19, 21, 22, 23, 24.

Arrowsmith, William trustee William Browning to Title Guarantee and Trust Co. 4,250
 Alexander, Rosie M by George Alexander guard to John W Kimball Treasurer of Kings County. nom
 Arnold, Charles to Sophia Reinacher. 2,400
 Baiz, Esther and Rebecca to John M Wellbrock. nom
 Brooklyn Lumber Co to Title Guarantee and Trust Co. 9,693
 Baker, Tammisin M R, Tarrytown, N Y, to Title Guarantee and Trust Co. 7,673
 Belknap, Emmet to Grace S Van Horn and ano exrs Aliene Van Hern. nom
 Burdick, Elizabeth to Aggie C Foley exr will Mamie E Cruse. 500
 Brown, G Melville to Camilla J Brown. nom
 Belancowsky, Abraham to Sophie V Minasian. 575
 Bleil, Geo F to Frederick Bleil. nom
 Bleil, Frederick to Geo F and Louise F Bleil. nom
 Butterfield, Emma J extrx Edwin L Butterfield to De Witt Bailey. 9,000
 Same to same. 10,000
 Same to Julia B Gilbert, Summit, N J. 12,000
 Bailey, De Witt to Emma J Butterfield. 9,000
 Same to same. 10,000
 Coombs, Samuel, Allenhurst, N Y, to Francis B Williams admr Francis B Williams, dec'd. 6,000
 Same to same. 2,500
 Continental Ins Co, N Y, to Joseph Negrein. 400
 Cohen, Clarence M to Benj and William Cohen. nom
 Desbrock, Herman to Zachariah O and Walter H Nelson. 700
 Dawson, Anna E to Title Guarantee and Trust Co. 5,000
 Ehlers, H Loring to Eli H Bishop. nom
 Farrell, Michael to Isabella C Biglin. 450
 Figge, Martha to Geo H Roberts. 3,500
 Gray, Jane to James R Gray. 1,500
 Garner, Anna to Wm F Garner, Jr. Assigns 4 morts. nom
 Gray, James R to Janie M Graham. 1,500
 Guenther, Pauline V to Christina J Hamann. 3,000
 Gleason, Robt W to Amanda L Hill. 500
 Hart, Charles, Emeline E Brower et al exrs James C Brower to Title Guarantee and Trust Co. 2,500
 Heiser, Joseph to Mathilda F Kiefer. 1,500
 Hinrichs, Alfred E to Elisabeth A Hinrichs. 3,150
 Hassan, Nellie S to Josiah H Edwards. 758
 Krakower, Henry, N Y, to Fanny Krakower. nom
 Keeler, Samuel admr Lewis H Bailey to Arvilla P Keeler. nom
 Lawyers Title Insurance Co, N Y, to Riverhead Savings Bank. 4,000
 Lockmann, Jacob K and ano exrs Cath W Bruce to Matilda W Bruce, N Y. nom
 Lawrence, Geo A to John L Shea. 3,500
 Lake, Agnes to Henry Blohm. 1,500
 Mayer, Emil L and ano exrs Ida Mayer to Emil L and Belle Mayer. Assigns 3 morts. nom
 Mason, Eliza extrx Peter Mason to Henry Blohm. 1,000
 Muller, Chas S to Johann E Nidecker. 2,000
 Miller, Ida to Title Guarantee and Trust Co. 3,500
 Madden, Mary A to Title Guarantee and Trust Co. 4,000

Mount, Maria L to Title Guarantee and Trust Co. 2,500
 McLaughlin, James to Title Guarantee and Trust Co. 20,000
 Same to same. 10,000
 Nishman, Isaac to Wolf Nishman. 400
 New York State Mortgage Bank and Savings Assoc to Kate Foster. nom
 Ogden, Kate T to Jerome J Stanton and Chas A Brewster firm of Stanton & Brewster, Painted Post, N Y. Assigns 2 morts. nom
 Pelletreau, Florence E to Kate Kaiser. 500
 Pearse, Margt V extrx J Lansing Pearse to Margt V Pearse. nom
 Same to Eliz B Pearse. nom
 Patterson, Sarah C extrx Chas J Patterson to Title Guarantee and Trust Co. 3,350
 Philip, James J to Geo E Godward. nom
 Peed, Chas N to C Frederick Lehmann. Also assigns judgment. 3,500
 Ruden, Elizabeth to Charlotte E Northridge. 1,000
 Rexer, William to Gottlob Muller or Mueller. 900
 Reis, Rose to John W Kulenkamp. 2,000
 Roura, Joseph to Sophia Reinacher. 4,000
 Spence, Wm W and Robt M to Theo T Sweeney. nom
 Schumacher, Henry J et al exrs, &c, Henry Schumacher to George Dorn and Rosetta his wife. 1,000
 Smith, Isaac et al exrs Cath A Suydam to Forrest W Gallison and ano exrs James W Gallison. 1,633
 Spies, Henry H and Sarah B exrs will John R Spies to Sarah B Spies and as legatee will John R Spies. nom
 Stackhouse, James to Sackett & Lang. 500
 Stitt, John H and ano exrs Benjamin Parker to Ira R Parker. 4,000
 Same to same. 1,800
 Same to Jane A Westervelt. 4,000
 Same to same. 3,500
 Sander, Philip to Simon Bergman. nom
 Schuchhardt, Mary and Christian to Frederick and Mary Schoppa. 4,000
 Schlachter, Henry and Joseph Barudio to Edwd D Krusa. 410
 Stephens, Benj F to Bedford Co-operative Building-Loan Assoc. 2,750
 Toulmin, Julia to Charlotte Handley, Middlebush, N Y. 2,400
 Taylor, Frank K, N Y, to Josephine Chedsey. 1,500
 Tasker, Fredk H trustee to Fredk H Tasker and Wm J Kennedy. nom
 Title Guarantee and Trust Co to Long Island Loan and Trust Co. 11,000
 Same to Hamilton Trust Co. 1,700
 Title Guarantee and Trust Co to Constantia A P Scott. 1,750
 Title Guarantee and Trust Co to William and Caroline A Buhler trustee will Daniel Buhler. 1,000
 Same to Bowery Savings Bank. 5,000
 Same to same. 4,000
 Same to Manufacturers Trust Co. 62,500
 Same to Richard M Hoe and ano trustees. Assigns 2 morts, each \$2,500. 5,000
 Same to Emma J Keeler. 3,000
 Same to Eva B Edwards. 600
 Same to Mary G Aekman. 2,300
 Same to Hulda H Stewart. 700
 Same to Charles Wood admr estate Mary H M Wood. 4,000
 Same to Long Island Loan and Trust Co trustee for Frank F French will John French. 8,000
 Same to Hamilton Trust Co. 3,000
 Same to Mary C Vincent. 3,500
 Same to Edgar W Abbot and ano trustees will Eliot McCormick. 4,500
 Same to Bowery Savings Bank. 6,000
 Same to Emma J Keeler. 12,000
 Same to Charlotte Nesmith. 1,750
 Willis, Mary S extrx Townsend C Willis to Mary S Willis. 1,000
 Same to same. 1,500
 Same to same. 1,200
 Same to same. 1,600
 Woodcock, Mary C and ano admrs John B Cotte to Hamilton Trust Co trustee for Sarah E Rayen. Assigns 2 morts. nom
 Same to same trustee for Agatha W Franklin. nom
 Same to same. Assigns 2 morts. nom

