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AS one reads the advertisements of Mr. Thomas W. Lawson in the morning papers, he cannot help remarking upon the opportunity that gentleman has missed. During the period of rising prices in 1904-5 he was persistently acting on the bear side of the market, and in spite of certain temporary successes, his campaign was, as everybody knows, a failure. At one time it looked as if he would either be cleaned out or else reduced to insignificance as a factor in stock market speculation; and such would probably have been the case had not the San Francisco earthquake offered him a chance to get out with a comparatively small loss. Then after a period of quiescence he emerged as a bull, at least upon the stock of one copper mining company. Again, however, his campaign was ill-timed. After a preliminary success, he failed in his endeavor to raise the price of Trinity, both for general and special reasons. Copper stocks, no matter how good, could not well be advanced when the price of the metal was declining, when there was fear of a reaction in business and when a general break in prices of securities was impending. The general break came last March; and inasmuch as it had to come, the failure on Mr. Lawson's part to foresee it will probably prove, in the end, to be the great mistake of his career in speculation. If he had been operating on the bear side of the market at that moment and advising his following to do the same, one can imagine what a good time he would have had, and with what a flourish of trumpets he would have sat on the back of the prostrate "system." He could then, of course, claimed responsibility for one of the sharpest breaks in prices which Wall Street has ever experienced, and he could have enormously increased, not merely his own resources, but his prestige as a popular leader in Wall Street speculation. But he missed his opportunity, and the attempts which he has since been making to advance prices have not added to his reputation as a man who claims to "know the Wall Street game." Twice prices have been advanced a few points only to fall back subsequently to new low levels. At the present time he is undoubtedly right in advising everybody, who can afford it, to buy all the good railroad stocks which they can afford to without borrowing money; but his advice is still ill-timed. Good stocks are cheap, but the time has not yet come to make them much dearer. If savings bank depositors were to follow his advice, and invest even \$500,000,000 in securities, their action would precipitate one of the worst financial crisis which this country has ever witnessed.

FOR the owner of securities, or the speculator therein, to allow himself to be over-influenced by the prevailing state of feeling in Wall Street is always dangerous, but it appears to be particularly dangerous at the present time. The current stock market is under the influence of two sets of conditions putting in opposite directions, and the result is not a state of equilibrium, but an apparently inevitable

see-saw. On the one hand the best railroad stocks in the country are selling at prices so low as to discount even a period of very bad times. On the other hand the capital which would ordinarily rush to buy stocks at the prevailing prices is so engaged that there is no apparent possibility of a sustained movement on the bull side. When prices get down below a certain level the opportunities for profit creates a demand for stocks, which soon sends them back five or ten points; but after they have made their recovery, the desire to fake profits coupled with the diminution of demand at the higher level, not only checks the upward trend of prices, but usually throws the market back to a new low record. Three times since the March panic have securities been advanced anywhere from five to fifteen points, and three times has all the gain and more been lost. On the occasion of every advance the movement was checked, not only by the sale of many stocks bought at lower prices, but by news which indicated a business reaction or business difficulties of one kind or another. Recently the market has been easily advanced on comparatively small purchases of securities, but a prudent man should recognize that this movement is not likely to fare much better than its predecessors. It is probable that the course of prices during the winter and spring will be on the whole upward; but during all this time the market will have to meet and overcome a good deal of bad news. There will be more failures than those which have been yet announced, and perhaps more important ones. The steel and certain other manufacturing businesses may well become less prosperous before they become more so. How much bad news will be disclosed, no man can tell, but there are undoubtedly weaknesses in the situation which will surely come to light. Many manufacturers have been tempted by good times to enlarge their business too much or borrowed capital, and some of these must go to the wall. It remains, consequently, a good market in which to take profits, either on one side or the other, and it is a far better market in which to purchase securities outright than it is to carry them on a margin.

THE heads of departments of the city government are making their customary absurd demands upon the Board of Estimate—demands which, if they were granted, would increase the municipal expenditure by over \$30,000,000. Of course the Board of Estimate will refuse them; but that body will none the less be obliged to increase the budget by some \$8,000,000 or \$10,000,000, most of which will be the result of mandatory legislation on the part of the Legislature. There seems to be no chance under existing conditions of reducing this annual increase, and inasmuch as the business of such a city as New York is necessarily increasing, no objection can be urged to this rate of increase on general grounds. What taxpayers would like to learn, however, is why these increases are never mitigated by some effective measures of economy. The only object of the various heads of departments is to secure for the Board of Estimate as much money as possible to spend. We are not familiar with a single case under any kind of administration of a departmental chief who sought to reorganize his department for the purpose of getting more work for the same amount of money; and yet it stands to reason that reorganizations of this kind are as constantly necessary in public as in private offices. Just what this waste amounts to cannot be said, but it unquestionably amounts to a good deal. It is to be hoped that the Bureau of Municipal Research will gradually be able to throw a flood of light on this aspect of our municipal administration. There are most assuredly means of discovering the amount of waste per unit of work accomplished in the various city offices, and some standard should be established to which departmental chiefs should be obliged, under severe penalties, to conform.

THE probability that a new theatre will be built on Long Acre Square calls attention to the fact that the theatres of Manhattan are becoming more than ever concentrated around one centre. The line of Broadway from Thirtieth to Forty-sixth streets contains a larger proportion of the existing places of amusement than did any similar district ten or fifteen or twenty-five years ago. A few theatres linger along south of Thirty-fourth street, such as Daly's and Wallack's, but it looks as if during the next few years they must meet the same fate as the Princess. In the course of time Columbus Circle and the district to the south will become as popular as Long Acre Square is at

present, but its popularity is still a decade away. Just now the vicinity of Forty-second street and Broadway is the only neighborhood in which a professional manager would erect a theatre, intended for expensive productions and long runs, and this condition is likely to endure for some time. The fact that the subway turns east at Forty-second street and Broadway undoubtedly has something to do with the concentration of playhouses in that vicinity. The subway taps a larger proportion of the theatre-going population than any other single transit line, and places of amusement south of Forty-second street suffer from the inability of subway passengers to reach them with celerity and convenience. The old theatre district between Thirtieth and Fortieth streets would have held its own for a much longer period, in case the subway had continued down Broadway instead of turning east; and the early construction of the proposed southerly extension down Seventh avenue would do something at all events to keep the vicinity of Thirty-fourth street and Broadway alive for amusement purposes. It should be added that the completion of the Pennsylvania and the trolley terminals may tend to have a similar effect. There can be no doubt that these improvements will make it much easier for the residents of Long Island and New Jersey to attend the Manhattan theatres. At the present time they can only do so at the expense of very late hours; but after the transit improvements have been completed, it should be possible for them to reach their homes within an hour after the end of the performance. They will naturally prefer, however, theatres which are near their stations, for they would lose ten or fifteen minutes by the journey from Long Acre Square to Thirty-third street and Sixth and Seventh avenues. Just what influence this new condition may have cannot be predicted with any confidence, but it is the one chance which may lead to the perpetuation of the vicinity of Greeley Square as an important center of the amusement district.

Land and Improvement Values.

MR. J. H. EHREHART, an engineer in the employ of State Board of Equalization, has submitted to that board a comparative statement, of which the following paragraphs are a part, of land and improvement values for the Borough of Manhattan, for the year 1906, purporting to show the percentage of the true value at which property was assessed:

"During the year 1905 there were 1,426 sales of real estate in the Borough of Manhattan in which the consideration expressed in the deed was other than nominal. After deducting parcels merged, those showing improvements and parcels purchased at foreclosure, 1,169 parcels are left, having a sales value of \$48,592,440, which property was assessed in 1906 at \$41,143,400, or 84.7% of sales value.

"During the year 1906 there were in the Borough of Manhattan 1,232 sales of real estate in which the consideration expressed in the deed was other than nominal. After deducting the merged parcels and those under which improvements were in progress and foreclosure sales, 1,087 parcels are left. The sales price was \$59,249,750. The assessed valuation for 1906 was \$45,022,800, or 75.9% of sales value.

"According to the Record and Guide of July 6, 1907, the total number of parcels sold during the year 1907 to July 3 with consideration expressed in the deed was 538. The amount involved in these transfers was \$28,693,203. The assessed value was \$18,847,600, or about 66% of the sales value. This represents one year and six months of increased values of lands and the ordinary improvement which would be attached to such lands, but, on the other hand, it includes the foreclosure sales. But if 10% should be deducted from the sales value, the assessed percentage would still be only slightly above 70%.

"Investigation into real estate mortgages, as made by the reputable life insurance companies, trust companies and savings banks, shows a great many mortgages approaching closely the assessed values, while these mortgages are not supposed to represent to exceed 60 to 70% of value, and experts employed to value properties for mortgages of this character, who naturally will give a full value to desirable properties, assume such properties to be assessed at about 80% of true value.

"In addition to the practically uniform showing of the sales for the different years, of a valuation of from 80 to 84% of true value, when allowance is made for real estate not active in the market, there are certain sections of the city which are much lower in their ratio of assessment value to sales value than others. The whole water front district, from 14th st to 45th st, lying west of 10th av, comes under this description."

Doubtless Mr. Ehrehart is making a careful study, but we cannot believe that his conclusions are justified by the facts alleged.

In the first place, the standard fixed by law for the assessment of real estate is the sum for which such real estate will sell under ORDINARY CIRCUMSTANCES. Actual sales are not conclusive proof of the sum for which the property would sell under ordinary circumstances. Such sales are generally the best evidence, but the evidence must be investigated in each case. Generally, sales represent the sum obtained as a result of the effort of skillful brokers, and the sale price is higher than would be obtained under

ordinary circumstances. Sales of real estate generally represent such real estate as is more readily salable than the majority of the parcels not sold. Assuming a uniform assessment, the percentage of assessed value to market value of all parcels must be higher than that disclosed by the record of sales of such parcels as were actually sold.

Second. Mr. Ehrehart makes three comparisons of the assessed value for 1906. He compares with the sales of 1905-6 and 7. Inasmuch as, from the nature of the case, assessments must follow the evidence and cannot precede it, the only comparison which is fair is, with the sales of 1905, which show that the assessed value was 84 7/10% of the consideration of such sales. Bearing in mind the statement heretofore made that sales' prices are inevitably higher than the market value of the property actually sold and of all properties unsold, it is fair to say that the assessed value of 1906 was over 90% of the market value.

Third. While mortgages made by institutions limited by law to loans not exceeding 60% of the value of property are evidence of value, it is generally known that appraisers for such institutions are usually liberal in appraisements.

Fourth. Mr. Ehrehart contends that buildings including special fittings of such buildings for peculiar purposes, such as banking, are under assessed, and he cites the Drexel Building, corner of Broad and Wall streets as an example. If this example is fair the argument fails, for it is perfectly obvious that the Drexel Building if sold would be replaced at once with a modern office building. Therefore, the building itself has a value for assessment purposes not exceeding two or three years' rental, and the special fittings for banking purposes, no matter how costly, add nothing to the selling value of the building.

Responsibility of Contractors.

The rejection by the Board of Water Supply of the lowest bid for constructing the Ashokan dam has made a good impression in building and contracting lines, as it is felt that with this approved example before the country contractors will have surer ground for their expectation of being dealt with justly. There are occasions when a bidder, having made a mistake, should not be held to his bargain and subjected to a crushing loss, though it is not unusual for builders and contractors of standing to proceed with a work in an honorable manner, even at a heavy loss to themselves, and carry out their engagement in every particular. Knowing this to be so, few contractors will assent to a certain line of argument which has been employed to support the action of the Water Board, though the decision itself may, in their opinion, be amply justified on other grounds. As an example of a doubtful line of argument, some remarks in the "Engineering Record" are cited:

No person experienced in the execution of contracts for the public works of this city can suppose for a moment that that imperative condition would even be approximately fulfilled by any contractor losing money in doing it. No matter how responsible he may be, the work would lag and lag seriously when its prosecution incurs a loss. Further than this, experience has shown with equal certainty that a losing contractor will use every means within his power to recoup such losses. Every contract furnishes opportunities for such efforts, and the larger the contract and the more powerful the contractor, the more those efforts will be made, and the greater will be the success attending them. The final results, therefore, would be a greatly delayed completion of the work with costs so greatly increased over the contract price as easily to overcome the difference between the original bid and that next above it. At the present time heavy judgments against the city have been secured by contractors under precisely the conditions outlined above, and this case would certainly be added to those by any contractor doing the Ashokan work at a loss.

While taking exception to this estimate of the probity of contractors for public works, many will yet agree with the "Engineering Record" in its conclusion that the Board of Water Supply could not have rendered a better service to the city or more wisely have discharged its responsibilities than by awarding the contract for the Ashokan dam at a price which, with good management, will yield a fair profit.

Personal.

Mr. Wm. H. Shaw, Jr., of the firm of Edward L. King & Co., 10 Wall st, Manhattan, has been spending the summer on his house boat "Siesta" at Manhasset Bay, Long Island.

It is announced by Mr. and Mrs. Louis Bossert of Brooklyn that the marriage of their only daughter, Miss Katherine, to Louis Becker, of 2003 Amsterdam avenue, Manhattan, will take place at eight o'clock in the evening of Thursday, October 10th, at Christ Lutheran Church, 1084 Lafayette avenue, Brooklyn. The Rev. H. S. Knabenschuh will officiate, assisted by F. H. Knubel, of the Evangelical Lutheran Church of the Atonement, Manhattan. Messrs. Howard F. Fitzgerald, John E. Roeser, Archibald D. Arnold and Herman Koch will be ushers. Miss Amelia Matilda Becker, sister of the groom, will be maid of honor, and Jacob W. Bossert, brother of the bride, will be best man. The bridesmaids will be Misses Blanch and Lulu Worn, Cornelia Becker and Sadie Lebett.

THE REALM OF BUILDING.

New Freight Rate on Brick.

WHILE no definite decision regarding the proposed advance in freight rate on both face and paving brick has as yet been reached, the probabilities are that the contractors who are called upon to figure work on which deliveries are to be made after January 1 will have to contend with an advance of from \$1.50 to \$3.00 per M. brick, dependable, of course, upon the weight of the brick and the distance from the shipping-point.

The decision handed down on June 24 by the Interstate Commerce Commission, to the effect that freight rates on fire brick, building brick and paving brick must be equalized, was the result of a suit brought against the Pennsylvania Railroad et al by the Stowe-Fuller Co., of Cleveland, Ohio, who are large manufacturers of fire brick. This suit, or rather hearing, was decided in favor of the Stowe-Fuller Co., but it afterward appeared that a number of face brick and paving brick men

cases, the railroad, rather than err in giving a low rate on casual shipments of fire brick, applied the fire brick rate on shipments of all classes of brick from plants manufacturing fire brick.

This little difference between two almost identical things, which was entirely local, and in a very small section, will cost the Eastern States from \$750,000 to \$1,000,000 a year until the establishment of new nearby face and paving brick plants or the enlargement of those already existing, make the New York and New England markets independent of western Pennsylvania and central Ohio, so far as clay products are concerned.

The Lime Trade.

Lime, which has been used from time immemorial for building purposes, would not appear to be a very interesting subject, but the writer, in a talk with Mr. Orin F. Perry, the manager of the Rockland-Rockport Lime Company, learned much that



DETAIL OF ROYAL INSURANCE BUILDING.

William St. and Maiden Lane, New York.

Howells & Stokes, Architects.

(Photo by A. Patzig.)

would lose large amounts of money if the rates were changed at once, and, having brought pressure to bear upon the Stowe-Fuller Co., they succeeded in making that corporation join with the Pennsylvania Railroad in requesting that the provision of the finding of the Interstate Commerce Commission, providing for an immediate adjustment of all rates by September 1, be postponed until January 1 next.

It may be that before the first of the year the face brick interests, joined to the very strong association of paving brick manufacturers, will succeed in successfully arguing an appeal from the decision that has caused all the trouble. It appears, however, that a few concerns in central Ohio, who manufacture face and building (common) brick from fire-clay, in addition to their regular output of fire brick, have been compelled to pay fire brick freight rates on material that was properly subject to the lower rate. It was, of course, very difficult for any one but an expert to tell which was fire brick, to be used as such, and which was fire-clay face brick, and, as is usual in such

was instructive and practically new to those who use this indispensable material. Mr. Perry, at the New York offices of the company, in the Fuller Building, New York, said that business during the month of August had been the largest this year, so far, and equal to the same month last year, and that the outlook for the rest of the season was excellent.

"We are finishing up," continued Mr. Perry, "an extra amount of plastering, though brick work is a little slack. We are now furnishing lime for the Singer Building, the New York Custom House, the new Post Office at the Grand Central Station, the new Hoffman House, the big Astor apartment (79th street and Broadway), the Bellevue Hospital extension, and other important buildings and structures. So you see that we are busy; but—and there is a but—collections are poor, owing to financial conditions. Building in some sections is decidedly overdone, and with money stringency the builder holds up the material dealer, and the material dealer holds up the manufacturer, and so on—they are all interdependent."

In reply to an inquiry as to the various qualities of lime, Mr. Perry said: "We claim that ours is excelled by none. It is, in short, the best. Not only is it economical, but more work can be accomplished with it, as it has great spreading properties and saving labor. It produces a strong, hard and white finish; it does not shrink in stiffening, and it requires less plaster and troweling. From foundation to finishing its excellent quality compels attention. We make no apology in speaking thus of our material, because most of what is used in the buildings in Greater New York is our material."

"It may be of interest to learn," Mr. Perry went on to say, "that lime is now sold in a different way from what it used to be, so far as weight of the barrel is concerned, and this reform has been largely brought about by our company. Formerly a barrel of lime was a barrel of lime containing about 160 pounds, more or less. Under the new arrangement a barrel of finishing lime weighs two hundred pounds gross; for common lime, 220 pounds gross; 320 pounds for special common lime; and 350 pounds gross for the selected lime. Sometimes unprincipled dealers get hold of our empty barrels and fill them with inferior material, which of course is calculated to do us harm; but the merits of our product are so well known that we do not suffer, and frauds are quickly discovered. Lime comes from West Virginia, Maryland, Pennsylvania, New Jersey, Connecticut, New York and Massachusetts; but seventy per cent. comes from Maine. There we have sixty kilns, and we employ six hundred men. Our lime brings the highest price, and there are few or no fluctuations since last year, there being little necessity for them, owing to the steady demand."

"There have been also changes and improvements in transportation. The old-fashioned way was for a schooner to come to New York loaded with lime, and then to peddle it out with its own lighters. There are no longer such methods. No sailing vessels are now employed by us. All the lime comes in steel barges, towed by a tugboat, both in summer and winter. The capacity of each tow is seventeen thousand barrels."

Incidentally, Mr. Perry said that in the West Street Building, of which Cass Gilbert is the architect, and the John Pierce Company builders, five thousand barrels of Rockland-Rockport lime were used.

The Cement Industry.

The production of cement in 1906 amounted to the enormous total of 51,000,445 barrels, valued at \$55,302,277, exceeding by 10,897,137 barrels in quantity and \$19,370,744 in value the production of 1905, which had been the banner year. Classified according to character the production was as follows:

	Barrels.	Value.
Portland cement	46,463,422	\$52,466,186
Natural cement	4,055,797	2,423,170
Puzzolan cement	481,224	412,921

These figures are reported by the United States Geological Survey in an advance chapter from "Mineral Resources of the United States, Calendar Year 1906," and are somewhat greater than those given in the preliminary statistics of production issued by the Survey early in the year, the difference being due to the fact that some of the returns were received too late for use in the first statement.

The most prosperous branch of the industry is, as may be supposed, the Portland cement branch, whose growth has been of the most phenomenal character. Twenty years ago, when the Portland cement output of the entire United States stood at about 250,000 barrels against nearly 7,000,000 barrels of natural cement, the first attempt was made to introduce the rotary kiln for the manufacture of Portland, the company exploiting the new process, proudly claiming the ability to produce 30,000 barrels of cement per annum, and to triple this quantity as soon as the necessary grinding machinery should be added. To-day it is not considered in the least sensational if a company announces the capacity of its plant at 3,000 to 5,000 barrels a day, while the yearly production of the large plants runs well into the millions of barrels.

The decline of the natural cement industry has been gradual, but as steady as the increase of the Portland branch. In 1906 the effect of this decline has seemed to be even more widespread than in the preceding year. The owners of many plants have allowed them to remain idle, some have turned their attention to lime-burning and kindred employments, and a few have dismantled the old plants and established buildings and machinery for making Portland cement. Since some of the limestone, known as "cement rock," from which the natural cement is made forms an equally good base for Portland cement, the last course would seem to be both logical and wise.

The growth of the slag or puzzolan branch of the cement industry is interesting because of its steadiness. The advantage of the industry is that it consumes a product of steel and iron foundries which has for years been troublesome to dispose of and has been regarded as waste. This variety of cement is not burned in rotary kilns and should not be confused with Portland cement made with slag as a basis and burned in rotaries.

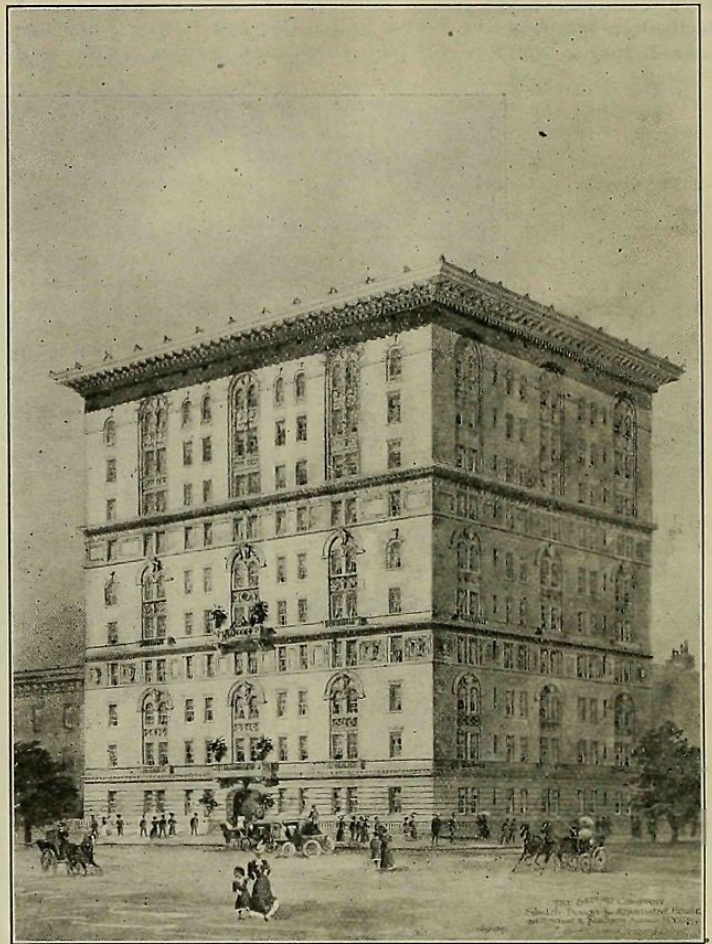
Although the prices at which cement was sold in 1906 were higher than those which prevailed in 1905, they were not in-

flated, but resulted from a normal growth in demand. The producers made no complaint of prices, but protests against the insufficient car service provided for the delivery of orders were made from every part of the United States.

That the quantity of cement exported by the United States to foreign countries is not so large as it should be is probably due to the great home demand, but with continued increase in production the foreign trade cannot be long neglected.

The New Elevator Apartment House of the 64th St. Company.

We reproduce herewith the architect's color drawing of the new ten-story apartment house which is in course of erection at the southeast corner of Madison Avenue and Sixty-fourth Street for the Sixty-fourth Street Company. It is situated on a plot of approximately one hundred feet on the street by one hundred and thirty-two on the avenue. Its cost was given at \$800,000 in a previous issue of the Record and Guide, in which was also recorded a loan of \$750,000 by the Metropolitan Life Insurance Company. These figures would place the cost of the structure at the rate of about fifty cents per cubic foot, which, even at the increased cost of building construction, may be



MADISON AVENUE APARTMENT HOUSE.

Corner 64th Street.

William E. Mowbray, Architect.

expected in the case of a modern, well-constructed elevator apartment building of this type.

The architect's drawing shows it as a massive structure, composed in three horizontal layers of three stories each, reposing on a rusticated basement story in which the large entrance on the Madison facade is the most conspicuous feature. The style of the architecture employed is a modern Renaissance, with the alternate pairs of vertical rows of windows treated through two and three stories under a semi-circular discharging arch, after the manner of some of the Venetian palaces. This device of embracing two bays of windows under a single arch tends to give to what would otherwise be a commonplace composition an air of largeness and distinction, and the architect is to be commended for his choice. The wall space within these arches is enriched with terra cotta ornament in panels, shields and other forms. The cornice is designed to be in proportion not to the upper division, as is so often the case, but rather to the whole building. It is accordingly large and very far projecting, and deserving of execution in permanent material.

The American Bridge Company has the contract for the steel work; Richard W. Buckley, Jr., of the Buckley Realty & Construction Co., represents the building company; and William E. Mowbray, of 624 Madison Avenue, prepared the plans. Officers are: Victor V. Kranich, president; Arthur G. Kranich, treasurer; and Joseph P. Bickerton, secretary. The site was previously owned and covered by the Baptist Church of the Epiphany.

Points on the Material Market.

Hemlock is ruling firm at its present base, and there seems to be sufficient business to hold the market steady.

Among building contracts pending is the proposed opera house on West End av, New York, between 62d and 63d sts, requiring 2,500 tons of steel.

Germany sent us 21,623,118 lbs. (pounds, not barrels) of cement in July of this year, as against 15,461,293 lbs. in the corresponding month last year.

A decrease of 240,000,000 feet in white pine production is estimated by the Northern Pine Manufacturers' Association, in this year's supply over last year's.

Portland cement still runs an even course and still holds out attractive opportunities for its employment. Reasonable in price and in large supply, builders and public-works contractors have nothing against Cement this season.

Among recent large contracts secured by Mr. C. J. Henderson, New York sales agent for the Harbison-Walker Refractories Co., No. 1132 Broadway, is that for 1,500,000 grey front brick to be used in the new Pennsylvania Terminal.

The Maryland Steel Company was the low bidder, at \$1,543,960, on the construction work for Piers 60, 61 and 62 of the Chelsea improvement in North River, and the necessary 11,000 tons of steel will be furnished by the Pennsylvania Steel Company.

In the White Pine situation the present prices of lumber at the saw would certainly seem to indicate an increase in the wholesale price. It is, of course, realized that the consumers try to avoid White Pine, so far as possible, on account of prices, but only enough succeed in so doing to keep pace with the constantly decreasing supplies, so that present prices are steady.

The structural steel mills are reported by the Iron Age to be in about the same condition as to deliveries as for the past two months, with no signs of immediate slackening. New business offered the fabricating companies is in smaller volume, however, and mill schedules must in time feel the effect of the money scarcity, which is credited with the falling off in building activity from last year's record.

Plans and specifications were issued by the New York Central for a new suburban station and subway shed to be erected at 43d and 45th sts and Depew pl. The new structure will require a large tonnage of structural steel, and is in connection with the recent electrification of the tunnel service. There is not a great amount of structural work in sight in this city, the only other job of moment being the approach to the Blackwell's Island Bridge, bids on which were opened on Thursday, as noted elsewhere. The amount of steel involved is 5,000 tons.

Another smash in Hudson River brick prices has brought the market to the lowest level of the season. Though there is a fair and steady requirement, amounting last week to 86 barges sold, the consumers have secured the upper hand in the market. Nineteen boats went out on Wednesday, to indicate that there is a large amount of brick building, so that manufacturers must explain the situation for themselves as best they can, without disparaging the demand. There was a surplus of thirty-two boats to start with, and doubtless in oversupply lies the secret of the matter. Large as the outgo is, it is not proportionate to the quantity which favorable weather and enlarged works have enabled the manufacturers to produce this season. Quotations this week ranged only from \$5.75 to \$6.50 per M by the cargo to dealers, a level so low that the agents are suspecting the dealers of more than ordinary efforts to bear the market.

Proof Against Rust.

An option on the American rights to a patent process called "sheradizing," which it is asserted makes iron and steel rust proof, and has been used successfully in England for a little time, has been sold to a firm in New York.

It is claimed for this process that it coats iron and steel with zinc as well or as better than ordinary wet galvanizing, and that the iron and steel thus coated can be brilliantly polished. In the process zinc dust is placed in a cylinder which has been brought to a temperature of 400° to 500° F.; that is, below the melting point of zinc. The articles it is desired to "sheradize" are put into the cylinder, which is then revolved. The zinc in this process is not actually melted, but forms an alloy through the surface of the articles absorbing the zinc, and then a coating covering the whole visible surface is deposited to any desirable thickness. Articles thus treated are said to have an even and adherent coating which wears excellently and does not strip, and that by the use of a lime mop are easily polished. It had been found that the use of the wet galvanizing process upon articles on which threads are cut made necessary afterwards to recut the threads. This, it is claimed, is obviated in the new process, thus avoiding both the additional work of recutting the threads and also making the threads themselves rust proof. Another advantage claimed is that because articles are not heated to a high temperature the temper of the steel is little affected, while its tensile strength and that of iron remains the same. The owners of the process assert that it will obviate the necessity of using brass in the manufacture of many articles that may rust, an important development in view of the high cost of brass. Aluminum and antimony can be substituted, it is said, for zinc, with success, while when copper and its alloys are subjected to this process their surface is so hardened as to even turn the edge of a steel tool.

Cantilever Bridge Failure.

Engineers and bridge builders are waiting for the last word upon the cause of the failure of the Quebec Bridge. Light is breaking in, but there is much to be explained. Mr. Leon S. Moisseiff, of the Department of Bridges of this city, has been asked by the U. S. government to make an investigation for the information of the Washington authorities. Mr. Moisseiff has been very instrumental in the construction of the Blackwell's Island Bridge, which is a cantilever like the Quebec bridge.

In engineering circles the failure is especially regretted because of a possible feeling of prejudice which it may have given rise to in the public mind, but it is a typical case for suspending judgment until certainties affecting the cause are disclosed. Thus the "Engineering News" conclusions at this time are:

"Until the cause is absolutely determined—if indeed, it can ever be—or until the profession has actual results of tests of huge columns at its command, a cloud of doubt rests upon us as to the margin of safety in every great bridge structure; at any rate, when the unit stresses are forced up to the point deemed safe by the designers of this bridge.

"Long and careful inspection of the wreck shows that the material was of excellent quality; that the workmanship was remarkably good. The end connections of the compression members were remarkably massive and well wrought together. The doubt all centres around the design of those enormous long columns of which the lower chord and the vertical posts were made up. Did one of them fail under a load only one-half the elastic limit of the material in it? That is the question which must, for the present, at least, be left unanswered."

Reclamation of the Jersey Meadows.

Dredging operations recently have been begun under the direction of the United States War Department, which, when completed, will afford a waterway through which vessels of deep draft can reach Newark, N. J., by way of the Kill von Kull, Newark Bay, and the Passaic River. The spoil will be delivered to suction dredges and pumped in pipe lines onto the adjacent meadows in connection with their reclamation. The project for the reclamation of about 4,000 acres of the Newark, Hackensack and Elizabeth meadows has been taken up by the United States Department of Agriculture, and a preliminary survey party is now in the field. The work of the War Department is under the general direction of Col. Daniel W. Lockwood, Corps of Engineers, U. S. A.

New Catalogues.

CONCRETE COTTAGES.—This work is a partial reproduction of the competitive designs submitted for the "Concrete House Competition," of the Association of the American Portland Cement Manufacturers, Philadelphia, Pa.; and as the popular fancy for concrete houses is now growing rapidly, the collection of plates is a valuable and timely one. Floor plans and specifications are given with the general designs, and appended are comments of the committee which awarded the prizes. It will be recalled that one of the first prizes in the competition was awarded to Eugene Ward of 11 East 24th st, Manhattan. The committee said of this design, that it is "most admirable, having a distinct, individual charm in both plan and elevation. This applies particularly to the arrangement of the entrance, stairs and living room. The use of a single chimney is economical, and is also the simple outline of the exterior walls, the recessed panels of which can be readily formed in monolithic construction by boards nailed to the inside of the forms. The drawings are exquisitely rendered. The specifications designate rough cast finish for the exterior walls. This is a questionable surface treatment for concrete, as plaster of any thickness is likely to peel from dampness and frost. However, the surface treatment might be readily modified."

Copies of the booklet can be obtained from the Atlas Portland Cement Co., 30 Broad st.

A spring lock joint for steel sheet piles is the subject of a booklet issued by the Ransome Concrete Machinery Co. The joint consists of two steel springs, riveted to the piles, which engage each other concentrically, forming a tight and rigid connection. The applications of the joint to piles made of plain flat plates, and to reinforced, channel, segmental, corrugated and corner piles are shown. Temporary reinforcement for driving very thin piles or driving in hard ground, consisting of channels fastened to the piles by removable bolts, clamps and a driving shoe, is also shown.

A new catalogue of the General Fireproofing Co., Youngstown, O., describes and illustrates in detail the pin-connected girder frame for reinforcing concrete, and contains half-tone cuts of work in which the company's system is used. The construction of the girder frame and of the materials used in its are described at considerable length, so as to make clear the points claimed for it. Detail drawings of typical centering for concrete building construction, and descriptions of other concrete reinforcement, such as lug bars, expanded metal, and steel studding, occupy the back part of the book.

The U. S. Forest Service has issued a publication entitled "The Strength of Wood as Influenced by Moisture," in which are shown the green state of representative woods in all the degrees of moisture from the green state to absolute dryness, and the effects of reseasoning. This publication will be sent free upon application to the Forest Service, U. S. Department of Agriculture, Washington, D. C.

Building Operations.

Statistics of Plans Filed.

The following is a table of the new buildings and alterations projected for Manhattan and the Bronx with the estimated cost, for the past week and also for the corresponding week of 1906:

	1907.	1906.
No. of the new buildings in Manhattan and the Bronx.....	25	86
Estimated cost of new buildings...	\$681,550	\$5,559,600
Total estimated cost of alterations for Manhattan and the Bronx...	\$202,275	\$223,500

Another Contract for the Warburg Mansion.

5TH AV.—C. P. H. Gilbert, 1123 Broadway, has awarded the contract for the cut stone work for the residence to be built for F. M. Warburg, at the northeast corner of 5th av and 92d st, to the Barr, Thaw & Fraser Co., of No. 5 East 42d st. The stone to be used is a selected dark blue limestone. The exterior is to be in the French Gothic style of architecture, and it is the intention to have the carving the finest example of 15th century work in this country; the models and carving are to be executed by the best sculptors. The rock excavation is now under way. Contract for the general construction has been awarded to A. J. Robinson & Co. The cost of the building will be about \$500,000, and the architect will have full charge of the complete finish, including the interior decorations, furniture, etc. The building will be 6 stories in height, and 100x100 feet in size. Messrs. Post & McCord, 24 East 23d st, have the structural steel work, and Clarence L. Smith, 11th av and 30th st, the excavating. (See also issue Aug. 3, 1907.)

Contract for the New Lotos Club House.

59TH ST.—Marc Eidlitz & Son, 489 Fifth av, have the general contract to erect the new 8-sty building which the Lotos Club will erect in 59th st, between 6th and 7th avs, for which Architect Donn Barber, No. 24 East 23d st, has prepared plans. An entire floor will be given up to an art gallery, another story to a banquet hall. The club will remain in its present building at 5th av and 46th st until the completion of the new structure. John Elderkin, Charles W. Price and William T. Evans are members of the building committee. From the sale of the property, Nos. 556-558 Fifth av, the Lotos Club last March realized the sum of \$750,000.

Seventh Avenue and Fifty-Eighth Street Improvement.

7TH AV.—Alwyn Court, Inc., 437 Fifth av, will soon begin the erection of a fireproof elevator apartment house, on a plot at the southeast corner of 7th av and 58th st, to cost in the neighborhood of \$1,000,000. The structure will be arranged in suites for housekeeping purposes. The exterior will be of light brick, limestone and terra cotta, and the interior will be equipped with marble, tile, glass, mosaic, and electric elevators, with every possible improvement. No contracts have yet been made for the work. Messrs. Harde & Short, 3 West 29th st, are now preparing the plans and specifications.

High Loft Building for Broadway and Astor Place.

BROADWAY.—The O. B. Potter Trust, No. 71 Broadway, has commissioned Architect Francis H. Kimball, No. 71 Broadway, to prepare preliminary sketches for a high steel frame loft and business building to be situated at the southeast corner of Broadway and Astor Place, fronting 92 feet on Broadway and 295 feet on Astor Place. Details as to number of stories, materials and construction, elevators, system of heating, etc., have not yet been determined, and of course no figures have yet been taken or contracts let. This is the first improvement proposed at this end of the block in many years.

Thompson-Starrett Co. Get Another San Francisco Contract.

The Thompson-Starrett Co., 49 Wall st, Manhattan, and 2053 Sutter st, San Francisco, Cal., has obtained the general contract to erect another fireproof business building at Stockton and O'Farrell sts, San Francisco, for the D. Samuels Lace House Company, to cost about \$300,000. The structure is to be ready for occupancy early in 1908. It will cover a plot 137.6x137.6 ft. Its facing will be of brick, with terra cotta trimmings and iron. Messrs. Meyers & Ward, Kohl Building, San Francisco, are the architects.

Wells Bros. Co. Get \$400,000 Contract.

The Wells Bros. Co., 160 Fifth av, Manhattan, has obtained the contract for the construction of a 12-sty office structure for N. J. Bell, at Montgomery, Ala., to cost in the neighborhood of \$400,000. Messrs. Ausfeld & Blount, Jackson Building, Montgomery, have prepared the plans.

The National Box and Shook Manufacturers' Association held a very pleasant two days' session at the Hotel Kaaterskill, Kaaterskill, N. Y., on Aug. 29 and 30, at which time general reports were received and plans for the future considered.

Apartments, Flats and Tenements.

GOERCK ST.—Levine & Atlas, 77 New Market st, will erect a 6-sty flat at Nos. 145-147 Goerck st, to cost about \$50,000. Chas. M. Straub, 122 Bowery, is making the plans.

22D ST.—On the south side of 22d st, 92.4 ft. west of 3d av, S. D. Davis, 24 East 23d st, will erect a 6-sty flat, to cost about \$65,000. Bernstein & Bernstein, 24 East 23d st, are making plans.

PIKE ST.—E. A. Meyers, 1 Union sq, is preparing plans for a 6-sty tenement for J. Tishman, 13 West 88th st, to be erected on the northwest corner of Pike and Henry sts, at a cost of \$80,000.

13TH ST.—Louis Block, Inc., 3 West 117th st, will begin at once the construction of a 6-sty flat, on the south side of 13th st, 318 ft. east of Av B, to cost \$20,000. Sommerfeld & Steckler, 19 Union sq, are making plans.

OLD BROADWAY.—M. Zipkes, 147 Fourth av, is preparing plans for a 6-sty flat building for the Fleischman Realty & Construction Co., 170 Broadway, to be erected at the southeast corner of Old Broadway and 130th st, at a cost of \$45,000.

OLD BROADWAY.—The Fleischman Realty & Construction Co., 170 Broadway, will begin at once the erection of two flats on the east side of Old Broadway, 45 feet south of West 130th st, same to cost \$80,000. M. Zipkes, 147 Fourth av, is making the plans.

Churches.

Messrs. Walker & Gillette, 131 West 40th st, Manhattan, will award contracts for a new edifice for the Episcopal Congregation, Seabright, N. J., to cost about \$60,000.

Messrs. Pilcher & Tachau, of No. 109 Lexington av, Manhattan, have been commissioned to prepare plans for a 1-sty synagogue for the Wickve Israel Congregation, of Philadelphia, Pa., to cost about \$100,000. The structure will be situated at Broad and York sts. L. H. Elmaleh, 117 North 7th st, is Rabbi.

Alterations.

RIDGE ST.—O. Reissmann, 30 First st, is planning for \$5,000 worth of alterations to 85 Ridge st, for W. P. Fogarty, 362 West 17th st.

44TH ST.—Fred Ebeling, 420 East 9th st, is making plans for extensive alterations to No. 339 East 44th st for G. A. Detrog, on premises.

125TH ST.—Messrs. Westervelt & Austin, 7 Wall st, are preparing plans for improvements to Nos. 272-274 West 125th st, for George Ehret, 235 East 92d st, to cost \$10,000.

70TH ST.—Bernstein & Bernstein, 24 East 23d st, are making plans for \$12,000 worth of alterations to No. 329 East 70th st, for Wolf Burscheen, 24 West 82d st. No contracts let.

BAXTER ST.—Magdalena Baumann, 228 East 52d st, will make \$35,000 worth of improvements to Nos. 142-144 Baxter st. O. Spannhake, 228 East 52d st, is making plans. No awards have yet been made.

NORFOLK ST.—M. Frankel, 280 Broadway, will make extensive improvements to the southwest corner of Norfolk and Broome sts, same to cost about \$15,000. O. Spannhake, 233 East 78th st, is making the plans.

Miscellaneous.

Floyd Y. Parsons, 1133 Broadway, Manhattan, is preparing plans for a 3-sty clubhouse for the Elks Club and Home Association, Paterson, N. J., to cost about \$75,000.

Taylor & Mosely, No. 1 Nassau st, Manhattan, have been commissioned to prepare plans for a high school building for the Board of Education, East Orange, N. J., to cost \$150,000.

Hale & Rodgers, 11 East 24th st, Manhattan, are preparing plans for a 2-sty and basement school, 127x147 feet, for the Board of Education, Plainfield, N. J. The board will receive bids about Sept. 15. The cost is placed at \$100,000.

Estimates Receivable.

Mr. Maximilian Zipkes, architect, 147 Fourth av, Manhattan, is taking estimates for a 3-sty frame residence to be erected on a plot 60x100 ft. at Belle Harbor, Rockaway Beach.

45TH ST.—Mrs. Leah P. Norton, owner, will renovate the 4-sty dwelling, No. 16 West 45th st, from plans by Erwin Rossbach, 1947 Broadway, same to cost \$22,000. No building contracts have been made.

LORING PL.—Bids will be received about October 10, by the University Heights Realty Co., H. H. Duckworth, architect, Grand near Burnside av, for five 2-sty dwellings to be erected on Loring pl, near 183d st, Bronx, to cost about \$85,000.

Wm. H. McElpatrick, 1402 Broadway, Manhattan, has completed plans and is ready to receive figures for a new theatre building to be erected at Greenpoint, Brooklyn, for the Orpheum Theatre Co., of 1133 Broadway. The estimated cost is \$200,000.

OCEAN PARKWAY.—Messrs. Helmle & Huberty, 190 Montague st, Brooklyn, have completed plans for the erection of a 3-sty brick hospital, 261x75 feet, on the east side of Ocean Parkway, 119 feet south of Av Z, Brooklyn, for the Department of Charities, foot East 26th st, Manhattan, to cost about \$225,000.

MADISON AV.—Contracts have not yet been awarded for the enlargement and improvement of the 4-sty school for All Saints Roman Catholic Church, at the southeast corner of Madison av and 130th st, to cost about \$40,000. Rev. James W. Powers, Madison av and 129th st, is pastor. Neville & Bagge, 217 West 125th st, are the architects.

Contracts Awarded.

The New York Continental Jewell Filtration Co., 15 Broad st, Manhattan, has received the contract for constructing filtration plant, consisting of two 8x20-ft. sectional wash filters at Wilson, N. C.

The General Fire Extinguisher Co., 111 Broadway, Manhattan, has awarded to James Stewart & Co., 135 Broadway, the contract for the erection of two mill buildings, brick and steel, at Auburn, R. I., to cost about \$200,000.

The Standard Concrete-Steel Company has secured the contract for the steel and concrete, according to their "System M," for putting two additional stories on the building 636-638 Broadway. Koehler & Farnsworth, Architects.

The American Bridge Co., Manhattan, has obtained the contract at \$150,000 for the structural steel to be used in the building of the new mill of the American Steel & Wire Co., along the Newburgh & South Shore R. R., near Cleveland, O. The steel contract amounts to 2,100 tons.

Helmle & Huberty, architects, 190 Montague st, Brooklyn, have awarded the general contract to the John Peirce Co., West Street Building, for constructing a 1-sty granite bank building, 50x56 feet, at Manhattan av and Calyer st, Brooklyn, for the Greenpoint Savings Bank. Estimated cost, \$125,000.

135TH ST.—Robert Jones, 22 New Bowery, has received the mason work, and Archibald Aimers, Arch 14, Brooklyn Bridge, the carpenter contract for improvements to the 2-sty printing office, No. 46 West 135th st, for Christian D. Meyers, 151 East 23d st. Henry Davidson, 255 West 69th st, architect.

57TH ST.—William J. Taylor, 5-7 East 42d st, will have the contract for the 7 and 12-sty studio building, 80x80 feet, which the One Hundred and Thirty West Fifty-seventh Street Co., a New York corporation, of which Walter S. Merritt, 27 William st, is president, is to erect at No. 130 West 57th st, to cost \$500,000. Plans are by Messrs. Pollard & Steinam, 234 Fifth av. Four buildings will be torn down.

The A. Feldmann Construction Co., Inc., masons and builders, Bible House, has obtained the general contract for alterations on the first and second floors of the Criminal Court Building. The contract amounts to \$20,790, and estimates on all sub-contracts will be received by the A. Feldmann Company at once. A member of the firm informs the Record and Guide that they are in no way connected with the firm which is styled "The Feldman Construction Co.," of 84th st, between 3d and Lexington avs. Other contracts recently obtained by the company are an extensive mason and plastering job at the southeast corner of Broadway and 72d st, and new store fronts at the northeast corner of John and Nassau sts.

Bids Opened.

Bids were opened on Thursday, Sept. 5, for the construction of the steel and masonry approach, in the borough of Queens, of the Blackwell's Island Bridge over the East River, between Manhattan and Queens, for which the Maryland Steel Co., of 71 Broadway, at \$758,600, was the low bidder.

Bids were received by Moses Herrman, President Department of Parks, Aug. 29, for addition F to the Metropolitan Museum of Art, 5th av and 82d st: M. Reid & Co., 114 West 39th st, (A) \$404,585; (B) \$1,500 (low bids). Other bidders were: Thomas Dwyer, A. L. Guidone, Kelley & Kelly (Inc.), Buckley Realty & Construction Co., Thomas Cockerill & Son, John H. Parker Co.

Robert W. Heberd, Commissioner Public Charities, received bids, Aug. 26, for the general overhauling and painting of the steamer "Thomas S. Brennan": James Tregarthen & Son Co., foot East 7th st, \$22,400 (low bid). Other bidders were: Louis L. Bernier, 227 West st; John F. Walsh, Jr., 136 Charlton st; Columbia Engineering Works, Produce Exchange Annex; Monad Engineering Co., 147 Cedar st; Driscoll & Spencer; Shooter's Island Shipyard Co., Produce Exchange Annex; and James Shewan & Sons, East Houston st.

Bids were opened by the Board of Education, Tuesday, Sept. 3: (No. 1) For installing heating and ventilating apparatus in P. S. 66, Borough of Manhattan, Frank Dobson Co., Inc., \$36,915 (low bid). Other bidders were: James Curran Mfg. Co., E. Rutzler Co., Blake & Williams. (No. 2) For removing old building, relaying yard pavements, building dividing fence and sheds, catch basins, drains, at P. S. 4, Bronx, Morris Levenson, \$1,025 (low bid). (No. 3) For work required to repair damage at P. S. 57, Queens, Edward Stapleton, \$600 (low bid). (No. 4) For gymnasium fitting for P. S. 30, 83, 91, 94, 104, 105, 114 and 152, Brooklyn, A. G. Spalding & Bros., and Schoverling, Da'y & Gales were low bidders. (No. 5) For completing and finishing the heating and ventilating apparatus for additions to and alterations in P. S. 109, Brooklyn (abandoned contract of Rossman & Bracken Co.), Blake & Williams, \$19,987 (low bid). Their bid was rejected.

