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A BROADER, stronger and a somewhat more active stock market this week has had a decidedly encouraging effect on Wall Street sentiment. While undoubtedly there was much professional operation it was not wholly of that character, though there is no evidence that the elusive factor called the public is in the market. All kinds of reasons were given for the improvement. It was said that the well-known Boston operator had begun a bull campaign and that a pool had been formed in United States Steel. But in the light of events an advance in prices is strictly logical. Even when there were advances in the morning session succeeded by declines in the afternoon there was decidedly a better tone at the close. The principal features were Union Pacific, Amalgamated and Reading. Europe, too, seems to be in the market for our stocks again. Foreigners are surprised at the equanimity with which the American markets have viewed the loss of about \$25,000,000 gold in the course of four weeks and the unconcern with which the prospect of further losses next month is regarded in Wall Street. As the Record and Guide pointed out in this column last week, the serenity of the market, if it happens to be quiet at the time, is no longer disturbed by the shipment of a few or even many millions of the yellow metal from these shores to Europe. The outlook financially abroad is much brighter than it was at the beginning of June, Paris, Berlin and London being much more cheerful, partially the reflection of favorable condition on this side. Certainly the splendid earnings report of Atchison, which showed an increase of more than \$1,350,000 in gross and of more than \$330,000 in net, and the belief that this year's crops will at least be average, may have something to do with the more confident tone both at home and abroad. The report that Mr. E. H. Harriman was shortly to resign all his offices in the Union Pacific Railroad Company and to go abroad for his health is said to have caused considerable buying by some operators who recently have been entirely out of the market. Call money rates continued to stiffen, touching six per cent. on Thursday. Time funds are also higher. These higher rates, while not encouraging to real estate and building interests, are neither unusual nor unexpected at this time of year in view of the enormous July disbursements that will be made by industrial, railroad and other companies, which makes a demand for money and causes holders to ask higher rates.

THE price which the city has agreed to pay for the building of the Staats-Zeitung and its site affords another illustration of the difficulty of appraising special parcels of New York real estate. Probably this is the highest price per square foot which has ever been paid in New York City for a plot of this size. The lots on the corner of Wall and Broad Streets, and on Herald Square, which brought over \$300 a square foot, contained less than 1,000 square feet. Nevertheless it cannot be said that the city is paying more than the property is worth. Mr. Ridder could probably have obtained as much from a private purchaser, provided he could afford to wait for the man or the company who needed the plot to come along. The point is, not

that the city has paid too much for the property, but that in all such cases, the tax assessor is confronted by an almost impossible problem. The Staats-Zeitung property was assessed at \$1,000,000 and brings \$1,650,000. If the Tax Department had assessed the property at \$1,500,000 last year, its owners would have been furiously indignant, and would doubtless have carried the case to the courts, and they would have done this in spite of the fact that they valued the property in their own minds at over \$1,500,000. Everybody must admit that in the present instance the Tax Department is not to blame, in case the property is under-assessed. It is almost impossible to determine the value of such a special piece of property; and if expert appraisers had been called in their appraisals might well have ranged between \$1,300,000 and \$1,800,000. Moreover all real estate in advancing speculative neighborhoods is in very much the same condition, and the margin to be allowed for possible error should be equally as great. It is just because their task is so difficult that the deputy assessors should have access to every available means of information bearing upon real estate values. They should know the price at which every parcel of property in their district has been sold, and private purchasers should be compelled to furnish this information under oath. In any one instance the price at which a parcel sells does not determine the value, but taking a number of such instances together, these prices are the most useful information the tax assessor can possess.

Governor Hughes and His Work.

THE Legislature, which has just adjourned, accomplished more useful work and did less harm than any similar body that has sat at Albany in a great many years, and this result was due almost exclusively to the personal influence of one man, Governor Hughes. Almost everything which the Legislature accomplished of public benefit was not merely instigated by the Governor, but was forced on the legislative body by the public opinion which Mr. Hughes rallied to his support. The most important measures which were passed without the Governor's instigation, such as the teachers' salary bill, and the two-cent fare bill, were of no public benefit, and were very properly vetoed by Governor Hughes. The latter did not secure from the Legislature the whole of the program laid down in his first annual message; but his most important recommendations were enacted into laws. The net result of the session has undoubtedly been a great personal triumph for the Governor. His will and his conception of public policy have prevailed, and it has prevailed in spite of the active opposition of the regular Republican political machine. A better illustration could not be desired of the way, which under our American political organization, the necessary reforms will have to be accomplished. Reforms will rarely originate in American legislative bodies and will not willingly be accepted by them. Congressmen and Assemblymen always represent small districts, and a body of these district delegates represent not the whole state or the whole nation, but merely a collection of districts.

The official who is elected by the whole body of voters is the man who represents the interests of the state or the nation as a whole. This is the condition of things at Washington, and in all the States that have been sufficiently aroused to elect an executive pledged to a reforming platform. Our Legislatures do not represent the people as a whole. In all matters pertaining to the general popular interest they are the creatures of the political machine which made and can unmake them.

Governor Hughes' success in forcing his program through the Legislature carries with it a corresponding responsibility. If possible the Governor should remain at his post until his reform measures have been fairly tested and their good or bad effects have been fully revealed. The Governor is not merely responsible for the Public Utility bills, but under the terms of this legislation he is also responsible for the successful operation of the new laws. The commissioners are to be appointed by him, and are removable by him, and he should remain in office a long enough time to make sure that the commissioners are carrying out the law in a just and efficient manner. One term is not sufficient for this purpose. He should remain in office for at least one additional term, and he himself should refuse to allow his name to be used in any other connection. If he should actively seek, for instance, a presidential nomination, he would in effect be betraying the confidence which the people of New York state have reposed in him. Under his advice they have insisted on the passage of the most thorough-going and drastic body of legislation regulating franchise corporations, which has yet been enacted by any state. The wisdom of this legislation is at least an open question. The Record and Guide does not wholly like it, because it divides responsibility between the public commissions

and the private corporations, and systems of divided responsibility rarely work well. There is at least a grave danger that private capitalists will not invest their money in enterprises, over which they can exercise subsequently no effective control, and if this danger is averted it will only be by extremely skillful management on the part of the commissions. They must somehow make the public believe that its interest is being promoted, while at the same time doing nothing to damage the confidence of private capitalists. We do not envy them the job, and inasmuch as Governor Hughes has imposed it upon them, it is only fair that he should, if he can, remain at the helm until the issue becomes clear. As soon as it is certain that his machinery of legislation will serve both of its conflicting purposes, his responsibility will be over, but thus far the people of the state merely have the guarantee of the unquestionably excellent intentions with which the legislation was drawn. Before he retires it is up to the Governor to make these intentions good.

In case Mr. Hughes does remain in office it is much to be hoped that he will also consider seriously the matter of state and local taxation. Next to finding a solution for the complicated problem of corporate control, he could not do the state a greater service than by the improvement of its system of taxation. During the two terms of ex-Governor Odell, and the one term of the late Governor Higgins, the sources from which the state derived its revenues were radically transformed. The general state tax on property was practically abolished, and the state revenues were collected entirely from special taxes. It looks as if these special taxes would be sufficient to meet the expenses of the state for some time to come—even if the state should have the interest on a much larger canal and road debt to pay. But the responsibility of the state does not cease when it has provided for its own revenues. Its laws prescribe local systems of taxation as well as the general state system; and the means whereby the local revenues are raised are of much greater importance than the means whereby the state revenues are raised. Indeed, as the state commission appointed by the late Mr. Higgins recently pointed out, state taxation is really an incident of local taxation, and should be so treated. But our system of local taxation is wholly unsatisfactory. It has been somewhat improved by the exemption of mortgages from taxation, except when recorded; but the glaring inequalities and inefficiency of the personal property tax remains. As it stands, this personal property tax is tolerated only because it is evaded. It is unjust in principle, and practically forces business men to be dishonest. No doubt it will be extremely difficult to find any sufficient substitute for the revenue which the cities and the towns raise from this source. The State Commission failed utterly to accomplish this object; and the extent of the failure is a sufficient indication of the difficulty of the task. But if the state cannot accomplish its duty in this respect it might at least pass the responsibility on to the local governing officials. It might at least allow the local bodies some effective option in matters of taxation. The objection to local option in respect to taxation is very much smaller than it used to be, now that the state derives its revenue from special taxes, and the state government should either reform the system of local taxation or else pass the responsibility for reforming it on to the local governments. Governor Hughes is in an extraordinarily good position to accomplish a desirable alteration in the system of local taxation. His prestige is such that any well-advised plan emanating from him will have an unusually good chance of success; and he should devote hereafter his unusual talents as an originator of legislation to this all important matter.

A Possible Remedy.

To the Editor of the Record and Guide:

The too frequent occurrence of cases, which often reach the courts, but more often do not, in which a justly earned commission is deprived a broker after the exercise of much labor and loss of time, and the use of his professional knowledge, by the device of dummies and circumlocution to deprive him of justly earned commissions, prompts this communication, with the hope that it may result in a much needed reform and a blacklisting of those who make the real estate broker a mark of their dishonest practices. Such methods are well known to be practiced by several prominent real estate men and even by large realty corporations; it is even known that some such corporations are allied with certain favored brokers who do what is possible to deprive other brokers of justly earned commissions to their own enrichment.

We suggest that the Record and Guide should print every case that is brought into the courts, get an accurate report of the proceedings, with the final adjudication. Publicity is the most potent weapon for the cure of such evils, and will unfailingly accomplish the desired result. All that is necessary is to let in the light. A correct report of all such actions, giving the

names of the parties involved, will do more to weed out these parasites of the real estate business than anything we can imagine.

We suggest that the Record and Guide establish a column for this purpose, and it is quite certain that there will be greater hesitancy in committing such dishonest practices upon the part of those who are in the habit of indulging in them. Besides being a warning to the unscrupulous it will be highly instructive to those interested in real estate as brokers, speculators and investors.

The only pity is that it will not prevent all the cases of dishonest practices that the law cannot reach. Probably your readers may have suggestions to make pertinent to this subject.

W. & J. GOLDBURG.

A Prediction.

To the Editor of the Record and Guide:

Let me predict the future of the following indicated land—Fifth av to Lexington av, 96th st to 110th st—now covered so largely by undesirable flats (some of them new, I know). This property will fall into the hands of the mortgagees, as I believe it is largely held on "air." It will never pay an average, fair income to those who will acquire it under foreclosure. It certainly is and will be unreliable as to income, as the shifting, changing, bad or wretched wear and tear by careless tenants will disgust the new owners. And then will happen what should have happened, the natural improvement will follow, a continuation of Fifth, Madison and Lexington avs of the first-class residences, similar to the recent revolution or evolution from the fifties to the eighties. Probably many will not agree with me, but I can easily see the future as I predict it.

OLD NEW YORKER.

Deal Beach, N. J., June 25, 1907.

"Slicing a Skyscraper."

"The famous Singer Building at Liberty st and Broadway is going under the knife. Its top is to be sliced off and three additional stories sandwiched in between the seventh and eleventh floors."

So runs a story in the general press. The strangest thing about this operation is the amount of discussion it has caused. Some one called it "a surgical operation," and the phrase seems to have caught the popular fancy.

The original Singer Building was 11 stories high. The company built an addition on Liberty st, called the "Bourne Building," which is 14 stories high. It was decided to make the other addition on Broadway also 14 stories high, so there was nothing to do but to raise the height of the old building. As the upper three stories of the old building consisted of a frieze and mansard roof, the three additional stories could not be put on without taking these stories off, or at least the front of them, and carrying up the general wall surface in harmony with what is below. The stone work of the frieze and dormers, and the metal work of the mansard, are to be taken down and replaced above the new work.

By far the most difficult part of the operation about which no one has spoken was the strengthening of the supports and foundations, which were proportioned to the original load they were to carry. To do this it was necessary to introduce new columns, with independent foundations, in some places to bear the new load, and in other places to relieve the old walls and columns of part of the load which they now carry, so that they may be able to take the weight of the new floors. These new supports had to be introduced while the building was occupied without disturbing the tenants. The work has been done at night and on holidays without the least disturbance to any one and without making any dirt in the offices. It now remains to take down the upper part of the front, build in the new wall and replace the part taken down; also lengthen out the elevator shafts without interference with the elevator service.

Before beginning the work, every step in the operation was thought out and planned for, both as regards the method of procedure and the time required to perform the work. The most difficult part has already been done exactly in accordance with this prearranged programme, and Mr. Flagg thinks the rest will follow in the same way. It has been a most difficult feat of construction, and no doubt has caused Mr. Flagg more trouble and thought than the building of the 612 ft. high addition, which is straightaway work.

Mr. Mordecai on the Money Situation.

In canvassing the subject of the mortgage market as affecting Manhattan realty, Mr. E. Mordecai, of A. L. Mordecai & Son, 135 Broadway, Manhattan, said that in his opinion there is plenty of money for good loans on bond and mortgage. The difficulty at present is to secure the right kind of applications. The class of security most acceptable by lenders at present, he further stated, includes elevator apartments, business property, and tenements in thickly populated districts, upon which loans are readily obtained at liberal percentages of their appraised value.

The Assessment of Real Estate in the City of New York

By HON. LAWSON PURDY

President of the Department of Taxes and Assessments

THE BLOCK SYSTEM of recording deeds forms the basis of the assessment system in the boroughs of Manhattan, the Bronx and Brooklyn. It is complete in Manhattan, in the territory west of the Bronx River in the Bronx, and in all but a small part of Brooklyn. In the boroughs of Queens and Richmond, assessments are still made by ward divisions, but the block system will be extended as rapidly as possible. Under the block system the boroughs are divided into sections and sections into blocks by unchangeable boundaries, the numbers of sections and blocks being permanent. Blocks are divided into lots, numbered consecutively from one up within each block. When large parcels are divided and improved, or become subject to separate ownership, these lot numbers are subject to change. In such cases new lot numbers must be added and when parcels formerly assessed separately are consolidated by improvement with a single structure, some lot numbers are dropped.

Accurate maps are necessary as the basis of a good system of assessment, and these maps must undergo constant change as streets are opened, large tracts of land divided, and small tracts are consolidated into one parcel. For the use of the Deputy Tax Commissioners who make the assessments, maps are prepared identical with the office maps, which are bound into volumes of convenient size. Throughout the territory included in the block system the maps are made on a scale of fifty feet to one inch, and in the front of each volume there is a key map on a scale of from three hundred to seven hundred feet to the inch. In the territory not yet covered by the block system the maps are temporary and are commonly called "tentative maps." As these maps cover territory held in large parcels, much of it still farm land, the scale varies somewhat, being from eighty feet to two hundred feet to the inch. The length of all boundary lines is shown on the maps in feet and inches. On valuable lots of irregular shape, the area is shown in square feet, on larger parcels the area in lots, and on parcels containing several acres, in the rural parts of the city, the number of acres is marked on each parcel.

Beside his map books, each deputy has field books, which are almost identical with the annual record and, in addition, contain columns for the final assessed valuation for about seven years, and a wide column for remarks. The field book shows the name of the owner of each parcel, if known, the size of the lot, the number of houses on the lot, the size of each house, the number of stories in height, the street number and the lot number. Above each block appears the section and volume number, and the names of the streets bounding the block. Since 1903 both the field books and the annual record books contain a separate column in which is set down the value of the real estate unimproved. In the last column left for remarks, the deputy sets down all sales with the true consideration, if it can be ascertained, or notes of the probable consideration; all mortgages, with the name of the institution lending the money, if the institution is one which is limited by law to loans not in excess of a certain percentage of the market value; all recorded leases with the period and rental, and such other notes of rentals, asking prices and offers as can be secured and may be indicative of value.

When the deputy is thus equipped with map and field book filled with all available data, the value of the land per front foot for one hundred feet deep, or per lot 25x100, is set down at each point on each street where the value changes. In some cases the same unit of front foot value or lot value may obtain for the entire side of a square, and in others the value may increase or decrease at intervals as short as the width of a single lot. Having determined the unit of value, the actual value of each lot is very quickly ascertained and entered when lots are regular in width and depth. When lots are longer or shorter than 100 feet, the value is determined by the Neill or Hofman rule, and the Neill table is used to determine the value of a narrow lot of irregular depth when the lot unit of value has been employed. When several lots are held in one ownership, and the parcel is so situated that a suitable improvement must cover several lots, the property is worth more than an equal number of single lots, and an addition of about ten per cent. more or less is made for plottage. By entering on the field book, and often on the map itself, the units of value per front foot or per lot, comparison between the values of lots in the same neighborhood is very greatly facilitated. If the units were not employed, and the lots are of irregular shape, it would be necessary to make a computation for each lot in order to make any comparison, whereas, a comparison of units may be made

without further calculation, no matter how irregular are the parcels.

When the value of the land is ascertained and appropriately recorded the value of the buildings is next to be determined. A building can never have a greater value than the cost of replacing it, and the starting point for all buildings must be the cost of replacement. When this is determined, due consideration must be given to two factors; first, the suitability of the building for the site; and second, its depreciation from age and wear and tear. To determine the cost of replacement of a building, a method has been employed in the department for over twenty years, devised by the chief deputy in charge of the real estate department, which has been found in practice to be the best for the use of an assessor. While architects and builders frequently compute the cost of a building by applying an appropriate factor to the number of feet of cubical contents, this plan is not ordinarily practicable for assessors, who cannot ascertain the precise height of buildings. By studying different classes of buildings, it soon became apparent that the height between floors is nearly uniform for buildings of the same class, and as the ground area covered by each building is shown by the record book, the number of square feet of floor surface is readily computed. In making this computation it has been found best to disregard spaces left vacant for light and air, as such spaces are practically uniform for buildings of the same class. The number of square feet of floor surface in a building is ascertained by multiplying the number of square feet of one floor by the number of floors. Then it is only necessary to multiply this number by an appropriate factor to ascertain the cost of replacing the building. To ascertain the assessable value of any particular building, the factor of value cannot be more than the cost of replacement, but may be reduced to almost nothing in the case of a building unsuited to the site, or in a dilapidated condition.

The factors of cost are determined for practical use with reference to the record description of the size of buildings. If all the land is covered that may lawfully be covered the record shows "covered." In this case the size of the lot is regarded as the size of the building, and no allowance is made for vacant space for light and air. If a tenement is eighty feet deep, the width of the lot is multiplied by eighty, and in all cases where the size of the building is given the area covered is computed without allowance for air shafts. This simplifies the calculation and proper allowance is made for open spaces by reducing the factor of value. The following table shows the factors in common use for buildings in good condition and suitable for the sites on which they are placed:

Modern office buildings.....	\$4	to	\$8
Modern hotels	3.50	to	8
Elevator apartments	3	to	5.50
Flats	2	to	3
Ordinary stone or brick dwellings.....	3	to	5
Very costly dwellings.....	up	to	10
Frame dwellings	1	to	3
Lofts	1.50	to	3
Factories	1	to	3

The factor employed to determine the value of every building should be noted in the margin, so that the deputy can quickly compare the assessment of buildings in any part of his own district and in other districts. By the use of these factors comparisons are easy when applications are made for the reduction of assessments. These comparisons would require a separate computation for each case if the factors were not used, and this would be impossible in the limited time available. For example, if complaint is made that a new corner tenement is assessed too high, and the factor is \$2.25, it can be seen at once that the complaint is unfounded, unless the circumstances are very peculiar. Without the use of these factors of value such quick comparison could not be made at all.

By the use of unit land values and factors of value for buildings plainly set down in field books both deputies and commissioners are greatly aided. The system of maps and methods for determining values and keeping records, is the result of an orderly development under the direction of competent and faithful men, whose tenure of office is secure. No such results could be accomplished if the tenure of office were short and uncertain, as in many cities where the assessors are elected. The Deputy Tax Commissioners doing the most important work have served the city for ten to twenty-five years.

The best system is impossible without certain tenure, and time is necessary to ripen the experience and knowledge which are essential to the best use of any system, no matter how perfect.

To do first-class work as an assessor, a man must use intelligently a good system and he must have experience and a well-balanced judgment. Besides these qualities he must have the courage of his convictions and the determination to resist all influences inconsistent with his duty.

The equitable assessment of real estate is the very foundation of the city's credit and the basis of its economic welfare.

The Staats Zeitung Sale

THE award made in the case of the Staats Zeitung property is in realty circles considered fairly in line with the determined stand for equitable treatment of property interests that Mayor McClellan, Comptroller Metz and the Board of Estimate have again recently taken. An important and necessary piece of property for the City to own has been put into its hands for what is generally considered a reasonable price.

Speaking of the motives which actuate him in these matters, Mr. Metz remarked this week that so far as he was concerned he was simply trying to go ahead and straighten out such as he thought wrong, and to improve upon methods which do not appeal to him:

"Having no aspirations or political ambitions, I do not have to worry much about what I say, or how I say it, or whose feelings I hurt. The only thing I can get out of it is the satisfaction of knowing that I am trying to do the best I know how. If I meet with success, well and good. If I do not, I have still got the satisfaction, and that is all I am looking for."

In awarding the sum of \$1,650,000 for the Staats Zeitung property, the Board of Estimate apportioned \$1,200,000 for the land, \$400,000 for the building and \$50,000 for immovable machinery. For the purpose of taxation the Tax Department estimated the value of land and building last fall at an even million dollars, and the year before at \$775,000. There has been a great advance in the market value of property in that quarter within a few years.

Over and above what might have been considered by the generality of appraisers as a fair market value for this site, and for this building, there was an additional and peculiar element of value to be figured. The situation of the building was particularly adapted for a newspaper publishing house. It is doubtful that a site so well fitted for the line of business of the Staats Zeitung could be found in the city at any price, and it was better adapted to that utility than almost any other. To deprive the owner of this location was a hardship for which a sum representing only what this property would be worth for ordinary utilities would not have been a sufficient recompense. It was in the midst of other printing offices, adjacent to the seat of municipal government, near the post office, at the entrance to the Brooklyn Bridge, on the greatest current of travel, and in the very theatre of public action.

The building being a special construction, was worth more to the Staats Zeitung than to any other firm. As a mere money maker, it was not proportioned to the land, a safe general rule in that regard being that the cost of the building should approximately equal the cost of the land; but it suited the purposes of the owner and was worth its cost to him.

Another peculiar advantage of the location was its three-sidedness. Having frontages on three streets, it had a rare prominence, besides good light and accessibility. This is also an element of value particularly appreciated in the line of business in which the Staats Zeitung is engaged.

There being 5,776 square feet in the plat, the price given for the land without the building figures out \$207 a square foot. With the price allowed for the building included, the result is \$277 per square foot. Though the building may have been worth as a construction a greater sum than \$100,000, which the city assessors estimated, it was of a character unsuited to derive the best possible rate of income from the site, and hence not worth to any one else as much as to the Staats Zeitung. One year ago the Union Dime Savings Bank, a similar building on a plat having frontages on three streets, but in a different part of the city, was sold for an even million dollars, or at the rate approximating \$250 for land and building.

On the whole the city, without being generous, is considered to have rendered very exact justice. But it is now the business of the authorities to get the best possible return for the city from the site, and so doubly exhibit their business acumen.

Death of Mr. Kyle.

Mr. James Kyle, head of the real estate firm of James Kyle & Sons, 721 Lexington av, corner of 58th st, who died on June 21st, at his residence, 300 West 106th st, had been in the building and real estate business in New York City since 1855. For thirty years his office was at 610 Third av, between 39th and 40th sts. Mr. Kyle was one of the pioneers in erecting model tenements on the East Side. He is survived by his wife, one daughter and two sons, John M. Kyle and Harry B. Kyle, who will continue the business.

Method of Assessing Buildings.

AT the municipal election early in June the people of Wilmington voted on the following question: "Shall the Mayor and Council memorialize the next Legislature to enact a law providing for Wilmington, Del., the system of assessment of real estate which is now in operation in New York." The vote has just been announced. It was carried by more than ten to one. The vote being 8,280 for and 757 against.

On May 23d the President of the New York Tax Department, Hon. Lawson Purdy, on the invitation of the Mayor and City Council of Wilmington, delivered an address in the Council Chamber explaining the New York methods of assessment. In Wilmington the assessors are elected for short terms, and Mr. Purdy's description of the personnel of the New York Department came as a revelation when he said that the men in charge of the most important work have been in the city's service over twenty years, and that the present efficiency of the department was due to the faithful development of a settled policy.

Sample sheets of the maps, field books and record books in use in New York were exhibited and left with the Mayor for the benefit of the Wilmington assessing department. The accurate and scientific methods shown will be models for Wilmington.

The method of assessing buildings which has been in use in New York for over twenty years seemed a model of simplicity of universal application. Buildings are classified and appropriate factors determined for each class. The maps and records show the size and number of stories of each building. The number of feet of floor surface is then calculated and multiplied by the appropriate factor, the result being the value of the building.

With proper modification for depreciation the fair appraisal of buildings for assessment is made as easy as the nature of the case permits, while comparison is greatly simplified by entries in the field book showing the factor for each building. The separation of the land value from the total value was seen to be essential to a fair assessment, and the exhibition on the public records of this separation makes comparison easier, which would be practically impossible without such a separation of value. Wilmington by popular vote has acknowledged its debt to the City of New York.

Mr. Jenney's Career.

William L. B. Jenney, the Chicago architect who died in Los Angeles, was Chief Engineer of the Fifteenth Army Corps during the Civil War. He was one of the Board of Architects for the Columbian Exposition, and designed the Horticultural Building. During a world's congress of architects he was vice-chairman, and he held other positions of note in the architectural world. He retired in 1905 and went to Los Angeles to make his home. Mr. Jenney was born at Fairhaven, Mass., in 1832.

After graduation from the scientific school at Cambridge, Mass., in 1853 he entered the Ecole Centrale des Arts et Manufactures at Paris. His studies in France terminated at the beginning of the Civil War, when he volunteered for army service and was appointed captain additional aid de camp, being assigned to engineering duties at Cairo, Ill. Subsequently he served as engineering officer on the staff of General Grant from Cairo to Corinth, and at General Sherman's request was transferred to the latter's command and put in charge of the engineering works around Memphis. At the siege of Vicksburg Mr. Jenney was made chief engineer of the Fifteenth Army Corps and so remained until he resigned May, 1866. Two years later he went to Chicago and began his professional career.

Among his architectural works were the Union League Club, the Fair, Siegel, Cooper & Co.'s store, the Association building, New York Life building, Chicago National Bank building, Trude building and Fort Dearborn building.

Progress of the New Bellevue.

In appearance the new Bellevue Hospital will be a palace; in reality it will be a perfect modern hospital—airy, light and roomy. It will cover the site of the present buildings and another block to the north, stretching from 26th to 29th st and from First av to the East River. There will be room for 2,000 patients at once. Balconies and roof gardens will permit the open air treatment on a large scale. The New Bellevue is being built wing after wing. At the present time the foundations of the pathological department, on the corner of 29th st and First av are being laid. Two pavilions at 26th st and the East River are nearly finished.

The contract for fireproofing the pathological department wing has been let to the National Fireproofing Company, which recently secured the contract for fireproofing the ten million dollar infirmary at Manchester, England. The masonry walls of Bellevue will be self-supporting, and the columns and floor beams will be of steel. The floors and walls and column covering will be of hollow terra cotta blocks.

Aids to Business Making.

In no city in the world is the real estate man so well supplied with absolutely necessary information as in New York. For nearly forty years the Record and Guide has been the main-spring of realty office machinery, and it has raised the business to the dignity of a profession. This has been made possible by records. A man with adequate records KNOWS. He does not have to guess.

THE REALM OF BUILDING

Points on the Material Market.

All this spring Portland cement has continued in good supply for consumers and of moderate price.

There has been considerably activity in the market for cast iron pipe during the week, and several good-sized sales are reported. Among the contracts to be placed shortly are 6,250 tons for New York, 1,650 tons for Hoboken, and should funds warrant, an additional 20,000 tons for this city.

In speaking of the copper metal situation yesterday, John R. Stanton said: "There is no basis whatever for the reports that the leading producers of copper have been cutting prices. What the market will be a week hence, two weeks hence or a month hence, is something I do not know."

In hardwoods there is quite an amount of new stock coming on the market, which is relieving the shortage of the past few months quite materially, but the demand of the market for pretty much all of the hardwoods is such as to keep prices and supplies well absorbed. Poplar, plain oak, ash, birch and chestnut seem to be in first call, but the general list is in very fair demand.

Eighty-three cargoes of Hudson River brick were taken up last week, indicating that as much brick building is being prosecuted as in any previous year at this time. Yet wholesale quotations for good brick have fallen to an average of \$6.50. For inferior grades there is almost no demand at all, which is evidence of the general good quality of work in hand.

There has been a much better tone to the lumber market during the week, and, despite the fact that plans filed with the building department have not been up to expectations, dealers say there will be a much better business coming forward during July. There was a little more inquiry during the week, and quotations which have been shaded in some cases recently have stiffened perceptibly. Among the features of the week is the good demand for spruce and some good orders have been booked.

Steel Frame of the Metropolitan Tower Started.

Operations on the new 48-sty tower of the Metropolitan Life Building, southeast corner of Madison av and 24th st, to this date are not far behind the schedule time set down by the architects, Napoleon Le Brun & Sons. The structural features of the steel skeleton for the tallest office building yet undertaken are, of course, a matter of some interest to engineers and builders all over the world. Several of the corner and interior columns which foot on cast-steel and iron-beam grillages of varying sizes, reaching down to solid rock, are now in place, pointing above the sidewalk level. The base of the largest corner column put in is 7.5 ft. sq. and 3 ft. high, and the grillage upon which it rests is made up of one tier of 20-inch iron beams and three tiers of 24-inch iron beams, 12 ft. square at the bottom. All these grillages are encased in concrete. The largest corner columns weigh about one ton per lineal foot. To the double wings of the wall columns are connected two parallel horizontal wall girders which are to perform the double duty of wind-bracing and floor beam support. Below the 11th story both girders will be of built-up-sections but above the 11th story the inside girders will be changed to an iron beam. In another month the iron-work, it is estimated, will reach to the third story, and the first, second and third-story floor beams will be set. Some 15,000 cubic feet of stone has already been cut, which will rapidly follow the ironworkers. Post & McCord, 24 East 24th st, are erecting the steel, and the Hedden Construction Co. is the builder. The Waverly Marble Co., No. 1 Madison av, has contract to furnish and set the exterior Tuckahoe marble, constituting about 200,000 cubic feet, which will be the same as was used in the main building.

Unique Engineering.

The Borough of Richmond has just awarded the contract for the building of a mammoth refuse destructor on Richmond Terrace, West New Brighton, S. I. The area covered will be about 60x60, and the construction will be of reinforced concrete, resting on a foundation of concrete piles. Since the position of the destructor will be on the marshy shore of the Kill von Kull, it is necessary to drive concrete piles to secure a foundation absolutely permanent and not liable to decay, as is the case with timber piles. The building is to be connected by an elevated trestle roadway 17 ft. wide also built of reinforced concrete and resting on reinforced Simplex piles. The contract for the pile foundations was given to the Foundation Company, 115 Broadway, New York.

Aids to Business Making.

If you intend to approach a possible purchase, it is well to know where else he owns property. This is given in the property owners' list of the Real Estate Directory.

Latest Improvement for East 14th Street.

14TH ST.—Messrs. Israels & Harder, 31 West 31st st, have been commissioned to prepare plans for extensive alterations to the brick buildings, fronting 63 ft., at Nos. 132 to 136 East 14th st, running through the block with a frontage in 13th st of 53 ft. The property has been leased for a long term of years to the Automatic Vaudeville Co., of 48 East 14th st, who will renovate the buildings for occupancy. No building contracts have yet been awarded. The Record & Guide is requested to state that these improvements do not include No. 138 East 14th st and 135 East 13th st, frontages of 20.10 ft. on 14th st, and 25 ft. on 13th st, recently purchased by Mr. S. Schinasi. Particulars of the later improvements will be given next week.

Schieffelin & Co. Not to Build in Pearl Street.

PEARL ST.—The secretary of the firm of Schieffelin & Co (drugs), No. 170 William st, on Tuesday officially informed the Record and Guide that there would positively be no building erected on the plot, 89.3x98.9 ft., at the southeast corner of Pearl st and Peck slip, as was reported in the daily press the past week. He added: "We have made no plans or contracts of any kind for the improvement of this corner, nor have we the slightest idea of erecting a building." The Schieffelin Company was organized in the year 1781 and occupied for many years the building at 227 Pearl st.

Bronx Safe Deposit Co. to Build.

TREMONT AV.—Architect Charles H. Schumann, 280 Broadway, has been commissioned to design plans and will be ready to receive bids in about one month for the erection of a fire-proof 6-sty bank building, to be situated on the northwest corner of Tremont and Park avs, the Bronx, on a plot 57x100 ft., to cost in the neighborhood of \$100,000. The architect will specify an electric elevator, steam heat, electric lighting, best plumbing, etc. William B. Aitken is president of the bank. No building contracts have been placed.

Particulars of Riker's Island Penitentiary.

Messrs. Trowbridge & Livingston, 424 5th av, architects for the new Riker's Island penitentiary, to be erected at an estimated completed cost of \$4,000,000, will be ready to receive estimates on building contracts in two or three months' time. The scheme is to erect the prison in sections, the first to be built to contain two thousand cells, and to cost about \$1,000,000. The jurors appointed by the Commissioner of the Department of Correction to accept a design in competition were Homer S. Peabody, Walter Cook and W. R. Mead.

C. F. Bond Co. to Build Abraham & Straus Building.

LIVINGSTON ST.—C. F. Bond Co., building contractors, 136 Liberty st, has received the carpenter contract for the 6-sty building, 150x150 ft in size, to be erected on the south side of Livingston st, west of Hoyt st, Brooklyn, for Abraham & Straus, 420 Fulton st. George L. Morse, 303 Washington st, Brooklyn, prepared the plans.

Apartments, Flats and Tenements.

BROADWAY.—John B. Mooney, 1511 3d av, is planning for a 6-sty flat on the west side of Broadway, 93.10 ft. north of 190th st, to cost \$50,000. Henry C. Naumann, 128 East 87th st, is owner.

BROADWAY.—City Real Estate Co., 176 Broadway, will erect a 6-sty flat building on Broadway, northwest corner of 140th st, to cost \$150,000. Neville & Bagge, 217 West 125th st, are making plans.

156TH ST.—Abraham Silverson, 391 Central Park West, will erect a 5-sty flat building on 156th st, north side, 89 ft. west of Amsterdam av, to cost \$45,000. Geo. Fred Pelham, 503 5th av, is making plans.

93D ST.—Rouse & Sloan, 11 East 43d st, are making plans for a 6-sty elevator apartment, 50x145 ft., for the Allenel Construction Co., to be erected on the south side of 93d st, 175 ft. west of West End av.

MONTGOMERY ST.—Lippman & Gold, 101 West 115th st, are preparing to build two 6-sty flats on the northeast corner of Montgomery and Front sts, to cost \$75,000. Chas. M. Straub, 122 Bowery, is making plans.

ROOSEVELT ST.—Bernstein & Bernstein, 24 East 23d st, are planning for a 6-sty tenement for B. F. Golden, 259 William st, to be erected on Roosevelt st, east side, 85 ft. north of New Chambers st, to cost \$25,000.

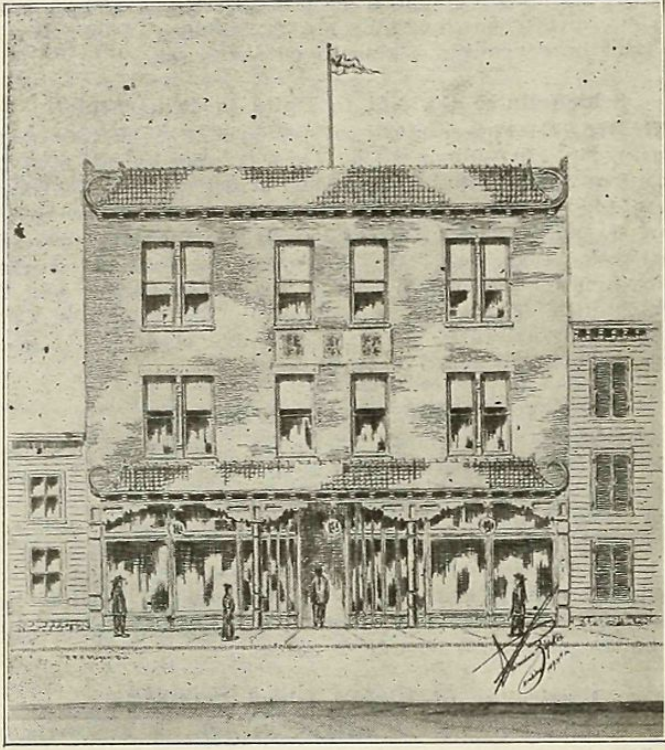
BROADWAY.—Neville & Bagge, 217 West 125th st, are making plans for a 6-sty flat building for the City Real Estate Co., 176 Broadway, to be erected on Broadway, at the southwest corner of 141st st, to cost \$150,000.

96TH ST.—Operations will soon be started on three 6-sty flats on the south side of 96th st, 225 ft. west of West End av, to cost \$180,000. Arnold Realty Co., 409 West 125th st, is the owner, and plans are being drawn by L. F. J. Weiher, 103 East 125th st.

OAKLEY ST.—Harry T. Howell, 3d av and 149th st, has on the boards plans for two frame houses, 2-sty, for two families each, to be erected on the east side of Oakley st, 126 ft. 3 ins. north of Fish av, for Antonio Di Pillo, Williams Bridge Construction Co., to cost \$9,000.

Mercantile.

The design below is a 3-sty Chinese arcade, which is the first of its kind to be erected in the Chinese quarter. The street floor will be arranged as an arcade, with stores and booths on both sides. The ceilings and entrances will be highly ornamental, with fancy metal work, and a large distribution of



CHINESE ARCADE, Nos. 11-13 DOYER ST.

Jastrow Alexander, Owner. Maximilian Zipkes, Architect.

electric lights and electrical effects. Stairways will extend from the arcade to the upper stories, which will be occupied as an amusement place and museum. The structure is to be ready by October 1. Jastrow Alexander, State Inspector of Gas Meters for the State of New York, is the owner. M. C. Rosenbaum Co. is general contractor, and Maximilian Zipkes the architect.

Stables.

BUSHWICK AV.—G. W. Ellison, World Building, Manhattan, has completed plans for a 5-sty stable and loft building, 52.5x103.6 ft., for Littauer & Bloom, 714 Bushwick av, to be erected on Bushwick av, west side, 83.5 ft. north of Beaver st, Brooklyn, to cost \$45,000.

65TH ST.—Two buildings will be demolished at Nos. 214-216 West 65th st, on which Daniel McCoy, 202 West 65th st, will immediately erect a 6-sty brick, slate roof stable, 50x97.5 ft., from plans by Erwin Rossbach, 1947 Broadway. Estimated cost about \$35,000. No contracts let.

144TH ST.—Architect Herrmann Horenburger, 682 East 159th st, Bronx, is preparing plans for a 3-sty brick stable, 100.0x100.0 ft., containing 108 stalls with wagon and carriage rooms, to cost about \$40,000, including all modern improvements, to be situated on West 144th st, near Lenox av. Estimates will be taken by the owner, Mr. A. G. Pucci, 342 East 109th st, also by the architect at 682 East 159th st.

Factories.

NORTH 6TH ST.—Celia Diamond, 281 North 6th st, Brooklyn, is soon to begin the erection of a 5-sty brick, slag roof factory, 50x95, on the north side of North 6th st, 125 ft. west of Metropolitan av, to cost \$25,000. Plans are being prepared by H. Holder, 242 Franklin av, Brooklyn.

92D ST.—B. W. Berger & Son, Bible House, will prepare the plans for rebuilding the brick factory of George Ringler & Co., between 91st and 92d sts, near the East River, which was recently destroyed by fire. Definite plans for this improvement have not yet been determined. No contracts issued.

Alterations.

MADISON AV.—Oscar Lowinson, 18-20 East 42d st, is making plans for \$6,500 worth of alterations to No. 1785 Madison av, for Louis Bernstein, 320 West 83d st.

CLINTON ST.—M. Whitelaw, 235 West 42d st, is preparing plans for alterations to No. 173 Clinton st, for Etta Warshanski, of 1504 1st av. Estimated cost, \$5,000.

Miscellaneous.

Messrs. Parish & Schroeder, 3 West 29th st, Manhattan, have prepared plans for a geological museum and laboratory building for the University of Princeton College, to be erected at Princeton, N. J., at a cost of \$500,000.

BUSHWICK AV.—Messrs. Koelle, Speth & Co., 600 Chestnut st, Philadelphia, Pa., are completing plans for a 1-sty boiler house, brick, slag roof, 39.8x51 ft., for the J. F. Trommer's Evergreen Brewery, on the west side of Bushwick av, 170 ft. south of Conway st, Brooklyn, to cost \$15,000.

The first piece of steel to be used in the construction of the new Manhattan bridge was placed in position this week, nearly ten years after the bridge was first considered. The steel that was placed is part of the tower to be built at the New York end of the bridge, at Pike street. It will be filled with concrete, this being the mode of construction. Ryan & Parker Construction Company has the contract for this part of the work.

The Chattanooga Station Co. has awarded contract to Wells Bros Company of New York City for erection of proposed passenger station to cost about \$400,000 at Chattanooga, Tenn. It is estimated that the company will expend a total of about \$870,000 in providing entire terminal facilities, including \$70,000 for purchase of site for station, \$100,000 for site for passenger yards, terminals, etc.; \$300,000 to fully equip and construct yards and \$400,000 for erection of passenger station. Donn Barber, New York city, architect.

Work on the new Administration Building of the New York Zoological Society, in Baird court, will be begun as soon as the plans are nearly completed, and the contract for it will be awarded as soon as funds are available. When the building is finished it will be not only the headquarters of the society, but will house the great collection of heads and horns planned by the society, and a collection of paintings and a library available for private use. Plans for the Biological Building also are now ready, and only await the necessary funds to be placed under contract.

Plans have been completed for the construction of a new railroad between Jersey City and Newark, to be operated by the mono-rail system. A ten-minute trip from one terminal to the other is promised, with a five-cent fare. Negotiations are still pending with William McAdoo, head of the two North River tunnel companies, with a view of running the cars through to Manhattan Borough. In announcing the plans for the line the projectors mentioned as among those interested John H. Starin, Charles Stewart Smith and Woodbury Langdon, three who have long been identified with the Rapid Transit Commission.

Estimates Receivable.

74TH ST.—No contracts have yet been awarded for the 3-sty store and office building, 91x143.8 ft., which T. D. Browning, 16 Cooper Square, is to erect at Nos. 217 to 227 West 74th st, and 2121 to 2127 Broadway, to cost \$95,000. Specifications will call for an exterior of light brick and limestone, tile coping, slag roof, low pressure steam, etc. Messrs. Israels & Harder, 31 West 31st st, are the architects.