PROJECTED BUILDINGS.

The first name is that of the owner; ar't stands for architect; b'r for builder.
 All roofing material is tin, unless otherwise specified.

1614—East 31st st, e s, 140 and 172 n Newkirk av, two 2-sty and attic frame dwellings, 18x28, 1 family, shingle roof; total cost, \$4,000; E R Strong, East 28th st and Flatbush av; ar't, B Driesler, 1432 Flatbush av.
 1615—East 31st st, e s, 204 n Newkirk av, similar dwelling; cost, \$2,000; ow'r and ar't, same as last.
 1616—Leonard st, e s, 50 n Frost st, 2-sty frame office, &c, 25x48, gravel roof; cost, \$2,500; M Cohen, 386 Leonard st; ar't, B Finkenseiper, 134 Broadway.
 1617—93d st, s s, 150 w 3d av, 2-sty and attic frame dwelling, 20x36, 1 family, shingle roof; cost, \$2,500; Ellen C Redden, 3d av and 92d st; ar't, W Bell, 3d av and 92d st.
 1618—Pacific st, s s, 400 e Franklin av, 4-sty brk flat, 4 families, steam heat; cost, \$15,000; J J Magilligan, 56 Berkeley pl.
 1619—Pacific st, s s, 421.6 e Franklin av, two 4-sty brk flats, 39.4 x96.6, 8 families; total cost, \$40,000; ow'r and ar't, same as last.
 1620—East 15th st, w s, 180 s Av I, 2-sty and attic frame dwelling, 28x20, 1 family; cost, \$2,100; Mrs Margt Anderson, 840 6th av; ar't, S A Dennis, 150 Nassau st, N Y.
 1621—Etna st, n w cor Crescent st, four 2-sty frame dwellings, 20x35, 2 families; total cost, \$8,000; W Hoffman, on premises; ar't, C Infanger, 2590 Atlantic av.
 1622—Bay 8th st, w s, 200 s Bath av, 2-sty and attic frame dwelling, 24.6x37, 1 family, shingle roof; cost, \$3,700; Mrs Helen L Johnson, on premises; ar't, J C Niebel, 59 Court st.
 1623—Flatbush av, w s, 245.9 s Woodruff av, four 3-sty brk dwellings, 25x55, 2 families; total cost, \$20,000; ar't, W A A Brown, Flatbush av and Midwood st; ar'ts, Lawton & Field, 234 Broadway, N Y.

DYCKERHOFF PORTLAND CEMENT.

