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DEVOTED TO REAL ESTATE, BUILDING ARCHITECTURE, HOUSEHOLD DECORATION,
 BUSINESS AND THEMES OF GENERAL INTEREST.

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THERE is one rule which always seems to apply to really important movements in the stock market. They usually take place when the majority of professional speculators least expect them. This is conspicuously the case with the recent advance in prices. It was not predicted in the newspapers; and its possible occurrence was not suggested in the brokers' letters to their customers. Its arrival found the professional brethren with very few stocks on hand, and in the beginning, consequently, they fought the movement. But they were soon obliged to yield; and their lively efforts to get on board had much to do with the rapidity of the advance. Undoubtedly the movement was engineered by a strong party of speculators, who had been waiting their opportunity for some time; but this party was as limited in numbers as it was shrewd in judgment and powerful in resources. It remains none the less true that the speculative public were, in general, taken by surprise; and such, as we have said, usually seems to be the case. The speculative public acts under the influence of general business conditions. It feels bullish when business is active, and bearish when business is dull. But the course of prices in the stock market leads rather than follows the waves of industrial activity and depression. Over a year ago the stock market was first to feel the effects of an excessive business activity and an overstrained credit system, and stocks fell sharply in price, even though, ostensibly prosperity still prevailed. They fell, of course, precisely at the time when the majority of speculators were loaded up with stocks; and they fell largely because of that fact. Recently they have been rising for the opposite reason. Bad as business is, the effects have been fully discounted in the prices of securities. Their owners had no further reasons to sell them; and anybody who had money to invest had many good reasons for buying them. Money could be invested more advantageously in good securities than it could be in business. Consequently the time came when prices began to advance on a comparatively small amount of buying; and as they advanced the rise was not checked by any large amount of profit-taking. The advance cannot go beyond a certain point without more signs of a business revival; but, on the whole, it is just as plain an indication that the business revival is coming as the break in stocks over a year ago was a prophecy of business recession.

A PUBLIC HEARING is scheduled on Wednesday next, May 6, at 2 P. M., in the Aldermanic Chamber, which is of vital importance to thousands of people interested in real estate and building. On that date the sub-committee of the Building Code Revision Commission, having in charge the matter of the discretionary power of the Superintendent of Buildings in each borough, invites every one to come and air their views. Few people realize the importance of this provision, for as long as the charter remains as it is the regulations governing this discretion can make or mar New York's new building code. Even if the technical features of the new code are all that could be desired, without changes in the manner of using discretionary power, the way is left open for easy evasion, and the abuses of the past are likely to be continued in the future. The discretionary power is conferred by the charter, in Section 410, and gives the Superintendent of Buildings, with the approval of the President of the Borough, authority to modify any existing law or ordinance relating to the construction,

alteration or removal of buildings "where there are practical difficulties in carrying out the strict letter of the law, so that the spirit of the law shall be observed, and public safety secured and strict justice done." We do not understand that architects and builders, as represented by their chapters and associations, object to the discretionary power, but they consider that the method provided for using it is clumsy. The decisions given by the Superintendents are supposed to be matters of public record, but it is not always possible for an applicant to find them. Therefore, at the coming hearing, it will be strongly urged that all the decisions of the superintendents having the effect of modifying the code should be published in the City Record within a week after, and may be cited as precedents in future cases. This was recommended in Section 2 of the code reported by last year's commission, and the architectural profession desires to see this section retained. It would insure to every citizen the fullest amount of information as to previous rulings and interpretations, and secure equal justice for all.

THE announcement that a new theatre is to be built in Thirty-ninth street, just west of Sixth avenue, comes as something of a surprise. For over ten years all the new theatres have been situated in Forty-second street or north thereof; and it has been generally considered that the district south of Forty-second street was no longer available for an enterprise of this kind. Even before the Subway was opened for traffic the streets south of Forty-second street had been abandoned as sites for theatres; and the Subway, which carries so many of the passengers to and from the places of amusement, has inevitably worked in favor of Times Square and the streets north of it. The fact that the route of the Subway turned at Forty-second street made the streets to the south of Forty-second street less accessible than the streets immediately to the north. Just why the prevailing tendency in the favor of Times Square as the centre of the theatre district has been ignored in the present instance, we do not know; but certainly some very good reasons can be urged in favor of a revival of the district south of Forty-second street as a possible location for new theatres. There can be no doubt that the completion of the terminal improvements south of Thirty-fourth street will be of the greatest benefit to all places of amusement in their immediate vicinity. The trolley, the Pennsylvania and the Long Island tunnels will enable thousands of people, who now find it very difficult to reach theatres in Manhattan to attend afternoon or evening performances in that borough. There should consequently be a large increase of business from these sources as soon as the new tunnels are in full operation; but this business will naturally attach itself to the neighborhood of the tunnel terminals. People who come in from New Jersey or Long Island to the theatre will still be separated from their homes by tolerably long journeys, and they will wish to avoid much of an additional journey in Manhattan. It may be expected consequently that the northward drift of the amusement centre will during the next few years be checked, and that new theatres, restaurants and hotels will be started south of Forty-second street.

THE completion of the new tunnels will in this respect introduce a wholly novel condition in the development of Manhattan real estate. Hitherto the drift of business has been steadily northward along the central ridge of the island; and this drift was, of course, due to the fact that the bulk of the population was also finding their habitations ever farther north. It was the one direction in which the geographical condition of Manhattan permitted free expansion. The most important lines of transit ran north and south and the lack of diagonal thoroughfares impeded the business growth of those streets to the east and west which were off the main stream of traffic. The consequence was that the ever-expanding wholesale trade was constantly pushing the big retail stores and the theatres farther north. After the war, Union Square became the center of the amusement and the shopping district. By 1880 Madison Square had taken its place, and during the last twenty-five years, theatres, restaurants and stores have pushed up well above Forty-second street. If transit conditions had remained the same there seems to be no reason why this process should not have been indefinitely continued, with the result eventually of making Columbus Circle the location of Manhattan's most important places of amusement; but hereafter transit conditions will no longer be the same. While the bulk of the traffic will still travel in a northerly or southerly direction, a stream of traffic scarcely less considerable in volume will set in to the

east and the west. This stream of traffic will counteract the hitherto unimpeded expansion of business northwards, towards the Harlem River. It will be more difficult for people living in New Jersey and Long Island to reach locations north of Forty-second street. Shopkeepers and the managers of hotels, restaurants and theatres will find situations near the line of this eastward and westward traffic much to their advantage, and the consequence will be a cessation of the northward trend of business development. Furthermore, in order to find sufficient room for all the business which will have to be transacted near the intersection of these two streams of traffic—that is, at Greeley Square—important business enterprises will necessarily seek locations farther to the east and the west. Fifth and Sixth avenues and Broadway will not be the only thoroughfares adapted to expensive improvements. Fourth and Seventh avenues, and the side streets leading immediately from them, will be increasingly available for large shops, hotels and loft buildings. The business of this part of Manhattan, instead of being distributed along a line will radiate from a centre, and that centre will be, roughly speaking, the intersection of Broadway and Thirty-fourth street.

IF it is true that the business development of the middle district of Manhattan will hereafter radiate from a centre, that fact should have an important effect upon speculative activity during the next few years. There can be little doubt that vigorous speculative buying will break out somewhere during the course of the current year. The increasing ease of money, the steadiness of speculative real estate values during a period of unexampled dullness, and the comparative economy of building operations—all of these causes will co-operate to bring about a revival of speculation; and the only question is as to the district which will be the chief scene of this renewed campaign in favor of higher real estate values and business development. In our opinion, speculative interest will be concentrated chiefly on the margin of the area bounded by Fourth and Seventh avenues, Twenty-third and Forty-second streets. In the financial district down-town, there has been an over-production of office space, and several years must elapse before any renewal of building operations and speculative buying will be justified. Neither is there much reason to expect a revived interest in real estate on Fifth avenue and its vicinity in the near future, because the retail trade of that area is particularly affected by the business depression. The only part of Manhattan's business district which looks promising as a field for speculation is the part centred around Greeley Square. This is the one district whose business availability will be very much improved by the completion of the tunnel terminals, and which consequently can be made a subject of speculative exploitation even during a period of business inactivity. It is improbable that any speculative movement will begin until next fall, because the season is so far spent that the improving financial conditions will not have any chance to exert their effect on real estate. But after the election is over there is every prospect of a renewal of real estate trading, distributed chiefly over the district that will be affected by the Pennsylvania, Long Island and trolley terminals.

SKILLED MECHANICS DISAPPEARING.

"Apprentices of today are little better than helpers, generally speaking," said Mr. Ross F. Tucker, chairman-elect of the Board of Governors of the Building Trades Employers' Association and an engineer of some repute. "This is due almost entirely to the conditions dominating labor organizations, whereby skill is not taken into consideration when the question of payment for services comes up. There is little inducement, from a financial standpoint, for a mechanic to devote himself entirely to his chosen calling with the object of becoming thorough in every detail. If his heart is in his work he will excel. But if his incentive is to secure the highest remuneration for his skill (and this is almost invariably the incentive), he is quickly discouraged when he finds that a workman who is a member of the same organization receives just as much pay, no matter how inferior his work may be. Place the really skilled mechanic beside the one who is skilled in name only. Why should the former slave night and day to excel if his indifferent companion receives just as much for an hour's labor?"

"The wages are set, regardless of the varying ability of the members of a labor organization. The result has been that the man who would make an effort to perfect himself in his line loses interest and falls to the level of those who are endeavoring to accomplish as little as possible for as much as possible. The indifference among apprentices is apparent everywhere. When they begin their term they are assigned to one who may or may not know his business. The graduating from the ap-

prenticeship period is more a question of putting in time than displaying skill. Few apprentices execute their work well, and still fewer can design. Their methods are slipshod, and if anything out of the way occurs in the course of their duty they are at a loss what to do. They are unable to meet emergencies.

"How true this is can be readily observed when one happens across a mechanic who is a relic of the thorough apprenticeship system followed in England generations ago. From the time of the guild down to the period when labor organizations became known as we now know them the apprentice in England was bound to his master and was taught every detail of his trade. He lived with his teacher, was part of the household, and even his social life was restricted. He grew up in the atmosphere of the trade he intended to follow. The outcome of this was that the English mechanic could not only execute in a way that is rarely paralleled now, but could design as well. He was paid according to the class of work he produced. There was some incentive for him to develop the best that was in him. I have met a few of these, old-school workmen in this country, but they are few and far between. One of the best examples of the type I have seen is Geo. Beck, whose work is well known to all concrete men in New York. He is at once an artist and a highly skilled workman.

"The Mechanics Institute is making a splendid effort to restore and maintain the high standard of workmanship which formerly prevailed. Few people in New York realize the great work that it is doing. It is 105 years old, and ever since its establishment it has been trying to follow the old standard as far as new conditions would permit. About 1,600 boys and young men attend its classes to prepare themselves for their trade. The technical education, which is gratis, is invaluable. But how many more would take advantage of such an opportunity if they knew that the product of their skill would not be placed on a par with that of the mechanic who was indifferent during his apprenticeship."

The Mr. Beck to whom Mr. Tucker refers is a wonder in some ways. He was associated in England with Ernest L. Ransome, who was interested in the first strictly modern use of concrete. Mr. Beck is the personification of the old English thoroughness in mechanical work. After he came to America he was in the employ of Fred. Ransome, who introduced into the United States the concrete system followed by his father in England. Mr. Beck moved around the country a great deal, and it is only through occasional incidents that his extraordinary ability has been disclosed. One illustration will indicate this.

When Mr. Tucker was in San Francisco he admired a magnificent crystal chandelier suspended in the Grand Opera House of that city. The design and execution were such as to command attention. Mr. Tucker described the beauty of it to Mr. Beck when he ran across him in New York. His surprise can be imagined when Mr. Beck casually remarked that he designed the chandelier and superintended putting it together. Mr. Beck was for many years chief designer for the Mitchell-Vance Company, and is now employed by a local high-class plasterer. He designs most of his own work. An excellent exhibition of his artistic sense and fine skill is seen in the beautiful panel in the display of Tucker & Vinton in the rooms of the Concrete Association of America, Brunswick Bldg., 5th av and 26th st.

The growing scarcity of skilled mechanics has caused the National Association of Builders' Exchanges to take up the question of industrial education. Letters have been sent out by the secretary, Alex. E. Pearson, to employers' associations. Mr. Wm. J. Holmes, secretary of the New York Building Trades Employers' Association, received one of these communications this week, and it shows the lively interest being aroused over the decrease in the number of first-class mechanics. The letter states in part:

"Will you kindly furnish the committee all the data in your possession on the subject of industrial education, together with full information as to your experience regarding the growing scarcity of the skilled mechanic, and how far the scarcity is recognized and discussed by employers of labor in your locality, particularly by members of your association; also, what action, if any, has been taken to relieve this condition and to provide ways and means whereby the American youth will receive a trade or technical education. In the event of there being trade schools or similar institutions, we would like full data as to their operation, how they are financed and the methods whereby they operate, with such information as may be in your possession showing what results have been obtained.

"We would also like information as to what attitude is taken by labor organizations in reference to the apprenticeship question. In a general way we know how they stand, but as enforcing these conditions is mainly local we would like to secure information as to the local conditions.

One of the "thorough" mechanics to whom Mr. Tucker refers called at the office of Mr. Holmes early this week, seeking employment as an engineer. He had been working for 12 years in government employ in Jamaica. He knows an engine "backwards and forwards," displayed unusual intelligence as a mechanic and was anxious to enter a big plant where the best and latest machinery was operated and where "thoroughness" would be recognized and appreciated.

CONSTRUCTION

BUILDING COST REDUCED.

An Investigation of the Changes That Have Taken Place, Since Boom Times, in Labor Conditions, Material Prices and Contractors' Profits.



ALMOST any kind of a building can be erected cheaper this year than last year, and there is a still wider difference in building costs between now and when the boom was on, two years ago. Consequently this is a particularly advantageous time to build—when competition for work among builders is keen, when journeymen understand the necessity of doing their best and contractors can drive bargains with the supply houses. If investors fully comprehended the rare opportunity now presented there would be a quick revival in the construction field.

This opportunity does not consist merely of the chance to make a real estate investment at figures not to be obtained again in years, once the depression has been passed; but con-

nected with it is the probability of filling the house, or whatever sort the building may be, at the maximum rent rates of a generation. Thus, extremely low building costs are now found in combination with the largest obtainable income from most classes of property, and this in a selling market that is rapidly regaining its normal standing.

Just how much cheaper construction can be obtained for is the purpose of this statement. Building costs are composed of three factors, namely: (1) material prices, (2) journeymen's wages and (3) contractors' profits. All must be estimated in any analysis by which it is hoped to arrive at a final expression that will actually represent the reduction in cost, and yet two of the factors are indefinite, and in actual practice the third (wages) is problematical also.

Any one can take a list of quotations for materials and compare it with the quotations which obtained one year ago or two, and note what the apparent reduction has been in each item. Figure the percentage of reduction, and strike an average if he can; and then he will have the two most determining factors yet to estimate. The experience of a firm of American contractors in Dublin is in point.

They had figured the work on the American basis and obtained the contract. When their representative had got started on the job he soon perceived that he could not get through at all on the American cost basis. The masons could or would lay only eight hundred bricks a day, and he reported to his firm in London.

"How much wages do you pay?" they asked him, and he replied that he paid the regular Dublin wage of eight shillings a day. They decided to try the effect of American wages.

The representative returned to Dublin and announced that he would pay five dollars a day for a full day's work. The men would hardly believe it and insisted for awhile on seeing the money and getting paid off three times a day. When they found it was all true they buckled down and laid three thousand a day to a man, and the final result to the firm was that the local rate for bricklaying was virtually cut in two.

Wage schedules have not been disturbed in New York, but in practice it is found that a superior class of workmen are available for the work that is now coming out, and this makes a great difference in the cost of a building. We know of a job put through last year which was estimated to cost \$90,000, but the actual cost was only \$70,000. In other terms, twenty-two per cent. of the expense faded away under the pressure of competition among workmen and sub-contractors. In another reported case the estimates taken for a building differed so widely under the varying necessities of the bidders that the difference between the two extremes was enough to put up the building.

Building costs have been dragging on the bottom for a year. The thing that controls the situation is not the prices of building materials, but the economical fact that there are in this city building organizations having a capacity for two hundred and fifty million dollars' worth of work a year, and not enough work to keep them going. These organizations cannot be switched to other large centres, though some are finding a measure of work elsewhere, and they must depend on New York for their preservation. Under the circumstances many are willing to take work almost without consideration of profit over actual running expenses.

During an investigation of present building costs the Record and Guide has been favored with the counsel of some of the

most experienced men in building—contractors, engineers, architects and estimators, and has been aided to certain conclusions.

NET RESULTS.

Office buildings of the first class can be built for nearly fifteen per cent. less than they could last year. Apartment houses of good type can be erected at a cost from ten to fifteen per cent. less than a year and a half ago, and other types of buildings as will hereafter appear.

We have in mind a residence on Park av, near 86th st, which cost to build in 1906 \$105,000, or at the rate of 38 cents per cubic foot. It could be duplicated to-day for 33 cents per cubic foot, in the opinion of one of the city's most expert estimators.

An office building now in course of erection on 5th av will cost only 28 cents per cubic foot. Two years ago the same building would have cost 32 cents per cubic foot, or 14.3 per cent. more.

A fireproof factory building in Jersey City of ordinary rough construction will be completed this year in Jersey City at a total cost of \$162,000 or at the rate of 9 cents per cubic foot—exclusive of the lighting and heating. The building is fireproof throughout. Two years ago it would have cost 15 cents per cubic foot, or 77 per cent more.

The New York Custom House cost 57.9 cents per cubic foot; the Appellate Division Court House, 74 cents, exclusive of sculpture and painting; the east wing of the Metropolitan Museum of Art, 26.5; the Jersey City Library, 23.5, exclusive of book-stacks; the Martinque Hotel, 45 cents; the Clearing House, 45 cents; the Hotel Gallatin, 70 cents; the Yale Club, 40 cents; office building at Cedar st and Broadway, 60; the Mutual Life Building, 80 cents; the Broad Exchange, 50 cents; the Atlantic Mutual (Wall and William sts), 35 cents, exclusive of excavating and architects' fees.

Next to the intense competition among general contractors the strongest influence at work for lower costs is to be found among the men who contract for parts of the building, as the structural steel and iron, interior trim of various kinds, the plumbing, heating, power, stonework, wiring, roofing and tiling. These sub-contracts include the three factors of material, labor and profits, and the estimates that are being turned in show large reductions, which could not be represented by cheaper materials alone. The manager of one of the largest estates in the city, who has been taking bids for a Broadway improvement, said he was surprised to note the difference between estimates made for the same work two years ago and these actual tenders. In his opinion the reduction was not only in the prices of materials, equipment and manufacturers' profits, but also in something that stood for labor. But the official wage schedules have not been changed, and in most trades they have been enforced strictly since the Arbitration Agreement went into effect. One effect of the depression has been to put out of business many small and independent sub-contractors and dealers in various lines, leaving the fittest to compete with each other on a more equal footing.

THE DECLINE IN MATERIAL PRICES.

Architects find that window glass was never so cheap as now, the ruling discounts being 85, 20 and 5 per cent. Contractors for electrical work are bidding very low. There are bargains to be had from small fabricators of structural steel that would surprise the Steel Trust. Metal covered woodwork is subject to varying conditions difficult to express in a sentence. Manufacturers in this line having good stocks of lumber have not derived any benefit yet from the price-cutting by the lumber shippers. Sheet copper is low, but the reduction in iron and steel has been small. However, we hear of cases where manufacturers of metal-covered trim have found themselves able to make concessions from former prices amounting to ten per cent.

Doors, sash and blinds in the rough show a recession in price of five to ten per cent, when the buyer is able to take advantage of the market, and is not stocked up at the old prices. Hardwoods are the stiffest proposition in the lumber catalogue; as prices on well manufactured stock are well maintained; and if a buyer finds something in the nature of a bargain the material will be something corresponding to what he pays.

Plain lumber prices are gradually giving way, but not with regularity. The local market is supported by better conditions

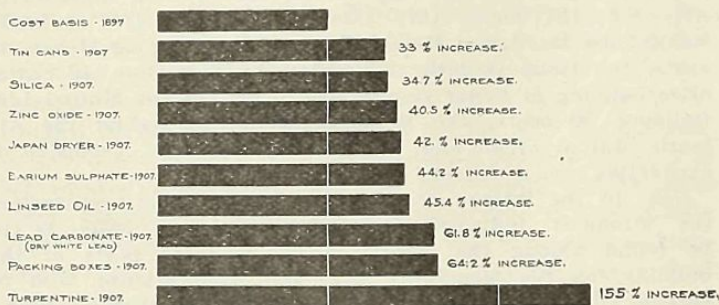
elsewhere, as shippers are not dependent on this market alone. During the period from 1899 up to the summer of 1907 the price of lumber at shipping points advanced 49 per cent. The recession has been in no wise comparable to the advance, and builders are not getting very much satisfaction out of it. Random cargoes of narrow spruce could be had ten years ago (November, 1897) for \$13 to \$14.25 per M.; wide material, \$14.50 to \$16. To-day the prices run from \$16 to \$23, a drop of about \$2 all around. Hemlock lumber sold on a base price of \$11 in 1897; last year the base price was \$22, and at the present time it is \$19. White pine uppers sold for \$45@60 in 1897, \$95@\$114 last year, and are now quoted at \$90@\$93. Red cedar shingles are \$1.45 lower than the top prices of last year. Lath are obtainable this week at the rate of \$2.75 by the cargo. The price was close to \$4.50 in May, 1906.

One of the most considerable reductions has taken place in building brick. Two years ago this week Hudson River hard's touched \$11.25 per M., the market price to dealers at the wharf. To-day the current price is only half as much, or \$5.00@\$5.50. Brick is a large item in the construction of a town building. Portland cement is 12 per cent cheaper than a year ago. Stonework, estimating on the cubic foot basis for material and labor of setting will be found to be from 20 to 25 per cent less than at the height of the boom.

Paint, regarded merely as a material, is not a very large item proportionately in the cost of a building. A comparison of the cost of crude materials entering into the cost of production shows a very great advance in the ten years ending in 1907. The accompanying chart indicates the increased cost of representative items in the principal classes of crude materials. The per cent of reduction would be difficult to figure out, were it important to do so, in view of the discounts made in the trade, but in general it can be said that the net reduction in the paint bill as the owner and his representative see it, is not very large, though the quality of work is likely to be very much superior.

COMPARISON OF COSTS—CRUDE MATERIALS.
SOME OF THE ADVANCES AFFECTING COST OF PRODUCTION.

1897 - 1907.



ALL OTHER CRUDE MATERIALS, PACKAGES, LABOR, INSURANCE AND TAXES HAVE ADVANCED DURING THE SAME PERIOD FROM TEN PERCENT TO TWO HUNDRED PERCENT.

The official price lists on structural iron and steel have not been outwardly modified. The large steel and iron interests have held up the prices rigidly, but notwithstanding there has been a large element of shrinkage in the quotations that the general contractor is able to secure. Builders' hardware quotations have been maintained by the manufacturers at the old rates until this spring, when they began to yield in some lines, and only in some cases has the advantage had time to get through to the builder. The change in this department will be more apparent later on. Plumbing work shows a net reduction in the estimates of from fifteen to twenty per cent; steam fitting, ten to fifteen per cent.

THE ELEMENT OF TIME.

Mr. Schwartz, of Schwartz & Gross, architects, said that the greater rapidity of construction now possible represented a large saving in the cost of a building. They now counted on having a 100-ft. corner building completed in about six months. Mr. Schwartz estimated that apartment houses of good type can be erected at ten to fifteen per cent less than they could eighteen months ago, and loft buildings ten per cent less.

The representative of a prominent contracting firm said: "Any kind of a building can be erected this year for less money than it cost last year. I can say that large fireproof office buildings can this year be erected for 10 to 15 per cent less; warehouses, 5 to 10 per cent less; apartment hotels, 10 to 15 per cent; family dwellings, at least 10 per cent less.

"And why? Competition is closer; material of any kind is cheaper; a mechanic must do a good day's work in order to hold his job. The walking delegate keeps his mouth shut and is glad that times are no worse. The bosses have the pick of the best men, and the lazy ones stay on the sidewalk.

"The contractor can drive a close bargain with anybody that supplies material, even with the most independent of them, the contractor for structural steel. Many bargains have been closed in structural steel that would surprise the Trust.

"Wise investors will keep architects busy getting ready, quick to take advantage of the present low costs."

William D. Bigelow, engineer and estimator, senior member of Bigelow & Hinds Co., contracting engineers (who designed and constructed the steel work for the Woman's Hospital on Cathedral Parkway) said:

"In regard to the difference in contract prices for which buildings were let in 1906 and those of to-day, I find the following: Office buildings from 10 to 15 per cent less; apartment houses from 10 to 15 per cent less; high-class residences from 10 to 15 per cent less; warehouses and factories from 10 to 20 per cent less; suburban dwellings from 10 to 12 per cent less.

"A large office building was recently let on upper 5th av at the rate of 28 cts per cubic foot, and in 1906 a building of the same description would cost 32 cts per cubic foot; also a factory building was let a few weeks ago at the rate of 9 cts per cubic foot, and in 1906 this building would have cost 12 cts per cubic foot. The same conditions prevail in all classes of building work.

"In regard to the structural steel for building purposes, several large contracts have been recently let at a very large reduction from the prevailing prices."

CONCRETE CONSTRUCTION.

The growth of reinforced concrete construction during the past five or six years has been very remarkable, and along good substantial lines, such as large industrial buildings, factories and warehouses. Concrete is also very largely supplanting other forms of construction for subways, aqueducts and large sewers.

The growth in the number and size of the reinforced concrete buildings in Greater New York is best realized when it is stated that the total value of such buildings erected in 1900 did not exceed \$100,000, while in 1907 it amounted to approximately \$4,000,000.

This is the first year during the past six years when the volume of reinforced concrete work under contract shows a loss over the previous year. At present it is doubtful if the volume of reinforced concrete work under contract exceeds forty (40%) per cent of the amount at this time last year.

Mr. H. C. Turner, of the Turner Construction Company, 11 Broadway, estimated the saving now possible in concrete materials at ten per cent over last year. He added:

"It is my opinion that the cost of reinforced concrete buildings to owners is fully ten to fifteen per cent below the corresponding period of last year. It must be remembered, however, that plans were prepared for a large number of buildings to be erected this year, which have been held in abeyance as a result of general business conditions. As soon as money becomes freer for building operations, much of this work will be authorized. We, therefore, look for fair business the second half of this year, with some slight increase in the cost of materials."

BRONX FIGURES.

Messrs. Moore & Landsiedel, of 149th st and Third av, said:

"We find that an apartment house can now be built for from 18 to 20 per cent less than in 1905, while the difference in the cost of a warehouse and storage building amounts to about 15 per cent less.

"A two-family brick dwelling, 20x55 ft., which cost \$6,000 in 1905, can now be built for \$5,200, and a three-family brick, of the same dimensions, which cost formerly \$8,500, can now be erected for \$7,500.

"The difference in the cost of frame buildings does not amount, in proportion, to the difference in the cost of brick buildings, for the reason that lumber has decreased but slightly, and the actual saving would consist of the contractors' profits. However, a two-family frame dwelling which formerly cost \$4,500 can now be built for \$4,200, while a three-family frame, which formerly cost \$6,500 can now be built for \$6,000. The size of said frame dwellings upon which we have based our estimate is 21x50 ft.

"The above figures are based upon estimates received at our office from general contractors. We believe, that if a man was to do his own building, that is, to purchase his own material, and contract only for the labor, or, better still, hire his own workmen, that the cost of construction would be still further reduced to the extent of about 10 to 15 per cent."

BROOKLYN CONDITIONS.

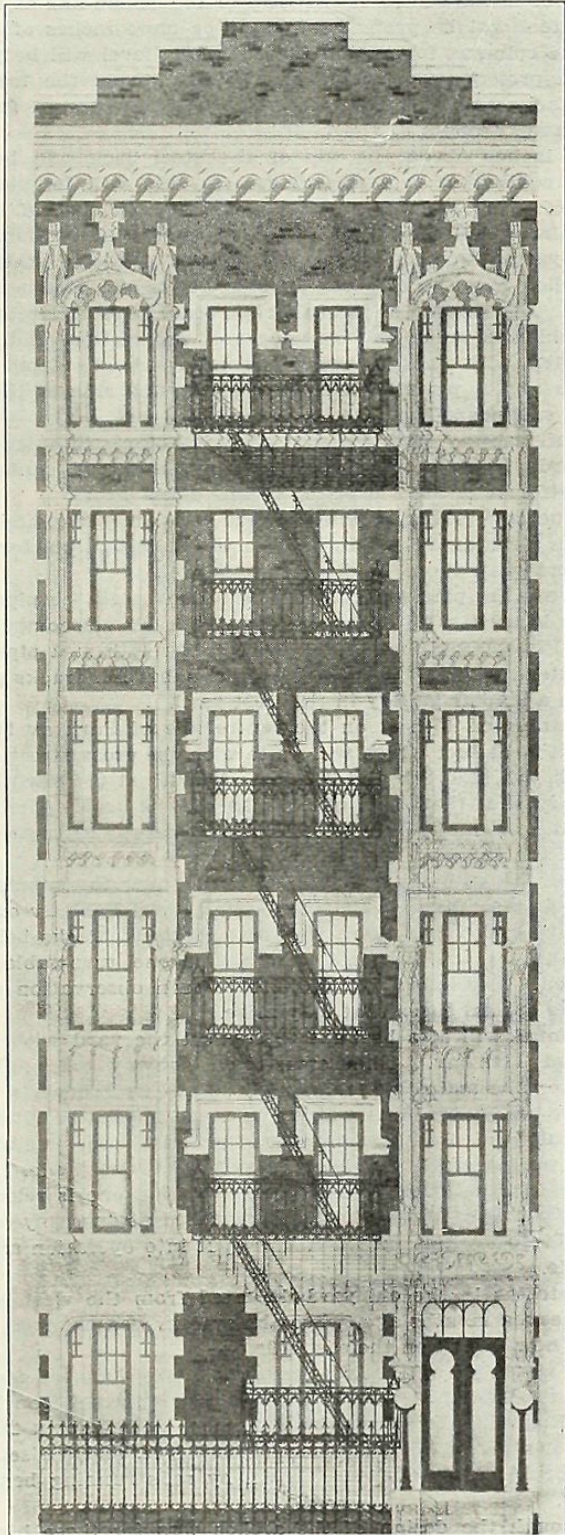
Mr. Benj. Driesler, a leading Brooklyn architect, estimated the drop in cost of construction this year at ten to fifteen per cent, more noticeable in brick building than in frame house work. This held good on buildings costing up to \$15,000. The saving on larger and costlier buildings was not so noticeable.

—There are many charming ways of treating the ceiling. In rooms which have oak as their keynote, oaken beams or an imitation of them, look very handsome across the ceiling, says the Owners' and Builders' Magazine. There are, in addition, many admirable conventional designs in model plaster, in high or low relief, as the situation demands, which make a delightful finish to a room. Where the ornament is in high relief, a richness of effect resulting from the play of shadow, dispenses with the need of color.

THE ARCHITECT WHAT HE HAS DONE RECENTLY AND WHY HE DID IT.

FRENCH GOTHIC FOR APARTMENT HOUSES.

An attractive model of Gothic architecture is shown in the "Bernard Apartment House," recently completed, and situated on the north side of West 126th st, 160 ft. west of 5th av, No. 11 West 126th st, Manhattan, for Mr. I. Block, owner. The building is situated in one of the best of private residential sections of Harlem, and is the only 6-story apartment house in the Borough of Manhattan designed in the correct style of French gothic architecture. The architects' idea was to introduce correct French gothic architecture for apartment houses



NOTEWORTHY DESIGN ON A CITY LOT.
No. 11 East 126th st. Shampan & Shampan, Architects.

and give them the appearance of private residential art. White Indiana limestone constitute the trimmings for the first story and the upper stories are trimmed with white-glazed sand-blasted terra cotta, with a background of dark red Roman brick laid up in white joints, struck tightly, so as to bring out the gothic design to the finish. The building stands on a plot of 25 ft. front and 99.11 ft. deep.

Each floor of the building contains two apartments, richly planned, containing a drawing-room, dining-room, library, chambers, kitchen, pantry, servants' room, reception lobby, private halls, closets, etc. The rooms in each apartment were designed so that the drawing-room, dining-room and library connect and can be thrown together for entertaining or living purposes.

The drawing-room and dining-room connect with portiere openings, ornamented with Ionic classic columns, fluted, and standing on pedestals. The building is equipped with the latest improved steam heating and hot water supply, clothes drying apparatus, electric and gas-lighting combination and telephone service. The plumbing fixtures are of the latest standard Sanitary Mfg. Co., of white porcelain. Self-retaining dumbwaiters are provided from cellar to roof, connecting with apartments of fireproof material.

The rooms are trimmed with red birch, birdseye maple and oak, richly finished, to meet the requirements of each room. Drawing and dining rooms are attractively arranged with mantels, mirrors and seats. The libraries are finished with leaded glass bookcases, etc. On entering the building the vestibule and entrance hall are wainscoted with marble, and have mosaic floors. The public reception hall is next reached, and this is arranged with leaded glass windows to the open court, palm trees, seats and open iron and marble staircase, which ascends to the upper floors. This building is one of the prettiest designed buildings of its kind on a city lot, 25 ft. x 99 ft. 11 in. Messrs. Shampan & Shampan, of No. 772 Broadway, Brooklyn, are the architects.

ARCHITECTS' POSITION SUSTAINED.

THE fourth section of the resolutions adopted at the 41st annual convention of the American Institute of Architects relative to competitions, has now secured the backing of the courts. This section states that "the programme should be in the form of a contract relating to the award of the work and to other payments."

In the past it has been very difficult to secure public recognition of this principle by people outside of the architectural profession, who have always had an idea that because builders and contractors present bids without pay that architects should do likewise.

Messrs. Palmer & Hornbostel deserve the thanks of the profession in general for testing this matter in court in a suit which they brought against the Central Board of Education of Pittsburgh. This board decided to build a new school house some time ago and appointed a building committee and a professional adviser to select an architect subject to the approval of the board. A very careful and complete programme was issued by the Building Committee, of which the following provisions formed a part:

COMPETITION.—To insure the impartial selection of the architect best qualified to design and execute the proposed building, the committee have established this competition.

PRIZE.—The prize of the competition will be the commission to design and supervise the construction of the proposed building.

AWARD.—This prize will be awarded to the competitor whose design is designated by the committee as "premiated," as provided in Sections 39-44, inclusive, of the programme.

JUDGMENT.—The remaining designs will be examined by the adviser, who will select that one which in his opinion gives promise of the best results when carefully studied and developed in all its parts and details, and will, in his report, recommend it to the committee for their choice as the "premiated design." In making this selection the adviser will hold the design to define the professional and artistic capacity of its author for dealing with this special problem, as it may be regarded from all points of view.

COMMITTEE DECISION.—The committee will then, after careful consideration of the aforesaid report and after examination of the designs with the adviser's assistance, take action by selecting that design which may in his opinion be best and will designate said design as "premiated;" will thereupon open the envelope containing the name of its author and will forthwith award him the prize of the competition by designating and appointing him the architect of the work described in Section 64 of this programme; subject, however, to the approval of the board.

REPORT OF BOARD.—The committee will thereupon report this action to the board, requesting approval thereof, and it is believed, inasmuch as the committee has been authorized by the board to make selection of the architect through competition under professional advice, and has adopted the most approved method for producing the best result, that such approval will be granted.

APPROVAL.—Upon approval being given by the board, the said architect shall become the appointed architect.

FURTHER SELECTION.—If, for any reason, however, the board disapproves of the above committee action, it is provided that the committee will then select from among the remaining designs that

(Continued on page 805.)



RECENT ACHIEVEMENTS OF THE BUILDER.

GRAND CENTRAL YARD IMPROVEMENT.

By H. A. BENNETT, C. E.

The Grand Central yard formerly occupied the rectangle between 42d st on the south, Vanderbilt av on the west, 57th st on the north and Depew pl on the east. It is the terminal of the New York Central and Hudson River and the New York, New Haven and Hartford Railroads in New York City. The reconstruction of the terminal facilities became necessary for two reasons.

First—In May, 1903, the State Legislature authorized the New York Central Railroad to substitute electricity for steam on its tracks from the 42d st station, including the yard, to points on the main line and Harlem division.

Second—To enlarge the terminal so that the operating expenses would be reduced. This would provide increased storage room for cars, and a larger station area, affording relief from congestion of traffic which has increased more rapidly than present facilities can satisfactorily accommodate.

The yard contained a 5-sty station, baggage room, train shed covering twenty tracks and platforms, signal and interlocking towers, round-houses and turn-tables. Above the tracks at 45th, 46th and 47th sts were foot bridges and at 49th a highway bridge. The car cleaning yard is located about three miles from the station, requiring two extra movements of nearly all the trains. About twelve hundred trains were handled in the yard every twenty hours, and about five thousand movements of engines, cars and trains were recorded in the same period.

The property east of Depew pl extending to Lexington av contained 4 and 5-sty apartment houses, and that west of Vanderbilt av to Madison av buildings occupied by the American and Adams Express Companies.

The foundation of the old yard consists of what may be called solid rock overlain with a cinder fill of about ten feet. The rock does not occur in strata but seems to be irregular and intermingled with clay. In some places, however, the rock is in layers having a dip of about thirty degrees, but the dip is not constant nor the beds uniform in position. On account of these conditions the rock has to be blasted and taken out in such shape that it can be used only for fill.

During the excavation many difficulties were encountered, as the breaking of old water mains and sewers that were not known to exist. Numerous springs developed at the most unexpected places and these with the above mentioned troubles made necessary the use of several pumps until the new drains could be connected with the main sewer. The greatest depth of excavation for the new yard will be about 135 feet, going below the mean high water mark about 18 feet.

The original plan for the new yard was that it should occupy the same plot as the old yard and include below the express tracks a suburban station containing eight tracks. The total width was to be but 195 feet. No subways for mail or baggage were provided for and, although new viaducts were to have been erected over the express tracks, the accommodations would not have been noticeably increased. The new yard will occupy the same plot as the old with the addition of the property to the east to Lexington av, between 44th and 50th sts.

The design for the construction of the new yard divides it into three parts called Bites 1, 2 and 3. Bite 1 includes the part between Lexington av and Depew pl. Depew pl and Vanderbilt av will not run through the yard but will stop at 45th st.