Plans Wanted in Competition.

Plans are wanted by Woods Bros., 172 Bridge st, Waterloo, La., for a 7-sty reinforced concrete store building, 70x130 feet, to be erected at Waterloo. Estimates will be received about Jan. 1.

A brick and stone church, to cost \$20,000, is to be erected by the First Christian Society, at Independence, Kan. A. M. Lind, contractor and builder, would like to correspond with architects who make church building a specialty. The style of architecture will be Colonial. The Rev. J. A. Longston is pastor.

Plans are wanted in competition until noon, October 15, for a court house, county jail and sheriff's residence, to be erected at Green Bay, Wis., to cost in the neighborhood of \$300,000. E. S. Hall is County Clerk.

BUILDING NOTES

John Reinhardt, cashier of the Wm. H. Jackson Co., 29 East 17th st, has returned from a two weeks' vacation spent in Eastern Pennsylvania.

From advices at hand everything points to a large attendance of delegates and members from a majority of the States at the approaching annual convention of the Concatenated Order of Hoo-Hoo (lumber merchants) at Atlantic City, Sept. 8 to 12, at which time the State delegates will be the guests of the members of the Eastern jurisdictions.

The use of concrete piling is being specified more and more commonly in the erection of structures in and about New York. A recent example is the branch of the Carnegie Library, now in process of construction at 742 Tenth av, where the product of the Raymond Concrete Pile Co., of 71 Nassau st, is being used. The architects are Messrs. Babb, Cook & Willard.

The Trust Company of America will open its new offices, at 37-43 Wall Street, on Monday, Sept. 16, discontinuing its present main office at 135 Broadway, and its branch office at 36 Wall, but will continue as heretofore its Colonial Branch at 222 Broadway, formerly the Colonial Trust Company. The new 25-sty building is situated on the site formerly occupied by Redmond & Company, and also takes in the adjoining property. The Trust Company will occupy the entire main floor, on which will be the banking and directors' rooms, and it will have the mezzanine floor as well as the basement, where they have extensive safety deposit vaults. The list of directors includes many men well known in banking, railroad and real estate circles, notably Messrs. Oakley Thorne, President; J. E. Boone, Chairman Executive Committee; H. B. Forda, Treasurer; F. L. Hilton, Secretary; William H. Chesbrough, Charles T. Barney, E. C. Potter and Cord Meyer.

The Production of Gypsum.

The gypsum mined in the United States in 1906 amounted to 1,540,585 short tons, valued at \$1,147,129. This production represents an increase in quantity of more than 47 per cent. and in value of nearly 40 per cent. as compared with that of 1905, and exceeds that of any previous year.

The material is produced in 17 States and Territories, besides Alaska, and in connection with the mining, mills for grinding and burning it are operated at nearly all the places of production. As to relative rank among the States producing gypsum, Michigan still holds first place, New York regains second place, and Iowa is a close third. The other States show few changes since 1905, their present rank being as follows: Texas, Ohio, Oklahoma, Kansas, California, Wyoming, Virginia, Nevada, Oregon, Utah, New Mexico, Colorado, South Dakota, Alaska, and Montana.

Gypsum occurs in sedimentary rocks of practically all ages, either in the crystalline form or as rock gypsum, and it is widely distributed over the world. It is found commonly in the vicinity of beds of rock salt. In the United States workable deposits are confined to beds of rock gypsum, which occurs at comparatively few geological horizons. New deposits of gypsum—the earthy, granular form of the mineral—are reported to have been recently discovered in Riverside County, Cal., and many newly developed deposits are reported from other parts of the country.

The bulk of the gypsum produced in the United States as well as in foreign countries is manufactured into various plasters—such as plaster of Paris, stucco, cement plaster, flooring plaster, hard-finish plaster—and a steadily increasing quantity is being used as a retarder in Portland cement. Refined grades of plaster are used in dental work and also as cement for plate glass during grinding and as an ingredient in various patent cements. Considerable quantities are ground without burning, and are then used as land plaster or low-grade fertilizer, while smaller quantities are used in the manufacture of paint and paper, imitation meerschaum and ivory, and as an adulterant. The pure white, massive form, known as alabaster, is much used by sculptors for interior ornamentation.

PROJECTED BUILDINGS

The first name is that of the ow'r; ar't stands for architect, m'n for mason, c'r for carpenter, and b'r for builders.

When character of roof is not mentioned, it is to be understood that the roof is to be of tin.

BOROUGH OF MANHATTAN.

SOUTH OF 14TH STREET.

Hudson st, e s, 61 n Grove st, 1-sty brk and stone school, 53x111, tile and gravel roof; cost, \$25,000; City of New York, City Hall; ar't, C B J Snyder, 500 Park av.—648.

BETWEEN 14TH AND 59TH STREETS.

57th st, No 130 W, 7 and 12-sty brk and stone studios, 80x80, tar and gravel roof; cost, \$500,000, 130 West 57th st (a New York Corporation); Walter S Merritt, 27 William st, president; ar'ts, Pollard & Steinam, 234 5th av.—649.

BOROUGH OF THE BRONX.

Dawson st, s s, 100 w Union av, 1-sty frame store and dwelling, 38.4x70; cost, \$2,500; A M K Loh, 313 E 123d st; ar't, Herman Horenburger, 122 Bowery.—859.

Parkside pl, w s, 94 n 207th st, 1½-sty frame barn, 16x20; cost, \$250; Mrs Alfred Williams, 3261 Decatur av; ar't, Alfred Williams, 3261 Decatur av.—866.

Simpson st, n e cor Westchester av, 1-sty brk stores, 88.9x101; cost, \$20,000; Jas F Meehan, 1044 Westchester av, ow'r and ar't.—861.

Aqueduct av, e s, 150 s 183d st, four 2½-sty frame dwellings, peak slate roof, 27.6x46.6 each; total cost, \$36,000; Wm C Bergen, 180th st and Andrews av; ar't, Chas S Clark, 709 Tremont av.—864.

Clasons Point road, e s, 186 n Harrison av, two 1-sty frame office and shed, 16x31 and 16x12; total cost, \$300; Peter Pinto, 235 E 151st st; ar't, L Howard, 1861 Carter av.—862.

Cypress av, w s, 100 s St Marys st, ten 2-sty brk dwellings, 20x54.11½ each; total cost, \$70,000; Kramer & Rockmore, 35 Nassau st; ar't, Geo F Pelham, 503 5th av.—857.

Hughes av, e s, 45.10 s 183d st, 1-sty frame stores, 29x24; cost, \$1,500; Wolf Burland, 801 Cauldwell av; ar't, Chas S Clark, 709 Tremont av.—865.

Morris Park av, s s, 65 e Barnes av, 1-sty brk church, 35x80; cost, \$18,000; Presbytery of N Y, Rev Wetton Meale Smith, 29 W 54th st, Pres; ar'ts, James E Ware & Sons, 1170 Broadway.—860.

Pilgrim av, e s, 300 s Tremont av, 2-sty and attic brk dwelling, flat and mansard mineral composition; fireproof, 20x55; cost, \$5,500; Benedetto Ragusa, 155 W 28th st; ar't, G A Schellinger, 27 E 21st st.—858.

Mt St Vincent, yard foot of 261st st, 1-sty frame station, 16x24; cost, \$2,500; N Y C & H R R R Co, Grand Central Station; ar't, J F Davis, 335 Madison av.—863.

ALTERATIONS.

BOROUGH OF MANHATTAN.

Bleecker st, No 186, partitions, to 5-sty brk and stone tenement; cost, \$1,500; estate of N Low, 208 Bleecker st; ar't, R A Van Houten, 25 W 42d st.—2396.

Chrystie st, No 222, partitions, windows, stairs, to 6-sty brk and stone tenement; cost, \$8,000; Chas McManus, 99 Nassau st; ar't, Henry Regelmann, 133 7th st.—2397.

Chrystie st, No 161, shaft, windows, tank, toilets, to two 4 and 5-sty brk and stone tenements; cost, \$3,000; Chas Vonhof, 248A Vernon av, Brooklyn; ar't, Henry Regelmann, 133 7th st.—2401.

Division st, No 211, toilets, windows, tank, skylight, to 5-sty brk tenements, tank, windows to 5-sty brk and stone stores and tenement; cost, \$5,000; Isadore Sinkowitz, 89 E 1st st; ar'ts, Gross & Kleinberger, Bible House.—2389.

Divosin st, No 211, toilets, windows, tank, skylight to 5-sty brk and stone store and tenement; cost, \$3,000; Louis Friedenber, 197 6th av; ar't, Thom & Wilson, 1123 Broadway.—2365.

Delancey st, n e cor Chrystie st, toilets, alter stairs to 5-sty brk and stone store and tenement; cost, \$500; Julius Brown, 167 East 67th st; ar'ts, Gross & Kleinberger, Bible House.—2378.

Essex st, No 41, vent shaft, store fronts, toilets, to 5-sty brk and stone store and tenement; cost, \$3,000; Kittenplan & Rubinger, 5 Beekman st; ar't, L A Goldstone, 110 W 34th st.—2375.

Hester st, No 144, partitions, windows, toilets to 5-sty brk and stone store and tenement; cost, \$3,000; John G Wendell, 175 Broadway; ar't, Herman Horenburger, 122 Bowery.—2394.

Jay st, No 40, toilets, partitions, chimney to 2 and 3-sty brk and stone store and dwelling; cost, \$1,500; Estate of John Castree, 73 W 11th st; ar't, Richard Rohl, 128 Bible House.—2369.

Mott st, No 219, partitions to 5-sty brk and stone store and tenement; cost, \$950; estate of John Gardner, 21 Liberty st; ar'ts, Thom & Wilson, 1123 Broadway.—2374.

Pike slip, Nos 81 and 83, partitions, windows, skylights to two 4-sty brk and stone tenement; cost, \$2,500; John McSweeney, 107 East Broadway; ar't, Henry J Feiser, 150 Nassau st.—2368.

Park st, No 85, rebuild chimney, partitions, walls to 2-sty brk Worth st, No 171, and stone stores and dwellings; cost, \$6,000; D Abbate and P Alvino, 226 Lafayette st; ar't, Richard Rohl, 128 Bible House.—2393.

Rivington st, No 184, shaft, piers to 5-sty brk and stone tenement; cost, \$5,000; Max Weiner, 189 Rivington st; ar'ts, Sommerfeld & Steckler, 19 Union sq.—2370.

Rivington st, No 258, toilets, partitions, windows, to 5-sty brk and stone tenement; cost, \$1,500; Mary Kranichfeldt, 258 Rivington st; ar't, O Reissmann, 30 1st st.—2403.

Vandam st, Nos 85 and 87, windows, toilets, partitions, skylights to two 4-sty brk and stone tenement; cost, \$1,000; Chas G Moller, 290 Madison av; ar't, Louis F Fick, 524 W 160th st.—2391.

1st st, Nos 104-106 E, partitions, plumbing, windows, toilets to two 5-sty brk and stone tenement and stores; cost, \$2,000; St Nicholas R C Church, 121 E 2d st; ar't, Anthony F A Schmitt, 604 Courtlandt av.—2384.

6th st, No 310 E, 5-sty brk and stone rear extension, 13x27, partitions, store fronts to 5-sty brk and stone store and tenement; cost, \$6,000; Isadore Mechanic, 3219 3d av; ar't, Erwin Rossbach, 1947 Broadway.—2383.

12th st, No 17 East, show windows, to 4-sty brk and stone loft building; cost, \$350; Mrs Julia A Grant, 5 Great Jones st, Tarrytown, N Y; ar't, Henry H Holly, 41 W 27th st.—2395.

14th st, No 416 W, cut openings to two 4-sty brk and stone storage buildings; cost, \$300; August Silz, 416 W 14th st; ar't, E S Child, 17 State st.—2386.

15th st, No 432 E, 5-sty brk and stone rear extension, 13x30, partitions, walls to 5-sty brk and stone store and tenement; cost, \$8,000; Nathan Kohn, 309 E 10th st; ar't, Erwin Rossbach, 1947 Broadway.—2376.

18th st, No 455 W, toilets, partitions, stairs, skylights to two 4-sty brk and stone tenement; cost, \$2,500; Charles Endler, c/o architect; ar't, Thomas H Styles, 449 W 28th st.—2388.

23d st, Nos 114-120 E, stairs, partitions to 4-sty brk and stone stores and offices; cost, \$5,000; F C Beach, care of Munn & Co, 361 Broadway and Mrs J B Gasper, 30 W 53d st; ar't, Peter M Cocco, 114 E 23d st.—2385.

25th st, No 327 W, toilets, windows, skylights to two 3 and 5-sty brk and stone tenements; cost, \$1,000; Agnes J Rodgers, 327 W 25th st; ar'ts, Thom & Wilson, 1123 Broadway.—2373.

37th st, No 240 E, 1-sty and basement brk and stone rear extension, 20x20, to 4-sty brk and stone shop and offices; cost, \$1,600; ow'r, ar't and b'r, Robert E Kelly, 220 E 41st st.—2387.

37th st, Nos 542-544 West, light shaft, toilets, alter stairs, to two 5-sty brk and stone tenements; cost, \$10,000; Max Schlesinger, 520 West 40th st; ar't, Louis A Scheinart, 520 West 40th st.—2400.

38th st, No 41 East, 4-sty and basement brk and stone rear extension, 17.2x32.10, toilets, electric elevator, to 4-sty brk and stone dwelling; cost, \$25,000; Mrs Chas T Cook, 2 W 48th st; ar't, Henry Otis Chapman, 334 5th av.—2398.

44th st, No 228 W, alter staircase, windows to 7-sty brk and stone apartment house; cost, \$500; Mrs E A L Buch, 524 5th av; ar't, Thomas W Lamb, 224 5th av.—2392.

45th st, No 16 W, add three stories, partitions, shaft, stairs to 4-sty brk and stone dwelling and loft; cost, \$22,000; Mrs Leah P Norton, 16 W 45th st; ar't, Erwin Rossbach, 1947 Broadway.—2377.

53d st, No 346 W, erect sign to 2-sty brk and stone store; cost, \$75; C K Reiss, 346 W 53d st; ar't, James J Kennedy, 128 4th av.—2382.

66th st, No 227 W, partitions, show windows, stairs to 5-sty brk and stone tenement; cost, \$1,200; E Kapelsohn Co, 306 W 68th st; ar't, Chas E Reid, 105 E 14th st.—2390.

71st st, No 55 W, 1-sty brk and stone rear extension, 8x7, stairs, to 4-sty brk and stone residence; cost, \$1,000; Mrs E A Schroeder, 55 West 71st st; ar't, Geo Provot, 104 W 42d st.—2366.

97th st, No 222 E, toilets, partitions, windows, skylight, to 4-sty brk and stone tenement; cost, \$2,000; Morris Webber, 88 Columbia st; ar'ts, Katz & Goldrich, 218 E 5th st.—2381.

109th st, No 167 E, shaft, toilets, windows, partitions to 4-sty brk and stone tenement; cost, \$7,000; Lena Cohen, 167 E 109th st; ar'ts, Bernstein & Bernstein, 24 E 23d st.—2380.

135th st, No 46 W, stairs, store fronts, to 2-sty brk and stone printing office; cost, \$1,500; Christian D Meyers, 151 E 23d st; ar't, Henry Davidson, 255 W 69th st.—2379.

Amsterdam av, n w cor 139th st, partitions, store front, toilets, to 6-sty brk and stone tenement; cost, \$1,200; Michl C O'Neill, 890 Pelham av; ar'ts, B W Berger & Son, 121 Bible House.—2404.

Broadway, n e cor 136th st, chimney, install steam boiler to 3-sty brk and stone stores and dwelling; cost, \$1,500; Mayer S Auerbach, 71 Nassau st; ar'ts, Gross & Kleinberger, Bible House.—2367.

Madison av, s e cor 130th st, 5-sty brk and stone rear extension, 25x73.4, erect pent house, to 4-sty brk school; cost, \$40,000; All Saints Roman Catholic Church, Madison av and 129th st; ar'ts, Neville & Bagge, 217 W 125th st.—2372.

Madison av, No 640, new plumbing, partitions, toilets, to 9-sty brk and stone apartment and stores; cost, \$2,500; Hoffman estates, 259 Broadway; ar'ts, Thain & Prague, 4 E 42d st.—2399.

3d av, No 75, partitions, columns, windows to 3 and 4-sty brk and stone hotel and storage building; cost, \$1,200; Harriet A Pearson, 53 3d av; ar'ts, B W Berger & Son, 121 Bible House.—2371.

3d av, n e cor 52d st, partitions, marble steps, to 5-sty brk and stone tenement; cost, \$1,200; estate of A. Dugro, 764 Madison av; ar'ts, B W Berger & Son, 121 Bible House.—2402.

BOROUGH OF THE BRONX.

Depot pl, s s, 75 w Sedgwick av, raise to grade and build new basement to 3-sty brk post office and dwelling; cost, \$1,500; M Del Papa, 203 Grand st; ar't, G A Schellinger, 27 E 21st st.—449.

Kelly st, No 50, new partitions, to 2-sty brk dwelling; cost, \$200; Max Udell, on premises; ar'ts, Moore & Landsiedel, 148th st and 3d av.—445.

176th st, s w cor Trafalgar pl, 2-sty and attic frame extension, 20x14, to 2-sty and attic frame dwelling; cost, \$1,000; Clifford & Guertin, 907 E 176th st; ar't, A C McCone, 1970 Daly av.—448.

214th st, s s, 50 w Maple av, new partitions, to 3-sty brk store and tenement; cost, \$300; John Di Mattie, on premises; ar't, L Howard, 1861 Carter av.—453.

City Island av, e s, 100 n Pilot st, 2-sty frame extension, 36x18, to 3-sty frame store and dwelling; cost, \$1,500; Elizabeth Grad, on premises; ar'ts, S H Booth & Sons, City Island.—452.

Cauldwell av, n e cor Westchester av, 1-sty brk extension, 35.8x25, and 1 sty built upon 1-sty brk morgue and laboratory; cost, \$3,500; Lebanon Hospital Assoc, Jonas Weil, 36 E 75th st, Pres; ar't, Albert E Davis, 258 E 138th st.—446.

Gleason av, s s, 350 w Havemeyer st, 2 new dormers, new chimney and new partitions, to 2-sty and attic frame dwelling; cost, \$500; William Bruger, on premises; ar't, Henry Lane, Ellis av and Castle Hill av.—450.

Grand av, w s, 75 n Fordham road, 1-sty frame extension, 7.6x13, and new partitions, to 2½-sty frame dwelling; cost, \$1,000; Mary F Guidone, 2642 Marion av; ar'ts, Briganti & Steenecker, 205 E 17th st.—451.

Morris Park av, s e cor Wallace av, 1½-sty frame extension, 9.9x2, and new foundation, to 1-sty frame shop; cost, \$200; Wm H Norman, Morris Park av; ar't, Timothy J Kelly, Morris Park av.—446.

3d av, No 2702, 1-sty brk extension, 25x26, and new beams, to 3-sty brk store and dwelling; cost, \$2,000; Ahrend H Sprung, on premises; ar't, Louis Falk, 2785 3d av.—454.

Construction News

(Continued)

Kings County.

KINGS HIGHWAY.—On the northwest corner of Kings Highway and East 15th st, the Brooklyn Development Co., 261 Broadway, will erect five 3-sty brick dwellings and stores, to cost \$35,000. J. B. Ellis, 261 Broadway, Manhattan, has prepared plans.

WAVERLY AVE.—W. B. Wills, 32 Ditmars st, has completed plans for a 3-sty stable, 60x100, for Henry von Glahn, 66 Washington av, same to be erected on the east side of Waverly av, 103 ft. south of Flushing av, to cost \$15,000.

RALPH AV.—Work will soon begin on the 3-sty theatre, 113x93.6 ft., which the Empire Theatre Co., 1402 Broadway, Manhattan, will erect on the northwest corner of Ralph av and Quincy st, to cost \$115,000.

39TH ST.—Emanuel Liebman, 1136 38th st, will erect at once five 3-sty brick flats on the north side of 39th st, 160 ft. west of 12th av, to cost \$50,000. John C. Walsh, 4 Court square, is architect.

UTICA AV.—Chas. Infanger, 2634 Atlantic av, is planning for five 3-sty stores and dwellings for Casper Lucke, 21 Suydam place, on the west side of Utica av, 138.4 ft, south of Prospect pl, to cost \$30,000.

PITKIN AV.—S. & L. Halperin, 554 Blake av, will erect immediately a 4-sty brick flat and store, on the south side of Pitkin av, 50 ft. east of Powell st, same to cost \$30,000. Chas. Infanger, 2634 Atlantic av, is architect.

BLAKE AV.—On the north side of Blake av, 19.6 ft. east of Sheffield av, Samuel Samowitz, 357 Sheffield av, will build eight 3-sty brick flats, to cost \$52,000. L. Danancher, 377 Rockaway av, is architect.

38TH ST.—The Silver Land Improvement Co., 1230 38th st, will build on the north side of 38th st, 138 ft. east of New Utrecht road, twelve 2-sty brick dwellings, 20x50 ft., for two families each, to cost \$96,000. John C. Walsh, 4 Court sq., is architect.

1ST ST.—Work is about to be started on the erection of a new flat on the south side of 1st st, 175 ft. west of Berry st, by H. Bloomgarden, 46 Graham av, from plans by R. T. Rasmussen, 30 Graham av. Owner superintends and is still open for bids on interior work and fixtures.

ASHFORD ST.—Contracts have not been let yet for roofing, plumbing, and fixtures, trim and mantels, hardware, gas fixtures, plastering, painting, etc., for two store and flat houses to be built at the northwest corner of Ashford st and Genmore av by L. H. Rose. Max Hirsh, 177 Montague st, is architect.

ELLERY ST.—Messrs. Pomerantz Bros., 159 Heywood st, are about to start work on the erection of a flat on the north side of Ellery st, 250 ft. east of Tompkins av. Cost, \$40,000. Owner superintends and is about to let contract.

ROGERS AV.—Philip Schmitt, 249 Cooper st, recently bought property on the west side of Rogers av, 20 ft. north of Degraw st; will erect modern flat houses. Louis Berger & Co., 300 St. Nicholas av, are making plans; cost, \$50,000.

CHURCH AV.—Five flats are about to be built on the north side of Church av, 100 ft. west of Nostrand av, by William A. Brown, 2044 Bedford av. Eisenlohr & Carlson, 5819 Fifth av, are the architects.

SUTTER AV.—Sugarman & Cohen, Stone and Pitkin avs, will erect at once two 4-sty stores and flats, 35x90, on Sutter av, south side, 30 ft. east of Hopkinson av, to cost \$30,000. L. Danancher, 377 Rockaway av, will make the plans.

ROCKAWAY AV.—Shampan & Shampan, 772 Broadway, Brooklyn, are planning for a 4-sty store and flat, 25x72 ft., for the Amico Realty Co., Graham av and Varet st, at the northwest corner of Rockaway and Hegeman avs, to cost \$30,000.

Queens County.

GLEN COVE.—Taylor & Mosely, architects, 1 Nassau st, Manhattan, are receiving estimates for a 4-sty bank building for the Glen Cove Bank, Glen Cove. To cost about \$30,000.

BAY SHORE.—Slee & Bryson, 189 Montague st, Brooklyn, are preparing plans for three 2-sty bungalows, at Bay Shore, L. I., for the T. B. Ackerson Construction Co., 150 Nassau st, Manhattan.

JAMAICA.—Wm. A. Swasey, 40 West 33d st, Manhattan, will prepare plans for a 6-sty hotel and theatre, at Jamaica, for the Jamaica & Long Island Realty Co. Estimated cost is placed at \$250,000.

HEMPSTEAD.—Bids were received by the Department of Water Supply, Gas and Electricity for constructing piers for two bridges over the Wantagh stream, and to do certain grading of Seaman's road, in the town of Hempstead; Russell Contracting Co., 146 5th av., \$10,210; Shawmut Construction Co., 5 East 58th st, \$8,575; Abbott-Gamble Co., 32 Broadway, \$8,975.

ELMHURST.—Locust st, w s, 100 s of Hoffman Boulevard, new R. C. premises; architect, F. Berlenbach; one 2-sty brk rectory, 38x43; estimated cost, \$10,000.

MASPETH.—Flushing av, cor of Old Flushing av, owner, N. Y. & Q. E. P. Co., 244 Jackson av, L. I. City; architects, J. G. White & Co.; one 2-sty office and sub-station, 42x62; estimated cost, \$8,000.

RIDGEWOOD.—Jefferson av, n s, 20 w Prospect pl, owner, Wm. Bachert, 383 Jefferson av; architects, L. Berger & Co.; eight 3-sty brk tenements and stores, 20x55, will be erected, to cost \$32,000.

CORONA.—National av, w s, 300 n Poplar st, owner, J. Wechselbaum, 137 National av, Corona; architect, A. Shellaler; one 2-sty frame dwelling, 21x46, will be erected, to cost \$4,000.

ELMHURST.—Locust st, w s, 100 s of Hoffman Boulevard, owner P. Berlin, Hoffman Boulevard, Elmhurst; architect, Chas. Hendrick; two 1-sty frame greenhouses will be erected, to cost \$14,000.

RIDGEWOOD.—Stone av, w s, 98 n of Pitkin av, owner, Jacob Arbut, 1410 Power st; architect, Louis Danancher; two 2-sty frame dwellings, 20x47, to cost \$8,000.

RIDGEWOOD.—Cornelia st, e cor Fairview av, owner, John Peterle, 22 Starr st, Brooklyn; architects; L. Berger & Co.; one 2-sty brk dwelling, 26x63, to cost \$4,000.

Westchester County.

NEW ROCHELLE.—Wm. K. Benedict, 38 East 21st st, Manhattan, has plans ready for bids for a 2-sty cottage, 30x45 ft., for F. L. Hinckley, New Rochelle, N. Y. Estimated cost is about \$7,000.

LAWRENCE PARK.—Squire & Wynkoop, 44 Cortlandt st, Manhattan, have awarded general contract to the Northeastern Construction Co., 225 5th av, for a 2-sty frame residence for Mrs. E. L. Best, Lawrence Park, Bronxville, N. Y., to cost \$20,000.

TUCKAHOE.—C. E. Wygant will erect a 2-sty building. Architect A. Murray Jenks, of Mt. Vernon, has prepared plans.

WHITE PLAINS.—John O'Rourke has the general contract for a new high school building, to cost \$185,000.

New York State.

FORT SLOCUM.—Specifications have been approved by the quartermaster-general for enlarging, reconstructing and making repairs to the general mess hall at Fort Slocum, N. Y., also for the construction of recruit examination barracks and two double barracks, including plumbing, heating, wiring, gas piping, etc.

HUDSON.—Sealed proposals for construction, heating, plumbing and electric work for three new cottages and alterations to Industrial building for New York State Training School for Girls, Hudson, N. Y., will be received until Sept. 14 by Charles H. Strong, president of the board of managers, at New York State Training School for Girls, Hudson, N. Y. G. L. Heins, state architect, Capitol, Albany, N. Y. Only bids for the complete work of construction, heating, plumbing and electric work combined will be considered.

SYRACUSE.—Syracuse University has borrowed \$400,000 with which to complete work on the new gymnasium. Bids on the work will soon be asked for.—Archimedes Russell, Snow Bldg., is preparing plans to remodel the old court house for the city of Syracuse. To cost \$200,000.—Russell & King, Snow Bldg., have been selected as architects for the new women's pavilion at the County Home, to accommodate 200 women. The plans will have to be approved by the Board of Supervisors of Onondaga County before they are accepted.

NAPANOCH.—Bids are asked by Henry Melville, Pres. Bd. Managers, Elmira Reformatory, Sept. 14, for erecting all structural steel and iron work for power house and stack, and conduits, at Eastern New York Reformatory, Napanoch, N. Y. G. L. Heins, State Arch., Albany.

COHOES.—The Legislature has authorized the city to issue bonds amounting to \$28,000 for constructing bridge with piers and abutments across first branch of Mohawk River. John Archibold is Mayor.

POUGHKEEPSIE.—Bids are being taken by Percival M. Lloyd, Arch., 39 Market st, on an 8-sty fireproof apartment house to be known as Scott's Chambers.

LE ROY.—The Town Board has been authorized to issue bonds amounting to \$20,000 for constructing bridge across Oatka Creek.

TROY.—The Rensselaer Mfg. Co., Troy, N. Y., has under consideration the erection of a new foundry, but it is not likely that building operations will be begun this year.

SCHENECTADY.—W. T. Clute will erect a 12-family apartment house on Van Guysling av.—The congregation Shara Schomajim has an option on the First Congregational Church property at the corner of Jay st and Bradley lane, and will remodel the present church if it is purchased.

HUDSON.—Germantown Grange, No 1052, will make alterations to Edelman Hall.—The building occupied by Brown Rifenburgh will be remodeled.—Several barns and outbuildings on the farm of Mrs. Maria Miller, near Chatham, were destroyed by fire.

KINGSTON.—Fred Van Buren will erect a house on Main st.—L. M. Morehouse will erect a new residence on Jeanette st.—G. W. Van Slyke and Horton, of Albany, will erect a large factory building.

SARATOGA.—Lew Dockstader is planning to erect a new theatre in Saratoga.—The farm house of W. T. Baker, at Ketchum's Corners, was destroyed by fire.

ALBANY.—Construction work on the new First National Bank building will be started about Oct. 15, when the work of razing the old structure is completed.—W. S. Van Derzee will erect a mill on Church st.—John R. Jackson will erect a 2-sty frame flat house at 173 3d st.

WEST ALBANY.—R. Richard & Son, of Utica, have obtained the general contract for the new New York Central shop at West Albany.

TROY.—Smith & Goldstein will remodel the 3-sty brk building at 5 Lawrence st., recently damaged by fire.—Contracts will shortly be let for a parsonage for the Memorial Presbyterian congregation. Wm. A. Sweet is architect.

SCHENECTADY.—The First Congregational Church will erect a new structure at the corner of Glenwood Boulevard and Rugby road. It will cost \$40,000.—The Mica Insulating Co. will erect a new plant on Foster av.

New Jersey.

HOBOKEN.—Louis Meystre & Son are receiving estimates for a 3-sty warehouse, at Jersey City Heights, to cost about \$20,000.

MONTCLAIR.—Hale & Rodgers, 11 East 24th st, Manhattan, are preparing plans for a 2-sty addition to school building for the Board of Education, Montclair, N. J. The board will receive bids about Oct. 1.

HADDON HEIGHTS.—A new school building will be erected at Haddon Heights, from plans by Thomas Stevens, Camden, N. J. Brick and stone, with slate roof, hardwood finish, steam heat, etc. Philadelphia builders have figured.

MERCHANTVILLE.—Separate contracts will be let for interior decorations, fixtures, mantels, etc., for the handsome residence which is about to be built in Merchantville for P. L. Smith, owner, from plans by Wm. Copeland Furber, Philadelphia, Pa.

TRENTON.—Bids were received Aug. 27 at the office of James Knox Taylor, Superv. Arch., Washington, D. C., for construction of an extension to the post office building at Trenton, N. J.; as follows: Conners Bros. Co., Lowell, Mass., \$133,400; Fissell & Wagner, St. James Bldg., Manhattan, \$142,500; William Johnston, Trenton, N. J., \$110,500; time to complete, Nov. 30, 1909.

(Continued on page 389.)

THE REAL ESTATE FIELD.

The Torrens Commissioners.

THE realty interests of the City of New York were pleased with the news conveyed from Albany as to the appointment of a Commission to investigate the question of land title registration. Among the many things that can be accomplished by such a Commission is the careful investigation of the documents and data that have been gathered for sometime by the Real Estate Board, and which will be laid before the Commission at a future meeting.

It also will have the power to subpoena witnesses and take testimony as well as to compel the production of books and papers which it may think advantageous to examine. The Commission is also directed to confer with the United States authorities and authorities of such other countries as have adopted a system of land title registration.

The personnel of this Commission is praiseworthy, including Mr. David A. Clarkson, President of the Real Estate Board of Brokers of the City of New York, who has made a careful study of the system as adopted in the various States, and careful perusal of the reports as submitted by the foreign consuls and authorities on the working of the Torrens System.

Mr. Allan Robinson, President of the Allied Real Estate Interests of the State of New York, who has done such excellent work in connection with the Mortgage Tax Law and other doings of interest to real estate owners, will no doubt take an active interest in the Commission. Mr. T. Winthrop Weston, who is Secretary of the Real Estate Association of New York State, is an active real estate man and student, who will give the matter his careful consideration, while Mr. G. W. Thompson, Deputy Registrar of Kings County, is well qualified to show the defects of the present system to the Commission and urge a speedy change.

Ralph Folks, of New York, who has been interested in a national club scheme, is a lawyer of prominence and repute. He, no doubt, will devote considerable time to the question before the Commission. Mr. A. G. Reeves is a lawyer and lecturer on Real Estate Law, and author of "Reeves on Real Property," and Mr. Henry Pogram is a lawyer of New York City.

With a Commission of this character there can be no question that the good that can be accomplished is well worth the effort that has been put forth in bringing this matter before the proper State authorities. It is now the duty of land owners of New York to see that the proper information is brought before the Commission so that it will be fully conversant with the present methods and recommend proper legislation.

When a Commission is Earned.

It is commonly supposed that when a piece of property is listed for sale with a broker, and he offers it to somebody who buys the property from the owner, the real estate man is entitled to his commission. This conclusion by no means necessarily follows. The idea also prevails that if a real estate man brings a purchaser who is ready, willing and able to take the property at the price at which it is listed, and the owner refuses to sell or fails to tender a good title, the broker has then earned his commission. This is not universally true. The right to commissions often depends on many and various considerations.

In order to be entitled to his commission under the law the broker should bring seller and buyer together, so that there is a meeting of minds. This means in common parlance that the broker, unless he has been given power of attorney to bind the owner by contract, must get the seller and buyer to agree on all material points.

In the ordinary case, where the broker is merely authorized to introduce a purchaser, the terms of sale have seldom been given by the owner in such detail as to prevent him from withdrawing the property from the market. A real estate contract involves many items, and unless the parties are agreed on these it cannot be said that their minds have met.

Many real estate men think that if they have the exclusive agency for six months the owner is not at liberty to sell directly to a customer during that time. This may be a mistake. Of course, it depends on the terms of the contract, and a contract can be so framed as to have that effect, but the ordinary form of "exclusive agency" merely provides that the owner shall not employ any other agent to sell the property during the period in question. The contract ought to cover the question of the agent's compensation in case the owner sells directly to a purchaser or violates his agreement by employing another agent who effects a sale.

The 80 Per Cent. Clause.

Careful scrutiny of any insurance policy covering a business risk will disclose a provision to the following effect:

It is a part of the consideration for this policy, and the basis upon which the rate of premiums is fixed, that the assured shall maintain insurance on the property described by this policy to the extent of at least eighty (80) per cent. of the actual value thereof, and, that failing so to do, the assured shall be a co-insurer to the extent of such deficit, and to that extent shall bear his, her or their proportion of any loss, and it is expressly agreed that in case there shall be more than one item or division in the form of this policy, this clause shall apply to each and every item, provided, however, that whenever the loss does not exceed five (5) per cent. of the amount of insurance involved, the co-insurance clause need not be applied in the adjustment.

Of the few persons who read an insurance policy a small fraction grasp the significance of this clause. Its meaning, however, is plain. If you have a building worth \$10,000 you must carry at least \$8,000 of insurance or be a co-insurer with the company for the amount of the difference. If you have only \$5,000 of insurance, and your building is damaged to that amount, you are a co-insurer to the extent of \$3,000 and the company will pay you only five-eighths of your loss. The consequence of a failure to carry the required amount of insurance is so serious that it becomes of vital importance to the owner of a business building to know what valuation will be placed upon it in case of a fire.

A statement of the amount of insurance that would be accepted as a compliance would be a natural accompaniment of this rule, and once upon a time insurance companies sometimes would on request furnish a statement of what would be accepted as a compliance with the 80 per cent. valuation clause; but now the property is never appraised until there is an apparent loss of 80 per cent., and the owner requests it in the adjustment proceedings. Hence the owner must make his own estimate of valuation at his own risk, though there is a public feeling that the underwriters should be ready to make the investigation necessary to define the terms and effects of the clause.

But it is quite customary in New York City to have a certified appraiser of the New York Fire Insurance Exchange appraise the property for insurance purposes, at, however, the owner's expense. His appraisal is then accepted as a basis of settlement, less, of course, the regular depreciation by wear and tear, ascertained by adjusters and agreed upon at adjustment of loss. Of course all this naturally applies only on building insurance, as stocks, or any merchandise, is valued only at cost price, shown by assured's books or receipts, less any depreciation, if shopworn, etc. Any increase in value over cost price, of course, would come under the head of profit insurance.

From the point of view of the underwriter, there is really very little excuse for any one to try and estimate to a hair at all times his value. He says a careful owner prefers to carry even more than the exact 80 per cent., fearing his loss might exceed that percentage. It would be impossible to establish a permanent value irrespective of fluctuations in the market value of materials, etc., and for the company to agree to pay that sum, even if the building, or whatever it was, could be replaced for half. If prices increase it is held to be wisdom on the part of the assured to increase his insurance, or he may find, even if the companies pay their full amount, that he is still out money.

A Profitable Venture.

The success which the owners of the Empire City Track have experienced of late recalls the notable resale of that property at auction on February 25, 1902, on which day Bryan L. Kennelly, on a bid of \$300,000, secured the parcel for a syndicate of turfmen which was personally organized by himself. Mr. Kennelly takes a personal pride in the good fortune of the syndicate on account of the prominent part which he took in its formation. He estimates that the property has more than tripled in value and that it is worth to-day about \$1,000,000.

New Jersey Exchange Opens Manhattan Quarters.

The recently-organized New Jersey Real Estate Exchange has opened quarters at 141 Broadway, Manhattan, and intends to fit up its rooms with appropriate maps and records, so that information of value to real estate men may be readily accessible. Desks will be provided for members as well as a private room for use in closing titles. The exchange has a limited number of desk-room privileges to let. On the Board of Governors are Otto Kempner, president; Wm. A. Lambert, 1st vice-president; Joseph P. Day, Jos. W. Doolittle, W. W. Slocum, Frank Stevens and others.

Development of East 125th Street.

A steady, healthy advancement in realty values in East 125th Street has been going on for some time past, and those who invested their money in that section a couple of years ago are reaping the reward of their good judgment. There is a strong demand for good stores, and property owners are altering old dwellings into business buildings as fast as practicable. Small houses, 20 feet front, rent for about \$4,000, of which the store-keeper pays three-quarters, while the balance is divided among the upper stories. It will be recalled that the Harlem Savings Bank is constructing new quarters just west of Lexington Avenue, on the south side, and there are other owners who will build and alter as soon as the money market eases up.

There are good, substantial business houses on this street, and when one considers that there are eight banks and trust companies, several theatres, as well as drygoods and furniture houses, and that it is accessible and crossed by every railroad and surface line running north and south, surely the future is assured. There is one deplorable condition, and that is that there are only three arc lamps to the block; and were it not for the generosity of the store-keepers, it would be worse than any suburban town. This condition doubtless exists because it has not been brought to the attention of those who have the matter in charge, but it is one which should be immediately remedied.

Increase in State Property.

At this week's meeting of the State Board of Equalization, the equalized percentages of assessed valuations, both of real estate and personal property, were changed in eighteen counties. The following table shows the total assessed value of both classes of property as compared with 1905:

	1906.	1905.	Increase over 1905.
Real estate	\$7,933,057,917	\$7,312,611,445	\$650,436,465
Personal property	632,321,477	702,469,270	70,147,793

Total real estate and personal property \$8,565,379,394 \$550,288,672

The new percentages in the eighteen counties are: Dutchess, 85; Hamilton, 85; Ulster, 83; Monroe, 82; Livingston, 82; Schoharie, 79; Schenectady, 78; Suffolk, 75; Fulton, 75; Otsego, 75; Erie, 74; Schuyler, 74; Washington, 73; Delaware, 68; Warren, 67; Franklin, 65; Essex, 60; Sullivan, 60.

Reservation.

To the Editor of the Record and Guide:

Dear Sir—Will you kindly advise us regarding the following point of law: If the Brown estate sells a tract of land situated in the State of New York, to Jones, and puts in the deed a reservation for the estate as follows:

"Excepting and also reserving, nevertheless, out of this present grant unto the party of the first part, his heirs or assigns, three equal, undivided fourth parts of all ores, mines, minerals or beds of ore, or salt springs of whatever nature or kind soever, and the land upon, or under which the same is or was or may hereafter be discovered or found."

Question: Is above reservation good in law and does it make the Brown Estate and the grantee "tenants in common," or what effect, if any, has it in deed.

Answer—We think that the reservation is good in law in case minerals or a salt spring have been or should hereafter be discovered on or under the land described in the deed, but not otherwise—the deed having, in case of such discovery, only the effect of a deed conveying an undivided fourth therein.—Editor.

The Greenpoint Proposition.

The matter of subway prospects and the Utilities law do not seem to enter into the question materially with prospective buyers in the Greenpoint section of Brooklyn. Brokers say that, considering the unfavorable conditions of weather, they have no reason to complain of the business of the spring months.

Mr. W. F. Corwith, of Corwith Brothers, 851 Manhattan av, remarked that no doubt in other sections of Brooklyn subway prospects and the matters involved in the Utilities law are considered more in detail, but in his section he does not expect to see any direct effect from the new law, though he expects a natural lull in business from now until fall. Mr. Corwith has also observed these further circumstances:

"While there is not so much building going on, or in prospect in this section, those who have buildings under way do not seem to find any difficulty in getting their loans. We have always argued that the Greenpoint section of Brooklyn will grow in population and have a steady and moderate increase in values, because of its geographical relation to the centre of New York city. Our experience of over thirty-five years of active business in this location bears us out in this statement, and we know of no better section of Brooklyn for investment purposes than right here. There is always ready sale for property, and rents hold up well, if not better, than in other sections of Brooklyn. The manufacturing interests, which is a prominent feature of this section, will always be a material factor in this respect."

A consideration in any wise analytical of property elements at Greenpoint, with its immense manufacturing and shipping interests, and the necessarily attendant population, will confirm all that Mr. Corwith has said of Greenpoint as a business proposition.

Stock Shrinkage and Real Estate Values.

OUT of the exposure of regrettable practices by the railroad corporations, and consequent public disfavor, there is expected to come a new tide of money for investment in tax-exempt real estate mortgages. Robert E. Dowling, president of the City Investing Co., expects to see plenty of 4½ per cent money this winter. Speaking through the Evening Post Mr. Dowling expresses the opinion that present values will stand unless rentals are seriously affected. Should there be a general shrinkage in business, mercantile properties might decrease in rental value, but such a decrease would not be noticeable until after the depression had come.

Further, Mr. Dowling says that his observations have led him to believe that there will be no shrinkage of values hereabouts, because building of all kinds has let up so since 1906 that the population is now growing faster than production. This was because such improvements as the McAdoo and Pennsylvania tunnels and other large construction work had taken all the money available for that purpose.

"In fact there has been too much business for the money in the country. Speculators in Wall st are not investors in real estate, as a rule, and there is, therefore, little likelihood of any selling movement in real estate to make good losses in stocks. It may be that some of the residents of the 5th av section might take a little less for their houses to-day than they would have a year ago, but, as a rule, property cannot be bought at anything less than an advance on its last price. I do not look for any boom in real estate, but I certainly believe that this fall will witness the revival of the market with a good amount of high-class business."

Extremely improbable—it may be proper to add to what Mr. Dowling has said—is it that the current declension in stocks will sink deep enough to reach the foundations of commercial prosperity, and it is rather to be wished that disconnection between mere Wall Street speculation and the substantial business of the country will be so emphasized that Agriculture, Commerce and Manufacturing will learn never to apprehend business depressions as a consequence merely of the "squeezes" and "booms" of the stock exchanges.

Wealth for Young Men.

FINANCIER ADVISES THEM TO BUY REAL ESTATE—WISEST COURSE IS TO HAVE AN OBJECT AND INVEST IT IN PROPERTY AND GO IN DEBT FOR IT.

In answer to a request that he write some practical hints for young men on the acquirement of wealth, a leading financier responded as follows:

"I think that more young men fail in the investment of what they earn or receive than in any other way to acquire property. The temptations to speculate are so great, and the desire to become suddenly rich so strong, that I believe eight out of ten, if not more, of young men are wrecked at the very beginning.

"If a young man is earning something more than the expense of his living, and has no object in view, he is likely either to increase those expenses carelessly, or to loan his money to his friends, and in so doing in the majority of cases he will lose both friends and money. So that the best thing that he can do is to have an object, gather up his money, and to have a call for it which shall be a profitable one. He makes no investment because, he says, 'I have got so little money that it won't come to anything; I will wait until I get more; and in waiting, generally, what he has goes.

"When a young man has a very little money, let him buy some property, preferably a piece, however small, according to his means, of improved real estate that is paying rent, paying in cash what he can, giving an installment mortgage for the balance. I don't know any better way to save money. And he does not burden himself down. If he should need his capital in business, he will be able to sell if he has bought in the right place."

Car Barn Not to Be Rebuilt.

There is a persistent rumor going around the upper East Side that the plot formally occupied as the car barn for the Madison av cars, situated between 85th and 86th st on the west side of Madison av, will be built up with apartment houses, but nothing definite could be ascertained except that it will not be rebuilt and occupied for car storage purposes.

There has been an enormous increase in realty values since this property was acquired by the railroad company, and the directors do not feel justified in erecting any building on the plot other than an apartment house that would show good returns on the money invested. There is a very good demand for store property on Madison av, and it is possible that they may construct an apartment house with stores on the grade floor.

Aids to Business Making.

A lucrative department of a real estate office is the leasing of tenement property entire. The expiration of these leases should be noted in the margin of the Record and Guide Quarterly in variously colored inks. Thus August written in red in the margin of the Quarterly of 1902 would mean that the lease expired August, 1907. Green would mean 1908, etc. This applies as well to lofts and stores. The owner of the property should be located in the Real Estate Directory.

Real Estate and Building Statistics.

The following are the comparative tables of Manhattan, The Bronx and Brooklyn of the Conveyances, Mortgages and Projected Buildings for the corresponding weeks 1906 and 1907:

MANHATTAN AND THE BRONX.