E. THIELE, Sole Agent, 99 John St., New York.

1624-52d st, s s, 150 e 14th av, 2-sty and attic frame dwelling, 22 x32, 1 family, shingle roof; cost, \$3,500; C C Firth, 473 14th st; ar't, T Bennett, 198 53d st.
1625-Neptune av, s s, 900 e Ocean Parkway, frame shed, 13x13; cost, \$50; H Taylor, on premises.
1626-Graham av, e s, 15 n Varet st, 2-sty brk offices, 25x25; cost, \$7,000; H Epstein, 78 Graham av; ar'ts, Sass & Smallheiser, 23 Park row, N Y.
1627-Surf av, n e cor West 23d st, 2-sty frame tenement, 36x83, 3 families, gravel roof, steam heat; cost, \$7,000; Barbara Gallagher, West 8th st; ar't, E H Brinkerhoff, Neptune av and West 17th st.
1628-East 42d st, w s, 257 s East Broadway, 2 1/2-sty frame dwelling, 24x43, 2 families, shingle roof; cost, \$4,500; W E Harman, 256 Broadway, N Y; ar't, I B Ellis, 154 Montague st.
1629-1st st, e s, 100 s Webster av, 1-sty frame shop, 18x22; cost, \$150; P Keenan, Coney Island av and Av H; ar't, T Woolsey, 1st st near Webster av.
1630-Chestnut st, w s 247 s Jamaica av, frame wagon shed, 22x50; cost, \$850; W C Clements, 123 McDonough st; b'r, W Richter, 2332 Pitkin av.
1631-80th st, n s, 460 w 19th av, 2-sty and attic frame dwelling, 22x30, 2 families, shingle roof, steam heat; cost, \$3,600; C C Aeschliman, 4th av and 54th st; ar't, T Bennett, 198 53d st.
1632-80th st, n s, 340 w 19th av, similar dwelling, 26x45; cost, \$4,500; ow'r and ar't, same as last.
1633-4th av, e s, 300 s Garfield pl, 1-sty brk shop, 18x36, gravel roof; cost, \$300; M Jourdan, 273 4th av; b'r, Cornelius Dohnitz, 317 4th av.
1634-East 37th st, e s, 297 n Av J, 2-sty frame dwelling, 20x30, 1 family, shingle roof; cost, \$2,500; C Crook, 848 Quincy st; ar't, G Hitchings, 848 Flatbush av.
1635-Watkins st, e s, 62 s Belmont av, 3-sty brk bakery and dwelling, 33x22.6, 2 families; cost, \$7,000; J Leino and M Cohen, 121 Osborn st; ar't, L Danancher, 256 East New York av.
1636-Stone av, w s, 175 s Blake av, 3-sty frame store and dwelling, 20x38, 2 families; cost, \$2,500; J Spiegelmann, Watkins st and Dumont av; ar't, same as last.
1637-East 19th st, w s, 160 n Voorhies av, 2-sty and attic frame dwelling, 25x45, 1 family; cost, \$4,500; O F Finnerty, on premises; ar't, M Foley, Homecrest av and Av V.
1638-Richmond st, n w cor Etna st, 1-sty frame carriage house, 34 x16; cost, \$150; Minnie Greensword, 60 Richmond st; ar't, C S Drake, Richmond Hill, L I.
1639-9th st, n e cor Gowanus canal, brk shed, 120x240, corrugated iron roof; cost, \$12,000; Tartar Chemical Co, on premises.
1640-East 2d st, w s, 100 s Av F, 2-sty and attic frame dwelling, 26x42.6, 1 family, shingle roof; cost, \$4,800; J Eberhdng, 417 3d st; ar't, H C Haugeard, Richmond Hill, L I.
1641-Pptnam av, n s, 80 e Hamburg av, four 2-sty and basement brk flats, 20x51.6, 2 families; total cost, \$12,800; J Clement, on premises; ar'ts, L Berger & Co, 300 St Nicholas av.
1642-Varet st, s w cor White st, 1-sty frame shed, 15x75, tar paper roof; cost, \$150; Iron Clad Mfg Co, 179 Cook st; ar't, P Tillion, 121 Meserole av.
1643-Engert av, n s, Leonard to Eckford st, lumber shed, 172x20, tar paper roof; cost, \$300; Meisel Dannowitz & Co, on premises; ar't, P Tillion, 121 Meserole av.
1644-Voorhies lane, n s, 300 w Ocean av, 1-sty frame storehouse, 15x120, gravel roof; cost, \$3,000; D Heffner, Voorhies av and East 23d st; ar't, A R Koch, 26 Court st.
1645-Park pl, s s, 175 e Washington st, brk lumber shed, 35x16; cost, \$50; Johnson & Ingald, 470 Park pl.
1646-West 15th st, e s, 325 n Mermaid av, 2-sty frame store and dwelling, 20x48, 1 family, gravel roof; cost, \$1,500; G Sylvester, on premises; ar't, H D Whipple, Surf av and West 8th st.
1647-84th st, n s, 100 w 3d av, two 2-sty and attic frame dwellings, 20x40, 1 family, shingle roof; total cost, \$7,000; Charles Williams, 413 47th st; ar't, W H Abbott, Jr, 66th st near 13th av.
1648-Ocean av, n w cor Av T, 2-sty and attic frame dwelling, 34x33, 1 family; cost, \$12,000; H D Whipple, East 19th st and Av T; ar't, A W Pierce, 1127 Flatbush av.

ALTERATIONS.

1495-East 15th st, w s, 316 s Av W, interior alterations and new foundation; cost, \$300; P Gillen, East 14th st and Neck road; b'r, W Bennett, Av W and Ocean av.

1496-Beverley road, n s, 200 e East 8th st, new foundation and add frame sty; cost, \$250; G Bonner, 827 Beverley road; ar't, Alex Miller, 822 Beverley road.
1497-Lafayette av, s w cor St James pl, repairs and build bay window; cost, \$1,200; L Mollenhauer, 823 President st; ar't, R Dick, 164 52d st.
1498-3d av, n e cor 35th st, 1-sty brk extension, 23.4x21.6; cost, \$500; H Burns, 54 Macon st.
1499-Chester st, w s, 140 s Sutter av, add new frame sty; cost, \$500; W Campbell, on premises; ar't, L Danancher, 256 East New York av.
1500-Thatford av, n w cor Blake av, 1-sty frame extension, 9x18; cost, \$200; J Hertowitz, on premises.
1501-Cumberland st, w s, 225 n Myrtle av, brk wall; cost, \$100; J W Wallace Co, Grand av near Fulton st.
1502-East 34th st, e s, 320 n Av G, 1-sty frame extension, 11x4; cost, \$149; W A Wilson, on premises; ar't, R Von Lehn, 1564 New York av.
1503-Degraw st, s s, 120 e Hoyt st, move frame church, brk piers; cost, \$100; Rev J S Duffy, Hoyt and Sackett sts; ar't, J G Miller, 314 Kosciusko st.
1504-Flatbush av, e s, 51.3 s Carlton av, 2-sty frame extension, 19x15; cost, \$1,000; P F Brady, 351 Flatbush av; ar'ts, Lawton & Field, 234 Broadway, N Y.
1505-7th av, w s, 138 n 88th st, raise building, brk foundation; cost, \$200; E Neubaar, on premises; ar't, J Singlehurst, 359 80th st.
1506-Glenmore av, n w cor Atkins av, interior alterations on church, &c; cost, \$250; Wesleyan M E Church, on premises; b'r, J Greenwood, 2954 Fulton st.
1507-Newell st, e s, 250 s Norman av, 2-sty frame extension, 6.10 x10; cost, \$500; H Geiero, 101 Oakland st; ar't, J D Eggert, 599 Leonard st.
1508-Arlington av, s s, 40 e Jerome st, 2-sty frame extension, 20x8; cost, \$500; F Ehlers, 176 Arlington av; ar't, C Infanger, 90 Glen st.
1509-New York av, s e cor Av E, 1-sty brk extension, 34x9, and interior alterations, boiler and engine rooms; cost, \$2,000; Flatbush Water Works, Flatbush av and Lenox road.
1510-Pearl st, e s, 50 n York st, 2-sty brk extension, 25x40, soda water factory; cost, \$2,000; H S Plaut, 160 Pearl st; ar't, A Ullrich, 371 Fulton st; b'rs, J Kennedy & Son, 177 Front st.
1511-Park pl, n s, 80 w West 1st st, interior alterations; cost, \$25; Louis Gottlieb, Surf av and West 11th st.
1512-Skillman st, w s, 165 s Willoughby av, add brk sty; cost, \$500; W Burke, on premises; ar't, F Carlin, 26 Court st.
1513-Sands st, n s, 150 w Hudson av, interior alterations; cost, \$150; A Bopf, 211 Sands st; ar't, R Dixon, 213 Montague st.
1514-Sutter av, s s, 75 e Watkins st, 1-sty frame extension, 5x32; cost, \$100; S Swiddler, on premises; ar't, L Danancher, 256 East New York av.
1515-Rockaway av, e s, 25 n Glenmore av, interior alterations; cost, \$150; N J Coyne, Stone and Belmont avs.
1516-Thatford av, e s, 100 s Blake av, 1-sty frame extension, 20x30; cost, \$300; R Goldstein, on premises.
1517-Dean st, n s, 250 w Utica av, 1-sty frame extension, 9x12; cost, \$100; B Bryon, 1695 Dean st; b'r, N P Larsson, 305 Chauncey st.
1518-West 16th st, w s, 200 n Mermaid av, 1-sty frame extension, 14.6x9; cost, \$60; Joseph Martuge, West 16th st; ar't, J Von Hograf, Cottage pl, Coney Island.
1519-President st, n s, 100 e Nostrand av, move building, stone foundation; cost, \$100; B Freuel, 1201 President st; ar't, W Matthews, Washington av and Parkway.
1520-Frost st, s s, 150 e Leonard st, interior alterations; cost, \$50; P Orlando, 102 Frost st.
1521-11th st, s s, 150 e 5th av, interior alterations; cost, \$25; E Hoffmann, foot of Bay 44th st.
1522-Pacific st, n s, 125 e Hoyt st, add brk sty; cost, \$700; S G Frost, on premises; ar't, P McMurray, 1134 Fulton st.
1523-Throop av, e s, 50 s Walton st, 2-sty brk extension, 25.7x45.3, church; cost, \$2,500; J Muenreith, 124 Moore st; ar't, W B Wills, 17 Troutman st.
1524-Rogers av, e s, 175 s Av C, 2-sty frame extension, 10x16; cost, \$300; E Schwarz, 1121 Rogers av; ar't, H L Butler, 202 B'way.
1525-Bergen st, s s, 100 w Ralph av, move building and repairs; cost, \$250; Mrs Mary Burke, on premises; b'r, C Reschke, 1794 Bergen st.
1526-Kent av, w s, 100 n De Kalb av, 1-sty brk extension, 24x21.8; cost, \$400; G F McAdam, Caton av and Parade pl; ar't, A W Pierce, 1127 Flatbush av.