CANAL ST.—Architect Henri Fouchaux, Broadway and 162d st, is ready to receive bids on foundation work for the new 10-sty loft and factory building for Alexander M. Powell, 326 West 72d st, to be situated on the northeast corner of Canal and Sullivan sts, at a cost of \$250,000. Bids will be received after July 4th on the building contracts, the architect receiving the figures and awarding the work.

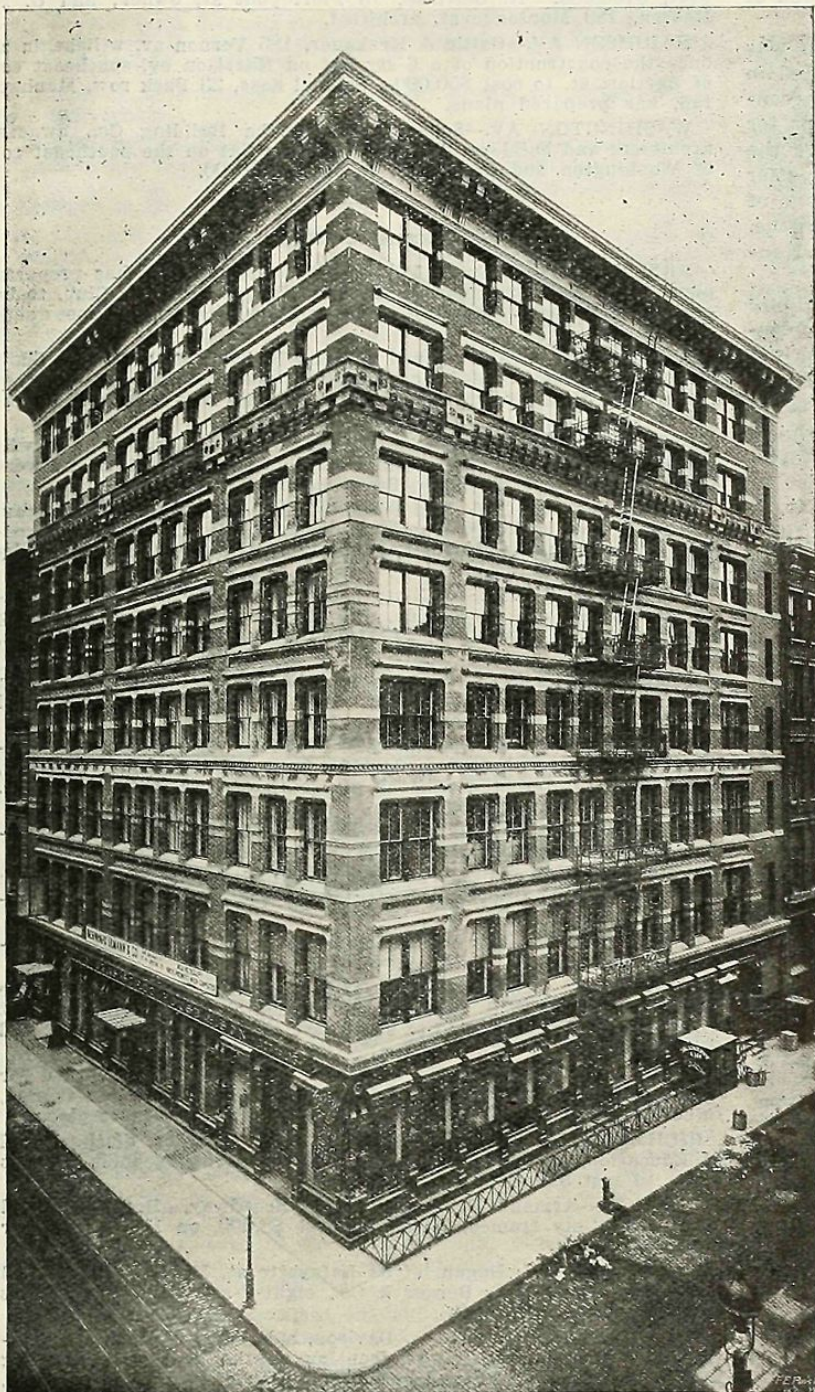
17TH ST.—Two buildings will be demolished at Nos. 33 and 35 West 17th st on which the Meteor Realty & Const. Co., 222 Broadway, will erect an 11-sty store and loft building, 50x87 ft., to cost \$250,000. No building contracts have yet been issued. Officers of the company are: Isaac Polstein, president; George Backer, 149 Broadway, vice-president, and Alexander Wolfe, 369 Grand st, treasurer. Messrs. Schwartz & Gross, 35 West 21st st, are the architects. (See also issue June 1, 1907.)

BROADWAY.—Work on \$300,000 worth of alterations to the Aldrich Court Building, Nos. 41-45 Broadway, and Nos. 17 to 21 Trinity Place, which was contemplated in January last, is now to be commenced. A side extension, 50.6x68 ft., is to be erected. The elevator arrangement, heating, plumbing, boiler-pit and partitions are to be improved. No contracts have yet been placed. The building is now owned by the Atlas Line Steamship Co., of 35 Broadway. R. L. Daus is architect. Officers of the company are: Emil Boas, 35 Broadway, president; F. George Messner, treasurer, and Christian Diehl, secretary. (See also issue Jan. 13, 1906.)

Contracts Awarded.

Monad Engineering Co., 147 Cedar st, has contract for the construction of shelter for pontoon searchlight at Fort Totten, N. Y.

44TH ST.—James McWalters, 2434 Broadway, has contract for improvements to the Harvard Clubhouse, No. 27 West 44th st, consisting of interior alterations.



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One of our first System M Buildings. We invite inspection of at least 1 doz. others in this city; send for list.

77TH ST.—H. Ives Smith, 226 West 78th st, has received contract for alterations to the 4-sty residence of Theodore Wentz, 328 West 77th st, from plans by Samuel R. Bishop, 170 5th av.

A. R. Whitney, Jr. & Co., 135 Broadway, Manhattan, have received the general contract to erect a large office building, to be known as the “Ideal Building,” at 17th and Champa sts, Denver, Colo.

74TH ST.—The general contract has been awarded to C. F. Bond Co., 136 Liberty st, for the new residence for Mrs. Walter Hubbard, to be erected at No. 138 West 74th st. Plans are by Henry Otis Chapman.

BROADWAY.—Moran & Jones, decorators, 66 West 39th st, have taken the contract for alterations to the 8-sty store and loft building No. 842 Broadway, owned by W. W. Astor, 23 West 26th st. Plans are by Townsend, Steinle & Haskell, 29 East 19th st.

93D ST.—Contracts have been awarded for masonry to T. J. Brady Co., 1125 Broadway, and to L. Fred Olt, 118 East 88th st, carpenter work, for \$80,000 worth of alterations to the two 3-sty storage buildings on the south side of 93d st, 85 ft. west of 2d av, for George Ehret, of 235 East 92d st. Plans are by Julius Kastner, of 1133 Broadway.

AMSTERDAM AV.—David F. Hanigan, 723 Amsterdam av, has obtained contract for plumbing work on a store building, situated on Amsterdam av, west side, between 89th and 90th sts, to be erected by John Jacob Astor, 23 West 26th st, from plans by James McWalters, 2434 Broadway. The building is to cost about \$20,000; 1-sty, tar and gravel roof, 217x50 ft.

5TH AV.—Chas. T. Willis, Inc., 156 5th av, has received the general contract to erect the 5-sty residence for Edward S. Harkness, of 16 East 79th st, at the northeast corner of 5th av and 75th st, at an estimated cost of \$250,000. The style of architecture is of the Italian Renaissance, made up of Indiana limestone. There will be a passenger and service elevator, marble and wrought-iron work, and elaborate interior decorations. Messrs. Hale & Rogers, of 11-15 East 24th st, are the architects.

BUILDING NOTES

Municipal Civil Service Commission of New York City will hold an examination July 31, of candidates for the position of assistant engineer to the Board of Water Supply. As heretofore, the usual requirement of residence in New York State has been waived in regard to this examination.

The firm of Weisberg-Mark Co., manufacturers of window frames, doors, etc., whose factory at the foot of East 92d st was destroyed by fire, has opened temporary offices at Av A and 91st st. The firm inform the Record and Guide that they have made arrangements to fill all orders on their books with no inconveniences to their customers.

A right-thinking business man with an unperverted idea of what is right should never become irregular or demoralizing. If he gets more money than he wants there are better uses to which it can be put than driving his fellow man to the wall. This may be idealistic, but it was promulgated over 1,900 years ago and is as good now as it was then.—Lumber Trade Journal.

The fine new mill plant of the Cross, Austin & Ireland Lumber Company, Newtown Creek, Brooklyn, which has been building for some months, has begun operations. This is one of the most complete milling plants of its kind ever installed in the Eastern trade, the power department being of special interest not only by reason of its general construction, but likewise its arrangement.

Kues Bros., of 175th st and Carter av, Bronx, have begun work in their new iron works, which were completed a month ago. The building is 40x80, and is situated on the west side of Carter av and foot of 175th st. There are three more lots, 148.6 deep, which they use for a beam yard and storage. The total size of the property is 113.6x148.6. The plant has been equipped with all new machinery of the latest types and Kues Bros. are in

position to turn out work rapidly. They have a large stock of beams and other supplies always on hand.

The Rogers & Pyatt building, 34-38 Fletcher st, which was designed by Ludlow & Valentine, and which was illustrated in a recent issue of this paper, has been erected in what is considered "record time" for this class of building, or perhaps for any building. The structure is ten stories in height above the curb, and the roof was put on forty-eight working days after the commencement of the first floor slab, making an average of a story in 4 8-10th days. Very little overtime work was done. The construction is entirely of reinforced concrete on the Ransome system.

Work on the New York Central post office and office building at Lexington av, Depew pl and 43d to 45th sts, is now progressing rapidly. On the north end of the building the stone work is up to the third story windows, and all the concrete floors in steel have been laid. The McClintic-Marshall Const. Co., of 13 Park row, has the steel framework, and the John Peirce Co. is general contractor. The amount of stone in the job will run close to 130,000 cu. ft. The structure will be seven stories in height and measure 460x275 ft. Messrs Reed & Stem, No. 5 East 42d st, and Warren & Wetmore, 3 West 33d st, are the architects.

Kings County.

ROEBLING ST.—Plans have been filed by Longman & Martinez for the erection of a new structure partly on the side of their present factory, Roebling, North 9th and North 10th sts, and on a portion of lot adjoining on the west. The building will cost about \$60,000, plans of which were prepared by Wm. J. Ryan, architect. Roebling st is about to be widened, which necessitates the razing of the firm's large paint plant, now occupying the entire block.

HOWARD AV.—S. B. Ogden & Co., 954 Lexington av, Manhattan, have completed plans for a 4-sty brk flat, 40x80 ft., for J. D. Strohman, 632 McDonough st, to be erected on Howard av, northwest corner of McDonough st, to cost \$35,000.

SOUTH 4TH ST.—H. Berman, 227 Havemeyer st, will build two 5-sty stores and flats, 39.4x82 ft., on South 4th st, north side, 60 ft. east of Rodney st, to cost \$50,000. T. Engelhardt, 905 Broadway, Brooklyn is architect.

DODWORTH ST.—Operations will soon be started by the City of New York for the erection of a 4-sty school building, 200x200 ft., on the south side of Sutter av, between Barrett and Grafton sts, to cost \$470,000. C. B. J. Snyder, 500 Park av, Manhattan, will advertise for bids.

BELMONT AV.—Bids will soon be advertised for by C. B. J. Snyder, 500 Park av, Manhattan, for the erection of a 4-sty brk, slag roof school, 166x155 ft., on the north side of Belmont av, from Ashford to Warwick st, to cost \$290,000.

AMES ST.—On Ames st, west side, 92.11 ft. south of Pitkin av, H. Friedland, 100 Bristol st, will erect two 4-sty flats, containing stores, 37.6x89 ft., to cost \$24,000. L. Danancher, 377 Rockaway av, is planning.

PITKIN AV.—S. Millman & Son, 1782 Pitkin av, are preparing plans for four 4-sty flats with stores, 20x84.9 ft., for L. Merowitz, 112 Watkins st, to be erected on the south side of Pitkin av, 20 ft. west of Douglass st, to cost \$64,000.

LONG ISLAND CITY.—C. L. Van Fossen, 527 West 121st st, Manhattan, will start at once eight 2-sty brk dwellings, on Astoria pl, north side, 100 ft. east of Barclay st, Long Island City, to cost \$32,000.

LONG ISLAND CITY.—On the east side of Sherman st, 44 ft. north of Temple st, Max Bretler & Struehmer, 228 Vernon av, Long Island City, will erect five 4-sty flats, 35x88 ft., to cost \$76,200. A. Rissler is architect.

MIDDLE VILLAGE.—German Trinity Church, Juniper av., Middle Village, will construct a 1-sty brk church, 52x54 ft., on Metropolitan av, south side, 3,000 ft. west of Dry Harbor road, Middle Village, to cost \$40,000.

BROOKLYN HILLS.—At Brooklyn Hills, Union pl, northeast cor Elm st, C. Harris, of Woodhaven, will erect five 2-sty brk dwellings, 20x50 ft., to cost \$25,000. W. S. Skinner is making plans.

LONG ISLAND CITY.—C. F. Hahn, 684 Steinway av, L. I. City, will build from plans by G. J. Fisher a 4-sty flat on Flushing av, north side, 525 ft. west of Sound st, to cost \$10,000.

ROCKAWAY AV.—Operations will be started at once for fifteen 3-sty flats, 20x75 ft., for 6 families each, on the east side of Rockaway av, 145 ft. north of New Lots av, to cost a total of \$120,000. L. Danancher, 377 Rockaway av, is making the plans, and J. L. Leshinsky and J. W. Kahn, 712 Broadway, are the owners.

ST. MARK'S AV.—Max Hirsch, 177 Montague st, is making plans for two 4-sty stores and flats, 20x86 ft., for L. Jaffe, Hinsdale st and Glenmore av, on the south side of St. Mark's av, 100 ft. east of Hopkinson av, to cost \$20,000.

NOSTRAND AV.—Transit Development Co., 85 Clinton st, owner and architect, will soon start operations for the 2-sty office and shops, 110x164 ft., on the northeast corner of Nostrand av and Carroll st, concrete roof, steam heat; to cost \$150,000.

METROPOLITAN AV.—Lurie & Bloomgarden, 45 Graham av, will erect a 5-sty brk factory, 50x90 ft., on the east side of Metropolitan av, 75.7 ft. north of Lorimer st, to cost \$30,000. R. F. Rassmussen, 30 Graham av, is planning.

UNION AV.—Shampan & Shampan, 772 Broadway, Brooklyn, are making plans for a 6-sty flat, 50x87 ft., for 34 families, for P. H. Clemenson, 103 Union av, to be erected on Union av, east side, 100 ft. south of Grand st, to cost \$45,000.

DOUGLASS ST.—Two 4-sty stores and flat buildings, 50x88.4 ft., will be erected in Douglass st, west side, 217.11 ft. south of Pitkin av, to cost \$50,000; I. Halperin, 2063 Degraw st, owner; C. In-fanger, 2634 Atlantic av, architect.

POWELL ST.—Danmar & Co., Liberty and Thatford avs, are planning for two 4-sty flats, containing stores, 40x98 ft., for M. Weinberg, 129 Powell st, to be situated on Powell st, east side, 175 ft. north of Pitkin av, to cost \$57,000. Figures on all materials will be taken.

BEDFORD AV.—Thirteen 3-sty flats, 6 families, 26x82 ft., will be run up on Bedford av, west side, 25 ft. north of Tilden av; total

cost, \$156,000. H. Galitzka, 15 Pierrepont st, owner; and G. F. Roosen, 189 Montague st, architect.

HARRISON AV.—Gallin & Krakauer, 185 Vernon av, will begin at once the construction of a 6-sty flat on Harrison av, southeast cor of Bartlett st, to cost \$50,000. Samuel Sass, 23 Park row, Manhattan, has prepared plans.

WASHINGTON AV.—Schneider & Hertha Building Co., owners, architects and builders, will erect a 6-sty flat on the southeast cor of Washington and Gates avs, to cost \$105,000.

Queens County.

MASPETH.—Peter Coco, 114 E. 23d st, Manhattan, has prepared plans for a club house for the Second Ward Democratic Club, to be erected at Maspeth. Brick, 3 stories high, 40x100 ft., and cost about \$35,000.

FLUSHING.—All bids opened on June 10 by C. B. J. Snyder, Supt. School Bldgs., for installing ventilating and heating apparatus in School 23, Flushing, have been rejected, and new bids will be received June 14.

FLUSHING.—H. Pomerince, 29 Bank st, Flushing, owner, will build two 3-sty brick flats, on Amity st, north side, 128 ft. west of Union st, to cost \$35,000. Stern & Morris, architects.

LITTLE NECK.—C. L. Van Fossen, 527 West 121st st, Manhattan, will soon erect a \$5,500 frame residence, 28x35 ft., on West Moreland av, southeast corner of Bayonne av, Little Neck, from plans by Hill & Fairbrother.

LONG ISLAND CITY.—A 3-sty brick flat, 28x69 ft., will be erected on Jamaica av, north side, 135 ft. west of Crescent av, Long Island City. J. Goodfellow, 247 Jamaica av, owner; C. W. Hewitt, architect.

LONG ISLAND CITY.—Operations will be started at once for a 4-sty brick flat, on Franklin st, east of Willow st, Long Island City, to cost \$15,000. Louise Cron, 225 Franklin st, is the owner.

BAYSIDE.—E. G. W. Dietrich, 320 Broadway, Manhattan, has completed plans for F. Coleman, Bayside, for a 2½-sty frame residence, 29x38 ft., to be erected on John av, south of Braddish st, Bayside. Estimated cost about \$5,000.

BAYSIDE.—Mrs. A. Hanft, Flushing, will build a \$6,000 residence at Bayside, from plans by M. F. Dugloque, Flushing.

WEST GARDEN CITY.—The Acropolis Realty Co., 129 West 125th st, Manhattan, has purchased a tract at West Garden City, for immediate development.

FLUSHING.—The new parish house for St. George's will be commenced next month. Estimates are being received.

RIDGEWOOD.—The authorities of St. Aloysius R. C. Church have accepted plans of F. R. Berback, for a brick church, 67x155, to cost \$100,000, and to be erected at southwest corner of Stockholm st and Ridgewood av.

UNION COURSE.—A. Rose, architect, has had plans accepted for six 2-sty bricks, 20x50, for Mr. Kalkhoff, 7 Court st, Union Course, to cost \$18,000, and to be erected in Court st, near Graves place.

RICHMOND HILL.—Superintendent C. B. J. Snyder, of the Board of Education, has filed plans for four temporary schools at this place, to cost \$20,000.

JAMAICA.—Armond Brunswyck, 714 Broadway, Brooklyn, will erect four 2-sty frames, 20x52, to cost \$8,000, on Hearn av, near Rockaway road.

WOODLAWN.—M. Dugan, of 54 Lafayette st, Middle Village, will build from plans of L. Berger & Co., eight 2-sty frames in various locations, to cost \$24,000.

LONG BEACH.—Clarence D. Davison, a builder, of Rockville Centre, L. I., has bought a plot fronting on the boardwalk at Long Beach, where he will erect a bathing pavilion of reinforced concrete, with stores. This bathing pavilion will adjoin the site upon which a million-dollar hotel is to be erected by Jason Waters of the Windsor Hotel, Atlantic City.

MINEOLA.—Town Clerk, Mineola, L. I., is receiving bids for equipment for a public water works to cost \$50,000. Requirements include a pumping engine of 500,000-gallon capacity. Specifications call for a power house 34x36 feet.

New Jersey.

NEWARK.—Chas. P. Baldwin, 45 Clinton st, Newark, is preparing plans for the Mercantile Trust Co. for the erection of a bank building on the northerly side of Newark av. —The Calvert Construction Co. has permits to erect nine 2½-sty brk dwellings at Summer and Lincoln avs. The cost will be nearly \$30,000.

NEWARK.—Special meetings will be held by the Committee on School Houses of the Board of Education for the purpose of taking action to expedite the construction of the proposed 18-room addition to the Burnet St. School. It is proposed to accept the plans prepared by Frank F. Ward. The sum of \$100,000 is available for this purpose.

EAST ORANGE.—Plans are being figured under a general contract for the erection of a church edifice for the congregation of the Church of the Disciples of Christ of East Orange, Rev. L. N. D. Wells, pastor. Geo. W. Kramer, of 1 Madison av, Manhattan, has prepared plans. The exterior will be of brick veneer and stone; steam heating, slate roof, beam ceiling, stained glass, gas and electric fixtures. Estimated cost, \$25,000. Chas. H. Hershey, of 100 North 15th st, is chairman building committee, and will have charge of the awarding of contracts.

NEWARK.—Three double flats will be erected on southwest cor of Sherman av and Poinier st, by Wm. L. Blanchard, of 160 Sherman av. No contracts have been awarded, but the owner will do the mason work. The cost is estimated at \$25,000.

HARRISON.—Joseph Kennedy, 10 North 4th st, Harrison, is ready for estimates on a 3-sty double flat at 15 Cleveland av, Harrison. Joseph Illano, 15 Middlesex st, Harrison, owner, and cost \$8,000.

NEWARK.—Plans have been completed and Charles Knop, of 444 Springfield av, is ready for estimates on a 12-family flat for Zapeikov & Amsterdam, 526 18th av, on the cor of 18th av and 11th st. Steam heat, tile baths, cypress trim and gas and electric fixtures are included in the specifications. The cost is estimated at \$14,000. The owners have the work in charge and will also accept estimates.

KEARNY.—Joseph Kennedy, of 10 North 4th st, Harrison, is ready for estimates for a 3-family flat to be erected at Avon av and Windsor pl, Kearny, for John McGarrity, of Johnson av, Harrison. The cost is estimated at \$10,000.

DOVER.—J. J. Vreeland, Jr., of Dover, is preparing plans for a new high school.

JERSEY CITY.—Board of Trustees of the City Hospital, at the City Hall, are ready for bids for erecting a power house, etc., on Baldwin av, near Montgomery st. Dr. G. W. Shera is Pres.; Adolph A. Langer is Secy.

MONTCLAIR.—William B. Dickson, whose handsome residence on Llewellyn road, Montclair, is one of the show places of that section, has just given out contracts to local mechanics for improvements in his home, the cost of which will exceed \$80,000. Mr. Dickson is one of the vice-presidents of the United States Steel Corporation. The changes contemplated by the plans, which have been prepared by F. E. Wallis, architect, of 1 Madison av, New York, provide for new dining and music rooms on the ground floor and additional rooms en suite on the third floor.

WEST ORANGE.—Walter W. Mackintosh, of Valley road, Orange, has had plans prepared for the erection of five 1-family residences on the Ridgewood property, Valley road, near Tremont av, in West Orange. Owner builds by day's work and is ready for estimates on material. Estimated cost \$4,500 each.

UNION HILL.—Contracts for the erection of a private residence for DeWitt McCroskery of 4621 Hudson boulevard, Union Hill, have been awarded by Architect George B. McIntyre. Estimated cost, \$8,000.

HOBOKEN.—Architect Louis Meystre has completed plans for Henry Erxmyer, of 216 Park av, Hoboken, for the erection of two 5-sty brick buildings at 708 and 710 Willow av, between 7th and 8th sts, Hoboken. The buildings will measure 88x83. Estimated cost, \$50,000.

GERMAN VALLEY.—Engineering & Construction Co., Morristown, N. J., is getting bids on equipment for a dam and power house to be built at German Valley, N. J., for the Kennedy Electric Company. Power house will be 28x40 ft. Emil Podlesak, of the New Jersey Engineering & Construction Co., is in charge of the buying.

SOUTH ELIZABETH.—American Electrical Novelty & Manufacturing Co., 308 Hudson st, New York, has purchased 115 acres of land in South Elizabeth, N. J., where a large plant for the manufacture of electrical novelties will be located. The company has no plans as yet, and it is stated that preparations for the construction will not be begun until spring.

ELIZABETH.—Plans are in contractors' hands for figuring for a proposed bank and hall to be erected at the junction of Elizabeth and 1st avs, Elizabeth, by the Mutual Savings Fund Harmonie, of Elizabeth. The plans for the building were designed by J. A. Oakley & Son, of 1201 East Broad st, Elizabeth.

ORANGE.—John R. Weeks is considering erecting five more large houses on Montrose av. He recently purchased a large piece of property there with a large frontage on Ridgewood road, only a short distance from where he is erecting three other large houses. The large concrete house being built for Albert Moyer will soon be ready for lathing and plastering, which are to be of absolutely fireproof material.

PATERSON.—Members of the Lincoln Club, Paterson, are considering the erection of a new club building. David Young is chairman of building committee.

MORRISTOWN.—The proposed electric light plant will cost about \$200,000. P. V. Stryker, Bernardville, N. J., is general manager.

NEWARK.—Proposals for material and erection of the proposed commercial and manual training high school to be located at High, New and Summit sts in the city of Newark, will be received by the committee on school houses at a meeting to be held at the city hall in the rooms of the said board on July 16. For information under which proposals are to be submitted communicate with the architect, Nathan Myers, Metropolitan Building, Newark, N. J. For heating and ventilating system communicate with the engineers, Runyon Carey, 122 Market st, Newark, N. J.

PRINCETON.—Pres. Woodrow Wilson states that \$1,200,000, has been given to erect new laboratories at Princeton University, and \$100,000 raised by the Alumni for a new dormitory.

NEWARK.—The Realty Operating Company, of 42 Market st, has had plans prepared by Hyman Rosensohn, and are ready for estimates under separate contracts for the erection of two double flats at 564 and 566 15th av. Estimated cost, \$15,000.

JERSEY CITY.—There is a vast volume of building going on in Jersey City this month, and the record bids fair to equal if not surpass that of June of last year. Already the record for the first five months of 1907 is \$5,885 ahead of the first six months of 1906.

GLEN RIDGE.—The estimated cost is placed at \$10,000 for the proposed residence which will be erected for J. H. Brundage, of 55 Leonard st, New York, at 165 Glen Ridge av, Glen Ridge, from plans as designed by Walker & Hazzard, of 437 5th av, New York. The building will be of brick and stone, two stories in height, and measure 30x45 ft.

PATERSON.—Leon Friedman, owner, 659 Broadway, Paterson, has a permit to erect a brick dwelling to cost \$10,000.

NEWARK.—No contracts have yet been let for an extension to the plant of the Celluloid Company, to cost about \$30,000. The buildings will be erected in St. Charles st, between Komorn and Emmet sts. The plans, which were designed by C. Wellesley Smith, of 27 E. 22d st, New York, call for reinforced concrete buildings of fireproof construction and include a one-story refinery building to cover an area of 57x128 ft., and two 1-sty storehouses to measure 35x51 ft. each. The structures will have metal sash and doors.—E. M. Waldron & Co. were awarded the contract during the week for the extensive alterations and remodeling of the 6-sty office building at 776 Broad st, for the Mercantile Realty and Improvement Company. Messrs. Murray & Pulis are the architects of the work, which will cost about \$25,000.—Edward V. Warren, as architect, is receiving estimates for the erection of a 2-sty and attic frame private residence at 173 North 7th st, for R. C. Dean, at a cost of about \$10,000.—Arrangements to erect a new store and office building to cost \$250,000 at 49-51 Market st, this city, have been made by Roth & Co., the butchers, who have just completed a \$50,000 structure in Orange.—E. J. Wurth, of 61 Market st, has been engaged as architect to supervise the work. No contracts let.

New York State.

ALBANY.—Plans by Marcus T. Reynolds have been accepted for the new building of the First National Bank. Estimated cost, \$100,000.—The Federal Railway Signal Co. has decided to expend \$80,000 for the construction on North Broadway of a fireproof steel frame factory building, adjoining the property of the former Albany Forge, which the Signal Co. took over on its removal to this city from Green Island. Dimensions of building, 350x100, 2 stories.

TROY.—Plans have been drawn for an addition to School 14.

GLENS FALLS.—The Glens Falls Trust Co. has tentative plans for a new banking house.

RONDOUT.—The Central Amusement Co. will remodel Sampson's Opera House.

SAUGERTIES.—A school building will be erected in District No. 10, to cost \$15,000.

SYRACUSE.—The following building permits were granted in Syracuse last week: Thomas Mullin, Oswego and Niagara sts, dwelling, \$6,000; James A. Hand, 914 East Fayette st, dwelling, \$3,000; Inez Stilwell, 210 Kirk av, dwelling \$4,000; Margaret Griffiths, 103 East Lafayette av, dwelling, \$3,000; C. S. Congdon, Clark st, dwelling, \$6,000.

TROY.—Catholic residents of Albia will erect a new church. It is proposed to divide the congregation of St. Francis' Church. Roscoe C. Adams will erect a 2-sty frame in Hoosick st, to cost \$4,500. Catherine F. Farrell will build two 2-sty brk houses on 7th av, south of Hutton st, to cost \$7,000.

ALBANY.—Hudson River Day Line is considering building a new office building somewhere on lower Broadway near the docks.

SCHENECTADY.—The congregation of Christ Church is talking of selling the present property near Crescent Park and building another church further uptown. The Welsh in Schenectady are planning to erect a church. W. J. Evans is chairman of the committee in charge.

UTICA.—The building of Samuel J. Wolfe at 29 Genesee st, which was recently destroyed by fire, will be rebuilt immediately. The factory of the Smith Table Co. was destroyed by fire with a loss of \$100,000.

GLEN FALLS.—Bids received for the construction of the building for the Glens Falls Trust Co. were rejected and new ones will be received.

ILLION.—An 8-room school house will be built in Union Free School District No 1 for the towns of Franklin and German Flats. C. E. Cronk, Herkimer, N. Y., is the architect.

KINGSTON.—Fire destroyed a large stable on Stuyvesant st, owned by George Schantz. It will be rebuilt at once.

ALBANY.—Federal Railway Signal Co., of Green Island, N. Y., is about to begin construction of factory building on upper Broadway, Albany; 2 stories, 350x100 ft., fireproof steel construction. Estimated cost, \$80,000. Work will be begun in about a month.

POUGHKEEPSIE.—T. T. Whalen, City Clk., states that Hazen & Whipple, of N. Y. City, are preparing plans for sedimentation basin to be constructed for water system, to cost about \$40,000. R. J. Shields, Clk. Water Bd.

FT. SLOCUM.—Bids will be received by Capt. F. C. Jewell, Q. M., U. S. A., until July 15 for construction, plumbing, steam heating and electric wiring for two company barracks.

SKANEATELES.—Contract for the erection and completion of the Skaneateles Paper Co.'s plant at Skaneateles, N. Y., was awarded to the Consolidated Engineering & Construction Co., Metropolitan Life Bldg., 1 Madison av, N. Y. It consists of five buildings, all of which will be brick, steel and reinforced concrete. George F. Hardy, 309 Broadway, New York City, is engineer.

Westchester County.

NEW ROCHELLE.—Plans are being prepared for a 3-sty brick apartment house to be erected by Peter Murphy, ex-Receiver of Taxes, on his property in Huguenot st, east of Rose st. C. A. Cole, real estate agent, is preparing to take possession of his new offices in his building, corner of Lawton and Huguenot st. Jacob Leitner is having plans prepared for a large number of modern residences to be erected on his property at Homestead Park.

NEW ROCHELLE.—The Newburgh real estate firm of Shipp & Osborn has recently been engaged in the work of erecting houses at New Rochelle in the part of the city known as Halcyon Park. Last year two houses built by Shipp & Osborn there after their completion were sold to New York parties. This year they are building more under the supervision of Newburgh parties. Wherever it is possible the firm is engaging Newburgh men to superintend and do the work.

NEW ROCHELLE.—The opening of the Standard Company's and of Mr. Winfield Spencer's adjoining properties, the offering by the Wykagyl Country Club of frontage for sale, the rapid growth of Beechmont, Rochelle Heights and Halcyon Park, and the cutting up of the Trenor Farm, are combining with the Lyncroft development to make upper North av a field of amazing growth and activity, where values are enhancing by leaps and bounds. The widening and grading of North av was a wise improvement, and the event has justified and rewarded it.

Connecticut.

BRIDGEPORT.—The contract for the steel work for the proposed building at the corner of Main and Golden Hill sts for S. H. Wheeler, of which L. L. Bridge is the engineer, has been let to the Phoenix Iron Works, Philadelphia.

BRIDGEPORT.—The lowest bidders for the Bostwick avenue school were as follows: Michael Noon, mason work; Vanstone & Vanstone, carpenter work; the W. P. Kirk Co., heating, and Edward E. Bursey & Co., painting. The bids for the plumbing were rejected. J. A. O'Brien is the architect.

NEW BRITAIN.—The Union Mfg. Co., makers of lathe chucks, pumps and planes, is having plans drawn for an additional factory building. It will be 6 stories, of brick, 60x120 ft.

NEW HAVEN.—The contract for the carpentry and masonry work in connection with the Elm City Sanatorium to be erected at the cor of Park and Oak sts, for Dr. Skinner, has been awarded to Chas. W. Murdock, whose bid was in the neighborhood of \$50,000. The contract for the plumbing and heating has not been let as yet. The plans for the building were drawn by Architect L. W. Robinson, of this city.

known as the "Museum Block." Until the adverse decision respecting the proposed court house, property on this block was regarded as possessing considerable attraction as a speculative investment.

15TH ST.—The Theodore Marks Company bought from Louis Arstein 419 East 15th st, a 5-sty tenement, 25x100.

16TH ST.—Harris & Vaughan sold for Albert Weiler 106 East 16th st, a 4-sty dwelling, 20x100.

16TH ST.—A. B. Katz sold for Jacob Hyman the 3-sty tenement 441 and 443 West 16th st, 40x92. The purchaser is an investor.

21ST ST.—Lincoln Trust Company, as trustee for the Gardner estate, sold 50 West 21st st, a 4-sty dwelling, 25x92. The buyer has also acquired the adjoining property, No. 48, from the Oothout Realty Company.

25TH ST.—The Sandford Realty Company sold 165 West 25th st, a 5-sty double tenement, with stores, to James E. Mitchell. Joseph Corbit & Co. were the brokers in the deal.

New Loft Building for 28th Street.

28TH ST.—Raubitschek, Roys & Blake sold for Amy H. Coleman, Valentine Schaefer, August Hink and others the properties 140 to 148 West 28th st, three 5-sty flats and 2 stables on plot 123x98.9. The buyer, Matthew Micolino, resold the property to the Clysmiss Construction Co. for improvement with an 11-sty loft building. These parcels are situated on the south side of the st, about 125 ft. west of Public School No. 48. The elevated station is at 6th av and 28th st.

30TH ST.—George W. McAdam sold 229 and 231 West 30th st, old buildings, 43x98.9. The buyer is a large publishing firm, which will erect on the site a 7-sty building for its own use.

50TH ST.—A. C. & L. A. Marks sold for Mrs. M. Feig to the Flat-iron Realty Company (Conway & Corduke) 516 West 50th st, a 5-sty tenement, 25x100.5.

AV C.—Krankower & Co. sold for a Mr. Preiser to Henry Marks and Casper Levy the two 6-sty tenements, 132 to 138 Av C, near 9th av, 76x83.

1ST AV.—Charles Buermann & Co. sold for M. Menschel to Jacob Polatchek the southwest cor of 1st av and 8th st, a 5-sty building, 27x50.

2D AV.—The State Bank sold to Hugo Cohn 193 and 195 2d av, northwest cor of 12th st, a 6-sty elevator flat, known as Onyx Court, 61.3x90. The property was to have been sold at auction during the week by Joseph P. Day.

3D AV.—Frank C. Kip & Co. sold for Abram Brand 332 3d av, a 3-sty building, 21x84.

3D AV.—The Russell estate sold the northwest cor of 3d av and 35th st, old buildings, on plot 98.9x100, to a purchaser for investment.

NORTH OF 59TH STREET.

60TH ST.—Harris & Vaughan sold for Albert Weller 106 East 60th st, a 4-sty dwelling, 20x100.5.

63D ST.—Isaac Portman resold 210 East 63d st, a 4-sty tenement, 25x100, to Jacobs Brothers, through Dessauer & Co.

67TH ST.—Kramer & Rockmore sold 206 to 212 East 67th st, two 6-sty tenements, 90x100.5.

74TH ST.—A. Hollander bought as an investment 452 East 74th st, a 6-sty and basement tenement, 25x102.2.

78TH ST.—Pease & Elliman sold for Mrs. A. Miller 304 West 78th st, a 5-sty American basement dwelling, 16x100. The buyer will occupy the house.

83D ST.—Arbesfeld & Gelb, as brokers, sold to a Mr. Werner the 5-sty double flat 425 East 83d st, 25x100.

88TH ST.—Arthur G. Muhler sold for a client to Samuel Wenk 535 West 88th st, a 5-sty double flat, 25x100.8.

91ST ST.—Pease & Elliman sold for Heilner & Wolf 34 West 91st st, a 4-sty dwelling, 18x100.8 to a client for occupancy.

To Build Elevator Apartment.

93D ST.—A. L. Mordecai & Son sold for the Realty Mortgage Co. to the Allenel Construction Co. the plot on the south side of 93d st, 175 ft. west of West End av, 50x145, on which a 6-sty elevator apartment house will be erected from plans by Rouse & Sloan. There is no better renting section on the west side for elevator apartments than the territory west of Broadway.

93D ST.—Mary Glassford sold through Lee & Rumbough to Peter Biassetti the 4-sty dwelling 29 West 93d st, 20x100.

99TH ST.—McVickar Gaillard Realty Company sold for Eugene Vallens to a Mr. Hardcastle 259 West 99th st, a 3-sty dwelling, 18x100.11.

101ST ST.—Maud E. Molloy sold the 7-sty elevator apartment house known as the Ackerly at 241 and 243 West 101st st, 60x103.2.

106TH ST.—A. Hollander bought 59 East 106th st, a 5-sty tenement, 25x100.11. Arthur S. Cox was the broker.

Superba Figures in a Trade.

107TH ST.—Felix Fittichauer sold for A. Guthman & Co. 237 and 239 West 107th st, a 6-sty elevator apartment house, 50x100, to Mrs. Carrie Herzog, who gives in part payment the dwelling 108 West 126th st. The Superba is convenient to Broadway, and is distant 4 blocks from the 103d st Subway station.

109TH ST.—Kells & Delaney sold for Peter Doerr the 5-sty flat 130 West 109th st, 25x100.11.

112TH ST.—Philip Wood sold 9 East 112th st, a 5-sty tenement, 25x100.11.

117TH ST.—Philip Wood sold 52 and 54 East 117th st, two 5-sty flats, 44x100.11.

117TH ST.—I. Portman bought from Rosa Spiegel 438 and 440 East 117th st, a 6-sty new law house with stores, 37x100.10. Frankel Bros. were the brokers.

118TH ST.—Louis Freidel and Arthur Goldstein sold for Annie Levine and Mrs. Esther Berrent the 5-sty flat, 25x100.11, at 26 West 118th st, to Julius Litwak and Jacob Cooperman.

122D ST.—B. & D. B. Mainger sold to a Mrs. Eke 267 West 122d st, a 5-sty flat. H. Shulhouse was the broker in the deal.

123D ST.—W. A. Peck sold for the Banker estate to a builder 120 West 123d st, a 4-sty dwelling, 20x100.

124TH ST.—L. J. Greenberger sold for John Rhein 336 East 124th st, and for the Church estate 338 East 124th st, two 3-sty dwellings on plot 36x100.

126TH ST.—Shwitzer & Levis sold for George W. McAdam 552 West 126th st, adjoining Broadway, a 3-sty and basement building, with store, 25x99.11.

127TH ST.—The Acropolis Realty Company sold for a client the 5-sty tenement 229 East 127th st, near 3d av, 30x99.11, to B. Columbo.

Harlem Flat Changes Ownership.

143D ST.—Isaac Portman resold 147 West 143d st, a 6-sty flat, 37.6x100, to A. Johnson through E. H. Ludlow & Co.

148TH ST.—Lowenstein, Papae & Co. sold for I. Saltz to a Mr. Lazarus 208 West 148th st, a 5-sty apartment house, 37.6x100.11.

The "Bismarck" in a Trade.

BROADWAY.—McVickar-Gaillard Realty Company sold for the Central Realty Company to Mrs. Juliet Morris Livingston, of Morristown, N. J., the Bismarck, an 11-sty apartment house now nearing completion at the northeast cor of Broadway and 101st st, fronting 126.10 ft. on Broadway and 100 ft. on the st. The consideration is reported to have been about \$850,000. In part payment for the Bismarck Mrs. Livingston gave the entire block in the Bronx bounded by 167th st, Sherman av, McClellan st and Sheridan av. The store floor is under lease for a long term to Park & Tilford. The housekeeping apartments in this hotel contain seven to nine rooms and bath and will be ready for occupancy about the first of October. On the southeast corner a row of stores and offices are being built, and diagonally across Broadway, at the southwest corner of 101st st, a 2-sty business building is in process of construction. At the present time, with the exception of the Hotel Marseille upon which a \$60,000 mortgage is about to be foreclosed, most of the buildings in the immediate vicinity are of a temporary order. The proximity of the subway station at 103d st assures the continuance of high rentals in that vicinity and it is believed that the Bismarck will be a financial success.

MT. MORRIS PARK WEST.—Shaw & Co. sold for Mrs. Z. C. Price 9 Mt. Morris Park West, a 4-sty and basement brownstone dwelling, with extension, 20x100. The buyer will occupy the premises.

Another Elevator Apartment.

MORNINGSIDE AV WEST.—A. L. Mordecai & Son and Samuel H. Stone sold for Samuel Mandel to Jacob Axelrod the plot at the northwest cor of Morningside av West and 118th st, 100.11 feet on the av and 150 feet on the st. Two 6-sty elevator apartment houses will be erected on the site. The plot is considered well adapted to the improvement planned. The subway station is at 116th st and Broadway.

PARK AV.—Fleck & Brown, in conjunction with William H. Rosenblatt, sold for Samuel Strasbourger to Hyman Horwitz and Levy & Weinstein the 7-sty elevator apartment house at the southeast cor of Park av and 96th st, 100x90.

PARK AV.—Louis Seifred sold 1841 and 1843 Park av, old buildings, 26.3x74, at the northeast cor of 101st st.

PARK AV.—A. B. Katz sold for Schoenstein & Wellish to Jacob Hyman the 6-sty flat 1668 and 1670 Park av, 50.6x89. The parcel purchased is on the block between 117th and 118th sts. St. Paul's Church and school is on the next block east.

Enlarging Present Holdings.

PARK AV.—Horace S. Ely & Co. sold for Harry M. Austin 583 and 585 Park av, northeast cor of 63d st, a 4-sty brick garage, 50.5x100, to Abraham B. Cox and another. The buyers also own 587 and 589 Park av, and now control a plot 100.5x100.