All buildings in Bites 1 and 2 have been removed and the excavation completed. At 50th st, fronting on Lexington av, a transformer house has been erected and is now in operation. The tracks, third rail and necessary switches have been in operation nearly a year in Bite 1, and in Bite 2 they will be ready in a few days. The trucking subway which connects the Adams and American Express Companies' buildings, located between 48th and 49th sts and Lexington av, with the platforms of the station, the mail subway connecting the Post Office Building with the mail platforms of the station, all had to be ready for use before any trains could be taken from the Grand Central Station to the Grand Central Palace which is being used as a temporary station.

Along the east line of Depew pl a suburban wall has been built and the excavation will be carried down to provide a subway for suburban trains. The west suburban is on the western line of the yard and between these walls the express tracks will be carried on a steel deck which varies in construction according to the clearance between the suburban and express tracks.

Commencing at 57th st where the four tracks leave the tunnel, the steel deck plate construction was used. This consists of

transverse beams spaced about 2 feet apart carrying a ½-inch plate on which the regular track construction rests. This system will be used down to 50th st. Here the head room will allow the use of transverse girders with a concrete arch between to carry tracks above and this method will be used between 48th and 50th sts.

Below 48th st and extending to the terminal the tracks will be carried by transverse girders which take the load from stringers running parallel to the track, or to the north and south centre lines.

Owing to the fact that the entire yard will be covered with viaducts and buildings, expansion joints were provided only at the centre lines of the cross streets and a longitudinal expansion joint in the centre of the yard or the centre line of Park av.

All steel will be protected by two or more inches of concrete and the columns footing on the suburban level will be provided with a protection pier extending 7 feet above the top of the rails and continuous from column to column except for cross-overs and turnouts.

Two inches above the top of the steel deck will be laid a heavy coating of waterproofing. On this will be placed one layer of brick with from four inches to one foot of concrete, which latter will carry the standard track construction.

The yard when completed will contain a 20-sty station with train shed covering eighteen express tracks and fifteen suburban tracks. All but two of the suburban tracks are connected to the loop which is under the main part of the station, and is to be connected with the tracks of the Interborough Rapid Transit at 40th st. A platform is provided on each side of the tracks on the suburban level.

A mail subway from the post office building will extend across the yards beneath the suburban tracks and will connect with the platforms of both levels by means of elevators.

A trucking platform will connect the American and Adams Express Companies' buildings with the suburban platforms; and elevators with those on the express level.

Between the platforms and the suburban wall the pipe gallery will be located. This will carry the electric ducts, compressed air pipes, Pintsch gas and vacuum pipes. At 48th st a pipe gallery will extend across the yard below the suburban tracks and connect to a similar gallery in the west yard.

Beginning at 45th st on the centre line of Park av there will be built a viaduct which will unite with the cross street viaducts at 45th, 6th, 7th, 8th and 9th sts. At 50th st the yard has narrowed so that the width of Park av only is used. The Park av viaduct will end at 57th st, where the roadway is carried on the roof of the tunnel.

In the future buildings will be erected over the express tracks between street lines so that in passing down Park av one would scarcely realize that there were two levels of tracks below. No round-houses will be erected and but one turn-table will be installed. The latter will be used to turn observation cars and in other special cases that may arise.

A tunnel will also be built to connect the yard with the subway on 11th av. This cross-town subway will relieve the traffic on the main line trains of the Park av tunnel.

There are several interesting engineering features to this great undertaking as well as a number of practical problems to be met.

The train service has been delayed but very little. As soon as a new piece of track can be used an old one is released and excavation started, the steel being erected at once any of the excavation is complete and that part put into operation as soon as possible.

The trains in the old yard departed from the west side until about seven months ago, when the system was changed, and the trains now depart on the east side.

The wrecking of the old train shed offers a very interesting problem. The shed was built in 1871 of wrought iron imported from England. It consists of 31 arches spaced about 20 ft. centre to centre, each having a span of 200 ft. and a rise of 90 ft. The thrust of the arches is taken by rods running beneath the tracks.

Although the design of the arches was for three hinges, the actual construction is of the two-hinge type. The design of the arch is such as to necessitate the removal of each truss in five sections, each section about two tons in weight. Corrosion has reduced the cross section of the iron on an average 1-16th of an inch, although in the maximum case ¼ inch has been removed.

The wrecking will start from 45th st and progress southward. As soon as one section is removed, the contractor will be required to erect canopies over the platforms so that they will be covered continually. Owing to the short time each day that the traffic will permit of wrecking operations, the work will of necessity be executed under many difficulties. It must, however,

be left in a finished condition at the end of each working period, which will be from 10 p. m. to 5 a. m.

Some idea of the magnitude of the work may be gathered from the following facts.

The suburban station will cover 22 acres, and the express level 39 acres; total, 61 acres.

There will be constructed 1¾ miles of new steel viaduct requiring 100,000 tons of steel; 260,000 cu. yds. of concrete necessitating 3,000,000 cu. yds. of excavation.

There will be 25 miles of tracks within the yard accommodating 1,200 cars; 18 interlocking plants; 18 signal towers; 13 battery houses.

Seven hundred and fifty tons of transmission copper wire will be used in 89 miles of cable in conduits, and 48 miles of cable on poles.

Eight power stations of 7,000 horse power each will supply the power. Thirty-five 2,200 horse power electric locomotives will be used, each weighing 100 tons and having a maximum speed of 80 miles per hour; also, 100 2,400 horse power motor cars each weighing 53 tons and capable of a maximum speed of 52 miles per hour. Only the suburban trains use electricity at present and 55 all steel multiple unit cars each weighing 41 tons have been put in operation.

These improvements, although a large undertaking and ranking next to the Panama Canal in magnitude, mean a great saving to the operating department. The amount of this economy from the pecuniary standpoint will more than pay the interest on the \$40,000,000 which the undertaking is estimated to cost.

An average daily force of 1,000 men will be employed to carry on this work, which, it is estimated, will be completed by January 1, 1912.

AN IMPORTANT "OPENING."

FEW new building concerns have commenced operations in this city so widely and so well known as Theodore Starrett & Company, who have recently opened offices at 103 Park av, southeast corner of 41st st. The new company consists of Mr. Theodore Starrett, former president of the Thompson-Starrett Co., and Mr. Edward A. Carpenter, who was in charge of the purchasing and sub-contracting departments of that same corporation.

To the superficial view, all buildings, like all coons, are alike. But that is really far from being the case, as many poor owners have found—after they have paid for their experience. "Building before and after" is a picture that needs two canvasses for the two different points of view. This was not the case many years ago, when Noah built the ark, and when the people of Manhattan were contented with small buildings on small lots. But the modern building is a colossal and complicated enterprise and requires not only the utmost skill but inviolable integrity at each stage of the operation.

It is the purpose of Theodore Starrett & Company to continue the work of building as managers of construction and consulting engineers doing, as their announcement says, "in our individual capacity (but as agents of owners and architects and in their interest) the same work which we did as executive officers of a construction company which in eight years built over one hundred and fifty important fireproof buildings in New York and other cities. We offer our services to those who contemplate the erection of fireproof buildings of magnitude, in the belief that our wide experience will prove very valuable."

The new corporation has not only organized and opened offices but has commenced work with some big building operations.

ARCHITECTS' POSITION SUSTAINED.

(Continued from page 803.)

one which in its opinion is the best and will repeat the above procedure with respect to this design and its author.

FINAL SELECTION.—Should the board disapprove of this second selection and appointment the committee will then proceed as above with each of the remaining designs, taken in the order of their merit as this is regarded by the committee, until the board shall approve, as it will, the selection and appointment of one of the competing architects.

Upon the basis of the programme of which these sections formed a part, five architects in Pittsburgh and the same number outside of the city were invited to compete, and all but one of the architects selected accepted the invitation and announced their intention to enter the competition. The committee selected the plan of Rutan & Russell, who were one of the firms originally asked, and the Central Board was asked to approve the selection in December, 1906. The report, however, was rejected by the board, and a motion to reconsider the same was made and laid on the table. Messrs. Palmer & Hornbostel contending that the action of the board was a violation of the contract with the nine competitors, an injunction was obtained restraining the directors from proceeding to award the commission for the construction of the high school and restraining the board from selecting an architect outside of the nine who were originally invited to enter the competition.

In granting the injunction the court took the stand that an absolute contract existed between the Central Board and competing architects, and this ruling has now been confirmed by a decision of the Supreme Court of Pennsylvania.

A HIVE FOR THE BUILDING TRADES.

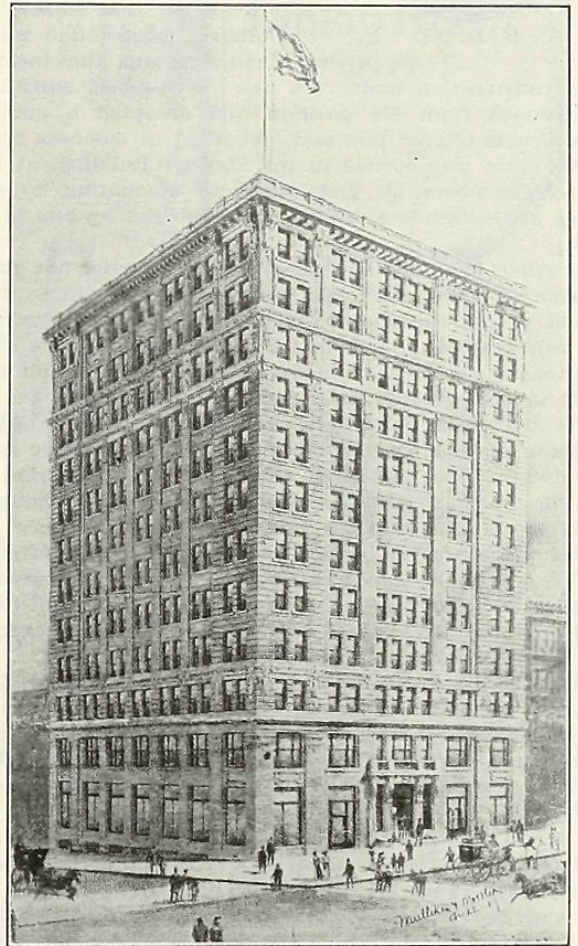
THE COLONY IDEA WORKS SUCCESSFULLY FOR THE NEW TERMINAL BUILDING.

The building of an office structure on Park av, right in the heart of the hotel centre, is a movement in the right direction. For a long time an improvement of that character has been needed in the vicinity of the Grand Central Depot, and while many realty prophets regarded such an undertaking as ill-timed, inquiry reveals that the owners of the new Terminal Building at the southeast corner of Park av and 41st st are meeting with much success in renting space in the structure in question, thus proving the correctness of their judgment.

The Terminal Building is 12 stories and basement in height and absolutely fireproof. It is built of limestone, terra cotta and brick, and occupies a plot 100x100 facing the Murray Hill, Belmont and Grand Union hotels. Regarded more or less as an innovation, the Terminal enjoys also the distinction of being the tallest commercial structure and the first business enterprise of magnitude, aside from the hotel industry, in that quarter of Manhattan.

The features of the building are excellent light, high ceilings, a liberal arrangement of offices and, above all, adequate service. Out of a total of 180 offices, 130 are already leased.

The exceptional location as well as the arrangement of the structure are so attractive to those interested in the building



NEW TERMINAL BUILDING.

trade that more than 70 per cent. of the allotted space is leased to architects, builders, material men, consulting engineers and real estate brokers. The following is a partial list of tenants: Architects—Kirby, Pettit & Green, L. C. Ho'den, Mulliken & Moeller, Geo. H. Streeton, G. B. De Gersdorff, Jos. Wolf, Gibson & Stewart, and Ford, Stewart & Oliver. Builders—T. J. Rielly Co., John T. Brady Co., John H. Deeves, Wakeham & Miller, Herman Probst, and Theo. Starrett & Co. Among the supply concerns are the Empire Brick & Supply Co. and the John P. Kane Co.

In speaking of the rents obtained, Mr. J. L. Robertson, Jr., representing the owner, said that the average is about \$1.70 per sq. ft., being 15 per cent. lower than the price obtained for space in other buildings in the neighborhood.

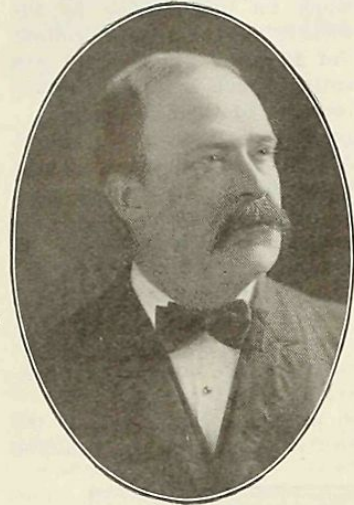
"The lighting of our building will be accomplished by the use of Tungsten lamps," observed Mr. Robertson. "It is an incandescent lamp, the filament of which, instead of being made from carbon, the material used in the present lamp, is made from tungsten, a metal of the iron group and probably the hardest metal now known to science. It will be the first installation of tungsten lamps in a building of this size in New York. We have an up-to-date service and the building is open on both Sundays and holidays. Two elevators, installed by the Otis Co., run up to 10 p. m."

The owner of the Terminal is the One Hundred and Three Park Avenue Company, of which R. F. Easton, of Lake Mahopac, N. Y., is president, and S. O. Miller, Nyack, N. Y., vice-president. The architects were Messrs. Mulliken & Moeller.

WHO'S WHO IN BUILDING.—7.

MANY of our most successful general contractors began their business careers in other fields. The head of the C. F. Bond Company is an interesting example. A graduate of the Brooklyn public schools, Mr. Bond spent several of his early years in the Hanover Bank in various positions. His services were then sought and secured by the treasurer of the New York, Ontario and Western R. R., where, as private secretary to that official, he remained for three years. Having displayed an aptitude beyond the ordinary for organization along the lines of construction, he was transferred, to serve in a similar capacity the chief engineer of the N. Y. Central lines. For ten years he occupied this position, latterly taking charge of the engineering force on the division from New York to Buffalo; during which period under his personal direction and control buildings aggregating millions of dollars were successfully erected.

Realizing that a new era in building construction was then dawning, and the importance



C. F. BOND.

of good construction under the new methods of building, Mr. Bond resigned from his position and accepted a number of large contracts offered him and embarked in business for himself. An office was opened in the Stewart Building, at Broadway and Chambers st, and contracts amounting to several hundreds of thousands of dollars were secured by him in a few months.

His previous training had been such that none but the best of workmanship and materials were ever considered in the carrying out of his operations. It has been owing to adherence to this rule that Mr. Bond, in the main, attributes his success; but a capacity for business management that has built up and directed an organization both compact and efficient and of an elasticity that has enabled the erection of buildings of almost every class, embracing the imposing private residence with its infinite details, office buildings, stores and lofts, factories, warehouses, hotels, apartments, garages, club and society houses and distributing stations, must be taken into consideration.

Another strong factor is the close personal attention given to all of his work. For over eight years Mr. Bond has continuously undertaken contracts for some architects, and in the year 1905 the 42 contracts secured by him on a percentage basis testify to the confidence placed in his business integrity.

The Warburg residence in East 80th st, from plans by C. P. H. Gilbert, the McAlpin residences in East 90th st, and the A. D. Matthews houses in Fenimore st, Brooklyn, are among the recent accomplishments of the Bond Company. Also the residence of C. T. Young at Oyster Bay and the fine city houses of A. T. Nichols, D. W. Bishop, DeWolf Cutting, Douglas Henry and E. V. W. Hoffman; the alteration to the Hotel Martinique and contracts for the Schermerhorn, Rhineland and Wendel Estates in New York City; the A. D. Matthews factory, warehouses and distribution station in Brooklyn; factories for the Devoe & Reynolds Co., the Jennings Lace works, the Magnolia Metal Co. and warehouses for Dodge & Olcott, the Sterling Piano Co. and Charles Tisch in Brooklyn, show in part the scope and variety of work handled by Mr. Bond.

Mr. Bond is a member of the Building Trades Employers' Association, the Knickerbocker Field Club, the Cortelyou and Midwood Clubs.

TRUSS METALLIC CO. FIRST.

The Truss Metallic Lath Company, 217 4th av, had the distinction of being the first concern to install an exhibit in the Building Trades and Employers' Association material exhibition, Builders' Exchange Building. The display is a model of the construction work done by the Truss company, and shows the system followed and its advantages.

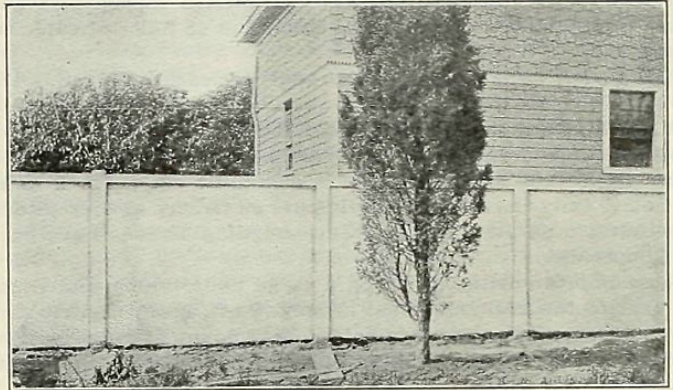
Many of the choicest spaces on the exhibition floor have been taken. "Rented" signs are scattered all over the floor, indicating that Mr. Isaac A. Hopper's forecast of a waiting list very soon will be verified. Director J. J. Conor reports an increasing number of daily inquiries. Those who have contracted for space intend to install their displays at once. This will mean that the exhibition will be interesting and instructive from the start.

RELIEF PLAN TO BE EXHIBITED.

The public is to have an opportunity of seeing a working model of the Poulson relief plans for the New York terminal of the Brooklyn Bridge. The model is to be put on exhibition on the facade of the World Building, in Park row.

CONCRETE FENCE.

The improvement in transit facilities, together with the increase in individual resources has caused an exodus from the heat and noise of our great cities to the suburbs. With this increase of resources there is a demand not only for the artistic, but for homes that are sanitary, permanent and fire-proof. Reinforced concrete is meeting this demand at a reasonable cost. The artistic possibilities are as yet only partially developed. It will require time and study to develop this branch of the industry, and skilled artisans to carry it out to perfection.



A CONCRETE FENCE.

The illustration shows what may be accomplished by ordinary mechanics without special experience in this line of work. This is a fence surrounding the property of Robert Graves, at Mineola, L. I. The walls of the residence are of reinforced concrete, and the fence corresponds in appearance and is permanent.

The construction consists of 3 inch I-beams, spaced about eight feet apart, with the portion below the ground protected by concrete cast around them. These posts support a light steel framing upon one side of which is wired expanded metal lath. Upon this was plastered cement mortar, making the thickness of panels 3 ins., and posts or pilasters 6 ins. In the surface coat white sand was used, giving the whole a very pleasing effect.

SETTLING DOWN IN BUILDERS' EXCHANGE.

It was stated at the new quarters of the Building Trades and Employers' Association, Builders' Exchange Building, that all preparations in the social rooms will be completed in time to open the dining-room next Monday. The kitchen arrangements have been perfected and the chefs promise to make this feature of the association even more popular than it has been. The daily noon luncheon has been one of the features that has brought the members of the association constantly in touch with each other, and no effort is being spared to make it attractive. Every facility required in a first-class cuisine in such an establishment has been provided.

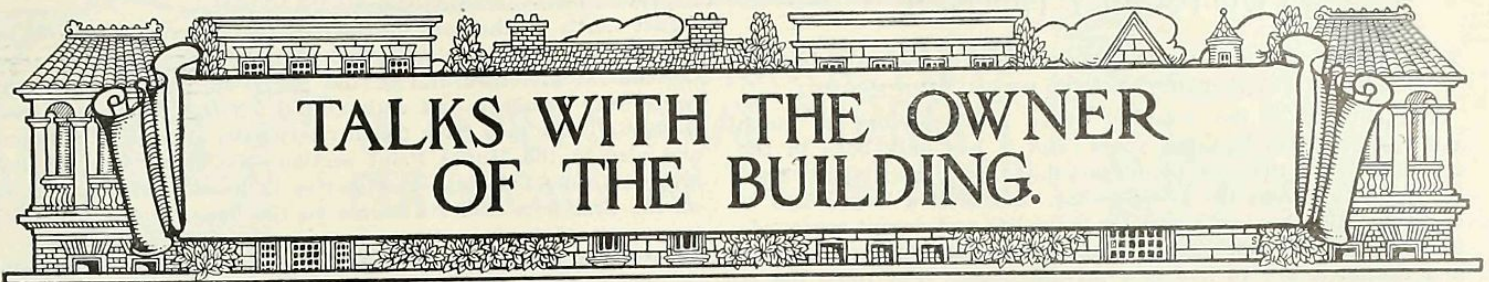
To Secretary Wm. J. Holmes has been given a very spacious and well-lighted room near the elevators. He is highly pleased with the way in which his wants have been attended to and feels that he is well equipped now to look after the increasing duties which the broadening out of the work of the association involves.

Painters are still at work putting the finishing touches on the interior. The furniture has been moved in from the old quarters. As scheduled, the association was installed in its new rooms May 1, but it will be a week or more before every detail has been worked out.

NEW IDEA IN GARAGE.

A modern 4-sty building without elevators in New York may seem to be out of place, but it is a fact, and the designers planned to have all of the best available conveniences. Such a structure is being put up for the New York Taxicab Company in 57th st, between 11th and 12th avs. It was decided to substitute incline driveways for elevators, the owners believing that this plan would provide for a quicker means of communication between the upper floors and the street for the taxicabs than elevators. This system has been in use in Europe for some time and has proved exceedingly convenient for the object desired. Enough room is provided to enable the cars to ascend to the top floor by its own power. A system of signals will be installed to insure against accidents, while the cars are going out and entering. The structure is 250 x 150 ft., and will accommodate nearly 1,000 taxicabs, when completed. It is being erected by Cramp & Co., and was designed by Architect F. M. Andrews.

UNWISE TO INCREASE A MORTGAGE.—Conservative lenders on bond and mortgage usually make it a rule never to increase a mortgage loan, nor to make a loan for more than the existing incumbrance, no matter how large the margin of security. The demand for an increase usually means that the borrower is falling behind.

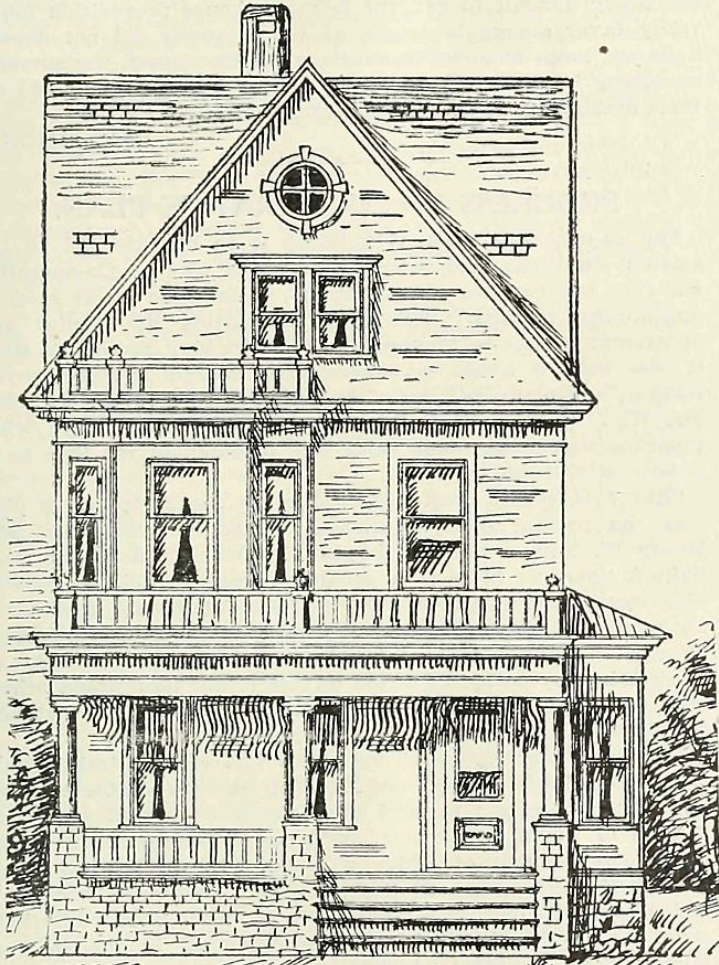


HOW TO BUILD A GOOD HOUSE AT MINIMUM COST.

By THOMAS GRAHAM.

Plan No. 2 represents a 2-sty and attic residence built and occupied by myself and family in Sherwood Park, Yonkers. It is a desirable house, occupying one lot (25x100 ft.), and it gives ample accommodation for a large family.

It contains eight rooms, has a tiled bathroom and is heated by a moist warm-air furnace. It is trimmed throughout in hardwood. If more rooms are required, two additional ones can be built in attic at a small extra expense.



FRONT ELEVATION.

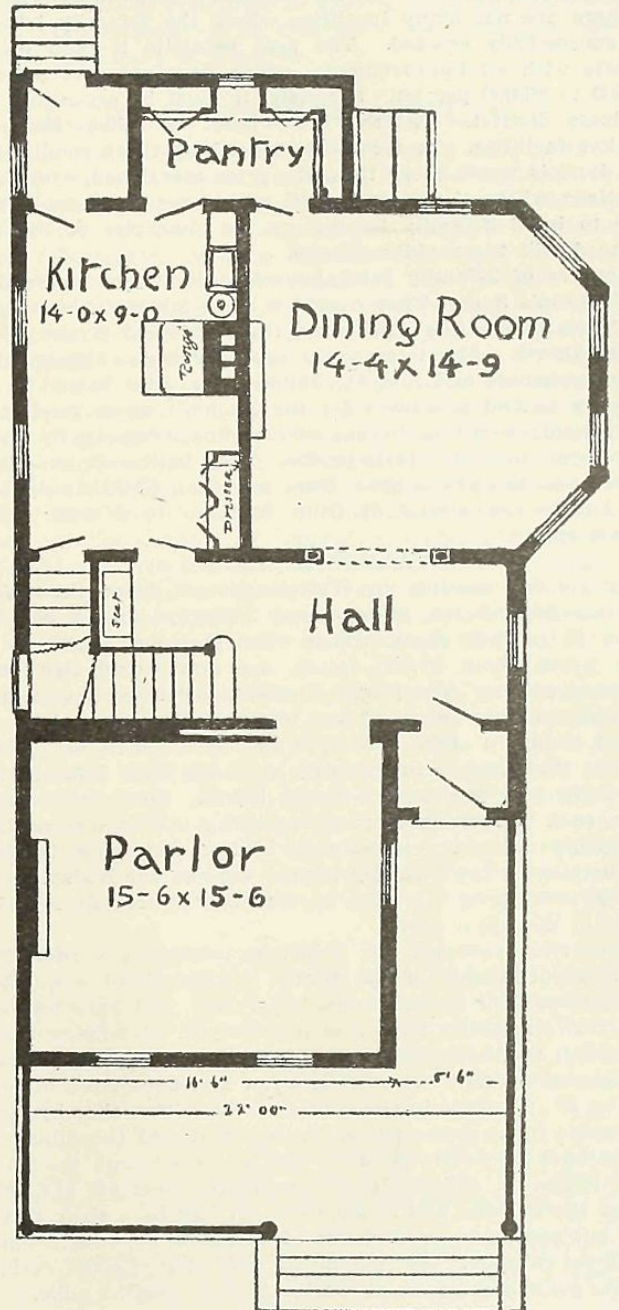
The cost to build a house like this, if located within forty miles of New York City, at present prices, will be \$3,000. Size of building, 22 ft. front by 44 ft. deep. Below is the detailed estimated cost:

Excavating for cellar, 5 ft. deep.....	\$65
Building two brick chimneys in piers.....	52
Building brick or stone cellar walls	100
Moist warm air furnace and piping	80
Kitchen range	28
Plumbing and gas fitting, complete	290
Cementing cellar floor and pointing up.....	75
Lathing and plastering; 3-coat work.....	364
Shingling roofs, tinning gutters and leaders.....	100
20 doors and trim complete, \$6 each.....	120
22 windows, including frames, blinds, trim, sash and glass, \$6.	132
220 running feet 4 x 6-in. spruce sills, girders and posts.....	32
190 pieces 2 x 6 ins. for frame, 20 ft. long.....	104
5,000 ft. rough 1-in. boards for outside sheathing, \$28.....	140
285 hemlock joists, 2½ x 4 ins., for partitions, &c.....	55
5,000 ft. of clear outside sheathing, weather boards, \$35.....	175
108 pieces floorbeams, 2 x 8 ins., 22 ft. long, at \$1.....	108
4,000 ft. of N. C. flooring, at \$30.....	120
1,500 ft. of roofing strips and bridging.....	38
Roof rafters, 2 x 6 ins., 1,000 ft.....	35
Stairs, stoops and outside rails, balusters and columns.....	110
Base cornice material, sheathing and all carpenter material to complete	90
Carpenter labor to complete	365
Kitchen dresser and two mantels.....	37
Painting, staining, varnishing	120
Hardware, nails, sash weights, locks, hinges and other fastenings	65
Total cost of completed building.....	\$3,000

COST OF TWO-FAMILY HOUSE, \$3,500.

My next article, No. 3 of series, will give the plan and cost of a good but cheap 2-family dwelling containing five rooms

on first floor and six rooms on the second, with tiled bathrooms to each suite, house heated by furnace. Ranges, tubs and fixtures supplied with hot and cold water.



FIRST FLOOR PLAN.

MAKES HER TENANTS COMFORTABLE.

The "dark" rooms on the East Side, the rooms in the old tenement houses without any natural light, are disappearing gradually. The city authorities are advising the putting in of windows in many of the houses where it is at all possible to have them on the outside. At the present time the Beaver Construction Company, 22 William st, is arranging for putting nine full-size windows in one house, all of them to face a court. There are many structures in which the apartments are laid out in railroad style, one room behind another, and in these the windows are put between the rooms. It is impossible in such cases to have put in an outside window.

An agreeable feature of the improvements in progress on the East Side is the voluntary changes made by owners. Such people appear to be few and far between, but there are some who are taking commendable action. One lady, a settlement worker in spite of her wealth, has been careful to make all improvements possible for the benefit of the foreigners living in her tenement houses. She has instructed the Beaver Construction Company to see that not only are there no violations in the houses, but to go farther and make changes necessary for the comfort of the tenants. In her desire to remove objectionable features in one of the houses she at first thought of having the occupants vacate until the improvements were completed, thinking that the conditions did not fully conform with the spirit of the law.

TWO-FAMILY HOUSES.

THEIR DISTINCT ADVANTAGES AND WHAT THEY COST—WHERE THEY HAVE BEEN SUCCESSFUL.

The subject of the 2-family house has been one of much study during the last ten years, and it has only been in the last five years that its advantages have been fully appreciated by the builder and the home-seeker. There is a large class of our population having a love for home life and decent surroundings which does not take kindly to the flat-house proposition and cannot afford to live in a private house. For them the 2-family house has been the solving of a momentous problem. Here the man of family with limited capital can invest his savings in a home, enjoy all the privileges and privacy of a private dwelling and yet not have the expense attendant thereto.

There are not many localities where the 2-family house can be successfully erected. The first requisite is land on made streets with all improvements, which does not cost more than \$2,500 to \$3,000 per lot. Secondly, it must be accessible to the business district. Thirdly, there must be school houses and market facilities. In most sections where these conditions are met land is worth more than the price mentioned, and in some locations where the price is still within reach it would not be safe to build 2-family houses, as the character of the neighborhood will too rapidly change.

Pioneers of 2-family brick houses in the Bronx were George F. Johnson's Sons. They owned a large farm of about a thousand lots in what is now called the Longwood Avenue Section of the Bronx. About ten years ago they began the erection of 2-family houses and sold the building for what it cost to erect, in order to find a market for the lot built upon, relying upon the benefits accruing to the surrounding property by the improvements made for their profits. They built over one hundred houses and the prices grew from less than \$8,000, until to-day the houses are selling at from fourteen to fifteen thousand dollars apiece.

VALUES INCREASE.

The subway coming up Westchester av drove the value of the lots beyond the price where 2-family houses could any longer be erected. Lots, which when they first began to build were worth about \$1,000 apiece, are now worth eight to ten thousand dollars. The people who occupied these houses formed a colony of their own. They took an old manor house and turned it into a club. The type of house which the Johnsons built at that time in this locality were the 3-sty 1-family house and 2-sty and basement 2-family house. These were built in pairs, each unit being 40 feet, consisting of two houses 20 feet in width each, and were built on 50 feet of ground, leaving 10 feet between. The 2-family houses were of the highstoop type, having seven rooms in the basement and first floor and five rooms in the upper story.

About two years ago the Johnsons purchased a tract in the Hunts Point section of the Bronx, distant about a quarter of a mile from their former field of operation, and have built there twenty-two 2-family houses of a new type. Realizing that the parlor and the dining-room were the two most important rooms, they placed the hall on the side, a few feet back from the street, putting the entrance in the centre of the house, thereby making it possible to have the parlor in the front and the dining-room in the back the full width of the house without the hallway being taken off. The first of these houses sold for \$12,500 and two of the balance at \$13,000 each. It has been their policy to have but one price for each set of houses built, and it made no difference whether the purchaser paid but \$1,500 cash, the balance on mortgage, or all cash, all were treated alike.

A PRACTICAL EXAMPLE.

The figures of the cost of living in these houses are very interesting. The selling price is \$13,000. If there is a first mortgage of \$7,500 on each house, leaving a balance of \$5,500, a purchaser with \$1,500 cash can get title to the house. This leaves a second mortgage, which is usually for five years, of \$4,000, containing a privilege to the purchaser to pay all or any part at any time before due date.

Interest on first mortgage, \$7,500, at 5%.....	\$375.00
Interest on second mortgage, \$4,000, at 5%.....	200.00
Interest on \$1,500 capital invested at 4% (savings bank interest).....	60.00
Taxes	135.00
Water tax	16.00
Insurance and repairs	72.00
Coal (heat, 18 tons at \$6; hot water, 2 tons at \$4.75, during summer).....	117.00
	<u>\$975.00</u>
The rent for the upper floor, \$35 a month.....	\$420.00

Rent for nine rooms, per annum, \$555. This is less than the price at which any nine-room apartment can be rented in any flat-house, and affords immeasurably greater comforts, to say nothing of the profit which will accrue as the neighborhood grows and develops. When the second mortgage has been paid off, the rent, instead of being \$555, becomes only \$395. The average purchaser of this type of house has few opportunities to safely invest savings, and usually keeps them in the savings bank at 4 per cent. interest.

LARGE OPERATION.

Just north of the Johnson houses the American Real Estate Co. has completed a block of 46 2-family houses, which are of Colonial architecture and of the party-wall type; that is, not being semi-detached and without the ten feet of space between houses. These also have found ready sale. Slightly to the east and also in the Hunts Point section, McCarthy & Macy have erected frame buildings two stories in height, with five rooms on the first floor and six rooms on the upper floor. These can be purchased for less than ten thousand dollars apiece.

Owing to the large ownership of the American Real Estate Co. and the Johnson Co. in this immediate section it is fair to presume that this will be a typical 2-family house district. Another 2-family house section is the old Vyse estate district, lying between about 167th st and 172d st, east of Southern boulevard.

On the west side of the Bronx, Morris, Grant, Sherman and Sheridan avs, at about 166th st, are also being improved with 2-family houses. That this is a recognized type of house which has come to stay and which finds favor among the middle class is without question. This type of house has a further advantage that the amount involved is comparatively small and the security extremely desirable, so that there is rarely, if ever, a period when it is impossible to procure a first mortgage. During the recent financial stringency, when mortgage money was extremely difficult to get, the 2-family house proposition found ready favor among investors, as the borrower did not depend upon the large financial institutions for the money, the amounts necessary being within the reach of the private funds and estates seeking mortgage investment.

R. E. SIMON.

PROGRESS OF CO-OPERATIVE PLAN.

The co-operative plan of building is to be extended to the smaller dwellings and apartment houses by the Co-operative Building and Construction Company, 5 East 42d st, as soon as opportunity permits. This plan of putting up studios and apartment houses in Manhattan has been very successful since it was started about six years ago through Mr. Henry W. Ranger, and many millions of dollars have been invested. When Mr. W. J. Taylor, treasurer of the company, was asked what progress was being made since the inception of the idea as it is now carried out, he said:

"The first studio erected according to the co-operative plan was the present 67th st studios. Some six years ago Mr. Henry W. Ranger found it impossible to obtain a loft or well-lighted, spacious floor as a studio at anything like a reasonable figure, and the idea was conceived of several persons in the same difficulty getting together and forming an organization to erect the character of building desired. The amount of stock taken by each was based on the rental that would otherwise be paid. The plan succeeded so well that the 'Atelier' followed, and later the Central Park Studios.

"Before this artists requiring roomy and very desirable quarters had to lease a stable and fit it up at considerable expense. Even then they had to send their works to a good section to dispose of them, as patrons could not be invited to a studio in an environment of which a stable was the central point. They had the expense of their studios, apartments and exhibition room. What was wanted was a place where all three could be combined. This was accomplished in the 67th st studios and the others which followed.

"We do just what is indicated in the name of the company—we co-operate. We do not promote schemes to build according to this plan. When a few friends get together and decide to proceed with the erection of a building to suit their purposes we co-operate by attending to practically everything for them. This includes the purchase of the site, the construction, the legal questions and the completion up to the turning over of the structure ready to be occupied. The payments are made as the work proceeds.

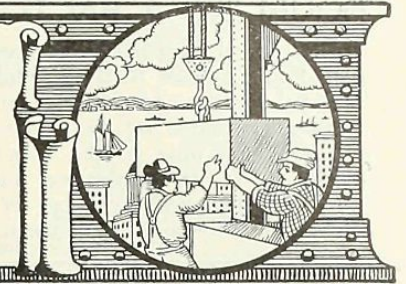
"Last year alone our construction work along this line aggregated about \$4,500,000. As the financial arrangements are made always before we start in, the monetary troubles did not affect us so much, plans for this year having been completed months ago for the construction of a number of apartments and studios. At present we are engaged on five such enterprises, the amount involved aggregating over three and a quarter millions of dollars.

"There are 150 subscribers of the co-operative plan now. The structures which we have erected are generally high-class studios and apartment houses, the most northerly one being in 86th st. We intend to extend the plan to the smaller dwellings with a few families, but as we do not promote this action will depend upon people of moderate means getting together and securing our co-operation."

—Hellgate is to have a new light house. Ten thousand dollars have been appropriated for a light and fog signal station near "Nigger" Point in a bill reported to the House of Representatives by the Committee on Interstate and Foreign Commerce,



THE CONSTRUCTION REVIEW OF REVIEWS-WHAT CURRENT PERIODICALS ARE TALKING ABOUT



COLLAPSE OF QUEBEC BRIDGE.