JUDGMENTS.

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

Table with 2 columns: Date (e.g., Oct.) and Judgment details (e.g., 18 Attietwed, Christian-E P Sands...\$130.41).

Table with 2 columns: Judgment details (e.g., 22 the same-W D Davies expr...215.23) and Amount.

Table with 2 columns: Judgment details (e.g., 21 Feldman, "John"-S Glass...229.39) and Amount.

JOHN C. ORR & CO. India, Java and Huron Sts. and East River
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Telephone, 23 Greenpoint
Lumber of all Kinds for Builders

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- 22 Jenkins, David—Henrietta L Baker. 70.30
- 18 Killian, Jos P—Union Stove Works. 139.30
- 21 King, Mary C—F A Crandell. 102.77
- 22 Kiefer, Charles—Adelheid Longeman. 715.98
- 22 Kroenke, Fred'k H—J A Noone. 239.90
- 23 Kramer, Hyman—H Sophrin. 625.88
- 23 Keheler, John—J N Robbins Co. 107.63
- 24 Kyle, Thos F—T B Thomas. 267.78
- 18 Lazerkowitz, Philip—S Glass. 111.74
- 18 Lee, Wm C—P Redo. 641.05
- 18 Lent, Aaron R—Susie M Lent. 96.90
- 19 Lanchantin, Cariebelle D—Richman, Robson & Co. 467.28
- 19 Lundy, Fred.—S Carragher. 7.57
- 22 Lazerkowitz, Philip—S Glass. 229.39
- 22 Longenecker, David P—T W Woods. 46.07
- 24 Litchfield, Geo H—K Atkinson. 95.91
- 24 Lyons, James—J May. 268.78
- 24 Liebeskind, Leon A & Henic—Mary R Foster. 823.85
- 18 McKie, Ellen—M Rabinowitz. 49.20
- 19 Manneschildt, Jacob—T G Knight. 448.14
- 21 Mapes, Marian L and Demorest H—Pelham Heights Co. 2,206.85
- 21 Merritt, Wm J—Plumbing Supply Co. 323.12
- 21 the same—H P Ball Mfg Co. 657.70
- 21 Manning, John J, Prest Local Union 471, United Brotherhood of Carpenters and Joiners—Christian Johnson. 225.07
- 23 McNamara, Michl C—E W Walker, guardn. 122.54
- 23 the same—Cath L Freeman. 132.14
- 23 Mitchell, Edmund H—F W Ford. 62.4
- 23 McNamara, Sylvester J ex Michl C Freeman—E W Walker, guardn. 122.50
- 23 the same—Cath L Freeman. 132.14
- 24 McCutcheon, William—Margaretha Randall. 80.37
- 24 Mason, James H—Isaac L Miller. 383.76
- 24 Meggs, Fannie G—W H Taylor. 1,473.15
- 22 Nalin, James J—M Seitz. 3,724.31
- 24 Norton, Frank M—V F Pelletreau. 141.10
- 18 Powell, Garwood W—G A Carrer. 2,803.64
- 18 Paulen, Jacob—H Simms. 300.51
- 19 Phillips, John—NY & N J Tel Co. 50.0
- 21 Pfarrer, "Alice"—G F Yates. 117.85
- 21 Patz, "Robert"—A W Merill and ano. 51.60
- 21 Pettit, Franklin—Plumbing Supply Co. 323.12
- 21 the same—H P Ball Mfg Co. 657.70
- 23 Pierce, James A—J Cremins, and ano. 330.69
- 23 Pitkin, Sali.—H Sophrin. 625.88
- 18*Roerber, Herman—Frances M Carroll. 38.47
- 19 Reilly, John—Isaac Hupert. 335.07
- 19 Russell, Edward, *George, Jr. and Walter—J J Jeffards. 157.33
- 21 Randolph, Anna F—Bank of Jamaica. 114.62
- 22 Ransweiler, Henry C—M H Levy and ano. 144.59
- 23 Rucker, Henry—Margt Rucker. 78.85
- 23 Ryan or Ryon, Daniel—C Emmel. 47.33
- 23 Randall, Geo U—L S Hoyt. 534.58
- 24 Rae, Robert—V F Pelletreau. 141.10
- 18 Shields, Emma B—C B Dewey Co. 73.91
- 18 Stewart, "Helen"—B F H DeWitt. 41.61
- 19 Stearns, "James"—M J H Longenecker. 110.82
- 19 Swimm, Clinton T—Lillian G Johnson. 35.07
- 21 Simmonds, Chas M—S Glass. 229.39
- 21 Slee, Henry C—C L Clair. 1,772.06
- 21 Shaftel, Lazarus, *Louis and *Samuel—W Solomon. 167.16
- 21 Sanders, Wm E—Feltman & Magners. 123.31
- 21 Scherrer, Nicholas—W S Hurlley. 511.36
- 21 Shaeffer, John C—W Norath and ano. 186.97
- 21 Soper, Wm R and Fred H Schroeder. J Cosgrove and ano. 1,847.41
- 23 Schaefer, Herman F and Mary—Van Brunt, Maynard & Co. 221.65
- 23 Schoonover, Barden R admin John Schoonover—Nellie A Heeis. 215.16
- 24 Schiebin, Edward—Minck Bros & Co. 664.66
- 21 Thompson, Wm H and Jacob S—E P Wheeler et al. 2,280.78
- 21 the same—the same. 1,582.38
- 22 Taylor, William—Ella M Mooney. 1,861.45
- 24* Taylor, Alexander—Edgar Bros & Co. 375.23
- 19 Van Nostrand, Arthur B—Johnson & Reed. 134.55
- 22 Weinstein, "Richard"—S Glass. 229.39
- 22 Wollenberg, Louis—Wenzel & Heitner. 28.74
- 22 Warden, James S—L I R R Co. 157.18
- 23 Warde, Frederick—H J Sables Co. 83.00
- 18 Zimmermann, Margaret and John—Fahie Berkeley. 194.07