CONVEYANCES.		1907.		1906.	
		Aug. 30-Sept. 5, inc.		Aug. 31-Sept. 6, inc.	
Total No. for Manhattan	172	Total No. for Manhattan	270		
No. with consideration	12	No. with consideration	16		
Amount involved	\$953,638	Amount involved	\$877,225		
Number nominal	160	Number nominal	254		
		1907.		1906.	
Total No. Manhattan, Jan. 1 to date	9,390	Total No. Manhattan, Jan. 1 to date	16,382		
No. with consideration, Manhattan, Jan. 1 to date	635	No. with consideration, Manhattan, Jan. 1 to date	985		
Total Amt. Manhattan, Jan. 1 to date	\$85,487,611	Total Amt. Manhattan, Jan. 1 to date	\$52,171,259		
		1907.		1906.	
Total No. for the Bronx	136	Total No. for The Bronx	180		
No. with consideration	5	No. with consideration	7		
Amount involved	\$327,450	Amount involved	\$46,375		
Number nominal	131	Number nominal	173		
		1907.		1906.	
Total No., The Bronx, Jan. 1 to date	6,694	Total No., The Bronx, Jan. 1 to date	9,079		
Total Amt., The Bronx, Jan. 1 to date	\$5,937,383	Total Amt., The Bronx, Jan. 1 to date	\$6,349,254		
Total No. Manhattan and The Bronx, Jan. 1 to date	16,084	Total No. Manhattan and The Bronx, Jan. 1 to date	25,461		
Total Amt. Manhattan and The Bronx, Jan. 1 to date	\$41,424,994	Total Amt. Manhattan and The Bronx, Jan. 1 to date	\$58,520,513		
Total No. for Manhattan, for Aug.	736	Total No. for Manhattan, for Aug.	1,263		
Total Amt. for Manhattan for Aug.	\$4,507,775	Total Amt. for Manhattan for Aug.	\$3,453,715		
Total No. Nominal	692	Total No. Nominal	1,195		
Total No. for The Bronx, for Aug.	611	Total No. for The Bronx, for Aug.	892		
Total Amt. for The Bronx, for Aug.	\$661,597	Total Amt. for The Bronx, for Aug.	\$759,038		
Total No. Nominal	562	Total No. Nominal	830		
Assessed Value, Manhattan.					
		1907.		1906.	
		Aug. 30-Sept. 5, inc.		Aug. 31-Sept. 6, inc.	
Total No., with Consideration	12	Total No., with Consideration	16		
Amount Involved	\$953,638	Amount Involved	\$877,225		
Assessed Value	\$638,000	Assessed Value	\$598,000		
Total No., Nominal	160	Total No., Nominal	254		
Assessed Value	\$11,049,500	Assessed Value	\$8,075,200		
Total No. with Consid., from Jan. 1st to date	635	Total No. with Consid., from Jan. 1st to date	985		
Amount involved	\$35,487,611	Amount involved	\$52,171,259		
Assessed value	\$23,585,600	Assessed value	\$36,474,775		
Total No. Nominal	8,754	Total No. Nominal	15,397		
Assessed Value	\$261,680,000	Assessed Value	\$505,895,710		
MORTGAGES.					
		1907.		1906.	
		Aug. 30-Sept. 5, inc.		Aug. 31-Sept. 6, inc.	
Total number	134	Total number	151		
Amount involved	\$2,414,140	Amount involved	\$1,065,280		
No. at 6%	77	No. at 6%	47		
Amount involved	\$977,490	Amount involved	\$220,637		
No. at 5 1/2%	3	No. at 5 1/2%	24		
Amount involved	\$46,000	Amount involved	\$109,300		
No. at 5%	84	No. at 5%	52		
Amount involved	\$1,046,500	Amount involved	\$513,750		
No. at 4 1/2%	1	No. at 4 1/2%	3		
Amount involved	\$10,000	Amount involved	\$118,460		
No. at 4%	1	No. at 4%	1		
Amount involved	\$1,200	Amount involved	\$22,000		
No. at 3%	1	No. at 3%	1		
Amount involved	\$1,200	Amount involved	\$1,200		
No. at 2%	19	No. at 2%	41		
Amount involved	\$334,150	Amount involved	\$103,133		
No. above to Bank, Trust and Insurance Companies	21	No. above to Bank, Trust and Insurance Companies	8		
Amount involved	\$875,000	Amount involved	\$105,500		
		1907.		1906.	
Total No., Manhattan, Jan. 1 to date	10,129	Total No., Manhattan, Jan. 1 to date	13,314		
Total Amt., Manhattan, Jan. 1 to date	\$251,458,980	Total Amt., Manhattan, Jan. 1 to date	\$257,591,938		
Total No., The Bronx, Jan. 1 to date	6,088	Total No., The Bronx, Jan. 1 to date	6,564		
Total Amt., The Bronx, Jan. 1 to date	\$59,482,359	Total Amt., The Bronx, Jan. 1 to date	\$49,493,241		
Total No., Manhattan and The Bronx, Jan. 1 to date	16,217	Total No., Manhattan and The Bronx, Jan. 1 to date	19,878		
Total Amt. Manhattan and The Bronx, Jan. 1 to date	\$310,941,339	Total Amt. Manhattan and The Bronx, Jan. 1 to date	\$307,085,179		
Total No. for Manhattan for Aug.	736	Total No. for Manhattan for Aug.	1,206		
Total Amt. for Manhattan for Aug.	\$16,643,825	Total Amt. for Manhattan for Aug.	\$23,411,607		
Total No. for The Bronx, for Aug.	479	Total No. for The Bronx, for Aug.	705		
Total Amt. for The Bronx, for Aug.	\$2,917,543	Total Amt. for The Bronx, for Aug.	\$4,312,522		
PROJECTED BUILDINGS.					
		1907.		1906.	
		Aug. 31-Sept. 6, inc.		Sept. 1 to 7, inc.	
Total No. New Buildings:		Total No. New Buildings:		Total No. New Buildings:	
Manhattan	2	Manhattan	27	Manhattan	27
The Bronx	23	The Bronx	59	The Bronx	59
Grand total	25	Grand total	86	Grand total	86
Total Amt. New Buildings:		Total Amt. New Buildings:		Total Amt. New Buildings:	
Manhattan	\$525,000	Manhattan	\$5,042,500	Manhattan	\$5,042,500
The Bronx	156,550	The Bronx	517,100	The Bronx	517,100
Grand Total	\$681,550	Grand Total	\$5,559,600	Grand Total	\$5,559,600
Total Amt. Alterations:		Total Amt. Alterations:		Total Amt. Alterations:	
Manhattan	\$190,575	Manhattan	\$209,100	Manhattan	\$209,100
The Bronx	11,700	The Bronx	14,400	The Bronx	14,400
Grand total	\$202,275	Grand total	\$223,500	Grand total	\$223,500
Total No. of New Buildings:		Total No. of New Buildings:		Total No. of New Buildings:	
Manhattan, Jan. 1 to date	774	Manhattan, Jan. 1 to date	1,382	Manhattan, Jan. 1 to date	1,382
The Bronx, Jan. 1 to date	1,397	The Bronx, Jan. 1 to date	1,546	The Bronx, Jan. 1 to date	1,546
Mhhtn-Bronx, Jan. 1 to date	2,171	Mhhtn-Bronx, Jan. 1 to date	2,928	Mhhtn-Bronx, Jan. 1 to date	2,928
Total Amt. New Buildings:		Total Amt. New Buildings:		Total Amt. New Buildings:	
Manhattan, Jan. 1 to date	\$60,925,760	Manhattan, Jan. 1 to date	\$95,286,180	Manhattan, Jan. 1 to date	\$95,286,180
The Bronx, Jan. 1 to date	15,453,800	The Bronx, Jan. 1 to date	21,521,045	The Bronx, Jan. 1 to date	21,521,045
Mhhtn-Bronx, Jan. 1 to date	\$76,379,560	Mhhtn-Bronx, Jan. 1 to date	\$116,807,225	Mhhtn-Bronx, Jan. 1 to date	\$116,807,225

Total Amt. Alterations:		
Mhhtn-Bronx, Jan. 1 to date	\$12,444,714	\$16,800,440
Total No. New Bldgs., Man-	67	134
hattan, for Aug.		
Total Amt. New Bldgs., Man-	\$6,956,800	\$7,438,150
hattan, for Aug.		
Total No. New Bldgs., The	179	174
Bronx, for Aug.		
Total Amt. New Bldgs., The	\$1,511,500	\$1,999,650
Bronx, for Aug.		

BROOKLYN.

CONVEYANCES.		1907.		1906.	
		Aug. 29-Sept. 4, inc.		Aug. 30-Sept. 5, inc.	
Total number	508	Total number	859		
No. with consideration	33	No. with consideration	39		
Amount involved	\$236,150	Amount involved	\$333,080		
Number nominal	475	Number nominal	475		
Total number of Conveyances, Jan. 1 to date	23,942	Total number of Conveyances, Jan. 1 to date	26,162		
Total amount of Conveyances, Jan. 1 to date	\$15,205,389	Total amount of Conveyances, Jan. 1 to date	\$21,260,785		
Total No. of Conveyances for Aug.	2,466	Total No. of Conveyances for Aug.	3,743		
Total Amt. of Conveyances for Aug.	\$1,707,470	Total Amt. of Conveyances for Aug.	\$1,445,653		
Total No. of Nominal Conveyances for Aug.	2,350	Total No. of Nominal Conveyances for Aug.	3,557		

MORTGAGES.

Total number	566	Total number	709		
Amount involved	\$2,072,107	Amount involved	\$3,791,862		
No. at 6%	304	No. at 6%	390		
Amount involved	\$765,187	Amount involved	\$1,056,310		
No. at 5 1/2%	207	No. at 5 1/2%	104		
Amount involved	\$1,030,670	Amount involved	\$675,793		
No. at 5%	44	No. at 5%	189		
Amount involved	\$243,400	Amount involved	\$954,466		
No. at 4 1/2%	2	No. at 4 1/2%	3		
Amount involved	\$4,650	Amount involved	\$25,700		
No. at 4%	1	No. at 4%	1		
Amount involved	\$1,200	Amount involved	\$1,200		
No. at 3 1/2%	1	No. at 3 1/2%	1		
Amount involved	\$1,200	Amount involved	\$1,200		
No. at 3%	9	No. at 3%	22		
Amount involved	\$28,200	Amount involved	\$77,093		
Total number of Mortgages, Jan. 1 to date	24,744	Total number of Mortgages, Jan. 1 to date	26,999		
Total amount of Mortgages, Jan. 1 to date	\$108,659,352	Total amount of Mortgages, Jan. 1 to date	\$111,215,968		
Total No. of Mortgages for Aug.	2,705	Total No. of Mortgages for Aug.	3,217		
Total Amt. of Mortgages for Aug.	\$11,166,883	Total Amt. of Mortgages for Aug.	\$12,431,724		

PROJECTED BUILDINGS.

No. of New Buildings	76	No. of New Buildings	111		
Estimated cost	\$709,100	Estimated cost	\$929,665		
Total Amount of Alterations	\$50,679	Total Amount of Alterations	\$50,679		
Total No. of New Buildings, Jan. 1 to date	6,586	Total No. of New Buildings, Jan. 1 to date	5,741		
Total Amt. of New Buildings, Jan. 1 to date	\$50,321,128	Total Amt. of New Buildings, Jan. 1 to date	\$43,562,322		
Total amount of Alterations, Jan. 1 to date	\$4,733,985	Total amount of Alterations, Jan. 1 to date	\$3,610,063		
Total No. of New Bldgs. for Aug.	541	Total No. of New Bldgs. for Aug.	692		
Total Amt. of New Bldgs. for Aug.	\$4,831,849	Total Amt. of New Bldgs. for Aug.	\$6,909,355		

PRIVATE SALES MARKET

Review of the Week.

THE volume of actual private sales in Manhattan and the Bronx is small, likewise a marked falling off in the number of recorded conveyances is noticeable, and although it is not unreasonable to assume that a general improvement will be witnessed within the next fortnight, present indications are of such a character as to render it difficult to predict with any degree of certainty whether or not realty trading for the fall of 1907 will equal that of the previous corresponding period. It has been argued that the several recent important transactions which have been closed indicate a strong market, handicapped only by unfavorable mortgage conditions; but while it must be admitted that the influence of these sales on surrounding values is potent, they cannot be accepted as an evidence of the pulse of the general market, since the conditions which governed them were almost entirely local in character. A strong market manifests itself in the volume of well-scattered sales, rather than in the magnitude of a few sectional transactions.

There is one factor to be taken into consideration this fall which may well be deemed of importance in venturing a forecast, and that is the likelihood of a considerable degree of capital being diverted to investment in real property through the enormous shrinkage in stocks and bonds that otherwise might have remained invested in these securities. This diverting is rendered more probable by the fact that the advantages of investment in real estate have been so marked for two or three years that discriminating investors are rapidly recognizing real property as the best security for hoarded savings, after all. In the meantime, many brokers, particularly those who handle the smaller properties, have revised their lists and are marshaling their forces in preparation for an expected demand from this direction.

Among the transactions of interest below 59th st was the reported sale of the Luce Holdings on Fifth avenue, a plot at the northwest cor of Lafayette and Howard sts, which

foreshadows another building operation, and a deal involving the acquisition of the Hotel Belmont in 45th st, at a figure approaching \$300,000. Above the circle the purchase of private dwellings was the feature, but across the Bronx very little activity is recorded beyond a few sales of two-family houses. The total number of private sales reported is 36, of which 9 were below 59th st; 15 above, and 12 in the Bronx.

SOUTH OF 59TH STREET.

BAYARD ST.—Hiram Rinaldo & Bro. sold for H. Rochman as executor to E. L. Lucas 14 Bayard st, a 4-sty tenement, 19x50, adjoining the northeast corner of Chrystie st.

LAFAYETTE ST.—Webster Realty Company, of which Mayer S. Auerbach is president, bought through F. E. Barnes, from the Smith estate, of Meriden, Conn., the plot, 113.10x89.4, at the northwest corner of Lafayette and Howard sts. The parcel is one block distant from the Canal st station of the Subway.

IRVING PL.—Ponter & Crawford sold for the Investors and Traders' Realty Company to Morris Weinstein the southwest corner of Irving pl and 19th st, a 4-sty dwelling, 92x25. The sellers bought the property a short time ago through the brokers in the present transaction.

Hotel Belmont Changes Hands.

45TH ST.—Through the combined efforts of V. F. Pelletreau & Co. and W. E. Preble the Hotel Belmont at 116-118 West 45th st has been sold for Lillian B. Leavitt to the Valenca Realty Company. The building is nine stories in height and covers a plot 40x100. It is situated between 6th av and Times square, and is immediately in the rear of the Stuyvesant Theatre. The purchase price is understood to have approached \$300,000.

Columbia Leasehold Finds Purchaser.

49TH ST.—The estate of George R. Gibson sold 31 West 49th st, a 4-sty and basement stone front dwelling, 22x100.5, Columbia College leasehold.

BOWERY.—Hiram Rinaldo & Bro. sold for Bertha Rauth to Harry Wittenberg 168 and 168½ Bowery, a 4-sty building, 25.6x100, between Broome and Spring sts.

Large Fifth Avenue Deal.

5TH AV.—It was rumored late on Friday that Harry J. Luce sold to a Mr. Holbrook his holdings at 667 to 671 5th av, 60x100, and 2 East 53d st, 25x100.5. In all the plot contains about 8,500 square feet and is covered with old style 4-sty dwellings. The property was acquired by the seller several years ago at a cost of about \$850,000. While the price reported in the present transaction is not definitely known, it is believed to equal approximately \$1,250,000.

In the Pennsylvania Section.

10TH AV.—Pocher & Co. sold for the Badt-Mayer Co. the 5-sty tenement at 484 10th av, corner 37th st, together with the adjoining tenement, No. 486, 50x75. The purchaser buys for investment.

NORTH OF 59TH STREET.

78TH ST.—Emanuel Simon resold for Meier Lehman to B. Wollesen the southwest cor of 78th st and Av A, two 4-sty buildings, on lot 25x94.

79TH ST.—W. E. D. Stokes sold the plot, 130x102.2, on the south side of 79th st, 86 ft. east of Riverside Drive, to the Stuyvesant Co-operative Buildings, Inc. It is the intention of the buyer to erect a 12-sty fireproof apartment on the site at a total cost of about \$650,000. When completed, it will be conveyed to co-operative owners under the name of "310 West Seventy-ninth Street, Inc." The building will contain 29 duplex apartments. It is understood that 11 of the apartments will be sold for a total of \$218,000, and the remainder rented for a total of \$59,800. This sum exceeds by \$13,000 the total estimated running expenses.

86TH ST.—Slawson & Hobbs sold for Herman J. H. Asendorf the 5-sty American basement dwelling, 329 West 86th st, 20x100.8. The buyer will occupy the premises.

102D ST.—In part payment for 548 West 125th st, M. Desetnick gives to Mrs. Rabinovitch 164 East 102d st, a 4-sty flat, 20x100.11.

Resale in 103d Street.

103D ST.—James J. Connor resold for Kaufman Sasserath to Jacob Abraham the 4-sty double flat, 24.6x100.11, at 153 East 103d st, adjoining the northeast cor of Lexington av.

109TH ST.—Charles M. Siegel bought from Nathan Burkan, 232 East 109th st, a 5-sty flat, 25x100.11.

117TH ST.—Emanuel Simon sold for Bloch Bros. to the Peter Mundorff estate 360 and 362 West 117th st, two 5-sty double flats, 50x100.

125th St. Tenement in a Trade.

125TH ST.—Jacob Sado has sold for Sarah Rabinovitch 548 West 125th st, a 6-sty tenement, 25x100, to Max Desetnick, who gives in part payment 264 East 102d st, a 4-sty single flat, 20x100.

127TH ST.—Edward A. Isaacs sold for William B. Potter to M. Brady 26 West 127th st, a 3-sty frame dwelling, 25x99.11.

127TH ST.—J. B. Johnson sold for William R. Willis to Mary Lucas, for occupancy, 262 West 127th st, a 3-sty dwelling, 16.8x99.11.

130TH ST.—Shaw & Co. sold for the Brosnan estate 65 West 130th st, a 4-sty and basement stone front dwelling, 20x55x99.11.

143D ST.—Gem Realty Company and Harry Aronson sold to a purchaser, for investment, 122 and 124 West 143d st, a 6-sty flat, 41.8x99.11.

AV A.—Emanuel Simon resold for Meier Lehman to B. Wollesen the southwest cor of Av A and 78th st, two 4-sty buildings, 25x94.

JANSEN AV.—Daniel F. McElkenney sold for Mrs. Rose M. Tobin the 2-sty frame dwelling, 33x100, on the west side of Jansen av, 319 ft. south of 228th st.

MARBLE HILL.—E. Fellman sold for a client to Mark L. Kelly the northwest cor of Terrace View av and Jansen av, Marble Hill, a plot 134x82.

RIVERSIDE DRIVE.—Richard Collins, in conjunction with Davis & Robinson, sold the 4-sty high-stoop dwelling, 64 Riverside Drive, size 25x105. The buyer is a well-known Philadelphian, who intends to occupy the house as soon as he completes some alterations.

WEST END AV.—Chas. S. Kohler sold for David Christie to Mrs. Annie E. Taylor 902 West End av, a 4-sty brownstone dwelling, 20x72.

WEST END AV.—Slawson & Hobbs sold for Anne E. Levey to a client for occupancy, the 4-sty high-stoop dwelling, 509 West End av, 19.4x55x100.

BRONX.

221ST ST, ETC.—A. Shatzkin & Sons bought from Livingston & Turk a plot 100x114 on the north side of 221st st, 205 feet east of 4th av; also from a Mr. Callahan a plot 50x100 on the east side of Beech av, 400 feet north of Elm st. The same firm sold to a Mr. Carmine Fabrizio a lot 25x100 on Beech av, south of Corsa av, and to Frank Philisano a lot 25x100 on east side of Beech av, south of Corsa av.

FOURTH AV, ETC.—A. Shatzkin & Sons bought from a Mr. Weed the plot 75x105 on the east side of Fourth av, 39 ft. north of 211th st; also from C. E. Watson a plot 85x100 on Ash av, north of 216th st; also from a Mrs. Schaffaer a lot 25x190 on the south side of 217th st, east of Sixth av.

FRANKLIN AV.—Eugene J. Busher sold for John J. Barry 1200 Franklin av, a 3-sty frame dwelling, 22.1x190.8, and the lot, 20x100, adjoining on the north.

LORING PL.—Eduard Dressler sold to Marie Wittmack 2257 Loring pl, a 2-family house, 20x100.

TRINITY AV.—Julius H. Haas sold to Henry C. Niedenstein a two-family frame dwelling on the east side of Trinity av, opposite St. Mary's Park.

WENDOVER AV, ETC.—Reiter & Newman sold for Rosa Nathan the 4-sty flat 680 Wendover av; also sold the two-family brick house 446 East 135th st; also the 4-sty flat 1010 East 162d st; also the northeast corner of 207th st and Decatur av, Bedford Park.

LEASES.

Renton-Moore Co. leased for Charles T. Barney to J. F. Carroll for a term of years, a 4-sty private dwelling 25 Hamilton Terrace.

Renton-Moore Company leased for John Alexander Beall to William M. Montgomery for a term of years, a 4-sty private dwelling at 505 West 152d st.

Louis Schrag leased for Thonet Bros. to A. Habernicht & Co., wholesale wine merchants, the entire store floor and basement in their new concrete building, Nos. 542-4-6 West 36th st, for a long term.

S. B. Goodale & Son leased for John M. Gardner for a term of years his residence 108 West 91st st, to a Mr. Slayden of Ashville, N. C.; also for Mr. Gardner to a client the "Court Chambers" apartment house, 54 East 25th st.

Switzer & Levis leased for the Hensle Realty & Construction Co., to the Hygrade Wine Co., for a term of years, the entire cor store and basement in the building on the premises at northeast cor of Manhattan st and Broadway, at an aggregate rental of about \$30,000.

Duross Co. leased the 3 buildings, 364-6 7th av in the block adjoining the new Pennsylvania Railroad Station now being erected, to Peter Huc for a short period; also 39 West 19th st for the Prudential Real Estate Corporation, 3-sty and basement building, to Chiarello Bros. & Co. for a term of 3 years.

Chas. F. Noyes Co. leased for Edwd. G. Hewitt the building at 31 Rose st to the American News Co. The Noyes Co. were also the brokers in the recent lease of the store and basement of 37 Broad st for the United Merchants' Realty & Improvement Co. to the Exchange Buffet Co. for 21 years, at an aggregate rental of about \$200,000.

REAL ESTATE NOTES

John Reisenweber is the purchaser of 304 West 58th st, which appears in this week's conveyances. The property adjoining his Eighth av holdings.

Mr. Emanuel E. Tisch, of the firm of E. E. Tisch & Co., 957 Third av, is ready for business again, after spending the summer at Loch Sheldrake, Sullivan County.

Wright Barclay, of 299 Broadway, Manhattan, wishes to notify his clients that he has opened an uptown branch office at 435 4th av, to further facilitate the transaction of a general real estate business.

Schmidt & Donohue, real estate brokers and agents, have removed their offices to 291 Lenox av, near 125th st; the firm make a specialty of managing apartment houses and flats largely in the Harlem district.

Mr. A. N. Gitterman, of 156 Broadway, Manhattan, has been quite successful in placing loans on bond and mortgage. He said that personally he has experienced very little trouble in securing mortgage money, but that the difficulty lies in finding suitable applications.

Among the Wants and Offers an advertiser wishes it known that he has a 4-sty dwelling for sale, and in the same column an opportunity appears for those seeking to purchase a centrally located real estate office, besides it will also be noticed that an opening presents itself for a competent renting man.

Mr. Charles H. Schnelle, of Schnelle & Altstadt, in speaking about the conditions of the Real Estate market around the Yorkville section, said that the owners were very stiff in their prices. There does not seem to be any disposition on their part to give concessions, especially as to renting, because the demand is so far in excess of the supply. Most of the interior decorating is done at the expense of the tenant, though the owner attends to the exterior work.

Mr. Preston, of the firm of Dennis & Preston, 258 Broadway, Manhattan, does not look for any material rise in Manhattan real estate values for the next twelve months, although he ad-

WANTS AND OFFERS

AT \$25,000

An opportunity to purchase a bargain; NO. 65 WEST 83D ST., BETWEEN CENTRAL PARK WEST AND COLUMBUS AV., four-story, high-stoop private house; brownstone and brick front, foyer hall, laundry, and butler's pantry extension; lot 16.8x100.2; open plumbing; parquet floors; possession. Caretaker on premises, or N. L. & L. OTTINGER, Room 602, 31 Nassau St.

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WANTED.—Competent Real Estate and Renting Salesman. Good Opportunity for energetic man. Box 95, care of Record and Guide.

149 W. 61ST ST., a four-story brown stone dwelling for sale. Lease expires Oct. 1. JACOB A. KING, 596 Broadway, or 51 W. 125th St.

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IF INTERESTED in real estate along the Jersey Coast, get my appraisal before purchasing or loaning money on it. JACOB A. KING, 596 Broadway, N. Y., or West End, N. J.

PART of 125th St. store to let; first-class location. JACOB A. KING, 51 W 125th St., N. Y.

DESIRABLE BRONX Real Estate Office for sale. Centrally located, free rent. Large insurance business; first-class fixtures, etc.; easy terms. Address BOX 100, c/o Record and Guide.

mits that this may not apply to several of the active centers, such as the Waldorf-Astoria section and other districts similarly affected by changing business conditions. He is further of the opinion that many operators will be forced to dispose of their holdings at figures less than they have expected to receive, but still at a profit over cost prices of a year ago. Mr. Preston argues that this will go to show the inevitable result of over-production and overspeculation.

One of the old landmarks, the Haymarket dance hall, 498 Sixth av, corner of 30th st, is to be torn down as soon as the present lease expires. A dry goods firm from Syracuse have made an offer for it, and while the papers have not yet been signed, still it is understood that the terms are practically agreed upon. Oliver L. Jones, the owner of the property, refused positively to either confirm or deny the report when a representative of the Record and Guide called on him yesterday. One more link to the chain of modern business buildings that are being rapidly erected in the Herald Square section, will be added when this one is completed.

THE AUCTION MARKET

INTEREST in the auction market for the week was chiefly centered in the large offerings of vacant lots on Labor Day at Ostend (Far Rockaway) and at Livingston (Staten Island). In both instances all of the lots offered were disposed of at satisfactory figures. Although it rained on Monday the attendance at the Ostend auction was large, and the bidding sharp and snappy. The tract at Ostend consisted of 120 lots, situated immediately east and north of the Kuloff and Tackapouche hotels, and facing the ocean. One of the bargains, 12 2-3 lots, with a frontage of 170 feet in South st, overlooking the beach, was struck off by Auctioneer Joseph P. Day to ex-Chief William S. Devery at \$10,500. For a corner parcel of 6 1-2 lots opposite the Tackapouche Hotel, William J. Morris, a Manhattan realty operator, paid \$12,250; and a plot of 6 1-3 lots ad-

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joining, brought \$9,500. Jerome Buck purchased a corner plot of 7 1-8 lots for \$8,000. The lowest price secured was \$4,000 for a plot of 5 1-2 lots on Rue de St. Felix, the buyer in this instance being H. M. Miller. The entire offering was disposed of by Mr. Day in a little more than one hour's time, at a total of \$136,000.

On Staten Island excellent prices were also obtained by the Jere. Johnson, Jr., Co. The property sold consisted of a tract of 214 lots on Castleton, Mada, Davis, Prospect and Forest avs. The offering yielded \$66,145, the average price per lot being \$309. The highest price at the sale was obtained for a lot at the southeasterly corner of Bard and Davis avs, which brought \$900. There were 59 purchasers in all, among them being Cornelius G. Kolff, E. A. Ingals, F. L. Kennedy, Robt. H. Pentz and others.

On Wednesday, at the Vesey Street Salesroom, Bryan L. Kennelly sold a parcel known as the estate of E. Crossman-Riley at Seabright, N. J., 100x450, with cottage and stable, at public auction, the easterly portion of which, a plot 100x255, with cottage, being purchased by Leopold Hutter for \$9,250, and the westerly portion, 100x183, with stable, was knocked down to R. F. Greacen for \$4,700. On Thursday, Joseph P. Day conducted two foreclosure sales, one parcel being 306 to 312 East 27th st, 85x98.9, two 6-sty brick tenements, which was struck off to the plaintiffs, Pincus Lowenfeld and others, for \$96,632, the other being 882 to 904 Union av, 225x100, also 6-sty tenements, for which the plaintiff, Samuel Strasbourger, paid \$261,500.

Closely following the successful Far Rockaway auction, Joseph P. Day will have another large sale at Belle Harbor to-day, when 301 seashore lots and five cottages will be put up. The location of the property is widely and favorably known, and it is confidently expected that good results will be obtained. Among other coming auctions is that of the sale of over 300 acres by Bryan L. Kennelly, situated at Yonkers, N. Y., on Central Park av, Jackson av and Grassy Sprain rd, which will take place at the Court House at White Plains, N. Y., on Sept. 17.

OF INTEREST TO PROPERTY OWNERS.

Taxation of Unoccupied Land.

It is reported in a cable message from Bremen, that the Town Council of Schoeneberg, a suburb of Berlin, having 180,000 inhabitants, has adopted an ordinance providing that the owners of unoccupied land shall pay twice the amount of the taxes levied on occupied land, and further that "the municipalities of the other Berlin suburbs will follow the example of Schoeneberg, as otherwise more than the proper proportion of capital will be invested in building in the Schoeneberg suburb."

This last statement shows at once what effect the increased taxation of unoccupied land would have. Owners of unoccupied land would put it to use at once so as to escape the higher taxation. This movement in Germany is in line with other countries which have begun to understand that the land on which and from which all must live is the source of all wealth.

Mr. Edward Polak, the real estate and taxation expert, explained, upon being shown the Bremen report, that the increase of taxation on land in Germany is a faint attempt of the government to get back public wealth that has been appropriated by private individuals and to force unused land into use. Mr. Polak further said for this paper:

"Germany has long been experimenting with a land tax in Kiaochu, a Chinese possession and evidently has been satisfied with its operation since they are extending the system to the mother country.

"Statesmen of all countries are coming more and more to the belief that from the land should come the revenue for the support of the government.

"The English Premier, Sir Henry Campbell Bannerman, in a recent speech, pledged the Government's support to a readjustment of the land rating, taking the ground that an increased rating (taxation) on land values was highly important.

"In Scotland, The Land Restoration League has been demanding for a number of years that a tax on the full rental value of the land be enforced.

"In New Zealand they have long recognized the importance of a tax on land values. While the tax has never been high, the beneficial effects have been so apparent that the number of towns to adopt the tax are increasing every year.

"In Russia the land question is the important question, more so even than political liberty. The Duma recently dissolved by the Russian Government, were, expressly instructed by their constituents not to return until they procure from the government a readjustment of the land. Count Tolstoi has declared over and over again that the Russian question can only be settled when land values are equitably distributed among the people of Russia."

Regarding New York City Mr. Polak said that we have attempted to regain some of the public wealth by passing a law to tax railroad franchises the same as real estate. We also tax vacant land on one hundred per cent of its value where formerly it was taxed only on from forty to sixty per cent of its market value.

"In Fairhope, Alabama, a handful of men started a town a few years ago on the theory that all forms of taxation should be abolished save taxes on land values. Within a few years Fairhope has grown into one of the most flourishing towns in Alabama.

"Of course the movement in Schoeneberg is only a step in the right direction, but it is the adoption of the principle that all unused land should be doubly taxed, that land should not be kept out of use for speculative purposes and that the owners should use it or be forced to let go so that others who want to may use it.

"In order to secure the full benefit of this measure, all taxes on real estate improvement should be abolished and the tax should attach itself to the value of the land only.

"The problem is world wide and is pressing for solution. The life of all civilized governments depends on the equitable adjustment of their land laws."

"Which government will first adopt a just system of land tenure?"

Who Owns a Trust Deed.

A mortgage is an instrument conveying property to a creditor as security. A trust deed, as that term is commonly used, is an instrument which amounts in law to a mortgage, but which conveys the property to a third person as trustee for the benefit of the creditor. After a loan is paid off and the trust deed released, it is customary to surrender the instrument to the borrower. The trust deed, however, belongs to the trustee if he wants to keep it.

Public Works.

ASSESSMENTS FOR STREET OPENINGS.

An assessment for regulating grading, setting curbstones, flagging sidewalks, laying crosswalks, building approaches and placing fences in Fulton av from St. Paul's pl to East 175th st, was confirmed on August 27, 1907. The area of assessment includes both sides of Fulton av from St. Paul's pl to East 175th st, and to the extent of one-half the block at the intersecting and terminating streets.

PROPOSED STREET ASSESSMENTS.

The attention of property owners is directed to the proposed assessment for regulating, grading, curbing, flagging, laying crosswalks, building approaches and placing fences in Burnside av, from Tremont to Ryer av, as well as in Perry av, from East 207th st to Gun Hill road in the Bronx. Also for regulating, recurbing and reflagging Edgecombe av, from 147th st to 155th st, together with a list of awards for damages occasioned by a change of grade.

ASSESSMENTS FOR SEWERS.

Notice is given to property owners that an assessment for building a sewer in East 183d st was confirmed on August 20, 1907. The area of assessments includes both sides of 183d st between Morris and Creston avs.

Improvements Along the Concourse.

Sewers have been authorized in East 163d st and the Concourse, to cost about \$20,000, where the property benefited is valued by the Tax Department at \$110,000, as follows: East 163d st, from Sheridan av to Grand Boulevard and Concourse; Grand Boulevard and Concourse, east side, from East 163d st to East 165th st; Grand Boulevard and Concourse, west side, from East 164th st to East 165th st.

This improvement affects one block of East 163d st and two blocks of the Concourse. Title to all of these streets has been legally acquired. East 163d st has been regulated and graded, and one house has been erected upon the abutting property. The grading of the Concourse is now in progress, and the macadamizing of the roadway has been authorized. It is desired to complete the subsurface improvement before the macadam is laid.

Bronx Public Works Authorized.

The Board of Estimate has authorized the grading, regulating, curbing and flagging of the following streets in the Bronx:

In City Island av (Main street), from the approach to the bridge about 300 feet north of Elizabeth st to the Long Island Sound at the southerly end of City Island.

Popham av, between West 176th st and Montgomery av.

Kossuth pl, from Mosholu Parkway to DeKalb av.

East 147th (Dater) st, from Southern Boulevard to St. Mary's Park.

East 199th st, from Webster to Manor av.

Whittier st, from Seneca to Ludlow av.

PAVING.

The following paving improvements have been authorized:

Cypress av, between East 138th and East 143d sts.

East 137th st, from Southern Boulevard to Willow av.

Timpson pl, from East 147th to East 149th sts.

SEWERS.

In Anthony av, between Burnside av and East 180th st.

In East 235th st, between Kepler av and Mount Vernon av.

In Waterloo pl, between East 176th st and East 175th st.

In Valentine av, between East 201st st and Bedford Park Boulevard.

Grading West Farms Road.

The city took title, on August 1, 1907, to the lands within the lines of the West Farms Road, between the northerly side of Unionport rd and Westchester Creek, and has ordered regulating, grading, curbing and flagging of West Farms Road between Morris Park av and the corner of Main st and Westchester av in the old village of Westchester.

Proceedings for acquiring title to West Farms Road, between the Bronx River and Westchester Creek, were authorized on September 16, 1903, and the oaths of the Commissioners of Estimate and Assessment were filed on January 30, 1906. A grading and paving improvement affecting the portion of the street between the Bronx River and Morris Park av was authorized by the Board of Estimate and Apportionment on

January 25, 1907, and at the same time provision was made for vesting title to that portion of the street between the Bronx River and Morris Park av in the city, on April 1, 1907. On April 5, 1907, provision was made for vesting title in the city on May 1, 1907, to that portion of the street between Morris Park av and the northerly side of the Unionport road to permit of carrying out improvements now in progress along the line of the New York, New Haven and Hartford Railroad.

The resolution last passed affects a length of about one and three-quarter miles of West Farms Road, and through the entire distance a roadway of lesser width is in use at the present time. The abutting property in the vicinity of the terminals named in the resolution has been partially improved, but only a very few buildings have been erected along the intervening section. The roadway is occupied by trolley tracks, and the street, through a large portion of its length, adjoins the property of the New York, New Haven and Hartford Railroad Company. The improvement is an important one, and will form an additional means of communication between the former village of Westchester and the Morrisania district.

The work to be done comprises the following: 44,400 cubic yards earth and rock excavation, 148,000 cubic yards filling, 17,700 linear feet curbing, 60,500 square feet flagging. The estimated cost of construction is \$187,000, and the assessed valuation of the property to be benefited is \$1,023,430.

A Way to Sell Property.

Professional speculators and operators require little prompting with respect to the method of marketing real estate holdings, but the small investor is prone to make serious mistakes in his anxiety to make a profitable turn. It seems to be the idea of the average property owner that, in order to dispose of his realty quickly and at a substantial advance, it is necessary to list it with as many brokerage offices as possible, but in so doing he commits an error. Nothing tends to cheapen a property quicker than to have it peddled around like small articles of merchandise. To be sure, the particulars of the parcel offered for sale are regularly entered on the brokers' lists and may meet with the requirements of a buyer who providentially happens to be attracted to the offering, although, unless it is particularly pointed out or properly advertised, it is likely to remain undiscovered and in the market for an indefinite period. This uncertainty can be obviated by the owner employing a responsible broker who should be appointed the exclusive agent to handle the property for a limited time.

A real estate broker cannot and should not be expected to guard the seller's interest unless he is properly supported. If he is offered \$10,000 for a property by a prospective buyer, whom he is reasonably certain will eventually pay more for the parcel, protect him while he handles the matter, and do not place him in a position where, unless he closes at the original offer, he will find the property sold at that figure, perhaps even to the same client, through the efforts of another agency. The owner should remember that one of the first movements a purchaser makes when he finds that he is unable to secure a property at his price from the first broker is to try another, and it will readily be seen that unless the agent is fully backed up in the first instance the owner's interests are invariably jeopardized. In this connection it may be said that conditions in this respect will undoubtedly improve as soon as the better class of brokers refuse to list property for which they have not the sole agency. An agency agreement should always be in writing and should protect both the owner and broker.

The following form has been used by several well known brokers for some time and is considered as a fair contract to which neither party can reasonably object:

M..... 190..
You are hereby given, for a period of days from date, the exclusive privilege to offer for sale my property situate on st, .x.. ft., and improved with known as No... st.
The description of the property by metes and bounds is as follows:
It is understood and agreed that the minimum price for said property, free and clear of all taxes and special assessments that may be a lien on the premises at the time said property is sold or a contract for the sale is entered into is dollars, and the purchaser is to pay not less than dollars cash on the signing of the contract, the balance of the purchase money, over and above the existing mortgage encumbrance of to be payable in the manner following:
Upon your making a sale of the said premises within the time above specified by me, and upon the terms aforesaid, I agree, upon the closing of the sale and the payment of the purchase money, to pay you a commission of on the minimum price as specified above, and in addition thereto a bonus of.....
It is further understood that I am under no circumstances liable for commissions or any other payments unless the transaction is actually closed and the full purchase money received.
No other broker, person or firm has authority from me to sell the property mentioned, and I will not give such authority to any broker, person or firm until the expiration of your agency as above limited, nor will I agree to sell or negotiate for the sale of said premises myself, but will immediately report to you any and all inquiries which I may receive during the continuance of this exclusive agency agreement.
The above agency is accepted upon the terms and conditions hereabove stated.

The Best Way to Build.

SUM OF THE WORLD'S EXPERIENCE AND BEST EXAMPLES IN CLASS A CONSTRUCTION TO DATE.

By PROF. FRANK SOULE,
Dean of the College of Civil Engineering in the University of California.

THE failure of fireproofing methods in San Francisco is directly traceable to the commands of the owners to their architects to cheapen as far as practicable the fireproofing and the construction generally, in order to secure greater interest on their investments. This cheapening has often occurred in spite of the protests of the designer and it is in an entirely wrong direction; for rates of insurance are largely reduced with improvements in fireproofing; and as the cost of the steel frame and its proper fireproofing seldom exceeds 27 per cent. of the cost of the building, it seems wise to protect the other 73 per cent. with adequate materials.

In some instances in San Francisco, brick laid in rich Portland cement mortar has been found to be excellent fireproof covering. Good brick has withstood well the severe fire, and when laid in good cement has afforded a strong fireproof wall or pier. At least four inches in brick was found necessary, and a layer of concrete three inches in thickness between that and the steel was a great improvement and served well to protect the latter from rust. But this method will probably not be followed in general, on account of weight, bulk and expense. Hollow brick and tiling was efficient also when properly and liberally used as well as correctly applied on a good system. It has fireproofed satisfactorily, porous tiles proving to be the better.

In a country subject to earthquakes, a strongly-framed and well-founded wooden house, two, or at most, three stories in height, with non-disintegrating plaster and finish, light tile chimneys and ample fire prevention and protection is the ideal type of residence structure.

The high steel-frame office buildings have shown that in order to resist perfectly the bending moments and shears induced by the swaying due to earthquake movements, such buildings should be stiffened in their joints and connections by the best riveting combinations and knee and other bracing, particularly at or near the ground floor.

Columns, exterior and interior, should be put in more liberally in future upon the first and second stories, and the strongest joints and connections should be adopted in order to resist the bending and shearing. With such strengthening the high steel structures will safely endure an earthquake of even greater severity than that of April 18, 1906. This kind of building has proved its worth and reliability and has "come to stay." It has been tried and has not been found wanting. Minor improvements, as advocated, will produce a perfect structure.

Concrete and reinforced concrete have become popular for construction with a large number of designers in San Francisco, on account of the claimed strength, indestructibility, facility of use, and fire and rust protection their materials afford. Unfortunately for San Francisco, there were few structures of concrete or reinforced concrete in the city at the time of her great trial; but these few behaved well during both the earthquake and the resulting fire.

Therefore, although such structures are admittedly new and comparatively experimental on the Pacific coast, the confidence reposed in them has already led to the designing of a number of large buildings of this type for public or business purposes.

At present the sentiment is to limit them to a height of six or eight stories, on account of their experimental character and because of the fear that greater height would permit a reversal of stress, due to 'quake and wind force in the reinforced girders.

Mill construction with brick will undoubtedly be utilized in many instances for a considerable time to come, but the lesson taught us should be learned, that the materials used should be first-class pressed-brick, well-wetted, and cement mortar, and that all parts should be thoroughly tied and anchored together. This rule has been found by our experience to be a most important one to follow in all brick and stone construction, and its neglect in the past has resulted in much loss and ruin.

The damage inflicted upon San Francisco from the direct and immediate effect of the earthquake was relatively small, being estimated at from 3 to 10 per cent. only of the total loss; but the subsequent and indirect effect was to paralyze the water supply and its distributing system, start a great conflagration, render impossible its extinguishment with the means at hand, cause the death of at least 500 human beings, burn approximately \$500,000,000 worth of property, render houseless, homeless and miserable 200,000 people, and inflict remoter damages to business, commerce and labor, only to be estimated in the future. When we can see plainly, as we may, looking backward, that nearly all of this destruction and suffering might have been prevented by wise foresight and provision, we feel that we must send a warning to all the cities of the world.

Any city that disregards this warning will be guilty of a great crime.

Of a building's entire fire damage, the risk from fire within the building is estimated, on the average, at 40 per cent., the other 60 per cent. of the risk being from the exterior of the building. This risk for interior fires should be reduced to a minimum by ample provision for fire prevention. As far as practicable, the absence of combustible material should be secured.

While the danger from exterior fires to a given building is ordinarily estimated at 60 per cent., it practically becomes 100 per cent. in case of a great conflagration. In San Francisco, little protection from exterior fires has been adopted. Many of the best buildings, had they been furnished with metallic shutters of the best design, with wire glass in metal sashes, and with cornice and other exterior sprinklers, supplied by a private water plant, certainly might have been saved.

San Francisco's experience recommends that wells and elevator shafts, running up through many stories, should be guarded by brick or reinforced concrete walls, fitted with double metal rolling doors, bolted to the walls to allow the expansion; or with automatic sliding doors and wire-glass partitions.

The importance and value of real protection will be appreciated when it is stated that a third-class building, with such complete fire-prevention plant, is insured for less than a first-class one, not having it. This lesson is one that should be taught to all capitalist owners by their architects and engineers. Moreover, all parts of an establishment should be equally protected, for the fire may begin anywhere.

Concrete floors with metallic mesh reinforcement are strongly recommended for strength and fireproof character.

A non-inflammable substitute for woodwork and trim generally is greatly to be desired.

Double windows of wire-glass in hollow metallic frames are recommended; or where such material would be objectionable by cutting off the view, double plate glass is considered next best.

Interior doors should be of metal, or at any rate metal covered, in fireproof buildings and the light for corridors and halls should come through wire-glass.

As the installation of wire-glass, metallic rolling shutters and metal sash is only a small percentage of the cost of the building, and has proved to be such excellent fire protection, when of the best material and workmanship, a wise economy demands its use in every important fireproof building. Capitalists and owners must understand that perfect fire protection for structural steel is necessarily expensive. Any so-called fireproofing that is cheap or flimsy, is a delusion and will not serve. The application of an effective method insures permanence of the structure and at the same time is a reducer of the rates of insurance.

Steel columns may be well fireproofed by surrounding them with four inches thickness of the best quality of stone or cinder concrete, or by three inches thickness of either, when hollow tiling is put upon the exterior.

Three-inch porous terra-cotta tiling, wrapped on the outside with wire, and metal mesh used around the bed course of the column, has proved efficient. The mortar of the tiles should contain a large percentage of cement, and they should be strongly anchored to the columns to prevent their falling away in earthquake or fire and so leaving the steel exposed.

In the great fire, decorations, trim, inflammable oil paints and varnishes, in office buildings aided materially in spreading the flames. A water color paint has been recommended that will endure washing and is non-inflammable.

Fire walls of brick, extending up above the roofs of buildings were effective in resisting the spread of the fire; but the support derived from metal bands and anchors was often neglected, like much other masonry in San Francisco, and such walls therefore, fell, in many instances, both during the earthquake and the fire, particularly when laid in common mortar.

Cast-iron columns, in many buildings, endured the 'quake and the fire quite well, but undoubtedly would have been broken or shattered had cold water been thrown upon them in the midst of the great heat.

Structures made of concrete blocks were usually greatly damaged or even ruined by the earthquake, owing to imperfect anchorage and failure to cohere at their joints.

Granite, sandstone and marble were badly cracked and spalled by the fire, the latter stone often crumbling to powder.

A proper foundation, stable and firm, is of vital importance, and particularly in the case of soft, marshy or made ground. Anchorage, bonding and tying of all masonry should be strictly practiced. Steel framing should be made heavier rather than lighter, and joints, connections, bracing and floorings, should be strongly united. Girders and columns should be made very stiff, and, where practicable, continuous. Fireproofing should be of the most perfect type, and no reasonable expense should be spared in its installation.

The lessons taught by the great fires of Boston, Chicago and Baltimore have been verified in San Francisco's experience. In addition to these lessons, the following conclusions may be drawn: (a) Roofs, roof appurtenances and skylights should be

given ample protection against fires from without; (b) a great excess of fire hose and apparatus beyond ordinary needs, should be available; (c) a strong bond for fireproofing, tiling, etc., both for girder and column protection is essential; (d) protection for front windows as well as for side and rear ones, is of vital importance; (e) good protection for steel frames and steel roof trusses in attics or the exposed or unusual places should be provided; (f) liberal use should be made of fire retardant in windows and door transoms; (g) wise and liberal use of concrete and reinforced concrete for girder and column fireproofing has proved its saving quality; (h) interior fire protection and prevention by wells, pumps, sprinklers and water tanks vastly lessen fire risk.

Tenements and Apartments.

THE Building Code Commission has been asked to consider the practicability of making a distinction between "apartment" houses and "tenement" houses. While the Commission has no jurisdiction over the Tenement House Law, it may still in its report to the Board of Aldermen make recommendations, which, if approved of by the city authorities, could be enacted by the Legislature as amendments to the Tenement House Law.

Owners and occupants of high-class houses object to the term "tenements," and an acceptable and agreeable distinction incorporated into the law would be welcomed. In the model Building Code prepared by the National Board of Fire Underwriters, apartment and tenement houses are separately defined:

"An apartment house shall be taken to mean and include every building, which shall be intended or designed for, or used as the home or residence of three or more families or households living independently of each other, and in which every such family or household shall have provided for it a parlor or sitting room, a dining room, not less than two bedrooms, a kitchen and a toilet room, containing a set bath tub and water closet, each room being separate and apart from any other.

"Upon the filing of plans for any building which shall be intended or designed for the occupancy of three or more families, as in this section provided for, THE COMMISSIONER OF BUILDINGS SHALL DECIDE WHETHER SUCH A BUILDING IS AN APARTMENT HOUSE OR A TENEMENT HOUSE ACCORDING TO THE CIRCUMSTANCES OF THE CASE.