REPORT OF COMMISSION OF INQUIRY INTO THE CAUSES.

THE official document containing the report of the commission appointed to investigate the causes of the collapse of the Quebec Bridge was made the subject of the important article in several of the leading engineering papers during the month. The Engineering News says editorially:

It is, we believe, the most notable investigation of an engineering disaster that the present generation, at least, has seen.

A very great responsibility was laid upon this commission. The country, as well as the engineering profession the world over, desired to know not only the immediate cause of this terrible catastrophe, but the secondary causes which had contributed to bring it about. It was important to find the particular member whose yielding under stress brought down the whole structure in gigantic collapse; but it was far more important that engineers should know what were the defects of organization, or method, or men, or material that lay back of this failing member.

After going into the gravity and difficulties of the work of the commission, the impartial way in which the investigation was carried on, the status of the engineering force and the concern charged with erecting the bridge, and criticising certain administrative errors, grave in their nature, the commission states this fact:

We now know that the great bridge did give ample warning of the distress it was experiencing; and these warnings were seen and their significance was realized by the practical men on the ground. Authority, however, lay not in their hands but with a nominal Chief Engineer in Quebec, 12 miles away, who was lacking in the technical knowledge and experience necessary to deal with such a problem. Real authority lay at New York, 600 miles away, with an engineer who had never seen the structure for which he was actually carrying the entire engineering responsibility, and at Phoenixville, still farther distant, where the engineers were relying on Cooper with implicit faith, and receiving the letters and telegrams from the subordinates at Quebec telling of the strange behavior of compression members without the smallest conception of its fatal significance.

The Engineering Record also treats the report editorially in a comprehensive manner. It says:

A perusal of the report and its appendices discloses the fact that the commissioners have made active and thorough use of the authority with which they were clothed and that they have also availed themselves of the professional advice and aid of some of the most prominent bridge experts in this country in reaching their conclusions. In fact, it is difficult to discover in what way the commission could have been more assiduous in the various directions in which it has pushed its enquiry. * * *

The article concludes as follows:

The report as a whole is fair and judicial in its tone. It recognizes the grave difficulty under which the engineers labored in making the design and in carrying out the erection. It compliments the contractor upon the skill and efficiency of its organization in the office and shop and in carrying out the erection, and the tortured and twisted condition of much of the wrecked material at the bridge site is a superb tribute to its quality, confirmed also by the commission's report. The commission is unquestionably right in stating that the fall of the bridge could not have been prevented by any action that might have been taken after Aug. 27, 1907. The question of responsibility for the disaster as due to defects of design, they do not attempt to settle; they simply state, what is obviously the fact, that the design was officially approved by the consulting engineer, whose supreme authority was fixed by an "Order-in-Council."

The report is exhaustively treated in special articles. It covers a study of the history of the bridge; a perusal of the entire correspondence; a study of the working organization; an inspection of the furnaces and rolling mills where most of the metal was produced; a study in methods of fabrication, transportation and erection of the bridge; a study of errors in workmanship detected during progress of the work; inquiry into history of erection; testimony of eye-witnesses of disaster; examination of meteorological records of day of disaster, etc.; the fallen structure; study of methods of design; checking of stress sheets; comparison of organization and specifications with existing great cantilevers in this country; replottting of records of same; a study of literature pertaining to the subject.

This shows the thoroughness with which the work was undertaken.

The findings are carefully specified and find grave errors of assumption of dead load by designing and consulting engineers, and so on, which distinctly places the responsibility on the design and intellectual portion of the work rather than on workmanship or material. The entire report is well worth a careful perusal by the modern constructionist both of bridges and buildings.

The engineering press has presented yet more recently additional matter in connection with this report, pertaining particularly to the study of large-sized column tests. Both papers

above mentioned have published special articles, illustrated with diagrams of practical construction and straw sheets. The entire matter is valuable to those interested in structural matters, as it is in line with the activities of our constructors on this side of the line to determine as exactly as possible sections which have been worked out on theoretical lines and now have to meet new conditions of practice.

ELECTRICAL CONDUIT PROBLEM.

IN reporting upon a petition of the Municipal Subway Company (Mr. John D. Beers, president), for the right to construct and maintain under the streets conduits and subways through which to run wires for all electrical purposes—including telephonic, telegraphic, lighting and heating—Chief Engineer H. P. Nichols, of the Division of Franchises, discussed the whole matter of the advisability of the city constructing such conduits on its own account, rather than granting a franchise to a private company to do so. Several other applications for similar franchises for electrical conduits have been made, but none has been acted upon as yet. Among these are the applications of the New York Cahill Telharmonic Company, the United Electric Service Company and the Atlantic Telephone Company. Should franchises be granted to each of these companies in other parts of the city than the Boroughs of Manhattan and the Bronx west, each company would be obliged to construct a conduit system for its own use, which would necessitate the destruction of the pavement and tearing up of streets in excess of that which would be necessary if there were in existence a general subway system, in which all wire-using companies would be required to place their cables.

In order to avoid unnecessary destruction of pavement and thereby prevent frequent unsightly and uncleanly obstructions in the streets, and in order to avoid the use of the subsurface of the streets to the exclusion of adequate space required for public structures, such as sewers, water mains, etc., it seems to Chief Engineer Nichols to be for the best interest of the city that such a conduit system be constructed. It could be constructed either by a company pursuant to a franchise, as proposed by the applicant company, or by the city at the city's expense.

Mr. Nichols' conclusion was that the Board of Estimate should deny the application of the Municipal Subway Company, at least until the city has taken some definite action which would decide "whether it should be the policy of the city in the future to construct a general system of conduits, or allow each company to construct its own conduits. In regard to a privately owned system of subways Mr. Nichols says:

In view of the city's past and present experience with subway contracts, it would, to my mind, be difficult to draw a franchise granting to a company the right to construct a system of conduits in which public service corporations are to be tenants, and by such franchise adequately protect the interests of the city and the tenants thereof. It is a task which I would hesitate to undertake with confidence that such a franchise would accomplish all that is desired. Such a franchise must necessarily in effect grant a monopoly of the subway business, since all the arguments in favor of a single conduit system for all companies are also arguments against granting a similar privilege to a second or competing company. All wire-using companies which may be granted franchises in the future would be tenants, and, therefore, provision must be made whereby the city may intervene between the subway company and the tenants where a misunderstanding occurs. It must be remembered, too, that these tenants would be public service corporations, and as such would be dependent somewhat upon the subway company as to their extent or efficiency of service; in other words, a company receiving a franchise from the city requiring the use of conduits would be at the mercy of the subway company, unless the franchise be so drawn that all possible difficulties are to be adjusted by the city.

There is no provision in any existing franchise which I have seen in this city or in any other city of the United States which will prevent the purchase of the securities of one company by another, and thereby obtain the controlling interest. Such a condition has been proposed several times by the Bureau of Franchises, though the board has not seen fit to impose such obligation in any franchise. Without such a restriction the subway system would no doubt become the property of the company whose interest would be best served by the prevention of competing companies occupying the subway, and, by technicalities, either delay or prevent entirely such occupancy. Perhaps the best illustration of this is the condition which exists at the present time in the Borough of Manhattan and a portion of the Bronx, in which there are general subway systems, one for high tension wires and another for low tension wires.

Various cities have installed (municipal) subway systems that are being operated successfully. Of the cities which have constructed conduit systems in which space is leased to wire-using companies, Baltimore is the largest. That city began construction in 1898, and has now a system consisting of over 7,000,000 duct ft., of which about 1,750,000 duct ft. are leased to public service companies, which seem well satisfied with the system. The rental varies from 5 to 7 cents per duct ft. per annum, depending upon the extent of occupancy by the company,

DOUBLING A FACTORY'S FLOOR SPACE.

An interesting piece of factory construction has been completed at Passaic, N. J., at the Pantasote Leather Company's factory, for the manufacture of the well-known substitute for leather. Salmond Brothers Company, of Arlington, N. J., made a record not only in the speed with which they have added 42,000 sq. ft. of floor space, but by their display of ingenuity in enveloping a 1-sty wing of the old factory, 65x85 ft. in dimensions, by a 2-sty modern brick structure covering three

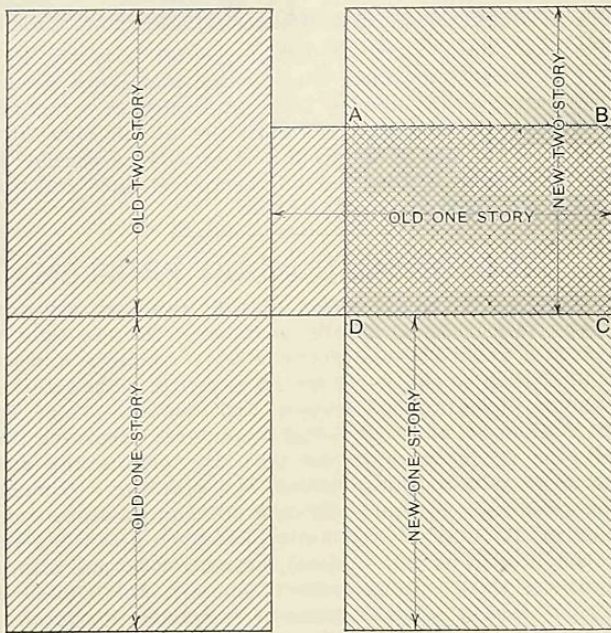


FIG. 1. DIAGRAM SHOWING THE OLD AND NEW PARTS.

times the ground space of the old wing dimensions; and this work was carried on and completed in 80 days, entirely effacing the old structure while the machinery therein was in continual operation.

The method adopted by the Salmond Bros., in supporting the line shafting while the old roof was being torn away, is described by Charles M. Ripley in the *Iron Age*. This work was especially difficult when considered in connection with the new structure.

The change over from the old building to the new building was effected without moving the machines, without lengthening or shortening a single belt, and, in fact, without disarranging in the least the previously existing layout of the embossing machines, line shafting or any other apparatus. It thus follows that the new building had to be built so as to suit the machinery, reversing the general order of installing the machinery in accordance with the lines of the factory interior. The contractor rigidly held this 4-in. shaft and the hangers in place without being allowed any head room and under the further difficulty of the necessity of wooden forms in

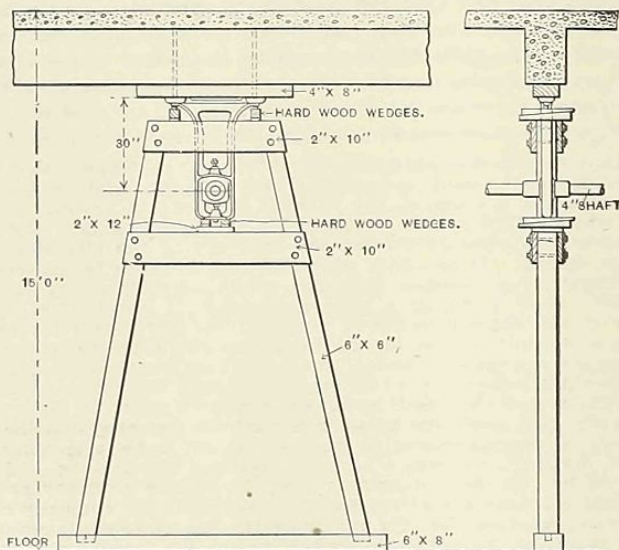


FIG. 2. MANNER OF SUPPORTING LINE SHAFTING DURING CONSTRUCTION WORK.

which the reinforced concrete girders and roof had to be moulded. The wooden pads on to which the hangers were later to be bolted when the factory was completed it will be seen were made to act in the double capacity of the bottom of the wooden falsework upholding the wet concrete, which when set would support the hangers through the pads. Moreover, the floor girder was constructed at such a height as to ultimately support the hanger in exactly its old position after the new building was completed.

It is well to remark that the complete wooden forms for a column are put snugly in place with close joints without the use of any nails whatsoever, with the exception of light 4d nails used now and then to tack in place the wedges. A further advantage resulting from this construction method is that the salvage from the lumber is practically 100%. Since the small nails are merely used as tacks and only partially driven in place, they can easily be withdrawn from the wedges, and these in turn can be removed for use again by a slight tap of the hammer. Then the entire falsework can be removed from the concrete column, after sufficiently set, and the boards are in perfect shape, neither pierced nor penetrated the slightest degree by a single nail, nor subjected to the damaging effect of nail pullers nor the alternative of prying the boards off

with a jimmy. In this factory construction there were fifty-six columns in which this method was adopted by clamping the forms.

The photographs were taken at various times during the process of construction and show the doubling of the plant, the interior of the drying room and the preliminary steps taken in the part of the work where the wing of the old factory was being enveloped by the new building. For the illustrations we are indebted to the *Iron Age*.

Fig. 2 shows the method adopted for supporting the line shafting while the old roof was being torn away. No head

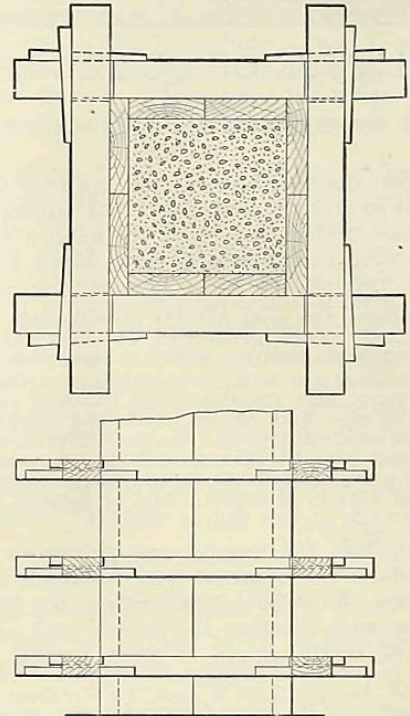


FIG. 3. WEDGE SYSTEM OF HOLDING THE CONCRETE COLUMN FORMS.

room was allowed and provision had to be made for the wooden forms in which the reinforced concrete girders and roof were to be molded.

Fig. 3 gives an elevation of a portion of a column and a horizontal section which well indicates the scheme. It is also

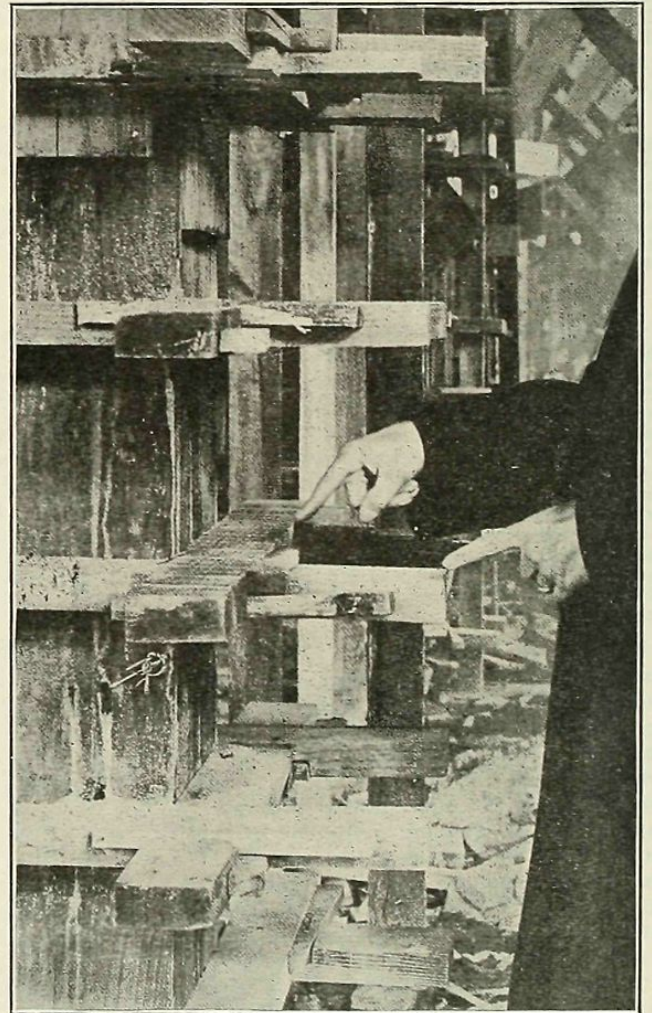


FIG. 4. VIEW SHOWING THE SCHEME IN FIG. 3. APPLIED.

shown photographically by Fig. 4. The forms for a complete column were held in place with close joints without the use of any nails, excepting an occasional small one to prevent the shifting of a wedge.

Chas. B. Waterhouse, of Passaic, N. J., was the architect of the building.

SUGGESTIONS FOR THE SPECIFICATION ROOM-STANDARD AND NOVEL BUILDING MATERIALS.

Specification for the White Fireproof Construction.

The specialist who with the knowledge required for a certain product protects his own and the users' interest by preparing a specification that standardizes it is wise in this day of constantly multiplying systems and methods. This has been done by an enterprising concern, and is herewith reproduced.

All floor and roof tiers of beams, to be filled in with White Fireproof Construction Co. of New York's system "—" type "—" flat cinder concrete floor construction, or other equal system if approved by architects, with metal lath ceilings clipped to underside of beams, or hung down to levels shown on drawings (ceilings may be omitted, as in a warehouse, etc.).

Floors—Arches to be of cinder concrete 4 ins. thick, installed on temporary wood centering, and composed of one part high grade Portland cement, two parts sand and five parts steam cinders well mixed and tamped, and imbedding 9-16 in. round rod tension members in said concrete 1 in. above bottom of arch, and spaced 12 ins. on centers.

(Note.—The above is good for spacing of beams up to about 8 ft.; if spacing is greater, tension rods must be spaced closer together. See catalogue.)

All arches installed shall conform with the requirements of the Bureau of Buildings of New York City, and the contractors must, if required, be able to show an official record of fire, water and weight tests, as called for by said department.

Column Covering—All interior columns to be encased in concrete of same mixture as specified for arches, to be not less than 2 ins. thick at any point, and left square or round as required. Before this concrete is put in, the iron column is to be wound with ¼ in. round rods in spiral form, from bottom to top of same. This spiral to be wound on a basis of one wind for every 12 ins. in height.

(Note.—This is the best method of fire-proofing columns now known.)

Alternate for Column Covering—All interior columns to be furred and lathed using 1 in. angles, 1 in. channels and 1 in. x 3-16 in. flats so applied that there will be at least an inch air space between the column and the plastering.

Sleeper Fill—Fill in between all sleepers with cinder fill mixed in proportions of one part cement, two parts sand and ten parts cinders. Fill for all cement, marble or mosaic floors, etc., to be done by contractor for that work. No fill composed merely of cinders will be allowed.

Roof Grading—Grade roof with proper fill, grading same to leaders, and finish smooth with coat of cement, leaving surface ready for roofer.

Ceilings—Ceilings to be clipped in approved manner, using nothing smaller than 1 in. x 3-16 in. flats or 1 in. channels for furring bars, spaced not over 12 ins. O. C., and galvanized metal lath attached to same with No. 18 galvanized annealed tie wire. If ceilings are hung down, the main furring bars shall not be less than 1½ in. angles, and the cross furring not less than 1 in. x 3-16 in. flats or 1 in. angles or 1 in. channels all securely bolted together or secured with approved clips. Hangers not less than 1 in. x 3-16 in. flats.

All cornices, false girders, arches, etc., to be furred as shown with 1½ in. angles for main furring bars; and 1 in. angles, and 1 in. x 3-16 in. flats for cross furring; and all to be securely bolted together.

No "tying up" of furring will be permitted for any work mentioned in this specification. All furring covered with galvanized lath.

Partitions—All partitions shown thick on plans to be double metal lath partitions, built of 2 in. x ½ in. or 3 ins. x ½ in. flats set vertically and spaced not more than 14 ins. on centers, securely bolted to a floor and ceiling plate, and all doors furred out with 2 in. or 3 in. angles as required, properly punched for carpenter to fasten wood jambs. Lathed both sides with galvanized metal lath.

Partitions shown thin on plans to be constructed of 1 in. x 3-16 in. flats or 1 in. angles spaced and fastened same as specified for heavy partitions and lathed one side only.

Wall furring—All exposed outside walls to be furred and lathed, bringing same out to lines shown on plans, and covering in all pipes, ducts, where directed. This work to be constructed generally same as thin partitions, but where furring stands out from walls, it is to be braced to walls once every 6 ft. in height.

Interlocking Mail Chute.

In the U. S. Realty building there is an ideal arrangement for a mail chute equipment. The chutes are centred between colored marble pilasters, and the box, in cast bronze, designed by the architect of the building (Francis H. Kimball) is in harmony with the architectural detail.

For those large buildings wherein the very best fittings are specified throughout, and where elegance is required, the model C (Cutler) mail chute may well be considered. This style is practically an extension of the mail box to the upper stories of the building. It consists of a heavy steel channel with its entire front in the form of doors. The doors are of heavy plate glass set in frames of drawn bronze. The doors swing on stout hinges of bronze and are closed by a locking device operated by a lever located at the opposite side of the chute.

This mechanism is interlocking in its operation. A turn of the key permits the door to be thrown open by the lever, but as long as the door remains open, lever and key are locked in position. Close the door and the locking mechanism is released so that the lever may be turned down, drawing the door into its place, and only after this operation is completed can the key be turned and removed.

The Cutler company says that the "close figures at which these installations are now made renders necessary a large volume of business. We have reduced our prices, but not our standards of workmanship and service, and our business is now larger than at any time in our quarter of a century of experience."

—At the office of the Otis Elevator Co., 17 Battery pl, it was stated that foreign business in the elevator line was good. This company ships to almost every civilized country, but most of the foreign orders come from sections populated or controlled by English speaking people.

Circulation for Heating Purposes.

While the notion prevailed in the past that live steam is better adapted to heating service than is exhaust, it has been demonstrated that exhaust steam, when rid of its entrained oil and water by passing it through an efficient separator, is in every way suited to the requirements of a steam heating system.

Of recent years the enormous increase in the number of combination heating and power plants, with the greatly stimulated interest in economic developments of every description, has called a halt upon the wasteful methods of the past, and a widespread and imperative demand has sprung up for the utilization of the vast amount of heat previously dissipated with the escaping exhaust steam.

Modern requirements are well met by the Webster system. R. P. Bolton, C. E., in a paper read before the American Society of Heating and Ventilating, mentioned a number of primary requirements for an effective exhaust steam-heating system. A catalogue just issued by Warren, Webster & Co., of Camden, N. J., takes up these requirements in the order stated by Mr. Bolton and specifies how the Webster system meets them. It is a very interesting presentation fully illustrated.

By the Webster system it is possible to distribute a minimum volume of steam to all points requiring but a moderate heat during mild weather; it is also possible to automatically reduce the amount of steam required to maintain heat at night.

It is no longer necessary to "roast" in some portions of a building, in order to secure the proper circulation in the remote parts. There is little or no back pressure, a saving in condensation and no "water-hammer," but a perfect distribution of even a small volume, and hence the fullest economy in operation.

A Desirable Fixture.

Here is shown a practical combination especially suited to installations on public comfort works, terminals, institutions and schools. It consists of a seat action Kenney Flushometer Combination. It may be concealed in the wall or under a hood, if not desired to have it exposed.

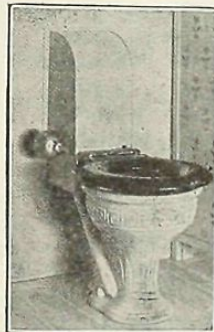


Fig. 1. Kenney Seat Action Closet Exposed.



Fig. 2. Kenney Seat Action Closet with Hood.

When in use the seat raises automatically, releasing the flushometer, which permits the water to flow and flush the bowl. This is a desirable fixture, as it will improve the sanitary condition of a toilet room, and save water and cost of maintenance. The Kenney Mfg. Co., 36 East 22d st, New York, are making strong claims for this water-controlling device, and back the claims by a guarantee.

BUILDING MATERIAL AND EQUIPMENT.

And News Regarding Source of Supply

Brick Nomenclature Revealed.

One would have to be pretty thoroughly conversant with the nomenclature of brick to appreciate the variety of this building material that will be used in the construction of the Pennsylvania Terminal. In the enamel brick alone, of which about 400,000 will be required and have been contracted for with the Sayre & Fisher Company, 261 Broadway, nearly a dozen different shapes are needed to fit into the angles and corners of the driveway and courts. These were designed by the architects of the terminal, McKim, Mead & White, and are being manufactured to order at the Sayre & Fisher factory in New Jersey. The variety will include the following: Quoin end and face, bull nose starters, soap stretchers, soap bull nose starters, obtuse angle quoin, acute angle quoin, obtuse angle starters, acute angle starters, half right and half left, and so on.

The order is unusual in this respect. The greatest care has to be exercised to produce these costly brick without the vestige of a flaw, as odd shapes in enamel "seconds" are practically worthless if the highest standard of excellence is not secured in their manufacture. The kind ordered are the English size white. Delivery will begin during the summer.

LUXURIES BEING PURCHASED.—A fairly good sign of money loosening up is the purchase of luxuries. The Erkins Company, 4 West 15th st, deals in one of the highest classes of non-necessaries, garden furniture, statuary, etc., and when Mr. Roy H. McNaught, the president of this concern, states that business has approached a boom the past few weeks, he is making a statement that has more significance than appears on the surface. It was about a month ago that Mr. McNaught remarked that in New York the business of his company was 50% less than it generally is at that time. People will buy automobiles before they invest in exterior decorations for their lawns and gardens. The ornaments used in the beautification of the landscape are among the last bought by even the wealthy. "I cannot account for it," said Mr. McNaught, "but orders have been coming in with astonishing frequency after such a dull period earlier in the year. It is hard to say how long this condition will last, but money is being spent freely for the luxuries we supply."

VENUS IN CONCRETE.—Venus in the concrete, the state in which many modern gentlemen would like to meet her when they see her in a pictorial way, is literally in concrete in connection with the display just completed by the Whitehall Portland Cement Company, of Philadelphia, at the exhibition of the Concrete Association of America in the Brunswick Building, 5th av and 26th st, and incidentally she is a much-travelled lady. The Venus in question was the handiwork of a concrete manufacturer by whom she was "made up." She was exhibited in a concrete display at Buffalo as a sample of what could be done in the artistic way in concrete, and later was shipped to Chicago, where she was a prominent figure in a display made in Marshall Field's store. Venus has moved around somewhat, but has come to New York to stay and can be seen at the exhibition referred to. She is of modest proportions, standing on a pedestal which makes her about six feet high in all.

The Builders' Exposition.

"There will be a waiting list before the end of the year," said Mr. Isaac A. Hopper, president of the Building Trades and Employers' Association, referring to the prospects of the permanent exhibition of building materials being opened on the second floor of the Builders' Exchange Building, West 33d st.

"There are many concerns which have no office or showroom in New York, and it is going to be a splendid opportunity for them to have a display in the best possible place at a much less cost than if they maintained an establishment in this city. Inquiries received show that this belief is well founded. Once the installation of the exhibits starts the spaces will fill up with astonishing rapidity. Since the room has been completed and prospective exhibitors can see for themselves the excellent facilities afforded for displaying their goods, the daily average of contracts signed up has appreciably increased. There is no doubt of the success of the exhibition. The members of the association are all enthusiastic and are backing it up by engaging space."

A PYLON IN CONCRETE.—A building material display that combines artistic and unique features is that in course of construction for the Alsen Cement Company, 45 Broadway, in the exhibition rooms of the Concrete Association of America on the eleventh floor of the Brunswick Building, 5th av and 26th st. It will take the form of an Egyptian pylon, which was a monumental structure constituting an entrance to a temple or tomb in antiquity, and which consisted of a central gateway, flanked on each side by a truncated, pyramidal tower, with fine sculpture work on the walls. This unusual exhibit was designed by Mr. Ross F. Tucker, whose knowledge of the manufacture and use of cement is exhaustive and whose engineering ability is well known in New York. About the only difference between the ancient pylon and the modern imitation will be that Alsen labels will be in recessed panels where the doors would otherwise be. These will be illuminated with electric bulbs arranged for that purpose. The pylon will be made even more realistic by having two concrete sphinxes on pedestals before the entrance, following in an abbreviated way the ancient manner of having a double row of sphinxes from the pylon to the temple or tomb. The winged globe, symbolic of immortality, will also be seen. The work will be done under the superintendence of Mr. Geo. Beck.

OLD BRICK AT A DISCOUNT.—Used brick, such as is taken from demolished buildings, is bringing so little on the market now that wrecking companies are not going to the trouble of cleaning and reselling it. According to wreckers it costs from \$2.50 to \$3 a thousand to clean brick that could be used again, but as owners of buildings torn down seldom permit contractors to take the time to clean the brick on the spot, the handling involved in carting it away and the storage make it too costly to go to this trouble, more especially under the present conditions of the market. For to justify the cleaning and storing of old brick good brick would have to sell for about \$7.

When the Rheinfrank House Wrecking Company, 620 East 14th st, started the

demolition of the theatre adjoining the Fifth Avenue Hotel, to make way for the office building to be erected on that site, it was part of the contract that the brick could not be cleaned at the scene of operations, time being too valuable at such a busy corner.

Enlargements and Improvements for the Empire Brick & Supply Co.

The Empire Brick and Supply Company have removed their executive offices from 874 Broadway to the Terminal Building, at Park av and 41st st, where they are handsomely located in a suite of offices on the twelfth floor. The company, which is one of the largest building material supply houses in the city, with works at Stockport and Glasgow, and yards in various parts of the city, is officered by Wright D. Goss, president; Robert Main, vice-president; William H. Edsall, treasurer; Robert W. Main, secretary.

The company to-day is in splendid shape to do big business. Not only are the executive offices centrally located and easily accessible from all points in Greater New York, but the various supply depots of the company have been located with the view to ensure the advantages of prompt service in any section of the Greater City.

The works of the company at Stockport have been recently overhauled and a new trestle structure has been erected for the carrying of trolley trains for brick materials, which will greatly increase the possible output of these works. At Glasgow various large improvements are just about complete; new docks have been constructed, the channel deepened, kiln sheds enlarged and new machinery and engines installed, until to-day it is one of the largest and best equipped yards in the country for the manufacture of common brick.

Flooring Concern Takes New Factory.

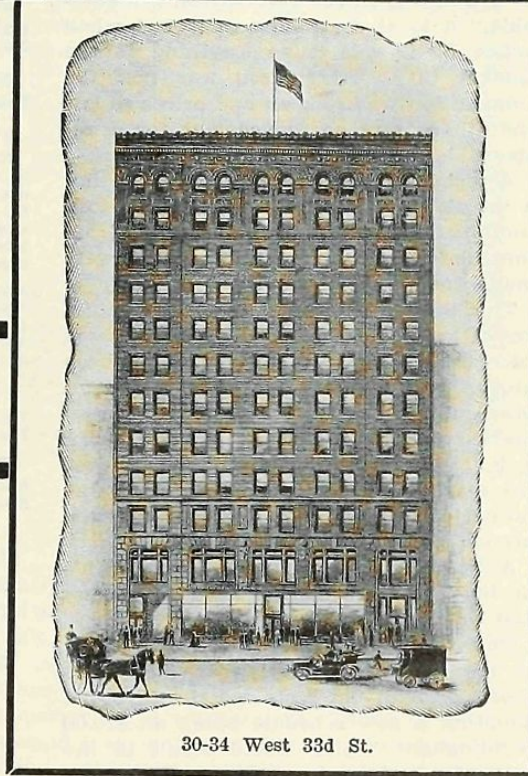
The American Hydrolith Company, 25 Dean st, Brooklyn, has been one of the fortunate and well-managed concerns which has not only weathered the financial storm, but has come out of the tempest better than when it went in. The present incorporation was made this year, the business of the Aristolith and of the American Hydrolith Co., being taken over. However, the company now announces that it is going into a new line of work, in addition to the manufacture of sanitary flooring, and has concluded arrangements for the rental of a factory from the N. Y., N. H. & H. R. R. in South Norwalk, Conn.

Machinery will be installed therein for the manufacture of asbestos boards, tile and shingles to be known as "Eterno" products, and later apparatus will be put in for the manufacture of an infusional earth pipe covering to be known as "Ul-tro." The American Hydrolith Co. will install 75-HP. individual motors, drawings for which have already been made, although the machines have not been contracted for as yet.

The flooring manufacture will be carried on as before at the Brooklyn factory, which was newly built this year, but after May 1st the general offices of the concern will be located in the Terminal Building, 103 Park av, Manhattan. Within a short time the company will be in the market for numerous electrical supplies, and an addition to the Norwalk factory is projected.

BUILDERS' EXCHANGE BUILDING

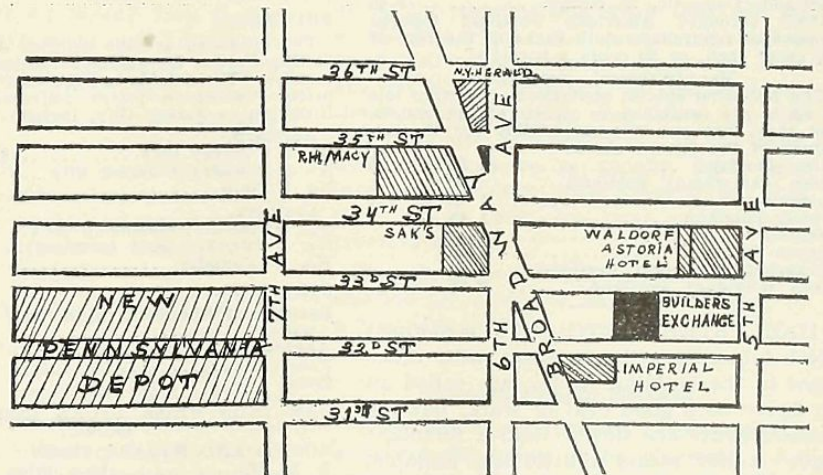
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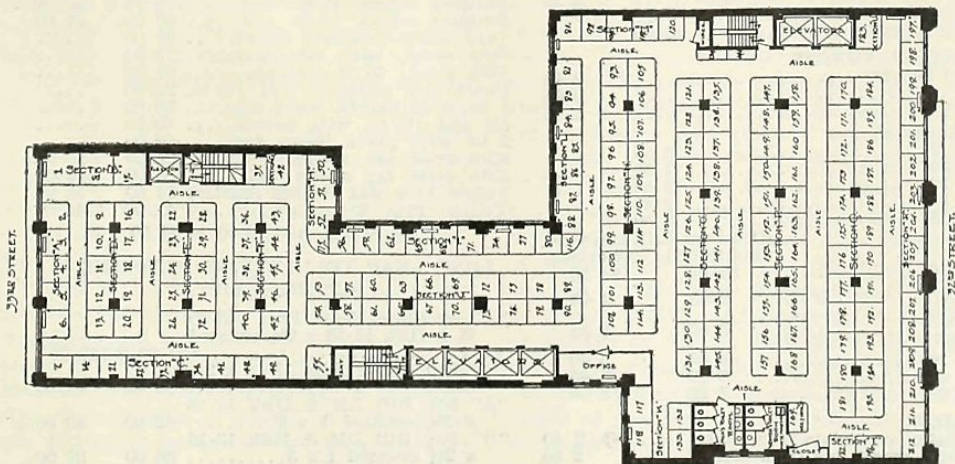
Announcement

The Building Trades Employers' Association
 are now established in their new quarters
 The Builders' Exchange Building

32d Street and 33d Street
 Near Broadway



In connection with our social and business quarters on the entire top floor, we have established a permanent exhibition of Building Materials and Appliances on the entire second floor—about 12000 square feet. Spaces are being rapidly rented, and application should be made immediately to our manager, J. J. CONOR, care of Building Trades Employers' Association, Builders' Exchange Building, 30-34 W. 33d St., second floor.



Floor Plan of Exhibition Hall

Exhibition endorsed in writing
 by all leading architects and
 nowers of the city.

PRICES CURRENT

BRICK.—This has been the largest week in the brick market for the season to this date. The amount of material that is being taken up would indicate a large amount of brick building, but scarcely yet of normal proportions. About twelve cargoes a day have been sold for several days past. A considerable amount of work has been started on the Washington Heights and Harlem sections.

Having large supplies manufacturers have not been able to take advantage of the larger requirements. Shipments have been heavy and prices weak.

The Manufacturers as an association have set next Monday, May 11, for the resumption of brick-making in the yards.

BRICK.	Cargo Lot.	
Hudson River Selected...Per M.	\$6 00 @	.....
do Common ... do	5 00	5 50
do Light hard.. do	4 00	...
do Pale .....	...	...
New Jersey, Hard..... do	...	...
Croton Point—Brown, f. o. b. do	12 50	...
do Dark and red. do	12 50	...

Fronts:		
Bufs, No. 1 (delivered at buildings)	Per M \$21 00	26 00
Greys, various shades & speckled.	25 00	31 00
White, No. 1.....	27 00	30 00
White, No. 2.....	20 00	25 00
Old Gold	28 00	30 00

Enameled:		
English size	70 00	80 00
American size	60 00	70 00
Seconds, etc.	40 00	60 00

FIRE BRICK.		
(Usual allowance must be made for store rates.)		
Welsh, ex-vessel	\$23 00 @	27 50
English	30 00	35 00
English, choice brands.....	42 50	45 00
Scotch	33 00	35 00
American, No. 1.....	21 00	25 00
American, No. 2.....	18 00	20 00
Paving Brick	22 00	28 00

CEMENT.—No improvement is noticed in the cement trade over what has been current for several weeks past. The demand is of some magnitude, but still not equal to the producing rate. Prices for domestic Portland are twenty cents a barrel below their level of a year ago.

CEMENT.		
Rosendale, or Natural, in wood, per bbl.....	@	95
Portland, Domestic, in cloth*.....	1 48	1 48

(*All standard American Portland Cement Companies repurchase cloth sacks at the rate of 7½ cents each, or 30 cents a barrel.)

Manufacturers' Quotations:
The following special quotations, for cargo lots in cloth, are furnished by agents of the brands, and they, not we, are responsible for the accuracy of the figures given:

Atlas Portland	\$1 50 @	1 55
Alsen (American) Portland.....	1 48	...
Vulcanite	1 53	...
Trowel Portland	1 48	...
Nazareth .....	...	...
Dragon Portland	1 55	...
Dyckerhoff (German) Portland...	2 45	...
Alsen (German) Portland.....	2 35	...