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- 18 State Electric Light & Power Co—N L Cocheu. 17,344.12
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 - 18 Metropolitan St Ry Co.—D Muller. 654.19
 - 18 New York, City of—P B Hassett. 104.50
 - 21 Camm Watch Case Co.—Nassau Bank. 511.22
 - 21 William J Merritt Co—Plumbing Supply Co. 323.12
 - 21 the same—H P Ball Mfg Co. 657.70
 - 22 Brooklyn Height R R Co.—P Shears, admr. 190.14
 - 22 the same—E Kramab. 751.53
 - 22 Nassau Elec R R Co—Maria Quiek. 425.50
 - 22 Brooklyn Heights R R Co—J Wright. 27.35
 - 24 Metropolitan Lodge No 3 I O O F—Dailey & Son. 196.15
 - 24 New York, City of—E Scholz. 94.12
 - 24 the same—Emma Schmiemann. 244.42

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1901.

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CITY.

For Mayor,

EDWARD M. SHEPARD.

For Comptroller,

WILLIAM W. LADD, JR.

For President of the Board of Aldermen,

GEORGE M. VAN HOESEN.

For Justices of the Supreme Court,

ROBERT A. VAN WYCK,
MORGAN J. O'BRIEN,
CHARLES H. KNOX,
CHARLES W. DAYTON.

For Judge of the City Court,

JOHN P. SCHUCHMAN.

COUNTY.

For Sheriff,

JOHN T. OAKLEY.

For County Clerk,

GEORGE H. FAHRBACH.

For District Attorney,

HENRY W. UNGER.

For Register,

FRANK J. GOODWIN.

For President of the Borough of Manhattan,

ISAAC FROMME.

For Coroners,

EDWARD T. FITZPATRICK,
EDWARD W. HART,
JACOB E. BAUSCH,
ANTONIO ZUCCA.

BOROUGH OF THE BRONX.

For President of the Borough,

LOUIS F. HAFFEN.

For Coroners,

THOMAS M. LYNCH.
JOHN ROGGE.

SATISFIED JUDGMENTS.

Oct. 18, 19, 21, 22, 23, 24.

Ahern, Jeremiah—H Von Glahn Bros.	1901.	\$218.07
Ammann, John—Kath Wollney.	1901.	164.00
Baldinger, Louis—Birmingham Brass Co.	1901.	331.02
Dexter, Fred'k C—J C Durland.	1901.	53.36
Drier, Ludwig—H B Scharmann.	1891.	1,882.75
Edwards, Geo W—E L Hollywell.	1897.	53.35
Furlong, Henry J—A H Peacock.	1900.	63.02
Hanshaw, Elisha, Jr.—Bridget T Cunningham et al.	1899.	204.07
Same—same.	1899.	90.73
Hart, Frieda—Birmingham Brass Co.	1901.	331.02
Houghton, Harriet L—L E Malone.	1891.	32.24
Kupferman, Oscar—Birmingham Brass Co.	1901.	331.02
Maass, G Henry—J C MacEvitt.	1901.	98.25
Maurer, Ulrich and Louis—P J Donohue.	1900.	234.22
Marcks, Louis H—D A Ziccardy.	1901.	104.32
Miller, Marie—M S Koch.	1901.	511.82
Mashin, Daniel—Sayville Steamboat Co.	1899.	1,404.42
Moll, Gerard and Pauline—American Baptist Home Mission.	1900.	551.65
Same—same.	1900.	566.55
O'Connell, John J—A H Peacock.	1900.	63.02
Peacock, Alex—H J Furlong and ano.	1900.	273.07
Randall, Charles—D C Coblens.	1900.	186.35
Same—Malcom Bwg Co.	1891.	522.20
Reilly, John—Feldman & Weinstein.	1901.	217.26
Schnugg, Francis J—Birmingham Brass Co.	1901.	331.02
Travis, James H—Trustees J Travis.	1901.	104.91
Vogt, Charles and William—H D Watson, Receiver.	1900.	21,549.01
Welz, John—M W Wood.	1899.	95.82
Same—same.	1901.	118.27
Same—same.	1899.	1,140.19
Wilcox, Wm R as trustee, &c—Margareta Weisser et al.	1901.	159.33

CORPORATIONS.