"A tenement house shall be taken to mean and include any building or portion thereof which shall be intended or designed for, or is rented, leased, let or hired out as the home or residence of three families or more living independently of each other and doing their cooking upon the premises, or by more than two families upon any floor, so living and cooking, but having a common right in the halls, stairways, yards, water closets or privies or some of them."

Verily, the distinction between a "tenement house" and an "apartment house" seems to be as intangible as that between the legal term "woman" and the polite designation of "lady." It may be a matter of individual opinion, but still one in which "position" and "good manners" are factors.

Bridge Project May Be Modified.

A hearing is noticed for September 27 in the matter of a petition for a highway bridge over the New Haven Railroad at East 174th st. As the improvement would compel a change of grade in the streets of the neighborhood, Chief Engineer Nelson P. Lewis, who has reported on the petition to the Board of Estimate, is of the opinion that a footbridge would serve the purpose, and this would not require any change of grade. Otherwise the proposed changes will involve damage to several buildings, will require a repaving of Park Av East, from East 174th st to East 175th st, and a reregulating and regrading of Park Av West, from East 173d st to Ittner pl, and of East 174th st, from Park Av West to Webster av.

A Remarkable Property.

At the offices of Ernestus Gulick Co., 334 Fifth av, New York, title was taken yesterday to the property in Jamaica, consisting of over 8,000 lots, formerly belonging to the Matawok Land Co. This property was sold by them to a syndicate organized by Edward C. M. Fitzgerald, of Brooklyn, and resold to a corporation organized under the name of "Jamaica Estates," by Felix Isman and Ernestus Gulick, for the purpose of developing the estates. It is a remarkable property, consisting, as it does, of heavily wooded uplands traversing the range of hills adjoining the built-up section of Jamaica on the north and fronting for about a mile on Hillside Avenue. The keeping intact of such a large parcel is due to the foresight of a number of the officials of the Pennsylvania and Long Island Railroad companies, who purchased it in a number of parcels from the original owners, seeing its possibilities as a future site for a park or fine residence district. The property was, in fact, selected for a city park by the authorities, but for some reason the project was not carried through. It is expected that the present owners will more than carry out the ideas of the original holders by creating a fine residence park of the same class as "Garden City Estates" and "Belle Terre Estates."

MISCELLANEOUS.

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

MISCELLANEOUS.

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

MISCELLANEOUS.

THOMAS DIMOND
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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 COMPLETED.

164th st, St Nicholas av and Broadway, sewer.
213th st, Harlem River and 10th av, sewer.
163d st, Broadway and St Nicholas av, sewer.
144th st, s e cor Broadway, receiving basin.
61st st, Central Park West and Broadway, sewer extension.
161st st, Elton av and Grand Boulevard and Concourse, regulating, grading, etc.

HEARINGS FOR THE COMING WEEK.
At 90-92 West Broadway.

Monday, Sept. 9.
West Farms rd, Bronx River to Westchester Creek, at 3 p m.
Public Park at Southern Boulevard, at 1 p m.
Highbridge Park, between 159th and 172d sts, at 1 p m.
Perry av, Mosholu Parkway to south line Woodlawn Cemetery, at 2 p m.
E 23rd st, Bronx River to Hutchinson River, at 2 p m.
E 22d st, Bronx River to 7th av, at 3 p m.
Tuesday, Sept. 10.
Corlears Hook Park, at 2 p m.
Public park at Rae st, German pl and St Anns av, at 11 a m.
Public park, Queens, at 10 a m.
Bronx Boulevard, Old Boston Post rd, to E 242d st, at 3 p m.
Lawrence av, Lind av, to W 167th st, at 3 p m.
Wednesday, Sept. 11.
White Plains, northern boundary of city to Morris Park av, at 11 a m.
Thursday, Sept. 12.
W 162d st, Broadway to Riverside Drive, at 11 a m.
Friday, Sept 13.
Jay St, Richmond, at 12 m.

AUCTION SALES OF THE WEEK.

The following is the complete list of the property sold, withdrawn or adjourned during week ending Sept. 6, 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 Advertisised 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.
55th st, No 157, n s, 95 w 3d av, 20x100.5, 3-sty brk dwelling. Sheriff's sale of all right, title, &c. Withdrawn
Park av, No 4437, w s, 392.6 s 182d st, 25x 97.11x25.1x96.11, 2-sty frame dwelling. Sheriff's sale of all right, title, &c. John R Walter \$500
Southern Boulevard, e s, 25 s Longwood av, 50x100, 2-sty brk dwelling and store. Sheriff's sale of all right, title, &c. Louise W. Fish. 50
*55th st, No 540, s s, 225 e 11th av, 25x100.5, 5-sty brk tenement and store. (Amt due, \$7,655.85; taxes, &c, \$224.46. Sub to a prior mort of \$10,000.) Bernard McTavey. 14,177
*123d st, Nos 440 to 446, on map Nos 440 to 448, s s, 100 w Pleasant av, 100x100.11. (Amt due, \$51,464.68; taxes, &c, \$500; sub to five mort aggregating \$43,081.64.) Corporate Realty Assoc. 96,632
*Union av, Nos 882 to 904, on map Nos 884 to 900, e s, 96.1 n 161st st, 225x100, six 6-sty brk tenements. (Amt due, \$34,226.48; taxes, &c, \$—.) Action No. 2. Samuel Strasbourger. 261,500
3d av, No 1670, w s, 76.5 s 94th st, 25x100, 5-sty stone front tenement and store. (Amt due, \$5,476.56; taxes, &c, \$520; sub to a prior mort of \$20,000.) David and Harry Lippman and Sampson H Schwarz. 28,600

GEO. R. READ.
*144th st, No 228, s s, 150 w 7th av, 25x99.11, 5-sty brk tenement. Action No 1. (Amt due, \$3,328.26; taxes, &c, \$29; sub to a prior mort of \$15,000.) Isaac M Shacker. 18,950
*144th st, No 230, s s, 175 w 7th av, 25x99.11, 5-sty brk tenement. Action No. 1. (Amt due, \$3,328.26; taxes, &c, \$29; sub to a prior mort of \$15,000.) Isaac M Shacker. 18,950
*144th st, No 232, s s, 200 w 7th av, 25x99.11, 5-sty brk tenement. Action No 3. (Amt due, \$3,336.26; taxes, &c, \$29; sub to a prior mort of \$15,000.) Isaac M Shacker. 18,950

SAMUEL MARX.
80th st, Nos 529 to 533, n s, 148 w Av B or East End av, 75x102.2, vacant. (Amt due, \$3,494.42; taxes, &c, \$244.) Rossley Realty Co. 23,980

115th st, Nos 117 to 129, n s, 155 e Park av, 131.3x100.11, three 6-sty brk tenements and stores. Action No 2. (Amt due, \$4,479.86; taxes, &c, \$—.) Right, title, &c. Penco Realty Co. 500
Lenox av, Nos 661 to 679 w s, whole front between 143d and 144th st, 199.10x100, five 6-sty brk tenements and stores. Action No 1; right, title, &c. (Amt due, \$9,245.68; taxes, &c, \$—.) Penco Realty Co. 500
Total 483,289
Corresponding week, 1906 165,760
Jan. 1st, 1907, to date 30,456,938
Corresponding period, 1906 22,637,219

ADVERTISED LEGAL SALES.

Sales to be held at the Real Estate Exchange, 14 and 16 Vesey St., except as elsewhere stated.

Sept. 7 and 9.
No Legal Sales advertised for these days.
Sept. 10.
Broadway, Nos 2689 to 2695 s w cor 103d st, 103d st, No 240 100.11 x 120, 10-sty brk and stone hotel. Joseph Hamerschlag agt Netherlands Construction Co et al; A L & S F Jacobs, att'ys, 30 Broad st; Edw D Dowling, ref. (Amt due, \$66,168.34; taxes, &c, \$—; sub to two mort aggregating \$638,716.12.) Mort recorded Sept 29, 1905. By Joseph P Day.
Southern Boulevard, w s, 225 n Jennings st, 100x100, vacant. Eleanor M Greacen agt George Brown et al; Carrington & Pierce, att'ys, 200 Broadway; James J Dunn, ref. (Amt due, \$19,190.98; taxes, &c, \$331.20.) Mort recorded June 26, 1905. By Samuel Goldsticker.
191st st, s s, 100 e St Nicholas av, 150x95.9x 150.3x104.3, vacant. Andrew J Connick agt Zachariah Zacharias et al; Harold Swain, att'y, 176 Broadway; Sylvester L H Ward, ref. (Amt due, \$4,514.19; taxes, &c, \$9,498.91.) Mort recorded Apr 22, 1905. By Bryan L Kennelly.
Sept. 11.
No Legal Sales advertised for this day.
Sept. 12.
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; Boudin & Liebman, att'ys for deftd Karp, 302 Broadway; Wm F Clare, ref. (Amt due, \$22,290.76; taxes, &c, \$975.) Mort recorded Jan 28, 1905. By William Kennelly, Jr.
27th st, Nos 306 to 312, s s, 100 e 2d av, 85x98.9, two 6-sty brk tenements and stores. Pincus Lowenfeld et al agt Maria Wimpie et al; Arnstein & Levy, att'ys, 128 Broadway; Thomas P Dinnean, ref. (Amt due, \$49,112.60; taxes, &c, \$317.00.) Mort recorded Jan 3, 1907. By Joseph P Day.

Sept. 13.
144th st, No 511, n s, 150.3 w Amsterdam av, 16.6x99.11, 3-sty brk dwelling. Antoinette B De Witt agt Edgar Logan et al; Chas H Hitchcock, att'y, 147 Nassau st; Ashbel P Fitch, ref. (Amt due, \$1,177.36; taxes, &c, \$—; sub to a mort of \$10,000.) Mort recorded Mar 27, 1906. By Joseph P Day.
Concord av s e cor 147th st, late Dater st, Dater st 200x100, vacant. Abraham J Dworsky agt Chas C Glatt et al; Feltenstein & Rosenstein, att'ys, 309 Broadway; Fred C Leubuscher, ref. (Amt due, \$19,284.61; taxes, &c, \$305.34.) Mort recorded Dec 8, 1906. By Joseph P Day.

Sept. 14.
No Legal Sales advertised for this day.
Sept. 16.

138th st, Nos 10 to 20, s s, 120 w 5th av, 125x 99.11, three 6-sty brk tenements, stores in Nos 14 and 16. David Levy et al agt Joseph Jacobson et al; J C Levi, Weil & Newhouse, att'ys; Peter J Everett, ref. (Amt due, \$16,435.43; taxes, &c, \$2,119.46; sub to prior mort aggregating \$119,135.67.) Mort recorded June 22, 1906. By Joseph P Day.
11th av, Nos 440 and 442, e s, 24.9 n 36th st, 49.4x100, 3-sty brk loft and store building. Max Levi agt John S Buzzini et al; Strasbourger, Weil, Eschwege & Schallek, att'ys, 74 Broadway; Oscar P Willman, ref. (Amt due, \$15,745.62; taxes, &c, \$741.60; sub to a mort of \$18,000.) Mort recorded Dec 27, 1905. By Joseph P Day.

JUDGMENTS IN FORECLOSURE SUITS.

Aug. 30 and 31 and Sept. 3.
No Judgments in Foreclosure Suits filed these days.

Sept. 4.
78th st, s s, 305 e 3d av, 25x102.2. Samuel Grodinsky agt Morris Seplow et al; Samuel Wolbarst, att'y; Emmet J Murphy, ref. (Amt due, \$20,530.49.)
Willis av, e s, 25 s 134th st, 75x40.
Willis av, s e cor 134th st, 25x75.
Atlantic Dock Co agt Bronx Bath Co et al; Geo G Dutcher, att'y; Cornelius J Earley, ref. (Amt due, \$19,372.20.)
East Houston st, No 157. Max Radt agt Isaac Kleinfeld et al; Arnstein & Levy, att'ys; Emmet J Murphy, ref. (Amt due, \$11,707.66.)
8th av, n s, gore, lot 76, map Wakefield, Bronx, 71.6x100x114. Mercer Ramsey agt Geo E Hamm; W J Courtney, att'y; Abram S Jaffer, ref. (Amt due, \$639.16.)

LIS PENDENS.

Aug. 31.
Orchard st, No 186. Wm B Kronenberg agt Lena Kronenberg; action to set aside assignment of mortgage; att'y, T Smith.
Kossuth av, n w cor Matilda st, 50x100. John Collins agt Mary Collins et al; partition; att'y, A H Wadick.
Southern Boulevard, e s, 175 n Barretto st, 100x 100. Francis S Stark agt Walter Rukeyser et al; action to set aside conveyance; att'ys, Katz & Sommerich.

Sept. 3.
11th av, n e cor of 35th st, 98.9x70xirreg.
47th st, s s, 525 w 11th av, 115x41 to Hudson River, with rights to land under water. Land under water, beginning at intersection of high water mark with line running parallel with s s 47th st and 32.10 s therefrom x w 897.10 to w s of 13th av x n 63.1 x e 919.11 x s — to beginning.
Thomas Miller Jr agt Jean W Cochran et al exrs; partition; att'y, W W Westervelt.
10th st, Nos 78 and 80 East, lease, etc. Mary A Finnegan individ and admrx agt Jessie McGuffog; action to compel transfer; att'ys, Earley, Weaver & Earley.

Sept. 4.
179th st, Nos 531 and 533 West. John Ruffo et al agt Wallach Resiler Co; action to foreclose mechanics lien; att'y, H L Widman.
Beech Terrace, s s, 111 e Crimmins av, 75x 100. Harry T Howell agt Samuel Alderman; action to foreclose mechanics lien; att'y, J W Bryant.
226th st, n s, easterly 1/2 lot 485, map of Village of Wakefield, Bronx. Sam Weiner agt Harry Steinberg et al; specific performance; att'y, J J Harris.
Av A, e s, 77.6 s 14th st, 25.9x96. Jacob Iseeks et al agt Regina Bleiman; action to foreclose mechanics lien; att'y, I I Kremer.

Sept 5.
10th av, Nos 823 and 825. Isaac B Miller agt Isidor Abraham et al; action to foreclose mechanics lien; att'y, S Edelman.
10th st, No 261 East. Harry Goldman agt Jacob T Hildebrand; action to enjoin, etc; att'y, S Edelman.
Washington st, w s, 58 n Barclay st, 22.1x55.10 x22.3x55.6; Pier 16, North River, at foot of Barclay st, 1-32 part.
Pier 18, North River, foot of Murray st, 1-32 part.
Eleanor Renwick agt Harold S Renwick et al; dower, &c; att'y, G Bell.
(Continued on page 376)

OFFICIAL LEGAL NOTICES.

ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD OF September 4 to 18, 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 BROOKLYN:
12TH WARD, SECTION 2. HUNTINGTON STREET—REGULATING, GRADING, SETTING OR RE-SETTING CURB, AND LAYING CEMENT SIDEWALKS, from Henry Street to Hamilton Avenue. 26TH WARD, SECTION 13. SUTTER AVENUE—REGULATING, GRADING, SETTING OR RE-SETTING CURB, AND LAYING CEMENT SIDEWALKS, between Warwick and Elton Streets. 29TH, 30TH and 31ST WARDS, SECTION 16. FOSTER AVENUE—REGULATING, GRADING, SETTING OR RE-SETTING CURB, AND LAYING CEMENT SIDEWALKS, from Coney Island Avenue to East 14th Street, and from East 17th Street to Flatbush Avenue. 30TH WARD, SECTION 17. CONSTRUCTING CEMENT SIDEWALKS ON NEW UTRECHT AVENUE, west side, between Thirty-ninth Street and Kouwenhoven Lane; also on 49th Street, between Second and Third Avenues. 30TH WARD, SECTION 18. 10TH AVENUE—SETTING OR RE-SETTING CURB, AND LAYING CEMENT SIDEWALKS, between 75th Street and Bay Ridge Avenue.
HERMAN A. METZ,
Comptroller.
City of New York, September 3, 1907.

OFFICIAL LEGAL NOTICES

ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD of August 16 to 30, 1907, of the confirmation by the Supreme Court and the entering in the Bureau for the Collection of Assessments and Arrears, of assessment for OPENING AND ACQUIRING TITLE to the following named street in the BOROUGH OF MANHATTAN:

12TH WARD, SECTION 7. WEST 134TH STREET—OPENING, from Broadway to the Hudson River. Confirmed July 30, 1907; entered August 15, 1907.

HERMAN A. METZ,
Comptroller.
City of New York, August 15, 1907. (37272-1)

ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD of August 16 to 30, 1907, of the confirmation by the Supreme Court and the entering in the Bureau for the Collection of Assessments and Arrears, of assessment for OPENING AND ACQUIRING TITLE to the following named place in the BOROUGH OF THE BRONX:

24TH WARD, SECTION 11. ELSMERE PLACE—OPENING, from Prospect Avenue to Marmon Avenue. Confirmed June 25, 1907; entered August 15, 1907.

HERMAN A. METZ,
Comptroller.
City of New York, August 15, 1907. (37272-2)

ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD of August 21 to September 5, 1907, of the confirmation by the Board of Assessors 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 183D STREET—SEWER, between Morris and Cresenton Avenues.

HERMAN A. METZ,
Comptroller.
City of New York, August 20th, 1907. (37322)

PUBLIC NOTICES.

NOTICE TO TAXPAYERS.

Department of Finance, Bureau for the Collection of Taxes, New York, September 2nd, 1907.

TAXPAYERS WHO DESIRE TO OBTAIN their bills promptly should make immediate written requisition (blanks may be procured in the borough offices), stating their property by section or ward, block and lot or map number, making copy of same from their bills of last year.

If a taxpayer is assessed for personal tax, the requisition should also request bill for such tax. Each requisition should be accompanied by an envelope bearing the proper address of the applicant, AND WITH RETURN POSTAGE PREPAID.

In case of any doubt in regard to ward, section, block or lot number, taxpayers should take their deeds to the Department of Taxes and Assessments and have their property located on the maps of that Department, and forward to the Deputy Receiver of Taxes, with the requisition, of certified memorandum of their property, which will be furnished by the Department of Taxes and Assessments. Taxpayers in this manner will receive their bills returned by mail at the earliest possible moment, and avoid any delay caused by waiting on lines, as required in case of personal application.

The requisition must be addressed and mailed to the Deputy Receiver of Taxes in whichever borough the property is located, as follows:

John J. McDonough, No. 57 Chambers street, Borough of Manhattan, New York.

John B. Underhill, corner Third and Tremont avenues, Borough of The Bronx, New York.

James B. Bouck, Municipal Building, Borough of Brooklyn, New York.

George H. Creed, corner Jackson avenue and Fifth street, Long Island City, Borough of Queens, New York.

John De Morgan, Borough Hall, St. George, Staten Island, Borough of Richmond, New York.

After receiving the bills, the taxpayer will see that they are properly rebated, then draw check for the net amount TO THE ORDER OF THE RECEIVER OF TAXES, and mail bill and check with an addressed envelope, WITH THE RETURN POSTAGE PREPAID to the Deputy Receiver in whichever borough the property is located.

Checks should be mailed as soon as possible after the bills have been received by the taxpayer.

All bills paid during October must be rebated before payment.

DAVID E. AUSTEN,
Receiver of Taxes.

CORPORATION SALE OF BUILDINGS AND APPURTENANCES THERETO ON CITY REAL ESTATE.

AT THE REQUEST of the President of the Borough of Manhattan, public notice is hereby given that the Commissioners of the Sinking Fund, by virtue of the powers vested in them by law, will offer for sale at public auction the buildings, parts of buildings, etc., standing within the lines of property owned by the City of New York, acquired for street opening purposes in the

BOROUGH OF MANHATTAN.

BEING the remaining buildings within the area of the proposed Delancey Street extension, located between Broome and Spring Streets and extending from Mulberry Street to Elm Street, Borough of Manhattan, which were not sold at the sale held on Monday, June 24th, 1907, and which is more particularly described on a certain map on file in the office of the Collector of City Revenue, Room 141, No. 280 Broadway, Department of Finance, Borough of Manhattan.

PURSUANT to a resolution of the Commissioners of the Sinking Fund, adopted at a meeting

PUBLIC NOTICES.

held June 5th, 1907, the sale of the above described buildings and appurtenances thereto will be held by direction of the Comptroller on

THURSDAY, SEPTEMBER 12TH, 1907, at 10 o'clock a. m., on the premises.
For further particulars see City Record.
JOHN H. MCCOOEY,
Deputy and Acting Comptroller.
City of New York, Department of Finance, Comptroller's Office, August 30th, 1907. (37535)

PUBLIC NOTICE IS HEREBY GIVEN to the owner or owners of all houses and lots, improved or unimproved lands affected thereby, that the following proposed assessments have been completed and are lodged in the office of the Board of Assessors for examination by all persons interested, viz.:

BOROUGH OF MANHATTAN.

List 9357, No. 1. Sewer in West One Hundred and Sixty-fourth street, between St. Nicholas avenue and Broadway.

List 9358, No. 2. Sewer in West Two Hundred and Thirtieth street, between the Harlem river and Tenth avenue.

List 9421, No. 3. Sewer in West One Hundred and Sixty-third street, between Broadway and St. Nicholas avenue.

List 9424, No. 4. Receiving basin at the southeast corner of One Hundred and Forty-fourth street and Broadway.

List 9438, No. 5. Extension of sewer in West Sixty-first street, between Central Park West and Broadway.

BOROUGH OF THE BRONX.

List 9161, No. 6. Regulating, re-regulating, grading, re-grading, curbing, flagging, laying crosswalks, building approaches, placing fences and paving with granite block pavement on a sand foundation, East One Hundred and Sixty-first street, from Elton avenue to the Grand Boulevard and Concourse.

All persons whose interests are affected by the above-named proposed assessments, and who are opposed to the same, or either of them, are requested to present their objections, in writing, to the Secretary of the Board of Assessors, No. 320 Broadway, New York, on or before October 8, 1907, at 11 a. m., at which time and place the said objections will be heard and testimony received in reference thereto.

For full particulars see City Record.

ANTONIO ZUCCA,
PAUL WEIMANN,
JAMES H. KENNEDY,
Board of Assessors.

WILLIAM H. JASPER,
Secretary,
No. 320 Broadway,
City of New York, Borough of Manhattan,
September 5, 1907. (37536)

PROPOSALS

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

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

MONDAY, SEPTEMBER 9, 1907.

For furnishing and delivering, as required, lumber, timber, moulding, pipe, fittings, stop-cocks, valves, paints, oils, varnishes and miscellaneous plumbers', steamfitters' and painters' supplies to the hospitals of the Department of Health in the various Boroughs of the City of New York, during the year 1907.

For full particulars see City Record.

THOMAS DARLINGTON, M. D.,
President.

ALVAH H. DOTY, M. D.,
THEODORE A. BINGHAM,
Board of Health.

Dated August 27, 1907. (37484)

Department of Correction, No 148 East Twentieth street, Borough of Manhattan, the City of New York.

SEALED BIDS OR ESTIMATES will be received by the Commissioner of Correction at the above office until 11 o'clock A. M. on

TUESDAY, SEPTEMBER 17, 1907,
Borough of Manhattan.

For furnishing all labor and material required for completing the inter-communicating telephones, fire alarm systems, drill bells, etc., in pavilion No. 4, Hart's Island, New York, which work has been abandoned by David E. Kennedy.

For full particulars see City Record.

JOHN V. COGGEY,
Commissioner.

Dated September 3, 1907.

OFFICIAL LEGAL NOTICES.

ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD OF AUGUST 28TH TO SEPTEMBER 11TH, 1907, OF THE CONFIRMATION BY THE Board of Assessors 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. FULTON AVENUE—REGULATING, GRADING, SETTING CURB-STONES, FLAGGING SIDEWALKS, LAYING CROSSWALKS, BUILDING APPROACHES AND PLACING FENCES, from St Paul's Place to East 175th Street.

HERMAN A. METZ,
Comptroller.

City of New York, August 27, 1907.

\$40,000,000 NEW YORK CITY

Four and One-half (4½%) Per Cent. GOLD TAX EXEMPT STOCK AND BONDS

Issued in Coupon or Registered Form,
Interchangeable at will after Purchase.

To be Sold Tuesday, Sept. 10, 1907

At 2 o'clock P. M.

AS FOLLOWS:

\$35,000,000 Corporate Stock, Payable May 1, 1957

\$5,000,000 Assessment Bonds, Payable May 1, 1917

EXEMPT FROM TAXATION, EXCEPT FOR STATE PURPOSES

THESE STOCKS AND BONDS ARE LEGAL INVESTMENTS FOR TRUST FUNDS.

Send bids in a sealed envelope, enclosed in the addressed envelope. A DEPOSIT OF TWO PER CENT OF PAR VALUE MUST ACCOMPANY BID. Such deposit must be in money or certified check upon a solvent Banking Corporation. For fuller information see "City Record," published at Room No. 2, City Hall, New York.

Consult any Bank or Trust Company, or address

HERMAN A. METZ, Comptroller, City of New York

280 Broadway, New York.

LIS PENDENS.

(Continued from page 374)

Clifford pl, s w cor Townsend av, 143.7x40.1x140.1x40. Henry F Radcliff agt Mary E Radcliff et al; partition; att'y, W E Weaver.
14th st, No 58 West. Robert S Smith agt Frances A Harris et al; action to set aside conveyance; att'ys, Griggs, Baldwin & Pierce.
Ann st, n w cor Theatre Alley, 20x26x26.1x30. Raymond Meredith agt Daniel S McElroy et al; action to foreclose mechanics lien; att'y, M Prinstein.
Greenwich av, Nos 70 and 72. Frank Klein et al agt Henry Maibrunn et al; action to foreclose mechanics lien; att'y, P Klein.

FORECLOSURE SUITS.

Aug. 31.

100th st, No 105 East. Joseph J Bach agt Knepper Realty Co et al; att'y, H Fluegelman.
Brook av, No 1506. Joseph Goldstein agt Harry J Masson et al; att'ys, Parker & Ernst.
8th av, s s, westerly 1/2 lot 354, map of Wakefield, Bronx. Henry Decker agt Chas K Nichols et al; att'y, D S Decker.

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

Sept. 3.

Crotona Park East, s s, 120.1 w Wilkens av, 207.8x264.3x irreg, and Franklin av, w s, 66.3 x 168th st, 50x115.4x irreg. Bronx Borough Bank agt Henry Villaume et al; att'y, J Kearney.
136th st, n s, 110 w 5th av, 125x irreg to s s 137th st. Bowery Savings Bank agt Ratje Bunke et al; att'ys, Strong & Cadwalader.
Franklin av, e s, 58.11 n 170th st, 51x281.5 to Clinton av x47.9x irreg. Esther Cohen et al agt Ferdinand Hecht et al; att'ys, Davis & Kaufmann.
10th av, n w cor of 211th st, 99.11x100.
211th st, n s, 150 w 10th av, 350x99.11, and

Broadway, n e cor of 211th st, 133.11x139.3x irreg.
Michael Regan agt John J Mooney et al; att'y, D Daly.
Broome st, Nos 65 to 69. Jacob T Hildebrandt agt Adolph Hollander Realty Co et al; att'ys, Wentworth, Lowenstein & Stern.
Sept. 4.
Grand st, Nos 570 and 572. Sundel Hyman agt Isaac Stroh et al; att'ys, Kantrowitz & Esberg.
Sept. 5.
109th st, n s, 80 w Park av, 29.4x100.11. Gustavus A Rogers agt David Sommer et al; att'ys, Rogers & Rogers.
Norfolk st, No 82. Hyman Levine agt Matilda Karg et al; att'y, S Hillinger.
Sherman av, Nos 127 to 135. Nathan L Strauss agt Hanover Realty & Construction Co et al; action to foreclose mechanics lien; att'y, I Witkind.
137th st, s s, 950 w Home av, 50x110. Adrian H Jackson agt Epstein Cohen Co; att'y, S H Jackson.
149th st, s s, 155 e Robbins av, 50x80. Meyer Solomon agt Wm B Brownell et al; att'y, M H Hayman.
For other Lis Pendens and Foreclosure Suits see pages 389 and 390.

REAL ESTATE RECORDS

Key to abbreviations:

1st.—Q. C. is an abbreviation for Quit Claim deed, i. e., a deed wherein all right, title and interest of the grantor is conveyed, omitting all covenants and warranty.
2d.—C. a. G. means a deed containing a Covenant against Grantor only, in which he covenants that he hath not done any act whereby the estate conveyed may be impeached, charged or encumbered.
3d.—B. & S. is an abbreviation for Bargain and Sale deed, wherein, although the seller makes no expressed consideration, he really grants or conveys the property for a valuable consideration and thus impliedly claims to be the owner of it.
4th.—The street and avenue numbers given in these lists are, in all cases, taken from the insurance maps when they are not mentioned in the deed. The numbers, it will occasionally be found, do not correspond with the existing ones, owing to there having been

no official designation made of them by the Department of Public Works.

5th.—The first date is the date the deed was drawn. The second date is the date of filing same. When both dates are the same, only one is given.

6th.—The figures in each conveyance, thus, 2:482—10, denote that the property mentioned is in section 2, block 482, lot 10.

7th.—It should also be noted in section and block numbers that the instrument as filed is strictly followed.

8th.—A \$20,000—\$30,000 indicates the assessed value of the property, the first figures being for the lot only, and the second figures representing both lot and building. Letter P before second figure indicates that the property is assessed as in course of construction. Valuations are from the assessment roll of 1907.

CONVEYANCES

August 30, 31, September 3, 4 and 5.

BOROUGH OF MANHATTAN.

Allen st, Nos 137 and 139, w s, 60 s Rivington st, 40x70, 6-sty brk tenement and store. Philip Stromberg to Morris Pun h. Mort \$55,700. Aug 30, 1907. 2:415—25. A \$19,000—\$45,000
Allen st, No 101, w s, abt 50 s Delancey st, 25x87.6, 5-sty brk tenement and store. Max Jacobowitz to Aaron Zwerdling. Mort \$38,500. Sept 4, 1907. 2:414—20. A \$23,000—\$36,000.
Broome st, No 97, s s, abt 50 w Sheriff st, 25x75, 4-sty frame brk front tenement and store and 5-sty brk building in rear. FORECLOS. July 24, 1907. Albert P Massey ref to Harry Horwitz. Mort \$12,000. Sept 3, 1907. 2:336—45. A \$14,000—\$18,000.
Cannon st, Nos 54 and 56, e s, 125 n Delancey st, 50x100, two 5-sty brk tenements. Haskel Schiff et al to Jacob Jacobowitz. Mort \$78,500. Sept 3, Sept 4, 1907. 2:328—2 and 3. A \$34,000—\$72,000.
Cannon st, Nos 83 and 85, w s, 110 n Rivington st, 40x82, 6-sty brk tenement and store. Benjamin Schwartz et al to Abraham Plesofsky and Isadore Strauch. Mort \$62,500. Aug 30, Sept 4, 1907. 2:334—68. A \$18,000—\$50,000.
Cannon st, Nos 93 and 95, w s, 225 n Rivington st, 50x100, 6-sty brk tenement and store. Joseph Green to Barnett Levy and Joseph Abrahams. Mort \$72,000. Sept 4, 1907. 2:334—62. A \$30,000—\$70,000.
Forsyth st, No 71, w s, 126 n Hester st, 25x100, 5-sty brk tenement and store and 5-sty brk tenement in rear. Frederica and Daniel Wetterau EXRS. & c, John B Wetterau to Charles Vonhof. Q C. Aug 27. Aug 30, 1907. 1:305—28. A \$20,000—\$32,000.
Same property. Charles Vonhof to Simon Silverman. Mort \$16,000. Aug 29, Aug 30, 1907. 1:305.
Grand st, No 374 1/2, n s, 17.11 e Norfolk st, 17x80, 3-sty brk office and store building. Pauline L Broter widow to Cornelius B Schoonmaker, of Warren Point, N J. B & S and C a G. Mort \$14,000. Aug 29, Aug 30, 1907. 2:351—62. A \$18,000—\$23,000.
Grand st, No 374 1/2, n s, 17.11 e Norfolk st, 17x80, 3-sty brk office and store building. Juliet Levensohn et al by Pauline L Broter GUARDIAN to Cornelius B Schoonmaker, of Warren Point, N J. B & S. All title. Mort \$14,000. Aug 29, Aug 30, 1907. 2:351—62. A \$18,000—\$23,000.
Greenwich st, Nos 490 to 496, w s, 129.3 n Canal st, runs n 64 x w 80 x s 45 to an alley, x e 8 x s e 21.10 x e 65.6 to beginning, all title to alley, two 6-sty brk loft and store buildings.
Greenwich st, No 498, w s, 140.6 s Spring st, 15x80, part 6-sty brk loft and store building.
Greenwich st, Nos 500 to 506, w s, 81 s Spring st, 60.1x80x60x80, 6-sty brk loft and store building and part 6-sty brk loft building. 2:595—all the above assessed with lot 77. A \$52,000 \$115,000.
Greenwich st, No 473, e s, 25.6 n Watts st, runs e 82.8 x n 22.2 Canal st to s w s Canal st, x n w 6.3 x w 83.5 to
Greenwich st, x s 25 to beginning, 2-sty frame brk from store. 2:594—4. A \$12,000—\$12,500.
Greenwich st, No 483, e s, 43 n Canal st, 21.9x90, 2-sty brk tenement and store. 2:594—17. A \$8,000—\$9,000.

Greenwich st, No 485, e s, 64.9 n Canal st, 21.6x90, 2-sty brk tenement and store. 2:594—18. A \$8,000—\$9,000.
Greenwich st, No 487, e s, 86.6 n Canal st, 22x90, 2-sty brk tenement and store. 2:594—19. A \$8,500—\$9,000.
Greenwich st, No 489, e s, 108.6 n Canal st, 22x90, 2-sty brk tenement and store. 2:594—20. A \$8,500—\$9,000.
Duane st, No 211, n e cor Caroline st, runs n 59.6 x e 53.4 Caroline st, Nos 2 to 6, x s 30.6 x w 25 x s 29 to Duane st, x w 28.4 to beginning, 6-sty brk factory. 1:142—25. A \$29,000—\$43,500.
Also that certain lot situate in block bounded by Duane Caroline, Jay and Washington sts, being 26.6 off easterly end and 14 inches off southerly side of lot 3 map Church Farms.
Smith Ely et al EXRS Ambrose K Ely et al HEIRS and DEVISEES Ambrose K Ely to Edwin A Ely HEIR and DEVISEE Ambrose K Ely. Aug 10. All liens. Sept 4, 1907.
Henry st, No 306, s s, 239.3 e Scammel st, 24x 1/2 block, 5-sty brk tenement. Nathan Natelson and ano EXRS Isaac Natelson to Joseph and William Cohen. Mort \$18,500. Sept 4, 1907. 1:267—67. A \$13,000—\$21,000.
Manhattan st, No 46, s w s, 203.4 n w 125th st, 25x81, 5-sty brk tenement and store. Richard H Thomas to Ernest A Fairbanks. Mort \$18,000. Sept 2, Sept 4, 1907. 7:1966—19. A \$11,500—\$19,000.
Murray st, No 33, n w cor Church st, —x—, 5-sty brk Church st, Nos 126 and 128, loft and store building.
14th st, No 30 W, s s, abt 420 w 5th av, x—x to 13th st, 5-13th st, No 29 W, sty brk store, and being all estate, real and personal under will of his grandfather, John C Tucker decd. Trust deed. John L Tucker to Florence G Tucker, N Y, Samuel A Bristol, of Asbury, N J, and Wm W Buckley, of Brooklyn. B & S. April 26, 1893. Aug 31, 1907. 1:133—1. A \$27,000—\$46,000; 2:577—25. A \$130,000—\$150,000.
Same property and being all estate real and personal as HEIRS, &c, of John C Tucker the younger, his father, died seized. Trust deed. John L Tucker to same. B & S. June 19, 1893. Aug 31, 1907. 1:133; 2:577.
Orchard st, No 164, e s, 75 s Stanton st, 25x87.6, 6-sty brk tenement and store. Louis Livingston to Kate Livingston. Mort \$25,000. June 3, Aug 31, 1907. 2:411—10. A \$18,000—\$37,000.
Reade st, No 74, n s, abt 100 e Church st, 25x61.4, 5-sty brk loft and store building. Leo A Newcomb ADMR Lucy J Bradshaw and Lucy J Newcomb, of Montpelier, Vt., DEVISEE, &c, Lucy J Bradshaw to Wm Laue, of Brooklyn. July 18, Sept 5, 1907. 1:150—10. A \$37,000—\$48,000.
Rivington st, No 188, n e s, 103 s e Attorney st, 26.10x100, 5-sty brk tenement and store. Mary Meehan to Ann E O'Rourke of Brooklyn. Mort \$22,000. Aug 22, Aug 30, 1907. 2:344—33. A \$20,000—\$28,000.
Spring st, No 190, s s, 83.4 w Thompson st, 16.8x75, 3-sty brk tenement and store and 3-sty brk tenement in rear. Jacob Weindorf to Pincus Lowenfeld and William Prager. Sept 5, 1907. 2:489—21. A \$10,000—\$11,000. other consid and 100
Stanton st, No 200, n w cor Ridge st, 25x80, 6-sty brk Ridge st, Nos 139 to 143, tenement and store. Morris Singer to Bernad Ruff. Mort \$65,000. Aug 30, Sept 4, 1907. 2:345—29. A \$30,000—\$60,000.
Stanton st, No 319, s w cor Goerck st, 50x75, 6-sty brk Goerck st, Nos 111 to 117, tenement and store. Jacob Jacobowitz to Haskel, Israel and Herman Schiff. Mort \$88,500. Sept 3, Sept 4, 1907. 2:329—54. A \$40,000—\$90,000.
Sullivan st, No 208, w s, 100 n Bleecker st, 25x100, 3-sty and basement frame tenement and 4-sty brk tenement in rear. Pasquale Lauria to Domenico Volpe. Mort \$32,000. Sept 4, 1907. 2:540—35. A \$15,000—\$16,500.

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.

- 3d st E, No 246, s w s, 174.3 n w Av C, 24.9x105.11, 3-sty brk tenement and store and 3-sty brk tenement in rear. Katharina Zintl to Magdalena Sieke. $\frac{1}{2}$ part. Aug 30. Aug 31, 1907. 2:385-28. A \$13,000-\$19,000. nom
- 5th st E, No 429, n s, 199.9 w Av A, 24.11x97, 5-sty brk tenement and store. Louis Mendelsohn to Sarah Mendelsohn. All title. All liens. Aug 8. Sept 4, 1907. 2:433-42. A \$15,000-\$25,000. other consid and 100
- 9th st E, No 716, s s, 208 e Av C, 25x93.11, 5-sty brk tenement and store. Moses Lewis to Nellie Goldman. B & S. All liens. Sept 4. Sept 5, 1907. 2:378-15. A \$16,000-\$27,000. 100
- 9th st E, No 714, s s, 183 e Av C, 25x93.11, 5-sty brk tenement and store. Moses Lewis to Samuel S Manheimer. B & S. All liens. Sept 4. Sept 5, 1907. 2:378-14. A \$16,000-\$27,000. 100
- 9th st E, No 714, s s, 183 e Av C, 25x93.11. 100
- 9th st E, No 716, s s, 208 e Av C, 25x93.11. 100
- two 5-sty brk tenements and stores.
- Samuel S Manheimer et al to Moses Lewis. All liens. Sept 4. Sept 5, 1907. 2:378-14 and 15. A \$32,000-\$54,000. other consid and 100
- 11th st E, n s, 230 e 3d av, strip, 0.4x100. Wm B Smith and Eugenie J his wife to Mary E wife Fredk H McCoun and Jos M Smith. All title, dower rights, &c. B & S. Aug 29. Aug 30, 1907. 2:467. nom
- 11th st E, No 217, n s, 217.3 e 3d av, 12.9x100, 4-sty brk tenement. Eugenie J wife Wm B Smith to Mary E wife Fredk H McCoun and Jos M Smith. All title. B & S. Aug 29. Aug 30, 1907. 2:467-53. A \$8,000-\$11,000. nom
- 11th st E, No 215, n s, 204.6 e 3d av, 12.9x100, 4-sty brk tenement. Jos M Smith and ano EXRS, &c, Eliza Smith to Eugenie J wife Wm B Smith. Aug 29. Aug 30, 1907. 2:467-54. A \$8,000-\$11,000. 12,338.71
- 12th st E, No 623, n s, 293 s e Av B, 25x103.3. 100
- 12th st E, No 625, n s, 318 s e Av B, 25x103.3. 100
- two 6-sty brk tenements and stores.
- Isadore Strauch to Benjamin, Morris and Samuel Schwartz and Davis Feld. Morts \$81,000. Sept 1. Sept 3, 1907. 2:395-49 and 50. A \$26,000-\$74,000. other consid and 100
- 13th st W, No 29, n s, 425 w 5th av, 25x103.3, 5-sty brk store. John L Tucker to Geo A Hearn. $\frac{1}{4}$ part. All title. B & S. Aug 20. Sept 4, 1907. 2:577-assessed with lot 25. nom
- 13th st W, No 29, n s, 425 w 5th av, 25x103.3, 5-sty brk store. Florence A T wife of and Frank A Hazen to George A Hearn. 5-12 parts. All title. Aug 20. Aug 31, 1907. 2:577-assessed with lot 25. nom
- 13th st W, No 29, n s, 425 w 5th av, 25x103.3, 5-sty brk store. Ward Dickson EXR Ann A Tucker to Geo A Hearn. 1-6 part. All title. Aug 20. Aug 31, 1907. 2:577-assessed with lot 25. other consid and 100
- 13th st W, No 29, n s, 425 w 5th av, 25x103.3, 5-sty brk store. Fredk W Albree to Geo A Hearn. 1-6 part. All title. Aug 15. Aug 31, 1907. 2:577-assessed with lot 25. nom
- 13th st W, No 29, n s, 425 w 5th av, 25x103.3, 5-sty brk store. Saml A Bristol and ano TRUSTEES John L Tucker to Geo A Hearn. $\frac{1}{4}$ part. All title. Aug 29. Aug 31, 1907. 2:577-assessed with lot 25. other consid and 100
- 15th st E, s s, 220.6 e Av A, runs e 72 to n s Stuyvesant st x w - along n s Stuyvesant st x n - to beginning, with all title to c 1 Stuyvesant st, two 4-sty brk tenements and stores. Christopher A Buckley to Thos F Boyle. All title. All liens. Dec 14, 1900. Sept 5, 1907. 3:972 or 942. 25,000
- 19th st E, No 419, n s, 236 e 1st av, 20x92, 4-sty brk tenement and store. Salvatore Di Salvo to Michele Rinaldi. Mort \$8,000. Aug 31. Sept 4, 1907. 3:951-12. A \$6,800-\$10,000. other consid and 100
- 21st st W, Nos 19 to 23, n s, 334.8 w 5th av, 78.6x-x79.3x98.9, three 4-sty brk and stone dwellings. Mary A B Wagstaff to David Spero. Q C. Aug 29. Aug 30, 1907. 3:823-26 to 28. A \$164,000-\$180,000. nom
- 21st st W, Nos 19 to 23, n s, 334.8 w 5th av, 78.6x98.9x78.11x98.9, three 4-sty brk and stone dwellings. Benjamin Stern to David Spero. Mort \$135,500. Aug 26. Aug 30, 1907. 3:823-26 to 28. A \$164,000-\$180,000. other consid and 100
- 22d st W, No 440, s s, 350 w 9th av, 25x98.9, 3-sty brk dwelling. James M Simpson to J Perry Stoltz. Mort \$15,000. Sept 3, 1907. 3:719-65. A \$11,000-\$16,000. other consid and 100
- 22d st E, No 156, s s, 92.4 w 3d av, 16.4x98.9, 4-sty brk tenement. Howard Conkling to Pincus Lowenfeld and William Prager. Mort \$6,500. Sept 5, 1907. 3:877-53. A \$12,000-\$14,000. nom
- 25th st W Nos 526 to 530, s s, 325 w 10th av, 75x98.9, 6-sty brk loft and store building. Robt T Russell to Albert J Appell. Mort \$—. April 4. Sept 4, 1907. 3:696-50 to 52. A \$21,000-\$. other consid and 100
- 28th st W, No 130, s s, 350 w 6th av, 25x98.9, 2-sty brk tenement and store. Sarah E Spelman to Julia D Bernard, of Brooklyn. Mort \$25,000. Sept 5, 1907. 3:803-57. A \$20,000-\$23,000. other consid and 100
- 29th st W, No 4, s s, 127.6 w 5th av, 22.6x98.9, 4-sty stone front building and store. N Y Life Ins & Trust Co TRUSTEE Charlotte M Goodridge to Sarah V Baker, of Borough of Richmond. Aug 23. Aug 30, 1907. 3:830-47. A \$67,500-\$77,000. 105,000
- 31st st E, No 205, n s, 100 s e 3d av, 18x50.6x26.8x50, 3-sty brk tenement. Chas L Payne et al EXRS, &c, Wm H Payne to Payne Estate, a corpn. Jan 2. Aug 31, 1907. 3:912-5. A \$5,500-\$7,500. 10,000
- 37th st W, No 323.
- 40th st W, Nos 219 to 229. Sub to mort \$46,500.
- Agreement to convey 2d parcel to secure loan of \$20,000 on 1st parcel, also agreement as to reconveyance upon payment of loan, accounting, &c. Eugenie Von Chorus, owner of 1st parcel, with Emma M Wray, owner of 2d parcel. Mar 12, 1906. Re-recorded from Mar 19, 1906, and Jan 31, 1907. Sept 5, 1907. 3:761; 4:1012. nom
- 38th st E, No 41 (35), n s, 80 w Park av, 25x98.9, 4-sty stone front dwelling. Isabella C Edgell to Sarah E Cook. Aug 26. Sept 3, 1907. 3:868-35. A \$67,500-\$82,000. other consid and 100
- 41st st W, No 319, n s, 250 w 8th av, 25x98.9, 2-sty brk tenement and store and 4-sty frame tenement in rear. Alfred L M Bullowa to Geo P Wetmore, of Newport, R. I. Mort \$12,000. Aug 28. Sept 5, 1907. 4:1032-22. A \$14,000-\$15,000. other consid and 100
- 41st st W, No 316, s s, 225 w 8th av, 25x98.9, 5-sty brk tenement and store and 2-sty brk tenement in rear. Teresa A McMannis to Henry J Hemmens. Mort \$16,000. July 26. Sept 5, 1907. 4:1031-42. A \$14,000-\$18,000. other consid and 100
- 41st st W, No 314, s s, 200 w 8th av, 25x98.9, 4-sty brk tenement and store. Daniel F Mahony to Henry J Hemmens. Mort \$15,000. Sept 5, 1907. 4:1031-41. A \$14,000-\$18,000. 100
- 42d st E, No 237, n s, 105 w 2d av, 25x100.5, 5-sty brk tenement and store. John S Lubs and ano to Rosina Marraffino. Aug 30. Aug 31, 1907. 5:1316-21. A \$18,000-\$25,000. other consid and 100
- 43d st W, No 326, s s, 325 w 8th av, 25x100.5, 5-sty brk tenement. Breslauer Realty Co to Lucy A McDevitt. Mort \$26,208.33. Aug 30. Aug 31, 1907. 4:1033-46. A \$14,000-\$30,000. nom
- 43d st W, No 408, s s, 116.9 w 9th av, 16.9x100.4, 4-sty brk dwelling. Warren Leslie to Clara B C H Lowry. Mort \$5,000. Sept 3. Sept 4, 1907. 4:1052-37 $\frac{1}{2}$. A \$7,500-\$9,000. other consid and 100
- 44th st W, Nos 133 and 135, n s, 350 w 6th av, 40x100.5, two 5-sty stone front dwellings. Sue T wife of James W Henning to John W Barr, Jr, of Louisville, Ky. Q C. Aug 5. Sept 5, 1907. 4:997-18 and 18 $\frac{1}{2}$. A \$70,000-\$74,000. nom
- 45th st W, No 133, n s, 385 w 6th av, 20x100.4, 4-sty stone front dwelling. Willie R Fuller DEVISEE Margt A Simms to Actors' Society of America. Mort \$38,000. Aug 30. Sept 4, 1907. 4:998-16 $\frac{1}{2}$. A \$38,000-\$40,000. other consid and 100
- 45th st W, Nos 116 and 118, s s, 210 w 6th av, 40x100.4, 9-sty brk and stone hotel. Lillian B Leavitt to Valencia Realty Co. Morts \$215,000 and all liens. Sept 3. Sept 4, 1907. 4:997-41. A \$85,000-\$185,000. nom
- 45th st W, No 123, n s, 288.4 w 6th av, 19.2x82, 5-sty stone front dwelling. Edward B Corey to Hennie Levison. Mort \$20,000. Aug 30. Aug 31, 1907. 4:998-20 $\frac{1}{2}$. A \$30,000-\$32,000. other consid and 100
- 50th st W, Nos 218 to 222, s s, 167.10 w Broadway, 60x100.5, 6-sty brk stable. Edw H Belcher to Stephen H and Chas B Mason joint tenants. Mort \$62,000. July 16. Aug 30, 1907. 4:1021-50. A \$65,000-\$115,000. nom
- 50th st W, Nos 218 to 222, s s, 167.10 w Broadway, 60x100.5, 6-sty brk stable. Stephen H Mason to Edward H Belcher, of Jamaica, L. I. Mort \$62,000. July 16. Aug 30, 1907. 4:1021-50. A \$65,000-\$115,000. nom
- 58th st W, No 304, s s, 100 w 8th av, 21x100.5, 4-sty brk dwelling. Frederick Fischer to Louis Fischer. Mort \$40,000. Sept 3, 1907. 4:1048-37. A \$23,000-\$30,000. other consid and 100
- 58th st W, No 304, s s, 100 w 8th av, 21x100.5, 4-sty brk dwelling. Priscilla T P Starin and Lewis L Pierce EXRS, &c, Ransom Parker to Frederick Fischer. Sept 3, 1907. 4:1048-37. A \$23,000-\$30,000. 60,600
- 58th st E, No 331, n s, 326.6 e 2d av, 23.6x100.5, 5-sty brk tenement. Aaron Moses to Wm J Geoghegan. Mort \$12,000. Aug 30. Sept 3, 1907. 5:1351-14. A \$9,200-\$18,000. other consid and 100
- 60th st E, No 238, s s, 181.8 w 2d av, 13.4x100.5, 4-sty brk dwelling. Gerald S Baird and ano by Wm C Davidson special GUARDIAN to Wm L Mitchell. 2-12 parts. All title. B & S. Sept 4. Sept 5, 1907. 5:1414-32. A \$7,000-\$10,000. 2,333.33
- Same property. Clara F Underhill et al to same. 4-12 parts. All title. Aug 30. Sept 5, 1907. 5:1414. other consid and 100
- Same property. Ida P wife of John N Clark to same. $\frac{1}{2}$ part. All title. Mort \$6,000. Aug 23. Sept 5, 1907. 5:1414. nom
- Same property. James Baird to same. All title as tenant by curtesy to $\frac{1}{2}$ part. B & S. Mort \$6,000. Aug 30. Sept 5, 1907. 5:1414. nom
- 62d st E, Nos 304 to 308, s s, 89.6 e 2d av, 60x75.5, 6-sty brk tenement and store. Meyer Ennis to Herman Hanauer. Mort \$67,500. Aug 30, 1907. 5:1436-47. A \$18,500-P \$33,000. 100
- 70th st W, No 6, s s, 108 w Central Park West, 21x100.5, 5-sty stone front dwelling. Blanche T Newman and ano to Abraham H Feuchtwanger. Mort \$30,000. Aug 30. Sept 5, 1907. 4:1122-37. A \$19,000-\$43,000. nom
- 73d st E, Nos 227 and 229, n s, 200 w 2d av, 50x102.2, two 5-sty stone front tenements. Harry Max to Annie Pariser. All liens. Aug 28. Aug 30, 1907. 5:1428-15 and 16. A \$22,000-\$45,000. other consid and 100
- 73d st E, No 221, n s, 285 e 3d av, 25x102.2, 5-sty stone front tenement and store. Abraham Dan et al to Meyer Lefkowitz. Mort \$23,300. Aug 30. Sept 4, 1907. 5:1428-12. A \$11,000-\$23,000. other consid and 100
- 74th st W, No 13, n s, 200 w Central Park West, 19.6x102.2, 4-sty and basement brk dwelling. Thos J Regan to Aurora S Regan. B & S. Aug 30. Sept 4, 1907. 4:1127-24. A \$19,000-\$37,000. nom
- 76th st W, No 144, s s, 385 e Amsterdam av, 20x102.2, 4-sty and basement stone front dwelling. Mort \$15,000.
- 149th st W, No 557, n s, 154 e Broadway, 27x99.11, 5-sty brk tenement.
- 149th st W, Nos 559 and 561, n s, 100 e Broadway, 54x99.11, two 5-sty brk tenements.
- Kenneth K Mackenzie to Patrick J, Clarence A and Irene I Rothwell, joint tenants. B & S. Sept 4. Sept 5, 1907. 4:1147-49. A \$14,000-\$30,000; 7:2081-6 to 8. A \$31,000-\$72,000. nom