IRON, STEEL, ETC.—The structural steel fabricators, in common with other lines in the building trades, are called on to figure on a good deal of work, but the developments are slower than a fortnight ago. Money seems a little less amiable. A builder who went to one of the lending institutions and was put off for a while longer—he wanted a loan to start twenty houses with—told the financiers that they deserved a treatment similar to what oil-wells used to get when they ceased to flow freely—that is, they ought to be torpedoed, somehow. Then maybe the money would flow again.

Official quotations on structural steel for buildings continue the same, but concessions are obtainable somehow when bids are asked on local jobs. We suppose it is a matter of individual determination of how much to sacrifice in order to keep things in motion.

Mr. Gifford, of Milliken Bros., Inc., 135 Broadway, states that his concern is estimating on many plans of buildings projected for New York city, but that few of them involve large amounts. Judging from the plans in the market the prospects of undertakings in the construction line of \$100,000 and over have improved very little during the past few weeks. Reports from the representatives of New

York contractors in Philadelphia, Baltimore and Washington state that building conditions are dormant, leaving out government work.

"I would not even estimate in Philadelphia," a local contractor remarked when asked if he was doing anything in the Quaker City. His reason was that the competition was so keen and prices so low that there was no inducement for a responsible outsider to go there.

A report from Pittsburgh intimates that a break has occurred in the bar-iron combination. Offers of material at \$3 per ton under the combination price were made during the week:

The agreement among the manufacturers of lead pipe, which has been operated successfully for a year or more, has been broken, through fears of Government prosecution, and there is now an open market with lead pipe selling at 4.35c. f. o. b. New York, which is only 25c. over the market for pig lead. The price was formerly maintained at one cent over the market price for pig lead.

A fair degree of activity is noticeable in the tin plate market, and in roofing and corrugated sheets.

The Iron Trade Review says that owing to the general circulation of the report that powerful interests are in favor of adopting a new schedule based on \$10.00 Birmingham, which would result in the sale of pig iron in many parts of the country at less than cost, only such buyers as have been compelled to come into the market for immediate needs have been placing orders, and keen interest is being manifested in meetings to be held next week and later in the month. While the probability seems to be in favor of lower prices, there is a possibility that an important proposition in harmony with the general movement in favor of maintaining reasonable prices will be submitted by certain interests which have been credited with making low quotations. Should this proposition be accepted, peace may result.

PIG IRON.

The following are the nominal delivered prices in this district for shipment during the next two months. The outside are the combination asking prices. Southern prices delivered, New York, Brooklyn or Jersey City, include lighterage:

Northern.		
No. 1 x Jersey City.....	\$17 75 @	\$18 75
No. 2 Foundry x Jersey City....	17 25	18 25
No. 2 Plain.....	16 75	17 75
Southern.		
No. 1 Foundry, steamship dock..	17 10	17 60
No. 2 Foundry, spot (nominal)..	16 65	17 10
No. 3 Foundry	16 00	16 50

STRUCTURAL.

Beams and Channels, 15-in. and under	1 86	....
Angles	1 86	....
Tees	1 86	1 96
Zees	1 86	1 96

BAR IRON FROM STORE (National Classification.)

ROUND AND SQUARE IRON.		
1 to 1½.....base price	\$2 00	
¼ to ¾ in.	1-10c extra	
2 to 2½ ins.	2-10c extra	

FLAT IRON.

1½ to 4 in.x½ to 1 in., base price	2 00	
1½ to 4x½x5-16	2-10c extra	
2 to 4 in.x1½ to 2 in.	5-10c extra	
4½ to 6 in.x11-16 to 1½ in.	4-10c extra	
Norway Bars	3 60	8 75
Norway Shapes	3 75	4 00
Machinery Steel, Iron finish, base	2 10	
Soft St'l Bars, base or ordy sizes	2 10	
Tool Steel, regular quality.....	7 00	...
Tool Steel, extra quality.....	13 00	....

SOFT STEEL SHEETS.

¼ and heavier	2 65	
3-16	2 65	
No. 8	2 65	
Blue Annealed.		
No. 8	2 50	....
No. 10	2 50	....
No. 12	2 55	....
No. 14	2 60	....
No. 16	2 70	....

(One Pass R.G. cleaned—Cold Rolled. American.)

No. 16	\$2 90	\$3 30
No. 18}	2 95	3 40
No. 20}		
No. 22}		
No. 24}	3 00	3 35
No. 26	3 05	3 40
No. 27	3 10	3 45
No. 28	3 20	3 50

NAILS.

Wire Nails, small lots from store..	@	2 40
Cut Nails, small lots from store...		2 80

RUSSIA, PLANISHED, ETC.

Genuine Russia, according to assortment, per lb.....	11¼ @	14
Patent Planished, per lb.....A, 10c; B, 9c, net		
Galvanized iron jobbing, price.....	.70	and 10%
Metal Laths, per sq. yd.....	.22 @	24
SOLDERS.	Case.	Open.
Half and Half.....	22	22½
No. 1.....	19	19½

SPELTER.

Ton lots	6	6¼
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TERNE PLATES.

N.B.—The following prices are for IC 20x28, the rate for 14x20 being half as much. IX is usually held at \$2 per box advance for 8 to 10 lbs. coating and \$2.50 to \$3 advance for 15 lb. and upward. The following are approximating basis quotations, and proper allowance must be made for special brands, small lots, etc.:

About 40-lb. coating.....	@	\$17 10
About 30-lb. coating.....		15 00
About 20-lb. coating.....		13 50
About 15-lb. coating.....	10 70	11 25
About 8-lb. coating, box.....		8 70

PIG LEAD.

Ton lots	5	5¼
Less	5½	5¾

ZINC.

Sheet, cask lots.....per lb.	7¾
Sheet, per lb.....	8

LATH AND LIME.—Under heavy accumulations of stock at the mills, wood lath have become very cheap, quotations as low as \$2.75 being obtainable this week.

The lime trade is on the mend with spring building picking up in the suburbs and to some extent on Manhattan Island also. As lime will soon be in very fair demand, prices are more firmly held.

LATH.

Eastern Spruce, slab.....\$2 75 @ \$3 00

LIME.

500 bbl. lots delivered to the trade in Greater New York.

Pennsylvania, common ...per bbl.	75 @	80
State common, cargo rate. "	80	85
Rockland-Rockport, Com... "		1 02
" " L.....	1 12	1 12
" " special, 320 lbs.		1 42
Select finish, per 350 lbs., net....	1 62	...

Terms for Rockland-Rockport lime, 2c. per barrel discount, net cash, ten days for 500 bbl. lots. Add 25c. to above figures for yard rates.

Berkshire Finishing, large barrels, ... 1 50

LUMBER.—Certainties under the irregular movements of quotations for lumber are more numerous this week. Hemlock quotations have fallen to a base price of \$19 per M. wholesale. Spruce is off an average of \$2 per M. all around from the prices formerly prevalent. Red Cedar shingles have fallen \$1.45 in the same time. Maple flooring is from \$2 to \$3 less. White Pine uppers, as usually quoted in this paper, have dropped to \$90@93. Last November they ranged from \$95@114.

The same proportion does not carry all through the White Pine list, but nearly all the items which interest house builders show some reduction.

The quotations given in this list are the wholesale prices to the retail trade on well manufactured and graded stock, according to the inspection rules at present obtaining. It is not practicable to give a line of retail quotations thoroughly reliable, because terms of sale and other factors influence prices.

SPRUCE.

2 inch cargoes	\$16 00 @	\$22 00
6 to 9 inch cargoes.....	18 00	19 50
10 to 12 inch cargoes.....	20 00	23 00

HEMLOCK.—Pa. Hemlock, f. o. b. New York. Base price, \$19 per M.

PINE, YELLOW—Long Leaf. By Sall.

Building orders, 12-in. & under..	\$25 00 @	\$26 00
Building orders, 14-in. and up..	29 00	31 00
Yard orders, ordinary assort.....	25 00	....
Ship stock, easy schedules.....	31 00	....
Ship stock, 40 ft. average.....	38 00	....
Heart face siding, 1 and 1½-in.	29 00	....
1 in. wide boards, heart face....	36 00	....
1½ and 1¾ in. wide boards.....	40 00	....
2 in. wide plank, heart face....	40 00	....
Kiln dried sap siding, 4-4.....	24 00	25 00
Kiln dried sap siding, 5-4.....	25 00	26 00
Yellow Pine Box Boards (knotty)	14 00	15 00
Yellow Pine Stepping.....	42 00	45 00

By Steam, add \$1.00 to \$1.50.

LONG LEAF YELLOW PINE FLOORING. OFFICIAL LIST.

"A" or Clear Heart Face rift D M & Hbk 13-16 x 2½ counted 1 x 3

"B" Rift DM & Hbk 13-16 x 2½ counted 1 x 3.....	\$52 00 @	\$53 00
"A" Sap Rift DM & Hbk 13-16 x 2½ counted 1 x 3.....	46 00	47 00
"B" Sap Rift DM & Hbk 13-16 x 2½ counted 1 x 3.....	42 00	43 00
"B" Sap Rift DM & Hbk 13-16 x 2½ counted 1 x 3.....	36 00	37 00

"A" Flat DM & HBk 13-16 x 2½ counted 1 x 3.....	28 00	29 00
"B" Flat DM & HBk 13-16 x 2½ counted 1 x 3.....	27 00	28 00
No. 1 Common DM & HBk 13-16 x 2½ counted 1 x 3.....	23 00	24 00

WHITE PINE.

(Rough or dressed.)

Good Uppers, 4-4, 5-4 and 6-4 per 1,000 feet	\$90 00	@ \$93 00
Shelving, No. 1.....	50 50	50 50
Shelving, No. 2.....	37 00	39 50
Cutting up, 5-4, 6-4, 8-4, 1st.....	58 50	63 50
Cutting up, 5-4, 6-4, 8-4, 2ds.....	46 50	52 50
No. 2 Dressing Boards, 1x12 in.	44 00	.....
No. 1 barn boards, 8-in.....	36 00	37 50
10-in.....	36 00	36 00
12-in.....	46 00	47 50
No. 2 barn boards, 8-in.....	34 00	35 00
10-in.....	36 00	37 00
12-in.....	38 00	39 00
No. 3 barn boards, 8-in.....	32 00	32 00
10-in.....	32 00	34 00
12-in.....	34 00	35 00

HARDWOOD FLOORING—

K. D. Bored, End Matched or Butted, Hol. Bk. and Bundled.

13-16 Oak, 2, 2¼ and 2½.

Clear quartered white oak.....	\$86 00
Select quarter-sawed white oak.....	49 00
Clear quartered red oak.....	76 00
Select quarter-sawed red oak.....	49 00
Clear Plain sawed white oak.....	52 00
Select P. S. white oak.....	42 00
Clear plain sawed red oak.....	50 00
Select P. S. red oak.....	40 00
Common oak, red and white.....	35 00
No. 2 Factory or common oak, red and white	23 00

Plain Oak.

4/ in 1st and 2ds.....	\$49 00	@ \$52 00
5/4, 6/4 and 8/4 in. 1st and 2ds.....	53 00	58 00
4/ in. Common	36 00	40 00
5/4, 6/4 and 8/4 in. Common.....	40 00	44 00
4/4 in. Culls	24 00	27 00
5/4, 6/4 and 8/4 in. Culls.....	26 00	30 00

SHINGLES—

(New York Lighterage Limits.)

6 x 18 No. 1 Heart Cypress Shingles.....	\$7 50	per M.
6 x 18 No. 1 Primes or A's.....	6 50	per M.
Extrocedas	\$4 00	@ \$4 15
6 x 18 No. 1 Red Cedar.....	4 50	4 75

HARDWOOD.

White Ash, 4/4 in., 1st and 2ds.....	52 00	55 00
White Ash, Common	36 00	38 00
Brown Ash	38 00	38 00
Basswood	37 00	40 00
Basswood, Common	32 00	34 00
Red Birch	50 00	52 00
Red Birch, Common	30 00	33 00
White Birch	40 00	42 00
White Birch, Common	28 00	30 00
Cedar	36 00	40 00
Cherry, 4/4, Nos. 1 and 2.....	100 00	.....
Cherry, Common	54 00	54 00
Chestnut, 4/4, 1st and 2ds.....	48 00	50 00
Chestnut, Common, 4/4, 1st&2ds.....	38 00	40 00
Cypress 1st and 2ds, 1 in.....	42 00	45 00
" 4/4 selects	42 00	.....
" 4/4 shop	30 00	.....
" 4/4 common	25 00	.....
Elm	25 00	30 50
Hazel	35 00	50 00
Mahogany	60 00	90 00
Maple, 4/4, 1st and 2ds.....	30 00	32 00
Walnut, Nos. 1 and 2.....	100 00	115 00
Walnut, Rejects	57 50	67 50
Yellow Poplar, rough, 5/8, 1st and 2ds, Sm. and up.....	42 00	45 00

STONE.—Conditions have greatly improved for cut-stone and granite. Money has become almost if not quite "easy," and business is picking up. Prices, however, as actually taken, either for rough material or for stonework, are much reduced from the boom period. About fifty per cent of the firms have little to do, twenty-five per cent are going along fairly, and twenty-five per cent are busy.

In general work is picking up. A good deal is going on in the Washington Heights district, also in New Jersey, and Brooklyn is reviving, especially along the subway lines. General contractors are able to make advantageous terms when they can present propositions in the best form,—often as much as twenty-five per cent less than former costs.

The contract for the stonework for the Second Battery Armory, at Franklin av and 180th st, Bronx, went to George Brown & Co. Long Meadow stone is called for, which Michael Cohen & Co. will furnish in the rough. C. C. Haight is the architect. Guidone & Gillardi general contractors.

Prices at which business is being taken disclose reductions in marble, limestone, freestone and bluestone. Belleville brownstone is out of the market, and Long Meadow freestone is growing in popularity. Competition is sharp, and few firms are willing to let a contract pass them by without making a very close figure for it.

Under such circumstances quotations are in a greater or less degree nominal, though this condition of affairs may not long continue.

STONE.—Wholesale rates, delivered at New York.

Nova Scotia in rough, per cu. ft. \$	90 @ \$	.....
Ohio freestone	85	90
Minnesota freestone	75	.....
Longmeadow freestone	85	.....
Brownstone, Portland, Conn.....	60	75
Scotch redstone	1 05	.....
Lake Superior redstone.....	1 10	.....
Granite, Maine	45	50
" grey	50	90
" black	75	3 00
" Milford Pink .....	.....	1 00
" Picton Island red granite .....	.....	1 20
" Picton Island pink gran. ....	.....	1 25
Limestone, buff and blue.....	.....	80
Kentucky Limestone .....	.....	90
Portage or Warsaw Stone.....	90	.....
Caen	1 25	1 75
Vermont white building marble.....	1 00	1 50
South Dover building marble.....	1 40	.....
Bennington building marble.....	1 25	.....
Georgia building marble.....	1 40	2 00
Tennessee Marble	2 35	2 50
Wyoming Bluestone .....	.....	90
Hudson River Bluestone (promiscuous sizes, per cu. ft.)..	80	.....

Auto Races and House Wreckers.

The purchase of 750 chairs and about 100,000 feet of board lumber by the B. W. Greene, Jr., Company, 18th st and Av B, wreckers, has disclosed some interesting facts about the long chances taken in business ventures nowadays. An enterprising promoter saw visions of quick and easy money in providing seats placed in advantageous positions along the course of the recent Briarcliff automobile race. He invested over \$1,300 in the erection of a large grandstand and the purchase of hundreds of chairs. There was a tremendous crush at the race. In this respect his anticipations were borne out. But the total receipts from those who wanted to view the race from a grandstand were just \$32 and some odd cents. He had no more use for chairs and quickly disposed of them to the B. W. Greene, Jr., Company, as well as the material in the grandstand.

When the company's men went up to Briarcliff to remove the material to the storage yards at Av B and 18th st, they found a man with about 1,400 nicely prepared sandwiches in his hands. Inquiry developed the fact that this promoter had 1,500 sandwiches ready for the sight-seers, but that less than one hundred were disposed of. The company did not purchase the sandwiches, but the employees of the wrecking company "demolished" a large part of them.

Roofing Troubles Eliminated.

A business man finds it exceedingly good to have a clothes-cleaning establishment act as his valet and keep all of his wardrobe in first-class condition. A parallel to this elimination of petty annoyances in the everyday life can be found in various callings, but none so well as in the roofing business. The name of the Roof Maintenance Company, 55 E. 124th st, is indicative of this. Mr. L. C. Anderson, the president, states that an owner of a building can leave the care of a roof in the hands of his concern with as much assurance as he would leave his clothes to be attended to by a cleaner and renovator. The Roof Maintenance Company assumes the responsibility of keeping the roof of a house in perfect condition. The contract generally extends over a period of years, so that when the owner signs it he wipes off his business slate all of the grievances which tenants constantly make about leaky ceilings. The business of maintaining roofs has developed with the use of that part of apartment houses as drying places. An observer in a Sixth or Eighth av "L" in Harlem on washday can see enough linen on the roofs of apartment houses to open a big store. The result of this has been to require stronger roofs and more diligence in repairing them.

Depression Boomed Fire Brick.

According to Mr. Oscar R. Micais, of the Kreischer Brick Mfg. Co., 119 E. 23d st, the industrial depression of last winter had a curious effect on the fire brick business, causing an increase in the sales of that commodity. When Mr. Micais remarked in the course of a conversation that sales of face brick were not particularly large or frequent, but that the sales of fire brick were so satisfactory as to almost surpass in the aggregate those for the same period last year, the Record and Guide representative asked him for the cause of the discrepancy.

"When business is booming manufacturers do not close down to make repairs that are required from time to time, unless they are urgent," said Mr. Micais, "and the owners postpone them until a dull season. After so many plants closed down during the depression of last winter opportunity was afforded to make any alterations, improvements or changes that were wanted. The putting in or replacing of fire brick around the boilers, smokestacks and other parts of the factories where there is intense heat, was one of the first of the alterations to be made, and advantage was taken of the dull period to do this. The result was that orders for this class of brick came in more frequently and business in this line has been good."

Mr. Micais' statement was echoed by other brick supply dealers, although it was generally admitted that the orders did not come so fast that they could not be filled. Fire brick used where the heat is intense, as at blast furnaces, has to be replaced once or twice a year. In some parts of Pennsylvania a temperature of 4,500 degrees is kept up continually, notably at immense furnaces, and the brick does not endure the intense heat many months.

"I am not a calamity howler," said Mr. Micais, in discussing business conditions, "but I think that we can see now nearly all of the construction work that will go ahead this year. It is not much, and a good year should not be expected. Bills are not being discounted as frequently as they were last year, and more time is being requested on accounts. In the brick business payment is usually made not later than 30 days after delivery, but this time is too short for some of the contractors now."

The Kreischer Mfg. Company recently shipped an order for 300,000 fire brick to a Southern point.

Success Begets Success.

When the merits of any commodity are apparent it needs little booming. A illustration of this occurred the other day. Mr. C. Klock is replacing a Colonial mansion in Syracuse, N. Y., with a modern residence. The structure has been in the possession of the family for several generations, and when it was decided to erect a brick house it was also desired to perpetuate the white exterior of the old home. Mr. Klock came to New York to see what he could find in the way of building material to carry out this plan. While at the Waldorf-Astoria he called up Mr. Woodruff Smith, of the Sayre & Fisher Company, 261 Broadway, and asked him what the company had in the way of brick to help him out. Mr. Smith took him down to the City Investing Building, the facing and courts of which are covered with "white porcelain" enamel brick, about one million having been employed. Mr. Klock looked over the front of the structure on Cortlandt st and Broadway and he was satisfied. The result was that he ordered the same kind of enamel brick for the exterior of the residence he is putting up at Syracuse. About 40,000 will be needed.

BUILDING OPERATIONS.

Assay Office Building to Have High Chimney.

WALL ST.—The new United States Assay office building, for which bids are to be opened on May 12, to be erected at Nos. 30-32 Wall st, will provide for a brick, stone, reinforced concrete structure, 11-stys, 50x75 ft. A remarkable feature of the building will be the construction of a chimney over 400 ft. high, which will be the largest stack in Manhattan. This stack is considered necessary to carry off the poisonous fumes in the melting and refining of different metals, and this height is deemed essential on account of the surrounding lofty business buildings. James Knox Taylor, supervising architect, of Washington, D. C., has charge of the improvement. Previously mentioned.

Plans Ready for 3d Avenue and 121st Street Building.

MANHATTAN.—B. & J. P. Walther, 147 East 125th st, have completed plans for the two 5-sty warehouse and stable buildings, 126x100 ft., and 25x100.11 ft., to be erected by Edward Callan, of 119 West 120th st, on the southwest corner of 3rd av and 121st st, and on the north side of 120th st, 100 ft. west of 3rd av, at a total cost of \$120,000. Seven buildings will be demolished. The exterior material will be of brick, bluestone trimmings, gravel roof, with steam heat, metal ceilings throughout. Cowperthwait & Sons (Furniture) will occupy the buildings under a long-term lease. No building contracts have yet been placed.

Broadway and 162d St. improvement.

BROADWAY.—C. M. Silverman & Son, 3492 Broadway, will soon erect at the southeast corner of Broadway and 162nd st a 6-sty high-class apartment house, 99.11x90 ft., to cost in the neighborhood of \$175,000. Plans for this are now being prepared by Messrs. Neville & Bagge, 217 West 125th st. At the southwest corner of Broadway and 162nd st, Henry T. Bulman, of Broadway and 156th st, is about to erect from plans by Schwartz & Gross, a similar 6-sty high-class apartment house to cost \$200,000. (See issue of April 25, 1908.)

Ten-Story Loft Building for Rose St.

Private plans are now being prepared and the general contract has been awarded to the Libman Contracting Company, No. 1968 Broadway, for the erection of a fireproof ten-story steel frame elevator loft building to be situated on a plot about 25x92 ft., at No. 53 Rose st. Work will be commenced about August 1st. The front will be of light brick with granite and limestone trimmings, the interior will have metal ceilings and hardwood floors. Mrs. Louise Leavitt is the owner.

New Stone Works in Austin Place, Bronx.

Architects Moore & Landsiedel, 5th av and 148th st, state that plans are in progress for the erection of a frame 2-sty stone works to cover a plot 175x100 ft., for the Borough Cut Stone Co., of 142nd st and Walnut av, to be situated on the north side of Austin Pl, 71 ft. north of 144th st, Bronx. There will be two buildings both front and rear each 175x25 ft., and the space between will be trussed over and will have a traveling crane.

People's Palace at Jersey City to be Enlarged.

Architects Dodge & Morrison, of 82 Wall st, Manhattan, are receiving estimates for the construction of an addition to the People's Palace at the corner of

Bergen av and Forrest st, Jersey City. The addition will be of brick and stone construction, four stories, and will measure 50x100 and contain a swimming pool and gymnasium. All modern improvements are called for and the estimated cost of construction is about \$100,000.

Elevator Apartment for Claremont Av.

CLAREMONT AV.—Joel Marks, of 198 Broadway, will build a 6-sty elevator apartment house, 100x100 ft., on the east side of Claremont av, 100 ft. north of 122d st, from plans now being made by John C. Watson, 217 West 125th st. Plans will be ready for estimates on Monday, May 4. The building will be entirely up to date: elevator, electric lights, parquet floors, private safes, mail chute, garbage receptacle, beam ceilings, etc.

Bedford Avenue Improvement

BROOKLYN.—Shampan & Shampan, 772 Broadway, Brooklyn, are preparing plans for remodeling two 3-sty brick buildings into a bank and studio building, with a residence at Nos. 292-294 Bedford av, Brooklyn, for A. Grewsschski & Co. (bankers), of which L. W. Schwenk is president. Plans will be ready in ten days. The estimated cost is placed at \$25,000. The entire exterior of the building will also be changed.

Bids Opened.

Bids were received at the Isthmian Canal Commission, Washington, for furnishing 60,000 sheets galvanized-iron corrugated roofing and 30,000 lin. ft. galvanized ridging: U. S. Steel Products Export Co., 24 State st, Manhattan, \$52,998, \$62,558, 90 days; Youngstown Iron & Steel Refining Co., Youngstown, Ohio, \$67,599, 100 days; Youngstown Sheet & Tube Co., Youngstown, Ohio, \$50,996, 50 days.

Bids were opened by the engineer of the third light house district for making repairs to light house tender Mistletoe as follows: Frank McWilliams, West New Brighton, N. Y., \$964, accepted; Theo. Smith Sons Co., Jersey City, N. J., \$1,335; T. A. Verdon Co., West New Brighton, N. Y., \$1,530; the Burlee Dry Dock Co., Port Richmond, N. Y., \$2,215; the Griscom-Spencer Co., New York City, \$3,300.

Bids were received at the office of James Knox Taylor, Superv. Arch., Treasury Dept., Washington, D. C., for construction of a post-office building at Ithaca, N. Y.: Cecil L. Saunders, Cleveland Ohio, \$80,000 (low bid). Other bidders were: A. E. Badgeley, Binghamton, N. Y.; R. Richards & Son, 42 Elizabeth st, Utica, N. Y.; M. J. Ford, Binghamton, N. Y.; Driscoll Bros. & Co., 134 South Aurora st, Ithaca, N. Y.; W. H. Fissell & Co., New York; Henry Shenk, Erie, Pa.; F. W. Carlin Construction Co., Brooklyn, N. Y.; Ambrose B. Stannard, St. James Bldg., New York; George Sykes, 1123 Broadway, New York; F. T. Nesbit & Co., 116 Nassau st, New York; William R. Compton Realty & Building Co., Elmira, N. Y.

Bids were opened by the Board of Education, Monday, April 27th: No. 1, for installing heating and ventilating apparatus in P. S. 16, Bronx, Harry L. Philip, \$31,872 (low bid). Other bidders were: Frank Dobson Co., Inc., James Curran Mfg. Co.; Raisler Heating Co., E. Rutzler Co., Daniel J. Rice, John Hankin & Bro., Gillis & Geoghegan. No. 2, for installing heating and ventilating apparatus in New P. S. 56, Queens, Gillis & Geoghegan, \$25,350 (low bid). Other bidders were: Frank Dobson Co., Inc., Raisler Heating Co., James Curran Mfg. Co., E. Rutzler Co. No. 3, for installing heating and ventilating apparatus in P. S. 90, Queens, Gillis

& Geoghegan, \$41,950 (low bid). Other bidders were: Frank Dobson Co., Inc., Raisler Heating Co., E. Rutzler Co. No. 4, installing electric equipment in P. S. 155, Brooklyn, Irving A. Bogan, \$9,430 (low bid). Other bidders were: Reis & O'Donovan, Inc., Peet & Powers, Cowden & DeYoung, T. Frederick Jackson, Inc., Commercial Construction Co., Griffin & Co. No. 5, for installing fire alarm telegraph system in P. S. 2, 3, 16, (old), 22, 24, 30, Richmond, Frederick Pearce Co., \$1,624.50 (low bid). The only other bid received was that from the Commercial Const. Co. No. 6, for furnishing and delivering materials and supplies to the hall of the Board of Education, Manhattan, and also to various schools in the Bronx and Queens (these bids are to be tabulated). No. 7, for forming offices, committee room, on the ninth floor of the Hall of the Board of Education, Manhattan, Abram I. Kaplan, \$1,295 (low bid). No. 8, for furnishing and applying double acting mortise and surface bolts to exit doors for various schools, Bronx, Wm. H. Quinn, \$794 (low bid). No. 9, for the erection of partitions forming three new classrooms, wardrobes, on first story of P. S. 32, Bronx, John J. Tully, \$1,190 (low bid).

Contracts Awarded.

Contract for furnishing lamp standards for the custom house at Baltimore, Md., has been awarded to Edward P. Caldwell & Co., of 38 W. 15th st, Manhattan, time, August 31, 1908.

MANHATTAN.—Carrere & Hastings, 225 5th av, architects for Samuel H. Valentine's residence to be erected at 5 East 67th st, have awarded the general contract to Edw. Outwater, 225 5th av.

MANHATTAN.—William Kean Sons obtained the contract for extensive changes to the two 4-sty dwellings, Nos. 8-10 East 86th st, owned by E. N. Taylor, 99 Franklin st. Richard Berger, 309 Broadway, architect.

MANHATTAN.—Contract has been awarded to Otto Melin, 176 Wooster st, for alterations to the store and tenement, No. 31 Barrow st, from plans by Carl P. Johnson, 8 East 42nd st. G. Ramazzotti, 128 Bleecker st, is owner.

MANHATTAN.—New York Life Insurance Co., 346 Broadway, has awarded to Hughes Bros., 162 West 27th st, the contract for installing interior fireproof partitions in the 12-sty office building Nos. 346-348 Broadway. Frederick E. Hill, 1 Broadway, prepared the plans.

MANHATTAN.—Richard Deeves & Son, 309 Broadway, have obtained the general contract to enlarge the 4 and 6-sty dyeing factory for Rees & Rees, No. 232 East 40th st, from plans by Frank A. Rooke, 489 5th av. Joseph Schwartz, 201 East 40th st, has the plumbing contract.

M. Gould's Son & Co., 83 Reade st, inform that they have received the contract for furnishing and erecting all the bronze and glass counter railings for the Manufacturers National Bank, Newark, N. J., as per plans and specifications furnished by Thomas Cressey, architect, Newark.

MANHATTAN.—Norman Fireproof Construction Co., 412 East 125th st, has received the contract for fireproof work on the 8-sty warehouse, No. 322 West 43d st, owned by Mary C. Pease, 19 West 42nd st, and the 5-sty office building, No. 22 Pine st, for the Fourth National Bank, 14 Nassau st. Robert T. Lyons, 31 Union sq, architect.

Estimates Receivable.

By the Commissioner of Bridges, Thursday, May 7, for the construction of a bridge floor at the Metropolitan av bridge, Brooklyn.

By the Commissioner of Docks, Thurs-

day, May 7, for preparing for and building a new ferry house at the Manhattan terminal of the Staten Island Ferry, at the foot of Whitehall st, East River.

By the Fire Commissioner, Wednesday, May 6: No. 1. For furnishing and delivering 7,000 ft. of 3½-in. rubber fire hose for Manhattan. No. 2. For furnishing 3,000 ft. of 3½-in. rubber fire hose for Brooklyn.

MANHATTAN.—Warren & Wetmore, 3 E. 33d st, have completed plans and will receive bids after May 1 for the 7-sty residence, 50x81 ft., to be erected at 47 and 49 East 52d st, for W. K. Vanderbilt, 660 5th av. Estimated cost is \$150,000.

ALBANY, N. Y.—Bids are asked by the Trustees of Public Buildings, Capitol, until noon, June 2, for constructing the N. Y. State Education Building on Washington st, Albany. Robert H. Fuller, Secy. Palmer & Hornbostel, 63 William st, Manhattan, architects.

MERIDEN, CONN.—Bids will be received by the Armory Commission, of which Governor Woodruff is chairman, at the office of the Adjutant General, Hartford, until May 7, for the erection of the proposed armory on East Main st, planned by Architect C. S. Palmer. Building will be 178x145 ft., of brick, and will cost approximately \$90,000.

By the President Borough of Manhattan, Tuesday, May 5: No. 1. For labor and materials required for erecting a building for an engine company, to be located on the bulkhead at the foot of 132d st, Harlem River, Manhattan. No. 2. For labor and materials required for erecting a building for an engine company, to be located on the pier at the foot of 35th st, North River, Manhattan.

By the Board of Water Supply, in the office of the Board, No. 299 Broadway, Tuesday, May 12: No. 1. For the construction of a field office building for division and section engineers in the employ of the Board of Water Supply in the town of Marbletown, Ulster County, N. Y. No. 2. For the construction of the Wallkill pressure tunnel, being a portion of Wallkill division of the Catskill Aqueduct, crossing under the valley of the Wallkill River, in the towns of New Paltz and Gardiner, Ulster County, N. Y.

Bids will be received by the Superintendent of School Supplies, Monday, May 4: No. 1. For alterations, repairs, etc., to Public Schools 7, 34, 42, 62, 71, 75, 92, 105, 110, 120, 147, 177 and 188, Borough of Manhattan. No. 2. For installing electric equipment in Public School 56, on the corner of Elm st and Orchard av, Richmond Hill, Queens. No. 3. For installing additions and alterations to the heating and ventilating apparatus in Public School 35, Decatur st and Lewis av, and Public School 54, Walworth st, near Myrtle av, Brooklyn.

Bids will be received until 12 o'clock, noon, May 11, for remodeling the City Hall, New Britain, formerly the Ruswin building. The changes include iron beams and girders, steel shutters and window frames for the vaults, new vault doors, new elevator enclosures, a large amount of marble and tile work, terrazzo floors, new plumbing, electric work, overhaul the steam heating apparatus, metal lath and corner beads, hard plaster, etc. McKim, Mead & White, 160 5th av, Manhattan, are the architects. The plans may be obtained of F. C. Costello, Shultz & Costello, 242 Main st, New Britain.

Apartments, Flats and Tenements.

MANHATTAN.—Selma Leschhorn, 251 East 48th st, owner, Frank Hausle, 81 East 125th st, architect, will improve the 4-sty flat, No. 319 West 35th st, at a cost of \$5,000.

MANHATTAN.—H. J. Coles, 2120 Broadway, is preparing plans for interior

changes to the 4-sty flat building, No. 139 Lexington av, owned by Guy M. Gest, 277 Broadway.

MANHATTAN.—David W. King, 1133 Broadway, is making plans for \$6,000 worth of alterations to the 3-sty flat, No. 517 9th av, for Laura Bloch, 294 Pulaski st, Brooklyn.

MANHATTAN.—The 5-sty flat building, No. 122 West 20th st, will be improved at a cost of \$7,000. Rebecca Haines, 990 Trinity av, owner; M. Zipkes, 353 5th av, architect.

MANHATTAN.—P. J. Kane, 735 East 150th st, will build at Nos. 56-60 West 142nd st, a 6-sty flat building, 37.6x86.11 ft., to cost \$80,000. F. C. Browne, 143 West 125th st, is making the plans.

MANHATTAN.—C. H. Dietrich, 338 East 49th st, is preparing plans for \$10,000 worth of alterations to the 5-sty flat buildings, Nos. 1158-1162 3rd av, owned by Rosa Herzog, 114 East 71st st.

METROPOLITAN, L. I.—Valentine Oster, 361 Johnson av, will build in Emma st, northeast corner Nurge st, Metropolitan, from plans by L. Berger & Co., two 2-sty brick stores and dwellings, 17x55. Cost, \$7,000.

EVERGREEN, L. I.—Work will be started soon by John Heusner, 24 Forest av, Ridgewood, for two 3-sty brick tenements on Wilton av and Glasser st, Evergreen, 20x55 ft. Cost, \$8,000. Architects, L. Berger & Co.

RIDGEWOOD, L. I.—Plans are ready for one 3-sty brick flat and store, 20x60 ft., to be erected on Edsall av, n e cor Anthon av, Richmond, for Hall Stier, 33 Van Cortland av, Ridgewood. Architects, L. Berger & Co.

BROOKLYN, N.Y.—Hedman & Schoen, 25 W. 42nd st, have completed plans for remodeling the 10-sty apartment building, 62 and 64 Montague st, Brooklyn, for the Harbor & Suburban Saving & Building Association, 21 E. 14th st.

LONG ISLAND CITY, L. I.—Lockwood st, e s, 351-371 s Jamaica av, L. I. City, will be improved by W. P. Nallen, 391 Fourth av, L. I. City, from plans by H. L. & D. Spicer, two 4-sty brick tenements, 25x64. Cost, \$15,000.

WATERBURY, CONN.—Architect C. Jerome Bailey, Waterbury, has prepared sketches for a new block to be erected at West Porter and Bank sts for John L. Fernandez. The block will contain two stories and twenty tenements, and will be four stories high.

MANHATTAN.—Schwartz & Gross, 345 5th av, architects for the new apartment house to be built at Broadway and 162nd st, for H. T. Bullman, 160th st and Fort Washington av, are taking bids on separate contracts. This building will be non-fireproof, brick and stone, six stories high and 95x100.

MANHATTAN.—Messrs. Moore & Landsiedel, 3rd av and 148th st, are preparing plans for two flats, 37.6x105.5 ft., to be erected on the north side of 150th st, 100 ft. east of Morris av, Bronx, at a total cost of \$100,000. Alliegio & Spallone Const. Co., 150th st and Morris av, are the owners and general contractors.

MANHATTAN.—Moore & Landsiedel, 3rd av and 148th st, have plans in progress for a 5-sty brick flat, 53x90 ft., for Donald Robertson, 256 W. 108th st, to be erected at the southeast corner of St. Nicholas av and 173rd st, to cost about \$60,000. Building will have steam heat, hardwood trim and all modern improvements.

MANHATTAN.—The Construction Department of the real estate office of Leon S. Altmayer, 62 East 86th st, will alter for a client the 4-sty and basement tenement, No. 19 First av. The alteration will consist of the installation of three stores and a photographer's gallery on the top floor. Plans and specifications

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can be seen daily between 9 and 10 a. m. No contracts have yet been awarded.

JERSEY CITY.—Plans have been completed by Architect John A. Resch for the erection of a three-family flat for Lewis Bollareni, of 42 Stevens av. Brick construction, three stories, 22x60 ft. According to specifications the building will be faced with pressed brick and trimmed with bluestone, equipped with ranges, slate tubs, mantels, open plumbing and other improvements. Cost about \$10,000.

MANHATTAN.—Maximilian Zipkes, 353 5th av, is preparing plans for alterations to the following tenements: Madison av, Nos. 1833 and 1835, K. Feinstein, owner; 5th st, No. 515 East, Braunstein Bros., owners; Hester st, No. 3, Schanicupp & Goldberg, owners; Ludlow st, No. 54½, Helen Schanicupp, owner; Willet st, No. 57, Helen Schanicupp, owner; 79th st, No. 317 East, Mrs. B. Goldberry, owner; Hester st, No. 44, Jacobs Estate, owner; 20th st, No. 122 West, Louis Haines, owner; Fulton st, Brooklyn, No. 3034, H. Karp, owner; Concord st, Brooklyn, Nos. 231, 233 and 235, J. Solomon, owner; Mulberry st, No. 238, La Gagnina, owner; Essex st, Nos. 153, 155 and 157, G. W. Folsom, owner; Stanton st, No. 113, G. W. Folsom, owner; 3rd st, No. 162 East, G. W. Folsom, owner; Goerck st, Nos. 51 and 53, Schanicupp & Goldberg, owners; Essex st, No. 73, Calman Bros, owners; Broome st, Nos. 227 and 229, Calman Bros., owners.

Banks.

PORT RICHMOND, S. I.—No contracts have been let yet on the bank to be built at Port Richmond by the Port Richmond National Bank, architect for which is Jas. Whitford, of Port Richmond, 3-stys, 38x45 ft.

Churches.