Brooklyn Union Elevated R R Co & Brooklyn Heights R R Co—J Finley.	1901.	443.97
Same—same.	1901.	93.22

MECHANICS' LIENS.

Oct. 18.

Washington av, w s, 100 s Lemon st, 25x50, Wallabout Market.	Wm B Tubby & Bro agt Luhr Horstmann	\$112.77
St Charles pl, n w cor Degraw st, 90x90.6.	Audley Clarke agt Mary A and Thos K Timony.	808.39
East 39th st, w s, 277.6 n Av E, 40x100.	L Bossert & Son agt Frederick and Karoline Schmidt.	399.62
Bergen st, s w cor Kinston av, 90x100.	Hyman Schulman agt Libbie W and Clinton W Swimm.	186.00
Stone av, w s, 100 n Belmont av, 50x100.	Abraham Corn agt Joseph Rabinowitz.	27.00
Marion st, s s, 100 e Hopkinson av, —x—.	Alex Tumbetta agt Wm R Brown.	336.80

Oct. 19.

Knickerbocker av, s e cor Cornelia st, 100x100.	Patk J Johnson agt Jos A Burr and Frank N Shell.	9.81
Marion st, s s, 100 e Hopkinson av, 100x100.	Same agt William R Brown	96.36

Oct. 21.

Marion st, s s, 100 e Hopkinson av, 100x100.	Bryan G Green agt Wm R Brown.	250.00
Dean st, n s, 100 e Kingston av, 100x107.2.	Otto E Reimer Co agt Benj C Raymond.	1,200.00
East 52d st, w s, 305 s Church av, 40x100.	David E Morris agt David C Vail and Thos Henry.	222.17
Pacific st, No 354, s s, 225 e Hoyt st, 25x100.	James Pollack agt "Mary" Brandenstein and Bernard Miller.	40.08

Oct. 24.

Sterling pl, s s, bet Underhill and Washington avs, 17 houses.	Cambridge Tile Mfg Co agt Wm H Reynolds and Frances & Wm J Howden.	1,649.27
Glenmore av, w s, 96 s Thatford av, 25x96.	Morris Neufeld agt Ida Neufeld and Isaac Rudnick	600.00
5th av, n e cor 47th st, 25x100.	Patrick McCabe agt Georgiana G W Wendell and Wilhelm Brill	143.00

ORDERS.

Oct. 21.

Pitkin av, n s, and Hopkinson av, 100x210.	Rosenberg & Silverman on Bond & Mortgage Guarantee Co, to pay Audley Clarke.	\$700.00
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SATISFIED MECHANICS' LIENS.

Oct. 17.

Hawthorne st, n s, 400 w Nostrand av, 240x100.	Feldman & Weinstein agt John Reilly.	(Oct 1). \$975.00
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Oct. 18.

Ocean av, e s, 77.8 s Av C, 50x105.	Commonwealth Roofing Co agt T Joseph Sinnott.	(Aug 19). 187.00
12th av, n e cor 39th st, 24.2x100.	Herbert G Rockwell agt John H Gass.	(Sept 24). 320.00

Oct. 19.

St Charles pl, w s, 90 6 s St Johns pl, 90 6x87.6.	Geo C Hatfield agt Chas H Smith.	(Aug 6, 1901). 108.92
St Marks av, s s, 129.6 e Ralph av, 20x127.9.	Thomas Richards agt Kate and Alfred Ogden.	(Aug 7). 30.00
St Marks av, s s, 149.6 e Ralph av, 20x127.9.	Same agt same.	(Aug 7). 10.00

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Oct. 21.
Pacific st, Nos 1963 to 1973, n s, 340 e Buffalo av, 120x100. Morris Tarasky agt Joseph Saldino. (Aug 10.)270.00
Pierpont st, No 54. Wells F Gardner agt Mary A Corey et al. (Oct 17.)236.00

Oct. 22.
13th av, w s, 50 s 37th st, 60x100. N Schneider & Son agt Chas H Smith. (Feb 1.)87.45
12th av, n e cor 39th st, 24.2x100. Thos H Sherman agt John H Gass. (Sept 26) Partial discharge.
Clarkson st, No 123, n s, 432 w Rogers av, 25x 121. Norton & Gorman agt Fredk W Lade and James Deighan. (Sept 30.)293.12

Oct. 23.
13d av, extending from Atlantic to Pacific st, 180x100. C Ayea agt Henry J & Abraham H Brown. (Sept 21)49.00
Glennmore av, s w cor Thatford av, 25x100. Shapiro & Wright agt Isaac Rudnick and Ida Neufeld. (Aug 19)374.00

GENERAL ASSIGNMENTS.

Oct.
18 Rosenberg, Morris (residing at 379 Park pl, retail clothier at 481 and 483 Fulton st) to Samuel H Spear.

CHATTEL MORTGAGES.

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

Oct. 17, 18, 19, 21, 22, 23.

MISCELLANEOUS.