WEST END AV.—Thomas McGown sold 801 West End av, northwest cor of 104th st, a 4-sty and basement dwelling, 20.11x100.

3D AV.—Arnold & Byrne sold for Jacob Wolf 2156 3d av, a 5-sty double flat, 25x100.

WASHINGTON HEIGHTS.

136TH ST.—Edward C. H. Vogler sold for George Schmitt to Caroline Ross 486 West 136th st, a 6-sty apartment house, 36.2x99.11.

New Dwelling Finds Purchaser.

141ST ST.—The Picken Realty Co. sold 471 West 141st st, a 4-sty American basement dwelling, 18x100, to Dr. Wm. C. Steffens, for occupancy. Louis Becker & Co. were the brokers in the deal.

145TH ST.—A. B. Mosher & Co. sold to an investor 507 and 509 West 145th st, a 2-sty business building, 40x100.

145TH ST.—Henry and Jefferson Seligman bought, through L. J. Phillips & Co., from Max Marx the 2-sty business building and garage at 510 to 518 West 145th st, 100x100. The purchase is made as an investment.

160TH ST.—Louis Becker & Co. have sold for James Flood the 2-sty frame dwelling 516 West 160th st, 25x99.11, to Eugene L. Louis.

BRADHURST AV.—A. B. Mosher & Co. sold for A. Scheibel to Moses Solomon the southeast cor of Bradhurst av and 149th st, a 6-sty apartment house, 50x100.

BRADHURST AV.—Fleck & Brown, in conjunction with William H. Rosenblatt, sold for Hyman Horowitz to a builder, for improvement with four 6-sty elevator apartment houses, the plot at the northeast cor of Bradhurst av and 151st st, 167x125.

FORT WASHINGTON AV.—Mayer S. Auerbach sold to John H. Springer the plot 75x107 on the west side of Fort Washington av, 100 ft. south of 170th st. A 6-sty elevator apartment house will be erected on the site.

BRONX.

BOONE ST.—Duross Company sold the 2-family house, 36 Boone st, 25x100, for Mrs. Meta Smith to Jacob Timble.

BECK ST.—John Peterson sold to Henry Goldsmith the 3-sty brick house, 757 Beck st.

146TH ST.—Ernst-Cahn Realty Co. sold for a client the 4-sty flat, with stores and basement stores, known as 733 East 146th st, 25x100.

152D ST.—Theodore Marks Company sold for Ludwig Sauer 759 East 152d st, a 4-sty double flat, 25x100 and irregular.

206TH ST.—Zinzer & Claussen sold for a Mr. Roach the new house, 25x100, at the northwest cor of 206th st and Perry av.

DAWSON ST.—L. Dober bought from Frank J. Muhlfeld for a Mrs. Saft 777 Dawson st, a 3-sty 2-family brick and stone house, 25x100.

BROOK AV, ETC.—Chas. A. Weber sold for a Mr. Messener 545 Brook av, a 4-sty tenement with two stores, 25x135, to a Mr. Hoffmann; also, the 5-sty triple flat on the west side of St. Ann's av, about 180 ft. south of Westchester av, to a Mrs. Menkhoff; also, in conjunction with Smith & Phelps, the plot 100x114, on the south side of 234th st, 105 ft. east of Carpenter av, Wakefield.

BROOK AV.—W. H. Murphy bought from Louis J. Pooler a plot of 13 lots at the northeast cor of Brook av and 159th st, running through to St. Anns av, with frontages of 190.9 ft. on Brook av, 154.4 ft. on the st and 75.4 ft. on St. Anns av.

EDENWALD.—The Edenwald Land Company sold a lot on Doon av, 100 ft. north of Randall av, to Rocco J. Magerilla; 2 lots on Bracken av, 375 ft. north of Jefferson av, to Harry Friedman; 2 lots on Randall av, cor of Hill av, to Samuel Schweid, and 2 lots on Monticello av, 350 ft. south of Randall av, to Lawrence O'Connor.

ELY AV.—The Whitehall Realty Company sold the plot, 125x100, on the west side of Ely av, 125 feet south of Nereid av.

Bronx Acreage in Demand.

FORT SCHUYLER ROAD.—Risse, Veit & Fleisch sold for the Jackson estate a tract of 36½ acres on Fort Schuyler Road, between the Bruce Brown and Havemeyer properties. The buyer is the Jackson Estate Development Company, which controls considerable adjoining acreage. Contracts for the purchase of other large properties in that section have been signed within the past ten days.

New Bronx Mission.

JEROME AV.—J. Clarence Davies sold for the Jerome Avenue Realty Company 3 lots on the east side of Jerome av, 150 ft. south of 181st st, 75x100, to the Church of God Missionary Association, which will erect a 3-sty mission house on the property.

LIND AV.—Louis Weekes sold for H. Lautenschlager two lots on the east side of Lind av, 300 ft. south of 171st st.

MORRIS AV.—J. Clarence Davies sold the new 3-sty brick dwelling 1990 Morris av, between 178th and 179th sts, for August Jacobs to Thomas Kennedy, President of the Sagamore Club.

PROSPECT AV.—Henry M. & Joel H. Ribeth sold for J. S. Timpson 1032 Prospect av, 158 ft. north of East 165th st, a 3-sty frame private dwelling, 16.8x81, to a client for investment.

PERRY AV.—Zinser & Clausen sold for Edward J. Hopleton two lots on Perry av, 50x100, about 25 ft. north of 206th st.

VYSE AV.—Loeb & Kaufman sold for Christian Salm to Martin Gollubier 1153 Vyse av, a 2-family brick dwelling, 20x100.

WALLACE AV.—John F. Normoyle sold for the East Borough Improvement Company the two-family house, 361 Wallace av, Van Nest.

LEASES.

S. Osgood Pell & Co. leased for the Schachtel estate 259 and 261 6th av for a long term of years at an aggregate rental of about \$300,000. The lessees, manufacturers of moving pictures, will occupy the upper floors of the buildings.

The McVickar-Gaillard Realty Company leased for H. L. Richards to Barnett House, for a term of 21 years, the property 8 West 39th st, at an aggregate rental of about \$150,000. Mr. House will remodel the property for business purposes.

Richard M. Montgomery leased the 5-sty building 33 Pearl st, running through to 22 Bridge st, for Percy Kent to the United States Government for a term of years, for use as a permanent distributing station for the transport service. The same broker has also leased 37 Pearl st, running through to 26 Bridge st, for Levi N. Herschfeld to the H. W. Johns Company.

THE AUCTION MARKET

A considerable volume of business was transacted in the auction room during the week, and considering the fact that the vacation season is near at hand, the attendance was all that could be expected. Tuesday's sales attracted a number of operators and investors, and Auctioneer Joseph P. Day succeeded in securing more than \$270,000 for his properties. Among the parcels sold may be mentioned Nos. 45-47 Downing st, 29.7x90, which brought \$17,500, and No. 71 East 127th st, a 3-sty stone front dwelling, 20x99.11, which was knocked down at \$11,700. Other properties at the same stand were struck off to either plaintiffs in foreclosure actions or "parties in interest." During the same day L. J. Phillips & Co. sold No. 1047 Simpson st, a 3-sty brick dwelling, 25x100, for \$9,900, and a similar property, No. 1045, to Nicholas Tietjen for \$9,850, representing fair prices, when compared with other sales of a like character in that section of the city. On Thursday Joseph P. Day conducted a sale of the holdings of the Robert McCafferty estate in the Bronx and at Edgemere, L. I. The former involved a block bounded by the Grand Boulevard and Concourse, Sheridan av and 161st and 162d sts. The best bidding was for the southwest corner of Edgemore and Ocean avs, five lots, for which the Union Title Mortgage paid \$4,800. The Bronx plots brought good prices. For a vacant plot, 115x100, at the northeast corner of Grand Boulevard and Concourse and 161st st, E. J. Cuddihy paid \$26,000, which is considered an excellent figure; and for three plots, each 48.3x117 on the south side of 162d st, 100 feet east of the Grand Boulevard, \$12,300 was secured. The heirs obtained a sum exceeding \$308,000 for the lot. In addition to the above Mr. Day also sold No. 2144 5th av, a 4-sty stone front flat 19.11x75, which was bought by James Henderson for the sum of \$13,500.

—Next Monday will be the first of July, the time for the regular semi-annual declaration of dividends, and millions upon millions of dollars will be distributed. Not all the money that is required is ready to hand, so a great deal has had to be borrowed for short periods this week. The effect has been to advance money rates. Thus, on Thursday money rose from 3½ to 6 per cent. But the final effect is to make money a little more plentiful, for investments as well as for current business. It was just a year ago that the money pinch began, signalized in the realm of buildings by a crash in brick quotations. Money is now in very much better form for builders than a year ago. One

of our largest lenders is quoted as saying that there is more money to loan on bond and mortgage than there are good applications. Owing to the weather, building work was late in getting into a good stride, but in every department except tenement house construction, it is fairly good, with a promise of improving as the summer advances.

Lot Auctions Affecting Sales at Private Contract.

Real estate brokers who complain of the loss of many "prospects" attribute it to the lot auctions. A prominent broker who makes a specialty of selling vacant property in the annexed districts exhibited a list of possible purchasers with the remark that he had lost many of them as a result of their subsequent attendance at auction sales. While this condition must be admitted rather disheartening to the agent, it serves on the other hand to emphasize the attracting influence of up to date auction methods.

The Architectural Record for July.

The following is the contents of the current issue of the Architectural Record:

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An inspection of this series of articles will explain how the magazine continues its policy of presenting to its readers' subjects of interest in the broadest sense architectural. These subjects it presents not as they would be presented to explain to one architect the works of another, but rather in such a way that the great multitude of others not architects will find both entertaining and instructive. The Architectural Record stands on the issue that there is an absorbingly interesting story to be told about architecture and the allied arts and that a great many people now indifferent to the fine arts will be interested listeners to this story. From this point of view the readers of the Record and Guide will find an abundance of entertainment combined with a liberal mixture of facts of vital interest to every New York real estate broker and builder, not to say the average well-informed citizen.

REAL ESTATE NOTES

Young man of 20 wishes a position where he can learn the real estate business. See Wants and Offers.

For information about real estate in Monmouth Co., N. J., see adv. of Jacob A. King in Wants and Offers.

The management of real estate is wanted by a man thoroughly experienced in all details. See Wants and Offers.

An advertiser wants to loan first and second mortgages on first-class Manhattan real estate. See Wants and Offers.

A position is wanted with a reliable firm by a young man of experience in managing property. See Wants and Offers.

An advertiser wants a building or plot, 100x100 ft., west of Greene and south of 59th st, for cash customer. See Wants and Offers.

Lowenfeld & Prager, operators, 149 Broadway, Manhattan, announce that they have prepared a new list of properties for sale, copies of which may be had for the asking.

Several lots on Long Island City are noticed for sale in Wants and Offers. Also a good transfer corner in Brooklyn. At Eltingville, Staten Island, a tract of 23 acres is for sale.

There is one sure way to get at the true market value of a lot, and that is to base the calculation on prices paid in sales recently made in the same or corresponding localities.

Before breaking up, the Rapid Transit Commission advanced the 4th av route to Coney Island as far as it could, as was proper, but it is regrettable that the action comes so late.

Golde & Cohen, the well known real estate operators of 171 Broadway, have issued a revised list of holdings which they will mail to those in the market. The list is a large and varied one and covers many sections of the city.

The commissioners in condemnation proceedings on the Riverside Drive widening, about which there has been much dispute, have made another cut in their awards. The commissioners have now reduced the award 40 per cent., or a saving of \$440,000.

WANTS AND OFFERS

LONG ISLAND CITY

THREE LOTS, 11th av, near Broadway, \$1,200 each. Five lots, including corner bordering on Rickett, Finlay's East River Heights development, price \$5,500. 20 lots, 12 minutes to Ferry, \$500 each. 15 lots, including 3 corners, 12 minutes to Ferry, \$500 each. Above lots only 6 minutes to mouth of both tunnels. Full Commission to Brokers. THEO. MERKT, JR., 292 W 142d St. Tel. 4939 Morningside.

GOOD TRANSFER CORNER

Size 82x234; good for Liquor or other business. More people transfer here than any other place in Greater New York. Situated corner Myrtle Ave. Elevated R. R. Station and Fresh Pond Road. Price \$26,000. Easy Terms. Full Commission to Brokers. THEO. MERKT, JR., 292 W. 142d St. Tel. 4939 Morningside.

STATEN ISLAND

23 ACRES at Eltingville. This acreage is ready to be developed, and has not changed hands in over 40 years. Staten Island Rapid Transit R. R. runs through and station is on property. Price, \$850 acre. 50 per cent. Mortgage. Full Commission to Brokers. THEO. MERKT, JR., 292 W. 142d St. Tel. 4939 Morningside.

LONG BRANCH TO ASBURY PARK, N. J.

If you desire any information in reference to real estate in Monmouth Co., N. J., communicate with JACOB A. KING, 51 West 125th St., N. Y., or West End, N. J.

WANTED—Building or plot at least 100x100 west of Greene, south of 59th St., for cash customer. JACOB A. KING, 51 West 125th St.

YOUNG MAN (20) wishes to learn real estate business. B. MEYER, JR., 2810 Clarendon Road, Flatbush.

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A book that shows how city values are made and the basis upon which real estate appraisements should be made.

W. Hamilton McBride has severed his connection with Ames & Co., real estate agents and brokers of 26 West 31st st, and has taken an office with Charles Hibson & Co., at 237 Lexington av, cor 34th st. Mr. McBride has recently been elected a member of the Real Estate Board of Brokers.

Although present indications point to a cessation of lot buying in the Bronx, it is known that many deals of importance have been arranged, the closing of which depends on the easing up of the mortgage market. In this connection J Clarence Davies says that many buyers are taking an optimistic view and are confident that as summer advances much improvement will be noticed in this direction.

The Broadway subway extension, from Kingsbridge to Van Courtland Park, is being pushed onward every working hour. In a short time it will be usable for trains to the park entrance, which is only a short distance from Loweree, Park Hill and the other southern Yonkers suburbs, all of which are in for a fine development. Really, brethren, Yonkers is a sure producer for a real estate turn, though only a few New York operators seem alive to it yet.

Ernestus Gulick Company's first transaction in its new Manhattan offices at 5th av and 33d st is the conclusion of negotiations for a new hotel at Long Beach. G. Jason Waters, of Winsor Hotel, Atlantic City, is the purchaser of two blocks of land, with ocean frontage and riparian rights, at Long Beach, and the Estates of Long Beach, of which Senator Reynolds is president, are the sellers. The consideration for the property is about \$250,000. The hotel will be constructed in the fall and will cost in the neighborhood of a million dollars.

While no confirmation of the report of the sale of the Fifth Avenue Hotel has been obtained, it is not denied that negotiations of some nature involving the improvement of the site are under consideration. The most significant fact upon which to base this belief is the information that the title to the property was being searched by at least one of the large title insurance companies. An announcement of this nature is usually regarded as presumptive evidence of the existence of either a contract of sale or that some character of mortgage loan is in the course

of flotation. Whether this be so or not, it is argued with no small degree of logic that the time is ripe for the erection of a modern building at that corner. That such an operation has been thought of by the owners of the Fifth Avenue Hotel themselves there is good reason to believe.

Major Gulick and his associates in the Ernestus Gulick Company, estate agents, have leased from the Gorham Company, for a term of fifteen years, the first floor of the corner building known as the "Cambridge," No. 334 5th av, at 33d st. These offices will be occupied by Major Gulick and his associates as permanent headquarters for the various companies with which they are identified, operating particularly in Long Island property. Garden City Estates, however, which was organized by Major Gulick, and of which he is vice-president, will retain its offices in the Flatiron Building as heretofore. The following companies will be located in these offices: Long Island Estates, Estate Agents, Jamaica Estates and Hempstead South (Ernestus Gulick, president). Mr. Franklin P. Duryea, formerly of Duryea & Potter, 477 5th av, and more recently managing salesman and assistant to the president of Garden City Estates, has been elected vice-president of Ernestus Gulick Company.

In the suit of Nathan Cahasan against Hyman Levin, tried before Judge Wadhams and a jury in the City Court it was shown that after the broker's customer and Levin had fully agreed and a contract was about to be made, the customer inquired whether a certain mortgage had a subordination clause. Levin stated that he did not know, and an appointment was made to meet the next day at the office of Levin's lawyers to ascertain that, and make the contract. At the appointed time the broker and his customer appeared and waited two and a half hours for Levin, who, however, did not appear. Lawyer Jacob Friedman, of 302 Broadway, who also appeared for the broker in this case, showed that the buyer had merely inquired whether there was a subordinate clause, but had not refused to take without it, and, on the contrary, had Levin appeared the next day, the sale would have been made, even though there were no subordination clause in the mortgage. A verdict was given the broker for \$310.

No Ready Market for 125th Street Property.

MANY reasons have lately been advanced for the falling off in the number of sales of business properties in 125th st, but the most logical lies in the fact that prices are being held higher than local conditions warrant. Besides, there has gradually been taking place a concentration of the ownership of real estate on both sides of the street which has lessened the number of available parcels, resulting in a marking up of prices beyond a reasonable limit.

Notwithstanding this forcing process, sales have been made from time to time at figures representing good profits over prices previously paid. In the section bounded by Lenox and 8th av's a 20-foot lot on the south side of the street brought recently about \$87,500. What little there is to be had at present to the westward is held by strong hands and at figures which in several instances equal about \$8,500 per front foot.

On the northerly side owners are asking as much as \$3,500 per front foot for well situated parcels, being less than twice the sum asked for property on the opposite side of the street.

F. A. Shaw, of Shaw & Co., 113 West 125th st, attributes the decrease in activity along that thoroughfare to much the same cause, and further argues that in reality there has been no ready market for 125th st property for more than a year past. Mr. Shaw expressed the belief that when a readjustment of rentals takes place, professional operators and investors will more frequently figure in purchases in that street than formerly.

Present store rentals within the limits mentioned are considered excessive by 125th st merchants, some of whom, contrary to supposition, find it difficult to more than eke out a living. Small stores, on the north side of the way, west of Lenox av, averaging 15 feet in width, command a rental of \$3,000 per annum, others of larger dimensions being proportionately more. On the south side of the street one tenant is paying an annual rental of \$8,500 for a 20-foot store, not including an expense for repairs.

In this connection Chas. F. Porter, of Porter & Co., 159 West 125th st, emphatically made the statement that owners misunderstand true conditions and had forced rentals higher than present circumstances warrant. He affirmed that the way to stimulate a healthy activity in trading along that thoroughfare was to lower rentals to a point within the bounds of reason.

Other brokers in that locality share this opinion, and assert that the time is close at hand when property owners will be brought to a sudden realization of the true state of affairs by the exodus of some of the larger merchants.

New Buildings and Sites Asked for Fire Department.

Deputy Commissioner Hugh Bonner has recommended to Fire Commissioner Lantry the acquisition of sites and the erection of buildings for the Fire Department, in Manhattan, as follows:

Two sites for workshops, stables and storage room for Telegraph Bureau and branch of Superintendent of Buildings, \$50,000; erection of buildings thereon, \$75,000; completion of new wing at headquarters, \$50,000; new building for stables on site owned by department on Chrystie st, \$30,000; site at Fort George, 190th st and St. Nicholas av, \$40,000; erection of building thereon, \$50,000; erection of new building for company on site owned by department on Hancock place, west of Manhattan av, \$35,000; purchase of plot, 19x37 feet, in rear of No. 77 1st av, for engine company 25, \$15,000; site for an engine company, 95th st and Broadway, \$15,000; new site, 110th st, between 1st and 2d avs, \$16,000; site for a company at 150th st and Amsterdam av, 50x100 feet, \$30,000; site, vicinity of Broadway and Dykeman st, 50x100 ft., \$20,000; site, vicinity of Broadway and Isham st, 50x100 feet, \$20,000; erection of building thereon, \$30,000; site and new building at Kingsbridge, south, \$30,000; site and new building at Kingsbridge, north, \$30,000; site on 77th st, between 2d and 3d avs, \$14,000; site on 99th st, between 4th and Madison avs, \$50,000; site, vicinity of 116th st and 7th av, \$20,000; site, vicinity of 87th st and Broadway, \$15,000; site, vicinity of 110th st and Amsterdam av, \$18,000; new building on site owned by department at St. Nicholas av and 122d st, \$40,000; new building for hook and ladder company 2, at Lexington av and 50th st, \$70,000; for alterations to quarters of engine companies 19, 22, 8, 28, 26, 5, 17, 12, 24 and hook and ladder companies 5, 10, 13—twelve companies, at \$15,000, \$180,000.

The following recommendations have been made for the Bronx:

Ten new sites in the vicinity of Port Morris, Southern Boulevard, Van Nest, Fordham, Bedford Park, Prospect, Union and 3d avs, Claremont and University Heights, Mt. Hope and the several necks of land projecting into the sound, at an estimated cost of \$10,000 each, \$100,000; ten new houses to be erected thereon, at an estimated cost of \$35,000 each, \$350,000; site for school of instruction, \$50,000; erection of building thereon, \$100,000; site at 161st st and Elton av, four lots, for branch telegraph bureau, repair shops and veterinary stable, \$30,000; erection of building thereon, \$75,000; site at Westchester and Willis avs, 50x100 feet, \$20,000; site at Forest av and 162d st, 50x100 feet, \$18,000; site at 149th st and Mott av, 50x100 feet, \$20,000; site at Boston road and 170th st, 50x100 feet, \$30,000; site at Washington av and 172d st, 50x100 feet, \$18,000; site at 3d av and 81st st, 50x100 feet, \$18,000; site at Westchester and Prospect avs, 50x100 feet, \$15,000; erection of new buildings thereon, \$35,000; site at Southern Boulevard and 138th st, 50x100 feet, \$18,000; site at Westchester, 50x100 feet, \$8,000; new house on site owned by department at Van Nest, \$65,000; new house on site owned by department at Prospect av and 151st st, for truck company, \$35,000; new house on site owned by department on Boston Post road, Eastchester, \$20,000. Total for the Bronx, \$1,025,000.

The imperative demands being made upon the department today are due, to a very large extent, to the wonderful development of the Greater City. Sections within the area of the paid

department, heretofore sparsely settled, and in which the volunteer companies were able to cope with the fire hazard, are rapidly growing to the size of well populated cities.

Structural Ironwork of the City Investing Company's Building.

Some of the work of handling the iron for the City Investing Building has had to be done at night when the traffic on Broadway could not interfere. As many as 4 girders and 4 columns have been handled in two successive nights. Sixteen 25-ton girders and 20 column sections were thus handled from the Broadway front. The traveler and falsework were erected in 12 hours. The five derricks together erected 850 tons of steel in one week with a force of 45 men.

As soon as possible after erection the $\frac{3}{4}$ and $\frac{7}{8}$ -in. field rivets in the connections are driven by 16 four-man gangs, with pneumatic hammers. The steel is stored at Greenville, where it is unloaded from lighters and whence it is transferred by trucks to the building, as required. Generally, it is set by the derrick at the same time that it is unloaded from the truck.

Mr. Francis H. Kimball is the architect; Weiskopt & Stern are the consulting engineers, the Hedden Construction Co. is the general contractor, and the steel work is furnished and erected by Post & McCord.

The Best Fireproof Construction.

Investigations made by a number of competent experts in the employ of the U. S. Government, notably Captain John Stephen Sewell, acting for the War Department, disclose that no great city is proof against a general conflagration. Captain Sewell points out the fact that fires and fire tests have proved conclusively the inadequacy of commercial methods of fireproofing as at present applied. The recommendations of the experts as to the essentials of fireproof construction are definite and positive:

High, steel-frame office buildings, properly braced, are declared to be stable and reliable, and concrete and reinforced concrete structures are placed high among materials well adapted to withstand earthquake and fire, while hollow tiles and hollow concrete, although not in the past universally successful, may be so employed as to yield most satisfactory results. Concrete floors with metallic mesh reinforcements are strongly recommended for strength and fire resistance, and wire glass, metallic rolling shutters, and metal sash have proved such excellent fire protectors that wise economy demands their use in every important building.

Building costs regulate rental rates, which in turn are governed by the ability of the public to pay. It is well enough to strive for an ideal construction, but before engineers and underwriters are permitted to cast their fluid ideas into hard-and-fast laws, the other side of the house should be consulted. Buildings from which an income is expected must not be made so costly in their construction for the district in which they are situated that no one can afford to occupy them. Hence, (1) building construction must be kept within commercial possibilities, and (2) the area for absolute fireproof construction should have reasonable limitations and boundaries. Dangers and risks cannot be entirely eliminated from life. Certain risks must be accepted by every human being. Let us be reasonable.

San Francisco Advices.

Building materials in San Francisco are on the decline. Lumber has dropped \$6 within a brief space of time. Lime has declined from \$2.25 a bbl. to \$1.75. Steel men are much interested in the outcome of the bidding for the new Phelan building, the Palace Hotel building and the First National Bank building. All three structures will cost \$1,000,000 or more each. The contract for the Phelan job will probably be the first of the three to be let and it is reported that the American Bridge Co. will get the business. The Phelan building is being planned by Architect William Curlett, while D. H. Burnham is the architect for the First National Bank building.

A number of contractors who went to San Francisco from the East since the fire and have secured contracts are purchasing their material in New York, Chicago and other Eastern trade centers. Those places are not the only sources of supply. There are 100,000 barrels of cement from foreign ports on the waters heading for San Francisco, not including seventy ships laden with building material of all kinds, including marble, iron, cement and lumber, coming to San Francisco from ports in England, France, Germany and Italy.

It took just 156 days to wreck the old Palace Hotel building and remove the debris. The McLellan Company got the contract on its bid of \$100,000 in cash, and to receive all salvage in the way of junk and brick. McLellan says he was able to get 2,000 tons of old iron and 8,000,000 good bricks. The latter sold at an average of \$12 per thousand. About 5,000,000 bricks were broken in tearing down the walls and in breaking up the foundations below the sidewalks. Some of the latter were utilized by being crushed and sold for the same purpose as crushed rock.

Aids to Business Making.

The Real Estate Directory and the Record and Guide Quarterly are built like a watch. Have your clerk wind up the Directory once a week (post the transfers). Open the covers at any time, and you have a clue to the records reaching back a hundred years. You might as well be without a watch as to try to make a success of real estate without them.

Park Slope Property.

In the Park Slope section of Brooklyn, owing to the popularity which the suburbs have over the old parts of the borough where tight building prevails, dwellings are being released at prices less than the cost of construction. Mr. Charles Elting Rickerson, of 276 Flatbush av., who makes a specialty of Park Slope property, remarked this week that the inquiry for a certain quality of dwelling in that zone was large:

"The demand for dwelling houses in this section from \$7,500 to \$13,000 is quite considerable for this time of the year, and in fact much better than in any previous year I can remember, and the fact that convinces me of this demand to purchase is that the Park Slope holds the record for the highest altitude in Greater New York, with the character of the neighborhood essentially educational, with natural and recreative amusements to be found in Prospect Park.

"Improved property which has been built here from eight to twenty years could never be duplicated at the present selling prices, as most of the properties are selling at twenty-five per cent. less than original cost some years ago, and to-day's price of wages and building material is at least forty per cent. higher than the price when these properties were built. It is therefore this state of facts which encourages many to purchase in this section, where improvements of the neighborhood and streets are here. There is a positive certainty that prices will increase in the coming years.

"With the Utilities Bill in force, I can see that the Borough of Brooklyn will be especially benefited, as under the present conditions Brooklyn is used by the Borough of Manhattan in a manner which is to Brooklyn's detriment, but with this bill in force and fair minded commissioners, Brooklyn will be much benefited, and its subways, ferries and other means of transportation to New York will not be juggled with politics. Brooklyn's interests should stand united regardless of political party for the improvements in proportion to the taxes, which its citizens pay."

Three Fares to Queens.

Mr. Belmont not choosing to reveal how much the fare to Queens from Manhattan will be, the public is left to infer what the schedule will be from the existing indications.

These are the facts: (1) The tunnel company is a separate corporation from the Interborough-Metropolitan and the Queens County Traction. (2) There is no physical connection existing or planned between the tunnel railroad and the Subway rails on the Manhattan side and the Queens County trolley tracks on the other side of the river.

At Fourth av and Forty-second st, where the tunnel ends, the floor level of the Belmont tunnel is thirty feet below the tracks in the subway. At the Long Island City end the tunnel tracks do not come to grade or show any intention of uniting with the Queens County trolley.

It follows that no surface cars will run through the tunnel and that passengers must change cars on both sides of the river and pay three fares, or a total of fifteen cents each way, or thirty cents for a round trip, \$1.80 for a working week, and \$7.20 every month.

Since Mr. Belmont keeps silent in the matter, refusing to inform the real estate interests what the cost of travel will be, the only safe course is to estimate the maximum.

Several months ago it became apparent that there would be no rail connection with the Subway at the Manhattan end of the tunnel, and then the hope was expressed that arrangements would be made at the Queens end for surface cars to enter the tunnel and proceed to Manhattan. But it is now perceived that no provision will be made for this, and that the tunnel trains will merely run back and forth under the river like shuttles.

Tour of Investigators.

Representatives of the Long Island Real Estate Exchange, headed by President H. Stewart McKnight, are continuing their examination of properties publicly advertised for development. On a recent trip the party went directly to Babylon. Following luncheon at the Watson House, the various properties within Babylon township, but outside the village proper, were visited. After leaving Babylon, the directors enjoyed the opportunity of inspecting the property recently acquired by T. B. Ackerson, midway between Babylon and Bayshore. The elaborate plans for the development of this property include a grand canal, in Venetian style, from the great South Bay to South Country road. After visiting several properties just east of Bayshore, the party returned to the city.

Aids to Business Making.

The mortgage broker experiences his greatest difficulty in finding out when mortgages mature. The simplest, most complete and least expensive method requires only the Record and Guide Quarterly. Choose a different colored ink for each year of expiration. Thus "July" written in red in the margin of the annual number for 1902 means expiring July, 1907. Thus the broker sees at a glance all the expirations which interest him. Full sets of the Quarterly are for sale at a greatly reduced price.

Product and Appliance.

Avernarius Carbolineum.

Whether a great wood preservative by any other name would be as honest a production as "Avernarius Carbolineum" is a matter that can only be decided by those who have had experience in these matters. What will interest the readers of the Record and Guide most now is to learn that "Avernarius" was the name of a great German doctor who invented carbolineum, in 1875, and was shortly afterwards registered in the United States patent office as "Avernarius' Carbolineum." Consequently carbolineum with any other name attached should be investigated before being accepted.

"Avernarius Carbolineum" is simply a heavy oil for the superficial treatment of wood, which possesses antiseptic ingredients that will thoroughly neutralize the rot-producing elements or germs contained in the wood structure, while its fatty oils seal up the pores on the outside and prevent the further entrance of insects or germs from permeating the wood under exposure. It is insoluble in water and self-impregnating. It will waterproof not only wood, but ropes, nets and tarpaulins, and keep them soft and pliable in the coldest weather. It also prevents checking or warping of wood, and is ever ready for immediate use without detriment to quality or loss through evaporation.

No special skill is requisite in using Avernarius Carbolineum. A common paint brush and common labor only are necessary. Even the brush may be dispensed with by dipping the wood into the liquid. Sometimes it is applied on walls and houses with spraying machines.

The covering capacity of this preservative oil is as follows: One gallon will cover 350 square feet on dressed lumber; 250 feet on rough lumber, or 100 square feet on shingle roof. This is for one coat; the second coat requires about one-fourth the quantity for the first coat. When the wood is to be immersed the covering capacity is about one-third to one-half, because of the heavier impregnation. One hundred pounds for 1,000 feet board measure guarantees a thorough impregnation.

Avernarius Carbolineum takes a few days to develop after being applied, when it appears as a beautiful nut-brown stain, which is said to outlast the best oil paint made. Further details of this oil may be had from The Carbolineum Wood Preserving Co., 349 West Broadway, New York.

Steel Sheet Piling.

Steel sheet piles in rolled sections are of recent origin and are extensively used because of certain advantages they possess over ordinary forms of wood piling. They can be driven in soil where it would be impossible to drive wood piling, and the greater lengths in which the steel piling can be furnished permits of cofferdams of greatest depth. One of the most useful features in sheet piling is the system of interlocking which secures practically a water-tight wall and effectually ties the piling together. The Wemlinger Steel Piling Co. has a special system of interlocking steel piling. Replying to an inquiry Mr. Wemlinger said:

"In our system each section is complete in itself, stiffer than I-beams or channels of the same weight, uniform in strength, and does not require riveting. All of the sections are interchangeable, are interlocking and watertight when in position.

"When the piling is made up of units of different sections and weights, the strength of the wall of piling is, of course, limited to that of the weakest member, and one of the most serious complaints against the forms of piling heretofore used is their lack of lateral stiffness.

"Our sections are of uniform strength and are proportioned so that the wall of piling is of practically uniform thickness and, by reason of their arched shape and locking features, act as a whole and are exceedingly well adapted to withstand the thrust of the material behind them.

"The radius of gyration of our section is 28 per cent. greater than that of an I-beam, and 38 per cent. greater than that of a channel of the same weight. Our piling weighs 30 pounds per square foot, and its strength is greater than that of a piling made of channels and Z-bars weighing at least 10 pounds more per square foot, while for equal weights, our piling is nearly 40 per cent. stronger than the latter."

Hardwood Floors Held Mechanically.

The special feature of the new method of laying parquet and other hardwood floors, as patented by J. O. Beers, Jr., consists of a series of steel rails set in and flush with the surface of the

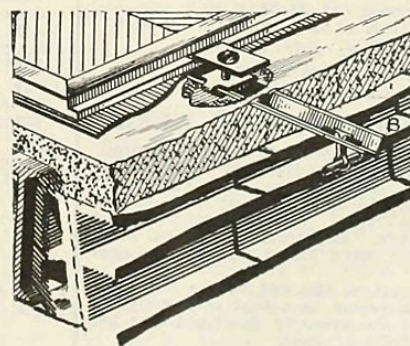


DIAGRAM A.

cement bed. This permits a positive hold by means of a steel clip on the cement foundations, the hollow bars as shown in diagram A permitting of free circulation of air underneath the wood flooring.

MISCELLANEOUS.

W. P. MANGAM
Real Estate and Loans
108 and 110 EAST 125TH STREET
Telephone, 222 Harlem New York City
NOTARY PUBLIC

J. C. LYONS BUILDING &
OPERATING COMPANY
4 AND 6 EAST 42d STREET
Telephone, 6438 38th St. NEW YORK

MISCELLANEOUS.

JOSEPH P. DAY
Real Estate
AUCTIONEER AND APPRAISER
MAIN OFFICE: 31 NASSAU ST. AGENCY DEPT.: 932 EIGHTH AVENUE

HARRY W. HOPTON
REAL ESTATE
No. 150 BROADWAY
Tel., 6988 Cortlandt 6989 Cor. Liberty St.

MISCELLANEOUS.

THOMAS DIMOND
Iron Work for Building
128 WEST 33D ST., NEW YORK
Works {128 West 33d St. Established 1859
{137 West 32d St. Tel., 1780 Mad. Sq.

N. BRIGHAM HALL & SON
Real Estate Brokers and Agents
Tel. 603 Spring 681 Broadway

THE TITLE INSURANCE CO., OF NEW YORK

135 Broadway, Manhattan CAPITAL AND SURPLUS,
and 203 Montague St., Brooklyn \$3,000,000
Examines and Insures Titles to Real Estate on Sales and Loans, and Deals in Mortgages.

NOTICE TO PROPERTY OWNERS.
ASSESSMENTS DUE AND PAYABLE.
Paving, Curbing and Recurbing.
165th st, from Boulevard Lafayette to B'way.
Regulating, Grading, etc.
Fairview av, St Nicholas av to B'way.

HEARINGS FOR THE COMING WEEK.
At 90-92 West Broadway.
Monday, July 1.
W 176th st, Broadway to Buena Vista av, at 2 p m.
Exterior st, Fordham rd to West 192d st, at 1 p m.
A new street north of Fairview, at 3 p m.
E 177th st, Boston rd to Bronx River, at 3.30 p m.
Fairview av, 11th av to Broadway, at 1.30 p m.
Public Park at Rae st, German pl and St Anns av, at 1 a m.
Tremont av, Eastern Boulevard to Fort Schuyler rd, at 2 p m.
W 177th st, Broadway to Riverside Drive, at 1.30 p m.
Spuyten Duyvil rd, near Spuyten Duyvil Depot, to junction Riverdale av, at 3 p m.
The Parkway, Grand Boulevard and Concourse to Claremont Park, at 12 m.
Tremont av, Bronx River to Eastern Boulevard, at 2 p m.
A new st, Bowery to Elm st, at 2 p m.
Cypress av, closing, Portchester R R to bulkhead line Harlem River, at 11 a m.
Riverside Drive, W 158th to W 165th st, at 12 m.

Tuesday, July 2.
W 162d st, Broadway to Riverside Drive, at 1 p m.
Northern av, north of 181st st, at 2 p m.
Bronx Park Addition, at 10 a m.
Hawthorne st, Walton av to Grand Boulevard and Concourse, at 12 m.
Anderson av, E 164th st to Marcher av, at 12 m.
W 177th st, Broadway to Riverside Drive, at 2 p m.
Perry av, between Mosholu Parkway North and Woodlawn rd, at 2 p m.
Bronx Boulevard, Old Boston Post rd to E 242d st, at 3 p m.
Briggs av, Bronx River to Pelham Bay Park, at 1 p m.

Wednesday, July 3.
Riverside Drive, 158th st to W 165th st, at 12 m.
Public park, Queens, at 10 a m.
W 178th st, sewer easement, at 12 m.
At 258 Broadway.
Monday, July 1.
105th st, school site, at 11 a m.
20th and 21st sts, North River docks, at 11 a m.
141st st, school site, at 2 p m.
Tuesday, July 2.
20th and 21st sts, North River docks, at 11 a m.
Piers 2 and 3, East River, at 11 a m.
Old Stone rd, school site, at 3 p m.
Bridge 4, Section No 3, at 3 p m.

Wednesday, July 3.
22d and 23d sts, North River docks, at 10.30 a m.
101st st, playground, at 11.30 a m.
Pier 13, East River, at 3 p m.
Friday, July 5.
Pleasant av, school site, at 2 p m.

AUCTION SALES OF THE WEEK.

The following is the complete list of the property sold, withdrawn or adjourned during week ending June 28, 1907, at the New York Real Estate Salesroom, 14 and 16 Vesey St. Except where otherwise stated, the properties offered were in foreclosure. Adjournment of legal sales to next week are noted under Advertised Legal Sales.

The total amount at the end of the list comprises the consideration in actual sales only.
*Indicates that the property described was bid in for the plaintiff's account.

JOSEPH P. DAY.
127th st, No 71, n s, 138.9 w Park av, 20x 99.11, 3-sty stone front dwelling. (Amt due, \$8,137.32; taxes, &c, \$186.78). Magdalena Raymond and Susan Kennedy.....11,700
*67th st, s s, 100 w West End av, 200x100.5, vacant. (Amt due, \$11,184.59; taxes, &c, \$473.24; sub to prior mortgages aggregating \$47,000.) Junction Realty Co.....61,025

*La Fontaine av|s w cor 179th st, 97.6x100x 179th st |112.9x101.1, vacant. Action No 1. (Amt due, \$4,710.62; taxes, &c, \$13,771.44; sub to a mort of \$10,000.) American Mortgage Co11,857
*La Fontaine av, w s, 97.6 s 179th st, 75x100, vacant; action No 2. (Amt due, \$2,720.18; taxes, &c, \$13,771.44; sub to a prior mort of \$7,500.) American Mortgage Co.....8,117
5th av, No 2144, w s, 130 s 132d st, 19.11x75, 4-sty stone front tenement. (Amt due, \$12,849.80; taxes, &c, \$234.83.) James A Henderson13,500
30th st, Nos 107 to 111, n s, 90 e 4th av, 60x 98.9, three 3-sty brk dwellings.
30th st, No 336, s s, 356 e 9th av, 16.6x98.9, 3-sty brk dwelling.
28th st, No 32, s s, 170.10 e Madison av, 20.10 x98.9, 3-sty brk building and store.
Sheriffs sale of all right, title, &c. Adj sine die.....
161st st, n e cor Grand Boulevard and Concourse, -x117.3x99.11x-, vacant (voluntary). E J Cudahy.....26,000
161st st, n s, 99.11 w Sheridan av, 145.2x 115.7x144.11x117.3, 1-sty frame building and vacant (voluntary). E J Cudahy.....21,250
161st st, n w cor Sheridan av, 99.11x114.4x 99.11x115.7, vacant (voluntary). James H Morris14,250
162d st, s w cor Sheridan av, 100x114.4x100x 115.7, vacant (voluntary). C R Freeman8,600
162d st, s s, 100 w Sheridan av, 48.2x115.7x 48.3x116.2, vacant (voluntary). James Nolan4,000
162d st, s s, 148.2 w Sheridan av, 48.2x116.2 x48.3x116.7, vacant (voluntary). C R Freeman3,900
162d st, s s, 100 e Grand Boulevard and Concourse, 48.2x116.7x48.3x117.3, vacant (voluntary). Clayton Woods.....4,400
162d st, s e cor Grand Boulevard and Concourse, 100x118.4x99.11x117.3, vacant (voluntary). James Morris18,750
Lexington av, No 141, e s, abt 32.11 n 29th st, 16.5x85, 4-sty brownstone dwelling (voluntary). Chas G Atwood.....21,000
Ryer av |e s, 186.7 n 183d st, 100x200 to Valentine av| Valentine av, x100x200, vacant (voluntary). Bid in at \$15,700.
Allen st, No 52, e s, abt 200 s Grand st, 25.2x 87.6, 5-sty brk tenement with stores and 4-sty brk tenement in rear (voluntary). Bid in at \$43,000.
Brook av, No 1504 s e cor 171st st, 25x100.7, 171st st | 4-sty brk tenement with stores (voluntary). Bid in at \$29,000.
60th st, No 37, n s, 149.1 e Madison av, 19.11 x100.5, 4-sty brownstone dwelling (exrs sale). Horace F Hutchinson, party in interest. 60,000
North Chestnut Drive, n s, 80 e Cedar av, 40x97x40x96.10, 2-sty frame dwelling (voluntary). Henry Jackson.....3,500
2d av, Nos 191 and 193 n w cor 12th st, 61.3x 12th st | 90, 6-sty brk tenement with stores (voluntary). Withdrawn.
Downing st, Nos 45 and 47, n s, 92.7 w Bedford st, 29.7x90, vacant (voluntary). John Kluber17,500
78th st, No 16, s s, 241 e 5th av, 17x102.2, 4-sty brk dwelling. Sheriff's sale of all right, title, &c. William P Slocovitch.....600
Bryant av, No 1219, on map No 1210, e s, 90 n Home st, 25x100, 2-sty frame dwelling. (Amt due, \$2,710.16; taxes, &c, \$160.) Mrs Clementina Studuicka5,850
144th st, n s, 230 w 7th av, 40x99.11, vacant; action No 1. (Amt due, \$4,559.23; taxes, &c, \$351.99.) Harry Finkelstein17,723
144th st, n s, 270 w 7th av, 40x99.11, vacant; action No 2. (Amt due, \$4,559.73; taxes, &c, \$351.99.) Harry Finkelstein17,723
144th st, n s, 310 w 7th av, 40x99.11, vacant; action No 3. (Amt due, \$4,559.03; taxes, &c, \$351.99.) Harry Finkelstein17,723
144th st, n s, 350 w 7th av, 40x99.11, vacant; action No 4. (Amt due, \$4,559.03; taxes, &c, \$351.99.) Harry Finkelstein17,723
Waverly pl, No 106, s s, 88 w Macdougall st, 22x97, 5-sty brk tenement. (Amt due, \$1,869.69; taxes, &c, \$86; sub to a first mort of \$26,000.) Cesare Razzetti31,250
L. J. PHILLIPS & CO.
Simpson st, No 1047, w s, 335 n Westchester av, 25x100, 3-sty brk dwelling. (Partition.) Benjamin Nathan.....9,900
Simpson st, No 1045, w s, 310 n Westchester av, 25x100, 3-sty brk dwelling. (Partition.) Nicholas Tietjen.....9,850
133d st, No 156, s s, 216.10 e 7th av, 16.8x 99.11, 3-sty brk dwelling. (Partition.) Morris Franklin.....7,400

EDGAR J. LEVEY, President
JOHN D. CRIMMINS,
CHARLES T. BARNEY, } Vice-Presidents
CYRIL H. BURDETT, Secretary
CHAUNCEY H. HUMPHREYS, } Asst.
EDWIN A. BAYLES, } Sec'ys
WILLIAM N. HARTE, Treasurer
Hon. ABRAHAM R. LAWRENCE, Counsel

D. PHOENIX INGRAHAM & CO.
Broome st, No 423, s s, 49.10 e Crosby st, 25x134x25x121, 7-sty brk loft and store building. (Partition.) Adj sine die.....
Randall av|n w cor Whittier st, -x-, vacant. Whittier st|
Randall av, s w cor Whittier st, -x-, to Hunts Point road, vacant.
Randall av, s e cor Whittier st, -x-, to Drake st, vacant.
Randall av, n e cor Whittier st, -x-, vacant.
Randall av, n w cor Drake st, -x-, vacant.
Randall av, n e cor Drake st, -x-, to Halleck st, vacant.
Randall av, n e cor Halleck st, -x-, vacant. (Partition.) David Lippman, Wm Rosenzweig, Sampson H Schwartz and Henry Korn8,000

JOHN M. THOMPSON.
*Water st, Nos 115 and 117 |s e cor Wall st, Wall st, Nos 91 and 93 | 40.4x64.3x40.6x 65.2, 8-sty brk office building. (Amt due, \$87,791.78; taxes, &c, \$12,273; sub to a mort of \$250,000.) Cedar Street Co.326,742
JOHN S. MAPES.