HECLA IRON WORKS

Architectural Bronze

AND

IRON WORK

North 10th, 11th and 12th STREETS

BROOKLYN, - - -

NEW YORK

- 76th st W, No 144, s s, 385 e Amsterdam av, 20x102.2, 4-sty and basement stone front dwelling. Mort \$15,000.
- 149th st W, No 557, n s, 154 e Broadway, 27x99.11, 5-sty brk tenement.
- 149th st W, Nos 559 and 561, n s, 100 e Broadway, 54x99.11, two 5-sty brk tenements.
- Patrick J Rothwell to Kenneth K Mackenzie, of East Orange, N J. B & S. Sept 4. Sept 5, 1907. 4:1147-49. A \$14,000-\$30,000; 7:2081-6 to 8. A \$31,000-\$72,000. nom
- 79th st E, No 229, n s, 350 e 3d av, 25x102.2, 4-sty stone front tenement. Robt H Thompson to Ellery A Thompson, of Troy, N Y. Q C and C a G. Sept 8, 1906. Sept 3, 1907. 5:1525-15. A \$11,500-\$18,500. 100
- 79th st E, No 229, n s, 350 e 3d av, 25x102.2, 4-sty stone front tenement. Ellery A Thompson to Jacob Abraham. July 31. Sept 3, 1907. 5:1525-15. A \$11,500-\$18,500. nom
- Same property. Jacob Abraham to Russek & Klinger Realty Co, a corpn. Aug 12. Sept 3, 1907. 5:1525. other consid and 100
- 80th st W, No 142, s s, 310 e Amsterdam av, 20x102.2, 4-sty and basement stone front dwelling. Ellen Connell to Wm S Silver. Mort \$20,000. Aug 29. Aug 31, 1907. 4:1210-52. A \$11,500-\$23,000. other consid and 100
- 80th st W, No 151, n s, 330 e Amsterdam av, 20x102.2, 5-sty brk tenement. Catharine Kuhn to Frederick Kuhn. Mort \$24,000. Aug 14. Aug 30, 1907. 4:1211-14. A \$11,500-\$28,000. other consid and 100
- 80th st E, Nos 242 and 244, s s, 86.10 w 2d av, 40.3x102.2, two 4-sty brk tenements and stores. Julia Kann to Geo H Orange. Mort \$21,000. Sept 3, 1907. 5:1525-28½ and 29. A \$16,000-\$21,000. other consid and 100
- 81st st W, No 178, s s, 42 e Amsterdam av, 37x102.2, 5-sty brk tenement. Wm M Benger to Henry Steers. Mort \$48,250. Aug 26. Sept 3, 1907. 4:1211-62. A \$21,500-\$48,000. other consid and 100
- 82d st E, No 221, n s, abt 245 e 3d av, —, 3-sty brk dwelling. August Ganzenmuller to Fredk H Schwegler. C a G. Sept 4, 1907. 5:1528-11. A \$10,500-\$11,500. nom
- 84th st E, No 352, s s, 75 w 1st av, 25x81.2, 5-sty brk tenement and store. Caroline Ihlenburg to Wm J Frey. Mort \$18,000. Aug 31. Sept 3, 1907. 5:1546-31½. A \$7,500-\$23,000. other consid and 100
- 84th st E, Nos 158 to 162, s s, 93.6 w 3d av, 81x102.2, three 5-sty brk tenements. Jacob Grauer to Fanny Spiro. Mort \$117,000. June 12. Aug 31, 1907. 5:1512-41 to 43. A \$42,000-\$84,000. other consid and 100
- 85th st E, No 75, n s, 89.6 w Park av, 26x102.2, 5-sty stone front tenement. Simon E Bernheimer et al to Thos F McCoy and Ellen E his wife, tenants by entirety. Mort \$25,000. Aug 29. Sept 4, 1907. 5:1497-32½. A \$20,000-\$29,000. other consid and 100
- 89th st E, Nos 408 and 410, s s, 106 e 1st av, 40x100.8, 6-sty brk tenement. Bernard Friedman to Rossie Benefore. Mort \$43,000. Aug 29. Aug 30, 1907. 5:1568-43. A \$14,000-\$50,000. other consid and 100
- 91st st W, No 34, s s, 302 w Central Park West, 18x100.8, 4-sty and basement brk dwelling. Emanuel Heilner et al to Constance N Schweizer. Mort \$17,500. July 31. Sept 5, 1907. 4:1204-45. A \$12,000-\$22,000. other consid and 100
- 98th st W, No 109, n s, 150 w Columbus av, 26.4x100.11x26.6x100.11, 4-sty brk tenement and store. Christine Wille to Eliz Hausknecht. Mort \$17,000. Aug 29. Aug 30, 1907. 7:1853-26. A \$10,000-\$22,000. other consid and 100
- 101st st W, No 205, n s, 154.9 e Broadway, 75 to former c l of Bloomingdale road, closed, x100.11, 6-sty brk tenement. Wm H Bennett to John Schnoering. Mort \$—. Aug 29. Aug 31, 1907. 7:1873-27. A \$36,000-\$125,000. other consid and 1,000
- 103d st W, No 129, n s, 225 w Columbus av, 18.9x100.11, 5-sty stone front tenement. Oscar Haase to Edwd J Moloughney. Mort \$16,000. Aug 13. Aug 31, 1907. 7:1858-23. A \$7,500-\$19,000. other consid and 100
- 103d st E, No 77, n s, 27 w Park av, 26x75, 5-sty brk tenement. Morris Heller to Wilhelmina Budd. Mort \$29,000. Aug 31. Sept 3, 1907. 6:1609-35. A \$8,500-\$15,500. nom
- 103d st E, No 153, n s, 95 e Lexington av, 24.6x100.11, 4-sty stone front tenement. Kaufman Sasserath to Jacob Abraham. Mort \$12,000. Aug 31. Sept 4, 1907. 6:1631-24. A \$10,000-\$14,000. other consid and 100
- 103d st W, No 81, n s, 105 w Manhattan av, 20x100.11, 5-sty brk tenement. Magdalena Biiner to Katharine J Duff, of Passaic, N J. Mort \$19,000. Aug 31. Sept 3, 1907. 7:1839-10. A \$8,500-\$21,000. 100
- 103d st E, No 79, n w cor Park av, 27x75, 5-sty brk tenement Park av, No 1382 and store. Harriet A Boyd to Marcus Rosenthal. Mort \$26,000. Aug 28. Sept 4, 1907. 6:1609-36. A \$13,000-\$24,000. nom
- 104th st W, No 307, n s, 132 w West End av, 17x100.11, 3-sty and basement stone front dwelling. Nellie F Kilgore to Sol Fuld. Mort \$14,000. Sept 4, 1907. 7:1891-14. A \$10,500-\$21,000. other consid and 100
- 105th st E, No 225, n s, 260 e 3d av, 25x100.11, 5-sty brk tenement and store. Myer Bach to Hyman Rosner. Mort \$29,000. Sept 3. Sept 4, 1907. 6:1655-11. A \$7,000-\$29,000. other consid and 100
- 105th st E, No 225, n s, 260 e 3d av, 25x100.11, 5-sty brk tenement and store. Isaac Ginsburg to Myer Bach. Mort \$29,000. May 17. (Re-recorded from May 17, 1907. Sept 4, 1907. 6:1655-11. A \$7,000-\$29,000. other consid and 100
- 107th st E, No 217, n s, 310 w 2d av, 25x100.11, 4-sty brk tenement. Guisepe Armato et al to Ignazio Biondi. Mort \$13,000. Aug 30, 1907. 6:1657-12. A \$7,000-\$15,000. other consid and 100
- 107th st E, Nos 124 to 128, s s, 91.8 w Lexington av, 50x100.11, 6-sty brk tenement and store. FORECLOS, Aug 23, 1907. Jos F Mulqueen referee to Golde & Cohen, a corpn. Mort \$49,250. Aug 30. Aug 31, 1907. 6:1634-60. A \$20,000-P \$55,000. 1,000
- 108th st E, No 7, n s, 125 e 5th av, 23x100.9, 5-sty brk tenement. Rosa Englander to Ray Bleier. Mort \$24,200. Aug 30, 1907. 6:1614-6. A \$13,000-\$24,000. other consid and 100
- 109th st W, No 205, n s, 125 w Amsterdam av, 25x100.11, 5-sty brk tenement. John J Schwartz et al to John Albert. Mort \$29,000. Sept 3. Sept 4, 1907. 7:1881-27. A \$12,000-\$26,000. other consid and 100
- 110th st E, No 213, n s, 185 e 3d av, 25x100.11, 4-sty stone front tenement. Max Mendelsohn to Jacob and Abraham Mendelsohn. Mort \$13,000. Aug 24. Aug 30, 1907. 6:1660-8. A \$7,000-\$14,500. 100
- 110th st E, No 215, n s, 210 e 3d av, 25x100.11, 4-sty stone front tenement. Isaac Meyer to Jacob and Abraham Mendelsohn. Mort \$13,000. Aug 26. Aug 30, 1907. 6:1660-9. A \$7,000-\$14,500. 100
- 112th st W, Nos 508 and 510, s s, 175 w Amsterdam av, 50x100.11, 8-sty brk and stone tenement. Houlder Hudgins and Alice G his wife to Julia Vaine. All liens. June 17. Sept 4, 1907. 7:1883-40. A \$26,000-\$130,000. other consid and 100
- Same property. Julia Vaine to Houlder Hudgins. All liens. Sept 3. Sept 4, 1907. 7:1883. other consid and 100
- 112th st E, No 245, n s, 100 w 2d av, 25x100.11, 4-sty brk tenement. Ray Bleier to Rosa Englander. Mort \$13,500. Aug 30, 1907. 6:1662-20. A \$7,000-\$15,000. nom
- 114th st W, No 19, n s, 295 w 5th av, 25x100.11, 5-sty brk tenement and store. Isaac Male et al to Jacob Horowitz. Mort \$29,000. Aug 14. Sept 3, 1907. 6:1598-25. A \$13,000-\$26,000. 100
- 114th st W, s s, 100 w Amsterdam av, 50x100.11, vacant. Fred V Calder to Harry B Davis. ½ part. Mort \$31,200. Aug 27. Aug 30, 1907. 7:1885-37 and 38. A \$28,000-\$28,000. other consid and 100
- 114th st W, s s, 150 w Amsterdam av, 50x100.11, vacant. Assigns ½ interest in contract, &c. Fred V Calder to Harry B Davis. July 6. Aug 30, 1907. 7:1885-39 and 40. A \$28,000-\$28,000.
- 115th st W, Nos 31 to 35, n s, 400 e Lenox av, 74.5x100.11, 6-sty brk tenement. Irving Bachrach et al to Blanc Realty Co. Mort \$110,500. Aug 31, 1907. 6:1599-18. A \$40,000-\$125,000. other consid and 100
- 117th st E, No 406, s s, 110.8 e 1st av, 16.8x100.10, 3-sty brk dwelling. Philip Potash to John La Spina. Mort \$6,750. Aug 30. Aug 31, 1907. 6:1710-45½. A \$3,300-\$5,500. other consid and 100
- 117th st W, No 47, n s, 310 e Lenox av, 25x100.11, 5-sty brk tenement. Mary F Martin to Oscar Haase. Mort \$20,000. Aug 14. Aug 31, 1907. 6:1601-14. A \$13,000-\$24,000. other consid and 100
- 117th st W, Nos 360 and 362, s s, 150 e Morningside av East, 50x100.11, two 5-sty stone front tenements. Rachel Lederer to George, Albert and Theresa Mundorff EXRS and TRUSTEES Peter Mundorff. Mort \$55,500. Sept 3. Sept 4, 1907. 7:1943-57 and 58. A \$22,000-\$52,000. other consid and 100
- 118th st W, No 362, s s, 154 e Morningside av East, 17x100.11, 3-sty and basement brk dwelling. Elizabeth Meise to Max M Pullman. Sept 3, 1907. 7:1944-58. A \$7,400-\$10,500. other consid and 100
- 120th st E, Nos 341 to 345, n s, 150 w 1st av, 75x100.11, two 6-sty brk tenements. Anna Block to Mollie Kosower. Mort \$85,000. Aug 27. Aug 30, 1907. 6:1797-18 and 20. A \$18,000-\$86,000. other consid and 100
- 120th st W, No 417, n s, 125 e Amsterdam av, 75x100.11, 6-sty brk tenement. Wm H Whyte to Clara L wife of Wm H Whyte. Mort \$110,000. Sept 4, 1907. 7:1963-6. A \$42,000-\$130,000. 100
- 121st st E, Nos 247 and 249, on map No 249, n s, 53.11 w 2d av, 31x65.11, 3-sty frame tenement and store. Jacob Haltzer to Alex Tarr. Mort \$7,500. Sept 3. Sept 4, 1907. 6:1786-21½. A \$7,500-\$0,000. 12,000
- 122d st W, No 233, n s, 305 w 7th av, 15x100.11, 3-sty and basement stone front dwelling. Leopold Hutter to Augusta Lobsenz. Mort \$8,000. Sept 3. Sept 4, 1907. 7:1928-19½. A \$6,600-\$10,000. nom
- 123d st E, No 154, s s, 285 w 3d av, 25x100.11, 6-sty brk tenement and store. Matilda Epstein to Samuel Portman. Mort \$24,000. Aug 30, 1907. 6:1771-48. A \$8,000-\$32,000. 100
- 123d st W, No 232, s s, 411.1 e 8th av, 13.11x100.11, 3-sty and basement stone front dwelling.
- 123d st W, Nos 234 and 236, s s, 383.5 e 8th av, 27.8x100.11, two 3-sty and basement stone front dwellings.
- 123d st W, No 242, s s, 341.1 e 8th av, 13.10x100.11, 3-sty and basement stone front dwelling.
- Chas L Payne et al EXRS, &c, Wm H Payne to Payne Estate, a corpn. Jan 2. Aug 31, 1907. 7:1928-48, 48½, 49 and 51. A \$24,000-\$40,000. 42,000
- 124th st W, No 356, s s, 88 e Columbus av, or Morningside av East, 27.10x100.11, 5-sty brk tenement. Milton C Henley to Anthony Kappes. Mort \$23,000. Aug 29. Aug 30, 1907. 7:1950-60. A \$10,000-\$25,000. other consid and 100
- 126th st, No 317, n s, 209.7 w 8th av, 16.8x99.11, 3-sty and basement brk dwelling. Chas E Appleby and ano as TRUSTEES John B Miller will of Daniel S Miller to Catherine Organ, B & S and C a G. Sept 3. Sept 5, 1907. 7:1953-24. A \$5,500-\$8,500. other consid and 11,500
- 129th st E, Nos 54 and 56, s s, 190 w Park av, 50x99.11, 6-sty brk tenement. Irving Bachrach et al to Blanc Realty Co. Mort \$60,000. Aug 31, 1907. 6:1753-45. A \$16,000-\$75,000. other consid and 100
- 130th st W, No 45, n s, 355 e Lenox av, 20x99.11, 4-sty stone front dwelling. Emanuel Glauber to Marcus Moses. Mort \$13,000. Sept 4, 1907. 6:1728-16. A \$8,000-\$13,500. other consid and 100
- 132d st W, No 230, s s, 485 e 8th av, 15x99.11, 3-sty stone front dwelling. Grace D Van Riper to Eugene S Van Riper. Mort \$6,000. Oct 1, 1906. Sept 5, 1907. 7:1937-45. A \$6,000-\$9,000. nom
- 133d st W, No 107, n s, 100 w Lenox av, 16.8x99.11, 3-sty stone front dwelling. Mary J Hughes to Luler R Shepherd. Mort \$8,000. Aug 31, 1907. 7:1918-27. A \$6,600-\$8,500. other consid and 100

THE GEORGE A. JUST COMPANY

239 Vernon Ave., Boro. of Queens, New York City

IRONWORK FOR BUILDINGS

134th st W, No 181, n s, 275 e 7th av, 25x99.11, 5-sty brk tenement. Luler R Shepherd to Mary J Hughes. Mort \$16,500. Aug 31, 1907. 7:1919-13. A \$10,000-\$18,500.

135th st W, No 5, n s, 110 w 5th av, 18.4x99.11, 4-sty brk tenement. Moritz Adler to Chas Klemme. Mort \$14,500. Aug 24. Sept 5, 1907. 6:1733-32. A \$9,500-\$14,000.

142d st, No 230, s s, 415 w 7th av, 39.11x99.11, 5-sty brk tenement. Samuel L Schwartz to Benj F Poth. Mort \$35,000. Sept 5, 1907. 7:2027-51. A \$13,500-\$42,000.

142d st W, No 522, s s, 345 e Broadway, 15x99.11, 3-sty stone front dwelling. John Grossman to Mae A Grossman. Mort \$8,000 and all liens. Aug 23. Sept 3, 1907. 7:2073-49½. A \$4,500-\$11,500.

145th st W, No 404, s s, 131.6 w St Nicholas av, 15.6x99.11, 4-sty brk dwelling. Marie M Cohen to Robert H Rose. Mort \$7,000. Sept 3. Sept 4, 1907. 7:2050-51. A \$4,600-\$13,000.

148th st W, No 237, n s, 158 e 8th av, 39x99.11, 5-sty brk tenement. Abraham Benedict et al to Pincus Lowenfeld and Wm Prager. Mort \$37,000. Aug 10. Aug 16, 1907. 7:2034-8. A \$11,000-\$36,500. Corrects error in issue of Aug 24, when st No was 257.

156th st W, No 554, s s, 300 e 11th av, old line, now Broadway, 17x99.11, 4-sty brk tenement. Hirsch Hommel to Minnehaha E Kavanagh. Mort \$13,500. July 3. Aug 20, 1907. 8:2114-17. A \$6,800-\$15,000. Corrects error in last issue, when st No was 550.

161st st, No 566, s s, 220.6 e Broadway, 16x99.11, 3-sty stone front dwelling. August Oppenheimer to Monroe F Mannheimer. B & S. Mort \$9,500. Aug 13. Sept 5, 1907. 8:2119-17. A \$5,200-\$11,500.

Av A, No 1660, e s, 25.8 n 87th st, 25x100, 5-sty brk tenement and store. Anton Buhlmann to Emil B Johannsen. Mort \$16,000. Aug 29. Aug 30, 1907. 5:1584-2. A \$10,000-\$21,000.

Av A, No 1133 | n w cor 61st st, runs n 200.10 to s s 62d st, x 61st st, No 419 | w 231.5 x s 100.5 x w 116.7 x s 100.5 to n s 62d st, No 428 | 61st st, x e 348 to beginning, gas holder and two 1-sty brk buildings and 2-sty frame dwelling. Frank Tilford to Standard Gas Light Co of City N Y. B & S. Dec 19, 1905. Sept 5, 1907. 5:1456-12 to 17. A \$172,500-P \$173,500.

Av A | n e cor 62d st, 100.5x101.7 to w s Exterior st, x101.2 62d st, x89.2, 1-sty brk building. Frank Tilford to the Exterior st | Standard Gas Light Co, of N Y. B & S. Dec 19, 1905. Sept 5, 1907. 5:1475-1. A \$30,000-\$55,000.

Av A, Nos 1427 and 1429, w s, 51.1 s 76th st, 51.1x100, 6-sty brk tenement and store. Chas B Foy to Richard Dudensing, Jr. Mort \$55,000. Sept 4. Sept 5, 1907. 5:1470-26. A \$19,000-P \$28,000.

Av A, No 1680, e s, 61.5 n 88th st, 20x75, 4-sty stone front tenement and store. Samuel Poss to Kalman Schwartz. Mort \$12,000. Sept 4, 1907. 5:1585-3. A \$6,500-\$10,000.

Av C, No 215, w s, 23 n 13th st, 22.10x63, 5-sty brk tenement and store. Samuel Sosinsky to Robert Rosenthal, of Brooklyn. Mort \$16,500. Aug 30. Aug 31, 1907. 2:396-36. A \$8,000-\$12,000.

Amsterdam av, No 1270, w s, 47 s 123d st, 27x100, 5-sty brk tenement and store. Thomas Scholes to Wm Ebeling and Frieda his wife ½ part, and Katharina Menninger ½ part. Mort \$21,500. Sept 4. Sept 5, 1907. 7:1977-34. A \$16,000-\$29,000.

Amsterdam av, No 305, e s, 52.4 n 74th st, runs e 37 x n 7.7 x e 19.11 x n 12.8 x w 63 to av x s 18 to beginning, 3-sty and basement brk dwelling. Carman H Barrett to Mary Casson. Mort \$23,000. July 12. Sept 4, 1907. 4:1146-2½. A \$13,000-\$18,000.

Audubon av | s w cor 178th st, 189.10 to n s 177th st, x100, va- 177th st | cant.

178th st | cant.

Audubon av | s w cor 177th st, 199.10 to n s 176th st, x100, va- 176th st | cant.

177th st | cant.

Herman Strauss to Monticello Realty Co. Mort \$114,000. Sept 3. Sept 4, 1907. 8:2133.

Broadway, e s, 100.7 s Hillside st, 50.3x155.9x50x160.3, vacant. Marcus Nathan to Lazarus Fried. Sept 3. Sept 5, 1907. 8:2170.

Broadway, e s, 150.10 s Hillside st, 50.9x150x50.11x155.9, vacant. Lazarus Fried to Marcus Nathan. Sept 3. Sept 5, 1907. 8:2170-96 and 98. A \$24,000-\$24,000. mutual partition

Central Park West, Nos 71 to 75 | n w cor 67th st, 100.5x100, 7- 67th st, No 1 | sty brk tenement. Monticello Realty Co to Alfred C Bachman. Mort \$285,000. Sept 3. Sept 4, 1907. 4:1120-29. A \$175,000-\$415,000.

Same property. Alfred C Bachman to Herman Strauss. Mort \$385,000. Sept 3. Sept 4, 1907. 4:1120.

Columbus av, No 764, w s, abt 50 n 97th st, -x-, 5-sty brk tenement and store. 7:1852-31. A \$17,000-\$30,000.

22d st W, No 341, n s, abt 290 e 9th av, -x-, 4-sty brk dwelling. 3:746-15. A \$11,500-\$15,500.

Lexington av, Nos 1822 and 1824 | n w cor 113th st, 40.11x73.10, 113th st, No 139 | two 4-sty brk tenements, stores on av. 6:1641-15 and 15½. A \$21,000-\$28,000.

68th st W, No 27, n s, abt 285 w Central Park W, -x-, 4-sty brk dwelling. 4:1121-20½. A \$14,500-\$25,000.

8th av, Nos 2438 and 2440, e s, abt 100 n 130th st, -x-, two 5-sty brk tenements and stores. 7:1936-63 and 64. A \$32,000-\$48,000.

And being assignment of all right, title and interest in real and personal estate of Isabella Tucker dec'd. Chas A Tucker HEIR Isabella Tucker dec'd to Frederick Seymour, of East Orange, N J. May 23. Sept 5, 1907.

Same property. Frederick Seymour to Chas A Tucker HEIR Isabella Tucker. All title. B & S. Aug 10. Sept 5, 1907.

Park av, Nos 604 and 606, w s, 73.5 n 64th st, 27x75, two 4-sty brk and stone dwellings. Release mort. The Trust Co of

America to Title Guarantee and Trust Co. Aug 28. Sept 5, 1907. 5:1379-36 and 36½. A \$40,000-\$44,000.

Park av | n e cor 104th st, 100.11x24.10, 5-sty stone 104th st, No 101 | front tenement and store. Hyman Rosner to Myer Bach. Mort \$33,450. Sept 3. Sept 4, 1907. 6:1632-1. A \$15,000-\$27,000.

Park row, Nos 131 to 137, s s, abt 180 e Duane st, -x-, 3-sty brk tenement and store and one 2-sty and one 3-sty brk loft and store buildings. Elizabeth Lyon to Acre Realty Co. Q C. Aug 31. Sept 4, 1907. 1:119-66 to 68. A \$63,500-\$84,000.

Park row, Nos 121 and 123, s s, abt 100 e Duane st, -x-, two 3-sty brk tenements and stores. Eliz Lyon to Acre Realty Co. Q C. Aug 31. Sept 5, 1907. 1:119-71 and 72. A \$26,000-\$34,500.

Pleasant av, No 378 | n e cor 120th st, 16.9x71.3, 4-sty stone front 120th st, No 501 | tenement. Julius Weiss to Rebecca Stein. Mort \$12,500. Aug 5. Sept 4, 1907. 6:1817-1. A \$4,000-\$10,000.

St Nicholas av, No 1250, e s, 53.2 s 173d st, 21.9x100, 3-sty brk dwelling. William Grant to Thos F Burke. Aug 30, 1907. 8:2129-6. A \$20,000-\$24,000.

St Nicholas av, s e cor 179th st, 50x100, 5-sty brk tenement and store. Donald Robertson to Chas V Schmidt. Mort \$60,000. Sept 1. Sept 4, 1907. 8:2153-7. A \$25,000-\$.

West End av, No 693, w s, 75 s 94th st, 25.8x110, 4-sty and basement stone front dwelling. John Schnoering to Wm H Bennett. Mort \$35,000. Aug 29. Aug 31, 1907. 4:1252-56. A \$18,000-\$29,000.

1st av, No 2308, e s, 100.11 s 119th st, 24.8x94, 4-sty brk tenement and store. Charles Dreyfuss to Mariantonia Defalco. Mort \$13,000. Sept 3, 1907. 6:1806-4. A \$7,000-\$15,000.

1st av, Nos 1940 to 1944 | n e cor 100th st, 100.11x100, three 100th st, Nos 401 and 403 | 6-sty brk tenements and stores.

112th st E, Nos 54 to 58, s s, 137.6 w Park av, 64x100.11, two 6-sty brk tenements and stores.

100th st E, Nos 407 and 409, n s, 137.1 e 1st av, 74.2x100.11, two 6-sty brk tenements and stores.

Harry Seigel to Berliner & Greenberg, Inc. Mort \$308,500. Aug 29. Aug 31, 1907. 6:1694-1, 5 and 6. A \$25,500-\$125,000; 1617-43 and 45. A \$26,000-P \$75,000; 1694-7 and 9. A \$13,000-\$84,000.

2d av, Nos 2002 to 2006, e s, 25.5 n 103d st, 75x74.7, three 4-sty brk tenements and stores. Adolph M Fischl et al to Anna Damico. Mort \$46,500. Aug 15. Aug 30, 1907. 6:1675-2 to 4. A \$22,500-\$45,000.

2d av, No 2030, e s, 75.11 n 104th st, 25x75, 4-sty stone front tenement and store. Bernhard Bopp to Christian Moesinger. Mort \$11,000. Sept 4. Sept 5, 1907. 6:1676-4. A \$7,500-\$16,000.

3d av | n w cor 130th st, runs n 136 to bulkhead line, x n w 130th st | 432 x s w 212 to intersection high water mark and 131st st | centre line 131st st x s 300 to 130th st x e 315 to beginning, two 1-sty brk shops and 2-sty brk stable and vacant. Eliz Lyon to Acre Realty Co. Q C. Sept 5, 1907. 6:1779-1780.

3d av, Nos 1987 to 1991, e s, 19.11 n 109th st, 81x74, three 4-sty brk tenements and stores. Mort on No 1991 \$10,000. 6:1659-2, 3 and 4. A \$36,000-\$63,000.

109th st E, No 201, n s; 74 e 3d av, 18x100.11, 4-sty brk tenement. 6:1659-4½. A \$5,000-\$11,500.

3d av, No 2009, e s, 50 n 110th st, 25.1x110, 3-sty brk tenement and store. 6:1660-3. A \$13,500-\$22,000.

126th st E, Nos 156 and 158, s s, 210 w 3d av, 50x99.11, two 5-sty brk tenements and stores and 2-sty brk tenement in rear. Mort \$35,000. 6:1774-45. A \$21,000-\$43,000.

129th st E, Nos 158 and 160, s s, 185 w 3d av, 50x99.11, two 3-sty brk tenements and stores. 6:1777-44 and 45. A \$13,000-\$19,000.

Lexington av, Nos 2146 to 2168 | n w cor 129th st, 199.10 to s s 129th st | 130th st, x40, except Lexington 130th st | av, No 2162, w s, 49.11 s 130th st, 16.8x40, eleven 2-sty brk tenements with stores on both corners. 6:1778-16 to 17½ and 56 to 57½. A \$39,000-\$62,000.

130th st E, No 122, s s, 340 e Park av, 25x99.11, 4-sty frame tenement and store. 6:1778-58. A \$5,000-\$7,500.

130th st E, No 114, s s, 240 e Park av, 25x99.11, 2-sty frame tenement and 3-sty frame tenement in rear. 6:1778-62. A \$5,000-\$5,500.

129th st E, Nos 125 and 127, n s, 315 e Park av, 50x99.11, 3 and 4-sty brk stable. Mort \$15,000. 6:1778-14. A \$13,000-\$25,000.

130th st E, No 120, s s, 315 e Park av, 25x99.11, 5-sty brk tenement and store. Mort \$6,500. 6:1778-59. A \$5,000-\$11,000.

130th st E, Nos 110 and 112, s s, 190 e Park av, 50x99.11, 2 and 3-sty frame tenements and 2-sty frame rear tenement. 6:1778-63 and 64. A \$10,000-\$11,500.

127th st E, No 239, n s, 180 w 2d av, 25x99.11, 3-sty brk stable. 6:1792-17. A \$6,000-\$12,000.

2d av, No 2418 | s e cor 124th st, 20x80, 3 and 4-sty brk and 124th st, No 300 | stone tenement and store. 6:1800-49. A \$9,500-\$17,000.

2d av, No 2416, e s, 20 s 124th st, 20x80, 3-sty stone front tenement and store. 6:1800-50. A \$6,000-\$9,000.

Chas L Payne et al EXRS, &c, Wm H Payne to Payne Estate, a corpn. Jan 2. Aug 31, 1907. 408,500

5th av, No 250 | n w cor 28th st, runs n 38 x w 100 x n 28th st, Nos 1 to 5 | 159.6 to s s 29th st, x w 27.6 x s 98.9 x w 29th st, No 2 | 22.6 x s 98.9 to 28th st, x e 150 to beginning, 5-sty stone front dwelling and 2-sty brk stable and 4-sty stone front building and store. Frederick Grosvenor Carnochan and ano by GUARDIAN to Sarah V Baker. ¼ part. All title. Aug 29. Aug 30, 1907. 3:830. \$236,250 less ¼ of 10-12 of general tax which will become a lien in Oct, 1907.

Same property. Caroline L Iselin to same. ¼ part. B & S. Aug 21. Aug 30, 1907. 3:830-35 to 37 and 46. A \$618,000-\$682,000.

other consid and 100

ARCHITECTURAL IRON WORK

EXCELLENCE
ECONOMY

HERVEY THOMPSON
176-178 E. 119th St., New York, N. Y.

5th av, No 250 | n w cor 28th st, runs n 38 x w 100 x n
28th st, Nos 1 to 5 | 159.6 to s s 29th st x w 50 x s 197.6
29th st, Nos 2 and 4 | to n s 28th st x e 150 to beginning, 5-sty
stone front dwelling, 2-sty brk stable and two 4-sty stone front
buildings and stores. Sarah V Baker to The Second National
Bank of N Y. B & S. Aug 30, Aug 31, 1907. 3:830-35 to
37 and 46 and 47. A \$685,500-\$759,000. other consid and 100
5th av, No 250 | n w cor 28th st, runs n 38 x w 100 x n
28th st, Nos 1 to 5 | 159.6 to s s 29th st x w 27.6 x s 98.9 x
29th st, No 2 | w 22.6 x s 98.9 to n s 28th st x e 150
to beginning, 5-sty stone front dwelling and 2-sty brk stable
and 4-sty stone front building and store. Frederic G Good-
ridge to Sarah V Baker, of Borough of Richmond. B & S. ¼
part. All title. Aug 21. Aug 30, 1907. 3:830-35 to 37 and
46. A \$618,000-\$682,000. other consid and 100
Same property. Charlotte G Wyeth to same. ¼ part. All title.
B & S. Aug 21. Aug 30, 1907. 3:830. other consid and 100
Same property. Release of curtesy. Gouverneur M Carnochan
to Chas L Jones. All title. Aug 24. Aug 31, 1907. 3:830.
nom

6th av, Nos 485 and 487 | n w cor 29th st, runs n 49.4 x w 72
29th st, Nos 101 to 105 | x n 24.8 x w 28 x s 74 to n s 29th
st x e 100 to beginning, four 4-sty brk and stone tenements
stores on av. Henry Van Schaick to Van Schaick Realty Co, a
corp. Mort \$—. Aug 2. Sept 3, 1907. 3:805-52 to 55.
A \$206,000-\$220,000. nom

7th av, No 446, w s, 40.1 n 34th st, 18x60, 4-sty brk tenement
and store. Edward Man TRUSTEE Sarah Tallack to Willmarth
A Robinson. Sept 5, 1907. 3:784-41. A \$39,000-\$42,000.
62,000

7th av, No 2268, w s, 80 n 133d st, 19.10x80, 5-sty brk tenement
and store. Leslie A Ware to Chas F Coy, of Yonkers, N
Y. Mort \$12,000. Sept 1. Sept 4, 1907. 7:1939-32. A
\$10,500-\$18,000. other consid and 100

8th av | s e cor 151st ts, 75x48, 6-sty brk tenement and store.
151st st | Release mort. N Y Trust Co to The S & R Construc-
tion Co. Sept 4. Sept 5, 1907. 7:2036-61. A \$-\$.
other consid and 100

8th av, No 2830 | e s, at n s 150th st and n w s Macombs
150th st | Dam road or lane, runs n e 118.3 x w
Macombs Dam rd or lane | 56.1 to av x s 104.1 to beginning, 6-sty
tenement and store. Release mort. New York Trust Co to S
& R Construction Co. Sept 14. Sept 5, 1907. 7:2036, as-
sessed with lot 61. 1,000

9th av, No 573, w s, 98.9 s 42d st, runs n 20 x w 100 x s 20 x e
100 to beginning, 4-sty brk tenement and store. Jacob E Mc-
Michael to Jovo Tomanovich. Mort \$18,000. Aug 30, 1907.
4:1051-33. A \$15,000-\$19,000. nom

11th av, No 484, e s, 72.9 s 39th st, 26x100, 5-sty brk tenement
and store. Otto Wagner to Susanna Orth. Aug 30. Aug 31,
1907. 3:710-65. A \$10,500-\$19,500. other consid and 100

BOROUGH OF THE BRONX.

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

*Bayard st, e s, 150 s 236th st, 25x100. Lulu Koenig to Mar-
garetha Kohler. Aug 21. Sept 3, 1907. other consid and 100
Emmerich pl, s s, 194 w Kingsbridge road, 25.6x166x25x161,
2-sty frame dwelling. Carl E Ahlbum to Sarah W H Chris-
topher. Mort \$4,000. Aug 14. Sept 4, 1907. 11:3237.
other consid and 100

Faille st, No 793, w s, 100 n Seneca av, 25x100, 2-sty frame dwell-
ing. Release mort. U S Life Ins Co to Fredk McCarthy and
Theo M Macy. Aug 28. Aug 31, 1907. 10:2761. 16,750

Freeman st, No 807, n s, 138.8 e Union av, 20x86.10, 2-sty frame
dwelling. Charlotte Wolff to Katharina Finkernagel. Mort
\$5,000. Aug 30, 1907. 11:2968. other consid and 100

Freeman st, No 803, n s, 98.8 e Union av, 20x86.9, 2-sty frame
dwelling. Charlotte Wolff to Wm H Finkernagel. Mort \$5,000.
Aug 31, 1907. 11:2968. other consid and 100

German pl (Balcom av), No 644, e s, 78.2 s Rae st, 20.11x92.3,
2-sty frame dwelling and 2-sty frame building in rear. Gottlob
Brenzinger to Anna Rosenberg. Mort \$4,500. Aug 30. Sept 4,
1907. 9:2358. other consid and 100

*Haskins st, n s, 220.10 e Fort Schuyler road, 25x149.8x24.1x
149.6. Mary A Ford to Margt L Callaghan. ½ part. Mort
\$1,100. Aug 29. Aug 30, 1907. nom

Hoe st or av, No 1111, w s, 202.6 s 167th st, 18.9x100, 3-sty brk
tenement. Edith T Lord to The Roman Catholic Church of St
John Chrysostom. Mort \$6,500. Aug 21. Sept 5, 1907. 10:2744.
nom

Iitner pl, n s, 90 w Park av, 90x102, 2-sty brk factory. Maurice
J Kraus to Iitner Realty Co. B & S. All liens. Aug 23. Aug
30, 1907. 11:2899. nom

*Leland st, w s, 205.9 n Meadow Drive, 50x94.4x53.3x100. Hud-
son P Rose Co to Rocco Di Maio. Aug 21. Sept 3, 1907. nom

*Lebanon st, s s, 150 w Bronx Park av, 25x100, 2-sty frame
dwelling. Benjamin Simon to Charlotte Simon. All liens.
Aug 27. Aug 31, 1907. nom

*Mary st, n s, 197.2 e Main st, 27.10x125x28.9x125, Westchester.
Eliz Ritz to Alex Devlin, Jr. Mort \$1,000. Aug 30. Aug
31, 1907. other consid and 100

Oak Terrace, n s, 150 w Beekman av, 50x100, vacant. David
Schiff to Emma F Theyson. Mort \$5,000. Aug 30. Aug 31,
1907. 10:2055. other consid and 100

Oak Terrace, n s, 150 w Beekman av, 50x100, vacant. Emma F
Theyson to Gustav H Rottgardt. Mort \$5,000. Aug 30. Aug
31, 1907. 10:2055. other consid and 100

Oak Terrace, n s, 150 w Beekman av, 50x100, vacant. Gustav H
Rottgardt to Asher Cohen. Mort \$8,500. Aug 31. Sept 3,
1907. 10:2555. other consid and 100

Oak terrace, No 12, on map No 602, s s, 124.6 w Beekman av,
25.6x100, 2-sty frame dwelling. May Perlman to Rosie Levin.
Mort \$6,500. Aug 30. Sept 4, 1907. 10:2555.
other consid and 100

*2d st, s s, 100 w Av C, 50x139.6x50.3x145.7, Unionport. Wm
Heinrich to Carrie A Penning. Aug 29. Aug 30, 1907. nom

*4th st, e s, 125 n 220th st, 25x105, Wakefield. Frank W Pirner
to Marie Pirner. B & S. Mort \$5,500. April 29, 1909 (?)
should be 1907. Aug 30, 1907. other consid and 100

*5th st, n s, 323.11 e Green lane or av, 25x100, Westchester. Re-
lease judgment. Isaac Bernstein to Fanny Levine. Aug 29.
Aug 30, 1907. other consid and 100

*5th st, n s, 323.11 e Green lane or av, 25x100, Westchester. Re-
lease judgment. Louis Finkelstein to Fanny Levine. Aug 30,
1906. Aug 30, 1907. nom

*Same property. Release judgment. New York Telephone Co to
same. Sept 25, 1906. Aug 30, 1907. 20

134th st, No 373, n s, 173.2 w Willis av, 16.8x100, 3-sty frame
dwelling. Joseph Lally and ano TRUSTEES Ann Lally to Cath,
John T, Mary A and Francis X Lally. Aug 27. Aug 31, 1907.
9:2297. 6,000

Same property. Joseph Lally to same. Q C. Aug 27. Aug 31,
1907. 9:2297. 1,200

134th st, No 483, n s, 46 w Brown pl, 16.5x70, 3-sty brk dwell-
ing.

134th st, No 487, n s, 14.11 w Brown pl, 15.4x70, 2-sty brk dwell-
ing.

136th st, Nos 361 to 365, n s, 276.6 w Willis av, 55x100, two
3-sty brk and one 3-sty frame dwellings.

141st st, s s, 119.2 e Alexander av, runs s 100 x e 0.10 x n
57.10 x e 5 x n 42.2 to st x w 15.2 to beginning, 3-sty brk
tenement.

Alexander av, Nos 151 to 161 | s w cor 135th st, 100x100,
135th st, Nos 312 to 320 | eight 3-sty brk tenements and
stores.

135th st, No 317, n s, 85 n w Alexander av, 15x66.8, 3-sty brk
dwelling.

Alexander av, Nos 251 to 257 | n w cor 138th st, 75x100, two
138th st, Nos 313 to 319 | and 4-sty brk police station.
Mort \$15,000.

3d av, Nos 2450 and 2452, e s, 52 s 135th st, 52x63.2x50x48.11,
two 2-sty brk stores.

140th st, s w s, 200 n w 3d av, runs s w 87.5 x n w 7.9 to e s
Morris av x n 35.10 x n e 56.5 to s s 140th st x s e 25 to be-
ginning, vacant.

140th st, No 272, s s, 100 w 3d av, and being described as Bronx
st, lot 76 map Mott Haven, 50x89.6x50x91.6.

140th st, s s, 150 w 3d av, and being described as Bronx st, lot
75 map Mott Haven, 50x89.6x50x87.6, vacant.

Washington av, Nos 1094 to 1098, e s, 75 n 166th st (4th st),
runs n 50 x e 134 x s 50 x w 134 to beginning, except part for
av, three 2-sty frame dwellings.

Washington av, Nos 1088 and 1090 | n e cor 166th (4th) st, 50x
166th st, No 481 | 100, 2-sty frame dwelling
and store and vacant.

Webster av, e s, 9.9 n 166th st, 88.6x48.3 to Brook av x123.8x-
Brook av, e s, abt 455 s 167th st, 154.2x112.4x166.2x97.11, and
being lot 154 map Morrisania, bounded s e by N Y & Harlem
R R Co 116 s w by lot 153, 292, n w by c l Mill brook 200 and
n e by lot 155, 131 ft., contains 75-100 acres.

Fleetwood (Courtlandt) av | n w cor 163d st, 85x220 to College
College av | av, 2-sty frame dwelling and vac-
ant.

Park av, Nos 2946 and 2948, e s, 109.2 s 153d st, 54.3x113.10x50
x92.4, except part for av, two 2-sty frame dwellings.

Park av, No 2962 | s e cor 153d st, 54.7x109.7x50x87.8, 1-sty
153d st | frame store.