Abrams, J. 16 Duffield..T F Ryan. \$105
Acton, J. 118 John..Fannie R Acton. Ma-
chinery. 3,400
Ackerson, W B. 823 Lafayette av..Sybil A
Ackerson. Drugs. nom
Ariel Rowing Club. Water front near Crop-
sey av..Alwin R Buechner and ano, trustees.
Lease Boats, &c. Secures bonds. 5,000
Aste, J S. 210 Canal..Van Allens & B.
(R) 35
Awison, or Owison, Harris. Canarsie..W
Rosenblum. Cows, &c. 100
Arfsten, T F..H A Mehdan. (R) 950
Bergman, L. 222 Johnson av..Bennett & G.
Siphons. 138
Betzold, L. 466 3d av..Minck Bros & Co.
(R) 500
Berkowitz, W L. 254 Bay Ridge av..Natl C R
Co. 80
Bell, J P. 158 Montauk av..R A Holeke. Bar-
ber Fixtures. 218
Binder, A. 460 Watkins..M Steinman. Milk
Wagon, &c. 300
Bonanno, J. 1100 3d av..T N Bowles. Barber
Fixtures. 90
Brandt Bros. 286 5th av..Nat C R Co. 170
Brownson, H P. 39 Harrison, N Y..Fuchs &
Lang Mfg Co. Machinery. 375
Crewe, Emma..Josephine Sabbosue. (R) 600
Curran, A J..J M Quimly. Coffin Wagon. 500
Collison, J P & Co. 17 Willoughby..Babeock
P P Co. (R) 440
Duffy, A. 112 Court..Nat C R Co. 80
Davis, J B and J B Jarvis..H French. Horses.
115
De Biase, C. 1987 Atlantic av..G Sucher. Bar-
ber Fixtures. 460
Deterling, W D. 350 Nostrand av..E Rose.
Grocery. 2,500
Di Candia, G. 37 Benton..F Hamburger. Cows.
308
Druckerman, S A & Bro. 2582 Fulton..A Mietz.
Gas Engine. 175
Duckman, B. 512 Broadway..M E Sanford.
Pool Table, &c. 300
Ferraro, L..T N Bowles. (R) 358
Feindt, J. 470 Atlantic av..P Gerken. Gro-
cery. 1,300
Fiening, H. 28 Graham av..Nat C R Co. 80
Francke, J P. East 5th and Vanderbilt av...
same. 170
Francis, J R. 56th st, near 3d av..D Macy.
Wagon. 135
Fuhrmann, F A. 497 St Johns pl..Marie
Zibbelin. Horse, &c. 300
Foley, W J. 1064 Atlantic av..Nat C R Co. 80
Greenus, A. 212 9th av..J Lewine. Drugs. 571
Garber, H. 176 Osborn..W Rosenblum. Mov-
ing Van, &c. 50
Geslenberer, E C. 69 Ten Eyck..Champion
Button-Hole Machine Co. Machine. 200

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Catalogues on Application

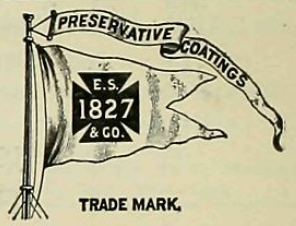
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Harvey, E and Semken. 120 41st..Ruwe Bros.
(R) 228
Harrison, J. 67 Moore..J Koerner. Wagon. 50
Henns, J H. Glenmore av and Milford st..Nat
C R Co. 105
Hoepfer, C and V Biswurm. 1454 DeKalb av.
I Hcepfer. Horses, &c. 200
Hoffmann, W. 214 Howard av..F Oschmann.
Bakery. 500
Hirshfield, M H. 263 Broadway..J A Whelen.
143
Hunter, Lucinda. 1147 Hancock..Estey & S.
Organ. 100
Hullen, B. 458 Hudson av..Nat C R Co. 195
Heyes, A. 3 Gates av...same. 110
Iserns, E. 73 Hamilton av..Nat C R Co. 95
Jensen, N. 693 6th av..W J Solomon. Press,
&c. 300
James, S R. 555 Fulton..Kline Chair Co. Re-
volving Chairs. 265
Joyce, Cath. 240 Cherry, N Y..J E Peters.
Trucks, &c. 8,000
Karch, P. 44 Floyd..R A Holcke. 143
Kelsey, W H..J E Kelsey. Coal Barges. 4,000
Kelsey, Wm H..Samuel Duncan and Julia E
Kelsey. Coal Barges. 4,000
Kirse, P. 998 Fulton..G Toune. Grocery. 900
Kleine, E. 686 Myrtle av..H L Meyer. (R) 2,250
Knap, H E..G A Ohl & Co. Machinery. 100
Kneuer, R. 138 Lorimer..G Sucher. Barber
Fixtures. 40
Kraemer, C F. Broadway and Ellery..G F
Bottman. Drugs, &c. 2,200
Kromer, Isaac. Sutter and Stone avs..J Mar-
shall. Ice Wagon, &c. 50
La Femina, P. 90 Navy..G Galiani & Son.
Barber Fixtures. 639
Levy, C. 297 Warren..Yetta Bernstein. Soda
Fixtures, &c. 145
Linck, E J. 24 Graham av..Laura Linck. Fur-
riers Fixtures. 1,180
Lundberg, Charlotte. 1011 Fulton..R F Stevens
Co. Confectionery. 578
Luongo, A. 104 Greenpoint av..D Marra. Bar-
ber Fixtures. 85
Mastrocola, C. 76 North 7th..Schunk & Ogg.
Barber Fixtures. 133
Martin, F..Kings Co L A. Horses. 100
McGuire, B. 689 5th av..Nat C R Co. 145
Neitsch, F A W..F W Miller. (R) 928
Maloney, H..Peoples L A. Truck, &c. 30
Mankel, H. Bushwick av and Weirfield st..H
Schomaker. Horses, &c. 800
McCormick, J. 63 John, N Y..Babeock Print-
ing Press Co. Press. 2,600
McNaughton, P..C Smith. (R) 314
Nickenig, C..A Busch. (R) 8,000
Paris, G. T N Bowles. (R) 103
Palmieri, F. 327 Myrtle av..G Galiani & Son.
Barber Fixtures. 424
Parsons, H. 31 Nassau, N Y..S Parsons. Office
Furnishings, &c. 900
Pearsall, G F..E & H T Anthony & Co. (R) 331
Phail, G A. 68 West..F E Scofield. Machin-
ery. 1,700
Prince, A. 170 Cook..J Koerner. Wagon. 150
Raunheim, L. 26 Court..G Ricard. Office
Furnishings, &c. 375
Reich, Frieda. 18 Yates pl..C Katz. 247
Roes, W O. 50 Clifton pl..L & H J Schroeder.
Grocery. 4,500
Rudden, M. 132 Wyckoff..Nat C R Co. 170
Ruckwarger, M & Son. — Manhattan av.
J Koerner. Wagon. 105
Rinck, J..Fidelity L A. Butcher Fixtures. 50
Schuyler, O..Ella E Smith. (R) 83
Simon, M..C H Reynolds & Sons. (R) 900
Smith, A J. 497 Henry..C Rheims. Horse. 190
Saitta, M. 42 Sands..C Mastrocola. Bar-
ber Fixtures. 112
Salzman, I. 149 Washington av..Nat C R Co.
120
Sacco, G..T N Bowles. (R) 142
Schroeder, W. 119 Harrison av..Nat C R Co. 100
Schor, N. 203 Maujer..F Oschmann. Bakery.
300
Sharlach, A W. 221 Myrtle av..E J Rieser &
Co. Store Fixtures. 309