Shakespeare av|w s, at intersection s e s Anderson av | Anderson av, 274.3x134.4x 265.10, gore, vacant (voluntary). Geo F Huber7,920
SAMUEL GOLDSTICKER.

*Convent av|s w cor 151st st, 108.11x43.5x 151st st | 99.11x86.10, vacant. (Amt due, \$30,400.33; taxes, &c, \$29,927.) James A Deering31,000
78th st, No 16, s s, 241 e 5th av, 17x102.2, 4-sty brk dwelling. (Amt due, \$36,593.85; taxes, &c, \$975.) Adj to July 10th.....

Total \$818,753
Corresponding week, 1906..... 410,625
Jan. 1st, 1907, to date..... 26,508,850
Corresponding period, 1906..... 20,754,749

ADVERTISED LEGAL SALES.

Sales to be held at the Real Estate Exchange, 14 and 16 Vesey St., except as elsewhere stated.
June 29.
No Legal Sales advertised for this day.
July 1.
Shakespeare av, late Marcher av, w s, 150 s 163rd st, 50x200, vacant. Orela D Brown agt Ida Douglass et al; John E Miller, att'y, 20 Nassau st; Henry P Molloy, ref. (Amt due, \$3,772.77; taxes, &c, \$348.38.) By Joseph P Day.
128th st, Nos 64 to 68, s s, 140 w Park av, 56.3x99.11, 6-sty brk tenement and store. Marianne Rosenzweig agt Joseph Bornstein et al; Joseph Rosenzweig, att'y, 99 Nassau st; Edw D Dowling, ref. (Amt due, \$4,837.86; taxes, &c, \$1,056.) sub to mort aggregating \$25,000. By Bryan L Kennelly.
July 2.

Water st, No 610, n s, 124.5 w Gouverneur st, 24.10x62.3x25x63.3, 6-sty brk stable. John H Cole agt William Nichthausner et al; Grosvenor S Hubbard, att'y, 35 Wall st; John Gruenberg, ref. (Amt due, \$9,000; taxes, &c, \$400.) Mort recorded May 18, 1903. By Herbert A Sherman.
Rose st, No 53, s s, abt 168 w Pearl st, 23x 92.6x26.3x92.6, 5-sty brk loft and store building. Lillian B Friedlander agt Thomas E Greacen et al; David C Myers, att'y, 256 Broadway; David C Hirsch, ref. (Amt due, \$5,617.32; taxes, &c, \$264.41; sub to a first mort of \$16,000.) Mort recorded March 29, 1906. By Joseph P Day.
125th st, No 434, s s, 350 e Amsterdam av, 25x 100.11, 6-sty brk tenement and store. Mechanics & Traders Realty Co agt Oscar Miller et al; J A Seidman, att'y, 61 Park Row; Isham Henderson, ref. (Amt due, \$4,647.82; taxes, &c, \$148.75.) By Joseph P Day.
Broome st, No 50 |n e cor Lewis st, 25x Lewis st, Nos 22 and 24 | 75, 3-sty frame tenement and store and 1-sty frame building. Barbara A Rathgeber agt August Meckel et al; Joseph P Conway, att'y, 44 Court st, Brooklyn; Maurice Goodman, ref. (Partition.) By Joseph P Day.

Prospect av, Nos 1057 and 1059, w s, 94.1 s 166th st, 75.10x144.5x74.6x144.5, two 5-sty brk tenements. Joseph Mandelkern agt Isaac L Shapiro et al; Morrison & Schiff, att'ys, 320 Broadway; Edw J Redington, ref. (Amt due, \$9,179.57; taxes, &c, \$1,279.35; sub to prior mort aggregating \$70,250.) Mort recorded June 21, 1905. By D Phoenix Ingraham & Co.

(Continued on page 1257.)

Official Legal Notices

ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD OF June 8 to 22, 1907, of the confirmation by the Board of Revision of Assessments and the entering in the Bureau for the Collection of Assessments and Arrears, of assessment for LOCAL IMPROVEMENTS in the BOROUGH OF MANHATTAN: 12TH WARD, SECTION 8. FLAGGING AND RE-FLAGGING ST. NICHOLAS AVENUE, west side, from Amsterdam Avenue to 167th Street, and on ST. NICHOLAS AVENUE, east side, from Amsterdam Avenue to 169th Street.

HERMAN A. METZ,
Comptroller.
City of New York, June 6, 1907. (35460-1)

ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD OF June 6 to 22, 1907, of the confirmation by the Board of Revision of Assessments and the entering in the Bureau for the Collection of Assessments and Arrears, of assessment for LOCAL IMPROVEMENTS in the BOROUGH OF THE BRONX: 24TH WARD, SECTION 11. EAST 189TH STREET—REGULATING, GRADING, CURBING, FLAGGING, LAYING CROSSWALKS, BUILDING APPROACHES AND PLACING FENCES, from Park Avenue to the Southern Boulevard.

HERMAN A. METZ,
Comptroller.
City of New York, June 6, 1907. (35460-2)

ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD OF June 13 to 27, 1907, of the confirmation by the Board of Assessors and the entering in the Bureau for the Collection of Assessments and Arrears, of assessments for LOCAL IMPROVEMENTS in the BOROUGH OF THE BRONX:

23D WARD, SECTION 9. CHEEVER PLACE—SEWER, between Gerard and Walton Avenues. 23D WARD, SECTION 10. RECEIVING BASINS on DAWSON STREET and ROGERS PLACE at the northwest corner; on DAWSON STREET, south side, opposite Rogers Place, and at the northwest corner of DAWSON STREET and INTERVALE AVENUE.

HERMAN A. METZ,
Comptroller.
City of New York, June 11, 1907. (35560-1)

ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD OF June 21 to July 6, 1907, of the confirmation by the Board of Assessors and the entering in the Bureau for the Collection of Assessments and Arrears, of assessments for LOCAL IMPROVEMENTS in the BOROUGH OF MANHATTAN:

12TH WARD, SECTION 8. AUDUBON AVENUE—SEWER, between 165th and 166th Streets.

HERMAN A. METZ, Comptroller.
City of New York, June 18, 1907.

ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD OF June 13 to 27, 1907, of the confirmation by the Board of Assessors and the entering in the Bureau for the Collection of Assessments and Arrears, of assessments for LOCAL IMPROVEMENTS in the BOROUGH OF MANHATTAN:

9TH WARD, SECTION 2. HUDSON STREET—REPAIRING SIDEWALK opposite No. 599. 10TH AND 13TH WARDS, SECTION 2. DELANCEY STREET—PAVING, that portion of the southerly side from Clinton Street to the Bowery 100 feet from the old southerly line of Delancey Street to the new line of Delancey Street. 11TH WARD, SECTION 2. 4TH STREET—RECEIVING BASIN, north side, at the center line of Mangin Street. AVENUE D—REPAIRING SIDEWALK at No. 123. 15TH WARD, SECTION 2. WEST BROADWAY and WEST 3D STREET—REPAIRING SIDEWALKS on the southeast corner. BOWERY—REPAIRING SIDEWALK in front of No. 354. 22D WARD, SECTION 4. BROADWAY and 55TH STREET—REPAIRING SIDEWALK at the southwest corner. 19TH WARD, SECTION 5. EAST 42D STREET—REPAIRING SIDEWALK in front of Nos. 159 and 161. EAST 42D STREET—REPAIRING SIDEWALKS in front of No. 145. 2D AVENUE—REPAIRING SIDEWALK at No. 945. 2D AVENUE—REPAIRING SIDEWALK at Nos. 949 and 951. 3D AVENUE—REPAIRING SIDEWALK in front of No. 742. EAST 52D STREET—REPAIRING SIDEWALK in front of No. 308. 12TH WARD, SECTIONS 5 and 6. EAST 96TH STREET—EXTENSION OF SEWER, between 2d and 3d Avenues. 12TH WARD, SECTION 6. 5TH AVENUE—REPAIRING SIDEWALK at Nos. 2071 and 2073. 118TH STREET—REPAIRING SIDEWALK, north side, beginning 110 feet east of 5th Avenue and extending easterly 100 feet. 12TH WARD, SECTION 7. WEST 134TH STREET—PAVING, CURBING AND RE-CURBING, between Amsterdam Avenue and Broadway. WEST 140TH STREET—SEWER, between Riverside Drive and Broadway. WEST 141ST STREET—FLAGGING AND RE-FLAGGING, CURBING AND RE-CURBING, from Edgecombe Avenue to Amsterdam Avenue. 152D STREET—FENCING VACANT LOTS, south side, about 125 feet east of Broadway. 12TH WARD, SECTION 8. WEST 161ST STREET—FENCING VACANT LOTS at Nos. 544, 546 and 548. WEST 161ST STREET—FENCING VACANT LOTS at Nos. 574 and 576. WEST 171ST STREET—PAVING, CURBING AND RE-CURBING, between Amsterdam Avenue and Broadway. WEST 172D STREET—SEWER, between Amsterdam and St. Nicholas Avenues.

HERMAN A. METZ,
Comptroller.
City of New York, June 11, 1907. (35560-2)

ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD OF June 14 to 28, 1907, of the confirmation by the Board of Revision of Assessments and the entering in the Bureau for the Collection of Assessments and Arrears, of assessment for LOCAL IMPROVEMENTS in the BOROUGH OF THE BRONX:

24TH WARD, SECTION 11. EAST 181ST STREET—REGULATING, GRADING, SETTING CURBSTONES, FLAGGING SIDEWALKS, LAYING CROSSWALKS, BUILDING APPROACHES AND PLACING FENCES, from 3d Avenue to Boston Road.

HERMAN A. METZ,
Comptroller.
City of New York, June 13, 1907.

ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD OF June 21 to July 6, 1907, of the confirmation by the Board of Assessors and the entering in the Bureau for the Collection of Assessments and Arrears, of assessments for LOCAL IMPROVEMENTS in the BOROUGH OF THE BRONX:

23D WARD, SECTION 9. MORRIS AVENUE—PAVING AND CURBING, from East 165th Street to East 166th Street. 23D WARD, SECTION 10. VYSE AVENUE—PAVING AND RE-CURBING, from 167th Street to Home Street. HEWITT PLACE—PAVING AND CURBING, from Longwood Avenue to Westchester Avenue. 24TH WARD, SECTION 11. EAST 172D STREET—SEWER and appurtenances, between 3d and Fulton Avenues. 24TH WARD, SECTION 12. WEST 238TH STREET—SEWER and appurtenances, from Bailey Avenue to Cannon Place and CANNON PLACE—SEWER, between West 238th Street and Giles Place. 24TH WARD, ANNEXED TERRITORY. WHITE PLAINS ROAD, east side, TEMPORARY SEWERS and appurtenances, between 208th Street (Elizabeth Street) and 205th Street (King Street).

HERMAN A. METZ, Comptroller.
City of New York, June 18, 1907.

PROPOSALS.

Department of Water Supply, Gas and Electricity, Room 1536, Nos. 13 to 21 Park Row, Borough of Manhattan, the City of New York.

SEALED BIDS OR ESTIMATES will be received by the Commissioner of Water Supply, Gas and Electricity at the above office until 2 o'clock P. M., on

WEDNESDAY, JULY 3, 1907,

Boroughs of Manhattan and The Bronx.
For furnishing, delivering and laying water mains in Blondell, Barnes, Byron, Devoe, Edwards, Ellison, King, Morris Park, Nereid, Railroad, Saratoga and Balcolm avenues; in Beacon, Halperin, Latting, Madison, Main, Mary, Taylor, Victor, Fourteenth, Two Hundred and Twenty-fourth, Two Hundred and Thirty-sixth and Two Hundred and Thirty-seventh streets and in Boston and Reed's Mill roads.

For full particulars see City Record.
JOHN H. O'BRIEN,
Commissioner of Water Supply, Gas and Electricity.
The City of New York, June 19, 1907.

Headquarters of the Fire Department of the City of New York, Nos. 157 and 159 East Sixty-seventh street, Borough of Manhattan, the City of New York.

SEALED BIDS OR ESTIMATES will be received by the Fire Commissioner at the above office until 10.30 o'clock A. M., on

TUESDAY, JULY 2, 1907,

Boroughs of Manhattan and The Bronx.
No. 1. For furnishing all the labor and materials required for the erection of an extension to the headquarters building on the southerly side of Sixty-eighth street, 150 feet west of Third avenue, Manhattan.

No. 2. For furnishing all the labor and materials required for the erection of a building for an engine and a hook and ladder company on the westerly side of Belmont avenue, 200 feet south of One Hundred and Eighty-third street, The Bronx.

For full particulars see City Record.
FRANCIS J. LANTRY,
Fire Commissioner.
Dated June 19, 1907.

Office of the Department of Parks, Arsenal Building, Fifth avenue and Sixty-fourth street, Borough of Manhattan, the City of New York.

SEALED BIDS OR ESTIMATES will be received by the Park Board at the above office of the Department of Parks until 3 o'clock P. M., on

WEDNESDAY, JULY 3, 1907,

Borough of Manhattan.
For all labor and materials required for the erection of a new continuous skylight in the main roof of the east wing, the enlargement of the three dome lights over the hall of sculpture and the alteration of the cornice in the south gallery on the second floor of said east wing of the Metropolitan Museum of Art, located in Central Park, on the west side of Fifth avenue, opposite Eighty-second street.

For full particulars see City Record.
MOSES HERRMAN,
President;
JOSEPH I. BERRY,
MICHAEL J. KENNEDY,
Commissioners of Parks.
Dated June 19, 1907.

Department of Water Supply, Gas and Electricity, Room 1536, Nos. 13 to 21 Park Row, Borough of Manhattan, the City of New York.

SEALED BIDS OR ESTIMATES will be received by the Commissioner of Water Supply, Gas and Electricity at the above office until 2 o'clock P. M., on

WEDNESDAY, JULY 3, 1907,

Borough of Brooklyn.
For furnishing and delivering double-nozzle hydrants.

For furnishing, delivering and laying force main and removing existing force mains at the site of the Ridgewood pumping station.

For full particulars see City Record.
JOHN H. O'BRIEN,
Commissioner of Water Supply, Gas and Electricity.
The City of New York, June 19, 1907.

Department of Bridges, Nos. 13 to 21 Park Row, Borough of Manhattan, the City of New York.

SEALED BIDS OR ESTIMATES will be received by the Commissioner of Bridges at the above office until 2 o'clock P. M., on

TUESDAY, JULY 2, 1907,

For cutting recesses and wells for additional anchorage in the west and east anchor piers of the Blackwell's Island Bridge over the East River, between the boroughs of Manhattan and Queens.

For full particulars see City Record.
JAMES W. STEVENSON,
Commissioner of Bridges.
Dated June 19, 1907.

Office of the Department of Parks, Arsenal Building, Fifth avenue and Sixty-fourth street, Borough of Manhattan, the City of New York.

SEALED BIDS OR ESTIMATES will be received by the Park Board at the above office of the Department of Parks until 3 o'clock P. M., on

WEDNESDAY, JULY 3, 1907,

Borough of Brooklyn.
No. 1. For furnishing and delivering Hudson River road gravel on Ocean Parkway.
No. 2. Furnishing and delivering Hudson River road gravel in parks and on parkways in the borough of Brooklyn.

No. 3. For furnishing and delivering crushed trap rock and trap rock screenings on parkways in the borough of Brooklyn.

Boroughs of Brooklyn and Queens.
No. 4. For furnishing and delivering limestone and limestone screenings in parks of the boroughs of Brooklyn and Queens.

For full particulars see City Record.
MOSES HERRMAN,
President;
JOSEPH I. BERRY,
MICHAEL J. KENNEDY,
Commissioners of Parks.

Department of Health, southwest corner of Fifty-fifth street and Sixth avenue, Borough of Manhattan, the City of New York.

SEALED BIDS OR ESTIMATES will be received by the Board of Health of the Department of Health until 9.45 o'clock A. M., on

TUESDAY, JULY 2, 1907,

For furnishing all the labor and materials necessary or required to regulate grade, set curbstones, place a catch basin, lay drain pipe and pave with vitrified brick and with wood block pavements the walks and driveways in and throughout the grounds of the Willard Parker Hospital, foot of East Sixteenth street, Borough of Manhattan, the City of New York.

For full particulars see City Record.
THOMAS DARLINGTON, M. D.,
President;
ALVAH H. DOTY, M. D.,
THEODORE A. BINGHAM,
Board of Health.

Dated June 18, 1907.

Department of Water Supply, Gas and Electricity, Room 1536, Nos. 13 to 21 Park Row, Borough of Manhattan, the City of New York.

SEALED BIDS OR ESTIMATES will be received by the Commissioner of Water Supply, Gas and Electricity at the above office until 2 o'clock P. M., on

WEDNESDAY, JULY 3, 1907,

Borough of Brooklyn.
For furnishing and delivering cast-iron pipe and special castings.

For furnishing and delivering double-nozzle hydrants.

For full particulars see City Record.
JOHN H. O'BRIEN,
Commissioner of Water Supply, Gas and Electricity.
The City of New York, June 18, 1907.

DEPARTMENT OF DOCKS AND FERRIES.

Sealed bids or estimates for insuring five Municipal Ferry Boats, for a period of one year, will be received by the Commissioner of Docks, at Pier A, Battery Place, until 12 o'clock noon, on July 2d, 1907.

For particulars see City Record.

DEPARTMENT OF DOCKS AND FERRIES.

Sealed bids or estimates for laying granite pavement in the Chelsea Section, between West 19th and West 22d streets, North River (contract 1074), will be received by the Commissioner of Docks at Pier A, Battery Place, until 12 o'clock (noon), July 5, 1907.

For particulars see City Record.

ADVERTISED LEGAL SALES.

(Continued from page 1254.)

29th st, No 210, s s, 151.3 w 7th av, 24.10x98.9, 3-sty brk tenement and store and 2-sty brk tenement in rear. Sophia Beer agt Joseph Orthaus et al; Wm E Deane, att'y, 346 Broadway; Thomas J L McManus, ref. (Partition.) By Joseph P Day.

Edgecombe av, w s, 344 s St Nicholas pl, 100x100, vacant. Frederick N Du Bois agt Frank Frankel et al; Wm V Simpson, att'y, 41 Park Row; Louis H Moos, ref. (Amt due, \$40,340.25; taxes, &c, \$—.) Mort recorded May 26, 1906. By Joseph P Day.

Edgecombe av, w s, 215 s St Nicholas pl, 129x100x125x75.4, vacant. Same agt same; same att'y; Edw B La Fetra, ref. (Amt due, \$50,209.27; taxes, &c, \$—.) Mort recorded May 26, 1906. By Joseph P Day.

Edgecombe av, w s, 444 s St Nicholas pl, 100x100, vacant. Same agt same; same att'y; Wm J A Caffery, ref. (Amt due, \$40,386.77; taxes, &c, \$354.92.) Mort recorded May 26, 1906. By Joseph P Day.

5th av, No 2100 | n w cor 129th st, 99.11 |
129th st, No 1 | x110, 6-sty brk tenement.

158th st, Nos 522 to 528, s s, 350 w Amsterdam av, 100x99.11, two 6-sty brk tenements. Sheriff's sale of all right, title, &c, which Abraham and Isaac R Horowitz had on May 10, 1905, or since; Ferdinand E M Bullowa, att'y, 32 Nassau st; Nicholas J Hayes, sheriff. By Joseph P Day.

July 3.

Bathgate av, Nos 1750 and 1752, e s, 191.2 n 174th st, 41x100, 5-sty brk tenement. Samuel

HERBERT A. SHERMAN
REAL ESTATE
AUCTIONEER, BROKER
APPRAISER, AGENT
GROUND FLOOR, ASTOR BUILDING
9 Pine and 10 Wall Street
Uptown Office, 530 and 532 FIFTH AVENUE
Corner 44th St., under 5th Ave. Bank
Tel. Connections. Private Wire Between Offices

Barkin agt William Sugarman et al; J A Seidman, att'y, 61 Park Row; Edw L Patterson, ref. Amt due, \$6,947.10; taxes, &c, \$755.56.) Mort recorded March 1, 1906. By Joseph P Day.

Cauldwell av, Nos 708 to 722, e s, 140 s 156th st, 160x—, four 5-sty brk tenements. Jonas Weil et al agt Jacob Seider et al; Arnstein & Levy, att'ys, 128 Broadway; Edwin A Watson, ref. (Amt due, \$108,574.45; taxes, &c, \$1,760.) Mort recorded June 24, 1905. By Joseph P Day.

July 5.

Rivington st, Nos 58 and 60, n s, 46.2 e Eldridge st, 42x80, 3-sty brk synagogue. The Universal Building & Construction Co agt Moritz Waisman et al; Max Schleimer, att'y, 119 Nassau st; Wm F Clare, ref. (Amt due, \$22,290.76; taxes, &c, \$975.00.) By William Kennelly, Jr.

Cathedral Parkway s, 175 w Manhattan av, 109th st | runs w 50.3 x s w — x s
28.1 to 109th st, x e 100 x n 72.11 x e 70.1 x n 72.11, three 6-sty brk tenements and stores

in 109th st. Wm T Hookey agt Max S A Wilson et al; David Kornbluch, att'y, 140 Nassau st; Henry M J Beekman, ref. (Amt due, \$2,049; taxes, &c, \$—; sub to prior mort aggregating \$131,207.) Mort recorded Jan 11, 1907. By Joseph P Day.

152d st, Nos 611 to 617, n s, 150 w Broadway, 100x99.11, two 5-sty brk tenements. Simon Uhlfelder et al agt Ida Kaufman et al; Sydney H Herman, att'y, 35 Nassau st; Chas W Dayton, Jr, ref. (Amt due, \$19,400.55; taxes, &c, \$659.96, sub to two mort aggregating \$56,594.00.) Mort recorded June 14, 1905. By Joseph P Day.

July 6.

No Legal Sales advertised for this day.

July 8.

Amsterdam av, Nos 2004 and 2006 | w s, 49.11 n 159th st, Nos 503 and 505 | 159th st, runs n 49.11 x w 120 x s 99.11 to 159th, x e 40.2 x n 49.11 x e 79.10 to beginning, two 6-sty brk tenements and stores. Maurice Cohen agt Robert Arnstein et al; action No 1; J Chas Weschler, att'y, 299 Broadway; Malcolm Sundheimer, ref. (Amt due, \$31,622.52; taxes, &c, \$316, sub to prior mort aggregating \$90,000.) Mort recorded Feb 16, 1906. By Joseph P Day.

Amsterdam av, Nos 1990 to 1994 | s w cor 159th 159th st, Nos 500 to 506 | st, 66.7x150, two 6-sty brk tenements and stores on av. Same agt same; action No 2; same att'y; John A O'Rourke, ref. (Amt due, \$32,752.09; taxes, &c, \$901.66; sub to prior mort aggregating \$130,000.) Mort recorded April 7, 1906. By Joseph P Day.

REAL ESTATE RECORDS

CONVEYANCES

June 21, 22, 24, 25, 26 and 27.

BOROUGH OF MANHATTAN.

Allen st, Nos 202 and 204, e s, 55.6 s Houston st, 42.3x50, two 3-sty frame brk front tenements and stores, valued at \$41,000. Mort \$17,000. CONTRACT to exchange for
Oak Terrace, Nos 12 and 14, s s, 100 w Beekman av, 50x100, two 2-sty frame dwellings, valued at \$22,250. Mort \$12,250.
May Perlman with Jerome J Wilson and Bertha Freid. June 24. June 27, 1907. 2:417—47 and 48. A \$17,000—\$18,000. exch
Bedford st, No 17, w s, 124 s Downing st, runs w 38.1 x n w 37.9 x s 13.8 x s e 59.7 x e 38.1 to st x n 19 to beginning, 4-sty brk tenement. Robt M Mohr to Raffaele Copuli. June 25. June 26, 1907. 2:528—43. A \$5,000—\$7,500. other consid and 100
Broome st, No 71, s s, 129.1 e Columbia st, 21x56, 5-sty brk tenement and store. Pauline Abeles to Emil Abeles husband of Pauline Abeles. 1/2 part as joint tenants. Mort \$11,500. Aug 2, 1905. June 21, 1907. 2:331—42. A \$8,000—\$11,000. nom
Broome st, Nos 149 and 151, s s, 87.6 e Attorney st, 37.6x100, 7-sty brk tenement and store. Simon Lazerowitz et al to Isaac Saltz. Mort \$77,000. June 20. June 22, 1907. 2:341—14. A \$29,000—\$65,000. nom
Byrd st, lot begins 63.11 e Amsterdam av, and 99.9 n 129th st, being at c l of Byrd st, runs e 36 x s 18.4 to c l Byrd st, x n w 40.8 to beginning, gore. Flora Bloch to Wm H Hanlon. B & S. June 24, 1907. 7:1969. nom
Cathedral Parkway, No 613 | n s, 100 w Broadway, 75x99.11, 1-sty 110th st | frame building and vacant. Hendrik Hudson Co to The Broadway and Cathedral Parkway Co. B & S and C a G. Mort \$50,000. June 19. June 22, 1907. 7:1894. other consid and 100
City Hall pl, No 37, s s, 47.8 w Pearl st, 18.3x98, 3-sty brk tenement. James A Newman to Kathryn F McDermott. Mort \$11,500. June 22. June 25, 1907. 1:159—29. A \$10,900—\$13,000. other consid and 100
Cornelia st, No 32 (38), s e s, about 65 e Bleecker st, 30.10x92.4, 4-sty brk tenement and store and 4-sty brk tenement in rear. George Foster to Edwin H Foster, of Bergenfield, N J. Mort \$— June 19. June 24, 1907. 2:589—11. A \$13,500—\$14,500. nom
Cornelia st, No 21 (19) n s, 227.8 e Bleecker st, 20x97.6, 3-sty brk tenement and 3-sty brk tenement in rear. George Foster to Edwin H Foster of Bergenfield, N J. Mort \$— June 19. June 21, 1907. 2:590—41. A \$8,500—\$10,500. nom
Elizabeth st, Nos 232 and 234, e s, 114.5 n Prince st, 39.11x92.10x40.6x92.11, 6-sty brk tenement and store. Maria Ghiglione to Alessandro Delli Paoli and Faust D Malzone. Mort \$75,000. June 24. June 27, 1907. 2:507—4. A \$24,000—P \$50,000. nom
Essex st, No 101, w s, 77.6 n Delancey st, 22.6x43.9, 5-sty brk tenement and store. Abraham Alexander to Abraham Louis and Joseph Alexander. Mort \$11,000. June 26. June 27, 1907. 2:410—63. A \$10,000—\$13,000. other consid and 100
Greene st, Nos 84 and 86 | s e cor Spring st, 51x63.6, 6-sty brk Spring st, Nos 122 to 126 | loft and store building. Clarence J Shearn to Louis L Seaman. B & S. May 14, 1903. June 21, 1907. 2:485—14. T A \$60,000—\$85,000. nom
Hague st, Nos 9 to 13 | n e cor Cliff st, runs n e 66.4 x n 92.11 x Cliff st, Nos 108 to 112 | n again 5.8 x w 54.9 to e s Cliff st x s w 104 to beginning, 4-sty brk loft and store building. Euler & Robeson Co to Frederic S Mason. Mort \$45,000. June 24, 1907. 1:113—34. A \$23,800—\$45,000. other consid and 100
Henry st, No 211, n s, 24 e Clinton st, 22.2x85, 5-sty brk tenement.
Henry st, No 213, n s, 46.2 e Clinton st, 23x85, 5-sty brk tenement.
David N Zeman to Ester Seligman. Mort \$56,000. June 1. June 25, 1907. 1:286—2 and 3. A \$30,000—\$56,000. nom

Henry st, Nos 173 to 177 | n w cor Jefferson st, runs w 65.5 x n Jefferson st, Nos 16 to 20 | 75 x e 13 x n 5 x e 52.2 to w s Jefferson st, x s 80 to beginning, 8-sty brk tenement and store. Abraham Rosen to Matthew Kaicher, of Brooklyn. Mort \$137,500. June 1. June 25, 1907. 1:284—11. A \$50,000—\$150,000. other consid and 100
Houston st, No 291, s s, 25 w Clinton st, 25x100, 4-sty brk tenement and store and 4-sty brk tenement in rear. Henry Friedman to William Klein. Mort \$22,000. June 21, 1907. 2:350—19. A \$18,000—\$23,000. other consid and 100
Livingston pl, No 17 | s e cor 17th st, 53x120, 7-sty brk tenement. 17th st, No 330 | Harry Cohen to Isaac Polstein. Mort \$175,000. Feb 16, 1905. June 26, 1907. 3:922—82. A \$65,000—\$180,000. other consid and 100
Same property. Isaac Polstein to Louis Livingston, Myer S Perlstein and Isaac A Samuels. Mort \$160,000. June 24, 1907. June 26, 1907. 3:922. other consid and 100
Macdougall st, No 139, w s, 34 s 4th st, 24x86, 4-sty brk tenement. Angelo Alpi to Peter Alpi. June 25, 1907. 2:543—53. A \$12,500—\$17,000. other consid and 100
Manhattan st, Nos 35 and 37, n s, 245 e Amsterdam av, 39.10x100, Manhattan st, Nos 31 and 33, n s, 284.10 e Amsterdam av, 42.3x100.7x52.6x100. two 6-sty brk tenements and stores. Harris Maran et al to Harry Miller. Mort \$95,000. June 21. June 22, 1907. 7:1966—46 and 47. A \$— \$—. other consid and 100
Monroe st, No 254, old No 374, s s, 250 w Jackson st, 25x97.8, 3-frame brk front tenement and store and 2-sty brk building in rear. Agnes and James H Murray EXRS, &c, Patrick H Murray to Sam Golding. All liens. June 26. June 27, 1907. 1:261—47. A \$13,000—\$14,000. nom
Mulberry st, Nos 114 and 116, e s, 150 s Hester st, 50x100, two 5-sty brk tenements and stores. Donato Boffa to Lorenza Boffa, of Westchester Co, N Y. All title. B & S and C a G. All liens. June 25. June 26, 1907. 1:205—8 and 9. A \$36,200—\$60,000. other consid and 100
Same property. Lorenza Boffa to Pietro Petrocianno of Westchester Co, N Y. 1/2 part. All liens. June 25. June 26, 1907. 1:205. other consid and 100
Orchard st, No 36, e s, 25 s Hester st, 25x44.1, also parcel in rear 8x20.10, 5-sty brk tenement and store. Morris Rose to Barnet Liberman. Mort \$17,500. June 20. June 21, 1907. 1:298—12. A \$20,000—\$26,000. other consid and 100
Pearl st, Nos 308 to 312 | s w cor Peck slip, runs s 75 x w 49 x s Peck slip, Nos 2 to 6 | 22.5 x w 22 x n 96.11 to Pearl st, x e 66.1 to beginning, 5-sty brk loft and store building and four 3-sty brk tenements and stores. Wm Laue to Schieffelin & Co, a corporation. June 25, 1907. 1:98—30 to 34. A \$39,100—\$52,500. other consid and 100
Peck slip, No 8, w s, 75.1 s Pearl st, 23.6x49.7x23.6x48.6, 4-sty brk loft and store building.
Pearl st, No 306, s s, 66.1 w Peck slip, 22.9x98.9 to n s of an alley, x21.2x98.11, with all title to alley, 4-sty brk loft and store building.
Samuel F Jarvis to Schieffelin & Co, a corpn. June 25, 1907. 1:98—29 and 35. A \$17,800—\$25,000. other consid and 100
Roosevelt st, Nos 71 to 75 | s w cor Oak st, 75.6x76.4x75.5x77.11, Oak st, Nos 13 and 15 | four 5-sty brk tenements with stores in Roosevelt st. Caterina wife Rosario Lentino to said Rosario Lentino. Mort \$77,000. June 21. June 26, 1907. 1:112—26 to 29. A \$32,700—\$57,000. nom
Sheriff st, No 49, w s, 100 n Delancey st, 20x90, with all title to alley in rear, 6-sty brk loft and store building. Release mort. David E Grossman to Paul Shalet. June 19. June 22, 1907. 2:338—70. A \$8,000—\$22,000. nom
Same property. Paul Shalet to Bernard S Minken and Barnet Rebofsky. Mort \$21,000. June 17. June 22, 1907. 2:338. other consid and 100

- St Nicholas av, s w cor 153d st, a strip, bounded w by w s of former Kingsbridge road, x s by line 124.11 s 153d st. PARTITION (May 15, 1907). Harold Nathan (ref) to Nathan Wise. June 14. June 21, 1907. 7:2067. 100
- Same property. Release dower. Sophie wife of Max Marx to same. June 19. June 21, 1907. 7:2067. nom
- Same property. Nathan Wise to Sound Realty Co. June 19. June 21, 1907. 7:2067. other consid and 100
- St Nicholas av, Nos 849 to 853 | s w cor 153d st, 127.9x134.9x124.11 153d st, No 402 | x107.10, except part for Croton aqueduct, three 6-sty brk tenements. Max Marx et al to Sound Realty Co. Mort \$170,000. June 19. June 21, 1907. 7:2067 -43, 44 and 47. A \$54,000-\$210,000. other consid and 100
- St Nicholas av, e s, 50 n 184th st, 50x100, vacant. Maurice Simmons to Isidore Weill. Mort \$22,000. June 25, 1907. 8:2157 -3 and 4. A \$20,000-\$20,000. other consid and 100
- Sherman av, n e cor Broadway, 204.5x-x220.5x113.8 deed reads plots 51 and 52 map (No 697) of 128 acres part estate Isaac Dyckman, Fort George property, vacant. Thos R Connolly et al to Helena Connolly. All title. Q C. June 19. June 26, 1907. 8:2175-1. A \$36,000-\$36,000. nom
- Wadsworth av | s e cor 182d st, 70x150, three 5-sty brk 182d st, Nos 616 to 622 | tenements, store on av. Max Markel to Morris Bernstein Realty and Construction Co. June 20. June 26, 1907. 8:2165-4 to 7. \$-\$. nom
- Wadsworth av | s e cor 182d st, 70x150, three 5-sty brk 182d st, Nos 616 to 622 | tenements, store on av. Morris Bernstein Realty and Construction Co to Max Markel. Mort \$60,000 and all liens. June 26, 1907. 8:2165-4 to 7. \$-\$. nom
- West End av, Nos 840 to 848, n e cor 101st st, 100.11x100, 6-sty brk tenement. Mulhern Steam Heating Co to Canavan Investing Co., Mort \$177,500. June 27, 1907. 7:1873-1. A \$80,000-\$220,000. other consid and 100
- 1st av, No 156, e s, 67.4 s 10th st, runs e 90 x s 1.11 x e 10 x s 23.1 x w 160 to av x n 25 to beginning, 6-sty brk tenement and store. Maria Berliant et al to Fenni Heller. Mort \$42,666.66. June 25, 1907. 2:437-5. A \$16,000-\$36,000. other consid and 100
- 1st av, No 158, e s, 48.1 s 10th st, 19.3x90, 6-sty brk tenement and store. Maria Berliant et al to Samuel Mann. Mort \$28,874.99. June 25, 1907. 2:437-6. A \$12,000-\$25,000. other consid and 100
- 1st av, Nos 1961 to 1967 | s w cor 101st st, 100.11x100, three 6-101st st, Nos 338 and 340 | sty brk tenements and stores. Louis Livingston et al to Isaac Polstein. Mort \$149,500. June 25, 1907. 6:1672-27. A \$38,000-\$125,000. other consid and 100
- 2d av, Nos 960 and 962 | s e cor 51st st, 40.5x70, two 4-sty stone 51st st, No 300 | front tenements and stores. Lottie Deutsch to Parker K Deane TRUSTEE for Jean G Deane. Mort \$25,000. June 7. June 25, 1907. 5:1343-49 and 50. A \$25,000-\$33,000. 40,250
- Same property. Rachel Schreiber to same. All title. Q C. June 24. June 25, 1907. 5:1343. other consid and 100
- 2d av, No 2071, w s, 75.11 s 107th st, 25x75, 4-sty brk tenement and store. Harry Eisner et al to Max Davis. All title. Q C. May 7. June 27, 1907. 6:1656-25. A \$8,000-\$15,500. nom
- 2d av, No 2493, w s, 74.11 s 128th st, 25x75, 5-sty brk tenement and store. Henry Schneeweis to Minnie Baum. Mort \$17,500. June 11. June 27, 1907. 6:1792-25. A \$6,000-\$13,500. 100
- 2d av, No 2071, w s, 75.11 s 107th st, 25x75, 4-sty brk tenement and store. Benne Seltzer et al to Max Davis. All liens. April 27. June 27, 1907. 6:1656-25. A \$8,000-\$15,500. nom
- 3d av, Nos 1435 | n e cor 81st st, 25.7x101.8, 4-sty brk ten-81st st, Nos 201 to 207 | ement and store. Release dower, annuity, &c. Edith E Tinker to Henry C Tinker. Q C. May 27. June 22, 1907. 5:1527-1. A \$32,000-\$45,000. nom
- Same property. Release annuity, &c. Jane R Chesebro to same. Q C. May 28. June 22, 1907. 5:1527. nom
- 3d av, Nos 336 and 338 | s w cor 25th st, 42x84, 5-sty brk hotel. 25th st, Nos 160 and 162 | Charles Braaf and ano to Claus Bohling. Mort \$129,000. June 20. June 21, 1907. 3:880-50. A \$45,000-\$90,000. other consid and 100
- 3d av, No 2176, w s, 25.2 s 119th st, 25.2x175x25.11x169, 3-sty brk tenement and store. Wendolin J Nauss to Samuel Winters. Mort \$40,000. June 25. June 26, 1907. 6:1767-39. A \$18,000-\$21,500. other consid and 100
- 3d av, Nos 1767 and 1769 | n e cor 98th st, 50.5x110, 6-sty brk 98th st, No 201 | tenement and store. FORECLOS. June 19, 1907. Forbes J Hennessy referee to Benj J Weil. June 24. June 26, 1907. 6:1648-1. A \$33,500-\$-. 20,000
- 5th av, No 2076, s w cor 128th st, 23.5x75, 4-sty and basement brk dwelling. David Werner to Philanthropin Hospital in City of N Y. Mort \$28,000. June 26. June 27, 1907. 6:1725-40. A \$22,000-\$30,000. other consid and 100
- 5th av, No 1321 | n e cor 111th st, 25.2x100, 5-sty brk tenement. 111th st, No 1 | John H Boschen et al to Joseph T B Jones. Mort \$26,000. June 24. June 25, 1907. 6:1617-1. A \$25,000-\$40,000. other consid and 100
- Same property. Joseph T B Jones to John H Boschen. Mort \$36,000. June 25, 1907. 6:1617. other consid and 100
- 5th av, No 135 | n e cor 20th st, 28.9x113, 10-sty brk office 20th st, Nos 1 and 3 | loft and store building. John W Ferguson to Conveyancers' Holding Co. Mort \$250,000 and all liens. June 18. June 24, 1907. 3:849-1. A \$260,000-\$400,000. nom
- 6th av, No 366, assessed at \$120,000, appraised at \$150,000.
- 7th av, No 162 (138), assessed at \$17,500, appraised at \$22,500. Also property at Montgomery, Orange Co, N Y. Certificate of payment of transfer tax of \$3,015.90. P C Dugan, Deputy Comptroller, of State of N Y to Estate of Margaret King, late of Orange Co, N Y. June 20. June 21, 1907. (Transfer tax liber).
- 7th av, No 2252, w s, 74.11 s 133d st, 25x100, 5-sty brk tenement and store. Mary G Costigan widow to Neerg Realty Co. Mort \$24,000. June 24. June 25, 1907. 7:1938-33. A \$15,000-\$24,000. other consid and 100
- Same property. Neerg Realty Co to Sandford Realty Co. Mort \$33,000. June 24. June 25, 1907. 7:1938. other consid and 100
- 7th av, No 53 | s e cor 14th st, 100x46.6, three 4-sty 14th st, Nos 158 and 160 | brk tenements. Release covenants. Francis I Hotop to John B Wood. June 12. June 27, 1907. 2:609-7 to 9. A \$57,000-\$72,000. nom
- 8th av, No 2542, e s, 74.11 n 135th st, 24.11x80.
- 8th av, No 2544, e s, 99.10 n 135th st, 24.11x100. two 5-sty brk tenements and stores. Louis Bernstein to Louis W Weill. Mort \$60,000. June 13. June 22, 1907. 7:1941-4 and 64. A \$28,500-\$50,000. other consid and 100
- 10th av, No 863 | s w cor 57th st, 55.5x20. 57th st, No 500 |
- 57th st, No 502, s s, 20 w 10th av, 20x55.5. 3 and 4-sty brk tenements and store on corner. May M Govin to Pincus Lowenfeld to Wm Prager. June 24, 1907. 4:1085-36 and 36a. A \$17,000-\$24,500. nom
- 10th av, s e s, at s w s 209th st, 24.11x100.
- 10th av, s e s, 74.11 s w 209th st, 25x100. vacant. James B Powers to Mary T Donovan. June 25. June 27, 1907. 8:2205-5 and 8. A \$8,500-\$8,500. other consid and 100
- 11th av, No 582, e s, 60.5 s 44th st, 20x65, 4-sty brk tenement and store. Theresa Blumenthal to Philip Lockley. Mort \$8,000. June 24, 1907. 4:1072-63½. A \$4,500-\$8,000. other consid and 100

MISCELLANEOUS.