Chas L Payne et al EXRS. &c, Wm H Payne to Payne Estate,
a corp. Jan 2. Aug 31, 1907. 9:2279-2299-2303-2310-
2311-2314-2317-2321-2371-2392-2423 and 2442. 301,900...

135th st, No 446 (704), s s, 466.6 e Willis av, 16x100, 4-sty brk
dwelling. Gustav H Rottgardt to Emma F Theyson. Mort \$6,-
000. Aug 30, Aug 31, 1907. 9:2279. other consid and 100

136th st, No 304, old No 554, on map No 302, s s, 200 w Alex-
ander av, 25x100, 4-sty brk tenement. Samuel Schreiber to
Hanchen Klein. Mort \$9,500. Sept 3, 1907. 9:2311.
other consid and 100

139th st, No 466 (724), s s, 600 e Willis av, 25x100, 3-sty frame
dwelling. Johanna Alexander to John M Linck. Mort \$6,500.
Sept 4, 1907. 9:2283. other consid and 100

139th st, No 365 (623), n s, 381.6 e Alexander av, 25x100, 3-sty
frame dwelling. Peter Schmaelzlein and Irene his wife to Caro-
line Rullman, of Brooklyn. B & S and C a G. Mort \$4,000.
Sept 4, 1907. 9:2302. other consid and 100

139th st, No 365 (623), n s, 381.6 e Alexander av, 25x100, 3-sty
frame dwelling. Caroline Rullman to Irene Schmaelzlein.
B & S and C a G. Mort \$4,000. Sept 4, 1907. 9:2302.
other consid and 100

145th st, No 468 (734), s s, 190 w Brook av, 25x99, 3-sty frame
tenement and 2-sty brk building in rear. Clara Lubo to Michele
Pasquariello. Mort \$10,000. Aug 22. Aug 30, 1907. 9:2289.
other consid and 100

146th st, Nos 438 to 442, s s, 340 w Brook av, runs s 100 x w 60
to w s Mill brook x n 0.5 x w 30 x n 100 to st x e 85 to be-
ginning, two 6-sty brk tenements.

146th st, s s, present line, 450 e Willis av, runs e to s s of 146th
st as on map of 586 lots of Lewis P Brown at North New
York w s — along st as on said map x n — to beginning.
Louis Bernstein to Rebecca Altman. 1-3 part. All liens. Aug
29. Aug 31, 1907. 9:2290. nom

149th st, No 446, s s, 165.10 w Brook av, 25.1x104x25x101.6, 3-
sty frame tenement and store and 2-sty frame tenement in rear.
Pauline S Weimer to Richard M Andrew. Mort \$13,500. Sept
3. Sept 4, 1907. 9:2293. other consid and 100

162d st, No 1012, s s, 99.11 e Prospect av, runs s 25 x w 2.11 x s
44.6 x e 3 x s 30 x e 25 x n 99.5 to st, x w 25.1 to beginning,
4-sty brk tenement and 2-sty brk tenement in rear. Emma F
Theyson to David Schiff. Mort \$15,000. Aug 30. Aug 31,
1907. 10:2690. other consid and 100

*175th st, w s, 175 n Gleason av, 25x100. Dorothy Reutler to
James H Cleary. Mort \$4,000. Aug 30. Aug 31, 1907.
other consid and 100

182d st, n e s, 57 w Hughes av, runs n 83.11 x w 28 x n 31.6 x
w 3.5 x s 104.11 to st, x e 33.2 to beginning, vacant. Marie
Krabo et al to Gottfried Rust. Q C. Aug 29. Aug 30, 1907.
11:3071. 100

182d st, n e s, 88.5 w Hughes av, 33.2x94.4x31.5x104.11, vacant.
Marie Krabo et al to Henry Baum. Q C. Aug 29. Aug 30, 1907.
11:3071. other consid and 100

REINFORCED CONCRETE For Factories and Warehouses

possesses advantages over all other forms of construction

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

- 183d st, No 768, s s, 132 w Bathgate av, 16x92.3, except part for st, 2-sty frame dwelling. John J Brady EXR Elizabeth Hooley to Ernest Hammer. Aug 30. Sept 3, 1907. 11:3050. 5,400
- 185th st, No 697, n s, 141 w Washington av, 25x100, 3-sty frame tenement. Stephen J Twohig to John F Fischer. Mort \$6,000. Aug 30. Aug 31, 1907. 11:3039. other consid and 100
- 188th st, n s, 50 w Cambreleng av, 50x100, except part for 188th st, vacant. John Anton to Nicoletta Criscuolo. Aug 28. Aug 30, 1907. 11:3075. other consid and 100
- 197th st, s s, 31.11 e Valentine av, 25x90, vacant. Wm Loeb and ano to John F Fetzer. Mort \$800. Aug 30. Sept 5, 1907. 12:3301. other consid and 100
- 202d st, late Summit av, n s, 514.3 w Briggs av, late Williams-bridge road, 25x100, except part for Valentine av, vacant. Charles Eggenpieler to Henry May. Sept 3. Sept 4, 1907. 12:3308. other consid and 100
- *214th st, late Sheil st, n s, 300 w Tilden av, 25x100, Laconia Park.
- 214th st, late Sheil st, n s, 100 w Tilden av, 125x100.
- Tilden av, w s, 75 n 214th st, 25x100.
- Frank Koch to A Shatzkin & Sons. Mort \$12,600 and all liens. Aug 26. Sept 5, 1907. other consid and 100
- *215th st, n w cor Laconia (Tilden) av, 100x25, Laconia Park. Frank Pintauro to Frank Picarelli. Aug 19. Aug 30, 1907. other consid and 100
- *216th st (2d st), n s, 50 w Tilden av, 25x183x25x165, e s, Laconia Park. Filippo Sarci to Francesco De Luca. Mort \$550. Aug 27. Sept 4, 1907. 650
- *216th st, s s, 150 e 6th av, 50x100, Laconia Park. Hermann Schlueter to Giuseppe Sirianni. Mort \$750. Sept 3, 1907. other consid and 100
- *217th st (3d av), s s, 124.10 e Bronxwood av (5th st), 20.2x69.4x28.10x90, Wakefield. Annie E Brady and ano to Chas E Watson. All liens. Sept 5, 1907. other consid and 100
- *226th st (12th av), n s, 155 w 4th st, 50x114, Wakefield. Rosalind Rost to American Bonding Co, of Baltimore. Mort \$1,000. Sept 3. Sept 4, 1907. nom
- *229th st, n s, 50 e 5th av, 55x114, Wakefield. Hattie Brundage et al to Luigi Corio and Concetta Pepe. Aug 21. Sept 5, 1907. nom
- 236th st, s s, 375 e Keppler av, 75x100, vacant.
- 235th st, n s, 400 e Keppler av, 75x100, vacant.
- Fairmount Realty Co to Dora M Schrenkeisen. July 8. Sept 5, 1907. 12:3376. nom
- *226th st, s s, 205 e 2d st, 25x114, Wakefield. Agnes Stanion to John P McCormick. July 1. Aug 30, 1907. nom
- *232d st, s s, 105 e 2d st, 100x114, Wakefield. Charles Dammeyer to Emma E wife Jacob Lehrbach. Mort \$2,000. Sept 3. Sept 4, 1907. other consid and 100
- 235th st, n s, 85 e Katonah av, 50x100, vacant. Frank E Leary to David G Curedale. Mort \$1,200. Aug 27. Aug 30, 1907. 12:3384. other consid and 100
- Aqueduct av East, e s, 101.3 s 184th st, 128x94.8x103.2x71.4, vacant. Henry U Singhi to Francis J N Connor. Mort \$5,000. Aug 30. Sept 4, 1907. 11:3209. other consid and 100
- Arthur av, n e cor 181st st, 46.8x90x70x93, vacant. Leopold Weil to Jennie Wormser. Mort \$8,500 and all liens; July 1. Aug 31, 1907. 11:3070. other consid and 100
- Alexander av, No 168, e s, 40 n 135th st, 20x81.6, 3-sty brk dwelling. Eugene H Paul to Mary Flynn. Mort \$5,000. Aug 28. Aug 31, 1907. 9:2298. other consid and 100
- Bryant av, s e s, abt 65 s Boston road, 60.10x25.8x62.6x108.1, vacant. Max Tausek et al to Fanny W Crompton. All liens. Aug 26. Sept 3, 1907. 11:3004. nom
- Brook av, No 1206, e s, 286.1 s 168th st, 25x104.5x25x103.4, 4-sty brk tenement. Eliza Elterich to John H Unlandherm. Mort \$13,200. Aug 29. Aug 30, 1907. 9:2393. 100
- Belmont av, No 2318, e s, 250 n 183d st, 25x100, 2-sty frame dwelling. Sophie Brenner to George J Brenner and Sophie Brenner his wife. Mort \$4,000. Aug 30, 1907. 11:3088. nom
- Belmont av, No 2043, w s, 190 s 180th st, 18x69x17.11x71.3, 2-sty frame dwelling. Carl Maurer to Henry Christmann, Jr. Mort \$3,700. Aug 29. Aug 30, 1907. 11:3080. other consid and 100
- Bathgate av, No 1982, e s, 240.9 s 179th st, 18x93, 3-sty frame tenement. James V Kern to Peter A Stegle. June 10. Aug 30, 1907. 11:3044. 100
- Bathgate av, No 1982, e s, 240.9 s 179th st, 18x93, 3-sty frame tenement. Peter A Stegle to James V Kern. June 10. Aug 30, 1907. 11:3044. 100
- Boston road, No 1442, s s, 94.6 e Prospect av, 25x90, 4-sty brk tenement and store. Gertrude C Wright to John H Monsees. Mort \$18,250. Aug 16. Aug 31, 1907. 11:2963. other consid and 100
- Belmont av, Nos 2157 to 2163, w s, 329.6 n 181st st, plot begins at n s lot 120, 100x86x100x80, except part for Belmont av, four 2-sty frame dwellings. Fairmount Realty Co et al to Louis Eickwort. Mort \$18,000. May 19, 1905. Correction deed. Sept 4, 1907. 11:3082. nom
- Beaumont av, w s, 220 s 187th st, 50x100, vacant. Fredk C Lilley to Hoxie Realty Co. Mort \$4,000. Aug 26. Sept 5, 1907. 11:3089. other consid and 100
- Belmont av, No 2159, w s, 354.8 n 181st st, 25.1x81.10x25.1x81.2, 2-sty frame dwelling. Morris Jaffe et al to Harry Aronson. Mort \$5,700. Sept 3. Sept 5, 1907. 11:3082. 100
- Belmont av, Nos 2129 and 2131, w s, 78.7 n 181st st, 35.11x85x35.11x84.7, two 2-sty frame dwellings. Jennie Strachstein to Max Goldstein, Joseph Strachstein and Adolf Siegel. Mort \$13,290. Sept 4. Sept 5, 1907. 11:3082. nom
- Belmont av, No 2137, w s, 150.2 n 181st st, 17.8x85.9x17.8x85.6, 2-sty frame dwelling. Jennie Strachstein to Morris Bernstein. ½ part. Max Goldstein, Joseph Strachstein and Adolph Siegel together ½ part. Mort \$6,640. Sept 4. Sept 5, 1907. 11:3082. nom
- Belmont av, Nos 2139 and 2141, w s, 167.11 n 181st st, 35.9x86.2x35.9x85.9, two 2-sty frame dwellings. Jennie Strachstein to Augusta Levy. Mort \$13,280. Sept 4. Sept 5, 1907. 11:3082. nom
- Belmont av, Nos 2133 and 2135, w s, 114.5 n 181st st, 35.9x85.6x35.9x85, two 2-sty frame dwellings. Jennie Strachstein to Morris Bernstein. Mort \$13,290. Sept 4. Sept 5, 1907. 11:3082. nom
- Brook av, No 130, e s, 25 n 134th st, 25x100, 4-sty brk tenement and store. George Beller to John H Dierks. Mort \$10,000. Aug 29. Sept 3, 1907. 9:2262. other consid and 100
- Bathgate av, n w s, 75 s w 179th st, 75x100, except part for av, vacant. John O'Leary to O'Leary Realty & Construction Co. Mort \$11,000. Aug 27. Sept 3, 1907. 11:3044. other consid and 1,000
- Bainbridge av, e s, 92.3 s 193d st, 30.9x77.3x30.9x77.9, 3-sty frame tenement. Minnie E Flagg to Minnie Sternlicht. Mort \$7,500. Aug 30. Sept 4, 1907. 12:3286. other consid and 100
- Bathgate av, No 1736, e s, 25 n 174th st, 26.2x95.6x26x95.6, 4-sty brk tenement. Susie Mang to Christian Gommel. Mort \$15,000. Aug 28. Sept 4, 1907. 11:2922. other consid and 100
- Belmont av, Nos 2129 to 2141, w s, 78.7 n 181st st, 125x86.2x125x84.7, seven 2-sty frame dwellings. Daniel J Mendelson to Jennie Strachstein. Mort \$30,500. Sept 1. Sept 4, 1907. 11:3082. other consid and 100
- Belmont (Cambreleng) av, Nos 2419 and 2421, e s, 200 n 187th st, 50x100, 2-sty brk stable. Nicoletta Criscuolo to Rachela Saccomano and Carmelo Carino. Mort \$7,000. Sept 3. Sept 4, 1907. 11:3075. 100
- College av, No 1338, e s, 476.5 s 170th st, 16.8x100, 2-sty frame dwelling. Bertha Knauf to Honora Hudson. Mort \$3,500. Aug 27. Sept 5, 1907. 11:2783 and 2785. other consid and 100
- *Commonwealth av, e s, 125 n Mansion st, 25x100. Sarah Spero to Carl F Anderson. Mort \$4,000. Aug 31. Sept 3, 1907. nom
- *Commonwealth av, w s, 175 n Mansion st, 25x100. Jane McGurn to Rose Trainor. Sept 3, 1907. nom
- *Crosby av, e s, 275 s Waterbury av, 50x100. CONTRACT. Salvatore Ciarlo and ano with Pietro P Blundi. June 24. Sept 3, 1907. 1,400
- College av, No 1338, e s, 476.5 s 170th st, 16.8x100, 2-sty frame dwelling. Release mort. Hamilton Bank of N Y to Bertha Knauf. Aug 28. Sept 5, 1907. 11:2783-2785. 100
- Clay av, No 1303, w s, 113 n 169th st, 19x87.5x19x87.9, 2-sty frame dwelling. Marcus H Flaum et al to Therese Laffsa. Mort \$4,600. Sept 4. Sept 5, 1907. 11:2782. nom
- *Columbus av, n s, 52 e Adams st, 52x96x52x99.
- Columbus av, n e cor Adams st, 26x-26x102.
- Adams st, e s, 102 n Columbus av, 70x100x-104.
- Max J Adler to Nonpareil Realty Co. Mort \$2,100. Aug 30. Sept 5, 1907. other consid and 100
- Clinton av, e s, 264 n 181st st, 66x145, vacant. Marcus Nathan to Samuel Geller. Mort \$6,500. Aug 30, 1907. 11:3097. other consid and 100
- *Columbus av, s e cor Jefferson st, 25x100, Van Nest. Samuel Geller to Marcus Nathan. Mort \$7,500. Aug 30. Aug 31, 1907. other consid and 100
- College av, Nos 943 and 945, w s, 157.9 s 164th st, 34.3x100, two 2-sty frame dwellings. Auguste L Sevestre to John L Debes. Mort \$5,000. Aug 30. Aug 31, 1907. 9:2423. other consid and 100
- Clay av, No 1355, w s, 638.11 n 169th st, 25.1x79.1x25.1x79.4, 2-sty frame dwelling. Wilhelm Hanne to Bernard S Brody. Mort \$4,000. Aug 30. Aug 31, 1907. 11:2782. nom
- *Doon av, s e cor Kingsbridge road, 94.4x100x107.4x100, Edenswald. Abraham Benetofe to Bernard Friedman. Mort \$1,250. Aug 29. Aug 30, 1907. other consid and 100
- Delafield av, n s, 100 w Livingston st, 60x89x46.6x90. Edward Brennan to Samuel Warwick. Sept 4, 1907. 13:3415. other consid and 100
- *Eastern Boulevard, n w cor Madison av, runs w 201.4 x n along e s Gainsborg av 100 x e 193.11 to w s Willow lane x s along said lane and Boulevard 100.3 to beginning.
- Eastern Boulevard, w s, 200 n Tremont road, 175x100.
- Gainsborg av, e s, 200 n Tremont road, 175x100.
- Eastern Boulevard, w s, 200 s Madison av, 50x200 to e s Gainsborg av.
- Gainsborg av, e s, 100 n Madison av, 50x190.2 to w s Willow lane x50.1x193.11.
- Gainsborg av, e s, 150 n Madison av, runs e 90.2 x n 50.1 x e 100 to w s Willow lane x n 75.4 x w 179.6 to av x s 125 to beginning.
- Eastern Boulevard, s w cor Madison av, 100x200 to e s Gainsborg av x100x202.1.
- Eastern Boulevard, w s, 100 n Tremont road, 100x200 to e s Gainsborg av, Tremont Terrace.
- D Stuart Dodge et al EXRS Norman W Dodge to M Hartley Dodge INDIVID, of Convent, N J, and Grace V Dodge, of Upper Nyack, N Y, DEVISEES of Norman W Dodge. Aug 13. Sept 4, 1907. nom
- *Eastchester road at n w cor lands of Charles Zimmer, runs w along road 50 to land Sickles Estate x s 100 x e 50 x n 100 to beginning, being part estate Isaiah Sickles at Westchester. Otilia Strassle widow to Otilie and Sophie Strassle both daughters of Tiburt Strassle. Sept 4. Sept 5, 1907. nom
- *Eastchester road, e s, abt 406 s Saratoga av, 25.2x111.11x25x109.7.
- Rhineland av, n s, abt 641 e Eastchester road, 50x100.
- Release mort. Lawyers Title Ins and Trust Co to Hudson P Rose Co. Aug 23. Aug 30, 1907. 1,200
- Franklin av, No 1254, e s, 237.7 n 168th st, 43.10x185.3, 3-sty frame dwelling. August Ganzenmuller to Fredk H Schwegler. C a G. Aug 30. Sept 4, 1907. 10:2615. nom
- Gerard av, No 836, e s, 73 n 158th st, 31x90.1, 3-sty frame dwelling. Sarah M Bradbrook to Louisa Holdiek. Aug 29. Aug 30, 1907. 9:2474. 100
- Grand (Edenwood) av, c l, 95 n Fordham road (Highbridge st), runs n 50 x w 133 to e s Croton Aqueduct, x s 50 x e 133, except part conveyed to N Y City, 2-sty frame dwelling. Thos H Thorn to Mary F wife of Antonio L Guidone. Mort \$7,000. Aug 30. Aug 31, 1907. 11:3213. other consid and 100

ATLAS PORTLAND CEMENT

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30 Broad Street (Send for Pamphlet) New York

- Gerard av, e s, 156 n 158th st, 25x80, 2-sty frame dwelling. John Leonard to Constance Simpson, $\frac{1}{4}$ part, Barbara Simpson, $\frac{1}{2}$ part, and Tillie Simpson, $\frac{1}{4}$ part. Aug 16. Sept 5, 1907. 9:2474. 100
- *Grace av, e s, 253.5 s Boston road, 50x95.
- Grace av, e s, 284.5 n 222d st, 21.4x114.6x65.5x97. Irving Realty Co to Frances Gallo, of Baltimore, Md. Sept 3, 1907. other consid and 100
- *Grace av, e s, 304.5 s Boston road, 50x95. Same to Gristina and Giovanni Buceti. Sept 3, 1907. other consid and 100
- *Grace av, e s, 228.5 s Boston road, 25x95.
- Ely av, e s, 941.3 s Boston road, runs s 46.5 x s e 24.2 x n 96.9 x n w 11.4 x w 95 to beginning. Same to Francesca Meli. Sept 3, 1907. other consid and 100
- *Grace av, w s, 200 s Lyon av, 25x100, Westchester. Herman Tuchman to Rosa Traenkle. Mort \$3,500. Sept 3. Sept 4, 1907. other consid and 100
- *Grace av, e s, 678.5 s Boston road, 25x95. Irving Realty Co to Mary C Kelley. Sept 3. Sept 4, 1907. other consid and 100
- *Grace av, e s, 628.5 s Boston road, 50x95. Same to Lizzie A Wagemans. Sept 3. Sept 4, 1907. other consid and 100
- Hughes av | w s, 300 s 183d st, runs w 120 x s 31.5 x e 35 x s 31.5 182d st | x e 28 x s — to n s 182d st, x e — to av, x n — to beginning, vacant. Henry Baum et al to Marie Krabo. Q C. Aug 29. Aug 30, 1907. 11:3071. other consid and 100
- Jackson av, No 998, e s, 144.9 s 165th st, 20.6x84.1, 3-sty frame tenement. John Kleiner to Albyna Green. Mort \$3,000. Aug 29. Aug 30, 1907. 10:2649. other consid and 100
- *Jefferson av, n w cor Doon av, 100x100. Land Co "B" of Edenswald to Jakob Smulow, of Brooklyn. June 24. Sept 5, 1907. nom
- Jackson av, No 1063, w s, 139.4 s 166th st, 19.8x72, 3-sty frame tenement. Josepha Laumeister to Chas F Frohlich. Mort \$3,500. Sept 3. Sept 4, 1907. 10:2640. other consid and 100
- Longfellow av, w s, 81.3 n Home st, 25.6x137.11x26.4x118.10. Longfellow av, s w cor Freeman st, 102x137.11x105.4x214.4, vacant. Morris Bernstein et al to Daniel J Mendelson. Mort \$14,000. Aug 30. Sept 5, 1907. 11:2993. other consid and 100
- *Morris Park av, s s, 50.1 e Fillmore st, 25.1x101.11x25x103.4, except part for av. Wm H Bell Jr et al to George Lahrmann. Mort \$800 and all liens. Sept 4. Sept 5, 1907. other consid and 100
- Morris av, e s, 120 s 179th st, 40x100, vacant. Release mort. Lambert Suydam to August Jacob. Sept 4. Sept 5, 1907. 11:2807. nom
- Same property. Release mort. Lambert S Quackenbush as TRUSTEE to same. Sept 4. Sept 5, 1907. 11:2807. nom
- Morris av, No 530, e s, abt 60 s 149th st, 26.7x70.3, except part for av, 2-sty brk tenement and store. Christian A Otten to Adolph and Ida A Otten. 2-3 parts. B & S. Sept 17, 1906. Sept 3, 1907. 9:2330. 100
- Mapes av, No 2117 (Johnson av), n w s, abt 30 s 181st st, 33x150, 2-sty frame dwelling. Philip Becker et al to Fredk Holdermann. Mort \$3,500. Aug 29. Aug 30, 1907. 11:3110. 100
- *Maple av, w s, 75 n Logan st, 25x100, and being lot 70 map lots of Village of Williamsbridge, 25x100. Donato Fortunato to Salvatore Schiavone. Aug 31. Sept 4, 1907. nom
- Marion av, late Bainbridge av (now closed) | e s, 93.6 s 184th st, 184th st | 16.8x74 to w s 184th st x16.8x72.8, 2-sty frame dwelling. Matilda Stahley to Guilla Frese. Mort \$2,400. Sept 5, 1907. 11:3143. nom
- Morris av, No 838, e s, 30 s 160th st, 20x100, 2-sty brk dwelling. Elizabeth Lyon to Acre Realty Co. Q C. Aug 31. Sept 4, 1907. 9:2420. nom
- Nathalie av, w s, 289.9 n from n line land now or formerly Tecca N Reed, runs w 118.1 x n 125 x e 116 x s 125.3 to beginning.
- Heath av, e s, 408.1 n from n line said land of Reed, runs e 100.7 x n 125.4 x w 100.7 to av x s 125.4 to beginning. Marcus Nathan to Lazarus Fried. Sept 3. Sept 5, 1907. nom
- Nathalie av, w s, 414.11 n land Tecca N Reed, 125x120.1x125.4x116. Heath av, e s, 283.1 n land Tecca N Reed, 125x100.7. Lazarus Fried to Marcus Nathan. Sept 3. Sept 5, 1907. 12:3256. mutual partition
- Norwood av, No 3145, n w s, 345 s w 205th st, 25x100, 2-sty frame dwelling. Hyman Monash to Maurice L Monash. Mort \$6,000. Aug —, 1907. Aug 30, 1907. 12:3349. 100
- Ogden av, No 1012, e s, 100 n 164th st, 25x70, 3-sty frame tenement. Wm H Diehl to Olaf G Klaveness. Aug 2. Aug 30, 1907. 9:2512. other consid and 100
- Ogden av, e s, 75 n 166th st, runs e 104.7 x n 75 x e 1.5 x n 50 x e 9 x n 50 x w 115 to av x s 175 to beginning, vacant. Emma E Horn to Eliphalet L Davis. Mort \$16,000. Aug 5. Sept 4, 1907. 9:2514. other consid and 100
- Prospect av n w cor 167th st, 125x100, vacant. Abraham Kauf-167th st | man and ano to Jos A Richter. $\frac{1}{2}$ part. Mort \$27,000. Dec 7, 1906. Sept 3, 1907. 10:2680. other consid and 100
- Prospect av, w s, 237.6 n 187th st, 18.9x95, vacant. Chas F Dilberger to Max Pinkert. Mort \$6,000. Aug 24. Sept 3, 1907. 11:3104. other consid and 100
- Prospect av, No 1336 | n e cor 169th st, runs n 25 x e 100 x s 169th st | 31.11 to n s of an old lane, x w 5.10 x s 21.9 to n s 169th st, x n w 92.8 to beginning, 4-sty brk tenement and store. Walter Wolcott to Gustave Cerf and Frank Starkman. Mort \$23,000. Aug 30. Aug 31, 1907. 11:2970. other consid and 100
- Riverdale av, e s, 80.4 s 259th st, 25x100, vacant. Wm Irwin to Peter F Gillen. Sept 3. Sept 4, 1907. 13:3423. 100
- Shakespeare av, Nos 1307 and 1309, w s, 25.10 s Highbridge st or Elliott st, 37x104.8x37x104.10, two 2-sty frame dwellings. Charles Kaepfel to Geo W Ritter. Sept 3. Sept 4, 1907. 9:2519. other consid and 100
- *Rhinelander av, s s, 281 e Eastchester road, 25x100. Hudson P Rose Co to Joseph Hill and John Batson. Aug 26. Sept 3, 1907. nom
- *St Lawrence av, e s, 50 s Merrill st, 25x100. Nelson, Rodof-Levine Building Co to Conrad Brenn. Mort \$3,500. Aug 30. Aug 31, 1907. other consid and 100
- *Story av, s s, 225 w Av D, 25x103, Unionport. Andrew G Anderson to Henry Schneider. Aug 29. Aug 30, 1907. other consid and 100
- Union av | e s, 100 n 166th st, 100 to 167th st x100, vacant. 167th st | Chas W Raubichek to Henry Schroder, of Brooklyn. Mort \$22,700. Aug 10. Sept 5, 1907. 10:2680. other consid and 100
- Union av | n e cor 167th st, 125x100, vacant. Wm Loeb and ano 167th st | to Jos A Richter. $\frac{1}{2}$ part. Mort \$21,500. May 11. Sept 3, 1907. 10:2680. other consid and 100
- Van Courtlandt av, s s, abt 55 w Rochambeau av, 47.9x85.3x45x101.4, vacant. Julius I Josephsohn et al to Mary Dermody. Mt \$1,200. Aug 22. Aug 30, 1907. 12:3335. other consid and 100
- Vyse av, Nos 1207 and 1209 (1375 and 1377), w s, 91.4 n Home st, 40x100, two 3-sty brk dwellings. Isaac Portman to Mafilda Epstein. Mort \$19,000. Aug 29. Aug 30, 1907. 11:2986. other consid and 100
- Vyse av or st, w s, the n line of which is 42.5 s 178th st, —x—.
- Vyse st, w s, adj above on north, —x—. Boundary line agreement. Daniel Brady with Chas P Hallock. Apr 29. Sept 4, 1907. 11:3126. nom
- Vyse av or st, w s, the s line of which is 142.6 s 178th st, —x—.
- Vyse av, w s, adj above on south. Boundary line agreement (with consent of mortgagees). Daniel Brady with Patrick Lunny et al HEIRS, &c. Patrick and Catharine Lunny. Mar 29. Sept 4, 1907. 11:3126. nom
- Willis av, No 337, w s, 61.3 n 141st st, 13.9x70, 3-sty brk tenement and store. Louisa P Wagner to Elwood C Davis. Sept 3. Sept 4, 1907. 9:2304. other consid and 100
- Washington av, Nos 1525 and 1527, w s, 150 n 171st st, 50x150, 5-sty brk tenement. Harris Goldblum to Ida Goldblum. $\frac{1}{2}$ part. Mort \$42,000. Sept 4, 1907. 11:2903. other consid and 100
- *Westchester av, s s, abt 75 w 175th st, 25x97x25x99.10. Marcus Nathan to Anna McKown. Aug 28. Sept 4, 1907. other consid and 100
- Westchester av, No 1107, n w s, 162 n e Prospect av, 20x63.5x21.3x56.3, 3-sty frame tenement. Value Realty Co to Henry Karlich. Mort \$7,500. Aug 31. Sept 3, 1907. 10:2690. other consid and 100
- Webster av, No 2784, e s, 528.2 s 200th st, 15x64.11, 1-sty frame store. Edw J Kehoe to Geo Cohn. Mort \$3,999.33. Sept 4. Sept 5, 1907. 12:3273. other consid and 100
- Webster av, w s, 125.4 n 179th st, 25x110, vacant. Marcus Nathan to Lazarus Fried. Mort \$6,000. Sept 3. Sept 5, 1907. 11:3142. other consid and 100
- 3d av, No 4597, late Kingsbridge and West Farms road, w s, 75 n w Bathgate av, late Madison av, 50x145x43x119, except part for 3d av, 1-sty frame store. Chas L Payne et al EXRS, &c. Wm H Payne to Payne Estate, a corp. Jan 2. Aug 31, 1907. 11:3053. 13,500
- 3d av, e s, 100.8 s 163d st, 33.6x109.6x33.4x105.7, vacant. Jonas Weil et al to Cecilia A Benson. June 5. Sept 5, 1907. 10:2620. other consid and 100
- *Lot 151 map property of W F Duncan at Williamsbridge, 25x145. A Shatzkin & Son (Inc) to Thomas Soldo. Mort \$400. Sept 3. Sept 5, 1907. 100
- *Lots 51, 52 and 53 map subdivision of plots 23 and 25 of Clasons Point. Adolph Hansen to Fridolin Weber. Mort \$1,125. Aug 28. Aug 30, 1907. other consid and 100
- *Lot 89 map (No 426) of bldg lots near Williamsbridge Station. Mary E Haws to Susan Mullan in trust. Aug 17. Aug 30, 1907. nom
- *Plot begins 740 e White Plains road at point 1,195 n along same from Morris Park av, runs e 100 x n 25 x w 100 x s 25 to beginning, with right of way over strip to Morris Park av. Esther wife Philip Kaufman to William O'Brien. Mort \$3,250. Sept 4. Sept 5, 1907. other consid and 100

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FREDENBURG & LOUNSBURY
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*Plot begins 200 n Morris Park av at point 1,509.6 e Unionport road, runs w 100 x n 25 x e 100 x s 25 to beginning, with right of way over strip to Morris Park av. Sam Kotkin to Charles Rogin. 1/2 part. Mort \$2,360. Sept 3. Sept 4, 1907.

*Plot begins 195 w White Plains road, at point 95 n along same from Morris Park av, runs n 25 x w 100 x s 25 x e 100 to beginning, with right of way over strip to Morris Park av. Rocco Monterosso to Olimpia wife Rocco Monterosso. Mort \$1,700. Sept 3. Sept 4, 1907. other consid and 100

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 as much per year.)

August 30, 31, September 3, 4 and 5.
BOROUGH OF MANHATTAN.

Baxter st, No 74. Assign lease. Tony Sparro to John D Haase. Sept 4. Sept 5, 1907. 1:167. nom
Same property. Re-assign lease. John D Haase to Tony Sparro. Sept 5, 1907. 1:167. nom
Broome st, No 292, corner store and basement. Agreement raising rental from \$160 per month to \$180 per month. A Jacobs & Bro with Mear Stern and ano. Aug 28. Aug 30, 1907. 2:419. nom
Catharine st, No 98. Assign lease. George Horn, Jr, to Joseph Fox and ano. Sept 3. Sept 5, 1907. 1:251. nom
Chambers st, No 144, 1st basement. A V Whiteman to W L Gilbert; 4 years, from May 1, 1907. Sept 4, 1907. 1:137. 700
Chrystie st, n e cor Stanton st, store, &c. Daniel Dober to Salvatore Saraceno and ano; 3 8-12 years, from Sept 1, 1907. Sept 5, 1907. 2:422. \$133.33 and \$140 monthly
Clinton st, No 123, store, &c. Amelia Zeman to Samuel Weingarten; 3 years, from May 1, 1907. Aug 31, 1907. 2:347. 1,620
Columbia st, Nos 61 and 63, all. Joseph Caesar to Abraham Bernstein and ano; 3 years, from June 1, 1907. Sept 4, 1907. 2:333. 8,000
Essex st, No 109, basement. Joseph Zimmelman to Hyman Haimowitz; 5 years, from Sept 1, 1907. Sept 4, 1907. 2:410. 516
Franklin st, No 49. Assign lease. George Schuster to Davies J Marshall. Aug 30. Sept 3, 1907. 1:171. nom
Same property. Re-assign lease. Davies J Marshall to George Schuster. Sept 3, 1907. 1:171. nom
Fulton st, No 109, n s, 86 w William st, 19.11x66. Assign lease. The Humphreys Homeopathic Medicine Co to Timothy G Sellow, of Montclair, N J. Aug 19. Aug 30, 1907. 1:91. 20,000
Gouverneur st, No 56, store, &c. Morris Goodman and ano to Chas Katz; 5 years, from May 1, 1908. Sept 4, 1907. 1:261. 504
Lafayette st, No 316, store, &c. Josephine M Carney to Andrew Doerfler; 6 years, from Feb 1, 1908. Sept 5, 1907. 2:522. 2,000 and 2,500
Oak st, Nos 30 and 32, stores, &c. Harry Abrams to Frank Torregrossa et al; from Sept 1, 1907, to Nov 1, 1911. Aug 31, 1907. 1:116. 1,800
Pitt st, No 36, e s, 153.6 s Delancey st, 21.10x100, all. Joseph Diamond to Benj Lichtblau; from May 1, 1909, to May 1, 1914. Sept 3, 1907. 2:337. 3,300
Prince st, Nos 172 and 174, all. Surrender lease. Luigi D'Orta to Faust D Malzone. All title. Aug 29. Aug 30, 1907. 2:503. 500
Rivington st, No 303. Surrender lease. Abraham Kahn to Morris Apfelbaum. All title. Sept 3, 1907. 2:328. 300
Roosevelt st, No 58. Assign lease. Joseph Maronna and ano to Wm Zoll. Mort \$2,530. Aug 29. Aug 30, 1907. 1:116. nom
Sullivan st, No 208, store, &c. Pasquale Lauria to Natale Rapetti and ano; 5 years, from Sept 1, 1907. Aug 31, 1907. 2:540. 900
Sullivan st, No 142, all. Pasquale Pati and ano to Angelo Daniano and ano; 3 years, from Aug 1, 1907. Aug 31, 1907. 2:518. 6,100
Thompson st, Nos 115 and 117, all. Faust D Malzone to Michele Saviano; 3 years, from Sept 1, 1907. Aug 30, 1907. 2:503. 9,100
Warren st, No 52 | all. Samuel V Hoffman et al TRUSTEES
Chambers st, No 122 | Eugene A Hoffman to Topping Bros; 10
years, from May 1, 1904. Aug 31, 1907. 1:136. taxes, &c, and 7,200
West st, No 125, store. Fredk M Kloppenburg to Jacob Miller; 2 8-12 years, from Sept 1, 1907. Sept 3, 1907. 1:82. 600 and 720
3d st, No 128 East, all. Margaret Sotting to Helene Haberstroh; 5 years, from May 1, 1906. Sept 5, 1907. 2:430. 1,400
3d st, No 139 East, all. Wm W Astor to Philip F Knab, Jr; 10 years, from May 1, 1908. Sept 3, 1907. 2:431. taxes, &c, and 1,200
4th st, No 147 East, store, &c. Samuel Augenblick to Josef Turesanyi; 4 years and 8 1/2 months, from Aug 15, 1907. Sept 3, 1907. 2:432. 900
4th st, No 209, n s, 299.7 e Av A, 25x96.2. Assign lease. Katharina Ruch INDIVID and EXTRX Robert Ruch to Frank Gens. Sept 4, 1907. 2:400. nom
11th st, No 640 East. Surrender lease. Joseph Kasza to Mendel Katz and ano. All title. Aug 13. Sept 5, 1907. 2:393. nom
13th st, No 531 East, stable on rear. Pasquale A Romanelli and ano to George Muller et al; 3 years, from Oct 1, 1907. Aug 30, 1907. 2:407. 600

14th st, No 30 West. Leasehold. Covenant by assignee. Geo A Hearn with Frederick T Van Beuren. Aug 9. Aug 31, 1907. 2:577. nom
14th st, Nos 154 and 156 West, all. John B Wood to Juana Villamie Gonzalez and ano; 4 1-12 years, from Apr 1, 1907. Sept 3, 1907. 2:609. 4,000
14th st, No 30, s s, 425 w 5th av, 25x103.3. Assign lease. Chas P Bulkley EXR John C Tucker to Geo A Hearn. Aug 9. Aug 31, 1907. 2:577. nom
17th st, No 6 East. Assign lease. Pauline Garten to Isidor Lind. Aug 31. Sept 4, 1907. 3:844. nom
18th st, No 30 West, store, &c. Hermine Schuenmann to Alexander Woelk; 2 8-12 years, from Sept 1, 1907. Sept 5, 1907. 3:819. 1,800
23d st, No 178 West. Assignment of money that will be payable on surrender of lease. Michael O'Hanlon to Bernheimer & Schwartz. Aug 26. Sept 3, 1907. 3:798. nom
23d st, No 178 West. Assign lease. Michael O'Hanlon to John D'Haase. Mort \$5,000. Aug 26. Aug 30, 1907. 3:798. nom
Same property. Re-assign lease. John D'Haase to Michl O'Hanlon. Aug 27. Aug 30, 1907. 3:798. nom
25th st, Nos 137 and 139 East | 8th loft space. Brackett Realty
26th st, No 138 East | Co to Mark Cross Company; 5
years, from Oct 1, 1907. Aug 30, 1907. 3:881. 2,550 to 2,950
34th st, No 124 West, part of first floor. Walter von Erlenbell to Simon A Bear, Maurice Davis and Harry Schneiderman; 4 8-12 years, from Sept 1, 1907. Sept 3, 1907. 3:809. 2,544
43d st, No 326 West. Surrender lease. Elie Hyman to Breslauer Realty Co. All title. Aug 30. Aug 31, 1907. 4:1033. nom
47th st, No 327 East, stores. Annie Schlecter to Nicenzo D'Figlio; 5 years, from Sept 1, 1907. Sept 5, 1907. 5:1340. 2,225
48th st, No 402 East, all. Emanuel Kapelsohn to Louis Bereslavsky; 3 years, from June 1, 1907. Sept 4, 1907. 5:1359. 2,400
59th st, No 315 West. Agreement as to assignment of lease, &c, for 19 3-12 years, from Feb 1, 1901. Alfred Beinbauer with Fredk K Morris. May 31. Sept 5, 1907. 4:1112. 40,000
63d st, s s, extends from Av A to East River, -x100.5. Assign lease. Frank Tilford to The Standard Gas Light Co of N Y. July 15, 1905. Sept 5, 1907. 5:1475. nom
67th st, Nos 52 and 54 West, all. Wm H Hubbell to David S Brown, Jr; 10 8-12 years, from Sept 1, 1907. Aug 31, 1907. 4:1119. 10,000
100th st, Nos 145 and 147 West, all. Rachel Cohen to Wm Linker; 3 years, from Sept 1, 1907. Sept 4, 1907. 7:1855. 5,800
109th st, No 332 East, all. Louis Camaro to Raffaele Denisco; 5 years, from June 1, 1907. Sept 3, 1907. 6:1680. 2,640
115th st, Nos 307 to 311 East. Assign lease. David B Phillips to Fischel Friedman. Aug 1. Aug 30, 1907. 6:1687. nom
115th st, Nos 307 to 311 East, all, except cellar and store of No 311, and also 3 stalls. Chas and August Funck to Joe Dowd and Percy Williams; 5 years, from Sept 1, 1904. Aug 30, 1907. 6:1687. 2,700
Same property. Surrender lease. Percy Williams surviving member firm Dowd & Williams, to Charles and August Funck. All title. Aug 9, 1907. Aug 30, 1907. 6:1687. nom
115th st, Nos 307 to 311 East. Assign lease. Charles Funck and ano to David B Phillips. Mort \$15,000. Aug 1. Aug 30, 1907. 6:1687. nom
Same property. Agreement as to dissolution of partnership. Assign lease. Percy B Williams with Joseph T Dowd. Feb 6, 1906. Aug 30, 1907. 6:1687. nom
134th st, Nos 11 to 17 East, four buildings. Jacob Levy to Isaac Slutsky; 2 years, from Sept 1, 1907. Aug 31, 1907. 6:1759. 4,000
138th st, No 66 West, all. Ida B Farley to Harry S Wright; 3 years, from Oct 1, 1909. Sept 5, 1907. 6:1735. 2,100
Av D, No 77, corner store. M Rand to Rebecca Blumenthal; 3 8-12 years, from Sept 1, 1907. Sept 3, 1907. 2:376. 1,200
Amsterdam av, No 88, north front of store. Max Isakovitz to Aaron M Ellis; 2 11-12 years, from June 1, 1907. Sept 3, 1907. 4:1155. 780 and 840
Amsterdam av, No 88. Assign lease. Max Isakovitz to Joseph Katzen. Aug 28. Sept 3, 1907. 4:1155. nom
Audubon av, Nos 265 and 267, store. Louis Cohen to Elmer E Cooke; 3 years, from Aug 1, 1907. Aug 30, 1907. 8:2152. 360 and 420
Broadway, No 589, basement. Aug Nigey to Antonio Buzzi; 3 years, from Aug 1, 1907. Sept 5, 1907. 2:512. 660
Columbus av, No 885, part of store floor, &c. Chas F Coy to Leslie A Ware; 10 8-12 years, from Sept 1, 1907. Sept 4, 1907. 7:1839. 3,600 and 4,000
Lexington av, No 1850, 1st, 2d and 3d stories. Edw W Lerner to Printz Foto Studios; 3 years, from May 1, 1907 (2 years renewal at \$650). Aug 30, 1907. 6:1642. 600
Lexington av, No 1055, s w cor 75th st. Assign lease. Frank Toomey to Davies J Marshall. Aug 27. Aug 30, 1907. nom
Same property. Re-assign lease. Davies J Marshall to Frank Toomey. Aug 28. Aug 30, 1907. 5:1409. nom
Lexington av, No 743, 3d floor. N Y and White Plains Construction Co to Julius Feinberg; 3 years, from May 1, 1908. Sept 5, 1907. 5:1394. 810
Madison av, No 1435, store, &c. Asher Simon Realty Co to Harry Golding and Isaac Greenblatt; 4 years and 7 1/2 months, from Sept 15, 1907. Sept 4, 1907. 6:1605. 1,200 and 1,800
Park row, No 134, 2d and 3d floors. 1,200 and 1,800
Park row, Nos 136 and 138, 2d and 3d floors. John Callahan to Wm F Miller; 1 8-12 years, from Sept 1, 1907. Sept 4, 1907. 1:159. 1,400
2d av, No 933, store, basement and 1st floor above store. Bruno Schwentner to Julius Grube; 6 years, from Sept 1, 1907. Sept 5, 1907. 5:1323. 9

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SEND FOR SAMPLES

American West African Trading Co., 66-68 Broad Street, New York

Frazier, Moses L to Leopold Gusthal. 134th st, No 30, s s, 438 w 5th av, 22x99.11. Sept 3, 3 years, 6%. Sept 4, 1907. 6:1731. 5,500

Forlenta, Nunziante to Felice Tocci. Centre Market pl, No 7, e s, abt 160 s Broome st, 24.8x42.2x25x46, s s. Aug 26, 3 years, 6%. Sept 4, 1907. 2:471. 5,000

Faulkner, Nannie J to Wm C Mundt. 75th st, No 178, s s, 259 w 3d av, 16x102.2. Prior mort \$9,000. 1 year, 6%. Sept 3, 1907. 5:1409. 2,000

Fischer, Fredk to Priscilla T P Starin and ano exrs, &c, Ransom Parker. 58th st, No 304, s s, 100 w 8th av, 21x100.5. P M. 3 years, 5%. Sept 3, 1907. 4:1048. 40,000

Frey, Wm J to Caroline Ihlenburg. 84th st, No 352, s s, 75 w 1st av, 25x81.2. P M. Prior mort \$18,000. Aug 31, 3 years, 6%. Sept 3, 1907. 5:1546. 5,000

Fricke, Frederick D with THE SEAMENS BANK FOR SAVINGS, N Y. Waverly pl, Nos 103 and 105. Extension mort. Aug 30, Aug 31, 1907. 2:553. nom

Futterman, Rachel to Teresa R Smyth. 70th st, Nos 507 and 509, n s, 173 e Av A, 50x100.4. Aug 28, 3 years, 5½%. Aug 31, 1907. 5:1482. 9,000

Same to Howard J Haslehurst. Same property. Prior mort \$9,000. Aug 28, due Feb 28, 1910, 6%. Aug 31, 1907. 5:1482. 2,500

Futterman, Aaron with Theresa R Smyth. 70th st, Nos 507 and 509 East. Subordination mort. Aug 29. Aug 31, 1907. 5:1482. nom

Same with Howard J Haslehurst. Same property. Subordination mort. Aug 29. Aug 31, 1907. 5:1482. nom

Frees, John F with Fischel Friedman. 115th st, Nos 307 to 311 East. Leasehold. Extension mort. Aug 29. Aug 30, 1907. 6:1687. nom

Fleischman Realty & Construction Co to City Mortgage Co. 147th st, n s, 500 w 7th av, 25x99.11. Aug 30, 1907, demand, 6%. 7:2033. 20,000

Same to same. Same property. Certificate as to above mort. Aug 30, 1907. 7:2033. —

Garfinkel, Morris and Harry Levine both of Brooklyn to Mollie Kosower. 120th st, Nos 341, 343 and 345, n s, 150 w 1st av, 2 plots, each 37.6x100.11. 2 P M mortgages, each \$3,500; prior mort \$42,500 on each plot. Aug 27, 3 years, 6%. Aug 30, 1907. 6:1797. 7,000

Grimm, Louis to Adam Greim. 74th st, No 253, n e s, 77 w 2d av, 23x102.2. Prior mort \$—. Aug 29, 2 years, 6%. Aug 30, 1907. 5:1429. 4,000

Gumina, Giuseppe to Kips Bay Brewing & Malting Co. 108th st, No 211 East. Saloon lease. Aug 23, demand, 6%. Sept 3, 1907. 6:1658. 300

Gens, Frank and David Frankel to Katharina Ruch. 4th st, No 209, n s, 299.7 e Av A, 25x96.2. Leasehold. P M. Installs, 6%. Sept 4, 1907. 2:400. 3,500

Gottlieb, Isaac to Dora Graff and ano. 74th st, No 220, s s, 235 e 3d av, 25x102.2. P M. Prior mort \$16,000. Sept 3, 3 years, 6%. Sept 4, 1907. 5:1428. 1,575