BAYONNE, N. J.—Ground has been broken at Av E and 23d st, Bayonne, for the erection of a \$70,000 edifice for the congregation of St. Joseph's Roman Catholic Church. The pastor is the Rev. Father Szikora.

JERSEY CITY, N. J.—Rev. James A. Parker, pastor of the Second United Presbyterian Church, on Hancock av, has taken the first step toward a new church in appointing a committee to select a building site.

ALBANY, N. Y.—At the parish meeting of the Church of the Atonement the vestry was requested to take steps to carry out its plans for the erection of a new edifice on the plot of ground owned by the church and located on Quail st, southeast corner Spring st.

MONROE, N. Y.—The Methodist Society of Monroe is entertaining a proposition to sell the present building, and a committee consisting of Solomon Fairchild and Ernest Eichenberg, has been appointed. In case the society should sell, a new house of worship will be erected on Main st.

NEWARK, N. J.—G. Trautwein, 111 Peshine st, Newark, has obtained the general contract for the new church to be built on Peshine av, Newark, by St. Matthew's Evangelical Lutheran Congregational Church. Plans were prepared by Architect David Kops, of 97 Kearny st, Paterson, N. J.

MANHATTAN.—Edw. I. Shire, 110 E. 23d st, has awarded the Baldwin Engineering Co., 107 W. 17th st, steam heating, and Fred. Turkowsky, 28 2d av, plumbing for the brick synagogue, 50x137 ft., at northeast corner 7th av and 114th st, for the Congregation of Anshe Chesed, 160 E. 120th st, to cost \$100,000.

WATERTOWN, N. Y.—Changes are soon to be made at St. Patrick's Roman Catholic Church, Watertown. Architect Charles R. Lamb, who designed the Flower library, is at work on plans for

the work. Bids have been opened, but the contract has not been awarded as yet. The work will commence within a week or two.

HARTFORD, CONN.—Architects Cram, Goodhue & Ferguson, 5th av, New York, have completed plans and estimates are now being received for the new edifice to be erected on Farmington av for St. John's Episcopal Church. It will be about 40x120 ft., with a wing about 30x50 ft., constructed of trap rock, with slate roof, furnace heat, electric lights. The seating capacity will be about 400. A new organ will be required.

Court Houses.

KINGS COUNTY.—Parfitt Bros., 26 Court st, Brooklyn, have completed plans for the 2-sty addition, 126x400 ft., to the Kings County Court House on Court sq. \$500,000 is the estimated cost. Bids will soon be received.

Dwellings.

ROCKAWAY BEACH, L. I.—Dodge and Ocean avs, Rockaway Beach, will be improved by G. A. Lotz with five frame dwellings, 12x56.

WOODHAVEN, L. I.—F. J. Kain, 159 Benedict av, will build on Woodland av, e s, 60 n Ferris st, Woodhaven, two 2-sty dwellings, 20x46 ft., to cost \$5,000.

UNION COURSE, L. I.—A. J. Card, 270 West 4th st, will erect eight 2-sty frame dwellings in Chestnut st, s s, 350 e Union pl, Union Course. Architect, Chas. Wesel.

CORONA, L. I.—At Corona, Randall av, e s, 150 n Washington pl, will be improved by Alex. Witherby, 157 National av, Corona, with one 2-sty dwelling, 20x36 ft. Cost, \$3,400.

TROY, N. Y.—William F. Nartin will erect several dwelling houses on 26th st, Upper Troy, near 2d av.—J. F. Wilkes will erect a 2-sty frame dwelling house at 3 Larch av, to cost \$5,000.

JAMAICA, L. I.—Union av, w s, 90 Union Park av, Jamaica, will be improved by Frank L. Ferguson, Fulton st, Jamaica, with one 2-sty frame dwelling 21x36 ft., to cost \$4,500.

BROOKLYN MANOR, L. I.—A. W. Gustafson, 1286 Jamaica av, Woodhaven, will erect on Manor av, e s, 40 s Avondale av, Brooklyn Manor, one 2-sty frame dwelling, 22x44 ft. Cost, \$4,000.

NEWARK, N. J.—C. F. Zachan, architect, has drawn plans of two frame dwellings that Mrs. Minnie B. Galon will erect at 395 and 397 South 9th st. The estimated cost for both is \$10,000.

ROCKAWAY, L. I.—One 2-sty frame dwelling will be erected on Washington av, n w cor Sixth av, Rockaway Park; owner, John J. Connell, 100 Hunter av, L. I. City; architect, W. Smith. Estimated cost, \$5,000.

NEW HAVEN, CONN.—Foundations have been completed for the new house to be erected on Dixwell av for Martha A. Munson. Hemingway & Pratt are the builders, F. A. Warner doing the mason work. The painting is not let.

NIAGARA FALLS, N. Y.—Mrs. Margaret M. Gassler and Tarence M'Garigle will erect a \$4,500 brick veneer dwelling on Ontario av, while Mr. M'Garigle wants to construct a frame 2-sty house to cost \$1,600, on Spruce av.

HARTFORD, CONN.—Architect A. Raymond Ellis has completed plans and bids will be received for a new residence to be erected on Mountain st by Frederick Smith; frame construction, 25x34 ft., hot water heat, gas and electric lights.

NEW HARTFORD, CONN.—Plans of Architect E. E. Benedict, of Waterbury, are being figured for a new residence on Main st for Frank O. Marble; frame, 36x25 ft., hot water heat, cypress trim, birch doors, shingle roof, etc. Cost, about \$5,000.

ALBANY, N. Y.—U. G. Stockwell has secured permits for the erection of 22 2-sty and attic dwellings on Manning boulevard, between West Lawrence and North Allen sts, in the West End. The houses will be of brick with stone fronts and will be modern in every respect.

CLINTON, N. Y.—The slightly ridge on which Hamilton College stands is being gradually covered with fine residences, and it is now reported that Prof. F. M. Davenport, of Hamilton College, is to construct a modern residence upon one of the most attractive sites on the ridge.

ALBANY, N. Y.—Hon. John T. McDonough will erect three small houses on Main av, to cost about \$6,000 each.—Architect H. G. Wichmann has prepared plans for a residence on Myrtle av for Hugh J. Collins.—Frank Crannell, Jr., will erect a house on North Pine av. Bids will be received June 1.

FLUSHING, L. I.—Messrs. Stern & Morris, 103 Park av, state that they have prepared plans for a 3-sty brick 2-family dwelling and store, 19x55 ft., to be erected on a plot 19x100 ft., on the north side of Amity st, 184 ft. west of Union st, Flushing, L. I., to cost \$6,500. Harry Comrinse, 4 East 117th st, Manhattan, the owner, is now ready for bids.

JERSEY CITY, N. J.—Plans have been completed by Architect John A. Resch for the erection of eight 2-family houses by Wisconsin Jackson, the real estate operator and builder of 554 West Side av. The buildings will be located on Ege av, between West Side and Mallory avs. The specifications call for modern improvements, including open plumbing, cabinet mantels, hot air furnaces, tiled vestibules and chestnut trim. The estimated cost is \$24,000.

NEWARK, N. J.—David B. Mulcahy, builder, who has built a number of houses in the North End, is about to begin work on the erection of six 2½-sty frame 2-family dwellings at 11 to 17 Seabury st and 43 and 45 Delavan av. The buildings, which will be detached, will each measure 22x50 ft. Separate steam heating plants, ranges, baths and washtrays are to be installed. The total expenditure will be about \$24,000.

Factories and Warehouses.

DUNKIRK, N. Y.—The stockholders of the Canadaway Fertilizer Co. have decided to erect a new plant to replace the one destroyed by fire recently, of brick, concrete and fireproof.

BROOKLYN.—Contract has been let to the Schneeman-Callister Construction Co., 4521 5th av, Brooklyn, N. Y., to remodel a 3-sty factory building for E. B. Jordan & Co., 129 Degraw st, Brooklyn.

NEWARK, N. J.—James S. Pigott is the architect of the brick warehouse that Max Hertz will erect at 54-58 Oliver st.

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The structure will measure 70x42 ft., and it will be three stories high. The estimated cost is \$20,000.

JERSEY CITY, N. J.—The Wisconsin Chain Co., of Wisconsin, is to make Jersey City its home. No transfer has yet been made, but it is said that the company will purchase a large tract of land and erect a large factory in which they will employ an extensive force of laborers.

HARTFORD, CONN.—Engineer Geo. B. Allen has prepared plans and will receive bids at once for a new factory to be erected in this city. Plans provide for a brick building, 60x250 ft. Mr. Allen is also drawing plans for a large brewery near Montreal, Canada, which will cost about \$250,000.

BUFFALO, N. Y.—Architects Esenstein & Johnson, 775 Ellicott sq., Buffalo, N. Y., will very shortly take bids on the remodeling of the warehouse for which they have prepared plans for the Corn Products Co., of the same city. Plans call for a brick building, 5 stories high, general interior changes.

SYRACUSE, N. Y.—The Heffron-Tanner Co. has taken possession of its new factory and warehouse at the corner of Richmond av and Tracy st. It was said this week that plans are being prepared for a new fireproof 4-sty soap factory which is to be erected on the land purchased. This is to cost \$50,000.

HARTFORD, CONN.—Architects Zunner & Sellew are drawing plans for a new factory to be erected by the Eagle Dye Works. The site has not been definitely decided. The building will be 35x48 ft., three stories high, constructed of brick with gravel roof, steam heat, galvanized iron cornices, skylights and probably electric freight elevator. The interior will be largely concrete.

KEARNY, N. J.—Eugene J. and Sidney S. Schwarz and William Matthews, partners, trading as E. J. Schwarz & Bros. Co., of Cross and Ring sts, Newark, have just purchased from the Central Building and Loan Association, of the same town, a large factory site in the Kearny meadows. The property acquired is located in the southeast corner of Harrison and Greenfield avs, just west of the large plant of Swift & Co., with a frontage of 500 ft. on Harrison av and a depth of 641 ft. extending to Boland st, on which street the frontage is 570 ft. The frontage on Greenfield av amounts to 260 ft.

Halls and Clubs.

GENEVA, N. Y.—Plans have been completed by Arthur E. Nash, arch., Geneva, for a city hall to cost about \$100,000.

PATERSON, N. J.—Fred. W. Wentworth, Citizens Trust Co. Bldg., Paterson, is ready for estimates for a 2-sty club building, 47x112 ft., at 130 and 132 Hamburgh av, for the Lincoln Club.

TORRINGTON, CONN.—Competitive plans have been received for the new club house to be erected by the Torrington Club. It will be of brick construction and will cost about \$35,000. The building committee consists of E. H. Hotchkiss, C. H. Alvord and R. C. Swayze.

BAYONNE, N. J.—The building committee of the Bayonne City Republican Club has adopted plans for its proposed new club house. The committee decided to go ahead with the new building as soon as possible and it is expected ground will be broken in May. The cost will be about \$15,000, two stories high, brick construction, with a spacious basement.

Hotels.

EAST ORANGE, N. J.—E. V. Warren, arch., 22 Clinton st, Newark, is preparing plans for a 5-sty hotel for Frank Leslie, East Orange. Bids will be received about June 1. Cost, \$125,000.

(Continued on page 854.)

BUILDING NOTES.

New York Parquet Flooring Co. have removed their office to 2 W. 125th st.

William Albert Swasey, F. A. I. A., architect, announces the removal of his offices to The Marbridge Building, Broadway and 34th st.

John T. Brady & Co., builders and general contractors, have removed their offices to the Terminal Bldg., Park av, corner of 41st st.

W. J. Taylor, general contractor will move his office from the fourth floor of the Transit Bldg., 5-7 East 42nd st to a more extensive suite on the sixth floor.

The General Electric Company, of Schenectady, N. Y., has removed its New York office from 44 Broad st to the Hudson Terminal, 30 Church st, Manhattan.

M. L. Rogell, 649 Columbus av, who makes a specialty of good painting, decorating and hardwood finishing, is ready for the spring rush and prepared to furnish estimates upon request.

Fred Dana Rhodes, consulting engineer, West Street Building, on account of the increase in his business, has been obliged to take a larger suite of offices, and has moved from the thirteenth to the fourteenth floor.

Mr. H. G. Perring, secretary of the Engineers' Club of Philadelphia, and formerly engineer with the Keystone Fireproofing Co., has been appointed by the General Fireproofing Co., of Youngstown, Ohio, as district manager at Philadelphia, with offices in the Drexel Building.

The M. B. Foster Electric Company, 1161 Broadway, Manhattan, has obtained the electrical contract for the State Armory and Arsenal at Hartford, Conn. The Whitney-Steen Co., 135 Broadway, is the general contractor. The contract for installing the electrical work in the new Provident Loan Society Building, 4th av, northwest corner 25th st, has also been awarded to the M. B. Foster Electric Co. The general contractor is Chas. T. Wills, Inc.

The members of the Building Trades and Employers' Association are rejoicing over the installation of new billiard and pool tables in the new social quarters of the association on the twelfth floor of the Builders' Exchange Building. The diversion of pool and billiards has been highly entertaining to the members and somewhat profitable to the association. The new tables are of the best and latest type and a sufficient number will be at the disposal of the members to supply the brisk demand.

C. Volney King, 517 West st, sole agent for Knickerbocker White Hydraulic Cement, has recently finished the front exterior wall of his building at 509-511 West st with this material. The cement has been blocked out to represent stone and is of interest to anyone intending to use white cement. Knickerbocker White Hydraulic Cement has been used for the ceiling of the new Importers and Traders National Bank, at Broadway and Warren st; also for the entrance hall of the apartment house at the southeast corner Madison av and 66th st.

The Fireprotection Company, Inc., 16 Cedar st, makes a specialty of improving buildings as required by the Board of Fire Underwriters and Fire Insurance Exchanges and the Building and Tenement House departments. For the past fifteen years the officers of this company have been directly connected with insurance interests, which qualifies them as experts in knowing the exact requirements necessary to reduce insurance rates. In the case of manufacturing buildings and extra hazardous risks, the Fireprotection Company has made reductions of from 20 to 40 per cent. in the insurance rate, and would be pleased to refer any one interested to a list of their satisfied clients.

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The Homeseeker Architectural Co., Nos. 45-49 John st, Manhattan, is issuing an interesting booklet of photographs of

representative up-to-date designs for suburban homes and bungalows. It contains illustrations of structures ranging in cost from \$1,000 upward. The architectural department is thoroughly equipped, and is constantly working up new ideas with the view of reducing the cost of building and at the same time introducing every feature which will tend to make the home more attractive and convenient. Their object is to furnish plans and specifications at reasonable figures, same being carefully made, figured and drawn to one-quarter inch scale, and cover the building in every detail.

A UNIQUE DISPLAY is being installed by the Alsen Cement Company, 45 Broadway, in the exhibition rooms of the Concrete Association of America, 225 5th av.

The design is that of a tomb of antiquity and it will show the variety of uses to which Alsen cement can be put. Expense is not being spared to make the display one of the most artistic of its kind.

Exhibition Buildings.

SYRACUSE.—Several Pittsburg concerns have secured contracts for structural work and building material for the first of a group of buildings for the New York State Fair, Syracuse, N. Y. The Manufacturers and Liberal Art building, which will be 516x308 ft., including wings, is one of the buildings to be first erected. The Harbison-Walker Refractories Co., Manhattan, will furnish the brick, Standard Building Construction Co. will furnish concrete, stone for the ornamental work,

while the structural iron work will be furnished by the McClintic-Marshall Construction Co.

Shipping Brick Across Continent.

The first shipment of 200,000 "Red Down Draught" brick ordered from the Sayre & Fisher Company, 261 Broadway, for the facing of the building that is being erected in San Francisco by the Royal Insurance Company of New York, will leave this week. The brick are the same as were used for the front of the handsome structure put up in New York by the Royal company, their fine appearance influencing the company to have the same brick used 3,000 miles away. The shipments will be made by rail. The structure was designed by Architects Howells & Stokes. The contractors are the Thompson-Starrett Company.

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 builder.

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

BOROUGH OF MANHATTAN.

SOUTH OF 14TH STREET.

Chrystie st, n e cor Grand st, 3-sty brk and stone store and office building, 25x75; cost, \$20,000; Michalis Kaliski, 79-81 Mercer st; ar't, Samuel Sass, 23 Park row.—148.
Thompson st, No 89, 5-sty brk and stone stable, 25x97, gravel roof; cost, \$25,000; Eighty-Nine Thompson St Co, 25 Liberty st; ar't, Otto L Spannhake, 233 E 78th st.—149.
Weehawken st, Nos 9-11, 3-sty brk and concrete stable and dwelling, 44x78, slag roof; cost, \$15,000; Thomas Lynch, 42 West Broadway; ar't, Geo M McCabe, 96 5th av.—152.

BETWEEN 14TH AND 59TH STREETS.

15th st, No 36 West, 10-sty brk and stone office and loft building, 25x98.3, tar and gravel roof; cost, \$70,000; Edward F Caldwell, 38 W 15th st; ar'ts, McKim, Mead & White, 160 5th av; b'r, Jacob Zimmerman, Broadway and 36th st.—158.
18th st, No 457 West, 1-sty brk and stone outhouse, 5.11x10.11; cost, \$450; Richard Fitzpatrick, 324 W 20th st; ar't, William Kurtzer, Spring st and Bowery.—145.
28th st, No 516 West, 2-sty concrete and iron wood shed, 61x98, corrugated iron roof; cost, \$6,000; Charity Organization Society, 105 E 22d st; ar't, G Atterbury, 20 W 43d st.—156.
41st st, No 556 W, 3-sty brk and stone stable and dwelling, 37x80, 11th av, Nos 526-528, and 20x37.1, concrete, tar and gravel roof; cost, \$25,000; Joseph Haberman, 623 W 40th st; ar't, James S Maher, 1267 Broadway.—157.
41st st, No 238 West, 1-sty brk and stone garage, 10x98.9, tar and gravel roof; cost, \$2,000; Ludin Realty Co, 259 W 34th st; ar'ts, Buchman & Fox, 11 E 59th st.—147.
3d av, w s, 25.1 n 43d st, 6-sty brk and stone stores and tenement, 50.3x87; cost, \$40,000; Isaac Cohn, 59 W 115th st; ar't, Chas B Meyers, 1 Union sq.—153.

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

Broadway, s e cor 109th st, 1-sty brk and stone stores, 100.11x50, gravel roof; cost, \$15,000; J J Astor, 840 5th av; ar't, C H Cullen, 18 W 34th st; b'r, James McWalters, 2434 Broadway.—155.
Riverside Drive, s e cor 98th st, 12-sty brk and stone apartment house, 101.4x81.9x98.6, plastic slate roof; cost, \$500,000; Century Holding Co, 141 Broadway; ar't, Wm L Rouse, 11 E 43d st.—151.

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

3d av, s w cor 121st st, two 5-sty brk and stone warehouses 120th st, n s 100 w 3d av, and stable, 126x100 and 25x100.11, gravel roof; total cost, \$120,000; Edward Callan, 119 W 120th st; ar'ts, B & J P Walther, 147 E 125th st.—146.

NORTH OF 125TH STREET.

146th st, n s, 225 e Broadway, two 5-sty brk and stone tenements and stores, 50x87.11; total cost, \$120,000; Isaac M Berinstein, 232 Broadway; ar't, John Hauser, 360 W 125th st.—154.
Broadway, s e cor 147th st, 6-sty brk and stone store and tenement, 99.11x87x99; cost, \$200,000; Penco Realty Co, 131st st and Broadway; ar't, Geo Fred Pelham, 503 5th av.—150.
Broadway, n e cor 179th st, 5-sty brk and stone tenement, 76.6x 71x89.1; cost, \$70,000; McDowell Const Co, 132 W 112th st; ar'ts, Schwartz & Gross, 347 5th av.—144.

BOROUGH OF THE BRONX.

Dorsey st, s s, 250 e Zerega av, 2-sty frame dwelling, 21x50; cost, \$4,000; Dr Jos Collins, 37 W 54th st; ar't, Herbert D Hale, 11 E 24th st.—277.
Elsmere pl, n s, 112.4 e Prospect av, 4-sty brk tenement, 25x80; cost, \$15,000; Antonio D'Andrea, 294 Garfield st; ar'ts, Moore & Landsiedel, 148th st and 3d av.—270.
Irvine st, e s, 82.5 s Garrison av, seven 2-sty brk dwellings, 20x55; total cost, \$49,000; Irvine Realty Co, John Rindall, 859 E 156th st, Pres; ar'ts, Daube & Kreymborg, 830 Westchester av.—276.
Wilcox st, e s, 150 s Layton av, 2-sty frame dwelling, 20x35; cost, \$4,000; Helen Duffy, 2251 Creston av; ar't, Thos C Peterson, Wilcox st, Throggs Neck.—284.
178th st, s e cor Clinton av, 5-sty brk store and tenement, 25x90; cost, \$25,000; Timothy J Raftery, 1934 Crotona av; ar't, J C Cocker, 103 E 125th st.—273.
226th st, s s, 502.8 e White Plains av, 3-sty brk tenement, 27.4x 60; cost, \$5,000; Michael Romeo, 750 E 226th st; ar't, Harry T Howell, 149th st and 3d av.—283.

238th st, n s, 480 e Keppler av, two 2-sty and attic frame dwellings, peak shingle roof, 17.6x29; total cost, \$7,000; Otto P Schroeder, 1178 Forest av; ar't, Louis Falk, 2785 3d av.—275.
Augusta av, e s, 185 n Eastern Boulevard, 2-sty frame dwelling, 21x40; cost, \$4,800; Louis Bousha, 23 Taylor st; ar't, B Ebeling, Walker and Berrian avs.—281.
Belmont av, w s, 89 s 182d st, 4-sty brk tenement, 38.10x72.5; cost, \$25,000; Black Hill Const Co, 531 Tremont av; ar't, Arthur Boehmer, 3d and Tremont avs.—271.
Barkley av, s s, 25 e Deane st, 2½-sty frame dwelling, peak shingle roof, 20x30; cost, \$4,000; Mary Eustace, Rosedale av; ar't, Thos Flood, 1382 Boston road.—269.
Decatur av, e s, 63.4 s 205th st, two 2-sty frame dwellings, 21x58; total cost, \$11,000; Mary Russhon, 170th st and Inwood av; ar't, Jos Russhon, 3150 Decatur av.—274.
Fulton av, w s, 82 n Wendover av, three 5-sty brk tenements, 41.8x 88 and 94; total cost, \$120,000; Jerry Altieri, 1567 Wilkins av; ar't, Harry T Howell, 149th st and 3d av.—272.
Grand av, e s, 150 n 192d st, two 2½-sty frame dwellings, peak shingle roof, 26x35; total cost, \$14,000; Thos H Thorn, 2514 Webster av; ar't, J R Serviss, 2514 Webster av.—282.
Parker av, w s, 125 s Lyon av, 2-sty brk dwelling, 20x52; cost, \$6,500; Chester Impt Co, Eastchester road; ar't, B Ebeling, Walker and Berrian avs.—279.
Prospect av, s e cor 175th st, one 4-sty and one 3-sty brk tenements, 20x86 and 43.10x28.8; total cost, \$27,000; Begrish Schorn Realty & Const Co, Frank Begrish, Jr, 147 E 125th st, Pres; ar'ts, Neville & Bagge, 217 E 125th st.—265.
Parker av, w s, 175 s Lyon av, 2-sty brk dwelling, 20x52; cost, \$6,500; Chester Impt Co, Eastchester road; ar't, B Ebeling, Walker and Berrian avs.—280.
Tiebout av, w s, 37 n 182d st, eleven 2-sty brk dwellings, 18.1x 26.9; total cost, \$49,500; Hegeman Const Co, Wm P Hegeman, on premises, Pres; ar't, J J Vreeland, 2019 Jerome av.—278.
White Plains av, e s, 94.6 s 216th st, 2-sty frame store and dwelling, 21x50; cost, \$4,500; Peter Sheridan, 813 E 218th st; ar't, Chas S Clark, 445 Tremont av.—266.
Wallace av, e s, 570 n Morris Park av, two 2-sty frame dwellings, 21x50; total cost, \$10,000; Ike Millmick, 269 Merritt st; ar't, H Nordheim, Boston road and Tremont av.—267.
Zullette av, s s, 100 w Mapes av, two 2-sty frame dwellings, 21x50; total cost, \$10,000; Wm D Howell, Walker and Berrian avs; ar't, B Ebeling, Walker and Berrian avs.—268.

ALTERATIONS.

BOROUGH OF MANHATTAN.

Broome st, No 387, alter store fronts, windows, to 6-sty brk and stone store and tenement; cost, \$1,000; Alessandro Delli Paoli, 180 Mulberry st; ar't, Herman Horenburger, 122 Bowery.—811.
Baxter st, No 18, alter sinks, toilets, tubs, to 5-sty brk and stone tenement; cost, \$3,000; David Finelite, care Jacob Finelite, 864 Lexington av; ar't, Joseph F Keel, 163 E 125th st.—816.
Barrow st, No 31, 3-sty brk and stone rear extension, 6x10, add 1 sty to extension, partitions, piers, to 3-sty brk and stone stores and tenement; cost, \$3,000; G Ramazzotti, 128 Bleecker st; ar't, Carl P Johnson, 8 E 42d st.—755.
Cannon st, No 51, windows, to 6-sty brk and stone store and tenement; cost, \$50; Harry Cuba, 72 E 114th st; ar't, H Horenburger, 122 Bowery.—802.
Catherine slip, No 18, steel beams, alter doors, partitions, to 4-sty brk and stone dwelling and temporary church; cost, \$400; Rev Vincenzo Jannuzzi, 26 Roosevelt st; ar't, Nicholas Serracino, 1133 Broadway.—806.
Essex st, No 103, partitions, doors, to 5-sty brk and stone tenement; cost, \$3,000; Chas Vonhof, 248A Vernon av, Brooklyn; ar't, Henry Regelman, 133 7th st.—785.
Elizabeth st, Nos 152-154, walls, partitions, to 3-sty brk and stone factory; cost, \$4,000; Mrs E Desecker, Hotel St James, Asbury Park; ar'ts, Pollard & Steinam, 234 5th av.—790.
Front st, No 181, alter stairways, install steam heating plant, to 5-sty brk and stone office and laboratories; cost, \$1,500; T S Gladding, Essex Fells, N J, ow'r and ar't.—796.
Grand st, No 468, steel beams, to 2-sty brk and stone dwelling; cost, \$250; C Cherry, on premises; ar't, O Reissmann, 30 1st st.—760.
Hester st, n s, Essex to Norfolk st, openings, steel beams, to 5-sty brk and stone school; cost, \$800; City of New York, City Hall; ar't, C B J Snyder, 500 Park av.—782.
Houston st, No 217 East, partitions, windows, fire escapes, skylights, to 5-sty brk and stone stores and tenement; cost, \$6,500; E L Winthrop, 242 East Houston st; ar't, C B Meyers, 1 Union sq.—832.
Hudson st, No 81, show windows, doors, to 3½-sty brk and stone dwelling; cost, \$500; Richard Miller, on premises; ar't, Louis Falk, 2785 3d av.—822.
Ludlow st, No 52, toilets, partitions, plumbing, show windows, to 4-sty brk and stone tenement and bath; cost, \$4,000; David Warsharsky, on premises; ar'ts, Bernstein & Bernstein, 24 E 23d st.—821.
Lafayette st, No 186, toilets, partitions, storm porch, to 5-sty brk and stone store and loft building; cost, \$500; Peter Acritelli, 186 Lafayette st; ar't, Louis Falk, 2785 3d av.—795.

- Mulberry st, No 44, partitions, skylights, windows, floors, to 5-sty brk and stone tenement; cost, \$800; Mrs Madelina Celilla, 44 Mulberry st; ar't, Chas H Richter, 68 Broad st.—762.
- Norfolk st, No 80, windows, stairs, toilets, to two 4-sty front and rear brick and stone tenements and lofts; cost, \$5,000; Simon Cohen, 68 W 82d st; ar't, H Horenburger, 122 Bowery.—803.
- Pine st, No 22, fireproof elevator shaft, to 5-sty brk and stone office building; cost, \$5,000; Fourth National Bank, 14 Nassau st; ar't, Robt T Lyons, 31 Union sq.—798.
- Rivington st, No 144, show windows, iron columns, to 5-sty brk and stone tenement; cost, \$1,500; R Theaman, 142 Rivington st; ar't, O Reissmann, 30 1st st.—784.
- South st, Nos 4-5, new flooring, windows, stairs, elevator shaft, to two 6-sty brk and stone office buildings; cost, \$7,000; Alma Galatin, care architect; ar't, Chas P Woodruff, 126 Liberty st.—752.
- Sullivan st, Nos 121-123, partitions, windows, elevator shaft, plumbing, show windows, to 6-sty brk and stone loft building; cost, \$6,000; Moses Zimmerman, 318 East Houston st; ar'ts, Sommerfeld & Steckler, 19 Union sq.—788.
- 2d st, No 170 East, plumbing, toilets, partitions, to two 3-sty front and rear stores and tenements; cost, \$2,000; Egerton L Winthrop, 242 East Houston st; ar't, Henry Regelman, 133 7th st.—774.
- 5th st, No 338 East, toilets, partitions, to 5-sty brk and stone tenement; cost, \$500; D Hinderstein, 148 Orchard st; ar't, M A Cantor, 1118 41st st, Brooklyn.—757.
- 7th st, No 19 East, air shaft, partitions, windows, show windows, to 5-sty brk and stone tenement; cost, \$5,000; J Simon, 72 East Broadway; ar't, O Reissmann, 30 1st st.—813.
- 13th st, No 204 West, toilets, partitions, skylights, to two 3-sty brk and stone tenements; cost, \$1,500; R Hoguet, 487 Broadway; ar't, A E Nast, 147 4th av.—799.
- 14th st, No 615 East, sinks, tubs, skylights, to 5-sty brk and stone tenement; cost, \$2,000; Julius Braun, 167 E 67th st; ar'ts, Gross & Kleinberger, Bible House.—794.
- 16th st, No 512 East, toilets, partitions, windows, to two 3 and 4-sty brk and stone tenements; cost, \$2,500; P Pati, 238 Elizabeth st; ar't, O Reissmann, 30 1st st.—812.
- 20th st, s s, 175 W 8th av, partitions, stairs, wall, to 3-sty brk and stone dwelling; cost, \$2,575; Frank A Ray, 240 W 23d st; ar'ts, Neville & Bagge, 217 W 125th st.—764.
- 20th st, No 300 East, tubs, sinks, partitions, to 5-sty brk and stone stores and tenements; cost, \$6,000; Nathan Brody, 11 E 16th st; ar't, Alfred L Kehoe, 1 Beekman st.—768.
- 23d st, s s, 75 e 5th av, build marquise below 2d story floor to 5-sty brk and stone store building; cost, \$1,000; U S Trust Co, 45 Wall st; ar't, S B Eisendrath, B Horwitz, associated, 437 5th av.—789.
- 23d st, No 30 East, alter piers, partitions, to 5-sty brk and stone store and office building; cost, \$300; N Glassheim, 30 E 23d st; ar't, Geo M McCabe, 96 5th av.—805.
- 24th st, No 162 West, partitions, columns, beams, show windows, to 4-sty brk and stone store and tenement; cost, \$1,000; J Cohen, 186 Rutledge st, Brooklyn; ar't, Louis A Sheinart, 944 Stebbins av.—819.
- 26th st, Nos 45-51 West, columns, to 4-sty brk and stone power station; cost, \$2,000; The New York Edison Co, 55 Duane st; ar't, Wm Weissenberger, Jr, 55 Duane st.—792.
- 29th st, No 215 East, partitions, windows, to 5-sty brk and stone store and tenement; cost, \$400; H Livingston Centre, 21 E 20th st; ar't, James W Cole, 403 W 51st st; b'r, J C Byrne, 434 W 54th st.—825.
- 30th st, No 249 East, partitions, bath, stairs, to 3-sty brk and stone parish house; cost, \$2,000; Church of the Incarnation, 209 Madison av; ar't, W W Knowles, 1133 Broadway; b'r, Harry T Weeks, 1123 Broadway.—824.
- 30th st, No 124 West, stairs, to 4-sty brk and stone school; cost, \$4,000; City of New York, City Hall; ar't, C B J Snyder, 500 Park av.—823.
- 30th st, Nos 111-113 West, stairs, partitions, toilets, to four 4-sty brk and stone tenements; cost, \$6,000; Oscar Oestreicher, 451 6th av; ar't, John H Knubel, 318 W 42d st.—804.
- 35th st, No 262 West, partitions, to 3-sty brk and stone tenement; cost, \$200; J W Dimick, 140 5th av; ar't, Fredk C Zobel, 114-116 E 28th st.—807.
- 36th st, No 34 West, skylights, partitions, air vents, to 4-sty brk and stone dwelling; cost, \$500; Marino Struzziari, on premises; ar'ts, John F Walsh Jr & Co, 136 Charlton st.—775.
- 37th st, No 346 West, partitions, windows, toilets, to 5-sty brk and stone store and tenement; cost, \$4,000; Gordon & Rubin, 346 W 37th st; ar't, Wm G Clark, 438 W 40th st.—763.
- 37th st, No 515 West, fireproof stairs, to 3-sty brk and stone school; cost, \$3,500; City of New York, City Hall; ar't, C B J Snyder, 500 Park av.—801.
- 39th st, Nos 154-158 East, skylights, toilets, to two 4-sty brk and stone tenements; cost, \$1,000; James Rozell estate, 450 11th av; ar't, A E Nast, 147 4th av.—831.
- 40th st, No 232 East, 6-sty brk and stone rear extension, 63.2x37x38, stairs, to 6 and 4-sty brk and stone factory building; cost, \$12,000; Rees & Rees, 232 E 40th st; ar't, F A Rooke, 489 5th av.—808.
- 41st st, Nos 450-452 West, stairs, windows, toilets, to two 4-sty brk and stone stores and tenements; cost, \$3,000; Hugh King, 326 W 107th st; ar't, John F Cleary, 630 Hudson st.—827.
- 43d st, No 322 West, install hoistway, to 8-sty brk and stone warehouse; cost, \$3,500; Mary C Pease, 19 W 42d st; ar't, Robert T Lyons, 31 Union sq.—797.
- 45th st, No 311 East, fireproof shaft, partitions, alter sinks, piers to 5-sty brk and stone stores and tenement; cost, \$2,000; Salvatore Denofrio, 238 Elizabeth st; ar't, Erwin Rossbach, 1947 Broadway.—765.
- 51st st, No 2 West, partitions, toilets, windows, to 4-sty brk and stone residence; cost, \$1,000; R H Williams, 2 W 51st st; ar't, Ernest Flagg, 35 Wall st.—754.
- 52d st, No 352 West, partitions, doors, to 4-sty brk and stone tenement and store; cost, \$500; Geo Rathgeber, on premises; ar't, James W Cole, 403 W 51st st.—787.
- 55th st, No 349 East, partitions, girders, to 3-sty brk and stone tenement; cost, \$2,000; Rev James J Flood, 351 E 55th st; ar't, John V Van Pelt, 333 4th av.—756.
- 86th st, Nos 8-10 East, 1-sty brk and stone rear extension, 17.10x21, partitions, skylights, windows, to two 4-sty brk and stone dwellings; cost, \$4,000; E N Tailor, 99 Franklin st; ar't, Richard Berger, 300 Broadway.—758.
- 89th st, No 32 West, toilet fixtures, walls, add 1 sty to extension, to 4-sty brk and stone residence; cost, \$3,000; C Gutman, 32 W 89th st; ar'ts, Pollard & Steinam, 234 5th av.—791.
- 97th st, Nos 214-216 East, partitions, windows, piers, to two 4-sty brk and stone tenements; cost, \$4,000; Gennario Jannell, 132 Cherry st; ar't, Fredk Musty, 177 Cherry st.—761.
- 102d st, Nos 203-205 East, tubs, sinks, partitions, skylights, to two 5-sty brk and stone tenements and stores; cost, \$5,000; H B Rosenthal, 707 Broadway; ar't, A L Kehoe, 1 Beekman st.—767.
- 110th st, No 221 East, cellar brk and stone side extension, 3.10x11.9, toilets, partitions, to 5-sty brk and stone tenement; cost, \$2,000; Louis Rosenthal, 301 Broome st; ar't, Max Muller, 115 Nassau st.—769.
- 122d st, Nos 319-321 East, 2-sty brk and stone side extension, 49x30, toilets, walls, to 1-sty brk and stone storage and loft building; cost, \$2,000; Charles Freys, Jersey City, N J; ar't, David W King, 147 E 125th st.—772.
- 125th st, No 224 West, stairs, new store front, to 2-sty brk and stone office and moving picture show building; cost, \$500; Brill Bros, Union sq; ar't, Thos W Lamb, 224 5th av.—759.
- 125th st, No 163 East, 1-sty brk and stone rear extension, 24.3x40, partitions, to 2-sty and attic brk and stone picture theatre building; cost, \$2,000; Fannie Bachrach, 2275 3d av; ar't, Standard Architectural Co, 116 Nassau st.—783.
- 125th st, No 543 West, 1-sty brk and stone rear extension, 25x32.6, partitions, plumbing, to 5-sty brk and stone apartment and store; cost, \$4,000; Catilina de Vere Potter, 543 W 125th st; ar't, J C Cocker, 103 E 125th st.—828.
- Av D, No 118, iron columns, partitions, piers, to 4-sty brk and stone loft building; cost, \$5,000; Joseph Wolkenberg, 96 Av C; ar't, Geo Fred Pelham, 503 5th av.—776.
- Broadway, Nos 2432-2436, 2-sty brk and stone rear extension, 45x11, to 1-sty brk store; cost, \$3,000; ow'r, ar't and b'r, James McWalter, 2434 Broadway.—814.
- Broadway, Nos 346-348, fireproof partitions, to 12-sty brk and stone office building; cost, \$4,600; New York Life Ins Co, 346 Broadway; ar't, Fredk E Hill, 1 Broadway.—778.
- Columbus av, No 426, store front to 2-sty brk and stone store; cost, \$150; John H Feldscher, 55th st, s w cor 11th av; ar't, Jas W Cole, 403 W 51st st.—815.
- Lexington av, No 9, erect conservatory, to 3-sty brk and stone dwelling; cost, \$100; Sarah A Hewitt, 9 Lexington av; ar't, Geo M Walgrove, 42 E 23d st; b'r, W E Smith, Inc, 85 Guernsey st, Brooklyn.—770.
- Park av, n e cor 107th st, windows, dumb waiters, toilets, to 2-sty brk and stone dance hall; cost, \$8,000; Halpern Bros & Co, on premises; ar't, Chas B Meyers, 1 Union sq.—800.
- 1st av, No 989, 1-sty brk and stone rear extension, 14.6x23.4, partitions, plumbing, to 4-sty brk and stone tenement; cost, \$1,500; Paul Kuhnhardt, 306 E 53d st; ar't, Henry Regelman, 133 7th st.—829.
- 1st av, Nos 139 and 141, toilets, partitions, windows to two 5-sty brk and stone tenement; cost, \$2,000; M Fuller, 141 1st av; ar't, Harry Zlot, 230 Grand st.—820.
- 2d av, No 93, partitions, windows, store front to 4-sty brk and stone tenement; cost, \$1,500; M Mutnick, 33 W 129th st; ar't, M Muller, 115 Nassau st.—830.
- 2d av, No 1169, partitions, toilets, windows, to 4-sty brk and stone store and tenement; cost, \$2,000; estate Herman Wendt, 99 Nassau st; ar't, Philip A Ehui, 522 W 148th st.—777.
- 2d av, No 2361, partitions, skylights, windows, toilets, to 2-sty brk and stone store and meeting room; cost, \$350; Jacob Haltzer, 251 E 121st st; ar't, A T Johnson, 505 Lenox av.—786.
- 3d av, s w cor 112th st, toilets, show windows, to four 1 and 3-sty brk and stone stores; cost, \$5,000; H Morris Co, 156 Hester st; ar'ts, Schwartz & Gross, 347 5th av.—779.
- 3d av, No 1463, partitions, store fronts to 4-sty brk and stone store and tenement; cost, \$1,200; Nathan A Metzger, 117 E 79th st; ar't, John H Knubel, 318 W 42d st.—818.
- 3d av, No 98, partitions, toilets, to 4-sty brk and stone dwelling and store; cost, \$1,000; Arthur Blue, 98 3d av; ar't, C H Dietrich, 338 E 49th st.—810.
- 3d av, No 871, partitions, windows, bath to 4-sty brk and stone store and tenement; cost, \$1,500; Anton Rauch, 869 3d av; ar't, Wm Kurtzer, Spring st and Bowery.—826.
- 5th av, No 553, 1-sty brk and stone rear extension, 14.9x10, add 1 sty, plumbing, stairs, partitions, to 4-sty brk and stone loft and shop building; cost, \$12,000; The Owens estate, 99 Nassau st; ar'ts, Whitfield & King, 160 5th av.—780.
- 6th av, No 186, plumbing, stairs, store fronts, windows, partitions, to 4-sty brk and stone store and dwelling; cost, \$3,000; John Hayes, 129 W 28th st; ar't, John H Knubel, 318 W 42d st.—781.
- 6th av, s e cor 47th st, partitions, toilets, windows to 4-sty brk and stone store, office and dwelling; cost, \$8,500; Thomas J Goodwin, 12th av and 23d st; ar't, Thomas H Styles, 449 W 28th st.—817.
- 6th av, Nos 211-213, skylights, walls, to two 4-sty brk and stone store, dwelling and loft buildings; cost, \$500; estate Alice Davies, 395 Broadway; ar't, P F Brogan, 119 E 23d st.—793.
- 7th av, No 160, 1-sty brk and stone rear extension, 20x51.11, 20th st, No 204 West, partitions, baths, toilets, to two 3-sty brk and stone tenement and loft building; cost, \$3,000; Chas Schavrien, 160 7th av; ar't, Ambrosius & Hess, 10 E 42d st.—751.
- 7th av, s w cor 19th st, partitions, new chimney, brk walls, to 2-sty brk and stone dwelling and store; cost, \$1,200; M Slevin, n w cor 14th st and 7th av; ar'ts, B W Berger & Son, 121 Bible House.—773.
- 7th av, No 278, partitions, windows, store fronts, to 2 and 3-sty brk and stone hotel; cost, \$5,000; Hull & Bunnell, 154 Nassau st; ar't, Oscar Lowinson, 18-20 East 42d st.—766.
- 8th av, Nos 865-867, install bake oven, partitions, to two 4-sty brk and stone tenements; cost, \$3,500; estate Wm T Walton, 255 W 84th st; ar't, John H Knubel, 318 W 42d st.—753.
- 9th av, e s, 51.7 s 15th st, 1-sty brk and stone rear extension, 17.2x30, stairs, windows, to 3-sty brk and stone store and dwelling; cost, \$1,500; John Nickols, 820 Ritter pl, Bronx; ar't, B Ebeling, Walker and Berrian avs.—771.
- 9th av, No 565, toilets, partitions, skylight, to 4-sty brk and stone tenement; cost, \$500; Denis Gerbereun, 565 9th av; ar'ts, Briganti & Steeneken, 205 E 17th st.—809.