All right, title and interest to 1-24 part and share of real estate in 3d paragraph of will of Madeline Steinbach in Surrogate's office Dec 24, 1897, devised to her mother Margaret Gomez and which by 2d paragraph of will Margaret Gomez in Surrogate's office Feb 2, 1907, was devised to Rosalie R Gomez. Edwin and Louis Gomez to Rosalie R Gomez. Q C. June 24. June 27, 1907. 2:615. nom

Copy last will of Catherine Schroeder late of Rosebank, Richmond Co, S I. April 13, 1904. June 21, 1907.

BOROUGH OF THE BRONX.

Under this head the * denotes that the property is located in the new Annexed District (Act of 1895).

- Boscobel pl, s s, 50 e Undercliff av, 125x100, vacant. PARTITION (April 24, 1907). Wilbur Larremore ref to Gabriel Schwab. June 14. June 24, 1907. 9:2537. 26,250
- *Forest st, e s, 187.6 n West Farms road, late road from West Farms to Westchester, 37.6x101.11x37.7x104.5, Westchester. Margaret Callaghan et al to John Van Steenburgh. Mort \$3,000. June 25. June 26, 1907. other consid and 100
- *Garfield st, e s, 305 n Columbus av, 25x100. Permelia A Eustis to John Stevenson. Mort \$3,000. June 17. June 24, 1907. 160
- *Poplar st, s s, at n s Bear Swamp road, runs e along Poplar st, 97.11 x s 79.10 to n s Bear Swamp road, x n w 114.6 to beg. William H Harden to Christian Roeser. June 24. June 25, 1907. other consid and 100
- *Washington st, s e cor Railroad av, 53.4x108, Unionport. John W Cornish et al to Christian Roeser. Mort \$1,000. June 24. June 25, 1907. other consid and 100
- *3d st, s s, 174 w Av C, -50x103, Unionport. Ludwig Muller to Winifred Edwards. Mort \$450. June 15. June 24, 1907. other consid and 100
- *7th st, n s, 130 w Av B, 75x100, Unionport. Frederick Sauler, Jr, to Caroline Keller. June 24. June 25, 1907. 2,000
- *8th st, s s, 302.6 e Virginia av, 75x103, Unionport. Henry Ruhl et al to Joseph M McGregor and Carl M Watson. June 20. June 24, 1907. other consid and 100
- *8th st, n s, 187.2 e Virginia av, 25x103. Henry Ruhl et al to Edw H Norton. June 21. June 24, 1907. other consid and 100
- *8th st, n s, 100 e Av D, 50x108, Unionport. PARTITION (May 29, 1907). Chas H Young ref to Raphael Danziger. June 27, 1907. 1,900
- *12th st, s s, 130 e Av B, 75x108, Unionport. Anna A Spaulding to John Cook. Mort \$2,000. June 14. June 25, 1907. other consid and 100
- 152d st, No 622, s s, abt 222 e Courtlandt av, 25x115.2, 2-sty frame dwelling. Jacob Siegel to Louis Siegel. ½ part. Mort \$5,000. Aug 29, 1905. June 27, 1907. 9:2398. other consid and 100
- 137th st, No 715, n s, 537.6 e Willis av, 16.8x100, 3-sty brk dwelling. Frances M Swanstrom to Shirley A Rodgers. June 18. June 26, 1907. 9:2282. nom
- Same property. Shirley A Rodgers to Leebert L Lamborn and Patrick J Reynolds. Mort \$6,500. June 25. June 26, 1907. 9:2282. nom
- 142d st, No 545, n s, 200.6 e College av, 25.4x101.1, 3-sty frame dwelling. Margt V Stanley widow to John J, Edw G, Adelia A and Julia E Stanley HEIRS Wm F Stanley. Correction deed. June 20. June 26, 1907. 9:2323. nom
- 142d st, No 741, n s, 190 w Brook av, 25x100, 4-sty brk tenement. Carrie A Schulze to Jennie Moore. Mort \$12,250. Oct 18, 1906. June 26, 1907. 9:2287. other consid and 100
- 147th st, s s, 100 e Prospect st (Timpson pl ?) 50x100, 2-sty frame dwelling. Elizabeth Rintelen to Frank Shaefer. B & S. Sept 21, 1906. June 22, 1907. 10:2600. other consid and 100
- 147th st, n s, 425 e Prospect st (Timpson pl ?), 12.6x100, all of, 2-sty frame dwelling.
- 147th st, n s, 424.2 e Prospect st, strip 0.9x100. ½ part. Frances Lang to Abraham L, Jacob and Clara Harris. June 18. June 21, 1907. 10:2600. 100
- 152d st, No 935 or Kelly st, n s, 210 e Robbins av, 25x157.9x27.11x145.5, 4-sty brk tenement and stores. Max Riger to Davl Faith. Mort \$17,000. June 21. June 25, 1907. 10:2644. other consid and 100
- 156th st, s s, 52.6 e Eagle av, 37.6x100, vacant. Mary E Doran to Warren C French, Jr. B & S and C a G. May 7. June 21, 1907. 10:2624. nom
- 163d st, No 770, s s, 199 n w 3d av, 25x100, 5-sty brk tenement. John Wely to Oscar H Vaupel. Mort \$13,000. June 20. June 21, 1907. 9:2367. other consid and 100
- 163d st, No 937, n w cor Forest av, 27.6x67.5, 4-sty brk tenement and store. John H Fettkoter to Otto M and M L Ida Bierling and Fredk J Riehm. Mort \$16,500. June 18. June 21, 1907. 10:2649. other consid and 100
- 165th st, Nos 892 and 894 | s s, 134.4 e Trinity av, 40.8 to Jackson Jackson av, No 1007 | av, x94.2, 2-sty frame dwelling and 3-sty frame tenement and store and 2-sty frame store. Ernst H Martens to Jacob Seligson. June 21. June 24, 1907. 10:2639. other consid and 100
- 170th st No 715, n s, 126.4 e Park av, 24.2x104x23.4x104, 2-sty frame dwelling. Geo H Purser et al to Flora Schreiber. Q C. June 1. June 24, 1907. 11:2902. nom
- 170th st, No 719, n s, 115.11 w Washington av, 24.7x72.3x24.1x72.3, 2-sty frame dwelling. Geo W Roos to Flora Schreiber. Mort \$2,500. June 24, 1907. 11:2902. other consid and 100
- 170th st, No 719 East.
- 170th st, No 721 East. Boundary agreement &c Flora Schreiber et al with Anna B Weiler. June 24. June 27, 1907. 11:2902. nom

- Decatur av, No 2838, e s, 49.6 s 199th st, 25.4x100, 3-sty frame tenement. Amalia Pirk to Patrick W Murray. Mort \$9,000. June 24. June 26, 1907. 12:3279. other consid and 100
- Eagle av, No 892, e s, 25 n 161st st, 18.9x100, 4-sty brk tenement. CONTRACT. Peter Otten and Victor Gerhards with Ida H Brautigam. Mort \$10,500. Apr 27. June 27, 1907. 10:2627. 13,000
- *Ely av, e s, 125 s Nereid av, 50x95. Whitehall Realty Co to Frank E McCollum. June 24. June 27, 1907. 2,400
- Edgewater road, No 1501, w s, 647.7 n Westchester av, 25x100, 2-sty brk dwelling. Annie McGovern to Abraham Singer. Mort \$4,800. June 21, 1907. 11:3012. other consid and 100
- Findlay av, e s, the block 570 on each av, x200 on each st, vatter av, w s cant. Juliet M Livingston to Chas H and Edw A 169th st, s s Thornton. All liens. June 22. June 25, 1907. 168th st, n s 9:2436. other consid and 100
- Grand av, w s, 250 s 180th st, 100x100, vacant. Arthur Belmont to John H Ross, of Bergen Co, N J. All title. All liens. June 22. June 24, 1907. 11:3206. other consid and 100
- Gerard av, e s, 200 s 165th st, 100x150, vacant. Mary I Appleton to Patrick J Byrnes. Mort \$12,000. June 24, 1907. 9:2477. nom
- Grant av, s e cor 164th st, 119.9x100x108.11x100.6, vacant. Frederick Braun to Cruger Realty Co. Mort \$9,000. April 20. June 21, 1907. 9:2446. 100
- Grant av, s w cor 164th st, 126x95x135.11x95.6, 2-sty frame building and vacant. Frederick Braun to Cruger Realty Co. Mort \$8,460. April 20. June 21, 1907. 9:2446. other consid and 100
- *Hunt av, e s, 797.11 s Bronxdale av, 25.2x100, Van Nest. Release mort. Theodore Wentz to Jane Kitchen. June 20. June 21, 1907. 2,500
- Heath av, e s, 194.6 n from tangent point in curve at n e cor said av and Emmerich pl, 25x127.1x26.4x135.6, vacant. Release mort. Kingsbridge Real Estate Co to Fordham Realty Co. June 20. June 25, 1907. 11:3240. 1,000
- Same property. Fordham Realty Co to Maria Taroni. Mort \$6,000. June 25, 1907. 11:3240. 100
- Heath av (Darke st), w s, 562 n Boston av, 25x84.6x25.1x86.4, n s, 2-sty frame dwelling. Helena A Whelan to Harry M and Ovgam N Raphaelian. June 21. June 22, 1907. 12:3261. 5,400
- Hunts Point road, n e cor Lafayette av, 101.4x156.4x100x139.9, except part for sts.
- Hunt Point road, e s, 102.9 n Lafayette av, 51.4x122.1x50x110.4, vacant. Marie T Dunn to John H Borgstede. Mort \$7,000. June 21. June 22, 1907. 10:2764. other consid and 100
- Intervale av, No 1234, s e s, 219.4 n e Home st, 24.10x51.1x26.3x 59.1, 3-sty frame tenement. Theresa Lemmon to Joseph Roberts. Mort \$10,000. June 4. June 26, 1907. 11:2974. other consid and 100
- Lind av, n e cor 165th st, runs n 1.5 x e 29.11 to 165th st, x w 30.8 to beginning, gore. Joseph H Jones to James Leitch. Q C and C a G. June 15. June 21, 1907. 9:2526. nom
- La Fontaine av, n e cor 178th st, 50.1x95, vacant. Wm G Mulligan to Carolina Wenninger. June 24, 1907. 11:3068. nom
- Lind av, w s, 118.11 n 167th st, 25x57.11x26.11x47.10, vacant. PARTITION (April 24, 1907). Wilbur Larremore ref to Geo F Moody. June 20. June 25, 1907. 9:2528. 800
- Lind av, s e s, 325.9 s w 170th st, 50x100, vacant. Geo F H Lautenschlager to Mathilde L Thomas. June 26, 1907. 9:2532. other consid and 100
- Marion av, n w cor 189th st, 97.4x150.1 to e s Elm pl, x91 to Elm pl 189th st, x144.9, vacant. Charles Keary to Thos C 189th st Lisk. All liens. June 12. June 25, 1907. 11:3023. other consid and 100
- Same property. Charles Keary EXR Patrick J Keary and et al TRUSTEES Patrick J Keary to same. All liens. June 12. June 25, 1907. 11:3023. 13,500
- Same property. Release mort. EMIGRANT INDUST SAVINGS BANK to Charles Keary INDIVID, EXR and TRUSTEE et al as TRUSTEES Patrick J Keary. June 10. June 25, 1907. 11:3023. nom
- Merriam av, w s, 350 n 170th st, 27.5x58.7x4.5x54.7, vacant. PARTITION (April 24, 1907). Wilbur Larremore ref to Giuseppe Russo. June 14. June 25, 1907. 9:2534. 900
- Merriam av, w s, 75 n 170th st, 25x86, vacant. PARTITION (Apr 24, 1907). Wilbur Larremore ref to Nicola Gerardi. June 24. June 25, 1907. 9:2534. 1,375
- *Mayflower av, e s, 425 n Liberty st, 75x100, Westchester. Domenico A Del Donno to Frederick Rieper. June 17. June 24, 1907. other consid and 100
- *Morris Park av, n s, 23.11 e Graham st, 23.11x87.9x23.9x84.9, except part for av. Richard J Lyons to Baptista Rossi and Scorbini Angelo. June 24, 1907. nom
- *McGraw av, s s, 50 e Cottage Grove av, 25x100. Arthur H Lohse to Mary H Ferris. Mort \$2,000. June 26. June 27, 1907. other consid and 100
- Morris av, n e cor 163d st, 25x100, vacant. Frederick Braun to Cruger Realty Co. Mort \$3,600. April 20. June 21, 1907. 9:2423. other consid and 100
- Morris av, s e cor 164th st, 25.4x100x17.9x100.3, vacant. Frederick Braun to Cruger Realty Co. April 20. June 21, 1907. 9:2423. 100
- *Morris Park av, n s, 270 w White Plains road, 41.8x70. Basilius Busch to Catherine Kingston. Mort \$4,000. June 20. June 21, 1907. other consid and 100
- Morris av, s w cor 164th st, 97.10x110x108.11x110.7, 2-sty frame dwelling. Frederick Braun to Cruger Realty Co. Mort \$9,600. April 20. June 21, 1907. 9:2446. 100
- Nelson av, n w s, 325 s w proposed new st, 50 feet wide, 25x115x 25x113.3, vacant. Century Investing Co to Ella M Schmitt. June 18. June 21, 1907. 11:2876. nom
- Same property. Ella M Schmitt to Century Investing Co. B & S. June 18. June 21, 1907. 11:2876. nom
- Nelson av, e s, 69.3 n Boscobel av, 50x100, vacant. PARTITION (April 24, 1907). Wilbur Larremore ref to John E O'Brien. June 18. June 25, 1907. 11:2873. 2,700
- Nelson av, e s, 50 s 172d st, 25x100, vacant. Sedgwick av, e s, 50 n the Park, 25x140. PARTITION (April 24, 1907). Wilbur Larremore ref to Elizabeth Baltzly. June 19. June 25, 1907. 11:2880, 2873. 2,450
- Nelson av, e s, 500 s 172d st, runs s 50 x e 100 x n 25 x e 10 x n 25 x w 110, to beginning, vacant. PARTITION (April 24, 1907). Wilbur Larremore ref to Stephen Rice. June 21. June 24, 1907. 11:2873. 1,800
- Nathalie av, w s, 222 n Kingsbridge road, 25.3x71.3x75.6x56.7 s s, vacant. Kingsbridge road, e s, 215.2 n Nathalie av, -x64.1x25.2x67.1 n s, vacant. Edw A Arnold to Fordham Realty Co. Mort \$5,000. June 27. 1907. 12:3256. other consid and 100
- Norwood av, late Decatur av, s e s, 275 s w Woodlawn road, 25x 120, vacant. Release mort. Dollar Savings Bank to Ellen Forbach. June 15. June 24, 1907. 12:3331. nom
- Norwood av (Decatur av) e s, 330.8 s Gun Hill road, 50x190 to Webster av w s Webster av, vacant. Charles Kornfeld to Cosmos Realty Co. All liens. June 11. June 24, 1907. 12:3355. 100
- Nelson av, e s, 75 s 172d st, 25x100, vacant. PARTITION (April 24, 1907). Wilbur Larremore ref to Ernest F Schurman. June 20, 1907. June 21, 1907. 11:2873. 850
- Nelson av, e s, 275 s 172d st, 50x125, vacant. PARTITION (Apr 24, 1907). Wilbur Larremore ref to Joseph A Tschirhart. June 19. June 21, 1907. 11:2873. 1,600
- Nelson av, e s, 325 s 172d st, 25x125, vacant. PARTITION (Apr 24, 1907). Wilbur Larremore ref to Joseph C Roth. June 19. June 21, 1907. 11:2873. 825
- Nelson av, e s, 450 s 172d st, 50x110, vacant. PARTITION (April 24, 1907). Wilbur Larremore ref to Wm H Peters. June 20, 1907. June 21, 1907. 11:2873. 1,800
- Nelson av, e s, 100 s 172d st, 25x100, vacant. PARTITION (Apr 24, 1907). Wilbur Larremore ref to Johanna Schurman. June 20. June 21, 1907. 11:2873. 850
- *Oakes av, w s, 175 s Jefferson av, 25x100, Edenwald. James C Walsh to Katie Walsh. B & S. All liens. June 20. June 22, 1907. nom
- Ogden av, w s, 92.6 n 167th st, runs n 25 x w 48 x s w 48 to 167th st x s e 25 x n e 38 x e 38 to beginning, vacant. PARTITION (April 24, 1907). Wilbur Larremore ref to James H Spellman. May 29. June 27, 1907. 9:2528. 3,275
- Ogden av, n w cor 167th st, 92.6x38x38 to 167th st x 92.6 to beginning, vacant. PARTITION (April 24, 1907). Wilbur Larremore ref to James H Spellman. May 29. June 27, 1907. 9:2528. 13,500
- Park av, e s, 100 n 182d st, 48x178.5x48x179.8, vacant. Thos A Stoddart to Arcade Realty Co. Mort \$2,000. June 26, 1907. 11:3038. other consid and 100
- Prospect av, e s, 175 n 183d st, 25x103x25x104, vacant. Release mort. Geo C Dawson to John P Wenninger. June 25. June 26, 1907. 11:3114. 1,700
- Same property. John P Wenninger to Jeremiah D Ryan. Mort \$1,700. June 25. June 26, 1907. 11:3114. nom
- *Pilgrim av, w s, 150 s Tremont road, 50x95. Frank S Beavis to Jacob Hummel. Mort \$550. June 7. June 11, 1907. Corrects error in issue of June 15, when size of lot was 25x95. other consid and 100
- Prospect av, No 2102 s e s, at n e s 180th st, late Samuel 180th st, Nos 1027 to 1037 st, 66x150, except part for 180th st, three 3-sty frame tenements and stores and 2-sty frame dwelling. Christopher McAra to Point Edward Realty Co. All liens. June 22. June 25, 1907. 11:3110. 2,500
- Plympton av, w s, 144.7 n Boscobel av, 100x113.7 to Boscobel av, Boscobel av x100x79.1, vacant. PARTITION (April 24, 1907). Wilbur Larremore ref to Alfred H Ackers. June 22. June 24, 1907. 11:2875. 15,200
- *Pilgrim av, e s, 100 s Tremont road, 25x95. The Lampport Realty Co to Harris Levy. May 29. June 24, 1907. other consid and 100
- Park av West s w cor 182d st, 74.11x18.6x76.4x15.8, 2-sty frame 182d st, No 666 dwelling. James A Regan and Junius J Pittman to Bartholomew Schiavone. Mort \$3,500. June 22. June 24, 1907. 11:3030. 100
- Plympton av, s e s, 73.3 s w Boscobel av, runs n e 25 x s e 23.11x e 46.2 to Boscobel av x s e 25 x w 59.2 x n w 36.11 to beginning, vacant. PARTITION (April 24, 1907). Wilbur Larremore ref to Frederick S Myers. June 19. June 27, 1907. 9:2521. 2,300
- Plympton av, w s, 33.6 s Boscobel av, 25x100, vacant. PARTITION (April 24, 1907). Wilbur Larremore ref to Frederick S Myers. June 19. June 27, 1907. 9:2522. 2,000
- *Pier av, e s, 164.5 n Middletown road, 50.3x111.4x50x116.5, Tremont Terrace. Chas S Thompson to Maria W Dittmar. Mort \$700. June 3. June 27, 1907. other consid and 100
- Plympton av, w s, 544.7 n Boscobel av, 25x100. Boscobel av, e s, 546.9 n Plympton av, 42.10x121.7x38.9x115.5, vacant. PARTITION (April 24, 1907). Wilbur Larremore ref to W Parsons Todd. June 20. June 21, 1907. 11:2875. 11,300
- *Pilgrim av, w s, 250 s Tremont road, 125x95. Frank S Beavis to Maria W Dittmar. Mort \$1,375. June 15. June 21, 1907. other consid and 100
- *Pilgrim av, e s, 325 s Tremont road, 25x95, Tremont terrace. Release mort. A Morton Ferris to Bankers Realty and Security Co. June 5. June 21, 1907. 250
- Plympton av, w s, 394.7 n Boscobel av, 50x91.4x50x82.9, vacant. PARTITION (April 24, 1907). Wilbur Larremore ref to Walter G Scott. June 19. June 21, 1907. 11:2875. 2,100
- Plympton av, w s, 444.7 n Boscobel av, 50x100x50x91.4, vacant. PARTITION (April 24, 1907). Wilbur Larremore ref to Walter G Scott. June 19. June 21, 1907. 11:2875. 2,100
- Rider av, n w s, 118 s 144th st, 125x125 to s e s Mott Haven Canal pl Canal, now Canal pl, vacant. Park av e s, 566.4 s 144th st, 25x228.10 to w s Mott Haven Canal, Canal pl now Canal pl, vacant. Chas W Alcott to Adelaide J wife Chas W Alcott. 1/2 part. June 27, 1907. 9:2340. nom
- *Rosedale av, e s, 50 n Merrill st, 25x100, 2-sty frame dwelling. John J Brush to Mary M De Carrio. Mort \$1,500 and all liens. June 21. June 27, 1907. nom
- Sedgwick av, e s, 150 n the Park, 50x140, vacant. PARTITION (April 27, 1907). Wilbur Larremore ref to Hyman Delinsky. June 19. June 20, 1907. 11:2880. Corrects error in last issue as to location. 3,150
- Stebbins av, No 1012, e s, 138.9 s 165th st, 25x80, 2-sty frame dwelling. Ann Baker to Frank R Downs. June 25. June 26, 1907. 10:2698. other consid and 100
- Southern Boulevard n w cor Tiffany st, 125.9 x 210 to e s Fox st, Tiffany st vacant. Wm F Dougherty to Church of St Fox st Athanasius. Mort \$50,000. June 22. June 26, 1907. 10:2722. nom
- St Anns av, No 639, w s, 193 n Westchester av, 38.5x106.10x27.4x 103.7, 5-sty brk tenement. Ernest Furrer to Charles Ettinger. 1/2 right, title and interest. Mort \$29,000. May 28. June 26, 1907. 9:2358. other consid and 100
- Sedgwick av, w s, 450 n the Park, 50x95, vacant. PARTITION (April 24, 1907). Wilbur Larremore ref to Giuseppe Russo. June 24. June 25, 1907. 11:2882. 3,050
- Sedgwick av, w s, 125 s Depot pl, 50x100. Depot pl, s s, 174.11 w Sedgwick av, runs w 50 x s 126.5 x e 99.11 x n 25 x w 49.11 x n 100 to beginning, vacant. PARTITION (April 24, 1907). Wilbur Larremore ref to Geo F Moody. June 20. June 25, 1907. 9:2540. 12,850

REINFORCED CONCRETE For Factories and Warehouses

possesses advantages over all other forms of construction

Turner Construction Co., 11 Broadway, N. Y. ENGINEERS AND CONTRACTORS

- Southern Boulevard, e s, 175 n Barretto st, 150x100, vacant. Hyman Horwitz and Northwestern Realty Co to Walter Rukeyser. B & S. All liens. June 25, 1907. 10:2735. nom
- Sedgwick av, w s, 50 n the Park, 325x95, vacant. PARTITION (April 24, 1907). Wilbur Larremore ref to The Valentine Realty Co. June 19. June 24, 1907. 11:2882. 21,275
- Shakespeare av, e s, abt 125 n 169th st, 25x114, vacant. PARTITION (April 24, 1907). Wilbur Larremore ref to Wm H and Alice T Carr. June 21. June 24, 1907. 9:2506. omitted
- Sedgwick av, w s, 50 s 171st st, 50x95, vacant. PARTITION (Apr 24, 1907). Wilbur Larremore ref to Gabriel Schwab. June 12. June 24, 1907. 9:2541. 3,000
- Sedgwick av, e s, abt 271.3 s the Park, 75x100, vacant. PARTITION (April 24, 1907). Wilbur Larremore ref to Gabriel Schwab. June 12. June 24, 1907. 9:2538. 5,025
- Sedgwick av, e s, abt 534.10 n the Park, 75x140, vacant. PARTITION (April 24, 1907). Wilbur Larremore ref to The Valentine Realty Co. June 19. June 24, 1907. 11:2880. 4,575
- Sedgwick av, e s, 75 n the Park, 50x140, vacant. PARTITION (April 24, 1907). Wilbur Larremore ref to the Valentine Realty Co. June 19. June 24, 1907. 11:2880. 3,050
- Shakespeare av, e s, abt 100 n 169th st, 25x114, vacant. PARTITION (April 24, 1907). Wilbur Larremore ref to Paul Cheronnet. June 21. June 24, 1907. 9:2506. 2,600
- Shakespeare av, e s, abt 50 n 169th st, 50x114, vacant. PARTITION (April 24, 1907). Wilbur Larremore ref to Wm Daly. June 18. June 24, 1907. 9:2506. 5,200
- Sedgwick av, w s, 118.8 n 167th st, 25x100, vacant. PARTITION (April 24, 1907). Wilbur Larremore ref to Mirabella Duhaime. June 17. June 24, 1907. 9:2540. 2,675
- Sedgwick av, w s, 143.8 n 167th st, 50x100, vacant. PARTITION (April 24, 1907). Wilbur Larremore ref to Mirabella Duhaime. June 17. June 24, 1907. 9:2540. 5,350
- Sedgwick av, e s, 217.3 n 167th st, 75x115. 169th st, s s, 75 w Lind av, 50x58x63.5x97, vacant. PARTITION (April 24, 1907). Wilbur Larremore ref to Romeo H Schile, of Stapleton, S I. June 5. June 24, 1907. 9:2530. 9,350
- *Sea View av, e s, 25 s Central av, 25x100, Pelham Park. Peter Shultz to Wm W Taylor, of Winterhaven, Fla. Oct 29, 1906. June 24, 1907. nom
- Sedgwick av, e s, abt 409.1 n the Park, 50x140, vacant. PARTITION (Apr 24, 1907). Wilbur Larremore ref to Stephen J Mitchell, Jr. June 20. June 21, 1907. 11:2880. 3,200
- Sedgwick av, w s, abt 175 s Depot pl, 25x100, vacant. PARTITION (April 24, 1907). Wilbur Larremore ref to Geo E Buckbee. June 20. June 21, 1907. 9:2540. 2,700
- Sedgwick av, e s, and being lot 46 parcel 26 map subdivision estate Wm B Ogden at Highbridge filed June 24, 1907, 108.9x82. PARTITION (Apr 24, 1907). Wilbur Larremore ref to Geo E Moody. June 20. June 25, 1907. 9:2538. 2,300
- Sedgwick av, e s, and being lot 46 parcel 26 map subdivision estate Wm B Ogden at Highbridge, filed May 24, 1907, 108.9x8.2x116.7x50, vacant. 11:2882. 3,975
- Sedgwick av, w s, adj n s the Park, 50x95x35.5x93.1, vacant. PARTITION (April 24, 1907). Wilbur Larremore ref to Sidie Smith. June 20. June 21, 1907. 11:2882. 3,975
- Sedgwick av, w s, 550 n the Park, 64.5x177.2 to Commerce av, Commerce av, x53x189, vacant. PARTITION (April 24, 1907). Wilbur Larremore ref to Richard R Mas'len. June 20, June 21, 1907. 11:2882. 5,650
- Southern Boulevard, No 2388, e s, 124.11 n Jennings st, 18.9x100, 2-sty frame dwelling. Mary S Taylor to Thaddeus Murphy. Mort \$3,500. June 18. June 27, 1907. 11:2981. 6,900
- Southern Boulevard, Nos 2392 and 2394, e s, 162.4 n Jennings st, 37.8x100, two 2-sty frame dwellings. Thaddeus Murphy to Mary S Taylor, of South Orange, N J. Mort \$8,800. June 27, 1907. 11:2981. other consid and 100
- Sedgwick av, w s, 125 s Depot pl, 50x100. Depot pl, s s, 174.10 w Sedgwick av, runs w 50 x s 126.4 x e 99.11 x n 25 x w 49.10 x n 100 to beginning. 11:2981. 6,900
- Lind av, w s, 117.9 s 168th st, 25x68x26.11x57.11. Geo F Moody to J Clarence Davies. Mort \$11,165. June 24, June 25, 1907. 9:2540-2538 and 2528. other consid and 100
- Tiebout av, e s, 326.3 n 184th st, 50x107.1, vacant. Edw H Kelly to Lulu N Hebert. Mort \$2,550. June 24. June 25, 1907. 11:3022. other consid and 100
- *Tremont av (Eastern Boulevard), s s, 105 e old line of Av A, 5th st 100x166.1 to n s 5th st. Eastern Boulevard, s s, 205 e Av A, runs s 106.1 to n s 5th st, x e 170 to high water mark of Westchester creek, x n — to Eastern Boulevard, x w 166.10 to beginning. Unionport. Geo H Denman, Jr, to Eliza O Denman, of East Orange, N J. June 14. June 25, 1907. nom
- Tremont av (Westchester av), n e s, about 238 e Boston av and 100 s e line bet land of Bronx Leather Mfg Co and John Cornell, 30x100, except part for Bronx st, vacant. Bernhard D Forster to Wm Bloodgood. Mar 23. June 24, 1907. 11:3139. other consid and 100
- Tremont av, No 1331 late 177th st (Westchester av), n e s, abt 205 e Boston road, adjoining land formerly of Barretto, now of Bronx Leather Mfg Co, runs n e 100 x s e 33 x s w 100 to av x n w 33 to beginning. Francis Hagan et al EXRS, &c, Ellen Carroll to Wm Bloodgood. Mort \$13,000. May 1. June 24, 1907. 11:3139. 21,000
- Undercliff av, w s, abt 495.4 n the Park, 98.9x137.7x109x140.5, vacant. PARTITION (April 24, 1907). Wilbur Larremore ref to Benjamin Poth. June 20. June 25, 1907. 11:2880. 10,000
- Union av, No 606, e s, 52.6 s 151st st, 17.6x90, 4-sty brk tenement. Max Cohen et al to Pauline Salinger. Mort \$6,000. June 1. June 25, 1907. 10:2674. other consid and 100
- Union av, s w cor 168th st, 41x91.1, 5-sty brk tenement 168th st, No 982 and store. John H Ross et al to Edward J Irvine, of Brooklyn. All liens. June 20. June 24, 1907. 10:2672. other consid and 100
- Vyse av, Nos 1145 and 1147, w s, 240 n 167th st, 40x100, two 3-sty brk dwellings. Bernhard Klingenstein to Henry Arstein. of Orange, N J. B & S. June 24. June 25, 1907. 10:2752. other consid and 100
- *Virginia av, w s, 263 s Westchester av, 25x101.3. Henry Ruhl et al to Thomas and Eliz Davies, joint tenants. June 20. June 21, 1907. other consid and 100
- Vyse av, No 1169, w s, 480 n 167th st, 20x100, 3-sty brk dwelling. Release mort. Meyer Jarmulowsky and ano to Lizzie Frankel. June 21. June 27, 1907. 10:2752. nom
- Same property. Emanuel J Lasar to Louis Lockwood and Barnet Osman. Mort \$9,500. June 26. June 27, 1907. 10:2752. nom
- *Virginia av, s e cor 9th st, 53x111x50x119.11. Henry Ruhl et al to Edward Liebig. June 20. June 24, 1907. other consid and 100
- Woodycrest av, w s, 111.3 s 172d st, 24.11x115.5x25x116.9, vacant. PARTITION (April 24, 1907). Wilbur Larremore ref to Emil W Schurman. June 20. June 21, 1907. 11:2873. 1,475
- Woodycrest av, w s, 136.2 s 172d st, 25x113.9x25x115.5, vacant. PARTITION (April 24, 1907). Wilbur Larremore ref to Frederick Schurman. June 20. June 21, 1907. 11:2873. 1,475
- Walton av, n w cor Cameron pl, 145x95, being lots 74 to 79 map part of Farm Charles Berrian at Fordham, vacant. Wm Dibble to Lizzie M Sproul. Q C. May 3. June 21, 1907. 11:3186. nom
- Willow av, bet bulkhead line Bronx Kills and s s 132d st. Agreement closing a portion of said av. The Harlem River & Port Chester R R Co and the N Y, N H & H R R Co with the City of N Y. June 12. June 21, 1907. 10:2583, 2558, 2559 and 2560. nom
- Whitlock av, w s, 75 s Tiffany st, 25x100, 3-sty brk dwelling. Release two mort. Edw M Burghard to Albert Rothermel. May 13. June 21, 1907. 10:2732. nom
- Same property. Release mort. Josephine F Burghard to same. May 13. June 21, 1907. 10:2732. nom
- Whitlock av, w s, 100 s Tiffany st, 25x100, 3-sty brk dwelling. Release two mort. Edward M Burghard to Albert Rothermel. May 13. June 21, 1907. 10:2732. nom
- Same property. Release mort. Josephine F Burghard to same. May 13. June 21, 1907. 10:2732. nom
- Woodycrest av, w s, 160.9 s 172d st, 225x98.7x225x113.7. Nelson av, s e cor 172d st, 50x100.11x44.2x100, vacant. PARTITION (Apr 24, 1907.) Wilbur Larremore ref to Archibald A Forrest. June 24. June 26, 1907. 11:2873. 15,125
- Webster av, s s, 1,175 n e Woodlawn road, 50x76.9x50x78.2, vacant. Richard J Lyons to Emily Howes. Mort \$2,220. June 25. June 26, 1907. 12:3357. nom
- Webster av, No 1518, e s, 138.9 n 171st st, 16.8x104.1x16.8x102.11, 3-sty frame tenement. Morris Gottsegen to Elise Heimberger and Leo Gottsegen. Mort \$6,650. June 25. June 26, 1907. 11:2896. other consid and 100
- Woodycrest av, w s, 54.9 s 172d st, 56.5x91.9x56x91.5, vacant. PARTITION (April 24, 1907). Wilbur Larremore ref to Ida Iverson. June 21. June 24, 1907. 11:2873. 3,000
- Washington av, No 1424, e s, 40.2 s St Pauls pl, 40.8x100, part 2-sty frame dwelling. FORECLOS (May 15, 1907). Thos L Feitner ref to Elias A Cohen. June 5. June 24, 1907. 11:2911. 8,900
- Washington av, e s, 80 10 s St Pauls pl, 40.8x100, part 2-sty frame dwelling. FORECLOS (May 15, 1907). Thos L Feitner ref to Elias A Cohen. June 5. June 24, 1907. 11:2911. 9,850
- Westchester av, Nos 711 to 715, n s, 94.11 e Bergen av, runs n 71 x e 50 x s 5 x e 25 x s 66 to av, x w 75 to beginning, three 2-sty frame tenements, store in No 715. Wilhelmina Moe and ano to Geo F Moody. Mort \$20,000. June 21. June 24, 1907. 9:2361. nom
- Same property. Geo F Moody to August Kuhn, J Clarence Davies and Henry L Phillips. Mort \$20,000. June 24, 1907. 9:2361. nom
- Webster av, No 1225, n w cor 168th st, 28x100, 5-sty brk tenement and store. Edward Frey to Geo G Scott. Mort \$24,000. June 1. (Re-recorded from June 3, 1907). June 24, 1907. 9:2427. other consid and 100
- Webster av, No 1518, e s, 138.9 n 171st st, 16.8x104.1 to n w s Mill brook, x16.8x102.11, 3-sty frame tenement. Hannchen Lieben to Morris Gottsegen. Mort \$5,000. May 27. June 25, 1907. 11:2896. other consid and 100
- *White Plains road, e s, 620 n Morris Park av, 25x100. Regent Realty Co to Angelina Catozella. June 22. June 25, 1907. other consid and 100
- 3d av, No 3886, e s, 146 s 172d st, 27x125, 4-sty brk tenement and store. Clara Lubo to Isidor Holtsberg. Mort \$24,000. June 8. June 11, 1907. Corrects error in issue of June 15, when grantors name was Clara Lubor. other consid and 100
- 3d av, No 3097, s w cor 158th st, old line, 25x100, except part for 158th st, 3-sty brk and stone court house. Alvah H Verity to M Bayard Brown. C a G. Mort \$15,000. May 14. June 22, 1907. 9:2379. 100
- 3d av, No 3972, s e cor 173d st, 25x99.6x34.1x100, 4-sty 173d st, No 530 (No 780) brk tenement and store. Margaret Koster to Albert L Schwartz. Mort \$22,000. June 22, 1907. 11:2929. 100
- 3d av, No 3416, e s, 76.6 n 166th st, 26.6x100.7, 5-sty brk tenement and store. Helen W De Ronde to Ernest E Bohlen. Mort \$18,000. R S \$8.00. July 31, 1900. (Rerecorded from Aug 1, 1900). June 27, 1907. 10:2608. nom
- 3d av, No 3416, e s, 76.6 n 166th st, 26.6x100.7, 5-sty brk tenement and store. Elizabeth Bohlen widow to Wm Schmidt. Mort \$15,000. June 27, 1907. 10:2608. other consid and 100
- *Land under waters of Eastchester Bay on w s of City or Minnefords Island, begins at high water mark at n line lot 706½ on map Eliz R B King, runs s 122.1 to s s lot 710½ x w 400 x n 122.1 x e 400 to beginning. The City Island Land & Dock Co to The Harlem Yacht Club. May 20. June 25, 1907. nom
- *Same property. Eliza D De Lancy EXTRX Elias D Hunter to same. May 8. June 25, 1907. 3,600
- *Lots 134 and 135 and 136, map (No 1095) of 163 lots estate Mary J Radway. John J Storms Jr to Sarah McCormack. All liens. June 11. June 27, 1907. nom
- *Lot 37 map Olinville. William Callaghan to Josiah W Thompson. Q C. June 8. June 21, 1907. nom

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*Lots 341, 342, 353, 359, 370, 378, 380, 381, 384, 385, 387, 388, 389, 392 to 395, 397 to 400, 417 to 429, 431, 432, 438 and 435 map (No 1106) of Arden property, at Westchester. Plots 533 to 540, 544, 549 to 552, 555 to 559 map (No 208) showing addition to map of Arden property, except parts taken for Baychester av. Walter W Taylor to Martha I Douthitt. Mort \$35,000. June 12, June 24, 1907. other consid and 100 *Lot 87 map W F Duncan at Williamsbridge. Maria S Badolato to Lo Curto, Colletti & Co. Mort \$850. June 1, June 24, 1907. other consid and 1,650 *Same property. Rosolino Lo Curto to same. Mort \$850. June 1, June 24, 1907. other consid and 1,650 *Lots 12 and 20 to 23, blk 19. Lots 21 to 30, blk 24. Lots 3 to 10, blk 30, map Pelham Park. Walter W Taylor to Esmond Stiles, of Freeport, L. I. Q C. June 25, June 26, 1907. nom *Same property. Vivian L Macdonell to same. Q C. All title. Dec 31, 1906. June 26, 1907. 250 *Same property. Sarah A Vaden to Allan G Macdonell. Mort \$4,500 and all liens. Nov 10, 1899. June 26, 1907. nom Same property. Allan G Macdonell to Vivian L Macdonell. Q C. Nov 10, 1899. June 26, 1907. nom *Lots 11, 12, 13 blk 25. Lots 17, 18 and 19, blk 26. Lots 9, 10 and 11, blk 26. Lots 33 to 36, blk 28, map Pelham Park. Charles Hyde to Malt J Ward. B & S. All liens. Jan 14, 1897. June 26, 1907. nom *Plot 541, map (No 208), showing addition to Arden property. Walter W Taylor to Daisy Levy. May 3, June 26, 1907. other consid and 100 *Plot begins 240 e White Plains road at point 545 n along same from Morris Park av, runs e 100 x n 55 x w 100 x s 55 to beginning, with right of way over strip to Morris Park av. David H Greer to the Archdeaconry of New York. June 17, June 26, 1907. nom *Westchester creek, w s, lot 7 map part Bowne property, Westchester, begins at s e cor said lot on said creek, and runs along creek, n e 153.6 x n w 75.1 x n w 127.6 to lot 16 x — to Dock st, x s w 215.9 x s e 24.1 x n e 83 x s e 29.7 and 40 to beginning, with right of way over Dock and Thomas sts. Dock st, n e s, 200 s e Thomas st, runs n e 130.5 x s w 181.9 to Dock st, x n w 126.6 to beginning, being lot 16 same map with right of way as above, except part lot 16, begins at line between lots 7 and 16, 96.6 n Dock st, runs n 85.3 x s w 79 thence across lot 16 — to beginning, together with land lying between lot 7 and the east or exterior land under water of Westchester creek. Also land under water Westchester creek in front of and adjacent to upland of Alex J Howell and contains 1 101-1,000 acres. Thos F Somers to The E S Prince Co. Mort \$15,000. June 6, June 25, 1907. 100

Houston st, n e cor Goerck st, store, also store adj same on Goerck st. The M Fine Realty Co to Isidor Heller; 5 years, from May 1, 1907. June 25, 1907. 2:356... 1,380 to 1,620 Houston st, No 139 West, store. Francesco Maciocio and ano to Michele Fanelli and ano; 4 years, from June 1, 1907. June 25, 1907. 2:518... 792 Houston st, Nos 159 and 161 East, store, bakery, &c. Wilhelmina Bohland and ano to Jacob Bock; 5 years, from May 1, 1907; 5 years renewal at \$2,280. June 25, 1907. 2:417... 2,220 Nassau st, No 113, 1st loft. Codington Co to W H Joseph; 4 yrs, from May 1, 1907. June 25, 1907. 1:90... 720 Rivington st, Nos 172 and 174, all. Abraham Teichman to Samuel Rothbaum; 2 11-12 years, from June 1, 1907. June 21, 1907. 2:349... 9,788 Rivington st, s e cor Willett st, cor store. Jennie Salzberg and ano to Henry Kalsheim; from Jan 15, 1907, to Jan 1, 1912. June 21, 1907. 2:338... 1,800 Same property. Assign lease. Henry Kalchheim to Herman Reichard. All title. June 19, June 21, 1907. 2:338... nom Stanton st, No 180, store on stoop and two rooms on 3d floor. Sam Machlowitz to Isaac Wolfgang; 2 years, from April 15, 1907. June 26, 1907. 2:350... 240 Water st, Nos 6, 8 and 10. Assign lease. Wm M Fliess to The Hollywood Co. All title. June 19, June 25, 1907. 1:8... nom Walker st, No 93, s e cor Lafayette st, all. Edwin M Taylor as TRUSTEE Moses B Taylor to Henry Lintig; 5 years, from May 1, 1907. June 21, 1907. 1:195... 2,500 1st st, No 57, all. Max Weidman to Moses Liebman and ano; 2 years, from Feb 1, 1906. June 25, 1907. 2:442... 3,200 5th st, No 521. Assign lease. Chas E Kneip EXR Sophia Kneip to Annie Braun and said Chas E Kneip INDIVID. June 25, June 26, 1907. 2:401... nom 9th st, No 228 East, stable. Louis Birns and ano ADMRS Bertha Birns to Lizzie Price; 2 11-12 years, from June 1, 1907. June 27, 1907. 2:464... 2,400 10th st, No 267 East, west store. Abraham Meller and ano to Lazarus Kleinman; 2 years, from May 1, 1907. June 26, 1907. 2:-438... 540 12th st, No 17 East, all. Julia C S Grant to J Willis Flickinger and ano; 10 7-12 years and 15 days, from June 15, 1907. June 26, 1907. 2:570... 3,800 to 4,000 12th st, Nos 103 and 107 East, contains 7,635 sq ft on 1st floor and 3,115 sq ft in basement. Hamilton Fish Corpn to U S of A by Geo von L Meyer, Postmaster General of the U S; 10 years, from May 1, 1906. June 24, 1907. 2:558... 14,000 16th st, No 420, s w s, 294 s e 1st av, 25x103.3. Wm W Astor to Cora Martin, of Monticello, N Y; 20 years, from May 1, 1909. June 26, 1907. 3:947... taxes, &c, and 700 25th st, Nos 108 and 110 West, all. John H Drew to John B Perry; 12 years, from May 1, 1907. June 21, 1907. 3:800... taxes, &c, and 3,200 and 3,400 27th st, Nos 331 and 333 East, 41x98, all. Caroline E R Martin to Ernest Metz; 3 years, from May 1, 1906. June 25, 1907. 3:933... 1,500 31st st, Nos 317 and 319 East. Assign lease. Andrea Ribaldo to Alfonso Bivona. All title. June 19, June 26, 1907. 3:937... 500 34th st, No 48 West, west basement. Edward Margolies to Edward Spiegel; 2 years, from May 1, 1907. June 22, 1907. 3:835... 1,200 and 1,260 35th st, No 23 West, all. Geo J Humphrys to Bernard Schulich; 15 years, from Oct 1, 1906. June 27, 1907. 3:837... taxes, &c, and 4,000 to 5,000 39th st, No 8, s s, 171.2 w 5th av, 21.11x98.9. Harry L Richards and ano GUARDIANS Dorothy E and Lloyd Richards to Barnet House; 21 years, from Oct 1, 1907. June 22, 1907. 3:840... taxes, &c, and 4,500 to 5,600 40th st, No 4 West. Subordination of lease to mortgages for \$200,000. Henry B Simmons with William Manice et al. June 11, June 22, 1907. 3:841... nom 42d st, Nos 261 and 263 West, all. Richd S Treacy and ano to Francis Morey; 4 years, from May 1, 1907. June 22, 1907. 4:1014... 4,000 Same property. Assign lease. Francis Morey to N B Quinn. All title. May 28, June 22, 1907. 4:1014... nom 60th st, No 313 East. Assign lease. Stephen Feola to John D Haase. Sub to mort \$2,200. June 21, June 24, 1907. 5:1435... nom Same property. Re-assign lease. John D Haase to Stephen Feola. June 24, 1907. 5:1435... nom 71st st, Nos 416 and 418 East, all. Adolph S Miller to Michael Battaglia; 5 years, from June 1, 1907. June 27, 1907. 5:1465... 5,400 to 5,600 75th st, No 442 East, all. Hirsh Hommel to Samuel Pincus; 3 years, from Jan 1, 1907. June 27, 1907. 5:1470... 3,100 87th st, No 174 East, ground floor. Mary M Becker to Gustav Prucha et al firm Manhattan Marble & Slate Works; 5 years, from May 1, 1907. June 27, 1907. 5:1515... 840 92d st, Nos 166 and 168 East, all. Henry Grenhart et al to Ferdinand Neumer; 3 years, from May 1, 1907. June 21, 1907. 5:1520... 1,800 104th st, Nos 429 and 431, n s, 452.9 e 1st av, 63x100, all. Frank DeRosa to Giuseppe Derrico; 4 10-12 years, from July 1, 1912. June 24, 1907. 6:1698... 1,850 108th st, Nos 314 and 316 East, west store. Israel Lippmann to Filippo Levoli; 3 years, from Feb 15, 1907. June 18, 1907. 6:-1679. Corrects error in last issue when location was West... 420 and 480 111th st, Nos 75 to 79 East, 1st store from Madison av. Joseph Wolfe and ano to Adolph Siberstein; 3 years, from May 1, 1907. June 24, 1907. 6:1617... 300 117th st, No 188 East, 2d floor. Philip McBride to Jacob Lebowitz; 4 10-12 years, from July 1, 1907. June 26, 1907. 6:1644... 360

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.