Gillespie, Geo J with Sarah E Spelman. 28th st, No 130, s s, 350 w 6th av, 25x98.9. Extension mort. Aug 24. Sept 5, 1907. 3:803. nom

Hake, Philip, of Hoboken, N J, to Jacques Huber. Essex st, No 134, e s, 75 n Rivington st, 25x100. Aug 29, 1 year, 6%. Aug 30, 1907. 2:354. 10,000

Hahn, Wm to LAWYERS TITLE INS & TRUST CO. 11th st, No 617, n s, 240 e Av B, 25x103.3. 3 years, 5%. Sept 5, 1907. 2:394. 14,000

Heining, Sally K and Lulie, of Louisville, Kentucky, to TITLE GUARANTEE & TRUST CO. 44th st, Nos 133 and 135, n s, 350 w 6th av, 40x100.5. Aug 3, due, &c, as per bond. Sept 5, 1907. 4:997. 47,000

Hughes, Mary J to Rosecoe L McCall. 134th st, No 181, n s, 275 e 7th av, 25x99.11. Aug 31, 1 year, 6%. Sept 4, 1907. 7:1919. 3,000

Ireland, John B and Van Orden Barkeley with St Lukes Hospital. West Broadway, Nos 566 to 576, n w cor 3d st, Nos 65 and 67, runs n 209.6 to Washington sq South, No 72, or 4th st, No 64, x w 25 x s — x w 25 x s 153 to 3d st x e 50 to beginning. Subordination agreement. Aug 27. Aug 30, 1907. 2:538. nom

Ireland, John B to St Lukes Hospital. 3d st, Nos 65 and 67, n w cor West Broadway, Nos 566 to 576, runs n 209.6 to Wash-

ington sq South, No 72, or 4th st, No 64, x w 25 x s 56.8 x w 25 x s 153 to 3d st x e 50 to beginning. Aug 29, 5 years, 5%. Aug 30, 1907. 2:538. 150,000

Johannsen, Emil B to Anton Buhlmann. Av A, No 1660, e s, 25.8 n 87th st, 25x100. P M. Prior mort \$16,000. Aug 29, 4 years, 6%. Aug 30, 1907. 5:1584. 7,000

Jung, Jacob to TITLE GUARANTEE & TRUST CO. Lexington av, Nos 1228 to 1234, n w cor 83d st, No 131, 102.2x41.7. Aug 29, due, &c, as per bond. Aug 30, 1907. 5:1512. 50,000

Jossier, Josephine E to Arthur D Prince. 136th st, No 218, s s, 235 w 7th av, 16.8x99.11. Sept 3, 3 years, 5%. Sept 4, 1907. 7:1941. 10,000

Klemme, Charles to Moritz Adler. 135th st, No 5, n s, 110 w 5th av, 18.4x99.11. P M. Aug 24, 2 years, 6%. Sept 5, 1907. 6:1733. 1,500

Krause, Louis or Luis with Abraham Rundbaken. Ludlow st, Nos 152 to 156, Sub to morts \$26,000. Agreement as to interest in above property. Sept 13, 1906. Aug 30, 1907. 2:411. 2,500

Kalman, James to Leopold Hellinger. 3d st, No 218, s s, 140 e Av B, 24.9x100. All title to strip in rear. Prior mort \$35,500. Aug 30, 1907, due Feb 25, 1909, 6%. 2:385. 1,500

Kornbluh, Adolph and Frank A Romanelli to Bernard Semel. 125th st, No 529, n s, 350 e Broadway, 25x99.11. Prior mort \$18,550. Aug 27, demand, 6%. Aug 30, 1907. 7:1980. 8,000

Lessem, Harry and Annie to Alex Rosenthal. East Broadway, No 256, n s, 23 w Montgomery st, 23x56.9x23x56.6. Prior mort \$17,500. Aug 30, 1907, 2 years, 6%. 1:286. 2,000

Levin, Morris and Morris Blumenfeld, both of Brooklyn, to Jane A Hind. Norfolk st, No 179, w s, 150 s Houston st, 25x100. Aug 17, 5 years, 5%. Aug 30, 1907. 2:355. 30,000

Same and Theodore Bitterman with same. Same property. Subordination of mort of \$5,000 to mort for \$30,000. Aug 22. Aug 30, 1907. 2:355. nom

La Spina, John to Philip Potash. 117th st, No 406, s s, 110.8 e 1st av, 16.8x100.10. P M. Aug 30, due Mar 1, 1908, 6%. Aug 31, 1907. 6:1710. 250

Lowenfeld, Pincus and Wm Prager indiv and composing firm of Lowenfeld & Prager to Howard Conkling. 22d st, No 156, s s, 92.4 w 3d av, 16.4x98.9. P M. Prior mort \$6,500. 2 years, 5%. Sept 5, 1907. 3:877. 8,500

Laue, Wm, of Brooklyn, N Y, to Lucy J Newcomb. Reade st, No 74, n s, abt 100 e Church st, 25x61.4. Prior mort \$30,000. July 15, 3 years, 4½%. Sept 5, 1907. 1:150. 10,000

Lowenfeld, Pincus and William Prager to American Mortgage Co. Spring st, No 190, s s, 83.4 w Thompson st, 16.8x75. P M. 1 year, 5%. Sept 5, 1907. 2:489. 8,000

Levy, Barnett and Joseph Abrahams to Joseph Green. Monroe st, No 73, n s, abt 110 w Pike st, 25x100. Prior mort \$—. Sept 4, 7 years, 6%. Sept 5, 1907. 1:274. 12,000

Lieb, Adam to GERMAN SAVINGS BANK, N Y. 48th st, No 255, n s, 40 w 2d av, 20x70.5. Sept 5, 1907, 3 years, 5%. 5:1322. 8,000

Lordi, Giovanni with FARMERS LOAN & TRUST CO. Mulberry st, No 109, w s, 125 n Walker st, former line, 25.3x100.11x25x 100.11. Subordination agreement. Sept 3. Sept 4, 1907. 1:206. nom

Lowry, Clara B C H to Warren Leslie. 43d st, No 408, s s, 116.9 w 9th av, 16.9x100.4. P M. Prior mort \$5,000. Sept 3, due Oct 1, 1909, 6%. Sept 4, 1907. 4:1052. 5,000

Miller, Abe to Mathilda Ehrmann. 11th st, No 605, n s, 92.4 e Av B, runs n 77.6 x e 0.7½ x e 25.9 x e 24.6½ x s 103.3 to st x w 25.2 to beginning. Aug 30, 3 years, 5%. Sept 4, 1907. 2:394. 25,000

Moses, Marcus to Emanuel Glauber. 130th st, No 45, n s, 355 e Lenox av, 20x99.11. P M. Due Oct 1, 1910, 6%. Sept 4, 1907. 6:1728. 2,000

Moesinger, Christian to Bernhard Bopp. 2d av, No 2030, e s, 75.11 n 104th st, 25x75. P M. Prior mort \$11,000. Sept 4, 3 years, 6%. Sept 5, 1907. 6:1676. 3,000

Martin, Wm A with Louis and Winifred Limbacher. 128th st, No 122, s s, 290 e Park av, 18.9x99.11. Extension mort. Sept 5, 1907. 6:1776. nom

MERCANTILE TRUST CO with James B Haggin. Broadway, No 487, s w cor Broome st, Nos 445 to 451, 28x200 to e s Mercer st, No 60. Extension mort. Aug 14. Sept 5, 1907. 2:474. nom

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Monness, Hyman with James Stokes. 119th st, No 112, s s, 140 e Park av, 25x100.11. Extension mort. July 30. Sept 4, 1907. 6:1767. nom

Marcuson, Isaac to Fredk J Isaac. Audubon av, n e cor 182d st, 79.9x70. Prior mort \$56,000. Sept 4, 5 years, 6%. Sept 5, 1907. 8:2155. 35,000

Marraffino, Rosina to TITLE GUARANTEE & TRUST CO. 42d st, No 237, n s, 105 w 2d av, 25x100.5. P M. Aug 30, due, &c, as per bond. Aug 31, 1907. 5:1316. 20,000

Same to John S Lubs and ano. Same property. P M. Prior mort \$20,000. Aug 30, due Aug 1, 1909, 6%. Aug 31, 1907. 5:1316. 3,500

Moore, John A to TITLE GUARANTEE & TRUST CO. 26th st, Nos 515 to 519, n s, 196.6 w 10th av, 63.6x98.9. Aug 30, due, &c, as per bond. Aug 31, 1907. 3:698. 17,000

Mygatt, Otis A to Sarah M Mygatt trustee Jacob A Robertson. 74th st, No 235, n s, 290 e West End av, 20x102.2. May 1, 3 years, 5%. Aug 31, 1907. 4:1166. 20,000

Mulligan Thos J and Michl Tiernan with Wm T Dannat. 140th st, No 59 West. Subordination mort. Aug 28. Aug 30, 1907. 6:1738. nom

Mallone, Natale to V Loewers Gambrinus Brewery Co. 10th av, No 360. Saloon lease. Aug 17, demand, 6%. Aug 31, 1907. 3:728. 300

Meisel, Charles to Eliz Hertel. St Marks pl, No 4 (8th st), s s, 74 e 3d av, 26x120. Prior mort \$20,000. Aug 28, due July 1, 1910, 6%. Aug 31, 1907. 2:463. 5,000

New Yorker Staats Zeitung to GERMAN SAVINGS BANK of N Y. William st, No 182, n e cor Spruce st, Nos 23 and 25, 23.11x97.4x45x93.9. 1 year, 5%. Sept 5, 1907. 1:103. 100,000

Same to same. Same property. Certificate as to above mort. June 18. Sept 5, 1907. 1:103.

Nuis, Henry and Ida, of Valley Cottage, N Y, tenants by the entirety to John A Straley and ano. 2d av, No 1555, w s, 38.11 s 81st st, 18.10x80. Prior mort \$12,000. Sept 3, 3 years, 6%. Sept 4, 1907. 5:1526. 3,000

Orth, Susanna to Otto Wagner. 11th av, No 484, e s, 72.9 s 39th st, 26x100. P M. Prior mort \$13,000. Aug 30, 3 years, 6%. Aug 31, 1907. 3:710. 14,000

Orange, Geo H to Julia Kann. 80th st, Nos 242 and 244, s s, 86.10 w 2d av, 40.3x102.2. P M. Prior mort \$21,000. Due Mar 1, 1911, 6%. Sept 3, 1907. 5:1525. 3,500

Organ, Catherine to Wm H Steinkamp. 126th st, No 317, n s, 209.7 w 8th av, 16.8x99.11. P M. Sept 3, 3 years, 5%. Sept 5, 1907. 7:1953. 8,000

Protestant Episcopal Society for Promoting Religion and Learning in State N Y with Acme Building Co. Barclay st, No 34. Consent to assign lease by way of mortgage. Aug 8. Sept 4, 1907. 1:86.

Pennacchio, Rose to FARMERS LOAN & TRUST CO. Mulberry st, No 109, w s, 125 n Walker st, former line, 25.3x100.11x25x100.11. 3 years, —%. Sept 4, 1907. 1:206. 16,000

Philip Morris & Co (Lim) to FIDELITY TRUST CO trustee. West Broadway, No 402, all machinery and fixtures, &c, therein, also franchises in and to the tobacco trade in the U S, and all other property wheresoever situate. Sept 3, 5 years, 5%. Sept 4, 1907. gold bonds, 275,000

Punch, Morris to Nathan Welinsky. Allen st, Nos 137 and 139, w s, 60 s Rivington st, 40x70. Aug 30, demand, 6%. Sept 5, 1907. 2:415. 2,000

Poth, Benj F to Saml L Schwartz. 142d st, No 230, s s, 415 w 7th av, 39.11x99.11. P M. Prior mort \$—-. Sept 5, 1907, 3 years, 6%. 7:2027. 3,000

Pullman, Max M to Eleanor White and ano exrs, &c, Charles White. 118th st, No 362, s s, 154 e Morningside av East, 17x 100.11. Sept 4, 3 years, 5%. Sept 5, 1907. 7:1944. 10,500

Pariser, Annie with Ephriam K Bowd. 73d st, Nos 227 and 229 East. Agreement to comply with building violations and furnish cancellation certificates for same within 6 months or pay \$500 to execute an assignment of claim, &c. Aug 29. Aug 30, 1907. 5:1428. nom

Power, Peter to Thos L Green. 99th st, No 260 West. Ass'nment of rents to extent of \$600. Aug 30, 1907, 6 months, 6%. 7:1870. 600

Phillips, David B to Charles and August Funck. 115th st, Nos 307 to 311, n s, 100 e 2d av, 75x100.11. Leasehold. P M. Aug 1, installs, 6%. Aug 30, 1907. 6:1687. 11,500

Portman, Samuel to Matilda Epstein. 123d st, No 154, s s, 285 w 3d av, 25x100.11. P M. Prior mort \$24,000. Aug 30, 1907, 5 years, 6%. 6:1771. 9,750

Rogers & Pyatt, Inc, to TITLE GUARANTEE & TRUST CO. Fletcher st, Nos 36 to 40, n s, 93.3 e Front st, 69.2x—-. Certificate as to mort for \$50,000. Aug 2. Aug 30, 1907. 1:72.

Rosenblum, Hyman to Francis B Chedsey trustee Fritz Fedderke. Sullivan st, No 213, e s, 175 n Bleecker st, 25x100. Aug 30, 5 years, 5%. Aug 31, 1907. 2:539. 20,000

Reed, Robt R trustee Deborah Williams to EQUITABLE LIFE ASSUR SOC of the U S. William st, Nos 165 and 167, w s, 49.2 s Beekman st, runs w 26.11 x n 2.2 x w 31.7 x s 43.10 x w 20.4 x s 13.3 x e 86.3 to st x n 52.5 to beginning. Building loan. Aug 29, due Oct 1, 1910, 6%. Aug 30, 1907. 1:92. gold, 125,000

Rockhill, Clayton with SEAMENS BANK FOR SAVINGS in City N Y. Pearl st, Nos 224 and 226. Extension mort. Aug 31. Sept 3, 1907. 1:70. nom

Rinaldi, Michele to Salvatore Di Salvo. 19th st, No 419, n s, 236 e 1st av, 20x92. P M. Prior mort \$8,000. Aug 31, 2 years, 6%. Sept 3, 1907. 3:951. 2,600

Remsen, Jane, of Spring Lake, N J, and Caroline R Frantz, of Wilmington, Del, to TITLE GUARANTEE & TRUST CO. Watts st, No 42, n w cor Sullivan st, No 46, 24x40.6x39.5x24. Aug 23, due, &c, as per bond. Aug 31, 1907. 2:477. 4,000

Rosentover, Morris to GERMAN SAVINGS BANK, N Y. 12th st, No 711, n s, 158 e Av C, 25x100. 3 years, 5%. Sept 5, 1907. 2:382. 15,000

Rothstein, Abraham, and Joseph and Wm Wolf to Moses Altzer. 111th st, Nos 63 to 79, n s, 120 e Madison av, 3 plots, each 46.9x100.11. 3 morts, each \$12,500. Prior mort \$45,000 on each plot. Aug 28, 5 years, 6%. Sept 5, 1907. 6:1617. 37,500

Reeber, Eva B C with Lawyers Mortgage Co. Fort Washington av, n w cor 171st st, 75.2x90.6x75x95. Extension mort. Aug 20. Sept 4, 1907. 8:2139. nom

Robinson, Willmarth A to Edw Man trus Sarah Tallack. 7th av, No 446, w s, 40.1 n 34th st, 18x60. P M. 1 year, 5%. Sept 5, 1907. 3:784. 35,000

Rechten, John H to Otto H Holderer. Greenwich st, No 322. Leasehold. All title. Aug 31, demand, —%. Sept 4, 1907. 1:142. 14,200

Ruff, Bernad to Morris Singer. Stanton st, No 200, n w cor Ridge st, Nos 139 to 143, 25x80. P M. Prior mort \$10,000. Aug 30, 6 years, 6%. Sept 4, 1907. 2:345. 14,000

Russek & Klinger Realty Co to Jacob Abraham. 79th st, No 229, n s, 350 e 3d av, 25x102.2. P M. Prior mort \$14,000. Aug 12, 5 years, 6%. Sept 3, 1907. 5:1525. 4,000

Russek & Klinger Realty Co to Alice Fleischmann and ano. 79th st, No 229, n s, 350.6 e 3d av, 24.5x102.2. P M. Aug 12, 3 years, 5%. Sept 3, 1907. 5:1525. 14,000

Russek & Klinger Realty Co to Simon Russek. 79th st, No 229, n s, 350 e 3d av, 25x102.2. P M. Prior mort \$18,000. Sept 3, 3 years, 6%. Sept 4, 1907. 5:1525. 2,000

Rosner, Hyman to Isidor Koplik. Park av, n e cor 104th st, No 101, 100.11x24.10. See Cons. Aug 15, 4 years, 6%. Sept 4, 1907. 6:1632. 3,450

Rose, Robert H to Marie M Cohen. 145th st, No 404, s s, 131.6 w St Nicholas av, 15.6x99.11. P M. Prior mort \$7,000. Sept 3, due, &c, as per bond. Sept 4, 1907. 7:2050. 3,750

Schmidt, Chas V to Donald Robertson. St Nicholas av, s e cor 179th st, 50x100. P M. Prior mort \$60,000. Sept 1, due, &c, as per bond. Sept 4, 1907. 8:2153. 10,000

Salomon, Maud with Mathilda Ehrmann. 11th st, No 605, n s, 92.4 e Av B, runs n 77.6 x e 0.7 1/2 x n 25.9 x e 24.6 1/2 x s 103.3 to st x w 25.2 to beginning. Subordination agreement, &c. Sept 4, 1907. 2:394. nom

S & R Construction Co to Eliza M Zerega et al trus Augusta Zerega. Sth av, No 2830, e s, at n s 150th st and n w s Macombs Dam road or lane, runs n e along road or lane 118.3 x w 56.1 to e s 8th av xs 104.1 to beginning. Sept 3, 3 years, 5%. Sept 5, 1907. 7:2036. 45,000

Same to same. Same property. Certificate as to above mort. Sept 3. Sept 5, 1907. 7:2036.

Same and David W O'Neil with same. Same property. Subordination agreement. Sept 3. Sept 5, 1907. 7:2036. nom

S & R Construction Co and Theo C Wood. David W O'Neil and Wm R Bell Jr with same. Same property. Subordination agreement. Sept 3. Sept 5, 1907. 7:2036. nom

S & R Construction Co and Theo C Wood with same. Same property. Subordination agreement. Sept 3. Sept 5, 1907. 7:2036. nom

Same with same. Same property. Subordination agreement. Sept 3. Sept 5, 1907. 7:2036. nom

Schenck, Effie E and Geo Morgan to FARMERS LOAN & TRUST CO. Lexington av, No 284, w s, 98.5 s 37th st, 24.6x100. 3 years, —%. Sept 5, 1907. 3:892. 10,000

Spiro, Abraham I to Lillie B Lillenthal. Lexington av, Nos 1803 to 1809, n e cor 112th st, Nos 147 and 149, 100.11x41.8. Oct 10, 1904, 3 years, 5%. Re-recorded from Oct 10, 1904. Sept 5, 1907. 6:1640. 56,000

S & R Construction Co to Francis C Reed. Sth av, s e cor 151st st, 75x48. Sept 3, 3 years, 5%. Sept 5, 1907. 7:2036. 50,000

Same to same. Same property. Certificate as to above mort. Sept 3. Sept 5, 1907. 7:2036.

Same and Theo C Wood, David W O'Neil and Wm R Bell Jr with same. Same property. Subordination agreement. Sept 3. Sept 5, 1907. 7:2036. nom

S & R Construction Co and David W O'Neil with same. Same property. Subordination agreement. Sept 3. Sept 5, 1907. 7:2036.

S & R Construction Co and Theo C Wood with same. Same property. Subordination mort. Sept 3. Sept 5, 1907. 7:2036. nom

Same with same. Same property. Subordination agreement. Sept 3. Sept 5, 1907. 7:2036. nom

Spero, David to Benj Stern. 21st st, Nos 19 to 23, n s, 334.8 w 5th av, 78.6x98.9x78.11x98.9. P M. Prior mort \$140,000. Aug 26, due, &c, as per bond. Aug 30, 1907. 3:823. 74,700

Schaad, Ferdinand to Frank Demuth. 77th st, No 304, s s, 117 e 2d av, 21.8x102.2. 3 years, 5%. Sept 3, 1907. 5:1451. 20,000

Same to Fredk Meyer. Same property. Prior mort \$20,000. 3 years, 6%. Sept 3, 1907. 5:1451. 3,500

Stransky, Joseph to John Muller. 75th st, No 423, n s, 297 w Av A, 25x102.2. Aug 31, 3 years, 5%. Sept 3, 1907. 5:1470. 15,000

Sportaro, Emanuele to Lillian Vickers. 12th st, No 427, n s, 246 w Av A, 24.3x103.3. Prior mort \$25,500. Sept 4, demand, 6%. Sept 5, 1907. 2:440. 1,143

Stone, Rebecca wife Morris to METROPOLITAN SAVINGS BANK. East Broadway, No 226, n s, 70 e Clinton st, 23.3x55x23.4x55. Aug 30, 1907, due July 1, 1910, 5%. 1:286. 2,500

Silverman, Simon to Chas Vonhof. Forsyth st, No 71, w s, 126 n Hester st, 25x—x25x100. P M. Prior mort \$16,000. Aug 29, 5 years, 6%. Aug 30, 1907. 1:305. 20,000

Strausman, Samuel and Samuel Rubenstein to Kalman Goldman. Lewis st, No 189. Leasehold. Aug 30, secures notes, —%. Aug 31, 1907. 2:360. 2,000

Shapiro, Celia to General Theological Seminary of the Protestant Episcopal Church in the U S. Vandam st, No 5. Extension mort. Aug 12. Aug 30, 1907. 2:506. nom

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- Sieke, Magdalena to Katharina Lintl. 3d st, No 246, s w s, 174.3 n w Av C, 24.9x105.11. 1/2 part. P M. Aug 30, 3 years, 6%. Aug 31, 1907. 2:385. 3,900
Schumann, Fred S to Andrew Wilson trustee Chas E Fleming. 85th st, Nos 550 and 552, s s, 115 w East End av, 33x102.2. Aug 28, 3 years, 5%. Aug 30, 1907. 5:1581. 30,000
TITLE GUARANTEE & TRUST CO with Samuel L Schwartz. 142d st, No 230 West. Extension mort. Aug 20. Sept 5, 1907. 7:2027. nom
Tomanovich, Jovo to Jacob E McMichael. 9th av, No 573, w s, 98.9 s from s w cor 9th av and 42d st, runs n 20 x w 100 x s 20 x e 100 to beginning. P M. Prior mort \$18,000. Aug 30, 1907, 2 years, 6%. 4:1051. 5,000
Vaino, Domenico to Pasquale Lauria. Sullivan st, No 208, w s, 100 n Bleecker st, 25x100. P M. 5 years, 6%. Sept 4, 1907. 2:540. 8,000
Vaine, Julia to Mary Dumas. 112th st, Nos 508 and 510, s s, 175 w Amsterdam av, 50x100.11. P M. June 17, demand, 6%. Sept 4, 1907. 7:1883. 6,000
Valencia Realty Co to David C Myers. 95th st, Nos 317 and 319, n s, 387.6 w West End av, 62.6x100.8. Prior mort \$110,000. Sept 3, 3 years, 6%. Sept 5, 1907. 4:1253. 38,000
Wolck, Alex to De Witt C Flanagan and ano trus, &c. 18th st, No 30 West. Saloon lease. Sept 5, 1907, demand, 6%. 3:819. 1,700
Wronker, Solomon to TITLE GUARANTEE & TRUST CO. 127th st, No 261, n s, 493 w 7th av, 16x99.11. Due, &c, as per bond. Sept 5, 1907. 7:1933. 7,500
Wellner, Marie wife of Fredk to Karoline Reis. 46th st, No 449, n s, 272.6 e 10th av, 24.2x100.5. Sept 3, due, &c, as per bond. Sept 4, 1907. 4:1056. 1,000
Westheimer, Gussie with Helene Kahn and ano. 50th st, No 406 East. Extension mort. Aug 20. Aug 30, 1907. 5:1361. nom
Wallace, Priscilla to Henry G Schloendorff and ano trustees E Christian Korner. 96th st, No 68, s s, 100.10 e Columbus av, runs s w abt 8.2 x s 92.6 x e 20 x n 100.8 to st x w 19.2 to beginning. Prior mort \$20,000. Aug 29, due, &c, as per bond. Aug 30, 1907. 4:1209. 3,500
Weinstein, Max to Kath K C Lyman extrx Cath K Corse. 3d av, Nos 1713 and 1715, e s, 51.11 n 96th st, 48.10x100. Jan 22, 5 years, 5%. Rerecorded from Jan 28, 1907. Aug 30, 1907. 6:1646. 52,000
Zimmerman, Louis to Aaron Goodman. 38th st, No 315 East. Assignment of rents to secure mortgage. July 10. Sept 5, 1907. 3:944.
Zimmerman, Louis to Aaron Goodman. 2d av, Nos 1094-1098. Assignment of rents to secure mortgage for \$18,000. July 10. Sept 5, 1907. 5:1350.

BOROUGH OF THE BRONX.

- Asklof, Conrad H to TITLE GUARANTEE AND TRUST CO. Webster av, No 1243, w s, 236 n 168th st, 26x100. Due, &c, as per bond. Sept 5, 1907. 9:2427. 11,000
Aronson, Harry to Morris Jaife and ano. Belmont av, w s, 354.8 n 181st st, 25.1x81.10x25.1x81.2. P M. Sept 3, due Mar 3, 1909, 5%. Sept 5, 1907. 11:3082. 500
Andrew, Richard M to TITLE GUARANTEE AND TRUST CO. 149th st, No 446, old No 720, s s, 165.10 w Brook av, 25.1x 104x25x101.6. P M. Sept 3, due, &c, as per bond. Sept 4, 1907. 9:2293. 10,000
*Adler, Max J and Aaron Hirsch to Rebecca L Zeimer. Van Nest st, n e cor Columbus av, 410.4 to Adams st x abt 328x167, gore, the blk. Aug 30, 1 year, 5 1/2%. Sept 5, 1907. 10,000
*Braithwaite, Wm W to Isaac Butler. Grace av, n e s, 125 s Lyon av, 50x130, Westchester. Aug 15, due July 15, 1910, 6%. Sept 5, 1907. 3,000
Brody, Bernard S to Wilhelm Hanne. Clay av, No 1355, w s, 638.11 n 169th st, 25.1x79.1x25.1x79.4. P M. Prior mort \$4,000. Aug 30, installs, 6%. Aug 31, 1907. 11:2782. 2,175
Bergen, Wm C to Mary A D Lange. Valentine av, w s, 195.6 n 200th st, 25x125. Aug 30, 1907, 3 years, 5%. 12:3306. 7,000
Same to same. Valentine av, w s, 217.6 n 200th st, runs w 125 x n 9.9 x n e 20.4 x e 111.6 to av x s 25 to beginning. Aug 30, 1907, 3 years, 5%. 12:3306. 7,000
*Buceti, Gristina and Giovanni to Irving Realty Co. Grace av, e s, 304.5 s Boston road, 50x95. P M. 3 years, 5%. Sept 3, 1907. 600
*Same to same. Same property. P M. Prior mort \$600. 3 years, 5%. Sept 3, 1907. 600
*Boman, Elise to Geo Hauser. Edwards av, w s, 50 n Marrin st, 50x--x50x--. Aug 28, due Dec 1, 1910, 6%. Sept 3, 1907. 3,300
Baum, Henry to Marie wife August Krabo. 182d st, n e s, 88 w Hughes av, 33.2x94.4x31x104.11. Prior mort \$12,000. Aug 29, due, &c, as per bond. Sept 3, 1907. 11:3071. 2,000
Benson, Cecilia A to Jonas Weil and ano. 3d av, e s, 100.8 s 163d st, 33.6x109.6x33.4x105.7. P M. June 5, due July 29, 1910, 5%. Sept 5, 1907. 10:2620. 10,000
*Corio, Luigi and Concetta Pepe to Priscilla Eberhard and ano. 229th st (15th av), n s, 50 e 5th st, 55x114, Wakefield. P M. Aug 26, due Sept 4, 1908, 6%. Sept 5, 1907. 1,300
Criscuolo, Nicoletta to John Anton. 188th st, n s, 50 w Cam-breleng av, 50x100, except 5 ft. for 188th st. P M. Aug 29, due, &c, as per bond. Aug 30, 1907. 11:3075. 6,000
Cohen, Asher to Gustav H Rottgardt. Oak terrace, n s, 150 w Beekman av, 50x100. Aug 31, 1 year, 6%. Sept 3, 1907. 10:2555. 3,300
Connor, Francis J N to Henry U Singhi. Aqueduct av East, e s, 101.3 s 184th st, 128.1x94.8x103.2x71.4. Prior mort \$5,000. Aug 30, 1 year, 6%. Sept 4, 1907. 11:3209. 25,500
*Cohen, Jacob with Wm Hejdruk. Deane pl, e s, 150 s Pierce av, 39x100, Westchester. Subordination mort. Aug 31. Sept 4, 1907. nom
Clune, Patk H to Sarah Sibbald. 156th st, s s, 90 e Eagle av, 37.6x100. June 10, 3 years, 5%. Aug 30, 1907. 10:2624. 3,000
*Cohen, Hyman to Louise Kreisner. 178th st, s s, 200 e Bronx Park av, 25x100. Aug 26, 3 years, 5 1/2%. Aug 30, 1907. 3,000
*Cleary, James H to Dorothy Reutler. 175th st, w s, 175 n Gleason av, 25x100. P M. Prior mort \$4,000. Aug 30, 2 years, 5%. Aug 31, 1907. 900
*Carey, Michl J to Carrie B Waldron. St Lawrence av, e s, 150 s Mansion st, 50x100. Aug 21, 3 years, 5%. Aug 31, 1907. 1,300
Dixon, Elmer to Mary E Bird. Fairmount pl, n e cor Crotona av, 70x200. Aug 28, 2 years, 6%. Aug 30, 1907. 11:2950. 1,000
*Devlin, Alex Jr to Eliz Ritz. Mary st, n s, 197.2 e Main st, 27.10 x125x28.9x125, Westchester. P M. Aug 30, 3 years, 6%. Aug 31, 1907. 1,000
Dawson Realty Co to MIDDLETOWN SAVINGS BANK. Wales av, s e cor Dawson st, 118.6x37.6x96.8x43.5. Aug 30, 1907, due Nov 1, 1912, 5 1/2%. 10:2654. 43,000
Same to same. Dawson st, s s, 43.5 e Wales av, runs s 96.8 x e 32.2 x n 7.1 to st x w 73 to beginning. Aug 30, 1907, due Nov 1, 1912, 5 1/2%. 10:2654. 31,000
Same to same. Wales av, e s, 118.6 s Dawson st, 46.6x69.9. Aug 30, 1907, due Nov 1, 1912, 5 1/2%. 10:2654. 26,000
Same to same. Dawson st, s e cor Wales av, runs e 116.5 x s 61.3 x s 53.7 x w 69.9 to av x n 164.11 to beginning. Certificate as to 3 mortg aggregating \$100,000. Aug 30, 1907. 10:2654.
Same and Richd S Collins with same. Same property. Subordination agreement. Aug 30, 1907. 10:2654. nom
*Drum, Jas J to Manhattan Mortgage Co. Columbus av, n s, 50 e Taylor st, 50x100. Aug 30, 1907, due Feb 1, 1908, 6%. 5,000
Doll, Louisa with TITLE GUARANTEE AND TRUST CO. 149th st, new No 446, s s, 165.10 w Brook av, 25.1x104x25x101.6. Subordination agreement. Sept 3. Sept 4, 1907. 9:2293. nom
Davis, Eliphalet L to Fredk Deming. Ogden av, e s, 200 n 166th st, 50x115. Sept 3, 3 years, 4 1/2%. Sept 4, 1907. 9:2514. 5,000
Same to same. Ogden av, e s, 75 n 166th st, 75x104.7. Sept 3, 3 years, 4 1/2%. Sept 4, 1907. 9:2514. 6,000
Davis, Elwood C to Louisa P Wagner. Willis av, No 337, w s, 61.3 n 141st st, 13.9x70. P M. Sept 3, 3 years, 5%. Sept 4, 1907. 9:2304. 5,000
Dietsch, Morris to DOLLAR SAVINGS BANK of City N Y. Westchester av, n s, 169.11 e Bergen av, 25x66. Aug 27, due Dec 1, 1910, 5 1/2%. Sept 4, 1907. 9:2361. 4,000
*De Canio, Mary M to Hudson P Rose Co. Lots 70 to 77 amended map (No 1108a) of 126 lots, being a subdivision of plot 23 of Classons Point. P M. Aug 28, due Sept 1, 1910, 3%. Sept 4, 1907. 1,200
Dierks, John H to Geo Beller. Brook av, No 130, e s, 25 n 134th st, 25x100. P M. Prior mort \$10,000. Aug 29, due Sept 1, 1910, 6%. Sept 3, 1907. 9:2262. 2,000
Deegan, Joseph E to Tillie Autenreith. 181st st, n s, 225 e Vyse av, 58.7x80.11x46.6x84. 1-3 part. All title. Aug 30, 1 year, 6%. Sept 3, 1907. 11:3134. 750
Doll, Louisa with Richd M Andrew. 149th st, s s, 165.10 w Brook av, 25.1x104x25x101.6. Extension mort. Sept 3. Sept 4, 1907. 9:2293. nom
Ellison, Manierre to Clairville E Benedict guardian James H Benedict and ano. Clinton st, n s, 275 w Grand av, 25x100. Sept 4, 3 years, 5%. Sept 5, 1907. 11:3207. 7,000
Frese, Giulia to Matilda Stahley. Bainbridge av, e s, 93.6 s 184th st, 16.8x74x16.8x72.8. P M. 3 years, 6%. Sept 5, 1907. 11:3143. 600
Felten, John C to Ida Sattler. Cauldwell av, e s, 200 n 161st st, 20x125. Aug 29, 5 years, 5%. Sept 4, 1907. 10:2631. 3,000
Frohlich, Chas F to Henry Frohlich. Jackson av, No 1063, w s, 139.4 s 166th st, 19.8x72. P M. Prior mort \$3,500. Sept 3, 3 years, 4 1/2%. Sept 4, 1907. 10:2640. 2,000
*Fassert, Christopher to Wm Hejdruk. Deane pl, e s, 157 s Pierce av, 32.5x100x33.4x100. Aug 31, 3 years, 5 1/2%. Sept 4, 1907. 2,700

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Finkernagel, Wm H to Charlotte Wolff. Freeman st, n s, 98.8 e Union av, 20x86.9. P M. Prior mort \$5,000. Aug 31, 1907, due Feb 8, 1909, —. 11:2968. 500
 Fischer, John F to Stephen J Twohig. 185th st, No 697, n s, 141 w Washington av, 25x100. P M. Prior mort \$6,000. Aug 30, 2 years, 6%. Aug 31, 1907. 11:3039. 3,300
 Francisco Merllo Construction Co to Alex McBean. Villa av, n e cor 205th st, 19.10x100. Aug 30, due, &c, as per bond. Aug 31, 1907. 12:3311. 4,000
 Same to same. Same property. Certificate as to above mort. Aug 31, 1907. 12:3311.
 Ferraro, Antonio and Pacifico Rosato to A Hupfels Sons. 150th st, Nos 246 and 248 East. Saloon lease. Aug 28, demand, 6%. Sept 4, 1907. 9:2338. 1,400
 GERMANIA BANK of City N Y with Charles and Julius Segall. 162d st, No 860 East. Extension mort. May 17. Aug 31, 1907. 10:2690. nom
 Guidone, Mary F wife Antonio L to Thos H Thorn. Grand av, c 1, 95 n Fordham road, runs n 50 x w 133 to e s Croton Aqueduct x s 50 x e 133 to beginning, except part taken by City N Y. P M. Aug 30, 1 year, 6%. Aug 31, 1907. 11:3213. 3,000
 Green, Albyna to John Kleiner. Jackson av, No 998, e s, 144.9 s 165th st, 20.6x84.1. P M. Prior mort \$3,000. Aug 29, due, &c, as per bond. Aug 30, 1907. 10:2649. 2,200
 Gressard, Adolph to Beadleston & Woerz. 3d av, No 3038. Saloon lease. Aug 29, demand, 6%. Aug 30, 1907. 9:2263. 10,000
 Greenwald, Herman to Central Brewing Co. Brook av, n e cor 134th st. Saloon lease. Sept 3, demand, 6%. Sept 4, 1907. 9:2262. 3,000
 *Gallo, Frances, of Baltimore, Md, to Irving Realty Co. Grace av, e s, 253.5 s Boston road, 50x95; Grace av, e s, 284.5 n 222d st, 21.4x114.6x65.5x97. P M. 3 years, 5%. Sept 3, 1907. 850
 *Same to same. Same property. P M. Prior mort \$850. 3 years, 5%. Sept 3, 1907. 1,300
 Hall, Ernest with Sadie Felson. 145th st, No 468 (734) East. Extension mort. Aug 2, 1907. Aug 30, 1907. 9:2289. nom
 Hodas, Nicholas to Moses Jaffe. Cambreleng av, e s, 45 s 188th st, 16.8x80. Aug 29, due Mar 1, 1908, 6%. Sept 4, 1907. 11:3090. 1,000
 Hoffman, Emma A to TITLE GUARANTEE & TRUST CO. Vyse av, w s, 400 s Jennings st, 50x100. Building loan. Aug 30, 1 year, 6%. Sept 3, 1907. 11:2987. 14,000
 Hammer, Ernest to John J Brady. 183d st, No 768, s s, 132 w Bathgate av, 16x92.3, except part for st. P M. Aug 30, 3 years, 5%. Sept 3, 1907. 11:3050. 3,600
 *Heidt, Annie to Ida Nachmonowitz with Fredk T Hoffman. Olinville av, w s, 475 n 2d st, 25x100, Olinville. Extension mort. June 24. Aug 30, 1907. nom
 Hudson, Honora to Bertha Knauf. College av, No 1338, e s, 476.5 s 170th st, 16.8x100. Prior mort \$3,500. Aug 27, installs, —. Sept 5, 1907. 11:2783 and 2785. 2,500
 Jacob, August to Cath A Concklin. Morris av, e s, 120 s 179th st, 20x100. 3 years, 5%. Sept 5, 1907. 11:2807. 8,000
 Same to Alice Powell. Morris av, e s, 140 s 179th st, 20x100. 3 years, 5%. Sept 5, 1907. 11:2807. 8,000
 *Keck, John A to Wm H Behler. 6th st, s s, 105 e Av C, 50x 216 to n s 5th st, Unionport, except part for Eastern Boulevard. Building loan. Sept 4, 5 years, 5½%. Sept 5, 1907. 5,000
 Klaveness, Olaf G to Wm H Diehl. Ogden av, e s, 100 n 164th st, st, 25x70. P M. Aug 2, 3 years, 5%. Aug 30, 1907. 9:2512. 8,000
 Karlich, Henry to Value Realty Co. Westchester av, No 1107, n w s, 162 n e Prospect av, 20x63.5x21.3x56.3. P M. Prior mort \$7,500. Aug 31, 3 years, 6%. Sept 3, 1907. 10:2690. 1,000
 Klein, Hanchen to Samuel Schreier and ano. 136th st, No 304, old No 554, on map No 302, s s, 200 w Alexander av, 25x100. P M. Prior mort \$9,500. 3 years, 6%. Sept 3, 1907. 9:2311. 1,600
 Morris, Simon and Max Sussmann to Isaac Haft and ano. 143d st (Garden st), s s, 100 e College av, 100x100. Prior mort \$70,000. Aug 29, due, &c, as per bond. Aug 30, 1907. 9:2323. 5,000
 *Moren, Sophie S wife of Ernst Moren to DOLLAR SAVINGS BANK, N Y. Hobart st, w s, 50 n 236th st, 50x100. Aug 28, due Dec 1, 1908, 6%. Aug 30, 1907. 1,200
 *McCormick, John P to Agnes Stanion. 226th st, s s, 205 e 2d st, 25x114, Wakefield. P M. July 1, 3 years, 5%. Aug 30, 1907. 2,500
 McAdam, Ronald to Sebastian J Breihof. 198th st, late Travers st, n s, 189.3 e Jerome av, 77.7x112.11x75x132.11. Sept 3, due Mar 3, 1908, 6%. Sept 5, 1907. 12:3319. 15,000
 Marchese, Grace to Minnie Kauffmann. 170th st, n s, 100.1 e Prospect av, 30x44.5. Aug 31, 5 years, 5%. Sept 5, 1907. 11:2963. 3,000
 *Meli, Francesca to Irving Realty Co. Grace av, e s, 228.5 s Boston road, 25x95; Ely av, e s, 941.3 s Boston road, runs s 46.5 x s e 24.2 x n 96.9 x n w 11.4 x w 95 to beginning. P M. Prior mort \$600. 3 years, 5%. Sept 3, 1907. 750
 *Same to same. Same property. P M. 3 years, 5%. Sept 3, 1907. 600
 Monroe, Eliza E to Warren B Sammis. Davidson av, e s, 146.2 s Fordham road, runs e 102.2 x s 5.8 x s 19.4 x w 103.11 to av x n 25.1 to beginning. 3 years, 5%. Sept 3, 1907. 11:3199. 2,000
 McTaggart, Mary D with Emma Luck. 140th st, No 592, s s, 131.6 e Alexander av, 25x100. Extension mort. Aug 27. Sept 3, 1907. 9:2302. nom

Munk, Geo to Edw S Schaeffler. Bathgate av (Madison av), old line, w s, 67.3 s 183d st, old line, 25x100, except part for av. Sept 3, 5 years, 5%. Sept 4, 1907. 11:3050. 6,000
 *McKown, Anna to Marcus Nathan. Westchester av, s s, abt 75 w 175th st, 25x97x25x99.10. P M. Aug 28, 3 years, 5½%. Sept 4, 1907. 3,000
 *Nathan, Marcus to Rachel Mamlock. Columbus av, s e cor Jefferson st, 25x100. Prior mort \$7,500. Sept 3, 3 years, 6%. Sept 5, 1907. 2,500
 *Nonpareil Realty Co to Rebecca L Zeimer. Columbus av, n s, 52 e Adams st, 52x96x52x99; Columbus av, n e cor Adams st, 26x—x26x102; Adams st, e s, 102 n Columbus av, 70x100x—104. Aug 30, 1 year, 6%. Sept 5, 1907. 4,500
 *Same to same. Same property. Consent as to above mort. Aug 30. Sept 5, 1907.
 *Same to same. Sackett av, s s, 100 w Deane pl, 50x100. Sackett av, s s, 275 w Deane pl, 50x100. Aug 30, 1 year, 6%. Sept 5, 1907. 2,000
 *Same to same. Same property. Certificate as to above mort. Aug 30. Sept 5, 1907.
 *O'Brien, Wm J to Esther Kaufman. Plot begins 140 e White Plains road at point 1195 n along same from Morris Park av, runs e 100 x n 25 x w 100 x s 25 to beginning, with right of way over strip to Morris Park av. P M. Prior mort \$3,250. Sept 4, 3 years, 6%. Sept 5, 1907. 1,150
 O'Leary Realty & Construction Co to City Mortgage Co. Bathgate av, n w s, 75 s w 179th st, 75x100, except part for av. Building loan. Aug 27, demand, 6%. Sept 3, 1907. 11:3044. 46,000
 Same to same. Same property. Certificate as to above mort. Aug 27. Sept 3, 1907. 11:3044.
 O'Leary, John to Wm M Purdy and ano trustees John Purdy for benefit Rosa M Jones for life. Crotona av, e s, 440 n 183d st, 20x100. 5 years, 5%. Sept 4, 1907. 11:3102. 6,750
 Polatschek, Leopold to Wm Sherwood. 158th st, No 770, s s, 100 w St Anns av, 33.4x100. Prior mort \$21,000. 3 years, 6%. Sept 4, 1907. 9:2360. 5,000
 Pfeiffer, Antonia wife of Johan G to Lawrence Delmour. DeKalb av, w s, 325 s 212th st, 25x100. Aug 30, 3 years, 5%. Sept 5, 1907. 12:3328. 2,500
 Pinkert, Max to Chas F Dilberger. Prospect av, w s, 237.6 n 187th st, 18.9x95. P M. Prior mort \$6,000. Aug 24, installs, 6%. Sept 3, 1907. 11:3104. 1,600
 Phillip, Joseph to Fredericka Fastenau. Anthony av, s e cor 174th st, 21.9x100.2x23.1x100.5. Prior mort \$5,500. Aug 30, 2 years, 6%. Aug 31, 1907. 11:2889. 2,000
 Quinn, Thomas J to Jacob Schmitt. Tinton av, w s, 190 n 166th st, 40x126.10x40x127.3. 3 years, 5%. Sept 5, 1907. 10:2661. 30,000
 Ryan, John J to Chas H Hornby. Beaumont av, e s, 116.5 s 183d st, 23.5x128x24x133. May 23, due Nov 23, 1907, 6%. Sept 3, 1907. 11:3101. 500
 Rust, Gottfried to Marie wife August Krabo. 182d st, n e s, 57 w Hughes av, runs n 83.11 x w 28 x n 31 x w 3 x s 104.11 to st x s e 35.2 to beginning. Prior mort \$12,000. Aug 29, due, &c, as per bond. Sept 3, 1907. 11:3071. 2,000
 Rottgardt, Gustav H with Washington H Irving and ano trus Channing M Britton. 135th st, s s, 466.6 e Willis av, 16x100. Extension mort. July 12. Aug 31, 1907. 9:2279. 1,000
 Rosenberg, Anna to Gottlob Brezinger. German pl, No 644, e s, 78.2 s Rae st, 20.11x92.3. P M. Aug 30, 9 years, 5½%. Sept 4, 1907. 9:2358. 4,500
 Ritter, George W to Charles Kaepfel. Shakespeare av, Nos 1307 and 1309, w s, 25.10 s Highbridge st or Elliott st, 37x104.8x 37x104.10. P M. Sept 3, due Sept 1, 1911, 5%. Sept 4, 1907. 9:2519. 5,000
 Richter, Caroline A to N Y and Suburban Co-operative Building and Loan Assoc. 164th st, n s, 175 w Trinity av, 25x100. Installs, 6%. Sept 4, 1907. 10:2632. 6,000
 Reeber, Geo A with Lawyers Mortgage Co. 3d av, No 2583. Extension mort. Aug 20. Sept 4, 1907. 9:2321. nom
 Renzland, Charles to Annie wife Albert Hinz. Forest av, e s, 379.11 s 165th st, 18.10x135. Prior mort \$8,500. Aug 29, 2 years, 6%. Aug 31, 1907. 10:2659. 2,000
 Sullivan, Patk J to Catharine and John B Shea exrs Denis Shea. Rver av, s w cor 180th st, 25.10x97.5x45.5x90. Aug 29, 5 yrs, 5%. Aug 30, 1907. 11:3149 and 3156. 8,500
 Sternlicht, Minnie to Minnie E Flagg. Bainbridge av, e s, 92.3 s 193d st, 30.9x77.3x30.9x77.9. Aug 30, due Jan 15, 1908, 6%. Sept 4, 1907. 12:3286. Note. 2,000
 Same to same. Same property. P M. Aug 30, 2 years, 6%. Sept 4, 1907. 12:3286. 1,600
 *Schiavone, Salvatore to John Bussing, Jr. Maple av, w s, 75 n Logan st, 25x100, Williamsbridge. Aug 31, installs, 6%. Sept 4, 1907. 2,600
 *Shatzkin (A) & Sons to Frank Koch, of Paterson, N J. 214th st, late Sheil st, n s, 100 w Tilden av, 125x100, Laconia Park. 5 P M mortgages, each \$315. Aug 26, due Feb 26, 1909, 6%. Sept 5, 1907. 1,575
 *Same to same. 214th st, late Sheil st, n s, 300 w Tilden av, 25x100. P M. Aug 26, due Feb 26, 1909, 6%. Sept 5, 1907. 315
 *Same to same. Tilden av, w s, 75 n 214th st, 25x100. P M. Aug 26, due Feb 26, 1909, 6%. Sept 5, 1907. 315
 Succomano, Rachela and Carmela Carino to Nicoletta Criscuolo. Belmont av, Nos 2419 and 2421, e s, 200 n 187th st, 50x100. P M. Prior mort \$7,000. Sept 3, 4 years, 5½%. Sept 4, 1907. 11:3075. 7,000

BANZAI MATT ENAMEL

Banzai Manufacturing Co., 24 East 23d Street

We Rent a Gas Range \$3 Per Year | **GAS COOKERS** | **GAS HEATERS** | **We Rent a Gas Range \$3 Per Year**

SOLVE THE FUEL PROBLEM :: CLEANLY, EFFICIENT, ECONOMICAL

CONSOLIDATED GAS COMPANY OF NEW YORK

A handsome up-to-date line of appliances may be seen at our offices

*Smulow, Jakob to Land Co B of Edénwald. Jefferson av, n w cor Doon av, 100x100, Edenwald. P M. Aug 21, 3 years, 5%. Sept 5, 1907. 1,000

*Solner, Rosa to Mary Novak. Lots 319 and 320 map No 1108 B of portion Penfield property. Aug 29, 2 years, 5%. Sept 3, 1907. 1,100

Strachstein, Jennie to Danl J Mendelson. Belmont av, w s, 78.7 n 181st st, 17.10x84.10x17.10x84.7. Prior mort \$4,250. Sept 1, due Dec 1, 1909, 6%. Sept 5, 1907. 11:3082. 2,395

Same to same. Belmont av, w s, 114.6 n 181st st, 17.10x85.3x 17.10x85. Prior mort \$4,250. Sept 1, due Dec 1, 1909, 6%. Sept 5, 1907. 11:3082. 2,395

Same to same. Belmont av, w s, 96.5 n 181st st, 18x85x18x84.10. Prior mort \$4,250. Sept 1, due Dec 1, 1909, 6%. Sept 5, 1907. 11:3082. 2,395

Same to same. Belmont av, w s, 132.4 n 181st st, 17.10x85.6x 17.10x85.3. Prior mort \$4,250. Sept 1, due Dec 1, 1909, 6%. Sept 5, 1907. 11:3082. 2,395

Same to same. Belmont av, w s, 185.9 n 181st st, 17.10x86.2x 17.10x85.11. Prior mort \$4,500. Sept 1, due Dec 1, 1909, 6%. Sept 5, 1907. 11:3082. 2,140

Same to same. Belmont av, w s, 150.2 n 181st st, 17.8x85.9x17.8 x85.6. Prior mort \$4,500. Sept 1, due Dec 1, 1909, 6%. Sept 5, 1907. 11:3082. 2,140

Same to same. Belmont av, w s, 167.11 n 181st st, 17.10x85.11x 17.10x85.9. Prior mort \$4,500. Sept 1, due Dec 1, 1909, 6%. Sept 5, 1907. 11:3082. 2,140

*Stadler, Charles to Lydia Heine. Broadway, w s, 59 s Tremont road, 59x144.8x50x113.3. Aug 29, due Mar 1, 1908, 6%. Sept 5, 1907. 300

Wexler, Adolph to Sarah E Furnald and ano exrs Francis P Furnald. Marion av, No 2472, e s, 100 n 189th st, 50x106.4x50.1x 103.6. Aug 30, 3 years, 5%. Sept 3, 1907. 11:3026. 30,000

Warwick, Samuel to John H Knoepfel. Delafield av, n s, 100 w Livingston av or st, 60x89x46.6x90. 1 year, 5 1/2%. Sept 4, 1907. 13:3415. 2,000

Wolkenberg, Joseph and Luigi Gerbino to Adolph Danziger. Brook av, e s, 131.4 s 141st st, runs s 52 x e 99.6 x n 48 x w 11.11 x w 87.9 to beginning. Prior mort \$45,000. Aug 29, due Feb 29, 1908, 6%. Aug 30, 1907. 9:2267. 2,500

Wolkenberg, Joseph to Adolph Danziger. Brook av, e s, 183 s 141st st, 48x100x57.5x99.6. Prior mort \$41,000. Aug 29, due Feb 29, 1908, 6%. Aug 30, 1907. 9:2267. 2,500

Wiederman, Rosa to Abraham Davis. Cauldwell av, No 695, w s, 325 s 156th st, 16.8x115. Aug 30, 1907, 1 year, 6%. 10:2624. 525

Wood, Jennie B with Albert C Swoboda. Longfellow av, e s, 225 n Freeman st, 25x125.6x25.5x120.7. Extension mort. Aug 15, 1907. 11:2994 or 3007. nom

Construction News.