BOROUGH OF THE BRONX.

- 138th st, s e cor Southern Boulevard, new stairs, new partitions, &c, to 2-sty brk hotel; cost, \$200; S E & M E Bernheim, 2566 Broadway; ar't, Harry T Howell, 3d av and 149th st.—197.
- 149th st, No 371, new skylight, new partitions, to 4-sty brk tenement; cost, \$350; H E Grove, 135 W 136th st; ar't, Adolph E Nast, 147 4th av.—196.
- 167th st, s e cor Washington av, 1-sty frame extension, 20.6x3.6, to 3-sty frame store and dwelling; cost, \$800; David Mayer Brewing Co, 3560 3d av; ar't, Carl P Johnson, S E 42d st.—194.
- Morris av, w s, 225 s Belmont st, move 2½-sty frame dwelling; cost, \$500; Herman Franke, 658 Pelham av; ar't, Chas S Clark, 445 Tremont av.—193.
- Park av, No 3118, 1-sty of frame built upon 1-sty extension of 2-sty frame dwelling; cost, \$700; Helen Jones, Huntington, L I; ar't, Carl P Johnson, 8 E 42d st.—195.

REAL ESTATE

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 1907 and 1908.

MANHATTAN AND THE BRONX.

CONVEYANCES.		1908.		1907.	
		April 24 to 30, inc.		April 26-May 1, inc.	
Total No. for Manhattan.....	218	Total No. for Manhattan.....	374		
No. with consideration.....	16	No. with consideration.....	23		
Amount involved.....	\$336,033	Amount involved.....	\$1,016,325		
Number nominal.....	202	Number nominal.....	351		
		1908.	1907.		
Total No. Manhattan, Jan. 1 to date.....		3,329	5,148		
No. with consideration, Manhattan, Jan. 1 to date.....		222	374		
Total Amt. Manhattan, Jan. 1 to date.....		\$11,761,023	\$18,913,768		
		1908.	1907.		
Total No. for The Bronx.....	154	Total No. for The Bronx.....	215		
No. with consideration.....	24	No. with consideration.....	15		
Amount involved.....	\$188,715	Amount involved.....	\$175,588		
Number nominal.....	130	Number nominal.....	200		
		1908.	1907.		
Total No., The Bronx, Jan. 1 to date.....		2,350	2,999		
Total Amt., The Bronx, Jan. 1 to date.....		\$2,152,150	\$1,689,880		
Total No. Manhattan and The Bronx, Jan. 1 to date.....		5,679	8,147		
Total Amt. Manhattan and The Bronx, Jan. 1 to date.....		\$13,913,173	\$20,603,648		
Total No. for Manhattan, for April.....		950	1,445		
Total Amt. for Manhattan for April.....		\$2,725,723	\$5,291,468		
Total No. Nominal.....		876	1,335		
Total No. for The Bronx, for April.....		641	843		
Total Amt. for The Bronx, for April.....		\$931,003	\$672,482		
Total No. Nominal.....		579	771		

Assessed Value, Manhattan.

1908.		1907.	
April 24 to 30, inc.		Apr. 26-May 1, inc.	
Total No., with Consideration.....	16		23
Amount Involved.....	\$336,033		\$1,016,325
Assessed Value.....	\$217,500		\$937,000
Total No., Nominal.....	202		351
Assessed Value.....	\$8,174,300		\$17,707,700
Total No. with Consid., from Jan. 1st to date.....	222		374
Amount Involved.....	\$11,761,023		\$18,913,768
Assessed value.....	\$9,280,200		\$11,592,600
Total No. Nominal.....	2,107		4,774
Assessed Value.....	\$168,307,000		\$208,669,900

MORTGAGES.

1908.		1907.	
April 24 to 30, inc.		April 26-May 1, inc.	
Manhattan.	Bronx.	Manhattan.	Bronx.
Total number.....	185	357	158
Amount Involved.....	\$59,326,230	\$12,483,456	\$1,172,472
No. at 6%.....	87	66	57
Amount Involved.....	\$1,676,220	\$282,248	\$2,917,837
No. at 5%.....	25	22	6
Amount Involved.....	\$636,800	\$180,484	\$528,500
No. at 4%.....	1	1	14
Amount Involved.....			\$132,100
No. at 3%.....	1		
Amount Involved.....	\$37,000		
No. without interest.....	32	25	56
Amount Involved.....	\$56,016,600	\$143,937	\$2,456,419
No. above to Bank, Trust and Insurance Companies.....	25	2	62
Amount Involved.....	\$55,807,500	\$231,500	\$3,859,000
		1908.	1907.
Total No., Manhattan, Jan. 1 to date.....		2,908	5,833
Total Amt., Manhattan, Jan. 1 to date.....		\$119,215,051	\$152,210,305
Total No., The Bronx, Jan. 1 to date.....		1,950	2,693
Total Amt., The Bronx, Jan. 1 to date.....		\$10,540,102	\$18,917,371
Total No., Manhattan and The Bronx Jan. 1 to date.....		4,858	8,526
Total Amt., Manhattan and The Bronx, Jan. 1 to date.....		\$129,755,153	\$171,127,676
Total No. for Manhattan for April.....		812	1,437
Total Amt. for Manhattan for April.....		\$72,363,207	\$37,446,780
Total No. for The Bronx, for April.....		584	732
Total Amt. for The Bronx, for April.....		\$3,623,109	\$4,826,342

* Includes mortgage of \$55,000,000 given by the Interborough Rapid Transit Co. to Morton Trust Co., covering lands, power houses, machinery, etc.

PROJECTED BUILDINGS.

1908.		1907.	
April 25-May 1, inc.		Apr. 27-May 3, inc.	
Total No. New Buildings:			
Manhattan.....	15		26
The Bronx.....	44		57
Grand total.....	59		83
Total Amt. New Buildings:			
Manhattan.....	\$1,228,450		\$2,096,050
The Bronx.....	401,800		887,550
Grand Total.....	\$1,630,250		\$2,983,600

Total Amt. Alterations:		1908.	1907.
Manhattan.....		\$225,975	\$381,400
The Bronx.....		2,550	48,775
Grand total.....		\$228,525	\$380,175
Total No. of New Buildings:			
Manhattan, Jan. 1 to date.....		167	344
The Bronx, Jan. 1 to date.....		433	686
Manhattan-Bronx, Jan. 1 to date.....		600	1,030
Total Amt. New Buildings:			
Manhattan, Jan. 1 to date.....		\$16,443,036	\$28,556,410
The Bronx, Jan. 1 to date.....		3,972,020	7,955,175
Manhattan-Bronx, Jan. 1 to date.....		\$20,415,056	\$36,511,585
Total Amt. Alterations:			
Manhattan-Bronx Jan. 1 to date.....		\$4,818,712	\$7,627,863
Total No. New Bldgs., Manhattan, for April.....			
		50	114
Total Amt. New Bldgs., Manhattan, for April.....			
		\$10,139,136	\$16,315,300
Total No. New Bldgs., The Bronx, for April.....			
		156	206
Total Amt. New Bldgs., The Bronx, for April.....			
		\$1,431,245	\$2,792,475

BROOKLYN.

CONVEYANCES.

1908.		1907.	
April 23 to 29, inc.		Apr. 25-May 1, inc.	
Total number.....	529		1,025
No. with consideration.....	38		78
Amount involved.....	\$268,785		\$827,661
Number nominal.....	491		947
Total number of Conveyances, Jan. 1 to date.....	8,547		11,760
Total amount of Conveyances, Jan. 1 to date.....	\$9,479,652		\$8,989,802

MORTGAGES.

Total number.....	528		997
Amount Involved.....	\$1,923,201		\$5,099,928
No. at 6%.....	385		497
Amount Involved.....	\$1,288,680		\$1,903,924
No. at 5%.....	92		287
Amount Involved.....	\$457,267		\$1,530,920
No. at 4%.....	34		181
Amount Involved.....	\$135,550		\$1,342,164
No. at 3%.....	1		3
Amount Involved.....			\$55,000
No. at 2%.....	1		2
Amount Involved.....	\$1,500		\$141,100
No. without interest.....	15		27
Amount Involved.....	\$40,054		\$126,820
Total number of Mortgages, Jan. 1 to date.....	7,856		12,023
Total amount of Mortgages, Jan. 1 to date.....	\$28,236,516		\$55,786,062

Does not include mortgage of \$55,000,000 given by the Interborough Rapid Transit Co. to Morton Trust Co., covering lands, power houses, machinery, etc.

PROJECTED BUILDINGS.

No. of New Buildings.....	101		488
Estimated cost.....	\$464,910		\$2,994,985
Total Amount of Alterations.....	\$104,805		\$66,545
Total No. of New Buildings, Jan. 1 to date.....	1,237		3,580
Total Amt. of New Buildings, Jan. 1 to date.....	\$7,034,407		\$24,516,829
Total amount of Alterations, Jan. 1 to date.....	\$1,599,805		\$1,863,137

THE WEEK.

Considerable activity developed in the realty market. A broader tendency was shown. Sales were well distributed, all sections of the city coming in for their share of deals consummated. The property on the north side of 39th st, Nos. 105 to 113 West, was sold to a company which contemplates the erection of a theatre. The 5-sty American dwelling 16 West 52d st, 25x100, was purchased by Mrs. Edith C. Iselin. The parcel 86 4th av, adjoining the holdings of Grace Church, was also disposed of. This is an old 4-sty building, with store, 19.6x75. The estate of Catherine Irwin sold 170 and 172 East 74th st, two 4-sty flats next to the corner of 3d av. This property was acquired by Mrs. Irwin in June, 1892. The price paid by her was \$60,000. There were mortgages aggregating \$38,000. In trade she gave 1612 Av A, a 5-sty brick tenement, 26x72, located on the east side of the avenue, 25.8 north of 85th st. The price obtained by her was \$25,000, subject to a mortgage of \$12,000.

One of the sales of importance consummated was that of the property known as 454 to 458 6th av, adjoining the south-east corner of 28th st. Part of this building was the original Varian mansion, which stood in the middle of the Varian farm,

extending from 26th to 30th sts. The old house has been rebuilt and greatly enlarged for business purposes. Of recent years it has been used as a restaurant. The property was last transferred Nov. 16, 1865, when Gustavus A. Conover and wife and Charles E. Appleby and wife sold it to Felix Astoin for \$16,250. The property is at present considered to be worth about \$300,000. It is believed by many that this sale is the forerunner of many others in this zone. The section between 23d and 42d sts, from 8th to Lexington avs, will undoubtedly be the scene of many improvements. It has been the history of the city in the past that building operations follow the advent of railroads, and undoubtedly when speculators can see the approaching completion of the railroad terminals there will be many new projects commenced. The purchasers will not be able to get physical possession of the building until about three years from now, as that is the unexpired term of the present lease.

The "Riviera," a 7-sty apartment on the southeast corner of Broadway and 99th st, 55x125, figured in a trade for 789 Amsterdam av, a 5-sty flat. The property is situated in a desirable apartment district. There are several large apartment dwellings located in this vicinity. Joseph P. Day was to have sold 206 Lenox av, a 4-sty dwelling, at auction last Tuesday, but it was withdrawn and disposed of at private sale. This building has a frontage of 20 ft. and a depth of 80 ft. Washington Heights also came in for a goodly number of sales. The "Euaufaula," a 6-sty elevator apartment house on the northeast corner of 139th st and Hamilton pl, 108x90x irregular, was purchased by S. Merrill Bamer. The vacant plot, 100x106, on Riverside Drive, on the southeast corner of 144th st, was sold to the Gracchull Realty Co., which contemplates the erection of a 6-sty high-class apartment house on the plot.

The Bronx also came in for a greater number of sales than for some time. The majority of these were small pieces, still the tendency of investors to place their money in this section is gratifying to the realty brokers.

The largest mortgage recorded was one for \$50,000,000. The Interborough Rapid Transit Co. borrowed this amount from the Morton Trust Co. This mortgage covers a number of properties owned by the railroad company. The due date is Nov. 1, 1952. While the interest rate is not given, still it is stipulated that it shall not exceed five per cent. Arthur H. Hartshorn gave a mortgage to Mary D. Gerard for \$100,000 on the property 400 5th av, 27.7x120. This mortgage covers a 25-48th interest, and on the property known as the Rockingham apartment house, on the southeast corner of Broadway and 56th st, 131.9x88.7x irregular, a 9-48th interest. Both these holdings are subject to the life estate of Julia L. Butterfield and are part of the James estate. The mortgage runs for three years and the interest rate is six per cent. The Lawyers' Title Insurance and Trust Co. loaned Nathan Hutkoff \$65,000 for five years at 5½ per cent. on the property 401 and 403 Lenox av, on the northwest corner of 130th st, 46.10x90.

THE AUCTION MARKET

There were many parcels offered in the auction market. Not only were sales held at the Vesey st salesroom, but also a number of good properties were put up in the Bronx salesroom. In some instances good prices were obtained at this latter sale, which was held on Tuesday last at the stand of Julius H. Haas.

The vacant plot on the south side of 226th st, 280 ft. east of White Plains av, 200x114, was bought by J. Schambrue and Emil Leske for \$9,950; the plot, 100x114, on the north side of 227th st, 480 ft. east of White Plains av, was knocked down to Edward J. Keating for \$4,550; the block front on the east side of Oneida av, between 236th and 237th sts, 200x125, was sold to J. Martin for \$11,000, and A. Brancatq purchased the lot, 50x114, on the south side of 219th st, 481 ft. east of White Plains av.

At the stand of Joseph P. Day the 3-sty tenement No. 11 6th av, 111.7 north of Carmine st, 17.10x90, was knocked down to W. C. Razetti for \$10,250; 144 Bleecker st, which is located 25 ft. west of West Broadway, was sold to David and Harry Lippman for \$27,716. This latter property is a 3-sty tenement and store, 25x125. The 4-sty dwelling 118 West 80th st, 17.6x102.2, went to Albert L. Schomp for \$22,000. The amount due was \$20,837.58. A sale that created some interest was that of a 5th av lease. The building in question was 262 5th av, 29.5 south of 29th st, 20x100, and it was leased for a period of 15 years. It is a 5-sty structure and was sold by the order of the executors of Morris Grosner, deceased. Henry T. Randell purchased it for \$12,000.

The market, from an auction standpoint, is still in an unsettled state, though the consensus of opinion is that some improvement has been shown lately. It takes some time to recover from the effects of the recent unpleasantness, but everything is righting itself nicely. There are several sales of importance scheduled in the outlying districts. The results will be watched with interest. It will pretty clearly determine the temper of the investing public toward suburban properties. Undoubtedly some bargains will be picked up at these coming sales, but taking it all in all, those who ought to be in a position to know say that fair prices will be obtained.

BILL REGULATING AUCTION SALES.

A bill introduced by Senator Cohalan requiring real estate when sold by order of the court to be disposed of in the borough as well as the county in which it is situated, passed the Legislature and is now before the Governor. This is the third year in succession that the bill has been introduced. The previous measures were opposed by Manhattan real estate interests. The effect of the bill would be to change the place of holding legal sales for Bronx property from the Exchange Salesroom in Vesey st to the real estate salesroom at 149th st and 3d av.

The Real Estate Auctioneers' Association is opposed to this bill for the following reasons: it divides the market and there can be but one legal salesroom; the present salesroom is officially recognized by the court as the proper place to hold all legal sales; the bulk of the foreclosure sales are conducted by lawyers and referees who have their office adjacent to Vesey st, and it would be a hardship on them and add additional expense to hold the sales in a distant place; operators often like to attend two sales at the same time and bid on properties offered by different auctioneers, and were they held in different places this would be impossible. The court was exceedingly particular where the salesroom should be located, when the association was forced to move from 111 Broadway. The stipulation was made that it should not be further north than Chambers st, not further east than William st, not further south than Wall st, nor further west than Church st. In other words, the court held that the sales must be near the Court House.

Bryan L. Kennelly said: "Nos. 14 and 16 Vesey st, the present salesroom, is the proper place to hold legal auction sales. The people with money live in this borough, and I like to sell to the people with money. Many are interested in two properties that are in different sales and offered on the same day. If one was sold in the Bronx and the other in Manhattan, sure'y one or the other would suffer. Undoubtedly it would be a great detriment. The large loaning institutions are in the vicinity of the present salesroom. Many business men like to attend one of these sales and get quickly back to their office. This would be impossible if the location of the salesroom were not convenient. The best place to sell real estate under foreclosure is near the Court House."

HOLDS ANNUAL BANQUET.

The fourth annual dinner of the Real Estate Classes and Army Real Estate Club of the Y. M. C. A. was held Tuesday night at the Hotel Astor.

Mr. Francis E. Ward was toastmaster and presided most gracefully. Mr. Dowling spoke on the "Financing of Real Estate," and paid his respects to the appraiser with the large reputation and small knowledge of local values. He stated that he had never known one of these gentlemen to put a client "next to a good thing." He also advocated a large mortgage institution, which would make a specialty of issuing mortgage certificates of small denomination. Mr. Bittenwieser spoke on "The Outlook," and insisted that we were now having the silver lining of the recent dark cloud. Mr. Day urged the necessity of cooperation of real estate men and owners. Mr. Simon spoke on "Lot Operations," choosing as his text the words of Edmund Burke, "that a great object is always necessary whenever any property is transferred from hands that are not fit for that property to those that are." He said that was the aim of the real estate operator. The speech of Mr. Louis Wiley, of the New York Times, was brilliant and drew peals of laughter from the diners. The Hon. F. S. Rawson, of Richmond Borough, quoted George M. Curtis, "that God might have made more beautiful spots than Staten Island, but He didn't." Others speakers were William M. Kingsley and Clement J. Driscoll, of the New York American.

SUBWAY EXTENSION OPENED.

May 1st is a notable day for Brooklyn this year.

Everything is on the move. Among other things, the extension of the Brooklyn subway as far as the Long Island R. R. terminal at Flatbush and Atlantic avs was opened to the public. The trains now stop at Hoyt st, Nevins st and Atlantic av stations. The first train started from the Bronx and left Bowling Green at 1.02 a. m. Friday morning. It consisted of four cars. A large delegation of Brooklynites came to Manhattan to have the honor of riding on the first train. There was a great deal of cheering and jollification along the route. A special celebration has been planned in honor of the event.

LAW DEPARTMENT.

To the Editor of the Record & Guide:

"A" leases a store from "B" on January 1, 1908, for the term of one year at a rent of \$100 per month up to May 1, 1908, and thereafter at a rental of \$110 to January 1, 1909, on a verbal lease. Now "A" notifies "B" that he will move on May 1, 1908. Can "B" hold "A" liable for the other eight months rent?

Answer.—A verbal lease is valid for one year only, under the provision of law known as the "Statute of Frauds."

PRIVATE SALES MARKET

SOUTH OF 59TH STREET.

Holdings in Canal Street Sold.

CANAL ST.—Frederick Zittel sold for S. Morrill Banner to the West Side Construction Co. 328 and 340 Canal st, an 8-sty loft building, 51.10x52.5x49.11x41.7, adjoining the southeast cor of Church st. The property has been held at \$110,000.

WASHINGTON ST.—Williamson & Bryan sold to Nichele Lagana, a builder, a plot on the east side of Washington st, 235 ft. south of Washington pl.

Sells 7-Story Mercantile Structure.

3D ST.—S. Osgood Pell & Co. sold for Gutwillig Bros. 35 West 3d st, a 7-sty loft building, 45x102.8, near Greene st. The building is occupied by the United States Express Co. and George Borgfeldt & Co. Messrs. Gutwillig takes in part payment property in Baltimore. The 3d st property was held at \$200,000.

12TH ST.—Huberth & Gabel sold for Domenico Bonomolo to Philip Schlachetzky the 7-sty, 14-room, 4-family tenements, with stores, 334, 336 and 338 East 12th st. The purchaser recently bought the adjoining property 340 East 12th st through the same brokers.

Sales in West 26th Street.

26TH ST.—A. L. Richardson, of 11 Broadway, sold for Mrs. Mary U. Strong, widow of ex-Mayor Strong, to Eugene E. and Perry Hinkle 38, 40, 42 and 44 West 26th st, four 3-sty houses, 60x98.9.

26TH ST.—S. B. Goodale & Son sold for Madison Square Mortgage Co., of 37 East 33d st, to L. Comollo, the 3-sty high-stoop dwelling 238 West 26th st, 21.3x98.9.

29TH ST.—Clara De Voe sold 149 East 29th st, a 4-sty dwelling, 12.6x98.9.

31ST ST.—Cammann, Voorhees & Floyd sold to a client of Horace S. Ely the building 223 and 225 East 31st st, 33x98.9.

33D ST.—John M. Reid resold for Peter Korn to Frederick Vogel 304-306 East 33d st, adjoining southeast cor of 2d av, two 4-sty tenements. This property was transferred by Mr. Vogel to Peter Korn on April 7, 1906.

36TH ST.—Kurz & Uren sold for William Miller 355 and 357 West 36th st, two 3-sty dwellings, 40x98.9.

New Theatre in West 39th Street.

39TH ST.—Potter & Bro. and Daniel B. Freedman sold to the Elliott Co. 105 to 113 West 39th st. On this plot are three 3-sty and one 2-sty tenements, with stores, 100x98.9. The property is going to be improved with a theatre and will be called the Elliott Theatre, after Maxine Elliott, who is the wife of Nathaniel Goodwin, an actor. The parcel is located about 100 ft. west of 6th av. The present sellers acquired it from Alfred C. Bachman on Jan. 14, 1907, who took title from Lee Shubert on the same day. It was sold subject to a mortgage of \$215,000. Associated with Miss Elliott in the construction of the theatre will be the Shubert Bros. On the west of this property is the power house of the Edison Electric Co.

50TH ST.—Montgomery Maze bought 152 East 50th st, a 5-sty flat, 25x100.5.

52D ST.—L. J. Carpenter sold for Jacob Neadle 16 West 52d st, a 5-sty American basement dwelling, 25x100. The buyer, Mrs. Edith C. Iselin, will occupy the premises. The house is 75 ft. deep and has a 3-sty extension. It is 225 ft. west of 5th av. The purchaser was represented by F de Peyster Foster, of 18 Wall st.

Dr. Dennis Buys Dwelling.

55TH ST.—Pease & Elliman in conjunction with Dennis & Preston sold for James M. Duane 62 East 55th st, 5-sty American basement, dwelling, 16x100.5, to Dr. Frederick S. Dennis, for occupancy.

Buys Adjoining Grace Church.

4TH AV.—Geo. C. Graves bought from Catherine T. Reilly 86 4th av, a 4-sty building, with store, 19.6x75, adjoining the holdings of Grace Church. Douglas Robinson, Charles S. Brown & Co. were the brokers.

Old Landmark Sold.

6TH AV.—The Alliance Realty Co., W. H. Chesebrough, President, and Daniel B. Freedman have jointly purchased from Frank J. Ranson 454 to 458 6th av, 58.9x100, adjoining the southeast cor of 28th st. The new McAdoo tunnel station will be at 28th st. The building is occupied by Mouquin's restaurant. It has been used for restaurant purposes since 1901. Prior to that date it was noted as the Knickerbocker cottage. Robert Colgate & Co. were the brokers.

NORTH OF 59TH STREET.

Sells Dwellings in 62d Street.

62D ST.—Richard Collins sold for Varick Dey Martin the two 3-sty brownstone dwellings 147 and 149 East 62d st, each 15x92. The houses, which are rented for a term of 3 years, expiring Oct. 1, 1910, were bought by an investor, who signed the contract only a couple of hours before sailing for Europe. Title will be taken May 14. The houses are mortgaged for \$12,000 each. Ronald K. Brown, of 320 Broadway, is the attorney for the purchaser.

68TH ST.—Hayden & Co. sold for John F. Cockerill 308 West 68th st, a 1-sty frame building, 25x100.5, to Joseph Egan, who will use it for business purposes.

Estate Sells 74th Street Flats.

74TH ST.—The estate of Catherine Irwin sold 170 and 172 East 74th st, two 4-sty flats, 60x102.2, adjoining the cor of 3d av. There are two families on a floor, and six rooms and bath to each apartment. The houses are built to a depth of 87 ft.

75TH ST.—Ernest N. Adler sold for Charles Sachar to Hugo Prager 515 East 75th st, a 5-sty double flat, 25x99.9 irregular.

78TH ST.—Joseph P. Day sold for a client the 3-sty dwelling 223 West 78th st, 20x102.2. Wm. C. Walker's Sons represented the buyer. This house is built to a depth of 55 ft. Chas. D. Morrison, of Sheepshead Bay, L. I., is the owner of record. This property is conveniently located, there being a subway station at 79th st and Broadway. The Apthorpe apartment house owned by W. W. Astor is near the dwelling just sold.

79TH ST.—Pease & Elliman sold for Harriet A. Donaldson to a client for occupancy 138 West 79th st, a 4-sty and basement dwelling, 20x102.2.

81ST ST.—Slawson & Hobbs sold for May Isabelle McDonald 308 West 81st st, a 3-sty high-stoop, stone front dwelling, 20x102.2. The buyer will occupy.

88TH ST.—Alfred E. Toussaint, in conjunction with J. Edgar Leaycraft & Co., sold for Leighton and Mornay Williams 305 West 88th st, a 4-sty dwelling, 33.4x50x irreg. Mr. Toussaint represented the buyer.

99TH ST.—Albert Williams, of the theatrical firm of Williams & Walker, bought from Lewis A. Ackley 146 West 99th st, between Columbus and Amsterdam avs, a 3-sty and basement dwelling, 15.4 x80. Mr. Williams will occupy the house.

103D ST.—Gibbs & Kirby sold 307 West 103d st, a 3-sty high-stoop dwelling, 20x100, between West End av and Riverside Drive, for Mrs. Mary A. Crane to E. Strobel. Title will be taken in about 30 days.

104TH ST.—Andrew Hally sold for Edwin Shuttleworth 50x100 on the north side of 104th st, about 613 ft. east of 1st av. The Manhattan Grocery Co., Inc., are the purchasers. Title will be taken about the 15th of May.

104TH ST.—Pease & Elliman sold 319 West 104th st, 3-sty and basement dwelling, 20x100, to a client for occupancy.

105TH ST.—Charles Wynne sold to Thomas Hickson the 5-sty double flat on the north side of 105th st, 200 ft. east of 5th av, known as 16 East 105th st, 37.6x88x100.11. This is one of a row of 4 similar houses on this side of the street. The block front on 5th av, between 104th and 105th sts, is vacant, as is the adjoining 100 ft.

117TH ST.—The firm of J. B. Ketcham sold for Wm. C. Hyde to a client the 5-sty American basement dwelling 121 West 117th st, 18x65x100. Title will be taken May 7.

128TH ST.—G. Brettell & Son sold for a Mr. Rabiner 51 West 128th st, a 5-sty double flat, 25x10, to a Mr. Roth.

148TH ST.—Arnold, Byrne & Baumann sold for Abraham Benedict to Lowenfeld & Prager 241 West 148th st, a 5-sty flat, 39x99.11.

186TH ST.—Parish, Fisher & Co. sold for William Meyn to a client 556 and 558 West 186th st, 150 ft. east of St. Nicholas av, a 5-sty apartment house, 50x107.5. Title will be taken July 1.

AMSTERDAM AV.—Richtmeyer & Irving sold for the Peter F. Welch estate 790 Amsterdam av, a 5-sty flat, 14.4x84, between 98th and 99th sts. There is one apartment on a floor of 6 rooms and bath, to a Mr. Grenhut. This property is free and clear.

AMSTERDAM AV.—Nathan Grabenheimer sold to Solomon Linderborn 789 Amsterdam av, a 5-sty flat, with stores, 29.11x100, between 98th and 99th sts. The present seller purchased this property from Fannie Drucker and took title April 3, 1907. There is a mortgage of \$25,000 on the house. It is assessed at \$18,000 for the lot and \$29,000 for the improved plot. This building was given in part payment for the 7-sty apartment house at the southeast cor of Broadway and 99th st.

Broadway Apartment Changes Hands.

BROADWAY.—Soloman Linderborn sold to Nathan Grabenheimer the 7-sty apartment house, the Riviera, at the southeast cor of Broadway and 99th st, 55x125. The structure is located in a very desirable apartment house section. On the south is the Marion, a 9-sty fireproof apartment house, on the east a 6-sty structure, 60x87x100.11. On the opposite side of Broadway the entire block front is taken up by three high-class buildings, the William, Arragon and the Navarre, each 7 stories in height. The 5-sty flat 789 Amsterdam av was given in part payment.

Builder Purchases Plot.

BROADWAY.—L. J. Phillips & Co. sold for Sonn Brothers to Isaac Mayer & Son 5 lots, 100 by 125, at the southeast cor. of Broadway and 113th st. The buyer will erect on the site a high-class elevator apartment house. Recently 8 lots on the north side of 113th st, 125 ft. east of Broadway, 200x100.11, were purchased by a builder for improvement. This property a few years ago was restricted for private residences only. Several important sales have been consummated within the last few months between Broadway and Riverside Drive.

LENOX AV.—Joseph P. Day and Harrie S. Lines sold for the estate of Morris Grosner to Edward L. Radcliff 206 Lenox av, a 4-sty stone front dwelling, 20x80. The property was to have been sold at auction last Tuesday by Mr. Day.

2D AV.—S. Janowitz sold for C. Trick to H. Aretz the 5-sty double flat 1834 2d av.

WASHINGTON HEIGHTS.

Bellfonte Apartment Sold.

143D ST.—The Harold Realty Co. sold the Bellfonte apartment house, a 6-sty building with elevator, 100x99.11, at 516 and 518 West 143d st. There is a large vacant lot directly opposite this house which extends to 144th st.

146TH ST.—Renton-Moore Co. sold for Mrs. Reta A. Yawger 408 West 146th st, a 3-sty dwelling, 19x99.11, to a Mr. Baker.

AMSTERDAM AV.—Abraham Ruth sold another of the row of 5-sty, 40-ft. new-law houses, on the northeast cor of Amsterdam av, between 158th and 159th sts.

BROADWAY.—Hall J. How & Co. sold for the estate of Frederick Pfeifer the lot on the east side of Broadway, 51 ft. north of 183d st, 25x114, to Martin Keppler.

CONVENT AV.—J. Romaine Brown & Co. sold for a client to Thomas Shiels 455 Convent av, a 4-sty American basement dwelling, 16x50, between 149th and 150th sts.

EDGEcombe AV.—W. J. Huston & Son sold for the estate of John O. Stone 209 Edgecombe av, a 3-sty and basement dwelling, 16.8x100. The buyer, Mr. August Gerlach, will occupy. Title will be taken June 1.

Hamilton Place Elevator Apartment Sold.

HAMILTON PL.—Frederick Zittel sold for Joseph Davis to S. Morrill Bamer the Euafaula, a 6-sty elevator apartment on the northeast cor of 139th st and Hamilton pl, 108x90x irreg. In 1906 the vacant plot was sold at voluntary auction to F. Miller's Sons for \$41,100. The adjoining property on the southeast cor of 140th st was knocked down the same day to the same purchasers for \$49,500. On June 4, 1907, Joseph H. Davis purchased both these properties from Brody, Adler & Koch Co., subject to a mortgage of \$72,500. It was assessed unimproved at \$48,000. A building loan of \$88,000 was procured on the property just sold from the Title Guarantee & Trust Co. on June 29, 1907, for 1 year at 6%. Plans were filed for a 6-sty structure to cost \$250,000. George Frederick Pelham was the architect. This holding is just north of the Monte-

ABSOLUTE SALE

AT PUBLIC AUCTION

246 LOTS

WOLFE ESTATE

TUESDAY, MAY 5, at 11 A. M.

WHITE PLAINS ROAD

BOSTON AVENUE

Bronx Park East (Bronx Boulevard)

North of Pelham Parkway and Opposite the Beautiful Botanical Gardens in Bronx Park

SPECIAL NOTE

AT PUBLIC AUCTION IN 1893

Lots similar to these, situated between Boston Avenue and Crotona Park, 170th Street and 171st and 172d Streets, sold for from \$600 to \$1,000 per lot. **TO-DAY'S VALUE IS** from \$6,000 to \$10,000 per lot.

Therefore Every \$100 invested IN THESE LOTS PRODUCED from \$2,000 to \$3,000

This Opportunity Should Be Yours NOW!

THE BRONX PARK BOTANICAL GARDENS, IMPROVEMENTS, ARE THERE NOW. Property can be reached by taking 3d Ave. "L" or Subway to West Farms Station or 177th St., then taking trolley on White Plains Road direct to the property. It lies directly north of Bronx and Pelham Parkway at the junction of the Boston Road and New White Plains Road. The New Rochelle and Williamsbridge cars also pass by the property, or you can take 3d Ave. "L" to Bronx Park Station and walk across the beautiful Botanical Gardens direct to the property.

70% may remain on mortgage for 1, 2, or 3 years. Titles insured by Title Guarantee and Trust Company, and free of charge to purchasers

Maps and particulars from

JOSEPH P. DAY, Auctioneer

31 NASSAU STREET, NEW YORK CITY

fore Home. The plot to the north has also been improved by a 6-sty elevator apartment.

RIVERSIDE DRIVE.—Salomon & Greenbaum sold for Klein & Jackson the southeast cor of Riverside Drive and 144th st, a plot fronting 100 ft. on the Drive and 106 ft. on the street. The buyer, the Gracehull Realty Co., will begin at once the erection of a 6-sty elevator apartment house. The same brokers recently sold the three lots at the southeast cor of the Drive and 138th st to Bing & Bing, who are erecting an apartment house on the site. The northeast cor and the northwest cor of Broadway and 144th st recently changed hands. There has been considerable activity lately in this section.

ST. NICHOLAS AV.—Hayden & Co. sold for John F. Cockerill an interior parcel 200 ft. north of 141st st to J. Romaine Brown, who owns abutting property on the east side of Hamilton Terrace.

BRONX.

Block Front Disposed Of.

144TH ST.—Leo M. Mosauer, of Jacob Leitner's office, sold for Paul Mayer the block front 98x158 on the north side of 144th st, between the Southern Boulevard and Timpson pl, to a builder.

149TH ST.—R. I. Brown's Sons sold for Robert A. Chesebrough, executor, the plot bounded by 149th st, Austin pl and Whitlock av, 308x300x irregular.