June 21, 22, 24, 25, 26 and 27.

Allen st, No 48, north store, &c. Rotkowitz Bros to Barned Schwartz; 5 years, from July 1, 1907. June 25, 1907. 1:308... 720 to 840 Bleecker st, No 161, all. Pasquale Campiglia to Frank Hing; 5 years, from May 1, 1906. June 21, 1907. 2:539... 1,320 Centre st, No 210, store. Alice Fitzpatrick to Eugene Koch; 5 years, from June 1, 1907. June 24, 1907. 1:235... 900 Columbia st, Nos 10 and 12, basement, ground floor and 1st floor of rear building. Frank Katz to Henry Herstein; 5 years, from May 1, 1907. June 22, 1907. 2:331... 684 Clinton st, No 246, all. Jacob Siris and ano to Louis Kapit; 3 years, from Mar 12, 1907. June 22, 1907. 1:258... 3,850 Same property. Assign lease. Louis Kapit to Annie Kapit. All title. Apr 6, 1907. June 22, 1907. 1:258... nom Delancey st, No 130, store, front basement and three rooms on 2d floor. Bertha Levy to Samuel Goldberg and ano; 6 years, from May 1, 1908. June 25, 1907. 2:353... 2,225 Same property. Assign lease and consent. Samuel Goldberg and ano to India Wharf Brewing Co. June 8, June 25, 1907. 2:353... nom East Broadway, No 189 west stoop store. Louis Golde to Joseph Jefferson st, No 12 Levine; 2 years, from May 1, 1907. June 25, 1907. 1:284... 570 Elizabeth st, No 234. Surrender lease. Carmelo Zappardino to Maria Ghiglione. All title. June 26, June 27, 1907. 2:507... nom Elizabeth st, Nos 232 and 234. Surrender lease. Maria Livoti and ano to Maria Ghiglione. All title. Nov 20, 1906. June 27, 1907. 2:507... nom Grand st, n w cor Pitt st, all. Isidor Leipzig to Louis Kapit; 3 years, from Mar 1, 1907. June 22, 1907. 2:341... 7,320 Same property. Assign lease. Louis Kapit to Annie Kapit. All title. Apr 6, 1907. June 22, 1907. 2:341... nom Greenwich st, Nos 188 and 190, part basement. John Scheele Jr to Jacob Workman; 1 2-12 years, from March 1, 1907. June 27, 1907. 1:82... 270

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124th st, No 409 East, all. Abram Freiman to Mary Amelio and ano; 5 years, from Nov 1, 1906. June 27, 1907. 6:1812.....1,900
 Same property. Assign lease. Mary Amelio and ano to Gilbert Amelio. June 20. June 27, 1907. 6:1812.....nom
 125th st, Nos 300 to 304, s w cor 8th av, Colonial Hotel and annex. Consent to assign lease, also agreement as to covenants in lease. Saranac Realty Co and John Glackner and Wm F Moore EXRS Alexander McKeever with Diedrich and John H Tonjes. June 18. June 26, 1907. 7:1951.....nom
 Same property. Assign lease. Wm F Moore and John Glackner EXRS Alexander McKeever to same. June 18. June 26, 1907. 7:1951.....nom
 Av A, No 1387, north store. Joseph Novak et al to Emil Kubik; 5 years, from May 1, 1907. June 27, 1907. 5:1468.....420
 Av A, n e cor 3d st, 24x100. Assign lease. Wm Hurst to Rubsam & Horrman Brewing Co. May 17. June 24, 1907. 2:399.....nom
 Av B, s w cor 14th st, cor store, &c. Terra Firma Building Co to Lembeck & Betz Eagle Brewing Co; 5 yrs, from May 1, 1907. June 22, 1907. 2:407.....1,900
 Av C, No 309. Subordination of lease to mort for \$15,000. Excelsior Brewing Co and Joseph A Beisler with John H Haaren EXR, &c, Ernst A Haaren. June 24. June 26, 1907. 3:985.....nom
 Amsterdam av, No 1483, store, &c. Helen Stein to Joseph McClain; 5 years, from Nov 1, 1905. June 21, 1907. 7:1971.....540 to 720
 Broadway, No 1914, s e cor 64th st, 4-sty building. Broadway Reliance Realty Co to the Auto Car Co of N Y; 5 years, from Oct 15, 1905; 5 years renewal at \$6,500. (Re-recorded from Oct 6, 1905). June 26, 1907.5,500
 Same property. Consent to assign lease. Same to same. Dec 1, 1905. June 26, 1907. 4:1116.....
 Same property. Assign lease. The Auto Car Co to The Goodyear Tire & Rubber Co. All title. Dec 1, 1905. (Re-recorded from Dec 1, 1905). June 26, 1907. 4:1116.....12,315.50
 Same property. Assign lease. The Goodyear Tire & Rubber Co to The Goodyear Rubber Tire Co. All title. Dec 1, 1906. June 26, 1907. 4:1116.....
 Columbus av, No 463, double store. Hannah Feigel to Pellegrino Pellerano and ano; 8 years, from July 1, 1907. June 27, 1907. 4:1196.....2,400
 Same property. Consent to assign lease. The Junction Realty Co to The Goodyear Tire & Rubber Co. June 4, 1906. June 26, 1907. 4:1116.....
 Lenox av, No 476, south store. Aloysius Hauger to Ing Yuen; 3 years, from Dec 1, 1907. June 21, 1907. 6:1731..660 to 780
 Lenox av, No 478, s e cor 134th st, store, &c. Adelaide Comstock et al TRUSTEES, &c, Thomas McKnight to William Hewel; 5 years, from May 1, 1907. June 21, 1907. 6:1731.....1,500 to 1,700
 Lexington av, Nos 201 and 203. Certificate as to alterations in leased premises also release of all title to movable or trade fixtures therein. Geo H Shaffer to Gustav Hagenah. June 25. June 26, 1907. 3:888.....
 Same property. Assign lease. Gustav Hagenah to George Kienzle. June 26, 1907. 3:888.....nom
 Same property. Re-assign lease. George Kienzle to Gustav Hagenah. June 26, 1907. 3:888.....nom
 Madison av, No 1624, store nearest 109th st. Samuel Sandler to Ida and Jacob Stark; 5 years, from May 1, 1907. June 27, 1907. 6:1614.....840
 Morningside av, No 131 n e cor, ground floor. Harry Shwitzer to Hancock pl, No 37 | Joseph Nykerk; 5 years, from May 1, 1907. June 27, 1907. 7:1951.....1,200 and 1,500
 Same property. Assign lease. Joseph Nykerk to William Carey. June 18. June 27, 1907. 7:1951.....nom
 Park av, No 1687. Surrender lease. Victor Rosenberg to Max J Klein and ano. All title. June 24. June 27, 1907. 6:1767....200
 West End av, s w cor 67th st, store, &c. Harry Wilensky and ano to John Maloney; 5 years, from Aug 1, 1907. June 21, 1907. 4:1178.....1,500 and 1,800
 1st av, No 276, south store. Meyer Ruthstein to Max Sack; 2 years, from July 1, 1907. June 27, 1907. 3:948.....420
 2d av, No 1202, n e cor 63d st, store, &c. Richard Price to John McFarland; 3 years, from May 1, 1907. June 27, 1907. 5:1438.....1,620
 Same property. Assign lease. John McFarland to Thomas Conville Brewing Co. June 12. June 27, 1907. 5:1438.....nom
 3d av, No 858. Cancellation of lease. Thos H O'Brien to Susan Mount. All title. June 20. June 26, 1907. 5:1307.....nom
 3d av, Nos 427 and 429, all.....
 30th st, Nos 200 to 204 East.....
 Daniel Daly to Thomas Conville Brewing Co; 10 years, from May 1, 1907. June 27, 1907. 3:910.....7,350
 3d av, No 1435. Subordination of lease to mort for \$25,000. Charles Hoffman and Samuel Koplik with Wm de L Cunningham GUARDIAN Francis de L Cunningham. June 8. June 22, 1907. 5:1527.....nom
 3d av, No 858, all. Susan Mount to Mary O'Brien; 5 years, from May 1, 1907. June 26, 1907. 5:1307.....3,500
 4th av, Nos 71 and 71½, e s, 146 n 9th st, runs n 28 x e abt 36.9 x s e abt 12.5 x s w abt 25.2 x w 40.8 to beginning.....
 4th av, No 73, e s, 174 n 9th st, runs n 20.4 x s e 53.8 x s w abt 8 x n w 12.5 x w 36.9 to beginning.....
 Assigns two leases. Louis Goldsmith EXR Solomon Goldsmith to Morris Weinstein. May 13. June 24, 1907. 2:555.....23,500
 5th av, Nos 341 to 347, 2d and 3d lofts. Improved Property Holding Co to Harry Angelo Co; 10 years, from May 1, 1907 (with 10 years renewal. June 26, 1907. 3:863.....15,000
 5th av, No 1354, south store. Ludwig Traube to Frank Lombardo; 5 years, from Oct 1, 1907. June 26, 1907. 6:1596.....780
 5th av, No 1322, store. Ludwig Traube to Jacob Stark; 5 years, from Sept 1, 1907. June 27, 1907. 6:1595.....1,500 and 1,620
 5th av, n w cor 42d st, 1st store west from corner store. Louis Klein and ano to New & Co. a corpn; 6 11-12 years, from June 1, 1907. June 24, 1907. 5:1258.....\$4,158.84 and \$4,658.88

Same property. Walter J Solomon to Lewis or Louis Klein and Jacob E Fink; 7 years, and 1 month, from April 1, 1907. June 24, 1907. 5:1258.....\$4,158.84 and 4,658.88
 5th av, No 1356, south store, &c. Ludwig Traube to Isidor Freudenburg; 5 years, from Aug 1, 1907. June 22, 1907. 6:1596.....780 and 900
 8th av, No 2099, north store. Isaac Rothschild and ano to Jas F Duffy; 4 years, from May 1, 1907. June 21, 1907. 7:1847.....960
 8th av, No 727, store, &c. Rose M Chumar to Agnes Hawkins; 2 years, from May 1, 1907; 5 years renewal at \$2,500. June 25, 1907. 4:1036.....2,150
 8th av, No 2282, store, &c. Samuel Levy to Alphonse Andre; 5 years, from July 1, 1907. June 27, 1907. 7:1928.....1,740
 13th av, e s, abt 100 n 23d st, also described as at c 1 block between 23d and 24th sts, runs n 60 x e 57.11 x s abt 59 to said c 1, x w 44.11 to beginning. Agreement recinding covenant in lease. The Eagle Tube Co with Charles Beckman. May 1. June 24, 1907. 3:669.....nom
 Interior lot, at c 1 block between 23d and 24th sts, abt 44.11 e Ferry Hotel building, between 13th and 11th avs, runs e 44.7 to vacant portion of lot 36, x n 58.6 x w 45.6 x s 58.6 to beginning; also right of way over east part of lot 36 in block 669, 12.6x 98.9 from 24th st. Eagle Tube Co to Charles Beckmann; 19 years, from May 1, 1907; 21 years renewal at \$2,800. June 24, 1907. 3:669.....2,250

BOROUGH OF THE BRONX.

148th st, No 777 East. Assign lease. Jas D Freeman to Henry Fox. June 20. June 21, 1907. 9:2275.....nom
 Same property. Assign lease. Henry Fox to Arthur Jost. June 20. June 21, 1907. 9:2275.....nom
 150th st, Nos 458 and 460 East. Surrender lease. Frank Sorocelli to Bartolomeo Zunino, all title. April 12. June 27, 1907. 9:2338.....nom
 Fordham road, No 300, old No 586, part store, &c.....
 Tiebout av, No 2500, part of stable in rear.....
 John J Halfelder to Kurt M Ziedrich; 2 10-12 years, from July 1, 1907. June 27, 1907. 11:3023.....360 and 420
 Park av, No 3428, south store. Henrietta Schubert to Max Kuhn; 3 years, from May 1, 1908. June 24, 1907. 9:2388..480
 Pelham av, s e cor Webster av, store floor and 2d floor. Arthur H Murphy to Jas H Jones; 3 years, from May 1, 1907. June 22, 1907. 11:3033.....1,740
 Southern Boulevard, No 2305, south store, &c. Morris Feldman and ano to Wm Malashok and ano; 5 years, from May 1, 1907. June 25, 1907. 11:2976.....540 and 600
 Washington av, No 875. Assign lease. Frank A Mehling to Hugo Scheeren. June 19. June 25, 1907. 9:2382.....nom
 3d av, Nos 2838 and 2840, west portion of store on 149th st, s s, near s e cor 3d av and 149th st, and entire basement. United Merchants Realty & Impt Co to Herman Menaker; 10 years, from May 1, 1907. June 21, 1907. 9:2293.....2,600
 3d av, Nos 2838 and 2840, two south stores, &c. United Merchants Realty & Impt Co to Herman Menaker; 10 years, from May 1, 1907. June 21, 1907. 9:2293.....5,500 to 6,333.33
 3d av, No 3522, store, &c, on n s. Ferdinand Storck to John Baader; 5 years, from May 1, 1907. June 27, 1907. 10:2621.....600 and 780

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 headlines 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 was 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 instrument as filed.

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

June 21, 22, 24, 25, 26 and 27.

BOROUGH OF MANHATTAN.

Alpi, Peter to Angelo Alpi. Macdougall st, No 139, w s, 34 s 4th st, 24x86. P M. June 25, 1907, 4 years, 5%. 2:543. 13,000
 Same to same. Same property. P M. June 25, 1907, 2 years, 6%. 2:543. 5,000
 American Mortgage Co with The Four Realty Co. Edgecombe av, w s, 229.10 n 145th st, 259.10x100. Extension agreement. June 18. June 25, 1907. 7:2053. nom
 American Mortgage Co with Four Realty Co. Edgecombe av, w s, 229.10 n 145th st, 259.10x100. Agreement apportioning mort. June 18. June 25, 1907. 7:2053. nom
 Altschul, Saml to Saml Levy. 74th st, Nos 212 and 214, s s, 160 e 3d av, 50x102.2. Prior mort \$10,000. June 20, 2 years, 6%. June 21, 1907. 5:1428. 3,500
 Alexander, Abraham to whom it may concern. 83d st, Nos 146 and 148 West. Certificate that assignment recorded in L 178 page 203 does not effect mort for \$16,000 covering Nos 142 and 144 West 83d st, &c. June 21. June 22, 1907. 4:1213.
 Abyssinian Baptist Church of City of N Y to Charles I Weinstein. 99th st, Nos 9 and 11, n s, 100 w Central Park West, 50x100.11. P M. Prior mort \$48,000. June 20, 5 years, 5%. June 22, 1907. 7:1835. 28,750
 Altieri, Carmine to Henry H Jackson et al exrs Peter A H Jackson. 133d st, n s, 100 w Amsterdam av, 2 lots, each 37.6x99.11. Two morts, each \$37,500. June 20; 3 years, 5½%. June 21, 1907. 7:1987. 75,000

Cooper Iron Works

JOHN COOPER, PROPRIETOR

Works: Emmett Street & Avenue D, Newark, N. J.

New York Office: 1 Madison Avenue

IRON and STEEL WORK FOR BUILDINGS, BRIDGES, &c.

Same to Geo Colon. Same property. Two morts, each \$9,000. Two prior morts \$37,500 each. June 21, 1907, 3 years, 6%. 7:1987. 18,000

Alcott, Adelaide J wife of Chas W to NEW YORK MORTGAGE & SECURITY CO. 60th st, No 20, s s, 90 e Madison av, 22x100.5. June 27, 1907, 2 years, 4½%. 5:1374. 25,000

Alexander, Seraphin to DRY DOCK SAVINGS INST. 29th st, No 225, n s, 283.3 w 7th av, 23.5x98.9. June 25, 5 years, 5%. June 27, 1907. 3:779. 16,000

Atlantic Realty Co to Harriette S Hobbs. 72d st, No 164, s s, 140 e Amsterdam av, 19x102.2. Prior mort \$28,000. June 26, due, &c, as per bond. June 27, 1907. 4:1143. 12,000

Same to same. Same property. Certificate as to above mort. June 26. June 27, 1907. 4:1143. —

Amelio, Gilbert to Henry Elias Brewing Co. 124th st, No 409 East. Saloon lease. June 26, demand, 6%. June 27, 1907. 6:1812. 600

Ball, Ansell H to TITLE GUARANTEE AND TRUST CO. 74th st, No 139, n s, 468 w Columbus av, 22x102.2. June 27, 1907, due, &c, as per bond. 4:1146. 30,000

Brakman, August with EMIGRANT INDUSTRIAL SAVINGS BANK. Amsterdam av, Nos 2109 and 2111, e s, 100 n 164th st, 2 lots, each 25x100. Two subordination agreements. June 26. June 27, 1907. 8:2111. nom

Bachrach, Wm and Julius to American Mortgage Co. 129th st, Nos 118 and 120, s s, 240.2 e Park av, 40x99.11x39.8x99.11. June 26, 1 year, 5½%. June 27, 1907. 6:1777. 15,000

Berg, Isaac to Harry Goodstein and ano. Columbus av, Nos 540 to 556, n w cor 86th st, No 101, 201.5 to s s 87th st, No 100, x30. P M. Prior mort \$170,000. June 27, 1907, 1 year, 6%. 4:1217. 40,000

Brooks, Mary L McB to TITLE GUARANTEE AND TRUST CO. 128th st, No 222, s s, 255 e 3d av, 18.9x99.11. June 21, 1907, due, &c, as per bond. 6:1792. 4,000

Brown, Henrietta M to Martha B Mosher. 145th st, Nos 507 and 509, n s, 160 w Amsterdam av, 40x99.11. P M. June 10, 3 years, 5%. June 21, 1907. 7:2077. 2,000

Bohling, Claus to Charles Braaf. 3d av, Nos 336 and 338, s w cor 25th st, Nos 160 and 162, 42x84. P M. June 20, 28 months, —. Secures notes. June 21, 1907. 3:880. 30,400

Same to same. Same property. P M. June 20. Secures notes, due 39 months after date, —. June 21, 1907. 3:880. 11,600

Braaf, Charles with Claus Bohling. 3d av, Nos 336 and 338, s w cor 25th st, Nos 160 and 162, 42x84. Mortgage agreement as to cancellation of judgment, &c. June 20. June 21, 1907. 3:880. nom

Bingham (William H) Plumbing and Contracting Co to Atlantic Realty Co. 181st st, s s, 100 w Audubon av, 125x119.6. Building loan. Prior mort \$162,500. May 1, demand, 6%. June 21, 1907. 8:2153. 20,000

Same to same. Same property. Certificate as to above mort. May 1. June 21, 1907. 8:2153. nom

Binimovich, Harris with John McNulty. Stanton st, No 308, n s, 50 e Lewis st, 25x75. Extension mort. May 23. June 25, 1907. 2:330. nom

Barkin, Saml to Picken Realty Co. 141st st, No 459, n s, 178 e Amsterdam av, 18x99.11. P M. June 25, 3 years, 6%. June 26, 1907. 7:2058. 4,000

Bernstein (Morris) Realty and Construction Co to Joseph F Cullman and ano trustees Jacob F Cullman for benefit Edna Cullman. 182d st, Nos 620 and 622, s s, 50 e Wadsworth av, 50x70. June 24, 3 years, 5½%. June 26, 1907. 8:2165. 30,000

Same to same. Same property. Certificate as to above mort. June 24. June 26, 1907. 8:2165. nom

Same and Max Marx with same. Same property. Subordination mort. June 24. June 26, 1907. 8:2165. nom

Bernstein (Morris) Realty and Construction Co to Joseph F Cullman TRUSTEE. 182d st, Nos 616 and 618, s s, 100 e Wadsworth av, 50x70. June 24, 3 years, 5½%. June 26, 1907. 8:2165. 30,000

Same to same. Same property. Certificate as to above mort. June 24. June 26, 1907. 8:2165. —

Same and Max Marx with same. Subordination agreement. June 24. June 26, 1907. 8:2165. nom

Busse, Jeannette and Bertha Ullmann to Mary C Sniffin. Madison av, No 766, w s, 40.5 s 66th st, 20x80. P M. June 25, 2 years, 6%. June 26, 1907. 5:1380. 12,500

Brennan, Mabel E to Martin Ungrich. Bradhurst av, s e cor 152d st, No 304, 33.4x125. Prior mort \$39,000. June 26, 1907. 3 years, 6%. 7:2046. 11,000

Billigmeier, Mary M trustee Peter Billigmeier to National Surety Co of N Y. 48th st, No 628, s s, 400 w 11th av, 25x100.5; 48th st, No 626, s s, 375 w 11th av, 25x100. June 10, due, &c as per bond. June 25, 1907. 4:1095. 12,000

Brown, Jennie and Hulda Hirsch to Abraham Brown. 51st st, No 411, n s, 112.9 e 1st av, 18.9x100.5. June 19, 3 years, 6%. June 25, 1907. 5:1363. 1,000

Berkowitz, Joseph and Solomon M Landsmann to John T Willets guardian estate Josiah M Willets. 13th st, No 224, s s, 335 w 2d av, 28.6x103.3. June 25, 1907, 5 years, 5%. 2:468. 40,000

Berkowitz, Joseph, of Brooklyn, N Y, and Solomon M Landsmann to Meyer Jarmulowsky and ano. 13th st, No 224, s s, 335 w 2d av, 28.6x103.3. Prior mort \$40,000. June 25, 1907, due May 15, 1916, 6%. 2:468. 15,625

Baker, Sarah V, of Borough of Richmond, to Lawyers Realty Co. 124th st, No 541, n s, 175 e Broadway, 108x100.11. P M. Prior mort \$110,000. June 22, due Aug 9, 1909, 6%. June 25, 1907. 7:1979. 20,000

Blitzer, Bella R to Albert Schalkenstein. 126th st, No 225, n s, 254.6 e 3d av, 17x99.11. P M. Prior mort \$10,000. June 25, 1907, 5 years, 6%. 6:1791. 3,750

Boardman, Rachel to CITIZENS SAVINGS BANK. 6th st, No 617, n s, 268 e Av B, 24.10x90.10. June 24, 1907, 5 years, 5%. 2:389. 17,000

Beck, Maks to Abraham David. 51st st, No 524, s s, 325 w 10th av, 25x100.5. Prior mort \$—. June 24, 1907, due July 1, 1909, 6%. 4:1079. 1,000

Consumers Park Brewing Co and Antonio Pandolfo and Francesco Mendolaro with American Mortgage Co. Hamilton st, No 24. Subordination mort. June 20. June 24, 1907. 1:253. nom

Cogswell, Wm to Horace Ingersoll Co. 18th st, Nos 206 to 210 West. Leasehold. 2-3 part. June 19, due Dec 19, 1907. —. June 24, 1907. 3:767. 641,02

Conveyancers Holding Co to Leo C Stern. 5th av, No 135, n e cor 20th st, Nos 1 and 3, 28.9x113. P M. Prior mort \$250,000. June 19, demand, 6%. June 24, 1907. 3:849. 125,000

Same to Jane B C Ferguson. Same property. Prior mort \$250,000. June 19, due July 22, 1909, 5%. June 24, 1907. 3:849. 50,000

Conveyancers Holding Co to Leo C Stern. 5th av, No 135, n e cor 20th st, Nos 1 and 3, 28.9x113. Certificate as to consent of stockholders to mort for \$125,000. June 19. June 24, 1907. 3:849. —

Same to Jane B C Ferguson. Same property. Certificate as to consent of stockholders to mort for \$50,000. June 19. June 24, 1907. 3:849. —

Cummings, Richard, of Summit, N J, to Mary L Pence. 87th st, No 340, s s, 460 w West End av, 20x100.8. P M. June 25, 1907, 1 year, 5%. 4:1248. 5,000

Connolly, Wm to Mary Devlin. 1st av, No 1510, e s, 27.2 s 79th st, 16.8x94. Prior mort \$4,000. Apr 25, due Jan 2, 1912, 5%. June 25, 1907. 5:1473. 2,000

Cupoli, Raffaele to Robert M Mohr. Bedford st, No 17, w s, 124 s Downing st, runs w 38.1 x n w 37.9 x s 13.8 x s e 39.7 x e 38.1 to Bedford st, x n 19 to beginning. P M. June 25, due, &c, as per bond. June 26, 1907. 2:528. 7,500

Clug, Simon and Morris Heller with Morris Hayman. 103d st, No 75, n s, 53 w Park av, 27x75. Agreement amending mort dated April 30, 1907. May 31. June 25, 1907. 6:1609. nom

Coleman, Aaron to August Oppenheimer. 69th st, No 107, n s, 62 w Columbus av, 20x100.5. P M. Prior mort \$18,000. June 20, 3 years, 5%. June 21, 1907. 4:1141. 4,000

Cloos-Longo, Grace L of Pelham, Westchester Co, N Y, to Geo Ehret. 8th av, Nos 910 to 914, n e cor 54th st, No 267, 62.11x 25. Prior mort \$46,000. June 21, 1907, 1 year, 6%. 4:1026. 4,000

Century Holding Co to Chas G Koss trustee James J Doherty. 139th st, n s, 137.6 w Broadway, 62.6x99.11. June 21, 1907, 3 years, 5%. 7:2087. 58,000

Same to same. Same property. Certificate as to above mort. June 20. June 21, 1907. 7:2087. —

Canavan Investing Co to Mulhern Steam Heating Co. West End av, Nos 840 to 848, n e cor 101st st, 100.11x100. P M. Prior mort \$177,500. June 27, 1907, 3 years, 6%. 7:1873. 70,000

Congregation Chevra Morgan David Ansche Allschan, a corpn, to Ike Kaplan. Montgomery st, No 63, e s, abt 90 n Cherry st, 22x 60. Prior mort \$—. June 26, 3 years, 6%. June 27, 1907. 1:259. 900

Christie, David to UNION TRUST CO. Amsterdam av, No 731, e s, 71.1 s 96th st, runs s 29.7 x e 25.6 x s 0.3½ x e 74.6 x n 30.7½ x w 59.6 x s 0.1½ x w 16.8 x s 0.7½ x w 23.10 to beginning. June 27, 1907, 5 years, 5%. 4:1226. 25,000

Church at Harsenville now Bloomingdale Reformed Church to MUTUAL LIFE INS CO of N Y. West End av, No 949, w s, 75.11 n 106th st, 75x100. Prior mort \$—. June 22, due, &c, as per bond. June 27, 1907. 7:1892. 10,000

David-Lena Cohen Co to Eliza M Zerega et al trustees Augusta Zerega. 48th st, Nos 257 and 259, n w cor 2d av, 40x70. Certificate as to mort for \$50,000. June 17. June 27, 1907. 5:1322. |

Same to Merida Realty Co. Same property. Certificate as to mort for \$20,784.50. June 17. June 27, 1907. 5:1322. —

Davis, Max to Kate E Morgan. 2d av, No 2071, w s, 75.11 s 107th st, 25x75. June 25, due, &c, as per bond. June 27, 1907. 6:1656. 16,000

Danowitz, Louis and Solomon Frank to Max J Kramer and Henry Rockmore. 67th st, Nos 202 to 208, s s, 100 e 3d av, 2 lots, each 45x100.5. 2 P M morts, each \$10,000. June 26, 5 years, 6%. June 27, 1907. 5:1421. 20,000

Davis, Saml D to Pincus Lowenfeld and ano. 22d st, Nos 152 and 154, s s, 108.8 w 3d av, 41.4x98.9. P M. June 21, 1907, 1 year, 6%. 3:877. 11,500

Dassler, Doris, of Ridgefield Park, N J, to Ida Sondheim. 47th st, No 547, n s, 175 e 11th av, 25x100.4. June 21, due, &c, as per bond. June 22, 1907. 4:1076. 12,000

Same to Peppler Real Estate and Finance Co. Same property. Prior mort \$12,000. June 21, 1 year, 6%. June 22, 1907. 4:1076. 3,500

Danowitz, Louis and Solomon Frank to Max J Kramer and ano. 66th st, Nos 205 to 211, n s, 100 e 3d av, 2 lots, each 45x100.5. 2 P M morts, each \$10,000, 2 prior morts, each \$40,000. June 21, 1907. 5 years, 6%. 5:1421. 20,000

de Peyster, Wm M D to John Ingle, Jr. 72d st, n s, 75 e West End av, 25x100. June 19, due Dec 19, 1908, 6%. June 22, 1907. 4:1164. 7,500

Darmody, Mary E to TITLE GUARANTEE AND TRUST CO. 9th av, No 405, w s, 134 n 32d st, 17x64. June 20, due, &c, as per bond. June 21, 1907. 3:730. 7,000

EQUITABLE LIFE ASSUR SOC of the U S with Wm Manice and Helen M Alexander. 40th st, No 4, s s, 110 w 5th av, 37.6x98.9. Extension mort. June 17. June 22, 1907. 3:841. nom

David-Lena Cohen Co to Merida Realty Co. 2d av, Nos 898 and 900, s e cor 48th st, Nos 300 and 302, 50.3x100. Prior mort \$80,000. June 12, 1 year, 6%. June 13, 1907. Corrects error in issue of June 15, when mortgage was for \$1,000. 10,000

Donovan, Mary T to James B Powers. 10th av, s e s, at s w s 209th st, 24.11x100; 10th av, s e s, 74.11 s w 209th st, 25x100. P M. June 25, 3 years, 5%. June 26, 1907. 8:2205. 12,500

Eisen, Joseph to John H Halloran. 5th st, No 417, n s, 250 e 1st av, 25x97. Prior mort \$—. June 26, 4 years, 5%. June 27, 1907. 2:433. 20,000

Same and Jacob Macher with same. Same property. Subordination mort. June 26. June 27, 1907. 2:433. nom

EQUITABLE LIFE ASSUR SOC of the U S with Forty-two Broadway Co. Broadway, Nos 36 to 42. Extension mort. June 20. June 27, 1907. 1:22. nom

JOHN C. ORR CO., India, Java and Huron Sts. and East River City of New York, Borough of Brooklyn