(Continued from page 365.)

NEWARK.—P. Charles, Arch., 612 Union Bldg., Newark, is receiving estimates on a 12-sty office building, 108x119 ft., to be erected at Clinton and Beaver sts, for the Union Building Co., Union Bldg. Estimated cost \$400,000.

ATLANTIC CITY.—Newlin Haines, proprietor of the St. Charles Hotel, may erect a hotel on Connecticut av and the Boardwalk, to cost about \$3,000,000.

NEWARK.—The contract for laying 18,150 sq. yds. of bitulithic pavement has been awarded to the Standard Bitulithic Co., 253 Broadway, N. Y. M. R. Sherrerd is City Engr.

TRENTON.—W. W. Slack, 18 East State st., Trenton, has plans for a manufacturing plant for the Ajax Grieb Rubber Co. It includes a power house, factory, office building, warehouse and storage buildings. Estimated cost, about \$100,000.

HOBOKEN.—Bids are asked by the City Council until 8 p. m., Sept. 11, for cleaning and repairing sewer in portion of Jackson St. Jas. H. Londrigan is City Clk.

SOUTH ORANGE.—The three buildings in South Orange av, South Orange, which were recently burned, will be restored by their owners, Mrs. James Birney, Alexander Beatrice and Kraus Mor. Mrs. Birney, who suffered a total loss, will build a cement block stable, having no insurance. Mr. Mor said that he would probably replace the burned frame elevator by a concrete building.

ROSELLE PARK.—Roselle Park is to have a new school building, and if on Sept. 24 the voters endorse the plans of the Board of Education, it will be one of the finest of modern school structures in the State. An entire block of land has been purchased. Messrs. Pierce & Bickford, of Elmira, N. Y., are the architects.

PASSAIC.—The Robins Conveying Belt Co., 13 Park row, Manhattan, is receiving bids for the erection of an addition to its plant at Passaic, which is expected to be completed in the fall. The structure will be 40x70 ft., 2 stories.

NEWARK.—The Imperial Machine Co., 118-122 Market st, Newark, is having plans prepared for a new plant to manufacture the Victoria vegetable machine. The company will build a machine shop and foundry. The size of the structures has not been determined.

Connecticut.

HARTFORD.—W. D. Johnson, 26 State st, has plans for a large addition to the Arsenal school. Plans will be out for figures in a few days.

NEW BRITAIN.—Plans will be ready for figures soon for a grain storehouse for M. D. Stanley, Church st. W. H. Caldwell, Main st, is architect.

DERBY.—Plans are being figured for the new hospital building for the Derby Hospital Association. Three stories, 40x45 ft., brk, steam heat, etc. L. W. Robinson, New Haven, architect.

NEW BRITAIN.—A. G. Lindgren is to build a 3-sty tenement house on South Main st, 32x30 ft.—H. W. Morton, of Boston, Mass., is drawing plans for a residence on Hart st to be erected for Mrs. Mary R. Hawley.—Andrew Guenther is to build a tenement house on Black Rock av. M. J. Unkelback has drawn the plans.—A gatehouse and labor bureau building is to be erected by the Landers, Frary & Clark Co. on Centre st. Brick, 1 sty, 20x40 ft.—M. D. Stanley is to build a storehouse at the corner of Dwight and North Stanley sts. W. H. Cadwell is drawing the plans.—Now that the site and other matters concerning new school in East Berlin have been settled, it is expected that the contract for the building will be signed in a few days.

WATERVILLE.—Work will be started in a few days for a frame tenement house in Waterville for Charles Loucks.—Plans have been completed by Architects Griggs & Hunt for a factory building on River road for the Bristol Co. The structure will be of brk construction, 3 stories high, 170x53 ft.—Plans are being figured for a tenement block on South Adams st for Samuel Forman.

NORWICH.—The House has passed favorably on a bill for new buildings at the Norwich Hospital for the Insane. Appropriation is \$300,000.

Massachusetts.

LAWRENCE.—John Ashton is preparing plans for a theatre. It is planned to remodel several stores and an apartment block on Essex st for the playhouse. The construction will be brk, with all the latest improvements.

BROOKLINE.—Architects Freeman, Funk & Wilcox, 33 Kent st, have been chosen to make plans for a fire station at Boylston and High sts, same to cost \$50,000. Alexas French, Engr.

NORTH TEWKSBURY.—Architect Everett M. Gardner, Lowell, Mass., has plans for an addition to the Baptist Church at North Tewksbury.

CHICOPEE.—Reiley & Steinback, 481 5th av, Manhattan, will receive estimates for a church for Rev. S. Chelusniak, Chicopee, to cost about \$80,000.

CHESTER.—The Hamilton Emery & Corundum Co., Chester, Mass., manufacturers of pure Turkish and Naxos emery, is to build a brk and stone addition to its mill, 40x125 ft. It is hoped that the mill will be in full operation Dec. 1.

Pennsylvania.

ALLEGHENY.—A. K. Miller, Pittsburgh, Pa., has completed plans for a 3-sty warehouse, at Allegheny, for G. L. King.

BELLEVERNON.—The American Window Glass Co. has decided to rebuild its plant at Bellevernon, Pa., recently destroyed by fire. Considerable new machinery will be needed for the new plant.

PHILADELPHIA.—Sauer & Hahn, Archs., 1118 Chestnut st., have plans for a 4-sty factory building, to cost about \$50,000.—Henry D. Dagit, 411 Walnut st, has plans ready for bids for a 4-sty factory building, at 138 North 12th st, for I. A. Schwartz.

PHILADELPHIA.—A large fire house will be built on Baltimore av, west of Springfield av, Clifton Heights, for the Clifton Heights Protective Association, from plans by George Natress & Sons.—A large apartment house will be erected at the northeast corner of 46th and Walnut sts for Berwind & Hoopes, owners, from plans by J. E. Mooney. Building will be of brk, stone and iron, fireproof, with steam heat, electric light and the latest improvements and appliances in all lines. Cost will be about \$200,000.

Miscellaneous.

TRYON, N. C.—Plans for the proposed power development by the Tryon Electric Light & Power Co. have been changed. A larger plant is now under consideration, and the probable cost will be \$110,000.

HIGH POINT, N. C.—The Carolina Valley Railway & Construction Co., Dee Allen, Pres., has purchased 300 acres of land on which to erect electric power plant. C. S. Currier is Ch. Engr., High Point.

INDIANAPOLIS, IND.—Hiram Brown, Chn. Building Committee, announces that bids will be received until Oct. 1 for the construction of a new Y. M. C. A. building on North Pennsylvania st. Estimated cost \$100,000.

For Judgments in Foreclosure Suits and other Lis Pendens and Foreclosure Suits see pages 374 and 376.

LIS PENDENS.

Sept. 6.

107th st, n s, 258 e Riverside Drive, 17x100.11. Chas F McKenna agt B Sherwood Dunn et al; notice of attachment; att's, Kroyer & Austin.

107th st, n s, 258 e Riverside Drive, 17x100.11. Wm D Wheeler agt L Sherwood Dunn et al; notice of attachment; att's, Kroyer & Austin.

144th st, n s, 100 w 7th av, 150x100. Joseph Jordan et al agt Louis Perelson et al; action to foreclose mechanics lien; att's, Morrison & Schiff.

Courtlandt av, n w s, 50 n e 159th st, 25x100. Marie Hengel agt Louisa Meisner et al; action to set aside conveyance; att's, Shaw, Fisk & Shaw.

129th st, s s, 165 w Park av, 25x99.11. Rudolf Gersman agt Katherine Van Valin; action to foreclose mechanics lien; att's, Katz & Sommerich.

FORECLOSURE SUITS.

Sept. 6.

Prospect av, e s, 314.6 s Samuel st, 16.6x150. Ella L Baker gdn agt Duane P Cobb et al; att's, Reed & Pallister.

147th st, No 618 West; two actions. Emma E Gross agt Carl or Charles Neuendorffer et al; att'y, L Wendel, Jr.

Southern Boulevard, n w cor Crotona Park East, 25x100. Mary G Major agt Emanuel G Bach; att'y, J E Heath.

Franklin av, e s, 58.11 n 170th st, runs e 281.5 to Clinton av, x n 46.9 x w 281.4 x s 51.1 to beg. Esther Cohen et al agt Ferdinand Hecht et al; att's, Davis & Kaufman.

Amsterdam av, No 685. Lillie B Lilienthal agt Anne N Cooper et al; att'y, S Weschler.

Lot 431. Block O amended map of property belonging to Hudson P Rose, Bronx. Henry Monahan agt Frederick Deledgish et al; att'y, J J K O'Kennedy.

FACE BRICKS FURNISHED BY FISKE & CO. INC. LATIRON BLDG, N.Y.

"WEST POINT" A light gray face brick with a WIRE-CUT FACE. It has texture and can be shaded to a warm gray-brown.

HOODSON RESIDENCE, 190th St. and Davidson Ave., N. Y.
MANN & MAC NEILLE, Architects.

JUDGMENTS.

Aug. and Sept.

31 Andrews, Benjamin F—Dimock & Fink Co.	\$122.01
31 Abend, William—Adolf Berger	79.01
3 Abd-El-Nour, Caesar—Wm W Bell and ano.	76.67
4 Albert, Louis—Thomas F McCaul Contracting Co.	82.31
4 Alzheimer, Samuel—Fifth Av Coach Co.	32.57
5 Adler, Jacob—Isidor Heiliger	196.35
6 Adler, Elias J—Frank A Pfægler et al.	118.08
31 Butcher, W Frederick—Una R Goslin.	212.79
31 Brennan, Arthur—Gustav T Lawrence.	costs, 32.85
31 Baum, Jacob—Max J Levinson.	214.72
31 Boeck, John E—Solomon R Guggenheim.	2,183.48
31 Boeck, J Edward—the same	14,343.59
3 Benas, David—Margaret H Jones	241.01
3 Burbano, Rafael G—M Camacho Roldan and ano	2,768.67
3 Blum, Samuel—Jerome J Wilson	232.78
3 Bruno, Angelo—Oscar Schlegel Mfg Co.	161.08
3 Beers, Wm H—The Outlook Co	350.91
3 Bennington, W Newton—Jas L Holland.	5,440.78
3 Brown, Pratt A—Otto Sampter	270.65
3 Bennington, W Newton—Milton Lehman.	3,961.84
4 Bennett, Carl L—Day Bros & Co.	257.41
4 Boege, Frederick C—Saunders P Jones et al.	184.15
5 Bell, Stewart H—Isaac B Welsh.	costs, 23.08
5 Burzinsky, Nathan—Abraham Nechamkin.	280.35
5 Baron, Louis—George Kessler et al.	1,058.74
5 the same—the same	1,559.78
5 Bard, John* and Edw L—Charles Bornhaupt et al.	256.92
6 Bangel, Nathan—Frank C Creamer et al.	258.96
6 Bramson, Gustavus—Geo B Wilson.	59.78
6 Bloch, David—Geo A Chance.	78.01
6 Biber, John—Abraham I Dreyfuss et al.	167.03
6 Beagen, Owen H—David Siskind.	29.31
3 Cooper, Harry—Samuel Jacobs	42.65
3 Clark, Bessie C—Abraham J Spiro	818.10
3 Conlon, James—Richardson & Boynton Co.	158.00
4 Cohen, Fanny—S Guggenheimer Rosenberg & Co.	141.92
4 Crawford, Arthur W—Central Syndicate Bldg Co.	94.26
4 Chenkin, Barnet & Fanny—Catharine A F Casanova	873.77
4 Cary, Robert F—Jacob Meurer.	64.93
5 Carpenter, Geo H—Margaret J Bryant.	2,413.99
5 Cohen, Elias A—George Kessler et al.	1,559.78
5 the same—the same	1,058.74
6 Cohen, Morris—James Talcott.	1,539.00
6 Craig, Chas H—Thompson Starrett Co.	costs, 23.08
31 Dvorak, John—James M McCunn	109.39
4 Day, Wm H—Cornelius D McGiehan.	2,396.20
5* Doe, John—Charles Bornhaupt	256.92
5 De Beck, Alexis M—N Y Transportation Co.	195.30
5 Duke, George—Western Distillery Co.	193.03
6* Degutz, Isador—Abraham Levy	111.91
6 De Rosa, Raffaello & Maria—Arrigo Arrigoni	185.18
4 Edelman, Geo P—Jacob Meurer.	39.44
6 Eiron, Moses—James Talcott	1,539.00
6 Epstein, Max D—Nathan Alperin.	costs, 27.65
3 Picken, Herman—John White	341.06
31 Flaum, Samuel—Ignatz Drescher	32.41
4 Feldman, Charles—John S Sutphin et al.	151.63
4 Fleming, Geo E—Mechanics & Traders Bank	212.40
4 Feldman, Harris—Morris Politzner et al.	224.41
5 Friscia, Alfonso—Henry Eggers et al.	17.91
5 Feuss, Adolph C—Paul Baumgarten et al.	133.05
5 Fisher, Morris and Abraham—Adolf Rosenberg	1,541.91
5 Fasinellos, James—Wm H Picken.	costs, 23.08
5 Feinman, Nathan—James F Cockgrove et al.	costs, 23.08
5 Friedman, Joseph—Jacob Schonberger.	191.16
6 Ford, Geo T—The Dale Co.	91.17
6 Farfaro, Lawrence—Benj H Rose.	57.79
6 Fischer, Frederick—Barrett Nephews & Co et al.	299.26
6 Feinbloom, Isaac—Frank D Creamer et al.	258.96
6 Fischer, Barbara—N Y & N J Telephone Co.	70.24
6 Falvo, Angelo—Bert K Bloch.	180.03
4 Gersten, Louis—Middletown Coal Co.	64.95
5 Graf, Robert U—John Joseph Wood.	175.91
5 Gonder, Harry—John Yule	38.96
6 Gilbert, Jacob*, Esther & Barnet—Jacob Sarben	115.44
6 Greenstein, Joseph—Abraham L Dreyfuss et al.	167.03
6 Greenhood, Benn—M L Schwartz Co.	593.47
31 Halstead, Nathaniel—Benj Jacobs et al.	30.66
31 Hall, Chas M—Gustave Levi	33.16
4 Heinzelman, George—Wm F Schober.	68.66
4 Helprin, David T—Obermeyer & Liebmann Brewing Co.	costs, 23.08
4 Houghtaling, Mary R—Banner Fashion Co.	138.83
4 Haick, Joseph—Louis Becker.	37.94
4 Harris, Robert T—Julia V Graves.	485.41
5 Hermans, Henry—Ludwig Boettcher.	costs, 17.72
6 Hartigan, Paul—John A Bingham.	162.85
6* Hecht, Meyer—Frank D Creamer et al.	258.96

3 Isgro, Lorenzo—Leonor Spielberger.	23.08
6 Jacobs, Morris—David Austin et al.	77.93
6 Johnson, Harry—Babetta Schmidt.	112.97
31 Kahn, Harris—Angelo Gagliano	677.97
31 Kelley, Michael F—Hugo S Mack	168.15
4 Klepper, Wm D—Morris Rosenfeld et al.	154.02
4 Kilroy, Michael J—Ellis V Levy.	95.08
4 Knowlton, Daniel C—N Y Produce Exchange Bank	509.37
4 King, Samuel—Joseph Bamberger.	337.15
4 Kessler, Berenhard—Bernard J Foss.	306.97
4 Killough, Robert—E H Ogden Lumber Co.	138.11
5 Kiernan, Edw J—Philip H Lustig et al.	156.85
5 Kalchheim, Henry—Samuel Diamond et al.	401.31
5 Kramer, Stella E—N Y Transportation Co.	258.26
6 Kurzrok, Raphael—Max Wasser.	265.98
6 Karukas, Haralamos—Constantine Vlachos.	166.91
31 Lamping, Charles—Theodore Bingenheimer.	113.01
31 Lausura, Frederico—William Hagedorn.	500.01
3 Lewis, Leonard—Martin Behrer	74.97
3 Lee, Henry E—Steinway & Sons	27.71
4 Lantz, Charles—People, &c.	500.00
4 Lober, Andrew—Morris Rosenfeld et al.	129.84
4 Lyons, George—Michael Maccucci.	251.49
4* Levy, Morris—Hyman Haber.	162.15
4 Lewis, Frank—Met Tobacco Co.	439.46
4* Luchband, Samuel—Israel Leitman.	137.15
5 Lindenborn, David—Alfred Victor Barnes et al.	319.47
5 London, Louis—Henry Phillips	70.41
5 Lounsbury, James—N Y Transportation Co.	61.56
6* Levenson, Morris—Max Wasser	265.98
6 Lebert, Fritz—Abraham Berliner et al.	72.54
6 Lefkowitz, Isaac—Louis Rosenthal.	688.98
6 Lichtig, Charles—Stancourt Laundry Co.	30.52
6 Ludman, Joseph—Morris Rosen	162.70
31* Meyer, Wm H—Hugo S Mack	168.15
31 Musgrove, George—Wm A Brady.	1,451.41
31 McManus, Patrick & Andrew—Fitzgerald Bros Brewing Co	343.02
3 Myers, Arthur J—J G Robertson Glasgow.	128.96
3 Miller, Aaron—James B Ferguson	322.47
3 Muller, Wm F—Frank Addieg	64.41
3 Martin, Eliza—H Koehler & Co.	23.08
3 McKenna, Michael F Jr admr—New Amsterdam Gas Co	107.89
3 McGinley, Chas A—Duval & Co	28.50
4 Mendelson, Max & Wolf—Catharine A F Casanova	873.77
4 McMonagle, George—Eva McMonagle.	costs, 134.35
4 McHugh, Thomas—Dimock & Fink Co.	123.58
5* Morgan, Ernst J—William Peck.	37.17
5 McCrea, Wm G—Nathan Bernstein.	costs, 39.72
5 McKernan, Mary D* & Julia D—Henri Bequet	113.12
5 Miller, Hugh—Robert C Black et al.	232.39
5 Mulrone, Joseph S—Half Tone Press.	219.67
6 Myers, Geo H—Allman Gas Engine & Machine Co.	149.22
6 McCord, James B—Hattie A Foshay.	328.15
6 Marasco, Michele—Bert K Bloch.	186.06
6 McPhillips, Matthew—Edward Browne.	290.28
6 Newborg, Rosie—Hyman Haber	162.15
6 Nchtigall, William—Edw D Wortsman.	79.01
31 Orpheus, Edw J—Charles Cahn	65.91
3 Offer, Samuel—David Goldstein and ano.	150.62
5 O'Hanlon, Philip F—Andrew C Morgan.	53.15
4 O'Connor, Thomas F—Dominico Korn.	639.74
31 Parness, Osias—Max J Levinson	214.72
3 Palmer, Albert W, Harwood & John D Jas W Allott	372.32
4 Page, John D—Campbell Supply Co.	274.91
5* Pent, Philip—Adolf Berger	41.69
5 Price, Joseph—Curtis Blaisdell Co.	103.85
5 Parkhurst, Geo G—Wm F Polson.	1,151.22
5 Palmer, Cornelius A & Harwood* & Walter—William Peck	37.17
5 Planding, Jeannetti—Irving S Charig.	69.34
5 Palmer, Alfred C—N Y Transportation Co.	460.44
6 Paradise, Anthony—Arigo Arrigoni.	150.76
6 Perlman, Abraham & Minnie—Pelham Bay Chemical Co.	56.80
6 Piermont, Moses—Wm T Hookey.	1,891.09
31 Quell, Sophie—Mutual Milk & Cream Co.	117.66
31 Randolph, Louisa M—Gustave Levi	76.86
3 Rossbach, Fred—American Sales Book Co.	76.29
4 Rosenfeld, Samuel—Henry W Banks et al.	2,166.12
4 Rabinowitz, Osas—Ichilora Morimura.	62.67
4 Romano, Raffael—People, &c.	500.00
5 Robbins, Edward—Adolf Berger	41.69
5 Reynolds, Mary—Joseph Plunkitt	131.10
5* Roe, Richard—Charles Bornhaupt.	256.92
6 Ryan, Edw H—John Wanamaker.	704.53
6 Ross, Theron—Abraham Solomon et al.	187.27
6 Ricker, Harry—Moses Wesson.	40.23
6 Ryan, Anna—H S Horton & Co.	92.60
6 Rutt, Sam—Rudolph L Cherung.	29.41
3 Sinsheimer, Zacharias—Isidore Lasner.	156.52
3 Spencer, Alexander—Richard W McFarland	42.20
3 Sire, Henry B—Rosalie Aronson	84,444.72
3 Schroeder, Gustav & Caesar—Mary A Conolly and ano	1,889.32
3 Sharpe, John H—New York & New Jersey Telephone Co	217.01
3 Steindler, Benjamin—Emil Baumgarten.	567.65
3 the same—Theodore Hofstatler and ano	441.41

3* Snyder, Ella—John V D Connell	758.65
4 Shapiro, Moses—Sam Rothstein.	1,037.86
4 Stein, William—Geo F Hinrichs & Co.	109.11
4 Shapiro, Louis—John S Sutphen & Co.	151.63
4 Selleck, Herbert L—Mechanics & Traders Bank	318.40
4 Shaw, John C—John M Raymond.	199.51
4 Scialabba, Vincenzo—D C Weeks & Son.	costs, 23.08
4 Siegel, Max—Louis Greenberg	266.02
4 Stransky, Otto S—Park Carriage Co.	85.42
4 Siemes, John L—Millard Marcuse.	397.62
4 Schuele, Gottlieb—the same	179.71
4 Smith, Herman—Arthur Ellenburg	46.72
5 Stocker, Albert & Fannie—Manzi Friedman.	217.41
5 Schinderman, Joseph—Isidore Bass.	107.41
5 Squire, Chas B—William Durbrow.	6,136.88
5 Simonson, Theodore C H—N Y Transportation Co	92.55
6 Stephanidez, Geo D—A G Spalding & Bros.	176.90
6 Solomon, Harry—Max L Schneider.	342.58
6 Stephens, Ward—Transit Realty Co.	179.28
6 Staedtgen, Max—Dionys F A Weiss.	78.50
6 Schnitzer, Hyman—Abraham Levy.	111.91
4 Thuor, Harry A—Louis Greenberg.	266.02
31 Tobin, Stephen—Robert W Shearman.	114.90
5 Truesdell, Herbert J—Cornelius J Earley.	34.72
6 Thomas, Wm W—Transit Realty Co.	361.91
6 Townsend, Oliver C—Morten & Co.	37.26
6 Tofano, Frank—Carmine Cipolla.	328.52
4 Vexler, Abraham & Rachael—Simon Goldman et al.	216.70
4 Vassiliades, Chas D—Riverside Bank.	1,530.44
5 Verity, Florence I—N Y Metal Ceiling Co.	173.30
6 Verro, Vincenzo—Geo S Broadbent.	36.72
6 Vordermeier, Robert—Norwalk Lock Co.	183.81
31 Woodward, Arthur B—Hugo S Mack.	168.15
3 Wise, Lawrence E—International Wine & Liqueur Co.	376.62
3 Woodard, Herbert M—Ira L Anderson.	62.63
4 Wanderer, Morris—Jacob Wolff.	85.94
4 Weiss, Barnet—Catharine A F Casanova.	873.77
4 White, Chas W—Battery Place Realty Co.	559.86
5 Willinsky, Abraham—Albert N Kantrowitz.	137.91
5 Wilbur, Rensellar G—Celia V Murray et al.	75.54
5 Wigham, Horace B—August E Wienstadt.	187.66
6 Wiley, W Herbert—David P Van Wickel.	85.05
6 Witthaus, Reinhold & Bertha—Samuel Weiss	28.72
6 Wicking, William—Edward Rieser.	105.67
6 Waterman, Julius—Grove D Curtis et al.	costs, 23.08
6 Wood, D Elmer—Lena Einhorn et al.	34.83

CORPORATIONS.

31 Charles Morton & Co—Dimock & Fink Co.	122.01
31 G V Ellis Co—Nathan Markowitz	40.52
31 The City of N Y—Frederick J Schmidt	500.00
3 Albert Palmer Co—James W Allott	372.32
3 Aaron Miller Realty Co—Jas B Ferguson.	322.47
3 South American Express Co—Jas MacBeth.	353.49
4 Kilroy Co—Ellis V Levy	95.08
4 Charles Morton & Co—J A Mahstedt Lumber & Coal Co.	601.85
5 Samson Realty & Construction Co—George Kessler et al.	1,058.74
5 the same—the same	1,559.28
5 The Long Island R R Co—Richard Somer.	50.00
5 The People of the State of N Y—London Wallick et al.	costs, 58.90
5 Anglo-American Corporation—William Coakley et al.	195.89
6 The Motor Top Co—Ajax Grieb Rubber Co.	47.33
6 Pneumatic Water-Works & Construction Co—Thomas F Cooke	403.27
6 Manhattan Biscuit Co—Frank L Lubben et al.	73.92

SATISFIED JUDGMENTS.

Aug. 31, Sept. 3, 4, 5 and 6.

Anderson, Perry L & Harry J Brainerd—F L Hughes.	1907	1,161.41
*Buchanan, Chas P—W E Finn.	1907	\$1,038.93
Buch, Samuel E—A A Gordon.	1906	286.27
*Campbell, Maurice—E M Klein.	1907	687.79
Coleman, Patrick—M Toomey.	1907	85.93
Friedman, Charles—S Samarodin.	1907	289.28
Gregory, Fred—I P Swan.	1907	174.01
Grimm, Louis—R I Krahmer.	1907	137.67
Gurgel, Lena—M Kooperman.	1907	198.16
Ginsburg, Jacob—H B Kirk & Co.	1907	283.17
*Harcomb, James & James D—I E Tangemann.	1905	490.53
*Hillquit, Morris—A Bloch.	1899	430.33
Julius, Cecere—A Valacou et al.	1907	50.91
*Kendrick, Mary A—W J Boyd.	1900	310.15
Kleinfield, Gerson, William Goodstein & Jacob Kopolowitz—H S Dewey.	1907	216.97
Same—same.	1907	130.97
Katz, Mayer—O Thie et al.	1888	241.56
Levenson, Henrietta—J J Bove.	1902	106.00
Leonard, John—E P Hatch.	1901	742.77
Levenson, Morris—A M Bullowa et al.	1907	80.87
Same—same.	1906	297.22
Levien, Louis—Metropolitan Aluminum Mfg Co.	1907	111.51
Meloy, Andrew D—Peoples' Building & Savings Assn of Carlisle, Pa.	1905	914.03
Same—H Wetzel, et al.	1905	516.53
McKenna, Rose—F C Cantine.	1905	289.72
Martin, Mary C—J T Martin.	1907	731.70



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Miller, Samuel, Adolph, Sauerstrom, Harry A
Thuror & Max Soegel—H Adelstein et al. 1907
847.96
McBride, Alexander—M Kelly. 1906.... 133.41
Nerenberg, Henry—A L Pope. 1904.... 104.29
Piltch, Samuel—M Goldberg. 1904.... 80.74
Remsen, Jane—C A Wright. 1907.... 141.09
Same—same, 1906.... 1,168.64
Rosenholz, Mayer—National Cash Register,
1904.... 263.32
Same—J E Nichols et al. 1904.... 394.00
Reynolds, Ellsworth—W Blath. 1906.... 355.27
Sterling, Chas A—E Cramsey. 1907.... 871.12
Same—same, 1907.... 1,249.00
Williams, Christian G—T Harper. 1907.... 108.68
Wolk, Abraham & Betsy—A Prince. 1906.507.70
Weinstein, Julius—N Y Telephone Co. 1907.
126.32

CORPORATIONS.

Haas & Freid—F Kessler, 1907.... 119.40
Putnam County Mining Corp—Slipp, Butler Co.
1907.... 1,048.53
Same—J K Ershine, Jr. 1907.... 535.87
Hawthorne Building Co—M Wieser. 1907.131.63
Same—J L Sheridan. 1907.... 379.72
Twenty-Eighth Street Co, Chas F Rogers and
American Bonding Co of Baltimore—O'Corr &
Rugg Co. 1907.... 11,502.31
Same—R Killough et al. 1907.... 19,704.99

¹Vacated by order of Court. ²Satisfied on appeal.
³Released. ⁴Reversed. ⁵Satisfied by execution.
⁶Annulled and void.

MECHANICS' LIENS.

Aug. 31.

384—7th av, Nos 481 to 489, and
36th st, Nos 155 to 163 West
Candee, Smith & Howland Co agt Darius
O Mills and O'Connell-Piper Co.... 333.38
385—Liberty st, No 91. Eureka Fire Hose Co
agt Singer Mig Co and Chas H Darmstadt....
336.15
386—7th av, n e cor 36th st, 100x175. Rut-
land Florence Marble Co agt D O Mills and
O'Connell-Piper Co.... 1,200.00
387—Goerck st, Nos 152 to 164
East Houston st, Nos 488 to 508
Herman Slate Co agt The M Fine Realty Co.
675.00
388—11th st, n s, 155 w Av D, 50x108, Bronx.
Jacob Cohen agt Henry L Neubert and
Thomas F Kelly.... 300.00

Sept. 3.

1—10th st, Nos 466 to 470 East. Max Levine
et al agt Max Rubin and David Perlman....
520.00
2—Union av, n w cor of 150th st, 25x100. M
Altieri & Sons agt John Doe and Paul
Doine.... 125.00
3—106th st, Nos 217 and 219 West. Paul Mik-
lowitz agt John E Calhoun and William H
Van Alst.... 194.00
4—120th st, No 427 East. Francis H Ferry agt
William D, Frederick B and Susan Kirby and
Ella Henry.... 58.00
5—Mapes av, n e cor of 178th st, 114.6x145.2.
Antonio D'Angelo agt Herbert Realty Co....
6,430.00
6—238th st, No 129 East. Samuel W William-
son agt Louis Wirsching and Hoffes & Hy-
ler.... 36.04
7—Olinville av, No 88. Wolf Mascowitz agt
Mrs S Lasperches and S Lasperches.... 50.00
8—122d st, Nos 501 to 507 West. Anton Lar-
sen agt Horwitz & Lefkowitz.... 310.00
9—166th st, s s, whole front between Audubon
and St Nicholas avs. Louis Cavinato agt
Ellen Ryan.... 4,775.37
10—Allen st, No 57. Isaac Galef agt Rose Frey
and Saul Amsterdam.... 1,300.00
11—Essex st, Nos 85 and 87. Roof Mainte-
nance Co agt Albert Kosover.... 133.33
12—Perry av, e s, 125 s 200th st, 25x100.
John A Miller agt Helene Poppelan.... 990.00
13—Norfolk st, No 82. Adolf Weiss et al agt
Carl Kark and Sigmund Fox.... 100.00
14—31st st, No 402 West. Louis Guerr agt
Charles E Sweeney and K S Tips and A N
Jacob.... 314.41
15—9th av, No 367. Same agt same.... 161.30

Sept. 4.

16—72d st, No 18 West. Jous Konac agt Na-
poleon L Levy and M P Payovitch.... 40.00
17—Same property. Paolo Zaghi agt same.37.75
18—75th st, No 239 East. Andrew P Sidulsky
agt Parmicario Caltabellota Co and Weiss &
Co.... 125.00
19—8th av, n e cor 144th st, 158x100. Moyer
Schnee agt North Western Realty Co.... 85.00
20—158th st, Nos 949 and 951 East....
Tinton av, Nos 805 to 811....
Same agt same.... 75.00
21—Columbia st, No 70. Charles Fuchs agt
Congregation Ahawath Achim Anche Un-
garn.... 4,850.00
22—Broadway, No 329. Muller & Bull agt
Botany Worsted Mills, Hessels Shaut & Co
and John Wanamaker.... 175.00
23—1st av, No 1116. Julius Braunstein agt
Isaac Shapiro.... 437.20
24—Washington av, Nos 2137 to 2143. Samuel
Weiss agt Chas D Bender and M Sandman.
64.57
25—8th av, McComb's Dam rd and 151st st,
whole block, 185x208.1x97. Rubin & Mar-
cus agt S & R Construction Co.... 4,400.00
26—214th st, s s, 250 w Barnes av, 25x100.
Johanna and Louis Goodstein agt Frank
Capodilupo.... 65.00

27—7th st., No 243 East. Henry Hauer agt
Jeanet S Tannenbaum and Samuel Tannen-
baum.... 60.00
28—38th st, No 315 East. Hurwitz & Finkel-
stein agt Louis Zimmerman.... 600.00
29—Anthony av, e s, 259.3 s Prospect pl, 90x
— Harry Zudez agt Riht Realty Co, Joe
Kiesel and B Krohngold.... 140.00
30—Clinton st, No 129. Wm A Thomas Co
agt Louis Haimes, Joseph Heckelman and
Jacob Eisenberg.... 117.65
31—Essex st, No 137. Wm A Thomas Co agt
Bernard Trusch, Joseph Bechelman and
Jacob Eisenberg.... 127.10

Sept 5.

32—West End av, s w cor 67th st, 81x100.
William Buess agt Oseroff & Wilensky..300.00
33—80th st, No 225 West. Acorn Elevator Co
agt Varuna Realty Co and C E & R C Mc-
Bride.... 113.25
34—Sullivan st, No 103. Samuel Desowitz
agt Pasquale Monaco and Max & William
Koralsky.... 410.00
35—3d st, No 231 East. Abraham Lichtig
agt Joseph Rothman, Morris & Isidor Levin
and Haims Construction Co.... 152.00
36—Same property. Wienna Kallach agt Jacob
Rothman, Morris & Isidor Levin and Haims
Construction Co.... 37.00
37—Same property. Max Levine agt Joseph
Rothman, Morris Levin and Haims Construc-
tion Co.... 98.00
38—Washington av, n e cor 181st st, 25x92.1.
Charles Izmirian agt Edward Murphy...8.20
39—26th st, No 162 West. Albino Bernardi
et al agt James McElroy, Ida R Adams and
Michael Reynolds.... 135.00
40—Chrystie st, No 136. Morris Hochberg
agt John Goldstein and Jacob Miller.... 105.00
41—Essex st, Nos 85 and 87. Wm Gold agt
Abe Kassower and Nathan Berman.... 48.00
42—Montgomery st, Nos 39 and 41. Schwartz &
Steiner agt Eva Lubelsky, Max Diamond
and Henry Wilchinsky.... 1,850.00
43—117th st, Nos 576 and 578 East. Harlem
Window Frame Co agt Raphael Kurzrok....
331.80
44—177th st, n s, 100 w Amsterdam av, 170x
— Fiske & Co agt Portland Realty Co and
Perlman & Bernikow.... 398.75
45—5th av, e s, 59.3 n 33d st, 79x100. Charles
Fogge et al agt Wm B Astor and Arthur J
Rieser.... 525.00

Sept. 6.

46—1st av, No 101. Cleonice Policastro agt
Michael Sussman.... 575.00
47—Perry av, e s, 100 s 200th st, 25x100.
Henry Muskat agt John Pabilan and John
Miller.... 95.00
48—Perry av, e s, 125 s 200th st, 25x100.
Henry G Silleck, Jr, agt Helene Poppelan
and John Muller.... 327.25
49—75th st, No 240 East. Joseph Drobello
et al agt Salvatore Cannariato.... 3,000.00
50—102d st, No 207 East. Nathan Buscher
et al agt Rachael and Elias M Caplan....
83.75
51—3d st, No 231 East. Abe Steckler agt Jo-
seph Rothman and Haims Construction Co....
55.00
52—Washington Terrace, Nos 17 and 18. Henry
Heim agt E Raymond Perrine and N J
Mitchell.... 540.00
53—116th st, No 203 East. Louis Block agt
Louis N Adler.... 275.00
54—Madison av, Nos 418 and 420. Eric A Ohl-
son agt Mary Seaton and Walker & Perret....
360.44
55—Broadway, n e cor 64th st, —x—, Miller
& Brewer agt Robert Goelet, General Supply
& Construction Co and Harry E Bauer..140.75
56—59th st, No 543 West. Abraham Hekelman
et al agt Frank D Rosa, Harry Schenker and
Joseph Reichman.... 470.00
57—Clinton st, No 129. Same agt Louis Haims,
Harry Schenker and Joseph Reichman...535.00

BUILDING LOAN CONTRACTS.

Sept. 3.

Carroll pl, s e s, 400 e Zerega av, 25x100.
Sadie B Clocke loans Pasquale Olivete to
erect a —sty bldg; — payments .. \$4,000.00

Sept. 4.

Vyse av, w s, 400 s Jennings st, 50x100. Title
Guarantee & Trust Co loans Emma A
Hoffmann to erect two 3-sty dwellings; 4 pay-
ments.... 14,000
Aquaduct av East, e s, 101.4 s 184th st, 128.3
x94.8x irreg. Henry U Singhi loans Francis
J N Connor to erect seven — sty buildings;
10 payments.... 25,500
Fulton st, Nos 172 and 174. Onondaga County
Savings Bank loans New York Law School
to erect a — sty building; — payments....
425,000

Sept. 5.

6th st, s s, 105 e Av C, 50x216 to 5th st, Bronx.
Wm H Behler loans John A and Anna Keck
to erect a 2-sty dwelling; 3 payments...5,000
Morris av, s e cor 153d st, 50x70.3. North
American Mortgage Co loans Friedman Realty
Co to erect a 6-sty apartment; 14 payments.
26,000

Sept. 6.

7th av, e s, whole front between 141st and
142d sts, —x100. City Mortgage Co loans
Crystal Realty & Construction Co to erect
five 6-sty flats; 8 payments.... 240,000
147th st, n s, 500 w 7th av, 25x99.11. Same
loans The Fleischman Realty & Construc-
tion Co to erect a 6-sty tenement; 6 pay-
ments.... 20,000

Lebanon st, s s, 100 e Clinton av, 21.1x95x
21.7x95. Sebastian J Breihof loans Filomena
De Lorenzo; to erect a 3sty dwelling; — pay-
ments.... 6,000

SATISFIED MECHANICS' LIENS.

Aug. 31.

Webster av, s e cor 202d st. Church E Gates
& Co agt Herman Seiffert et al. (Jan 8,
1907).... \$414.82
53d st, Nos 246 and 248 East. The E H Og-
den Lumber Co agt Isaac N Golomb et al.
(Aug 19, 1907).... 171.84
Columbia st, No 70. Carlile & Co agt Cong
Havas Achim Anche Ungarn et al. (July 25,
1907).... 289.90

Sept. 3.

Amsterdam av, No 573. H E Meyer Con-
crete Construction Co agt Nathan Wilson et
al. (Jan 15, 1907).... 75.00
115th st, No 424 East. Vincenzo Bitetti agt
Alfonso Grosso et al. (Aug 27, 1907).53.00
Av C, No 196. A Mach & Son agt Joseph
Schenkein et al. (Aug 10, 1907, by bond)...
815.00
Liberty st, No 91. Eureka Fire Hose Co agt
Singer Mig Co et al. (Aug 31, 1907)...336.15

Sept. 4.

³Hester st, n w cor Chrystie st. Isaac Gordon
et al agt Harry A Thuor. (May 17, 1907)...
150.00
56th st, Nos 208 and 210 West. James Hop-
kins et al agt Chas E Ellis. (Aug 6, 1907)
14.20
Rutgers st, Nos 41 and 43. Sam Brass et al
agt Israel Block et al. (July 13, 1907).340.00
¹St Nicholas av, n e cor 179th st. George
Grossman Co agt Max Hirshfeld et al. (Aug
27, 1907).... 124.00
¹Mercer st, w s, 151.2 s Prince st. Eugene
F Kachel agt Peter W Rouss et al. (Aug 7,
1907).... 2,700.00

Sept 5.

130th st, No 203 West. Markus Herzog agt
Anna M Hyams. (Jan 17, 1907)...64.25
8th av, Macomb's Dam rd and 151st st, trian-
gular plot. Wm E Ehrlich agt S & R Con-
struction Co. (July 3, 1907).... 371.80
Hester st, n w cor Chrystie st. Isaac Gordon
et al agt Harry A Thuor et al. (May 17,
1907)...150.00
Same property. The Union Stove Works agt
same. (May 21, 1907).... 472.50
Same property. Estate of Jos B Friedlander
agt same. (May 21, 1907).... 350.00
Same property. Keshin, Blitstein & Co agt
same. (April 26, 1907).... 741.11
Same property. Barnet Masor agt same. (May
8, 1907).... 1,278.46
Same property. Jacob Groff et al agt same.
(May 21, 1907).... 415.00
Same property. Charles Weissberg agt same.
(April 19, 1907).... 426.00
Union av, n w cor 150th st. Max Jackson et
al agt Paul Doineo et al. (July 23, 1907).25.14

Sept. 6.

²44th st, Nos 153 to 157 West. Wm C H
Lang agt John J Reilly. (Feb 14, 1907)...
1,098.05
Hubert st, n s, whole front, between West and
Washington st. Brooklyn Vault Light Co agt
Varick Realty Co et al. (Aug 29, 1907).256.82
²Broadway, No 810. Atlantic Terra Cotta Co
agt The Apartment Construction Co. (Aug
10, 1907)... 2,000.00
¹Franklin st, n s, 100 w Hudson st. Chas E
Reynolds agt Ida M Powell. (June 25, 1907)...
200.00
¹Same property. Chas G Cornell Jr agt same.
(July 16, 1907)... 122.38
¹Hester st, No 169. Isidore Bregman et al agt
Hannah H McKinley et al. (Aug 9, 1907)...
80.00
¹Hester st, No 171. Same agt Marion H Klein.
(Aug 9, 1907).... 30.00

¹Discharged by deposit.
²Discharged by bond.
³Discharged by order of Court.

ATTACHMENTS.

Sept. 3.

Mann Novelty Co; E P Restein; \$900; Graham
& L'Amoreaux.
The Rhine & Moselle Fire Ins Co of Strassburg;
Chas T Keyes; \$68,898.75; Shiland, Shoe-
maker & Hedges.

Sept. 4.

St Louis Car Co; The Orinoka Mills; \$1,391.16;
Bigham & Wagner.

CHATTEL MORTGAGES.

Aug. 30 and 31, Sept. 3, 4 and 5.

AFFECTING REAL ESTATE.

Cordell Co. South side of 111th st, 300 ft e
from st. Nat M Co. Mantels. \$900
Heistein & Braaf. 11 Gt Jones. M Barfield.
Range. 25
Isaacs, J. 95th st, 125 ft w of 1st av...
Abendroth Bros. Ranges. 1,016
Rubin, M. 10th st, 241 ft e of Av D...I A
Sheppard & Co. Ranges. 980
Rice, N. L. 114-116 W 79th..Raiser Heating
Co. Heating Fixtures. (R) 1,250

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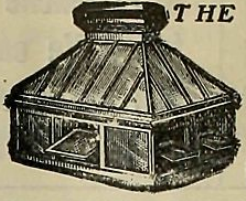
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