156TH ST.—Kurz & Uren and R. I. Brown's Sons sold for James Harris the 6-sty apartment house at the southwest cor of 156th st and Elton av. The gross rents are about \$9,500. There are two mortgages on this holding aggregating \$55,000. Title will be taken May 22.

163D ST.—Williamson & Bryan sold for Mrs. Ellen L. Keegan the 2-family house 764 East 163d st.

211TH ST.—A. Shatzkin & Sons sold 50x100 on the north side of 211th st, 150 ft. west of Maple av, to Carmine Delucci.

211TH ST.—A. Shatzkin & Sons bought from I. Singer 100x100 on the north side of 211th st, 177 ft. east of White Plains road.

213TH ST.—A. Shatzkin & Sons sold to Nicola Bracchi 50x100 on the north side of 213th st, 50 ft. east of Pleasant av.

CEDAR AV.—A. Shatzkin & Sons sold 25x125x132 on the east side of Cedar av, 125 ft. south of Bartholdi st, to Gaetano Salvos.

CEDAR AV.—A. Shatzkin & Sons sold to James Raffale 25x109 on Cedar av, south of Corsa lane.

CAULDWELL AV.—Cahn & Cahn resold 729 Cauldwell av, a 2-sty frame dwelling, for Benicennio Pompilio to Irene Di Donato.

COLLEGE AV.—R. I. Brown's Sons in conjunction with Kurz & Uren sold for Mrs. Frederic J de Peyster 325x85 on the west side of College av, 95 ft. south of 169th st.

COMMONWEALTH AV.—Gustav Kugelmann sold to William Yopf the 2-family house on the west side of Commonwealth av, 150 ft. north of Tremont av.

DALY AV.—Kurz & Uren resold for Antoinette Bailey 5 lots at the northwest cor of Daly av and Elsmere pl, 101 ft. south of 177th st.

DALY AV.—P. N. Gardner sold for Richard Rick the two 2-family frame houses, 1922 and 1924 Daly av, near Tremont av.

FOREST AV.—Williamson & Bryan sold for the Flinn estate S36 Forest av, a 5-sty flat.

FOREST AV.—Williamson & Bryan sold for Mrs. Anna Noonan 1155 Forest av, a 3-sty single flat.

FRANKLIN AV.—Williamson & Bryan sold for Mrs. Lucy Hargrove the 4-sty flat 1144 Franklin av, 27.6x100.

GRACE AV.—Martin Pletscher sold for Josephine Magrone the 2-family house on the west side of Grace av, 180 ft. south of Glebe av, 25x100.

HAMMOND AV.—Gustav Kugelmann sold for Mary Campbell to Mr. Kuntze lot 394 on Hammond av.

HOE AV.—J. J. Haggerty sold for Chas. G. Jorgensen the 2-family house 1281 Hoe av, 25x100, to Mary Matthews.

HUGHES AV.—Michael T. Ring sold for James E. Hernon to Margaret C. McMahon the 1-family dwelling on 182d st, 85 ft. west of Hughes av, 17.4x93.5.

LONGFELLOW AV.—J. J. Haggerty sold for Samuel S. Cohn to Herman Langer the 3-family brk house 1152 Longfellow st, 20x90.

MAYFLOWER AV.—William Peters & Co. sold to Saalwachter & Burri 50x100 on the east side of Mayflower av, near Pelham av.

MORRIS PARK AV.—William Peters & Co. sold for Michael Early a dwelling on the south side of Morris Park av, near Faile st.

McGRAW ESTATE.—John A. Steinmetz sold for J. W. Brown and Mr. Culver to Daniel Bedeli 2 lots known as Nos. 212 and 311 McGraw estate, Westchester, N. Y., 50x100.

MT. HOPE PL.—Chas. M. Rosenthal resold 21 Mt. Hope pl, a 2-family house, 25x125, to the Dinsberg Realty Co.

RYER AV.—P. N. Gardner sold for George Schmid the plot on the west side of Ryer av, 420 ft. north of Barnside av, 30x137.

STEBBINS AV.—Charles Zimmermann, Jr., sold for Mrs. F. Shainhard to S. Oscar 944 Stebbins av, a 3-sty 3-family frame flat, 19x85.

SOUTHERN BOULEVARD.—Leo M. Mosauer, of Jacob Leitner's office, sold for the Simax Realty Co. the block front 400x100 on the east side of the Southern Boulevard, between Tiffany and Barretto sts, to a builder.

VYSE AV.—William Peters & Co. sold to a Mr. Pietrocelli the 2-family house 1418 Vyse av.

LEASES.

Heil & Stern leased for the estate of J. H. Mahony the entire building 105 Water st.

Duross Co. leased the 3-sty dwelling 249 West 13th st for A. C. Bechstein to Adolph P. Reimer.

Pocher & Co. leased the dwelling 638 Lexington av for Albert N. Maas to Samuel Hirsch for 1 year.

Hulbert Peck & Sons leased for Henrietta Littman to a Mrs. Hamilton the dwelling 249 West 51st st, for two years.

Gilsey, Havemeyer & Jenney leased for Lee W. Dodd his residence 42 East 64th st for a term of years for private occupancy.

Renwick C. Hurry & Co. report the following leases: For W. W. Astor to M. B. Curtis, the buildings 20 and 22 East 34th st.

Pocher & Co. leased the entire building at 221 West 36th st for M. J. McDonald to Thomas Ferguson for business purposes.

G. Brettell & Son leased for Louis Lese to a Mrs. Kelly 315 East

125th st, a 3-sty brk dwelling, and for Osk & Edelstein to a Mr. Knapp 355 East 124th st, a 3-sty dwelling.

Moore & Wyckoff leased the entire 6-sty building, 50x100, 129-131 Greene st, to John Zimmerman & Co., and the building on the south-east cor of Greenwich and West 11th sts to Charles Frank.

T. Scott & Son leased for James G. Fessenden to Mrs. J. Eisenhauer the dwelling 174 East 79th st, also the dwelling at the south-east cor of Park av and 95th st for Peter A. Peterson to H. Witt; also 152 East 79th st for S. Rosenblatt to a Mr. Hirschfeld.

William Henry Folsom leased the following dwellings: For J. J. Campion 124 East 24th st to a Mr. Clark for 5 years; for a Mr. Simons for 5 years 132 East 27th st to a Dr. Landus; 142 East 22d st for 3 years, and to a Mrs. Hubert 141 East 27th st for 2 years.

Wm. H. Falconer leased 11 East 75th st, a 4-sty and basement brownstone dwelling, for a term of years to Mr. A. J. Singer; also 24 8th av, store and dwelling, to A. Gometz and J. Greco; also 330 East 41st st, 3 private dwellings, to C. Brandt, and 334 and 336 East 41st st to P. Roth.

Chamber & Veiller leased for the estate of H. L. Tavshanjian, the rug merchant, 518 5th av, 28x125, for 21 years, at an aggregate rental of over \$500,000. The lessee intends to erect an 8-sty mercantile building. The new tenant is a retail merchant now occupying another store on the avenue.

S. Osgood Pell & Co., in conjunction with the Tonnele-Martin Realty Co., leased for a client to Mrs. Howard White, for a term of years, the Holland apartment hotel at 66-68 West 46th st. The rental aggregates \$100,000. Pell & Co. have also leased for a term of years 166 East 74th st for the Renaissance Realty Co.

The Chas. F. Noyes Co. leased the buildings 5 to 9 Jacob st to John F. Eggert; for Wm. H. Browning the buildings 3 to 7 Hague st; 134 William st to John Nyan; 43 Cortlandt st to Pierson Motor Supply Co.; 61 to 67 Cliff st to Harris & Co.; 203 Fulton st to Whitely Exerciser Co.; 77 John st to Julian C. Smith; 12 Dutch st to John Baldwin, and 48 West Broadway to Empire Bottle Supply Co.

Woodcock & Britt leased for I. I. Myers the 3-sty and basement brk dwelling at 302 West 12th st to Dr. J. J. Shea for a private residence; also the 3-sty and basement brk building at 28 Bethune st to Chas. H. Tuthill for a private dwelling, for Anna L. Mattison; and for estate of Jonathan Falconer to Rose A. Maddox the 3-sty and basement brk building at 30 and 32 8th av, private dwellings.

S. B. Goodale & Son leased for J. W. Dimick to Jacob Bardusch for a long term of years the premises 271-273 7th av, two 4-sty and basement buildings, 40x112. Mr. Bardusch will entirely remodel the buildings and move into them his establishment, "Castle Cave," now conducted at 266 7th av. The new restaurant as laid out will be one of the largest beefsteak grill rooms of its kind in the city.

Pease & Elliman leased the following dwellings: 266 Lexington av to James R. Plum, 92 Riverside Drive to Mrs. W. H. Granbery, 132 West 70th st to Dr. George T. Harrison, 204 West 78th st to Mrs. F. F. Ely, 162 West 75th st for F. L. Goffe, 152 East 35th st to John M. Glenn, 157 East 37th st to Allen Wardwell, 269 Lexington av to Harvey W. Hall, 37 Madison av for John W. Harper to Frederick G. Maurel, and 126 East 57th st to Mrs. V. M. Picabia.

Wm. A. White & Sons leased for Robt. E. Lane to William Kinscherf, Jr., and Frederick G. Kinscherf for a long term of years the building known as 107 and 109 William st and 64 and 66 John st, at the southwest cor of these sts. The lessees will make extensive alterations, after which it will be known as the Kinscherf Building. The same brokers have also leased for the Messrs. Kinscherf for a term of years the cor store in this building to Furrer & Carey. This is the same property that White & Sons leased to Mr. Lane last summer for 21 years.

Pease & Elliman leased for a long term of years for John T. Williams an entire floor in his recently completed apartment building 778-80 Madison av to Mrs. Frank Harmon. These apartments are unique in several respects, the most important feature being the large kitchen under the supervision of a competent chef, which supplies meals directly to all the apartments in the building, so that the tenants can have all the comforts of housekeeping without the annoyances and odors from the kitchen. This plan has been successfully tried by the Home Club at 15 East 45th st, but this is the first time that apartments of this kind have been offered for rent to the public. Each apartment comprises an entire floor, and consists of 9 rooms with 3 baths.

UNCLASSIFIED SALES.

The total number of sales reported is 80, of which 18 were below 59th st, 41 above, and 31 in the Bronx. The sales reported for the corresponding week last year were 163, of which 46 were below 59th st, 72 above, and 45 in the Bronx.

The total number of mortgages recorded for Manhattan this week were 185, as against 152 last week, and in the Bronx 157, as against 133 last week. The total amount involved is \$60,354,374, as against \$4,299,949 last week.

The amount involved in the auction sales this week was \$1,157,874, and since January 1, \$16,932,203. Last year the total for the week was \$1,828,258, and from January 1, \$17,567,744.

FRONT ST.—E. H. Ludlow & Co. sold for Lillian Dowdell to Alpin I. Dunn 148 Front st, 60 ft. south of Maiden lane, a 4-sty store and loft building, 20.2x69x irregular.

39TH ST.—Lee Shubert is reported to have bought from the Golet estate the Hollywood apartment house at 110 and 112 West 39th st, 50x98.9. The estate bought the Hollywood parcel at auction several months ago for \$135,000.

48TH ST.—Mrs. Anna J. Schoellkopf sold to Dr. John F. Erdmann 40 West 48th st, a 4-sty dwelling, 16x100.5. The Gross & Gross Co. negotiated the sale.

74TH ST.—E. H. Ludlow & Co. sold for Daniel B. Freedman 106 West 74th st, a 4-sty high-stoop brownstone dwelling, 18x102.2.

75TH ST.—Ernest N. Adler sold for Charles Sachar to Hugo Prager 515 East 75th st, a 5-sty double flat, 25x99.9x irregular.

81ST ST.—Adele Peck sold 126 West 81st st, a 4-sty and basement dwelling, 19x102.2.

88TH ST.—Josephine Y. Judson sold 340 West 88th st, a 4-sty and basement dwelling, 21x100.8.

136TH ST.—The firm of J. B. Ketcham sold to E. G. Gollner for occupancy the 3-sty dwelling 104 West 136th st, 16.2x99.11.

156TH ST.—William Lubbert sold 544 West 156th st, a 5-sty flat, 25x99.11.

182D ST.—Michael T. Ring sold for James E. Hernon to Margaret C. McMahon the 1-family dwelling on 182d st, 85 ft. west of Hughes av, 17.4x93.5.

AMSTERDAM AV.—The Polstein Realty & Construction Co. sold to Reckling & Vallender 1105 and 1107 Amsterdam av, a 6-sty apartment house, 40x100. This is one of a row recently erected between 114th and 115th sts.

WEST END AV.—H. C. Senior & Co. sold for the Hoffman estate the 3-sty dwelling 224 West End av, 17x100, to a Miss Dooley.

WEST END AV.—Wm. P. Mangam, in conjunction with the Cruikshank Co., sold for the Furniss estate to the A. C. & H. M. Hall Realty Co. the block front on the west side of West End av, from 99th to 100th st, 201.10x175. The buyers will erect high-class apartment houses on the site. The Furniss estate owns the remainder of the block, including the Riverside Drive front.

REAL ESTATE NOTES

Isidor Fajans moved his offices on May 1 to 122 and 124 East 25th st.

William & Julius Bachrach moved their office to 200 Broadway, the Hegeman Building.

The Allegiance Realty Co., of 31 Nassau st, moved their offices on May 1, to 4 and East 42nd st.

Joseph L. Bittenwieser moved his office from 203 Broadway to the St. Paul Building, 220 Broadway.

William Henry Folsom will remove his office on May 1 to 927 Broadway, between 21st and 22nd sts.

Samuels & Krakower, insurance brokers and dealers in mortgages, have removed to 99 Nassau st.

William C. Cahn and I. Fragner moved their office from 95 Liberty st to 60 Liberty st on May 1.

Benjamin Nieberg has moved his real estate offices to the State Bank Building, 114th st and 5th av.

Mr. Allan Robinson announces that he has removed his offices from 60 Wall st to the City Investing Building, 165 Broadway.

Jesse T. Meeker, real estate broker, has taken larger offices on the second floor and facing Broadway in the Johnston Building, 1170 Broadway.

C. L. Ullman, real estate broker, has removed his office from 3060 3d av, corner 157th st, to 3221 White Plains av, near 207th st (Burke st).

A second mortgage for \$60,000 was given to Otto M. Eidlitz by the Lotos Club on its new building 110 to 114 West 57th st. The prior mortgage on the property is for \$150,000.

The real estate firm of Comellas & Froman has been dissolved. G. Froman has formed a partnership with Mark Taubert under the firm name of Froman & Taubert, with offices at 1235 Lexington av.

W. Bayard Cutting loaned to the City and Suburban Homes Co. \$210,000 for 3 years at 6 per cent., from April 24, 1908. This mortgage is on the property on the north side of 78th st, 329.4 east of Av A, and extending to Exterior st.

Mr. Arthur S. Levy desires to announce that he has removed his real estate office to the Commercial Trust Building, 1451 Broadway, corner 41st st, where he will continue the management of all branches of real estate and insurance.

George W. Bard conducted a successful executor's auction sale of lots near the railroad station at Larchmont on Saturday, April 25. To a crowd of about 300 bidders, chiefly drawn from the immediate neighborhood, he disposed of 91 lots at an average of about \$200 each.

The last two stores that were vacant on the south side of 125th st, between 4th and 8th avs, have been rented. The Paris Model store has leased the southwest corner of Madison av, and Steindler & Korth rented 28 East 125th st. D. H. Scully was the broker in both transactions.

Bryan L. Kennelly will offer at auction, Tuesday, May 12, at 12 o'clock, at the Exchange Salesroom, 14-16 Vesey st, 5-acre villa sites on Great South Bay, near Oakdale station. High ground, shaded and fully restricted with Title Guarantee; 65 per cent. can remain for 3 years at 4 per cent.

On Tuesday, May 12, at 11 a. m., Joseph P. Day, auctioneer, will offer for sale by order of Hunts Point Realty Co., 369 Bronx lots at Hunts Point av, Longfellow st, Bryant st; also Bronx River water front lots at East 163d st, one block east of Southern Boulevard and one block from the Simpson st subway station.

Joseph P. Day, auctioneer, will offer for sale on Tuesday, May 5, at 11 a. m., 246 lots of the Wolfe estate, on White Plains road, Boston av, Bronx Park East (Bronx boulevard), north of Pelham parkway and opposite Botanical Gardens in Bronx Park. Property can be reached by taking 3d av "L" or subway to 177th st, then by trolley on White Plains road direct to property. Titles insured by the Title Guarantee and Trust Co. and free to purchasers; 70 per cent. may remain on mortgage for one, two, or three years. See advertisement in to-day's issue for further particulars.

An auction sale by Jos. P. Day, 31 Nassau st, will be held on Monday, May 11, at 12 o'clock noon, at the Exchange Salesroom, 14-16 Vesey st. Property consists of over 17 lots, formerly "Prentice estate," in Borough of Brooklyn; suitable for family apartment houses or hotel. Size of plot, 230 feet on Furman st by 222 feet on Grace court, also Remsen st front; 75 per cent. of purchase price can remain on first mortgage at 5½ per cent for one, two or three years, and title insurance policy, free of charge to purchaser, with recording tax and fees paid. See advertisement in to-day's issue.



WANTS AND OFFERS



JOSEPH P. DAY,
Auctioneer

31 Nassau Street

ABSOLUTE SALE

By order of

HUNTS POINT REALTY CO.

369 BRONX LOTS

Hunts Point Avenue, Longfellow Street,
Bryant Street

ALSO BRONX RIVER WATER
FRONT LOTS

at East 163d Street, one block east of South-
ern Boulevard, one block from subway
station at Simpson Street

Tuesday, May 12, at 11 A. M.

At Exchange Salesroom, 14-16 Vesey St., N. Y. City

Send for booklet

JOSEPH P. DAY, Auctioneer
31 Nassau Street

Oakdale Acreage AT Auction

5-acre villa sites with shore front rights in an hour's ride are very scarce and high in price. Such plots and water rights on Great South Bay near Oakdale Station for light draught sail and power boats will be on sale at No. 14 Vesey Street May 12th, at 12 o'clock.

Ground high, beautifully shaded, fully restricted with Title Guaranty. 65% can remain for 3 years at 4%

BRYAN L. KENNELLY
AUCTIONEER
156 BROADWAY

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BLOCK FRONT Borough of Brooklyn. Suitable for **OVER 17 LOTS**
Family Apartment House or Hotel

From Remsen Street to Grace Court and East Side of Furman Street

ELEVATION 60 FEET

Old buildings thereon. Formerly "Prentice Estate." Size of plot, 230 ft. on Furman Street by 222 ft. on Grace Court, also Remsen Street front

HAS SPLENDID UNOBSTRUCTED VIEW OF NEW YORK BAY

and located on Brooklyn Heights. One block from Wall Street ferry and Montague Street car line, also one block from completed subway in Joralemon Street. Few minutes' walk from Borough Hall. **MONDAY, MAY 11th, AT 12 O'CLOCK**

NOON, at the Exchange Salesroom, 14-16 Vesey St., New York City.

75 per cent. of the purchase price can remain on 1st mortgage at 5½ per cent. for one, two or three years. Policy of title insurance, Lawyers Title Insurance & Trust Company, free of charge to purchaser, with recording tax and fees paid. For maps and other particulars, see Representative on premises, or

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BROKERS, ATTENTION!

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LEASE EXPIRATIONS

900 expirations of leases of business firms in the wholesale district for year 1909 for sale. Submit offer to Box 65 Record and Guide.

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.**

SUPERINTENDENTS, Building Construction, Heating, Cement Work. Engineers, structural and mechanical. Draftsmen, designers; also salesmen and office men, with construction, building and machinery experience wanted. Write **HAPGOODS, 305 Broadway, N. Y.**

WANTED, by a prominent down-town firm of mortgage brokers, an experienced man to place applications. Address, stating age, experience and terms expected, "M. R. T.," P. O. Box 822, New York City.

YOUNG MAN, general experience soliciting properties, etc., desires position, real estate concern; references. **BOX 144, Record and Guide.**

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Rule for Valuing Fractional Lots in Manhattan

The rule for valuing fractional lots in Manhattan Borough, prepared by Henry Harmon Neill, has been printed by The Record and Guide on a sheet of cardboard suitable for framing or hanging on an office wall. Copies will be sold at 25 cents each.

Apply at office of The Record and Guide, 11 to 15 East 24th St.

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PROPERTY OWNERS' SECTION.

PUBLIC WORKS.

WEST 172D ST.—To pave with asphalt blocks from Amsterdam av to Audubon av. Proceedings initiated by Local Board.

WEST 149TH ST.—To repair sidewalks on north side from 100 ft. east of 8th av. Resolution adopted by Local Board.

EAST 173D ST.—To construct sewers and appurtenances between Hoe av and Bryant av, and in Bryant av, between East 173rd st and the summit southerly therefrom. Estimated cost of work, \$12,500; assessed value of real estate within probable area of assessment, \$220,400. Proceedings initiated by Local Board of Crotona.

HULL AV, PERRY AV, NORWOOD AV.—Opening and extending from Mosholu Parkway north to Woodlawn road, across land of former Jerome Park Branch N. Y. & Harlem R. R. Board of Estimate will consider on May 8.

GARFIELD ST.—To reduce width between Morris Park av and land of New Haven R. R. from 60 ft. to 50 ft. Board of Estimate will consider on May 8.

GUERLAIN ST.—Opening and extending between Beach av and Unionport road; Archer st, between Beach av and White Plains road; Merrill st, between Rosedale av and Beach av; Wood av, between Beach av and Storrow st; Gray st, between Wood av and Fremont av; Storrow st, between Wood av and public place at junction Tremont and Westchester avs. Board of Estimate will consider on May 8.

HAVEN AV.—Laying out extension from West 170th st to Fort Washington av at West 168th st, and an extension of West 169th st, from Fort Washington av to Haven av. Board of Estimate will consider on May 8.

CONDEMNATION PROCEEDINGS.

THAYER ST.—Opening and extending from Broadway to Nagle av, and Arden st, from Broadway to Nagle av. The Commissioners in this proceeding have completed their estimate of damage. Objections may be filed at 90-92 West Broadway on or before May 21.

BAXTER AND HESTER STS.—Northeast corner.—Acquiring title for school site. Commissioners Jos. P. Morrissey, Samuel Mosheim and Jas. W. Boyle have completed their estimate of loss and damage to owners and lessees, and have filed transcript in office of Board of Education.

WEST 163RD ST.—Opening and extending from Fort Washington av to Riverside drive. Commissioners Edward J. McGear, James M. Tully and Walter Lindner will present supplemental and additional bill of costs and expenses in this proceeding to Supreme Court on May 8.

WEIHER COURT.—Opening and extending between Washington av and 3d av. Commissioners Arthur Knox, P. E. Dolan and Wm. I. Brown will present bill of costs, charges and expenses incurred in this proceeding to Supreme Court on May 11.

PLEASANT AV.—School site. Easterly line between 119th and 120th sts, and on northerly line of 119th st, adjoining Public School No. 78. Corporation Counsel Pendleton gives notice that the report of Sylvester S. Taylor, Thos. F. Scott and Bernard Freund, Commissioners of Estimate and Appraisal in this proceeding, was filed in the office of Board of Education on April 27. Report will be presented to Supreme Court on May 28.

ASSESSMENTS.

HAVEN AV.—Regulating, etc., from the south side of West 170th st to a point 464.31 ft. northerly therefrom. Area of assessment: Both sides of Haven av, from 170th st to a point about 464 ft. northerly, and to the extent of half the block at the intersecting streets. Assessment entered April 30. Payable within 60 days.

EAST 137TH ST.—Regulating, etc., from 3d av to Rider av. Area of assessment: Both sides of East 137th st, from 3d av to Rider av, and to the extent of half the block at the intersecting streets. Assessment entered April 30. Payable within 60 days.

BROADWAY.—Sewer, west side, between 177th and 181st sts. Board of Assessors gives notice that proposed assessment is completed and ready for examination.

11TH AV.—Alteration to sewer in 11th av, east side, between 34th and 36th sts, and in 35th st, between 10th and 11th avs. Board of Assessors gives notice that proposed assessment is completed and ready for examination.

EAST 10TH ST.—Sewer between East River and Av D. Board of Assessors gives notice that proposed assessment is completed and ready for examination.

NAGLE AV.—Paving with asphalt blocks from Broadway to 10th av. Board of Assessors gives notice that proposed assessment is completed and ready for examination.

WEST 138TH ST.—Paving with asphalt between 5th av and Lenox av. Board of Assessors gives notice that proposed assessment is completed and ready for examination.

WEST 99TH ST.—Repairing sidewalk in front of No. 302. Board of Assessors gives notice that proposed assessment is completed and ready for examination.

TOWNSEND AV.—Regulating, etc., from East 170th st to East 176th st. Board of Assessors gives notice that proposed assessment is completed and ready for examination.

EAST 208TH ST.—Regulating, etc., from Reservoir Oval West to Jerome av. Board of Assessors gives notice that proposed assessment is completed and ready for examination.

EAST 183D ST.—Regulating, etc., between Jerome av and Webster av. Board of Assessors give notice that proposed assessment is completed and ready for examination.

EAST 189TH ST.—Sewer, between Washington av and Arthur av. Board of Assessors gives notice that proposed assessment is completed and ready for examination.

EAST 158TH ST.—Regulating, etc., from Morris av to Park av. Area of assessment: Both sides of 158th st, from Morris st to Park av, and to the extent of half the block at the intersecting streets and avenues. Assessment entered April 28. Payable within 60 days.

CLAY AV.—Sewer, between East 167th and 168th sts. Area of assessment: Both sides of Clay av, from East 167th to 168th st. Assessment entered April 28. Payable within 60 days.

SEABURY PL.—Regulating, etc., from Charlotte st to Boston road. Area of assessment: Both sides of Seabury pl, from Charlotte st to Boston road, and to the extent of half the block at the intersecting streets. Assessment entered April 28. Payable within 60 days.

THE MORTGAGE SITUATION.

MR. G. RICHARD DAVIS LOOKING FOR A BIG BUILDING MOVEMENT.

"The mortgage money market," said Mr. G. Richard Davis, "has certainly improved since last Fall. April and May I consider the best months in the year. The reason is that money is easier.

"At present we are making a number of loans in Brooklyn and the Bronx at six per cent, while in Manhattan five and five and one-half per cent is the rule. In my opinion money will be tighter during the summer months and will not ease up perceptibly until after the Presidential election. This, however, is not at all an unusual condition.

"If one looks back over the records, it will be found that history is only repeating itself. Around the first of the year I stated in the Record and Guide that with a return to reasonable normal conditions mortgage investment would prove more popular in the future, and that undoubtedly interest rates would go down. I still hold to this opinion. I look for a big building movement shortly.

"The Pennsylvania section," concluded Mr. Davis, "will next come into prominence. Much confidence in this zone is being expressed by some of the large operators. The recent purchase by a well-known realty company of the property Nos. 454 to 458 6th av is a splendid case in point. The realization that the huge undertakings are actually nearing completion naturally brings this district into notice. That conditions will slowly right themselves is a reasonable opinion to hold."

ADJUSTMENT OF PARKER FIRE LOSS.

The adjustment of loss on the Parker Building, 223 to 231 4th av, owned by George E. Wallace, has been completed. The award is \$369,000 on a sound value of \$564,243 above the foundations. The total amount of insurance carried was \$600,000. This fire started in the sixth floor, which was occupied by the Detmar Woolen Co. Mr. Charles R. Hedden represented the assured and Charles T. Wills the insurance companies, and these two gentlemen selected Mr. Otto Eidlitz as umpire. D. Everett Waid, of Waid & Willauer, Mr. Wallace's architect, acted as his representative on the Board of Survey called for by the Building Department.

THE ANTOINETTES AT AUCTION.—On May 19, by order of the referee, Mr. Dudley F. Malone, the group of apartments known as the Antoinettes at 480 to 482 Park av, 43 to 53 East 58th st and 54 East 59th st, will be sold at auction by Joseph P. Day. They have frontages of 50, 150 and 25 ft., respectively. The houses are 8 stys high and built in sections. Peter Herter was the builder. The property will be sold to satisfy a judgment of \$642,000 secured by the Metropolitan Life Insurance Co. against Maria A. Herter and others. The houses will be sold separately and collectively.

STATUES AND DECISIONS AFFECTING OWNERS.

STATUTES.

BUT few of the legislative enactments of the past year have been of special interest as affecting realty; most of such as were in any wise connected with or related to it being of very amendatory nature as to already existing law of much the same purport.

Acts were passed of a confirmatory and enlarging nature as to acknowledgment and proof of Deeds, and Secretary of State and County Clerk's certificates as to the same. (L 1907, cc, 589, 633): requiring the filing of certificates of notarial appointment, and signatures with County Registers in counties where such exist (L 1907, cc 207, 559); amending laws as to the appointment of Commissioners of Deeds in other States and Foreign Countries (L 1907, c 142); and for the confirmation and curing of deeds by Attorneys in fact, prior to 1875 (L 1907, c 518).

Some statutes were enacted of a nature amending forms of legal procedure; as changes in proceedings for the Sale of Infants' lands and the conveyance of inchoate rights of Dower (L 1907, c 49).

Also with relation to sales of Trust property, mortgages and leases of same, notice to beneficiaries, and the proceedings thereupon. (L 1907, c 242.)

As to Corporations, in the purchase, sale, mortgage or lease of real property by membership corporations. (L 1907, c 197.)

Regarding New York City.—As to exchanging city land not of longer use for other and private property. (L 1907, c 302.)

Abolition of the Board of Rapid Transit Commissioners and establishment of Public Service Commissioners. (L 1907, c 429).

Affecting Building Laws, etc.—Many building restrictions in relation to heights of basements used as confectioneries (c 418): filing of contracts, assignments and orders (cc 360, 692); discharge of liens (c 395).

As to Assessments.—As to apportionment and reconsideration of assessments for local improvements in New York City. (L 1907, c 611, 678.)

Taxes.—As to redemption of lands sold for taxes, repayments to purchasers, etc. (L 1907, c 577.)

Torrens System of Title Registration.—Perhaps the most notable generally was an act of some importance with respect to general real estate interests in relation to the proposed adoption of the Torrens system of land registration of title, appointing a committee, through nomination by the Governor, to look into and report on the expediency of the adoption of the system by the State of New York. (L 1907, c 628.) Which report has been put in the form of an act, passed both Houses, and now before the Governor.

Mortgages.—Also with relation to mortgages some amendatory legislation was enacted, viz:

As to filing certificates of discharge of mortgages and noting same on margin of record. (L 1907, cc 289, 347, 621.)

As to Recording Tax on Mortgages.—L 1907, c 340, amending the well-known and oft-discussed changes from an annual tax to a once-for-all recording tax of fifty cents on the hundred dollars. The year's amendments mainly providing for taxation by property value where no fixed amount is secured, or maximum stated. Also for filing statements each year in cases of mortgages for prior advances; also permitting old mortgages of record to be brought within the new recording tax and its subsequent exemptions—this latter the most valuable and needed.

DECISIONS.

Among the decisions of the Courts of most interest perhaps are those which may be classified as affecting owners and their rights and those relative to brokers, including most particularly their many and oft-litigated claims to commissions for effecting sales, leases and mortgage loans.

Also such decisions as affect sellers and purchasers of real estate under contracts of sale, and also those affecting the owner of real estate as regards the leasing of the same.

Some of the most important and interesting of these follow in the order named.

BROKERS.—The decision of the Court of Appeals (Frank L. Fisher Co. v. Woods, 187 N. Y. 90), declaring unconstitutional the 1901 law which made it a misdemeanor for any person in a city of the first and second class to offer for sale any real estate without the written authority of the owner, or his attorney, or of a person who had made a written contract for the purchase of the property with the owner, was of perhaps the paramount interest to all brokers of this vicinity, and relieved a situation in which Appellate Divisions of the Supreme Court were in direct disagreement.

COMMISSIONS.—The principle that a sale to another party by the principal before production of their customer by the brokers, abrogates their employment was emphasized in *Ettinghoff v. Horowitz*. (115 App. Div. 571.)

As a producing cause of sale, in *Lovett v. Clench* (115 App. Div. 635), the broker was awarded a commission though his proposed purchase was not accepted at the figure agreed upon by the owner, and the owner made a sale direct at a higher price.

(Continued on page 19, Advertising Section.)

INAUGURATING A NEW SYSTEM.

Within a few weeks it will be possible for any property owner in either Manhattan or The Bronx to quickly and easily obtain a statement of his taxes and assessments. The archaic system of the Bureau of Assessments and Arrears is fast being modernized, and in place thereof an up-to-date system of records is being instituted. Previously it required the services of an expert examiner to search for taxes and assessments, but under the new method even the novice will experience little trouble in ascertaining the desired information. The work of resystematizing the records necessitated the hiring of about one hundred expert clerks, whose temporary employment dated from March 4, 1907. It is understood that the sum expended for their salaries has largely been repaid by an appreciable reduction in the cancellations of interest, formerly traceable to errors through the omission of clerks to furnish a taxpayer all his bills when he requested them. These cancellations in 1907 amounted approximately to \$57,983.66, principally covering payments between 1900 and 1905. According to the figures of the Controller the cancellations in 1907 were 75 per cent less than in the preceding year.

In place of the old complicated system a ledger page account will be kept with every parcel of property in the city, in which all taxes and assessments will be charged as rapidly as they accrue. Provision has likewise been made for crediting payments. A card index will also be kept containing like information, including additional data apprising the searcher of tax sales, assessment sales and redemptions.

No less important to the property owner is the new Division of Notification, so that bills may be mailed as assessments are entered. In order to take advantage of the new service property owners are required to file their names with the bureau.

BRONX ACCELERATORS AT WORK.

Thoroughly aroused by the prominence given to real estate in Long Island and New Jersey by the opening of the East and Hudson River tunnels, representative real estate brokers and business men of the Bronx met in the rooms of the North Side Board of Trade, 138th st and 3d av, on Wednesday evening and formed an auxiliary committee of the board for the purpose of carrying on an energetic campaign to attract public attention to the advantages of the Borough of the Bronx.

The call for the meeting was signed by William J. Williamson, Peter A. O'Hara, Clement H. Smith, Charles F. Mehlretter and Charles Ullman, who constitute the Committee on Real Estate of the North Side Board of Trade. Former President James L. Wells presided, and urged the raising of a fund for advertising the Bronx. Messrs. Mehlretter, Davies, Price and others offered to contribute. Mr. Wells said he thought the large property owners of the Bronx who would derive the most benefit from its development should be asked to contribute.

The following sub-committee on ways and means was then appointed: J. Clarence Davies, William J. Williamson, Peter O'Hara, Charles F. Mehlretter, Wesley H. Trimmer, Clement H. Smith, Charles E. Reid, Albert E. Davies, Charles W. Bogart, A. Weiner, E. H. Thornton, Louis Kuntz, Julius H. Haas, Charles Ullman and Charles A. Webber.

Albert E. Davis stated that an edition of 5,000 copies of "A Bronx Catechism," describing the advantages of the borough, was being distributed, and that copies were being sent to Long Island and New Jersey.

Mr. Davies appointed the following committee on Plan and Scope: James L. Wells, William J. Williamson, Albert E. Davis, Julius Haas, Alphonse Weiner and Charles W. Bogart.

TAXPAYERS' ASSOCIATION MEETS.—A business meeting of the Washington Heights Taxpayers' Association was held on Friday evening, April 24, in the Corrigan Building, Broadway and 157th st. Several matters of importance were brought up, including the shortage of water supply and pressure, the ash and garbage dump on Riverside drive and the subway train service. On the complaint of this association a public hearing was held in the offices of the Public Service Commission, Tribune Building, on April 22. The question of extending the local train service north of 137th st to Dyckman and the extension of the Dyckman express to Kingsbridge was brought up.

EXCESSIVE AWARDS FOR HIGHBRIDGE PARK.—The awards for the proposed Highbridge Park were not acted upon by Justice McCall in the Supreme Court on Tuesday owing to his having an indirect interest in the proceedings. It is expected that the Corporation Counsel will follow up his announced intention of opposing the matter on the ground that the awards in several instances are excessive. The awards amounted to \$821,249 for 76 lots on Edgecombe road.

LARGE LOAN ON FIFTH AVENUE.—William K. Vanderbilt loaned on the property 507 5th av \$250,000 to Eliza L. Parsons and another. This property has a frontage of 36 ft. on the avenue and a depth of 133 ft. on the northerly side of the plot and 108 ft. on the southerly side. It is located 27.5 north of 42d st. There is a 12-sty fireproof building now in the course of erection on the site.

MISCELLANEOUS.

JOSEPH P. DAY
REAL ESTATE
AUCTIONEER AND APPRAISER
MAIN OFFICE: 31 NASSAU ST., AGENCY DEPT. 932 EIGHTH AVENUE

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IF YOU HAVE AN IDEA JOIN THE INVENTORS' FACILITY LEAGUE
We will tell you just what your idea is worth, as a practical and useful product, giving you expert engineering and mechanical advice as to what improvements may be made, and how to proceed at the least expense.

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Examines and Insures Titles to Real Estate on Sales and Loans, and Deals in Mortgages.

EDGAR J. LEVEY, President
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WILLIAM N. HARTE, Treasurer
Hon. ABRAHAM R. LAWRENCE, Counsel

NOTICE TO PROPERTY OWNERS. HEARINGS FOR THE COMING WEEK.

At 90-92 West Broadway.

Monday, May 4.

Crescent av, (Queens), opening from Hunter av to Winthrop av, at 1 p m.
Bartow st, (Queens), opening from Wolcott av to Jackson av, at 11 a m.
Titus st (Queens), opening from Jackson av to East River, at 12 noon.
Boston rd opening from White Plains rd to Northern boundary city, at 2 p m.
Richard st, opening from Bronx and Pelham parkway to Morris st, at 12 noon.
Highbridge Park, extension between 159th and 172d sts, at 1 p m.
Bronx st, opening from Tremont av to East 180th st, at 1 p m.
Baychester av, opening from West 4th st to Pelham Bay Park, at 11 a m.
Butler av (Richmond), between Eureka pl and Broadway, etc, at 11 a m.
Strip of land at Boulevard Lafayette, at 4 p m.
Bronx Park addition, at 10 a m.
Boston rd, Bronx Park, etc., at 11 a m.
Mohegan av, opening between East 175th and East 176th sts, at 1 p m.
Baker av, opening from Baychester av to City line, at 12 noon.
Corlears Hook Park, addition, at 4 p m.
Third av, widening at 149th st, at 4 p m.

Tuesday, May 5.