SASH, DOORS, BLINDS
AND HOUSE TRIM

LUMBER OF ALL KINDS FOR BUILDERS

Telephone
948 Greenpoint

- EQUITABLE LIFE ASSUR SOC of the U S with Sarah Rothman. Lexington av, No 1555. Extension mort. June 8. June 27, 1907. 6:1627. nom
- EQUITABLE LIFE ASSUR SOC of the U S with Julius Levy. 110th st, Nos 161 to 171 East. Extension six mort. June 10. June 27, 1907. 6:1638. nom
- EQUITABLE LIFE ASSUR SOC of the U S with Annie Walter. 72d st, No 215 East. Extension mort. June 12. June 27, 1907. 5:1427. nom
- EQUITABLE LIFE ASSUR SOC of the U S with Frances Wertheimer. 61st st, No 145 East. Extension mort. Dec 27, 1906. June 27, 1907. 5:1427. nom
- EQUITABLE LIFE ASSUR SOC of the U S with Laura A Conkling. 30th st, No 32 East. Extension mort. May 9. June 27, 1907. 3:859. nom
- EQUITABLE LIFE ASSUR SOC of the U S with Mary A McGuire. Bowery, Nos 226 and 228. Extension mort. June 14. June 27, 1907. 2:492. nom
- Everett, James to EMIGRANT INDUST SAVINGS BANK. 107th st, No 165, n s, 200 e Amsterdam av, 25x100.11. June 24, 2 years, 5%. June 27, 1907. 7:1862. 13,000
- Earle, Ella C, of East Orange, N J, with Saml Oppenheim. 111th st, No 141, n s, 537.11 w 3d av, 17.10x100.11. Extension mort. June 19. June 21, 1907. 6:1639. nom
- Enders, Anna G to Martin Enders. 125th st, No 18, s s, 222.6 w 5th av, 18.9x100.11. June 19. Secures life annuity of \$1,460. June 21, 1907. 6:1722. penal sum of \$32,450
- Export Trucking Co to J E Adams, Jr, a corp. Consent as to mort dated June 12, 1907. June 22, 1907. —
- Same to same. Certificate as to above consent. June 12. June 22, 1907. —
- Eisenberg, Lilly wife of Isidor C to METROPOLITAN SAVINGS BANK. Rivington st, No 76, n s, abt 65 e Allen st, runs n 75 x w 21.9 x s 75 x e 21.9. June 21, 1907, 5 years, 5½%. 2:416. 2,000
- EQUITABLE LIFE ASSUR SOC of the U S with Mary R Wright. Fort Washington av, w s, bet 170th st and road to depot, part lot 7 on map Isaac P Martin, begins at n s of said lot and runs w — to e s of private road 16 ft wide running to Fort Washington Depot road x s — to s s lot 7 x e — to av x n — to beginning. Extension mort. May 31, 1907. June 27, 1907. 8:2139. nom
- Elkeles, Rose to Alice L Bierhoff. 101st st, No 115, n s, 109.6 e Park av, 15.6x100.11. P M. Prior mort \$6,500. June 26, 1907. 5 years, 6%. 6:1629. 2,250
- Elkeles, Rose to Jennie Haas. 101st st, No 113, n s, 94 e Park av, 15.6x100.11. P M. June 26, 1907, due July 1, 1912, 5%. 6:1629. 6,000
- Excelsior Brewing Co to John H Haaren trustee Ernst A Haaren. Av C, No 309, w s, 162 n 17th st, 22 to 18th st, No 354, x88. P M. June 24, 5 years, 5%. June 25, 1907. 3:985. 15,000
- Feyh, Eliz to EMIGRANT INDUST SAVINGS BANK. 48th st, No 447, n s, 150 e 10th av, 25x100.5. June 24, 1907, 3 years, 5%. 4:1058. 13,000
- Fuchs, Lena to Joseph Wielar. 132d st, No 164, s s, 145.3 e 7th av, 19.10x99.11. P M. June 22, due, &c, as per bond. June 24, 1907. 7:1916. 4,500
- Fishman, Sam and Nathan Fostenberg to Cornelia B Schwartz. 107th st, No 203, n s, 100 e 3d av, 25x100.11. June 15, 5 years, 5%. June 25, 1907. 6:1657. 12,500
- Feinblatt, Boris L to Geo E Goldsmith. 108th st, No 202, s s, 75 e 3d av, 24x88.4. P M. June 12, due Nov 1, 1908, 6%. June 13, 1907. 6:1657. Corrects error in issue of June 15, when mortgagors name was Morris Feinblatt. 1,900
- Finger, Annie to Marcus Rosenthal. Av C, No 110, s e s, 48.9 n e 7th st, 18.3x82.5. June 21, 2 years, 6%. June 25, 1907. 2:377. 2,000
- Friedman, Lena to Josephine Chedsey. Ludlow st, No 95, w s, 112.6 s Delancey st, 25x87.6. Prior mort \$15,700. June 25, due Jan 1, 1909, 6%. June 26, 1907. 2:409. 1,400
- Fisk, Mary L wife of and Harvey E to U S TRUST CO of N Y. 53d st, No 12, s s, 225 e 5th av, runs e 37.6 x s 100.5 x w 12.6 x s 19 x w 25 x n 119.5 to beginning, all title to any land lying in rear of land above described between said premises and premises No 11 East 52d st. June 24, 5 years, 5%. June 26, 1907. 5:1288. 200,000
- Fantozzi, Dominick to Kips Bay Brewing and Malting Co. 102d st, No 330 East. Saloon lease. June 20, demand, 6%. June 26, 1907. 6:1673. 770
- Feiner, Saml L to Solomon Munz and ano. 105th st, No 62, s s, 230 w Park av, 25x100.11. P M. Prior mort \$—. June 25, 3 years, 6%. June 26, 1907. 6:1610. 3,600
- Same to Solomon Feiner. Same property. P M. Prior mort \$3,600. June 25, installs, 6%. June 26, 1907. 6:1610. 1,800
- Felt, Abraham and Harry Malakoff to CENTRAL TRUST CO of N Y. 106th st, Nos 57 and 59, n s, 223.11 e Columbus av, 36.9x100.11. June 15, 5 years, 5%. June 26, 1907. 7:1842. 42,000
- Felt, Abraham and Harry Malakoff to Harris Mandelbaum and ano. 106th st, Nos 53 to 59, n s, 223.11 e Columbus av, 73.7x100.11. Prior mort \$99,000. June 26, 1907, demand, 6%. 7:1842. 2,200
- Same and Harris Mandelbaum and Fisher Lewine with CENTRAL TRUST CO of N Y. Same property. Subordination mort. June 26, 1907. 7:1842. nom
- Felt, Abraham and Harry Malakoff to CENTRAL TRUST CO of N Y. 106th st, Nos 53 and 55, n s, 260.8 e Columbus av, 36.10x100.11. June 15, 5 years, 5%. June 26, 1907. 7:1842. 42,000
- Fortgang, Bernard to Charles T Dunning and ano trustees Geo Bell. 5th st, No 741, n e s, 185.6 n w Av D, 34.6x97. Extension mort. June 14. June 21, 1907. 2:375. nom
- Finck, Henry C to Charles Buermann Realty Co. 39th st, No 316, s s, 200 e 2d av, 25x75. Prior mort \$14,750. June 18. 1 year, 6%. June 21, 1907. 3:944. 1,000
- Fogarty, Camille H wife of Peter to METROPOLITAN SAVINGS BANK. 100th st, No 315, n s, 207 w West End av, 19x100.11. June 21, 1907, 1 year, 6%. 7:1889. 2,000
- Fine (M) Realty Co to MUTUAL LIFE INS CO of N Y. 116th st, Nos 431-435 East. Certificate as to mort for \$40,000. June 19, June 21, 1907. 6:1710. —
- Same and Harris Mandelbaum and Fisher Lewine with same. Same property. Two subordination agreements. June 19. June 21, 1907. 6:1710. nom
- Frankel, Solomon and Saml Werner to Mary Russell Lewis. Eldredge st, No 171, w s, 175 n Delancey st, 25x100. June 21, 5 years, 5%. June 22, 1907. 2:420. 30,000
- Feiner, Saml L to Annie Rosenthal. 101st st, No 59, n s, 225 w Park av, 25x100.11. P M. Prior mort \$18,000. June 20, 3 years, 6%. June 27, 1907. 6:1607. 3,000
- Same to Solomon Feiner. Same property. P M. Prior mort \$3,000, also all liens. June 20, installs, 6%. June 27, 1907. 6:1607. 2,000
- Friedman, Samuel to Moses Misch. Av B, No 101, e s, 77.5 n 6th st, 23.5x93. P M. Prior mort \$—. June 27, 1907, 3 years, 6%. 2:389. 3,000
- Feigel, Isaac and Morris to Eliz C Loughran. Amsterdam av, No 647, e s, 82.5 n 91st st, 27.6x100. Prior mort \$2,300. June 24, due, &c, as per bond. June 27, 1907. 4:1222. 6,500
- Fine (M) Realty Co to Kath M Field. 116th st, Nos 432 and 434, s s, 262.9 w Pleasant av, 35.5x100.11. June 26, due July 1, 1912, 5%. June 27, 1907. 6:1709. 33,000
- Same to same. Same property. Certificate as to above mort. June 26. June 27, 1907. 6:1709. —
- Goldman (J) Realty & Construction Co and Montifiore Realty Co with North American Mortgage Co. 131st st, s s, 90 e Old Broadway, runs s w 66.1 to c 1 Byrd st x s e 75 x n e 107 to 131st st x w 85.3 to beginning. Subordination mort. June 20. June 26, 1907. 7:1985. nom
- Golding, John N to CORN EXCHANGE BANK of City N Y. Columbus av, n w cor 206th st, 199.10 to 207th st, x100; Broadway, w s, 100.11 n 52d st, 25.1x12.3x25x15. June 24, 1907, 1 year, 6%. 8:2203 and 4.1024. 25,000
- Gibson, Frances M to U S TRUST CO of N Y. 37th st, No 144, s s, 152 e Lexington av, 14x98.9. June 24, 1907, due June 1, 1910, 5%. 3:892. 5,000
- Goldberg, Louis with Cornelius F Kingsland trustee for Henry P Kingsland will Ambrose C Kingsland. Henry st, No 98. Extension mort. June 21. June 25, 1907. 1:275. nom
- Same to whom it may concern. Same property. Certificate that mortgage dated Mar 14, 1902, is a valid lien on above premises for the amount of \$16,500. June 21. June 25, 1907. 1:275. —
- Groeling, George with METROPOLITAN SAVINGS BANK. Rivington st, No 76, n s, abt 65 e Allen st, runs n 75 x w 21.9 x s 75 to st, x e 21.9 to beginning. Subordination agreement. June 20. June 21, 1907. 2:416. nom
- Graf, Frank H to Frank S Allen. 43d st, No 436, s s, 350 w 9th av, 16.8x100.4. P M. June 25, 5 years, 5%. June 26, 1907. 4:1052. 9,000
- Golding, Sam to American Mortgage Co. Av B, No 161, s e s, 23.8 n e 10th st, 23.8x93. P M. June 27, 1907, 1 year, 5½%. 2:393. 21,000
- Same to same. Same property. P M. Prior mort \$21,000. June 27, 1907, 1 year, 6%. 2:393. 3,000
- Ginsberg, Max to Max Fertig. 133d st, Nos 49 to 53, n s, 285 e Lenox av, 50x99.11. P M. June 25, installs, 6%. June 27, 1907. 6:1731. 5,450
- Grossmann, Saml to Daniel J O'Connor trustee Owen Byrne. Av C, No 148, e s, 44.2 n 9th st, runs e 58 x n 14 x e 25 x n 10 x w 88 to av, x s 24 to beginning. June 27, 1907, 5 years, 5%. 2:379. 20,000
- Goldberg, Morris and Bernard to CITIZENS SAVINGS BANK. 98th st, Nos 217 and 219, n s, 260.2 e 3d av, 37.6x100.11. June 26, 5 years, 5%. June 27, 1907. 6:1648. 30,000
- Same and Saml Grodinsky with same. Same property. Subordination agreement. June 26. June 27, 1907. 6:1648. nom
- Gardner, Ernestine G to Herman Wronkow. Prospect pl, No 55, e s, 83.9 n 42d st, 16.8x58. June 1, due, &c, as per bond. June 27, 1907. 5:1335. 3,500
- Gonfarone, Caterina and Anacleto Sermolino to Andrew J Onderdonk et al exrs Horatio G Onderdonk. 9th st, Nos 19 and 21, n s, 308.10 w 5th av, 35.8x92.3. P M. June 26, 3 years, 4½%. June 27, 1907. 2:573. 28,000
- Golding, Sam to TITLE INSURANCE CO of N Y. Monroe st, No 254, s s, 250 w Jackson st, 25x97.8. P M. June 26, due Mar 1, 1908, 5½%. June 27, 1907. 1:261. 14,000
- Same to Hudson Mortgage Co. Same property. Prior mort \$14,000. June 26, due Mar 1, 1908, 6%. June 27, 1907. 1:261. 1,600
- Heilperin, Eiga Z and Jacob Furmann, Josef Gertner and Abraham S Weltfisch with Deming B Smith. 118th st, Nos 443 and 445 East. Subordination mort. June 27, 1907. 6:1806. nom
- Hollander, Adolph to Charles L Halberstadt. 106th st, No 59, n s, 150 e Madison av, 25x100.11. P M. Prior mort \$20,000. June 27, 1907. 2 years, 6%. 6:1612. 5,000
- Heilperin, Eiga Z widow to Deming B Smith. 118th st, No 445, n s, 127.6 w Pleasant av, 19.9x100.10. June 27, 1907, 3 years, 5%. 6:1806. 7,000
- Hanlon, Wm H to Flora Bloch. Amsterdam av, No 1409, e s, 74.9 n 129th st, runs n 24.11 x e 63.11 to c 1 former Byrd st, x s e 40.8 x s 6.7 x w 100 to beginning, also plot begins 63.11 e Amsterdam av, and 99.9 n 129th st, runs e 36 x s 18.4 to c 1 former Byrd st, x n w 40 to beginning. P M. Prior mort \$17,000. June 24, 1907, 3 years, 6%. 7:1969. 5,000
- House, Barnet to Empire State Surety Co. 49th st, Nos 104 and 106, s s, 100 w 6th av, runs s 100 x w 21.8 x s 5 x w 21.4 x n 100.5 to st, x e 43 to beginning. Prior mort \$168,500. June 20, 1 year, 6%. June 21, 1907. 4:1001. 10(00)
- Hurwitz, Meyer to Theo Bitterman. Madison st, No 397, n s, 100 e Jackson st, 25x37.2x25x38.10 1-3 part; also ½ part of following parcels: Av A, No 203, w s, 77.6 s 13th st, 25.9x100; 13th st, No 643, n s, 142.6 w Av C, 27x103.3; 13th st, No 645, n s, 115.6 w Av C, 27x103.3. Prior mort \$—. June 25. 1 year, 6%. June 26, 1907. 1:265, 2:396 and 440. 3,000
- Hutshing, Martha to The Good Samaritan Dispensary, a corp. 133d st, No 123, n s, 246 w Lenox av, 27x99.11. June 26, 1907, due May 1, 1912, 5%. 7:1918. 20,500
- Hanitsch, Julius to GERMAN SAVINGS BANK in City N Y. Av A, No 1662, e s, 50.8 n 87th st, 25x100. June 26, 1907, 3 yrs, 4½%. 5:1584. 14,000
- Healy, Mark F with Otto A Rosalsky and Bessie Subin. 40th st, No 316, s s, 225 e 2d av, 25x98.9. Subordination mort. April 24. June 26, 1907. 3:945. nom
- Himowich, Nathan to Isaac C Yawger. Canal st, No 113, n s, 74.11 w Forsyth st, 24.11x25x24.1x24.11. June 24, 4 years, 5%. June 25, 1907. 1:302. 17,000

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- Heller, Max to Marie Berliant and ano. 15th st, No 330, s s, 323.4 e 2d av, 25.8x103.3. Prior mort \$34,000. June 25, 1907, 5 years, 6%. 3:921. 10,000
- Herzog, Regina wife of and Abraham S with BANK FOR SAVINGS in City N Y. 93d st, No 54 East. Extension mortgage. June 14, 1907, 5:1504. Corrects error in last issue, when mortgagors name was Herzig. nom
- Heinrich, Walter R to TITLE GUARANTEE AND TRUST CO. 7th av, No 257, e s, 46.8 s 25th st, 21x60. June 22, 2 years, 5%. June 24, 1907. 3:800. 16,000
- Inkelas, Max to Morris Kuttner. 78th st, No 210, s s, 131.8 e 3d av, 13.4x102.2. P M. June 20, 5 years, 5%. June 24, 1907. 5:1432. 6,000
- Ignatz, Florio Co-operative Association Among Corleonesi, a corpn to Joseph Guzy and ano. 80th st, Nos 512 to 516, s s, 223 e Av A, 75x102.2. Prior mort \$62,000. June 21, 1907, due Aug 20, 1907, 6%. 5:1576. 3,000
- Same to same. Same property. Certificate as to above mort. June 21, 1907. 5:1576. —
- Isman, Felix, of Philadelphia, Pa, to TITLE GUARANTEE & TRUST Co. 39th st, No 123, n s, 86.8 e Broadway, 75x98.9; Broadway, No 1418, e s, 76.10 n 39th st, 25.7x114.2x24.8x107.2. Leasehold. Prior mort \$180,000. June 22, installs, 6%. June 25, 1907. 3:815. 50,000
- Inness, Julia G, of Ellenville, N Y, to Darrell Segur as committee Mary M Darrell. Clinton st, No 211, w s, 100 s Henry st, 25x95. June 17, 1 year, 5%. June 25, 1907. 1:270. 12,000
- Jones, Joseph T B to Diedrich Heuer. Vesey st, No 45, s s, 175.1 w Church st, 25x84. June 22, due July 1, 1908, 5%. June 24, 1907. 1:85. 20,000
- Jones, Joseph T B to Elfrieda C Boschen. 5th av, No 1321, n e cor 11th st, No 1, 25.2x100. P M. June 25, 1907, 2 years, 6%. 6:1617. 10,000
- Jacobus, Richd M to TITLE GUARANTEE AND TRUST CO. Morton st, Nos 92 to 96, s e cor Washington st, Nos 611 to 615, runs e 188.11 to w s Greenwich st, Nos 628 to 634, x s 75 x w 120 x n 19 x w 64.10 to Washington st, x n 56.3 to beginning. ¼ part. All title. June 26, 1907, due, &c, as per bond. 2:602. 4,000
- JEFFERSON BANK with Abraham Rosen. Henry st, Nos 173 to 177, n w cor Jefferson st, Nos 18 and 20, 65.5x75x irreg x80.1 on Jefferson st. Extension mort. June 19, 1907. 1:284. nom
- Kramer, Max J and Henry Rockmore to Rose Fox and ano. 67th st, Nos 202 and 204, s s, 100 e 3d av, 45x100.5. June 26, 3 years, 5%. June 27, 1907. 5:1421. 45,000
- Kramer, Max J and Henry Rockmore to Austin B Fletcher as trustee for Conrad M Braker will Conrad Braker, Jr. 67th st, Nos 206 and 208, s s, 145 e 3d av, 45x100.5. June 26, 3 years, 5%. June 27, 1907. 5:1421. 44,000
- Korminsky, Jennie to BANK FOR SAVINGS in City N Y. 75th st, No 182, s s, 225 w 3d av, 18x102.2. June 26, 5 years, 4½%. June 27, 1907. 5:1409. 8,000
- Klein, Wm to Henry Friedman. Houston st, No 291, s s, 25 w Clinton st, 25x100. P M. Prior mort \$22,000. June 21, 1907, 5 years, 6%. 2:350. 8,000
- Katz, Jacob to Charles I Weinstein. Waverly pl, No 166, s s, 83.9 e Grove st, runs s 97 x w 29 x n 16.4 x n 87 to pl, x e 43.8 to beginning. P M. Prior mort \$15,000. June 20, 1 year, 6%. June 22, 1907. 2:592. 10,000
- Same to same. Same property. P M. Prior mort \$25,000. June 20, 1 year, 6%. June 22, 1907. 2:592. 8,500
- Same to same. Same property. Building loan. P M. Prior mort \$33,500. June 20, 1 year, 6%. June 22, 1907. 2:592. 22,000
- Kramer, Max J and Henry Rockmore to Wilson M Powell. 66th st, Nos 203 to 209, on map Nos 205 to 211, n s, 100 e 3d av, 2 lots, each 45x100.5. Two morts, each \$40,000. June 21, 1907, 3 years, 5%. 5:1421. 80,000
- Kelly, Edwd H to Frances Stepath. 70th st, No 116, s s, 138.6 w Columbus av, 18.6x100.5. June 14, 2 years, 6%. June 22, 1907. 4:1141. 3,000
- Kovner, Louis and Jacob and Benjamin Fishman to Annie Kovner. 113th st, No 328, s s, 275 w 1st av, 25x100.11. P M. Prior mort \$26,700. Due June 21, 1908, 6%. June 21, 1907. 6:1684. 3,000
- Klepner, Saml to Walter S Gurnee et al trustees for Mary E Scott will Walter S Gurnee. 129th st, Nos 66 and 68, s s, 65.9 w Park av, 34.6x99.11. June 21, 1907, 5 years, 5%. 6:1753. 13,500
- Same and Abraham Nevins and Harry W Perelman with same. Same property. Subordination mort. June 20, 1907. 6:1753. nom
- Krulewitch, Lewis to Joseph Jerski. 1st av, Nos 2109 and 2111, w s, 50.5 n 108th st, 50x100. Prior mort \$45,000. June 20, 2 years, 6%. June 21, 1907. 6:1680. 15,000
- Kittenplan, Morris and Chas Rubinger to Joseph L Buttenwieser. Forsyth st, Nos 6 to 12, e s, 77 n Division st, runs s e 150 x n 25 x n w 25 x n 75.5 x n w 125 to Forsyth st x s w 100.5 to beginning. May 1, 1 year, 6%. June 25, 1907. 1:292. 10,000
- Kittenplan, Morris and Charles Rubinger to Joseph L Buttenwieser. 26th st, Nos 141 and 143, n s, 126.8 e Lexington av, 48.4x98.9. P M. May 1, due, &c, as per bond. June 25, 1907. 3:882. 15,000
- Kirshbaum, Marks I and Antonio Pandolfo and Francesco Mendolaro with American Mortgage Co. Hamilton st, No 24. Subordination mort. June 19, 1907. 1:253. nom
- Koch, Eugene to Beadleston & Woerz. Centre st, No 210. Saloon lease. June 20, demand, 6%. June 24, 1907. 1:235. 1,250
- Livingston, Julius I of Bound Brook, N J, to TITLE GUARANTEE AND TRUST CO. 93d st, No 64, s s, 191 e Madison av, 20x100.8. June 21, due, &c, as per bond. June 24, 1907. 5:1504. 20,000
- Leicht, Leopold, of Weehawken, N J, to FRANKLIN SAVINGS BANK in City N Y. 9th av, No 527, w s, 49.5 n 39th st, 24.8x100. June 24, 1907, 5 years, 5%. 3:737. 11,000
- Lowenfeld, Pincus and Wm Prager to American Mortgage Co. 10th av, No 863, s w cor 57th st, Nos 500 and 502, 55.5x40. P M. June 24, 1907, 1 year, 5½%. 4:1085. 24,500
- Same to same. Same property. P M. Prior mort \$24,500. June 24, 1907, 1 year, 6%. 4:1085. 3,500
- Lockley, Philip to Theresa Blumenthal. 11th av, No 582, e s, 60.5 s 44th st, 20x65. P M. Prior mort \$—. June 24, 1907, 1 year, 6%. 4:1072. 1,000
- Lehmann, Meyer to Philip A Schindler and ano exrs Elizabetha Schindler. 87th st, No 355, n s, 80 w 1st av, 20x50.2. P M. May 13, due June 1, 1912, 5%. June 27, 1907. 5:1550. 6,500
- Same to same. Same property. P M. Prior mort \$6,500. May 13, due June 1, 1910, 6%. June 27, 1907. 5:1550. 1,750
- Lentin, David to Pincus Lowenfeld and ano. 66th st, Nos 328 and 330, s s, 316.8 e 2d av, 33.4x100.5. Prior mort \$33,000. June 27, 1907, demand, 6%. 5:1440. 11,000
- Lentin, David to Wilson M Powell, Jr. 66th st, Nos 328 and 330, s s, 316.8 e 2d av, 33.4x100.5. June 27, 1907, 5 years, 5%. 5:1440. 33,000
- Levin, Abraham A and Max Davis with Kate E Morgan. 2d av, No 2071. Subordination mort. June 25, 1907. 6:1656. nom
- Lubetkin, Nathan to Ettie Goldberg. 2d av, No 1840, n e cor 95th st, 25.8x100. Aug 1, 1906, 3 years, 6%. June 27, 1907. 5:1558. 6,000
- Levy, Bertha to Augusta Cobe. 2d av, No 1494, e s, 26.2 s 78th st, 25x80. Prior mort \$16,500. May 1, 2 years, 6%. June 27, 1907. 5:1452. 3,000
- Lintig, Henry to Beadleston & Woerz. Walker st, No 93, s w cor Lafayette st. Saloon lease. June 19, demand, 6%. June 21, 1907. 1:195. 3,674.72
- Liberman, Barnet to Morris Rose. Orchard st, No 36, e s, 25 s Hester st, 25x44.1; also plot in rear 8x20.10, together known as No 36 Orchard st. June 20, due July 1, 1915, 6%. P M. Prior mort \$17,500. June 21, 1907. 1:298. 13,500
- Levin, Saml with Kath Levy. 115th st, No 12, s s, 195 e 5th av, 25x100.11. Extension mort. June 20, 1907. 6:1620. nom
- Levis, Arthur H to American Mortgage Co. 143d st, n s, 125 w Broadway, 2 lots, each 75x99.10. Two morts, each \$18,000. June 10, 1 year, 6%. June 21, 1907. 7:2090. 36,000
- Levin, Jennie and Rosie Halbren with Frederic de P Foster trustee. Broome st, Nos 265 to 269. Extension mort. June 5, 1907. 2:413. nom
- Lawrence, Gustavus L with FARMERS LOAN AND TRUST CO. Broadway, Nos 2182 to 2186; 77th st, Nos 225 to 231 West. Subordination mort. June 24, 1907. 4:1169. nom
- Leopold, Catharine with METROPOLITAN LIFE INS CO. 93d st, No 55, n s, 94 e Madison av, 51x100.8. Extension mort. June 24, 1907. 5:1505. nom
- Lewis, Rosa to Barney Mechanic and ano. Av A, No 184, e s, 51.9 s 12th st, 25.9x95.6. P M. June 24, due Oct 24, 1907, 6%. June 25, 1907. 2:405. 1,000
- Loth, Bernard with Four Realty Co, Abraham, Ruth and Herman Cohen. Edgecombe av, w s, 229.10 n 145th st, 259.10x100. Agreement apportioning and extending mortgage. June 24, 1907. 7:2053. nom
- Loew, Julia F to Sarah E Southgate. Madison av, Nos 1232 and 1234, w s, 25.8 s 89th st, 37.6x75. June 25, 1907, due May 1, 1909, 6%. 5:1500. 10,000
- Mason, Frederic S to Euler & Robeson Co. Hague st, Nos 9 to 13, n e cor Cliff st, Nos 108 to 112, runs n e 66.4 x n 92.11 x n 5.8 x w 54.9 to Cliff st, x s w 104 to beginning. P M. Prior mort \$45,000. June 24, 1907, 5 years, 5%. 1:113. 5,000
- McNamara, Mary F with Daniel Beach as trustee. 131st st, No 30, s s, 74.10 w Madison av, 17.7x99.11x17.6x irreg. Extension mort. June 3, 1907. 6:1755. nom
- Morison, Andrew P, of Montclair, N J, to Henry L Wardwell. Morningside av West, s w cor 115th st, No 402, 104x125.9x100.11 x100. June 18, due, &c as per bond. June 25, 1907. 7:1867. 20,000
- Manice, Wm, of Southampton, N Y, and Helen M Alexander, of Seabright, N J, to EQUITABLE LIFE ASSURANCE SOCIETY OF THE U S. 40th st, No 4, s s, 110 w 5th av, 37.6x98.9. Prior mortgage \$125,000. June 17, 5 years, 5%. June 21, 1907. 3:841. 75,000
- Marks, Jacob B to Benj Fishman and ano. 29th st, No 217, n s, 210.3 e 3d av, 24.9x98.9. P M. Prior mort \$—. April 1, 1 year, 6%. June 26, 1907. 3:910. 1,500
- Mercantile Trust Co with Alfred M Rau. 46th st, Nos 106 and 108, s s, 120 w 6th av, 40x100.5. Extension mort. June 14, 1907. 4:998. nom
- Morse, Albert A to N Y LIFE INS AND TRUST CO. 51st st, Nos 438 to 442, s s, 300 e 10th av, 60x100.5. June 26, 1907, 5 years, 5%. 4:1060. 60,000
- Mitchell, Mary J with Salvatore Dimino and ano. 75th st, Nos 237 and 239 East. Two extension of morts. June 25, 1907. 5:1430. nom
- Miller, Isidor with Good Samaritan Dispensary, a corpn. 133d st, No 123 West. Subordination mort. June 14, 1907. 7:1918. nom
- Miller, Harry to Harris Maran and ano. Manhattan st, Nos 31 and 33, n s, 284.1 e Amsterdam av, 42.3x100.7x52.6x100. P M. Prior mort \$50,000. June 21, 5 years, 6%. June 22, 1907. 7:1966. 13,000
- Miller, Harry to Harris and Ely Maran. Manhattan st, Nos 35 and 37, n s, 245 e Amsterdam av, 39.10x100. P M. Prior mort \$45,000. June 21, 5 years, 6%. June 22, 1907. 7:1966. 13,000
- Milano, Angela M to Giuseppe Tuoti and ano. 106th st, No 311, n s, 200 e 2d av, 25x100.11; 103d st, Nos 311 and 313, n s, 200 e 2d av, 50x100.11. June 20, demand, 6%. June 21, 1907. 6:1675 and 1678. 1,408
- Myer, Julius to Meyer J Wohlgenuth. Mangin st, No 10, e s, 75 s Broome st, 25x51.6. Building loan. June 14, due June 1, 1908, 6%. June 21, 1907. 2:321. 6,000
- Marschat, Albert to Frank Zima. 74th st, Nos 512 to 516, s s, 223 e Av A, 75x102.2. P M. Prior mort \$11,000. May 29, 5 years, 6%. June 22, 1907. 5:1485. 3,500
- McMorrow, Patrick to MIDDLETOWN SAVINGS BANK. Broadway, Nos 3640 to 3646, n e cor 150th st, 99.11x100. June 21, 1907, 5 years, 5%. 7:2082. 150,000
- Miner, Henry C to Caroline S Ely. 90th st, No 323, n s, 239.6 w West End av, 17.6x100.8. P M. June 26, 3 years, —%. June 27, 1907. 4:1251. 21,000
- Mooney, Christopher to Annie L Horn. 93d st, No 35, n s, 375 e Columbus av, 19.1x100.8. P M. June 26, 5 years, 5%. June 27, 1907. 4:1207. 12,000

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Machin, Vivant to Harris D Colt. 59th st, No 316, s s, 225 e 2d av, 25x100.4. June 17, 3 years, 5½%. June 27, 1907. 5:1351. 15,000

N Y Trust Co with Nathan and Leon Hirsch. 44th st, No 132 East. Extension mort. June 27, 1907. 5:1298. nom

Norfolk Realty Co to City Mortgage Co. 152d st, s s, 150 e Broadway, 75x99.11. June 18, due, &c, as per bond. June 21, 1907. 7:2083. 80,000

Same to same. Same property. Certificate as to above mort. June 20, June 21, 1907. 7:2083. —

Norfolk Realty Co to City Mortgage Co. 151st st, n s, 150 e Broadway, 75x99.11. Building loan. June 18, demand, 6%. June 21, 1907. 7:2083. 75,000

Same to same. Same property. Certificate as to above mort. June 20, June 21, 1907. 7:2083. —

Neglia, Filippo to Magdalena Vetter. 17th st, No 508, s w s, 143 s e Av A, 23.9x92. Prior mort \$8,000. June 20, 6 years, 5%. June 21, 1907. 3:974. 7,000

N Y Press Club a corpn to Chas S Ward and ano trustees James Ward et al. Spruce st, Nos 21 and 21½, n w cor William st, Nos 187 and 189, 62x22.9x58.4x37.1. P M. June 25, 1907, due Nov 1, 1908, 5%. 1:102. 75,000

Neubecker, Wm with Elizabeth Koch. 66th st, No 333, n s, 150 w 1st av, 25x100.5. Extension mortgage. June 20, June 24, 1907. 5:1441. nom

Neerg Realty Co to Mary G Costigan. 7th av, No 2252, w s, 74.11 s 133d st, 25x100. P M. Prior mort \$24,000. June 27, due Mar 23, 1911, 6%. June 25, 1907. 7:1938. 9,000

Neugass, Leopold to John B Shea. Park av, Nos 1780 to 1788, n w cor 123d st, No 73, 100.11x20. June 24, 1907, 3 years, 5%. 6:-1748. 18,000

O'Callaghan, Eveline A to Salvatore Ragona. 162d st, No 546, s s, 245 e Broadway, 18x99.11. Prior mort \$12,000. June 22, due, &c, as per bond. June 24, 1907. 8:2120. 1,000

Orenstein, Anna to Lucy Bach. 80th st, No 230, s s, 213.5 w 2d av, 26.4x102.2. Prior mort \$26,500. June 25, 5 years, 5%. June 26, 1907. 5:1525. 26,000

Orenstein, Anna to Paul Gross. 80th st, No 230, s s, 213.5 w 2d av, 26.4x102.2. Prior mort \$26,000. June 24, installs, 6%. June 26, 1907. 5:1525. 500

O'Brien, Wm and Mary C to Anna L Daly. 7th av, Nos 875 to 879, s e cor 56th st, Nos 162 and 164, 75.5x100. June 24, 1 year, 6%. June 26, 1907. 4:1008. 16,500

Oakley, Robert H trustee Thomas F Cock with Isaac Singer and Morris Goodman. 106th st, No 210 East. Extension mort. June 19, June 21, 1907. 6:1655. nom

Oppenheimer, Bernhard to Matthias Vosseler. 131st st, No 7, n s, 135 w 5th av, 25x99.11. Prior mort \$20,000. June 20, due, &c, as per bond. June 21, 1907. 6:1729. 4,000

O'Neill, Francis to Marcus King. Essex st, No 47, w s, 75.8 s Grand st, 25x87.6. Prior mort \$25,000. June 27, 1907, 1 year, 6%. 1:310. 3,000

Powers, Ellen to LAWYERS TITLE INS AND TRUST CO. 114th st, No 206, s s, 150 w 7th av, 25x100.11. June 27, 1907, 5 yrs, 5%. 7:1829. 20,000

Paschal, Howard to Gustavus L Lawrence. 77th st, Nos 225 to 231, n s, 250 w Amsterdam av, runs w 50 x n 25.6 x w 69.4 to e s, Broadway, Nos 2182 to 2186, x n 77.5 x e 130.5 x s 102.2 to beginning. P M. Prior mort \$115,000. June 20, 3 years, 5%. June 21, 1907. 4:1169. 125,000

Piermont, Gustav M, Harris Friedman and Barnet Feinberg with Abraham Velleman. 83d st, Nos 142 and 144, s s, 315 e Amsterdam av, runs s 124.3 x s e 35.1 x n 24.10 x e 5 x n 102.2 to st, x w 40 to beginning. Agreement as to terms of mort, &c. June 21, June 22, 1907. 4:1213. nom

Plumacher, Anna to Michael Naftal. 59th st, No 344, s s, 100 w 1st av, 25x100.5. P M. Prior mort \$10,000. June 18, 2 years, 6%. June 21, 1907. 5:1351. 7,000

Paschal, Howard to FARMERS LOAN AND TRUST CO. 77th st, Nos 225 to 231, n s, 250 w Amsterdam av, runs w 50 x n 25.6 x w 69.4 to e s Broadway, Nos 2182 to 2186, x n 77.5 x e 130.5 x s 102.2 to beginning. June 26, 1907, 3 years, —%. 4:1169. 140,000

Platky, Adolph to Morris Freundlich and ano. 92d st, No 46, s s, 382 e Columbus av, 18x100.8. P M. Prior mort \$16,000. June 24, due Jan 2, 1910, 6%. June 26, 1907. 4:1205. 6,000

Picken Realty Co to TITLE INSURANCE CO of N Y. 141st st, No 459, n s, 178 e Amsterdam av, 18x99.11. June 25, 3 years, 5%. June 26, 1907. 7:2058. 17,000

Same to same. Same property. Certificate as to above mort. June 25, June 26, 1907. 7:2058. —

Powers, James B to Sarah E Rolston. 218th st, s w s, at s e s Park terrace, 25x101.1x40x104.7. June 25, 3 years, —%. June 26, 1907. 8:2243. 3,000

POUGHKEEPSIE SAVINGS BANK with John H Wright. 51st st, No 31, n s, 180 e Madison av, 22x100.5. Extension agreement. June 20, June 25, 1907. 5:1287. nom

Penton, Belle D wife Thos E to Geo A Slater. 20th st, No 354, s s, 133.4 e 9th av, 16.8x91.11. Prior mort \$8,000. June 15, 1 year, 6%. June 24, 1907. 3:743. gold, 1,000

Pandolfo, Antonio and Francesco Mendolaro to American Mortgage Co. Hamilton st, No 24, s s, abt 260 e Catherine st, 25x102.2x25x104 e s. June 19, 5 years, 5%. June 24, 1907. 1:253. 14,000

Perlman, Louis H to Ida Sattler. 30th st, No 145, n s, 166.8 w 3d av, 26.8x98.9. June 22, 1907, due Jan 1, 1908, 6%. 3:886. 5,000

Polstein, Isaac to Joseph Polstein. 99th st, Nos 202 to 208, s s, 125 e Broadway, 60x100.11. Prior mort \$85,000. June 20, 3 years, 6%. June 24, 1907. 7:1870. 15,000

Pizer, Leon to LAWYERS TITLE INS & TRUST CO. 9th st, No 329, n s, 275 w 1st av, 16x92.3. P M. June 25, 1907, 5 years, 5%. 2:451. 10,000

Pizer, Leon to LAWYERS TITLE INS & TRUST CO. 9th st, Nos 331 to 335, n s, 200 w 1st av, 3 lots together in size 65x92.3. 3 P M. Morts each \$20,000. June 25, 1907, 5 years, 5%. 2:451. 60,000

Phelps, Stowe and Grosvenor Atterbury to Edw J Hancy trustees Geo Jones of life fund of Daniel Butler. 74th st, No 160, s s, 150 e Lexington av, 18.9x102.2. June 15, 3 years, 5%. June 25, 1907. 5:1408. 15,000

Ruff, August and Moses Hochster with Abram S Jaffer and Saml Levin. 7th st, No 204, s s, 318 e Av B, 25x90.10. Extension mort. June 25, June 26, 1907. 2:389. nom

Rosen, Abraham with STATE BANK. Henry st, Nos 173 to 177, n w cor Jefferson st, Nos 18 and 20, 65.5x75x irreg, x80 on Jefferson st. Extension mort. June 20, June 26, 1907. 1:284. nom

Ritterbusch, Louis to EMIGRANT INDUST SAVINGS BANK. Amsterdam av, Nos 2109 and 2111, e s, 100 n 164th st, 2 lots, each 25x100. Two morts, each \$20,000. June 27, 1907, 5 years, 5%. 8:2111. 40,000

Rothstein, Levy and Antonio Pandolfo and Francesco Mendolaro with American Mortgage Co. Hamilton st, No 24. Subordination mort. June 20, June 24, 1907. 1:253. nom

Rodgers, Wm A to Jacob K Levy. 3d av, No 1925, n e cor 106th st, Nos 201 and 203, 25.2x110. Prior mort \$44,000. June 21, 1 year, 6%. June 25, 1907. 6:1656. 18,000

Roberts, Joseph to American Mortgage Co. 113th st, s s, 75 w Lenox av, 25x50.5. P M. June 24, 1 year, 6%. June 25, 1907. 7:1822. 5,500

Rose, Gesina F and Henrietta C E Westfall with Geo F Westfall exr Diedrich Westfall. Water st, No 360, n w cor James Slip, Nos 5 to 9, 36.2x64.4. Extension mort. June 21, June 24, 1907. 1:110. nom

Rosalsky, Otto A and Bessie Subin to GERMAN SAVINGS BANK in City N Y. 40th st, No 316, s s, 225 e 2d av, 25x98.9. June 19, due June 1, 1910, 5%. June 26, 1907. 3:945. 16,000

Rankin, Laura M wife of and Edward W to FRANKLIN SAVINGS BANK. 79th st, No 167, n s, 268 e Amsterdam av, 18x102.2. June 26, 1907, 1 year, 5%. 4:1210. 18,000

Rupp, Lena to Kath M Schumann. Av A, No 13, n w s, 87.4 n w 1st st, runs n e 18.6 x n w 80 x s w 18.6 x s e 80 to beginning. Prior mort \$13,000. June 21, 1907, due July 1, 1910, 6%. 2:-429. 4,000

Ross, Caroline to Geo Schmitt. 136th st, No 486, s s, 136.2 e Amsterdam av, 36.3x99.11. P M. Prior mort \$35,000. June 20, 5 years, 5½%. June 24, 1907. 7:1972. 5,000

Schwartzapel, Moris to Celia Diamond. Ludlow st, No 182, e s, 150 s Houston st, 25x87.6 with all title to strip 25x5 in rear. Prior mort \$26,000; also property No 142 South 8th st, Brooklyn. Prior mort \$5,900. June 21, due Mar 1, 1908, 6%. June 22, 1907. 2:412. 2,500

Schiffer, Alice to Essie I Gaffney. 19th st, No 234, s w s, 200.10 n w 2d av, 20.10x84. Extension mortgage. June 10, June 24, 1907. 3:899. nom

Seligman, Ester, of Brooklyn, N Y, to David N Zeman. Henry st, No 211, n s, 24 e Clinton st, 22.2x85. Prior mort \$—. June 1, 6 years, 6%. June 25, 1907. 1:286. 8,000

Seligman, Ester, of Brooklyn, N Y, to David N Zeman. Henry st, No 213, n s, 46.2 e Clinton st, 23x85. Prior mort \$—. June 1, 6 years, 6%. June 25, 1907. 1:286. 8,000

Schieffelin & Co to Stephen C Clark. Pearl st, Nos 306 to 312, s w cor Peck slip, Nos 2 to 8, 89.4x97.9x94.1x98.6. P M. June 25, 1907, due, &c, as per bond. 1:98. 80,000

Sewering, Cath to Martin Garone. 18th st, No 423, n s, 290 w Av A, 25x92. P M. Prior mort \$13,000. May 1, 5 years, 6%. June 25, 1907. 3:950. 5,500

Sick, Edward to German Hospital & Dispensary in City N Y. 82d st, No 415, n s, 231 e 1st av, 25x102.2. June 25, 1907, 5 years, 5%. 5:1562. 16,000

Sick, Edward to Katherine Hartmann. 82d st, No 415, n s, 231 e 1st av, 25x102.2. 83d st, No 323, n s, 275 w 1st av, 25x102.2. Prior mort \$34,500. June 24, 1 year, 6%. June 25, 1907. 5:-1562 and 1546. 6,000

Schwarz, Henry F to whom it may concern. 106th st, No 221, n s, 400 w Amsterdam av, 33.4x100.11. Certificate as to reduction of mortgage. June 5, June 24, 1907. 7:1878. —

Springer, John H to Mayer S Auerbach. Fort Washington av, w s, 100 s 170th st, runs s on curve 75.7 x w 107.2 x n 75 x e 98.5 to av. P M. June 24, 2 years, 5%. June 25, 1907. 8:2139. 19,000

Same to same. Same property. P M. Prior mort \$19,000. June 24, due Oct 24, 1907, 5%. June 25, 1907. 8:2139. 5,000

Saunders, Arthur W of Brooklyn, N Y, to TITLE INS CO of N Y. 55th st, No 123, n s, 257 w 6th av, 17x100.5. June 25, 3 years, 4½%. June 26, 1907. 4:1008. 16,000

Saunders, Arthur W, of Brooklyn, N Y, to TITLE INSURANCE CO of N Y. 55th st, Nos 139 to 145, n s, 175 e 7th av, 4 lots, each 25x100.5. 4 morts, each \$20,000. June 25, 3 years, 4½%. June 26, 1907. 4:1008. 80,000

Segelbohm, Louis with Austin B Fletcher and ano trustee Jackson S Schultz. 100th st, Nos 206 and 208, s s, 130 e 3d av, 2 lots, each 25x100.11. Two extensions of morts. June 25, 1907. 6:1649. nom

Schattman, Hettie to Clementine M Silverman and ano. Amsterdam av, Nos 1488 and 1490, w s, 80 s 134th st, 39.10x100. P M. Prior mort \$41,000. June 26, 6 years, 6%. June 27, 1907. 7:1987. 15,000

Sound Realty Co with Charles Scheidecker. 162d st, Nos 508 and 510, s s, 520 e Broadway, 40x99.11. Extension mort. June 19, June 22, 1907. 8:2120. nom

Sound Realty Co with Charles Scheidecker. 162d st, Nos 516 and 518, s s, 480 e Broadway, 40x99.11; 162d st, Nos 520 and 522, s s, 440 e Broadway, 40x99.11. Two extensions of mortgages. June 19, June 22, 1907. 8:2120. nom

Seigel, Harry, of Brooklyn, to Julius Berliner and ano. 112th st, No 62, s s, 137.6 w Park av, 25x100.11. Prior mort \$25,000. June 20, 5 years, 6%. June 24, 1907. 6:1617. 10,000

Schmitt & Schwanenflugel and Antonio Pandolfo and Francesco Mendolaro with American Mortgage Co. Hamilton st, No 24. Subordination agreement. June 20, June 24, 1907. 1:253. nom

Spinelli, Mary D to Edw W Murphy. 113th st, No 309, n s, 120 e 2d av, 20x100.11. Prior mort \$3,000. June 22, 1 year, 6%. June 24, 1907. 6:1685. 1,100

Stewart, John A, Chas H Marshall and John C Brown TRUSTEES of LIVERPOOL & LONDON & GLOBE INS CO in N Y with Anna M and Henrietta Ohlckers. 89th st, No 101, n w cor Columbus av, Nos 600 and 602, 96.8x50.8x99.10x50.8. Extension mort.