Silverman, A. 41 Seigel..H Silverman. Sew-
ing Machines, &c. 200
Slutzky, M. 91 Osborn..A J Sluplakoff. Soda
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Scheuer. Grocery. 1,000
Wassermann, Dora. 71 Blake av..Bennett & G.
Siphons. 235
Wanz, C. 268 Himrod..J Schemmer. Store
Fixtures. 50
Wahl, G. 477 Atlantic av..Nat C R Co. 90
Wiener, C. 60 Leonard..G Hersh. Soda Fix-
tures. 240
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Butcher Fixtures. 35
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Vinton, W. 23 Beekman, N Y..Babeock P P
Co. (R) 624
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Restaurant. 298
Boernsen, C A F. 499 Marcy av...O Huber.
(R) 2,700
Beye, H. 1488 Flatbush av..Consumers P B.
2,000
Bentley, M H & W F Revoire. 899 Bdwy.
..O Huber. License. —
Boemmermann, H..North Amer B Co. (R) 138
Buckley, J. 706 Myrtle av..S Liebmanns Sons.
900
Clarke, J. 235 Sands..J Everards B. 2,000
Carroll, W P. 175 Prospect cor Gold..Claus L
B Co. 750
Davison, S. 594 Broadway..Excelsior B Co.
(R) 400
Feyer, B and J Wener. 98 Graham av..H B
Scharmann & Sons. 1,350
Flynn, J J. 21 Columbia..P Ballantine. (R) 550
Friedman, J. 49 Bogert..Diogenes B Co. 487
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 Lange, C L. 241 Driggs av...O Huber. (R) 800
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 Olsen, J. 533 Atlantic av...Malcom B Co. (R) 1,000
 Otten, H. 148 4th av...J Everards B. 2,000
 Palumbo, A. 115 Columbia...Excelsior B Co. 950
 Petri, J. 61 South 2d...Burger B Co. (R) 1,500
 Price, E W. 253 Atlantic av...O Huber. (R) 2,000
 Purnhagen, W & H. 108 Reid av...Consumers B Co. (R) 2,500
 Reilly, J. 53 Sands...Danenberg & C. (R) 2,600
 Roth, M. 149 Washington...Diogenes B Co. 175
 Skelly, J J. 1612 Broadway...H D Berner & Co. Pump, &c. 42
 Stadler, F B. 798 Myrtle av...W L Flanagan. 451
 Shelley, C G. 658 Washington av...S Liebmanns Sons. 550
 Vogel, S. Lawrence av, near Ocean Parkway...Congress B Co. 200
 Wittich, H. 239 Franklin...H Wittich Jr. 2,000
 Ziolkowski, S. 387 Oakland...P Doelger. 576

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 Bates, Agnes S. 817 Bergen...D J Langton, Jr. 136
 Bagley, Mary. Natl L A. 200
 Baumann, Kate. 76 Devoe...J Michaels. 231
 Bergold, Eva. 128 South 9th...J Michaels. 119
 Berenberg, Lena. 22 Kossuth pl...F Grassman. 398
 Berch, H...Peoples L A. 100
 Buckley, T J. 446 Bergen...J Michaels. 113
 Burchera, L...Kings Co L A. 100
 Camerick, D A. 521 Myrtle av...Brooklyn L A. 150
 Close, T M...Mutual L A. 110
 Collins, R J. 1316 3d av...D J Langton, Jr. 115
 Connors, Margt. 199 Hoyt...J Michaels. 169
 Connor, Minnie. 48 Bainbridge...Sarah Luitchild. 550
 Collin, G T. 79th st...Estey & S. Organ. 300
 Connolly, P J. 113 Starr...J McEnery. 202
 Costello, T F. 811 Cleveland...J Michaels. 124
 Cranch, E. 85th st, near 17th av...Brooklyn L A. 100
 Canavello, B J. 153 Pierrepont...Boynton & Co. 639
 Denike, Mary A. 322 Stuyvesant av...J Michaels. 207
 Dewey, Mary E. 65 Rapelye...Cowperthwait & Son. 107
 Donchue, Annie. 300 Nicholas av...same. 114
 Easson, Minnie. 255 59th...Treacy & T. 137
 Eberts, J. 1063 Myrtle av...Cowperthwait & Sons. 121
 Elsasser, M. 216 Prince...S Baumann. 135
 Engelbrecht, C. 691 Myrtle av...S Baumann. 130
 Evans, D. 2 Willow...J Michaels. 243
 Elliott, J P. 159 Calyer...same. 184
 Ennis J J...Kings Co L A. 200
 Emmett, Jennie...Kings Co L A. 100
 Finlay, Julia. 775 Halsey...J McEnery. 111
 Gardner, Eliz...Kings Co L A. 200
 Gibney, Eliz...Kings Co L A. 200
 Griffin, H M. 100th st, near 3d av...J Michaels. 173
 Hawkes, J. 428 Park pl...J Michaels. 186
 Holft, Maggie F. (91 Hancock)...same. 160
 Hayes, Edra. 1343 Fulton...same. 255
 Hocknell, Eva. Canaris Grove and East 92d st...same. 192
 Hamilton, A. 95 Adelphi...J McEnery. 113
 Hartigan, Mary...Peoples L A. 124
 Hagan, T...National L A. 100
 Hill, Josephine. 76 Rockaway av...J Michaels. 109
 Holberg, Charlotte C. 315 East 49th...Garvey Bros. 330
 Hess J B. 86 South 8th...J Michaels. 123

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