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Schurman, Johanna to Wilbur Larremore referee. Nelson av, e s, 100 s 172d st, 25x100. P M. June 20, 2 years, 5%. June 21, 1907. 11:2873. 595

Scott, Walter G to Wilbur Larremore referee. Plympton av, w s, 394.7 n Boscobel av, 100x100x100x82.9. 2 P M morts, each \$1,470. June 19, 2 years, 5%. June 21, 1907. 11:2882. 2,940

Schwartz, Albert L to Margaret Koster. 3d av, No 3972, s e cor 173d st, No 530 (780) East, 25x99.6x34.9x100. P M. Prior mort \$22,000. June 22, 1907, 2 years, 6%. 11:2929. 2,000

Singer, Abraham to Annie McGovern. Edgewater road, No 1501, w s, 647 n Westchester av, 25x100. P M. June 21, 1907, due, &c, as per bond. 11:3012. 1,800

Silverman (Arthur E) Building Co to Theresa Hirschberg. Beekman av, n w cor Oak Terrace, 25x100. June 24, 3 years, 6%. June 25, 1907. 10:2555. 3,000

Schmidt, Wm to Gustavus Robitzek and ano. Courtlandt av, s e s, 56 s w 162d st, 28x102.6x25x90. June 25, 1907, 3 years, 5%. 9:2408. 8,000

Salinger, Pauline to Max Cohen and ano. Union av, No 606, e s, 52.6 s 151st st, 17.6x90. P M. Prior mort \$6,000. June 1, installs, 6%. June 25, 1907. 10:2674. 2,100

Schwarzler, Albert J to IRVING SAVINGS INST. Wendover av, No 705, n s, abt 80 e Park av, 43.6x100, except part for av. June 24, 5 years, 5%. June 25, 1907. 11:2904. 33,000

Scheeren, Hugo to A Hupfel's Sons, a corpn. Washington av, No 875. Saloon lease. All title. June 19, demand, 6%. June 25, 1907. 9:2382. 1,000

Schulze, August to HARLEM SAVINGS BANK. Eagle av, w s, 576.8 s Westchester av, 25x90. June 13, 1907, 1 year, 5%. 10:2616. Corrects error in issue of June 15, which distance s of Westchester av was 551.8. 1,500

Sable, Leon to Wilbur Larremore referee. Aqueduct av, w s, abt 660.6 s Boscobel pl, 50x100. P M. June 17, 2 years, 5%. June 26, 1907. 9:2533. 5,600

Same to Wilbur Larremore referee. Aqueduct av, w s, abt 685.6 s Boscobel pl, 30x100. P M. June 17, 2 years, 5%. June 26, 1907. 9:2533. 2,800

*Staudinger, John to Geo F Quelet and ano. Bronxdale av, w s, 210.9 n Morris Park av, 25x99.8, Westchester. P M. June 25, 3 years, 5%. June 26, 1907. 900

*Staudinger, John to Geo F Quelet. Bronxdale av, w s, 25.2 s Morris Park av, 50.5x107.5x50x100.10, Westchester. P M. June 25, 3 years, 5%. June 26, 1907. 2,700

*Scott, John F to Regent Realty Co. White Plains road, e s, 570 n Morris Park av, 50x100, Bronx View Park. June 26, 1907, 3 years, 5 1/2%. 3,000

Schwab, Gabriel to Wilbur Larremore ref. Sedgwick av, e s, abt 271.3 s the Park, 50x100. P M. June 12, 2 years, 5%. June 24, 1907. 9:2538. 2,345

Same to same. Sedgwick av, e s, abt 321.3 s the Park, 25x100. P M. June 12, 2 years, 5%. June 24, 1907. 9:2538. 1,172

Same to same. Aqueduct av, e s, 50.3 n 170th st, 25x89.5x25x92.2. P M. June 12, 2 years, 5%. June 24, 1907. 9:2534. 1,552

Same to same. Sedgwick av, w s, 50 s 171st st, 50x95. P M. June 12, 2 years, 5%. June 24, 1907. 9:2541. 2,100

Same to same. Boscobel pl, s s, 50 e Undercliff av, 25x100. P M. June 14, 2 years, 5%. June 24, 1907. 9:2537. 3,675

Same to same. Aqueduct av, e s, 75.5 n 170th st, 50x81x50x89.5. P M. June 12, 2 years, 5%. June 24, 1907. 9:2534. 3,080

Same to same. Boscobel pl, s s, 75 e Undercliff av, 100x100. Two P M morts, each \$7,350. June 14, 2 years, 5%. June 24, 1907. 9:2537. 14,700

Seligson, Jacob to Ernst H Martens. 165th st, Nos 892 and 894, s s, 134.4 e Trinity av, 40.8 to Jackson av, No 1007, x94.2. P M. June 21, due, &c, as per bond. June 24, 1907. 10:2639. 17,000

Same to Maurice Mayer. Same property. Prior mort \$17,000. June 21, 1 year, 6%. June 24, 1907. 10:2639. 2,500

*Stevenson, John to Permelia A Eustis. Garfield st, e s, 305 n Columbus av, 25x100. P M. June 17, installs, 6%. June 24, 1907. 2,500

Spellman, James H to Wilbur Larremore ref. Ogden av, n w cor 167th st, 92.6x38x38 to 167th st, x92.6 to beginning. P M. May 29, 2 years, 5%. June 27, 1907. 9,450

Sharp, Alex H to Trustees of the Theological Seminary of the Presbyterian Church located at Princeton, N J. 3d av, w s, 30 s 183d st, 4 lots, each 25x100. 4 morts, each \$2,500. June 27, 1907, 5 years, 5%. 11:3051. 10,000

Schmidt, Wm to Eliz Bohlen. 3d av, No 3416, e s, 76.6 n 166th st, 26.6x100.7. P M. June 27, 1907, 5 years, 6%. 10:2608. 7,000

*Sohns, John to John B Ryer. Bronxdale av, w s, 25.3 n Kinsella av, 25.3x92.2x25x95.10. P M. June 25, 3 years, 5%. June 27, 1907. 930

Spellman, James H to Wilbur Larremore ref. Ogden av, w s, 92.6 n 167th st, runs n 25 x w 48 x s w 48 to 167th st, x s e 25 x e 38 to beginning. P M. May 29, 2 years, 5%. June 27, 1907. 2,292.50

Schreiber, Flora wife Mooney to Wm E Rabell. 170th st, Nos 715 and 719, n s, 126.4 e Park av, runs n 104 x e 23.4 x s 7.8 x e 24 x s 96.11 to st x w 48 to beginning. P M. Prior mort \$7,500. June 24, due Feb 1, 1909, 6%. June 24, 1907. 11:2902. 2,000

Same to Geo W Roos. 170th st, No 719, n s, 140.6 w Washington av, runs n 72.3 x e 24.1 x s 72.3 x w 24.7 to beginning. P M. Prior mort \$2,500. June 24, 1907, 3 years, 6%. 11:2602. 1,000

Schiavone, Bartholomew to James A Regan and ano. 182d st, No 666, s w cor Park av West, 15.8x76.4x18.6x74.11. June 22, due Sept 22, 1916, 6%. June 24, 1907. 11:3030. 1,850

Stocky, Peter V and Henry P A Clausen trustees Henry Clausen Jr with Bertha Solomon and Gabriel Marks. 161st st, No 506 East. Extension mort. May 31. June 27, 1907. 9:2420. nom

Thomas, Mathilde L to Geo F H Lautenschlager. Lind av, s e s, 325.9 s w 170th st, 50x100. P M. June 26, 1907, 2 years, 5%. 9:2532. 1,600

Todd, W Parsons to Wilbur Larremore referee. Plympton av, w s, 544.7 n Boscobel av, 25x100. P M. June 18, 2 years, 5%. June 21, 1907. 11:2875. 945

Todd, W Parsons to Wilbur Larremore referee. Boscobel av, e s, 546.9 n Plympton av, 42.10x121.7x38.9x115.5. P M. June 18, 2 years, 5%. June 21, 1907. 11:2875. 6,965

Tschirhart, Jos A to Wilbur Larremore referee. Nelson av, e s, 275 s 172d st, 50x125. P M. June 19, 2 years, 5%. June 21, 1907. 11:2873. 1,120

*Thompson, Josiah W, of Brooklyn, N Y, to Hattie Uptegrove. 1st av, e s, 100 n 1st st, 100x100, Olinville. May 29, 1 year, 6%. June 21, 1907. 1,500

Tobias, Samuel to Jas B Powers. 208th st, c 1, 350.6 s e from c 1 of a st 80 ft wide or 208th st, runs s e 72.5 x s w 135.8 x n w 33.8 x n e 130 to beginning. P M. June 18, due July 5, 1908, 5%. June 21, 1907. 12:3326. 1,235

Teiter, Ezra to Wilbur Larremore referee. Aqueduct av, w s, abt 630.10 s Boscobel pl, 25x100. P M. June 17, 2 years, 5%. June 25, 1907. 9:2533. 2,695

Taroni, Maria to Fordham Realty Co. Heath av, e s, 194.6 n from the tangent point in curve at n e cor Heath av and Emmerich pl, runs e 135.6 x n 26.4 x w 127.1 to av x s 25 to beginning. June 25, 1907, 3 years, 5%. 11:3240. 1,500

Thornton, Chas H and Edw A to Juliet M Livingston. Teller av, w s, 300 s 169th st, 170x100. P M. June 22, 5 years, 4 1/2%. June 25, 1907. 9:2436. 7,500

Same to same. Findlay av, e s, 300 s 169th st, 170x100. P M. June 22, 5 years, 4 1/2%. June 25, 1907. 9:2436. 7,500

Same to same. Teller av, w s, 100 s 160th st, 200x100. P M. June 22, 5 years, 4 1/2%. June 25, 1907. 9:2436. 9,000

Same to same. Findlay av, e s, 100 s 169th st, 200x100. P M. June 22, 5 years, 4 1/2%. June 25, 1907. 9:2436. 9,000

Same to same. Teller av, n w cor 168th st, 100x200 to Findlay av. P M. June 22, 5 years, 4 1/2%. June 25, 1907. 9:2436. 10,000

Same to same. Teller av, s w cor 169th st, 100x200 to Findlay av. P M. June 22, 5 years, 4 1/2%. June 25, 1907. 9:2436. 10,000

Van Nostrand, Stephen H, Mt Vernon, N Y, to Christian and Katharine Doell tenants by the entirety. Bathgate av, No 1702, e s, 233.4 s 174th st, 16.8x115.7. June 24, 3 years, 6%. June 27, 1907. 11:2921. 2,000

Valentine Realty Co to Wilbur Larremore ref. Commerce av, e s, 70.10 n the Park, 50x95. P M. June 21, 2 years, 5%. June 24, 1907. 11:2882. 1,260

Same to same. Sedgwick av, w s, 200 n the Park, 50x95. P M. June 19, 2 years, 5%. June 24, 1907. 11:2882. 2,275

Same to same. Sedgwick av, e s, 75 n the Park, 50x140. P M. June 19, 2 years, 5%. June 24, 1907. 11:2880. 2,135

Same to same. Sedgwick av, e s, abt 559.10 n the Park, 50x140. P M. June 19, 2 years, 5%. June 24, 1907. 11:2880. 2,135

Same to same. Sedgwick av, e s, abt 534.10 n the Park, 25x140. P M. June 19, 2 years, 5%. June 24, 1907. 11:2880. 1,067

Same to same. Commerce av, e s, 120.10 n the Park, 50x95. P M. June 21, 2 years, 5%. June 24, 1907. 11:2882. 1,260

Same to same. Commerce av, e s, 45.10 n the Park, 25x95. P M. June 21, 2 years, 5%. June 24, 1907. 11:2882. 630

Same to same. Sedgwick av, w s, 50 n the Park, 150x95.3. P M. morts, each \$2,275. June 19, 2 years, 5%. June 24, 1907. 11:2882. 6,825

Same to same. Sedgwick av, w s, 350 n the Park, 25x95. P M. June 19, 2 years, 5%. June 24, 1907. 11:2882. 2,275

Same to same. Sedgwick av, w s, 300 n the Park, 50x95. P M. June 19, 2 years, 5%. June 24, 1907. 11:2882. 2,275

Same to same. Sedgwick av, w s, 250 n the Park, 50x95. P M. June 19, 2 years, 5%. June 24, 1907. 11:2882. 2,275

*Vallosio, Julia M to Emma E Beardslee. Barker av, e s, 100 s Elizabeth st, 50x125, Olinville. June 24, 3 years, 6%. June 26, 1907. 500

*Wetzel, Wm to AMERICAN SAVINGS BANK. Morris Park av, n w cor Graham st, 25.3x97.3x25x100.5, Westchester, except part for av. June 26, 1907, 3 years, 5 1/2%. 4,500

Zanmatti, Albert to Desiree Huttling. Jennings st (Charlotte pl), s w cor Vyse st (Vyse) av, 100x75. May 10, due &c, as per bond. June 26, 1907. 11:2987. 6,000

Waldron, Glycera J wife of Robt H to Cath Goldschmidt. Lafayette av, s s, 310 e Whittier st, 50x92x50x93. June 18, due Oct 18, 1907, 6%. June 21, 1907. 10:2765. 250

PROJECTED BUILDINGS

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

SOUTH OF 14TH STREET.

Baxter st, No 15, 6-sty brk and stone store sand tenement, 24.6x 69.2; cost, \$25,000; Vito Antonio Camperlengo and Andrea Defina, 89 Park Row; ar't, Chas M Straub, 122 Bowery.—510.

Bethune st, No 46, 1-sty brk and stone outhouse, 9.6x8.6; cost, \$500; M F Cornwell et al, 283 Elizabeth st; ar't, O Reissmann, 30 1st st.—496.

Broome st, Nos 214-220, two 6-sty brk and stone stores and tenements, 46.9x62.6; total cost, \$70,000; Jacob Levy, 223 Broome st; ar't, Chas M Straub, 122 Bowery.—481.

MAPLEDORAM & CO.

REAL ESTATE BROKERS

Bay Ridge Property

Our Specialty

Fifth Ave. and 79th St., Brooklyn, N. Y.
Telephone, 724 Bay Ridge
Branch Office: Bay Ridge Ave., cor. Fort Hamilton Ave.

- Ludlow st, No 23, toilets, partitions, windows, tank, to 5-sty brk and stone tenement; cost, \$2,000; L Waxberg, on premises; ar't, O Reissmann, 30 1st st.—1814.
- Nassau st, No 64, cut doors, plastering, metal ceilings, show windows, to 5-sty brk and stone store and loft building; cost, \$500; Mortimer estate, 11 Wall st; ar't, Chas E Miller, 111 Nassau st.—1776.
- Suffolk st, No 27, shaft, partitions, tank, windows, fire escapes, to 5-sty brk and stone store and tenement; cost, \$5,000; Wm Messer Co, 157 Suffolk st; ar't, Chas M Straub, 122 Bowery.—1752.
- Thompson st, Nos 76-78, plumbing, skylights, partitions to two 5-sty brk and stone tenements; cost, \$5,000; Charles Decker, 248 1st av; ar't, M Zipkes, 147 4th av.—1810.
- Trinity pl, Nos 17 to 21 1-sty brk and stone side extension, 50.6x Broadway, Nos 41 to 45 68, stairs, boiler pit, elevator, toilets, partitions to 9-sty brk and stone office building; cost, \$300,000; Atlas Line Steamship Co, 35 Broadway; archt, R L Daus, 130 Fulton st.—1800.
- Water st, No 586, walls, to 3-sty brk and stone storage and dwelling; cost, \$250; Albert Busch, 311 E 17th st; ar't, Wm Kurtzer, Spring st and Bowery.—1819.
- 2d st, No 152, store fronts, walls, to 3-sty brk and stone store; cost, \$200; Catharine Vetter, on premises; ar't, Henry Klein, 505 E 15th st.—1775.
- 4th st, No 314 East, windows, partitions, tile floor, to 3-sty brk and stone dwelling; cost, \$500; Julius Stoloff, on premises; ar't, Gross & Kleinberger, Bible House.—1760.
- 4th st No 114 E, toilets, partitions, windows, tank, to 5-sty brk and stone tenement; cost, \$2,000; Henry Kuebel, 37 Liberty st; ar't, O Reissmann, 30 1st st.—1789.
- 4th st, No 249 E, skylights, plumbing to 4-sty brk and stone tenement; cost, \$3,000; Geo W Folsom, Lenox, Mass; archt, M Zipkes, 147 4th av.—1811.
- 24th st, No 622 West, floors, walls, stairs, to 4-sty brk and stone loft and light manufacturing building; cost, \$5,000; Moore estate, Chas Beckman, lessee, 417 W 23d st; ar't, C Abbott French, 150 W 4th st.—1757.
- 11th st, No 104 East, partitions, to two 4-sty brk and stone store and loft buildings; cost, \$75; Robt W Stuyvesant, 49 Wall st; ar't, Chas H Richter, 68 Broad st.—1764.
- 12th st, No 726 East, toilets, windows, partitions, to 3-sty brk and stone tenement; cost, \$1,000; M Weil, 321 East Houston st; ar't, O Reissmann, 30 1st st.—1768.
- 12th st, No 724 East, toilets, windows, partitions, to 4-sty brk and stone tenement; cost, \$800; M Weil, 321 East Houston st; ar't, O Reissmann, 30 1st st.—1769.
- 16th st, No 653 East, toilets, partitions, windows, to 4-sty brk and stone tenement; cost, \$1,000; J E Killalea, on premises; ar't, O Reissmann, 30 1st st.—1772.
- 19th st, No 301 E, windows, to 3-sty brk and stone hospital; cost, \$110; Skin & Cancer Hospital, 301 East 19th st; archt, John Hedlund, 218 E 21st st.—1804.
- 31st st, No 439 W, windows, partitions, plumbing, to 4-sty brk and stone tenement; cost, \$1,500; Petsworth Realty Co, 307 W 33d st; archt, John H Knubel, 318 W 42d st.—1806.
- 33d st, No 324 E, toilets, partitions, plumbing, to 5-sty brk and stone tenement; cost, \$1,200; John Courtney, 140 E 31st st; archt, John H Friend, 148 Alexander av.—1807.
- 37th st, No 48 West, store fronts, to 5-sty brk and stone loft building; cost, \$300; Pa Adolphe, 56 W 35th st; ar't, Ignatz I Rosenberg, 99 7th st.—1818.
- 38th st, No 341 E, 1-sty brk and stone rear extension, 11.6x5, to 5-sty brk and stone store and tenement; cost, \$500; George Ehret, 235 E 92d st; archt, Chas Stegmayer, 168 E 91st st.—1805.
- 38th st, No 514 W, toilets, partitions, skylights, to 4-sty brk and stone store and tenement; cost, \$1,800; Wm Hoffmann and P Hoffmann, 211-213 E 55th st; ar't, Franklin Baylies, 34 Bible House.—1792.
- 39th st, No 8 West, 1 and 2-sty brk and stone front and rear extension, 21.11x8 and 21.11x31, partitions, to 4-sty brk and stone store and loft building; cost, \$5,000; Harry L Richards, 8 W 39th st; ar'ts, Schwartz & Gross, 35 W 21st st.—1780.
- 42d st, No 19 W, elevator shaft, new front, to 5-sty brk and stone store and office building; cost, \$2,000; Atlas Construction Co, 500 5th av; ar'ts, Hedman & Schoen, 302 Broadway.—1796.
- 42d st, No 251 W, 2-sty brk and stone front extension, 19x11.1, toilets, partitions, to 4-sty brk and stone store and tenement; cost, \$4,000; Regent Realty Co, 25 W 42d st; archts, Rouse & Sloan, 11 E 43d st.—1802.
- 44th st, No 27 West, partitions, to 4-sty brk and stone club house; cost, \$6,000; Harvard Club, on premises; ar't, James McWalters, 2434 Broadway.—1750.
- 44th st, Nos 334-340 West, erect pump house, windows, to 2-sty brk and stone garage; cost, \$500; Greenberg & Morris, on premises; ar'ts, Lieberman & Weitzer, 1133 Broadway.—1762.
- 47th st, No 11 E, partitions, to 4-sty brk and stone dwelling; cost, \$100; A E Poirier, 29 W 21st st; ar't, Peter M Coco, 114 E 23d st.—1799.
- 50th st, No 441 West, partitions, to 4-sty brk and stone store and tenement; cost, \$100; Otto Osenkop, 2 E 12th st; ar't, James W Cole, 403 W 51st st.—1765.
- 50th st, No 314 East, windows, skylights, to 3-sty brk and stone tenement; cost, \$1,000; Samuel Hearsh, 314 E 50th st; ar't, M Zipkes, 147 4th av.—1812.
- 56th st, Nos 203-207 East, electric elevator, columns, windows, staircase, to 4 and 5-sty brk and stone club house and assembly rooms; cost, \$15,000; Henry Elias Brewing Co, 403 E 54th st; ar't, Richard Rohl, 128 Bible House.—1751.
- 58th st, Nos 110-114 East, walls, to 4-sty brk and stone telephone and exchange building; cost, \$1,000; New York Telephone Co, 15 Dey st; ar't, C W Buckham, 307 Broadway.—1817.
- 65th st, n s, 200 e Amsterdam av, partitions, areaway, to 5-sty brk and stone public school; cost, \$3,200; City of New York, City Hall; ar't, C B J Snyder, 500 Park av.—1783.
- 69th st, No 135 East, alter roof, to 4-sty brk and stone dwelling; cost, \$5,000; Robert H Ferguson, 135 E 69th st; ar't, James McWalters, 2434 Broadway.—1749.
- 72d st, No 157 West, 4-sty brk and stone rear extension, 22x16.2, partitions, iron beams, build janitors apartment on roof, to 4-sty brk and stone store and loft building; cost, \$18,000; Mrs E S Potter, Cooperstown, N Y; ar't, Geo H Griebel, 2255 Broadway.—1748.
- 75th st, No 15 E, 2-sty brk and stone rear extension, 11x21.2, to 5-sty brk and stone residence; cost, \$750; Wm W Hall, 11 E 42d st; ar't, A M Welch, 11 E 42d st.—1797.
- 75th st, No 2 East, 5-sty brk and stone rear extension, 24x10, walls, to 5-sty brk and stone dwelling; cost, \$8,000; Henry R Hoyt, 2 E 75th st; ar't, Henry C Pelton, 1133 Broadway.—1813.
- 77th st, No 328 W, add 1-sty to rear extension to 4-sty brk and stone residence; cost, \$500; Theodore Wentz, 328 W 77th st; ar't, Samuel R Bishop, 170 5th av.—1798.
- 79th st, No 439 East, partitions, plumbing, windows, to 5-sty brk and stone store and tenement; cost, \$250; Henry Evers, 194 Elizabeth st; ar't, Otto L Spannhake, 233 E 78th st.—1744.
- 93d st, s s, 85 w 2d av, new roof, beams, new front, to two 3-sty brk and stone storage buildings; cost, \$80,000; George Ehret, 235 E 92d st; ar'ts, Julius, Kastner & Dell 1133 Broadway.—1788.
- 98th st, No 63 East, partitions, store fronts, to 5-sty brk and stone tenement; cost, \$2,200; Chas Greenberg, 1915 3d av; ar't, Nathan Langer, 81 E 125th st.—1746.
- 103d st, No 313 E, alter stairs, partitions, to 4-sty brk and stone store and tenement; cost, \$150; Maria Malino, on premises; ar't, Alfred L Kehoe, 206 Broadway.—1787.
- 107th st, No 227 E, toilets, partitions, windows, to 5-sty brk and stone tenement; cost, \$5,000; A Barnett, 68 W 117th st; ar't, B W Levitan, 20 W 31st st.—1791.
- 113th st, No 85 E, shaft, new plumbing, partitions, to 5-sty brk and stone tenement; cost, \$8,000; Huppert Bernstein, 150 Nassau st; ar'ts, Bernstein & Bernstein, 24 E 23d st.—1784.
- 113th st, No 107 West, toilets, windows, to 5-sty brk and stone tenement; cost, \$800; S Ascherman, 1123 Broadway; ar't, Frank Hausle, 81 E 125th st.—1777.
- 124th st, No 414 East, air shafts, toilets, windows, partitions, to 5-sty brk and stone tenement; cost, \$3,000; E J Radler, 495 9th av; ar't, O Reissmann, 30 1st st.—1773.
- 125th st, No 203 West, balcony, to 3-sty brk and stone store and loft building; cost, \$1,000; W J Nauss, 2289 3d av; ar't, M Zipkes, 147 4th av.—1778.
- 144th st, No 305 West, partitions, bath, to 5-sty brk and stone tenement; cost, \$600; H Thompson, 412 W 145th st; ar't, O Reissmann, 30 1st st.—1767.
- Av B, No 231, toilets, partitions, to 5-sty brk and stone tenement; cost, \$500; I Koref, 320 E 69th st; archt, O Reissmann, 30 1st st.—1803.
- Av C, No 42, partitions, windows, fire-escapes, to 3-sty brk and stone dwelling; cost, \$250; Morris Lustig, on premises; archt, Frank Braun, 349 E 72d st.—1801.
- Amsterdam av, n e cor 163d st, store fronts, to 5-sty brk and stone tenement and store; cost, \$1,200; Elizabeth Becker, 506 W 157th st; ar'ts, B W Berger & Son, 121 Bible House.—1782.
- Broadway, Nos 876-878, elevator shaft, partitions, plumbing, to 6-sty brk and stone store and loft buildings; cost, \$5,000; Douchiau Bros, 878 Broadway; ar't, Edward Lee Young, 127 E 23d st.—1774.
- Broadway, No 1487, erect sign, to 4-sty brk and stone store and dwelling; cost, \$65; United Merchants Realty & Impt Co, 111 Broadway; ar't, A Noblett, 147 E 126th st.—1779.
- Broadway, n w cor 45th st, alter stairs, to 3 and 5-sty brk and stone office and theatre building; cost, \$100; Longacre Square Theatre Co, on premises; ar't, Geo Keister, 11 W 29th st.—1742.
- Broadway, n e cor Walker st, iron columns, to 4-sty brk and stone warehouse; cost, \$2,500; estate of August Hemenway, Boston, Mass; ar't, Irving B Ellis, 261 Broadway.—1753.
- Broadway, No 842, stairways, partitions, to 8-sty brk and stone store and loft building; cost, \$5,500; W W Astor, 23 W 26th st; ar'ts, Townsend, Steinle & Haskell, 29 E 19th st.—1759.
- Amsterdam av, No 343, windows, cellar, to 2-sty brk and stone stable; cost, \$1,200; W W Fuller, 1072 5th av; ar't, C P H Gilbert, 1123 Broadway.—1820.
- Broadway, Nos 78-80, stairs, gallery, to 11-sty brk and stone office and banking room; cost, \$5,000; Union Trust Co of N Y, 78 Broadway; ar'ts, Maynicke & Franke, 298 5th av.—1816.
- Madison av, n e cor 73d st, steel girders, posts, brk piers, walls, to 3-sty brk and stone church; cost, \$3,000; Madison Av Presbyterian Church, on premises; ar'ts, Jas E Ware & Sons, 1170 Broadway.—1758.
- Park av, No 1070, partitions, show fronts, to 5-sty brk and stone tenement and store; cost, \$2,000; Milton C Henley, 1394 Lexington av; ar'ts, S B Ogden & Co, 954 Lexington av.—1761.
- Park av, No 35, partitions, doors, piers to 5-sty brk and stone dwelling; cost, \$3,000; Dr Passmore Berens, on premises; archts, Bowdoin & Normile, 318 Lenox av.—1808.
- Pleasant av, No 308, 4-sty brk and stone front and rear extension, 20.10x7, windows, to 3-sty brk and stone kindergarden bldg; cost, \$7,000; Mrs Anna Keenan, 116 Nassau st; archt, Geo M McCabe, 96 5th av.—1809.
- St Nicholas av, n e cor 118th st, show windows, to 6-sty brk and stone tenement; cost, \$500; W E Greenblatt, on premises; ar'ts, Sommerfeld & Steckler, 19 Union sq.—1743.
- 1st av, No 329 East, partitions, windows, skylights, to 4-sty brk and stone tenement; cost, \$1,200; Mary N Neilson, 53 3d av; ar'ts, B W Berger & Son, 121 Bible House.—1747.
- 1st av, No 335, toilets, partitions, chimney breasts, to 4-sty brk and stone tenement; cost, \$1,200; Susan Le Roy King, 53 3d av; ar'ts, B W Berger & Son, 121 Bible House.—1756.
- 1st av, No 331, partitions, windows, skylights, to 4-sty brk and stone tenement; cost, \$1,200; estate of Meta Neilson, 53 3d av; ar't, B W Berger & Son, 121 Bible House.—1785.
- 2d av, No 2016, fireproofing, to 4-sty brk and stone tenement; cost, \$200; A J Smith, 1100 2d av; ar't, Otto L Spannhake, 233 E 78th st.—1745.
- 3d av, No 1038, concrete floor, to 4-sty brk and stone tenement; cost, \$250; Elbridge T Gerry, Newport, R I; ar'ts, J B Snooks Sons, 73 Nassau st.—1755.
- 3d av, No 1305, partitions, to 5-sty brk and stone tenement; cost, \$800; Carrie Teven, 164 E 89th st; ar't, O Reissmann, 30 1st st.—1770.
- 3d av, n e cor 96th st, partitions, windows, to 6-sty brk and stone tenement; cost, \$1,000; M Klein, 101 W 114th st; ar'ts, B W Berger & Son, 121 Bible House.—1781.
- 5th av, Nos 2152-2154, 4-sty brk and stone rear extension, 12x21.10, stairs, to two 4-sty brk and stone tenements; cost, \$15,000; Sundel Hyman, 2069 5th av; ar'ts, Sommerfeld & Steckler, 19 Union sq.—1794.

BOROUGH OF THE BRONX.

135th st, No 529, new store fronts, new partitions, &c, to 5-sty brk stores and tenement; cost, \$800; John Bozzuffi et al, 329 E 62d st; ar't, John Ph Voelker, 979 3d av.—298.

147th st, No 810, 2-sty frame extension, 18.6x13 and 5.6 to 2-sty frame store and dwelling; cost, \$1,500; Solomon Arnstein, on premises; ar'ts, Moore & Landsiedel, 148th st and 3d av.—289.

165th st, No 761, 3-sty brk extension, 20x13 to 3-sty brick store and dwelling; cost, \$2,800; Wm M Roosa, on premises; archt, Chas Gins, Jr, 210 E 56th st.—283.

169th st, n w cor Walton av, move 2-sty frame dwelling; cost \$500; Wm McPherson, on premises, ow'r and archt.—290.

177th st, n e cor Jerome av, 1-sty frame extension, 8x7 and new partitions, &c, to 2-sty and attic frame stores and dwelling; cost, \$5,000; American Assets Co, 20 Vesey st; archt, John C Watson, 217 W 125th st.—293.

178th st, n w cor Vyse av, move 2-sty frame dwelling; cost, \$1,000; Arthur K Butler, 1103 Forest av, ow'r and ar't.—267.

183d st, s s, 94.4 $\frac{3}{4}$ w Bathgate av, 2-sty frame extension, 12x9.6 to 2-sty frame dwelling; cost, \$700; Edw Emden, on premises; archt, Edw A Reinesch, 2315 Cambrelling av.—282.

214th st, s s, 50 e Maple av, 2-sty frame extension, 12x12.6 to 2-sty frame dwelling; cost, \$400; John Duca, 415 W 39th st; archt, L Howard, 176th st and Carter av.—285.

240th st, s s, 50 w Richardson av, 2-sty frame extension, 11.9x12.6, to 2-sty frame dwelling; cost, \$1,000; Annie and Michael Brady, on premises; archt, J J Vreeland, 2019 Jerome av.—287.

Belmont av, e s, 140 s 176th st, move 2 $\frac{1}{2}$ -sty frame dwelling; cost, \$1,000; W E Andrews, 720 Tremont av; ar't, Chas E Clark, 709 Tremont av.—270.

Belmont av, e s, 165 s 176th st, move 2-sty frame dwelling; cost, \$1,000; Walter E Andrews, 729 Tremont av; ar't, Chas S Clark, 709 Tremont av.—269.

Coddington av, n s, 779 e Fort Schuyler road, 2-sty brk extension, 7.11x19 to 2-sty brick dwelling; cost, \$800; Wm Cokely, on premises; archt, T J Kelly, Morris Park av.—292.

Decatur av, w s, 75.3 s 197th st, 2-sty frame extension, 21.6x16, and 1 sty added to 1-sty frame store and dwelling; cost, \$2,000; Guiseppe Taurura, on premises; ar't, Frederick Jaeger, 1775 Weeks av.—265.

Denson av, s w cor Lane av, 1-sty frame extension, 22.2x24 to 2-sty frame dwelling; cost, \$350; Chas Van Riper, on premises; ar't, Wm J Purdy, Main st, Westchester.—286.

Hoe av, No 1219, 1-sty frame extension, 16x5 to 2-sty and attic

frame dwelling; cost, \$500; Samuel Eisnitz, on premises; archt, Gross & Klemberger, Bible House.—288.

Hughes av, No 2395, add 1 sty to 2-sty frame store and dwelling; cost, \$1,400; Gaetano Salerno, 2428 Arthur av; ar't, M Del Gaudio, 37 St Lawrence av.—268.

Minneford av, e s, 100 s Cross st, 1-sty frame extension, 20x20, and new partitions, to 2-sty frame dwelling; cost, \$250; J A Stinard, on premises; ar't, Chas S Clark, 709 Tremont av.—277.

Morris Park av, s s, 25 e Holland av, move 2-sty frame store and dwelling; cost, \$1,200; Patrick Hardy, on premises; archt, T J Kelly, Morris Park av.—291.

Morris Park av, n e cor Holland av, new columns, to 2-sty frame church and school; cost, \$300; Van Nest Presbyterian Mission, Rev Alfred Nicholson, on premises; ar't, Henry Nordheim, Boston road and Tremont av.—296.

Public road, s s, 245 w Independence av, move 2-sty and attic brk dwelling; cost, \$1,800; A J Watson, Spuyten Duyvil; ar't, Robt W Gardner, 122 W 29th st.—275.

Prospect av, w s, 93.01 s 183d st, 2-sty frame extension, 20.2x12, to 2 $\frac{1}{2}$ -sty frame dwelling; cost, \$2,000; P Reid, on premises; ar't, B Ebeling, West Farms road.—272.

Prospect av, w s, 165.3 n 181st st, 1-sty frame extension, 33x15, 15.6, 25, to 2-sty frame dwelling; cost, \$1,200; Pasquale Venezia, on premises; ar't, M Del Gaudio, 37 St Lawrence av.—263.

Richardson av, e s, 220 s 240th st, 1-sty frame extension, 20x12, to 2-sty frame dwelling; cost, \$500; Wm W Penfield, Wakefield; ar't, Geo Leier, Garden pl.—264.

Stebbins av, No 1360, 1-sty frame extension, 5.6x12, and 1 sty added to present 1-sty frame extension of 2-sty frame dwelling; cost, \$1,000; Jos Schmidt, on premises; ar't, Louis Falk, 2785 3d av.—297.

Stebbins av, No 1273, 2-sty frame extension, 15x18, and add 1 sty to 1-sty frame dwelling; cost, \$2,400; Mrs E Healy, on premises; ar't, Wm H Barnett, 1080 Home st.—294.

Teller av, e s, 649 n 169th st, 2-sty frame extension, 20.1x10, to 2-sty frame dwelling; cost, \$2,500; Jennie Rose, on premises; ar't, B Ebeling, West Farms road.—273.

Unionport road, w s, 50 s Van Nest av, 1sty brick extension, 14x15, and new partitions to 3-sty frame store and tenement; cost, \$500; Rosa Moscowitz, on premises; ar't, Henry Nordheim, Boston Road and Tremont av.—284.

White Plains road, w s, 70 n Morris Park av, move 1-sty frame office; cost, \$10; Regent Realty Co, A B Levy, 25 W 42d st, Vice-Pres; ar't, Henry Storck, 3087 Decatur av.—295.

Wales av, No 573, 1-sty frame extension, 14.6x12, to 2-sty frame shop and dwelling; cost \$50; Wm T Rehm, on premises; Chris F Lohse, 627 Eagle av.—281.

JUDGMENTS IN FORECLOSURE SUITS.

June 22.

Beach av, n e cor 147th st, 200x100. Joshua Silverstein agt James H McHefey; Morrison & Schiff, att'ys; John Hone, Jr, ref. (Amt due, \$5,653.98.)

June 24.

64th st, Nos 153 to 157 West. Long Island Security Co agt Herman Meeker; Morris H Hayman, att'y; Adam Wiener, ref. (Amt due, \$17,492.37.)

Broadway, w cor 103d st, 100.11x120. Joseph Hammerslag agt Netherlands Construction Co; A L & S F Jacobs, att'ys; Edw D Dowling, ref. (Amt due, \$65,721.94.)

June 25.

Broadway, s w cor 135th st, 149.11x100. Abraham I Spiro agt Besse C Clark; Spiro & Wasservogel, att'ys; Isham Henderson, ref. (Amt due, \$32,998.90.)

June 26.

Read from Williamsbridge to Westchester, w s, containing 6.257 acres, known as Pearsall Homestead. Mary E Cawley agt Samuel E Buch et al; action to declare trust; att'ys, Stickney, Maclay & McBurney.

118th st, No 12 West. Isaac Cohen agt Max Mayerson et al; specific performance; att'ys, Levitt & Hetkin.

June 27.

140th st, centre line, 100 e Brook av, runs s 45.2 x e 18.11 x n 46.10 x w 13.5. Rector, Church Wards, &c, of St Ann's Church of Morrisania agt Morris Cohen et al; action to recover possession, &c; att'y, L O Van Doren.

Belmont av, e s, 74.9 s 182d st, 42x76. Antonio Guiri agt Anunziata Brandi; action to declare lien; att'y, S S Meyers.

June 28.

Eagle av, No 892. Ida H Brantigam agt Peter Otten et al; action to enforce lien; att'ys, Roelker, Bailey & Curtis.

Av B, e s, 22.10 n 15th st, 22.10x88. Joseph Beacher agt William Hyman et al; action to declare lien; att'y, E L McBurney.

Manhattan av, No 503. Ferdinand Toscani et al agt August Ellinger; notice of attachment; att'ys, Foulds & Galland.

75 x n w 298.6 x s e 50. Emil Heller agt Richard R Maslen et al; att'y, C J L Hoffman.

3d av, s e s, 145 n e 19th st, 19.6x70. Florence G Bryant agt Joseph Nordenschild et al; att'y, J V Lrwin.

26th st, No 225 East. Sophie Hirsh agt Lillian Hague et al; att'ys, Page, Crawford & Tuska.

June 26.

Webster av, e s, 50 s Anna pl, 75x90. Moses Hochster et al agt Brook Avenue Realty Construction Co; att'ys, Weil, Wolf & Kramer.

110th st, n s, 266.8 w 2d av, 41.8x100. Mishkind-Feinberg Realty Co agt Hyman Romm et al; att'ys, Arnstein & Levy.

3d av, w s, 76.5 s 94th st, 25x100. Clara Frankenberg agt Kate Cullen; att'y, H E Frankenberg.

Union av, n w cor 150th st, 25x100. Salvatore Conforti et al agt Paolom Doino et al; att'y, S Edelman.

110th st, n s, 308.4 w 2d av, 41.8x100. Mishkind-Feinberg Realty Co agt Hyman Romm et al; att'ys, Arnstein & Levy.

Webster av, e s, 125 s Anna pl, 50x90. David F Meyer agt Brook Avenue Realty Construction Co; att'ys, Weil, Wolf & Kramer.

55th st, s s, 225 e 11th av, 25x100.5. Bernard McTavey agt Leo Loewenthal et al; att'y, E A Bayles.

146th st, n s, 100 w 7th av, 125x99.11. Milton Greenebaum agt James J Kennedy et al; att'y, E S Baron.

109th st, n s, 200 w Manhattan av, 100x irreg. Columbus av, n e cor 109th st, 25x28.1x irreg. Thomas Alexander agt Anna Heyman et al; att'ys, Alexander & Ash.

Cathedral Parkway, s s, 175 w Manhattan av, 50.3x72.1x irreg. James Alexander agt Anna Heyman et al; att'ys, Alexander & Ash.

Park av, s w cor 117th st, 50.5x90. Emil Heller agt Max Purie et al; att'y, C L Hoffman.

LIS PENDENS.

June 22.

82d st, No 158 East. Mary E Kenney agt John H Welsh; action to set aside deed; att'y, T E FitzGerald.

118th st, No 12 West. Isaac Cohen agt Max Mayerson; specific performance; att'ys, Levitt & Hetkin.

132d st, No 57 East, and 132d st, n s, 95 w 4th av, 20x99.11. Samuel Kessler agt Jacob Siegel et al; specific performance; att'y, H M Goldberg.

June 25.

Pine st, s s, 67.4 w Water st, 30.6x40x irreg, and Water st, n w s, 40.7 s w Pine st, 23.2x69.8x' irreg. Charles Lewin agt Edward Kinerien; specific performance; att'y, A T Scharps.

Lexington av, Nos 215 and 217. Mary E McCoun agt Joseph M Smith et al exrs; amended partition; att'ys, Beard & Paret.

109th st, Nos 62 and 64 East. Rose Schapierer agt Abraham Schapierer et al; action to declare deed void; att'y, A S Weltfisch.

Cannon st, No 133, and 156th st, n s, 80 w Union av, 20x94.7x19.1x 100. Elizabeth Maucher agt Michael Fuchs et al; action to declare trust; att'y, J C Gulick.

James st, No 67. Oliver st, No 41. And property in Kings County. Herman Sperber et al agt Fannie Zierler individ and admrx et al; partition; att'y, M H Harris.

FORECLOSURE SUITS.

June 22.

146th st, n s, 350 w Amsterdam av, 50x99.11. City Real Estate Co agt Max Walther et al; att'y, H Swain.

Wilkens av, w s, 150.1 s e Crotona Park East, —x—. Colonial Mortgage Co agt Albert Cavanagh et al; att'y, W C Heywood.

June 25.

126th st, n s, 237.6 w 7th av, 12.6x99.11. John Spohr et al trustees agt Mary L Pasco individ and admrx et al; att'ys, Brewster & Farries.

92d st, Nos 202 and 204 West. City Real Estate Co agt Julia M Lord et al; att'y, H A Swann.

85th st, s s, 200 w 1st av, 25x102.2. Max J Klein agt Lester M Shapiro et al; att'ys, Lese & Connolly.

107th st, Nos 124 to 128 East. Louis Golde agt Simon Cohen et al; att'ys, Manheim & Manheim.

Broadway, s e s, 125 s w Hawthorne st, runs s e 147.11 x n e 25 x s e 150 to Vermilyea av x s w

June 27.

Madison av, No 1527. James E Brush agt Mary Hunt, or Moran, et al; att'y, C P Latting.

Wales av, s e cor 152d st, runs s 295 to 151st st, x e 200 to Tinton av, x n 45 x w 100 x n 150 x e 100 x n 100 x w 200. Jacob Herb agt Ellis Solomon et al; att'y, M H Hayman.

142d st, n s, 450 e 8th av, 25x99.11. Jane A Hind agt Margaret Howard et al; att'ys, DeWitt, Lockman & De Witt.

June 28.

Lot 95, map of Neill Estate, Bronx. Chester Mortgage Co agt Herman Birnbaum et al; att'ys, Lee & Fleischmann.

Cement and its Products

Rosendale, or Natural, in wood,			
Per bbl.....		@	95
Portland, Domestic, in wood.....	1 65		1 75
Portland, German.....	1 90		2 10

Manufacturers' Quotations:

The following special quotations, for cargo lots, in wood (or net), are furnished by agents of the brands, and they, not we, are responsible for the accuracy of the figures given:

Atlas Portland.....	1 65	@	1 75
Alsen (American) Portland.....	1 70		
Vulcanite.....	1 68		1 73
Trowel Portland.....	—		1 70
Nazareth.....	—		—
Lehigh.....	1 65		1 70
Dyckerhoff (German) Portland....	2 50		2 75
Alsen (German) Portland.....	—		2 30
Royal Crown (Belgian).....	1 80		2 00
Heyn Bros. (German).....	2 20		2 50
Northampton.....	1 71		—
Dragon Portland.....	1 70		—

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"ALSEN"

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45 BROADWAY

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We know ROCKLAND-ROCKPORT LIME is the best and cheapest in the end of any lime on the market. We challenge comparison of any lime for any class of work. If you are interested—we will test ROCKLAND-ROCKPORT LIME against any lime, pound for pound, and if it doesn't do more work, the lime is yours free of charge.

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Because they are the **BEST**.

Best for **FINISHING**.

Best for **BRICK and STONE WORK**.

For finishing; because they will **NOT** pit, will **NOT FOLLOW** the trowel, and work **SMOOTH** and **CLEAN**.

For **BRICK and STONE**, because they are strong, large yielders, and will lay **MORE** brick per barrel than any other lime on the market. Therefore, they are cheaper for the mason's use.

We are Sole Distributers of the

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BELLEFONTE LIME, a highly caustic Chemical Lime, and a large yielder for Brick Work, making a bond almost equal to cement mortar.

PALMER select finishing, fully guaranteed.

PALMER No. 1 common, high grade for brown and scratch coats.

Yorktown Heights lime.

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Especially adapted to brown and scratch

Hoosac Valley Lime.

coats.

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No other Lime can be compared to this for **QUALITY, ECONOMY, and SPEED IN WORKING**. **STRONGER than lump Lime**, because all impurities are removed in the process of refining and hydrating.

MORE ECONOMICAL than lump lime, because it not only sells at a lower price, but makes more and better mortar, requires less calcined plaster, spreads over a greater surface, takes less troweling, and effects an **IMMENSE SAVING OF TIME**, for it

REQUIRES NO SLAKING, but is ready, when mixed with water and sand, for immediate use, and **WORKING FREELY UNDER THE TROWEL**, can be applied more quickly.

GUARANTEED NOT TO PIT OR BLISTER on the walls. Can be mixed on the upper floors of tall buildings and applied to the walls immediately.

GREATLY IMPROVES CEMENT MORTAR by making it denser and stronger, smoother and very much easier to work, and waterproof. **GOES 20% FARTHER** than any other hydrated lime. **WILL NOT AIR SLAKE OR SPOIL**, even though kept for years before using. **WILL NOT HEAT, SWELL OR CAKE IF WET**; water just limbers it up. Put up in barrels, cloth and tough paper sacks.

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