Morris av, closing from R. R. to Concourse, at 11 a m.
First av (Richmond), opening from Jersey st to Pine st, at 2 p m.
Northern av, opening north of 181st st, at 4 p m.
City Island Bridge, at 1 p m.
St Nicholas Park, addition, at 11 a m.
Tremont av, opening from Aqueduct av to Sedgwick av, at 4 p m.
East 223d st, 224th to 225th sts, etc, opening, at 3 p m.
Main st (City Island), opening from east approach bridge to Sound, at 3 p m.
Fifth New st, north of 181st st, opening, at 3 p m.

Wednesday, May 6.

East 222d st, opening from Bronx River to 7th av, at 4 p m.
Seaview av (Richmond), opening from Richmond rd to Southfield boulevard, at 3.15 p m.
Riverside drive, widening between 139th and 142d sts, at 2 p m.
Burnett pl, opening between Garrison av and Tiffany st, at 3 p m.
Trafalgar pl, opening between 175th and 176th sts, at 4 p m.

Thursday, May 7.

West 167th st, Public pl, etc, opening at 3 p m.
East 140th st, opening east from Park av to Morris av, at 1.30 p m.
Sewerage District No 43, at 12.30 p m.
Bronx boulevard, opening from Old Boston rd to 242d st, at 3 p m.
Two Public parks east of Boulevard Lafayette, at 4 p m.

Friday, May 8.

Astor av, opening between Olinville av and White Plains rd, at 2 p m.
Zerega av, opening from Castle Hill av to Castle Hill av, at 1 p m.

At 258 Broadway.

Monday May 4.

Hamilton pl, school site, at 1 p m.
Bridge 3, Section 3, at 2 p m.
Bridge 4, Queens, at 3 p m.
15th and 18th sts, dock, at 2.30 p m.

Tuesday, May 5.

Brooklyn bridge, at 10.30 a m.
Westchester av, rapid transit, at 11 a m.
Centre and Walker sts, rapid transit, at 2 p m.
Willard Parker Hospital, at 2 p m.
Fort George, rapid transit at 3 p m.

Wednesday, May 6.

Pier 36, at 10.30 a m.
Clinton st, police station, at 10.30 a m.

Thursday, May 7.

Brooklyn bridge arches, at 10.30 a m.
Bridge 3, Section 3, at 2 p m.
Brooklyn bridge, at 2 p m.
East 12th st, school site, at 3 p m.

Friday, May 8.

Westchester av, rapid transit, at 11 a m.
Hamilton pl, school site, at 1 p m.
Piers 32-33, at 2.30 p m.

AUCTION SALES OF THE WEEK.

The following is the complete list of the property sold, withdrawn or adjourned during week

ending May 1, 1908, 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 Advertisd Legal Sales.

*Indicates that the property described was bid in for the plaintiff's property.

JOSEPH P. DAY.

*Tremont av/s, 31.6 w Morris av, runs s Morris av [104.11 x e 64.7 to Morris av x s 50 x w 135 x n 50 x e 17.3 x n 126.9 x e 50.2 to beg. (Amt due, \$5,837.73; taxes, &c, \$1,607.60.) Nellie Morse\$10,955
*10th av, No 163, w s, 46 s 20th st, 23x100, 4-sty brk tenement and store. (Amt due, \$16,773.90; taxes, &c, \$791.97.) Frederic Currie et al, exrs, &c.....14,000
80th st, No 118, s s, 625 e Amsterdam av, 17.6x102.2, 4-sty basement stone front dwelling. (Amt due, \$20,837.58; taxes, &c, \$—.) Albert L Schomp.....22,000
6th av, No 11, w s, 111.7 n Carmine st, 17.10 x90, 3-sty brk tenement and store. (Partition.) W C Razzetti.....10,250
201st st, No 206, s s, 61.11 e Grand Boulevard and Concourse, 25x115.4x26.2x123.9, 2-sty frame dwelling. (Partition.) Wm Gully.....4,700
Bleecker st, No 144, s s, 25 w West Broadway, 25x125, 3-sty brk tenement and store. (Partition.) David & Harry Lippman.....27,716
*Freeman st, n e s, 100 s e West Farms road, 84.5x60.11x133.9x131.9, vacant. Amt due, \$4,414.45; taxes, &c, \$814.48.) Emma A Jaeger4,300
161st st, No 577, n s, 118.11 e Broadway, 18x99.11, 4-sty brk dwelling. (Amt due, \$14,472.16; taxes, &c, \$227.60.) Gertrude McGirr15,500
*Southern Boulevard, s s, 54.7 e Av St John, 420.7x102.6x397.9x100, vacant. (Amt due, \$37,583.67; taxes, &c, \$2,211.85.) The Mutual Life Ins Co of N Y.....30,000
*149th st, No 202, s s, 100 w 7th av, 25x99.11, 5-sty brk tenement. (Amt due, \$6,471.87; taxes, &c, \$296.99; sub to a first mort of \$18,000.) The Mutual Life Ins Co of N Y.....20,650
*Lyman pl e s, intersec n w s Stebbins av, Stebbins av/runs n 152.7 x e 129.1 x s w 197.9 to beg, vacant. (Amt due, \$13,536.50; taxes, &c, \$—.) Lawyers Title Ins & Trust Co.....9,500
7th av, Nos 2167 to 2177 [s e cor 129th st, on map Nos 2169 to 2177] 99.11x75, 6-sty brk 129th st, No 166 tenement and store. (Amt due, \$30,121.69; taxes, &c, \$1,982.51; sub to a first mort of \$170,000 and a mechanics lien of \$292.69 and a chattel mort of \$1,150.) Sigmund Cohn195,476
110th st, s s, 125 e 2d av, 150x100.11, vacant. (Amt due, \$37,988.76; taxes, &c, \$539.21.) Wm M Golden representing a party in interest38,000
Montgomery st, Nos 39 and 41, e s, 89.9 s Madison st, runs e 75 x s 116 x e 2 x s 28.6 x w 78.2 x n 40 to beg, 6-sty brk tenement and store. (Amt due, \$10,661.17; taxes, etc, \$1,100; sub to a mort of \$21,075.) Hunterdon Realty & Construction Co.....34,659
St Ann's av, e s, 300 s 156th st, 75x90, vacant. (Amt due, \$6,913.60; taxes, &c, \$389.38.) John G Scharf6,800
Barclay st, No 87 [n e cor Wash- Washington st, Nos 225 and 227] ington st, runs n 62.8 x e 76.2 x s 21.1 x w 57 x s 48.5 x w 19.7 to beg, one 4 and one 5-sty brk loft and store buildings. (Amt due, \$46,057.74; taxes, &c, \$879.43.) Adj. to May 13.....
Bond st, No 33, s s, 194.10 e Lafayette st, 25 x114.2x25.7x119, 3-sty brk loft and store building
47th st, Nos 114 and 116, s s, 193.10 w 6th av 37.6x100.5, 5-sty brk tenement.....
(Sheriff's sale of all right, title, &c. Edward S Farrell50
*Broome st, No 206, n s, 50 e Norfolk st, 25x100, 5-sty br ktenement and store and 5-sty brk tenement in rear. (Amt due, \$3,045.78; taxes, &c, \$676.49; sub to two prior mort aggregating \$42,000.) Gerson M Krakower.....44,755
*112th st, No 237, n s, 185 w 2d av, 18.9x100.10, 3-sty frame dwelling. (Amt due, \$7,172.22; taxes, &c, \$89.09.) Wm F Patterson, exr7,300
Lenox av, No 206, e s, abt 61 n 120th st, 20x80, 4-sty brk and stone dwelling. (Exrs sale.) Withdrawn
21st st, Nos 207 and 209, n s, abt 112 e 3d av, 47x98.9, two 5-sty brk and stone tenements. (Exrs sale.) J J Larkin.....57,250
5th av, No 262, w s, abt 29.5 s 29th st, 20x100, 5-sty brk business building, leasehold. (Voluntary.) Henry T Randall.....12,000
95th st, Nos 139 and 141, n s, 45.6 w Lexington av, 34x100.8, two 3-sty brk dwellings. (Voluntary.) Bid in at \$33,000.....
2d av, No 561s w cor 31st st, 20x77, 4-sty brk 31st st tenement with store. (Voluntary partition.) Bid in at \$25,500.....

3d av, No 525 [n e cor 35th st, runs n 35th st, Nos 201 to 205] 18.5 x e 62.1 x n 55.8 x e 38.1 x s 74.1 x w 100.2 to beg, three 4-sty brk tenements with stores. (Voluntary partition.) Henry Duschis61,800
161st st, Nos 508 and 510, s s, abt 150 w Amsterdam av, 50x99.11, two 2-sty frame dwellings. (Voluntary.) Bid in at \$19,500.....
7th av, No 2574 [s w cor 149th st, 21.1x100, 149th st, No 200] 5-sty brk tenement with stores. (Voluntary.) A T Hardy.....51,400
Montgomery av, w s, abt 315 s Popham av, 25x100, 2 1/2-sty frame dwelling. (Voluntary.) Bid in at \$8,950.....
147th st, n s, abt 150 w Amsterdam av, 50x99.11, two 1 1/2-sty frame dwellings. (Exrs sale.) Bid in at \$20,000.....
114th st, No 230, s s, 329.6 e 3d av, 25x100.11, 5-sty brk tenement. (Voluntary.) Bid in at \$21,900.....
40th st, No 317, n s, abt 250 e 2d av, 25x67.2 x27x56, vacant. (Voluntary partition.) Bid in at \$6,750.....
147th st, s s, 100 w 7th av, 124.9x99.11, vacant. (Voluntary partition.) Ph. Freudenmacher & Son47,500
118th st, s s, abt 300 e 3d av, 24.1x100.11, 3-sty brk and stone dwelling. (Voluntary partition.) Maria A Pless.....12,300
Audubon av, s w cor 174th st, 25x100, vacant. (Voluntary partition.) L J Phillips & Co.....9,150
77th st, No 211, n s, 188.4 e 3d av, 16.8x102.2, 3-sty brk and stone dwelling. (Voluntary partition.) Bid in at \$9,100.....
125th st, No 259, n w cor 2d av, 18x74.11, 5-sty brk and stone building with store. (Voluntary partition.) Chas Weil.....27,000
3d st, No 402, s s, 90.9 e Goerck st 45.4x82.9x45x88.6, 7-sty brk tenement and store. Sheriff's sale of all right, title, &c. Marcel Levy.....250
Broome st, Nos 19 and 21 [s w cor Mangin st, Mangin st, No 13] 50x75, 6-sty brk tenement and store. (Amt due, \$25,279.26; taxes, &c, \$1,401.62; sub to two mort aggregating \$36,000.) Dean Holding Co.....41,490
Union av, No 845, w s, 41.6 n 160th st, 20.9 x100.7, 3-sty frame tenement. (Partition.) Julianna Brill6,000

BRYAN L. KENNELLY.

178th st, No 160, s s, 167.1 w Grand Boulevard and Concourse, 25x94.3x25x94.5, 2-sty frame dwelling. (Amt due, \$1,944.35; taxes, &c, \$810.21.) Withdrawn
*136th st, No 134, s s, 333.4 w Lenox av, 16.8x99.11, 3-sty stone front dwelling. (Amt due, \$12,245.08; taxes, &c, \$1,054.12.) The Trustees of Robert College of Constantinople.....10,000

J. BARRY LOUNSBERRY.

*151st st, Nos 535 and 537 [n s, 150 e Broadway, 152d st, Nos 534 and 536] 75x— to 152d st, two 6-sty brk tenements. (Amt due, \$19,637.63; taxes, &c, \$—; sub to four mort aggregating \$142,959.40.) Scheer Ginsberg Realty & Construction Co.....150,000

D. PHOENIX INGRAHAM.

*Washington av, No 1727, w s, 35 s 174th st, 65x90, 2 and 3-sty frame dwelling and vacant. (Amt due, \$4,449.11; taxes, &c, \$—; sub to a mort of \$10,000.) Hyman Fish.....14,105

SAMUEL MARX.

67th st, No 428, s s, 220 w Av A, 40x100.5, 6-sty brk tenement and store. (Amt due, \$3,192.14; taxes, &c, \$—.) Mark Cowen, party in interest47,500
*71st st, No 411, n s, 138 e 1st av, 25x102.2, 6-sty brk tenement and store. (Amt due, \$3,375.32; taxes, &c, \$530; sub to a mort of \$25,000.) Golde & Cohen.....28,988
*149th st, No 204, s s, 125 w 7th av, 25.99.11, 5-sty brk tenement. (Amt due, \$6,471.87; taxes, &c, \$296.99; sub to a first mort of \$18,000.) Max Marx.....19,380

At Bronx Salesroom.

JULIUS H. HAAS.

226th st, s s, 280 e White Plains av, 100x114, vacant. (Voluntary partition.) Schambrue.....5,000
227th st, n s, 480 e White Plains av, 100x114, vacant. (Voluntary partition.) Edward J Keating4,550
228th st, n s, 280 e White Plains av, 100x114, vacant. (Voluntary partition.) R H Lee.....4,650
229th st, n s, 105 w 4th av, 100x114, vacant. (Voluntary partition.) Jas McMahon.....4,600
239th st, n s, 40 e Fulton st, 100x100, vacant. (Voluntary partition.) R H Lee.....4,400
Mathilda st, w s, 200 n 237th st, 125x100, vacant. (Voluntary partition.) J Hlawatsch.....8,700
Mathilda st, e s, 200 s 239th st, 100x100, vacant. (Voluntary partition.) J Hlawatsch.....4,500

(Continued on page 831.)

OFFICIAL LEGAL NOTICES

PUBLIC NOTICES.

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

At the request of the President of the Borough of the Bronx, 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, all the buildings, parts of buildings, etc., now standing upon property owned by the City of New York, acquired for street opening purposes in the

BOROUGH OF THE BRONX.

(1) Being all those buildings and parts of buildings lying within the lines of Main Street, City Island, and the approach to the City Island Bridge to Long Island Sound.

(2) Being the buildings and parts of buildings in what is known as parcel "A" of the easterly approach to the City Island Bridge in the 24th Ward, Borough of the Bronx, and which are more particularly described on a certain map on file in the office of the Collector of City Revenue, Department of Finance, Room 141, 280 Broadway, Borough of Manhattan.

Pursuant to a resolution of the Commissioners of the Sinking Fund, adopted at a meeting held October 9th, 1907, the sale of the above described buildings and appurtenances thereto will be held, by direction of the Comptroller, on

MONDAY, MAY 4TH, 1908,

at 11 o'clock A. M., on the premises, upon the terms and conditions as appearing in the City Record.

(Signed) J. H. McCOOEY,

Deputy and Acting Comptroller.

City of New York, Department of Finance, Comptroller's Office, April 18, 1908. (2833)

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

At the request of the President of the Borough of the Bronx, 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, all the buildings, parts of buildings, etc., now standing upon property owned by the City of New York, acquired for street opening purposes in the

BOROUGH OF THE BRONX.

(1) Being all those buildings, parts of buildings, etc., lying within the lines of West Farms Road, between Rosedale Avenue and Westchester Creek in the 24th Ward, Borough of the Bronx.

(2) Being the buildings lying within the lines of East 161st Street from Jerome Avenue to Walton Avenue in the 23d Ward, Borough of the Bronx, all of which are more particularly described on certain maps on file in the office of the Collector of City Revenue, Department of Finance, Room 141, 280 Broadway, Borough of Manhattan.

Pursuant to a resolution of the Commissioners of the Sinking Fund, adopted at a meeting held October 9th, 1907, the sale of the above described buildings and appurtenances thereto will be held, by direction of the Comptroller, on

TUESDAY, MAY 5TH, 1908,

at 11 o'clock A. M., on the premises, upon the terms and conditions as appearing in the City Record.

(Signed) J. H. McCOOEY,

Deputy and Acting Comptroller.

City of New York, Department of Finance, Comptroller's Office, April 18, 1908. (2835)

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 9468, No. 1. Sewer in Broadway, west side, between One Hundred and Seventy-seventh and One Hundred and Eighty-first streets.

List 9474, No. 2. Alteration and improvement to sewer in Eleventh avenue, east side, between Thirty-fourth and Thirty-sixth streets, and in Thirty-fifth street, between Tenth and Eleventh avenues.

List 9475, No. 3. Sewer in East Tenth street, between East River and Avenue D.

List 9476, No. 4. Paving Nagle avenue, from Broadway to Tenth avenue, with asphalt blocks, curbing and recurbing.

List 9787, No. 5. Paving with asphalt pavement, curbing and recurbing One Hundred and Thirty-eighth street, between Fifth and Lenox avenues.

List 9800, No. 6. Repairing sidewalk in front of No. 302 West Ninety-ninth street.

BOROUGH OF THE BRONX.

List 9451, No. 7. Regulating, grading, curbing, flagging, laying crosswalks, building approaches and placing fences in Townsend avenue, from East One Hundred and Seventieth street to East One Hundred and Seventy-sixth street.

List 9521, No. 8. Regulating, grading, curbing, flagging, laying crosswalks, building approaches and placing fences in East Two Hundred and Eighth street, from Reservoir Oval West to Jerome avenue.

List 9572, No. 9. Regulating, grading, curbing, flagging, laying crosswalks, building approaches and placing fences where necessary in East One Hundred and Eighty-third street, between Jerome avenue and Webster street.

List 9684, No. 10. Sewer in East One Hundred and Eighty-ninth street, between Washington avenue and Arthur avenue.

BOROUGH OF QUEENS.

List 9445, No. 11. Grading, curbing and flagging Jamaica avenue, from the Boulevard to Steinway avenue, First Ward.

List 9555, No. 12. Regulating, grading, curb-

PUBLIC NOTICES.

and flagging the Crescent, from Grand avenue to Broadway, First Ward.

List 9556, No. 13. Paving with asphalt Hamilton avenue, from Webster avenue north to Vernon avenue, First Ward.

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 June 2, 1908, 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, April 30, 1908. (3056)

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

At the request of the Bridge Commissioner, 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 now standing on property owned by the City of New York, acquired for bridge purposes in the

BOROUGH OF QUEENS.

Being the one-story frame building and a portion of another one-story frame building in the neighborhood of Jane Street and Hunter Avenue, in the Borough of Queens, and which are more particularly described on a certain map on file in the office of the Collector of City Revenue, Room 141, Department of Finance, 280 Broadway, Borough of Manhattan.

Pursuant to a resolution of the Commissioners of the Sinking Fund, adopted at a meeting held April 14th, 1908, the sale of the above described buildings will be held, by direction of the Comptroller, on

WEDNESDAY, MAY 13TH, 1908,

at 11 A. M., on the premises, upon the terms and conditions as appearing in the City Record.

(Signed) H. A. METZ,

Comptroller.

New York, April 24, 1908, Department of Finance, Comptroller's Office. (2988)

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

At the request of the Board of Education, 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, buildings now standing on property owned by the City of New York, acquired for school purposes in the

BOROUGH OF MANHATTAN.

Being all those buildings and parts of buildings on Irving Place, East 16th and East 17th Streets, known as Nos. 36, 38, 40, 42, 44, 46, 48 and 50 Irving Place; 125, 127, 129 and 131 East 16th Street; 126 and 128 East 17th Street, in the Borough of Manhattan, and which are more particularly described on a certain map on file in the office of the Collector of City Revenue, Room 141, Department of Finance, 280 Broadway, Borough of Manhattan.

Pursuant to a resolution of the Commissioners of the Sinking Fund, adopted at a meeting held April 14th, 1908, the sale of the above described buildings will be held, by direction of the Comptroller, on

THURSDAY, MAY 7TH, 1908,

at 11 o'clock A. M., on the premises, upon the terms and conditions as appearing in the City Record.

(Signed) H. A. METZ,

Comptroller.

New York, April 24, 1908, Department of Finance, Comptroller's Office. (2988)

AUCTION SALES OF THE WEEK.

(Continued from page 830.)

Table with 2 columns: Description of property and Amount. Includes entries for Fulton st, Oneida av, 236th st, etc.

Summary table for auction sales: Total \$1,157,874; Corresponding week, 1907 1,828,258; Jan. 1, 1908, to date 16,932,203; Corresponding period, 1907 17,567,744.

VOLUNTARY AUCTION SALES.

May 5.

JOSEPH P. DAY.

246 lots on White Plains road, Boston av, Bronx Boulevard, facing Bronx Botanical Gardens and Park, Mace av (200th st), Barker av, Waring av (199th st), and Olinville av.

May 6.

BRYAN L. KENNELLY.

Washington st, No 615, s e cor Morton st, 3-sty tenement and store, 19x67.1.

ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD of April 25 to May 9, 1908, of the confirmation by the Board of Revision of Assessments and the entering in the Bureau for the Collection of Assessments and Arrears, of assessment for LOCAL IMPROVEMENTS in the BOROUGH OF QUEENS:

1ST WARD. 13TH AVENUE-GRADING, CURBING, FLAGGING AND LAYING CROSSWALKS, from Broadway to Jamaica Avenue.

HERMAN A. METZ,

Comptroller.

City of New York, April 23, 1908. (2967)

ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD of April 30 to May 14, 1908, 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: 32D WARD, SECTION 23. EAST 31ST STREET-PAVING, between Flatbush Avenue and Glenwood Road. EAST 31ST STREET-REGULATING, GRADING, CURBING AND FLAGGING, between Flatbush Avenue and Glenwood Road.

HERMAN A. METZ,

Comptroller.

City of New York, April 28, 1908. (3096)

ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD of April 30 to May 14, 1908, 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 RICHMOND: 1ST WARD. NICHOLAS STREET-REGULATING, GRADING, CURBING AND LAYING GUTTERS, between Richmond Terrace and St. Mark's Place.

HERMAN A. METZ,

Comptroller.

City of New York, April 28, 1908. (3091)

ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD of April 30 to May 14, 1908, 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 QUEENS:

1ST WARD. WOLCOTT AVENUE-SEWER, from the East River to Merchant Street. FIRST AVENUE-SEWER, from a point 250 feet south of Pierce Avenue to Graham Avenue. 1ST AVENUE-SEWER, from Webster Avenue to a point about 200 feet south of Pierce Avenue. 7TH AVENUE-SEWER, from Jackson to Washington Avenues. 15TH AVENUE-SEWER, between Broadway and Newtown Road. MARC PLACE-SEWER, between Grand and Newtown Avenues. POMEROY STREET (5TH AVENUE)-SEWER, from Broadway to Jamaica Avenue.

HERMAN A. METZ,

Comptroller.

City of New York, April 28, 1908. (3081)

ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD of April 30 to May 14, 1908, of the confirmation by the Board of Assessors, and the entering in the Bureau for the Collection of Assessments and Arrears, of assessments for LOCAL IMPROVEMENTS in the BOROUGH OF THE BRONX:

23D WARD, SECTION 9. EAST 158TH STREET-REGULATING, GRADING, CURBING, FLAGGING, LAYING CROSSWALKS, BUILDING APPROACHES, PLACING FENCES AND PAVING, from Morris to Park Avenues. CLAY AVENUE-SEWER, from 167th to 168th Streets. 24TH WARD, SECTION 11. SEABURY PLACE-REGULATING, GRADING, CURBING, FLAGGING, LAYING CROSSWALKS, BUILDING APPROACHES AND PLACING FENCES, from Charlotte Street to Boston Road.

HERMAN A. METZ,

Comptroller.

City of New York, April 28, 1908. (3069)

PUBLIC NOTICES.

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

At the request of the agent for Carnegie Library sites, 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 now standing upon property owned by the City of New York, acquired for Carnegie Library purposes in the

BOROUGH OF MANHATTAN.

Being a four-story brick tenement known as No. 194 East Broadway, 183 and 183 1/2 Division Street, located on the south side of East Broadway and the north side of Division Street, respectively; said premises being located 26 feet, 2 inches easterly from Jefferson Street and are more particularly described on a certain map on file in the office of the Collector of City Revenue, Room 141, Department of Finance, 280 Broadway, Borough of Manhattan.

Pursuant to a resolution of the Commissioners of the Sinking Fund, adopted at a meeting held April 14th, 1908, the sale of the above described building will be held, by direction of the Comptroller, on

MONDAY, MAY 11TH, 1908,

at 11 o'clock A. M., on the premises, upon the terms and conditions as appearing in the City Record.

(Signed) H. A. METZ,

Comptroller.

New York, April 24, 1908, Department of Finance, Comptroller's Office. (2984)

Washington st, No 613, 3-sty tenement and store, 19x67.2.
 Washington st, No 611, 3-sty tenement and store, 18.3x64.10.
 56th st, 363 West, 3½-sty and basement brown stone dwelling, 16.8x100.5.

ADVERTISED LEGAL SALES.

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

May 2 and 4.

No Legal Sales advertised for these days.

May 5.

164th st, Nos 442 and 444, s s, 225 e Amsterdam av, 50x112.4, 5-sty brk tenement. Henry A Rosenthal agt Max S A Wilson et al; Samson Friedlander, att'y, 271 Broadway; Arthur M Levy, ref. (Amt due, \$16,286.49; taxes, &c, \$965.57.) Mort recorded Aug 14, 1906. By Joseph P Day.
 222d st, n s, 249.6 w 4th st, 55.6x88, Wakefield. The Washington Life Ins Co agt Egbert B Ellison et al; Samuel B Clarke, att'y, 32 Nassau st; Edw L Parris, ref. (Amt due, \$7,141.51; taxes, &c, \$346.94.) By Joseph P Day.
 Franklin av, No 1372 s e cor Jefferson st, 45.2 Jefferson st, No 620 x120, 2-sty frame dwelling and vacant. John C Gulick agt Wm H Milton et al; John C Gulick, att'y, 132 Nassau st; Francis Woodbridge, ref. (Amt due, \$10,425.67; taxes, &c, \$339.41.) Mort recorded June 22, 1887. By James L Wells.
 2d av, Nos 57 and 59, w s, 48.1 n 3d st, 48.1 x100, 9-sty brk tenement and store. Callman Rouse agt Leopold Mayer et al; Manheim & Manheim, att'ys, 302 Broadway; Frank T Fitzgerald, ref. (Amt due, \$9,910.03; taxes, &c, \$2,050; sub to two mortg aggregating \$117,000.) Mort recorded April 5, 1906. By Joseph P Day.
 Seabury pl, e s, 25 n 172d st, 50x100, vacant. Hugh Breslin et al agt Emma K Mann; Oliver W Beals, att'y, 257 Broadway; Wm J Bolger, ref. Amt due, \$3,277.49; taxes, &c, \$232.05; sub to prior mortg aggregating \$5,000.) Mort recorded March 8, 1906. By Joseph P Day.
 Crotona Park East, e s, 154 n Suburban pl, 22 x101.10x27x108.1, vacant. Jacob Frees agt Helen R Miller et al; John F Frees, att'y, 3029 3d av; John C Ruff, ref. (Amt due, \$2,802.51; taxes, &c, \$330.) Mort recorded Jan 9, 1905. By Joseph P Day.
 Robbins av n e cor 140th st, 125x100.10, vacant. Ernst Thalman et al, rec'rs, agt Ernest Weil et al; A Lincoln Westcott, att'y, 135 Broadway; Hyman Cohen, ref. (Amt due, \$14,227.62; taxes, &c, \$2,734.46.) Mort recorded Dec 22, 1905. By Sam Marx.
 Jerome av, e s, 282.7 n Gun Hill road, 100x100, vacant. Minnie A Blanchard agt William Rosenzweig Realty Operating Co et al; A Lincoln Westcott, att'y, 135 Broadway; Moses R Ryttenberg, ref. (Amt due, \$8,694.64; taxes, &c, \$237.10.) Mort recorded Dec 8, 1905. By Joseph P Day.
 14th st, No 4, s s, 34 e 5th av, 33x103.3, 6 and 7-sty brk building and store, leasehold, &c. Rutherford Realty Co agt Willet F Cook et al; Wells & Snedeker, att'ys, 34 Nassau st; Job E Hedges, ref. (Amt due, \$27,719.07; taxes, &c, &—.) By Joseph P Day.
 134th st, No 718, s s, 513.5 e Cypress av, 17.3 x103.6, 2-sty frame dwelling. Alice E Shoenerberger agt Ernst M Heinrich et al; Daly, Hoyt & Mason, att'ys, 15 William st; Edw J McGean, ref. (Amt due, \$4,404.95; taxes, &c, &—.) Mort recorded Dec 11, 1905. By Joseph P Day.
 150th st, No 552, s s, 469.6 w Amsterdam av, 17x99.11, 3-sty brk dwelling. The Farmers Loan & Trust Co agt John J Sheehan et al; Turner, Rolston & Horan, att'ys, 22 William st; Geo A Lavelle, ref. (Amt due, \$10,084.05; taxes, &c, \$190.12.) Mort recorded Nov 29, 1904. By Joseph P Day.
 May 6.
 146th st, No 265, n s, 200 e 8th av, 25x99.11, 5-sty brk tenement. Kate V Barnum agt Joseph Kaufmann et al; Wilson M Powell, att'y, 29 Wall st; J Sidney Bernstein, ref.

HERBERT A. SHERMAN REAL ESTATE AUCTIONEER, BROKER, APPRAISER, AGENT.

OFFICES
 GROUND FLOOR, ASTOR BUILDING
 9 PINE STREET
 ST. PAUL BUILDING, 220 BROADWAY
 532 FIFTH AVENUE, Cor. 44th St.
 Private Telephone Wire Connecting All Offices.

(Amt due, \$17,194.49; taxes, &c, \$323.72.) Mort recorded Dec 14, 1904. By Samuel Marx.
 146th st, No 267, n s, 175 e 8th av, 25x99.10, 5-sty brk tenement. Charles Griffen et al, exrs, agt Joseph Kaufmann et al; Wilson M Powell, att'y, 29 Wall st; J Sidney Bernstein, ref. (Amt due, \$17,154.12; taxes, &c, \$323.72.) Mort recorded Dec 14, 1904. By Samuel Marx.
 146th st, No 269, n s, 150 e 8th av, 25x99.11, 5-sty brk tenement. Wilson M Powell et al, trustee, agt Joseph Kaufmann et al; Wilson M Powell, att'y, 29 Wall st; J Sidney Bernstein, ref. (Amt due, \$17,209.77; taxes, &c, \$323.72.) Mort recorded Dec 14, 1904. By Samuel Marx.
 146th st, No 273, n s, 100 e 8th av, 25x99.11, 5-sty brk tenement; Action No 1. Mary W Pell agt Joseph Kaufmann et al; Wilson M Powell, att'y, 29 Wall st; J Sidney Bernstein, ref. (Amt due, \$17,195.50; taxes, &c, \$323.72.) Mort recorded Dec 14, 1904. By Samuel Marx.
 146th st, No 271, n s, 125 e 8th av, 25x99.11, 5-sty brk tenement; Action No 2. Same agt same; same att'y; same ref. (Amt due, \$17,189.16; taxes, &c, \$323.72.) Mort recorded Dec 14, 1904. By Samuel Marx.
 113th st, Nos 216 and 218, s s, 185 e 3d av, 30 x100.10, 6-sty brk tenement and store. Samuel Weil agt Wolf Scheitel et al; Action No 1; Fleischman & Fox, att'ys, 346 Broadway; J Sidney Bernstein, ref. (Amt due, \$6,335.81; taxes, &c, \$700; sub to a mort of \$30,000.) Mort recorded June 7, 1906. By Samuel Marx.
 113th st, Nos 220 and 222, s s, 215 e 3d av, 30 x100.10, 6-sty brk tenement and store. Same agt same; Action No 2; same att'ys; same ref. (Amt due, \$6,298.31; taxes, &c, \$700; sub to a mort of \$30,000.) Mort recorded June 7, 1906. By Samuel Marx.
 66th st, n s, 220 w West End av, 40x100.5, vacant. Equitable Life Assurance Society of the U S agt Ida Margoles et al; Action No 3; Alexander & Green, att'ys, 120 Broadway; John E Duffy, ref. (Amt due, \$7,625.48; taxes, &c, \$475.19.) Mort recorded April 16, 1906. By Hugh D Smyth.
 66th st, n s, 100 w West End av, 120x100.5, vacant. Same agt same; Action No 4; same att'ys; same ref. (Amt due, \$24,362.11; taxes, &c, \$475.19.) Mort recorded April 16, 1906. By Hugh D Smyth.
 98th st, No 206, s s, 135 e 3d av, 25x100.5, 4-sty brk tenement and store. Louis B Hasbrouck et al exrs agt Benjamin R Ferkin et al; Louis B Hasbrouck & John H Judge, att'ys, 257 Broadway; Moses R Ryttenberg, ref. (Amt due, \$5,306.42; taxes, &c, &—; sub to a prior mort of \$13,500.) Mort recorded Feb 20, 1906. By Bryan L Kennelly.
 2d av, Nos 311 and 313 n w cor 18th st, 34.8x 18th st, No 243 98, 6-sty brk tenement and store. The State Bank agt Saul Wallenstein et al; Julius J & A Lyons, att'ys, 76 William st; Edw D Dowling, ref. (Amt due, \$28,817.94; taxes, &c, \$608.83; sub to two mortg aggregating \$64,500.) Mort recorded May 11, 1907. By Joseph P Day.
 Grand st, Nos 570 and 572, n s, 25 w Goerck st, 50x75, two 3-sty frame brk front tenements and stores. Sundel Hyman agt Isaac Stroh et al; Kantowitz & Esberg, att'ys, 320 Broadway; Joseph P Morrissey, ref. (Amt due, \$13,749.68; taxes, &c, \$1,078.41; sub to a first mort of \$28,500.) Mort recorded June 29, 1906. By Joseph P Day.
 Bryant av, No 1350 s e cor Jennings st, 125x Jennings st, 100, 2-sty frame dwelling and vacant. Geo W Robinson agt Isaac

Schwartz et al; Arthur Knox, att'y, 198 Broadway; Wm J Bolger, ref. (Amt due, \$2,638.30; taxes, &c, \$920.) Mort recorded March 2, 1905. By James L Wells.
 Riverside drive, No 524, e s, 600.2 s 127th st, 75x86, 6-sty brk tenement. The Metropolitan Improvement Co agt The Rutland Realty Co et al; Clarence L Westcott, att'y, 100 Broadway; Walter B Caughlan, ref. (Amt due, \$58,149.85; taxes, &c, &—.) Mort recorded June 30, 1905. By Joseph P Day.
 Riverside Drive, No 524, e s, 600.2 s 127th st, 75x86, 6-sty brk tenement. Commonwealth Mortgage Co agt The Rutland Realty Co et al; Clarence L Westcott, att'y, 100 Broadway; Walter B Caughlan, ref. (Amt due, \$68,723.94; taxes, &c, \$3,976.84.) By Joseph P Day.

May 7.

Broadway s e cor Hawthorne st, runs e 100 Hawthorne st x 119.3 x w 50 x w 50 x n 120.6 to beg, vacant.
 Broadway, s s, 125 e Dyckman st, 100x157.1x100 x159.1, vacant. Sheriff's sale of all right, title, &c, which M McCormack Construction Co or Michael McCormack had on March 12 and March 14, 1908, or since; H A & C E Heydt, att'ys, 27 William st; Thomas F Foley, sheriff. By Joseph P Day.
 102d st, No 166, s s, 225 w 3d av, 20x100.11, 4-sty stone front tenement. Leonard Bronner agt Beckie Kleinfeld et al; S Marshall Kronheimer, att'y, 309 Broadway; John F O'Ryan, ref. (Amt due, \$4,135.20; taxes, &c, &—; sub to two mortg aggregating \$9,500.) Mort recorded June 5, 1906. By Samuel Marx.
 80th st, No 215, n s, 225 w Amsterdam av, 25 x102.2, 5-sty stone front tenement. Eugenie H Meyer agt Mudge I Hennen et al; McLoughlin & Martin, att'ys, 309 Broadway; William Klein, ref. (Amt due, \$10,394.26; taxes, &c, \$499.64; sub to a first mort of \$25,000.) Mort recorded Jan 2, 1901. By Joseph P Day.
 Wadsworth av, No 141 n e cor 180th st, 119.6x 180th st 100, three 5-sty brk tenements. North American Mortgage Co agt Tyler Realty & Mortgage Co et al; Clarence L Westcott, att'y, 100 Broadway; Arthur J McClure, ref. (Amt due, \$87,741.79; taxes, &c, \$1,069.17.) Mort recorded June 7, 1907. By Joseph P Day.

May 8.

Franklin av, Nos 1244 to 1250, e s, 142.6 n 168th st, 92.6x185.4, two 2 and one 3-sty frame dwellings. John O Ball et al, trustee, agt William Lemberg et al; A P Bachman, att'y, 52 Wall st; Patrick J Dobson, ref. (Amt due, \$24,475.03; taxes, &c, \$1,250.00.) Mort recorded Dec 16, 1904. By Samuel Marx.
 79th st, Nos 505 to 515, n s, 98 e Av A, 125x 102.2, three 6-sty brk tenements and stores. Austin B Fletcher et al, trustees, agt Jacob Sherman et al; Wm P S Melvin, att'y, 32 Liberty st; Michael J Scanlan, ref. (Amt due, \$38,133.25; taxes, &c, \$150.) Mort recorded May 9, 1907. By Joseph P Day.
 Audubon av n e cor 178th st, runs n 200 to 178th st 179th st, x e 85 x s 200 x w 85 179th st to beg, four 5-sty brk tenements and stores. Realty Operating Co agt New Construction Co et al; Phillips & Avery, att'ys, 41 Park Row; Geo E Weller, ref. (Amt due, \$24,699.45; taxes, &c, \$5,571.52; sub to five mortg aggregating \$149,636.41.) By J Barry Lounsbury.

May 9.

No Legal Sales advertised for this day.

May 11.

54th st, Nos 153 to 157, n s, 100 e 7th av, 75x 100.5, 3 and 5-sty brk stable. Sheriff's sale of all right, title, &c, which John J Reilly had on March 12, 1908, or since. Breen Bros., att'ys, 309 Broadway. Thomas F Foley, sheriff. By Joseph P Day.
 64th st, Nos 208 and 210, s s, 150 w Amsterdam av, 50x100.5, two 5-sty brk tenements. Sheriff's sale of all right, title, &c, which John A Moore had on Jan 21, 1908, or since. Keener, Lewis & Lang, att'ys, 115 Broadway; Thomas F Foley, sheriff. By Joseph P Day.

REAL ESTATE RECORDS

Key to abbreviations:

1st.—Q. C. is an abbreviation for Quit Claim deed, i. e., a deed wherein all the right, title and interest of the grantor is conveyed, omitting all covenants and warranty.

2d.—C. a. G. means a deed containing 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 deeds. 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

April 24, 25, 27, 28, 29 and 30. (No. 18.)

BOROUGH OF MANHATTAN.

Bond st, No 25, s w s, abt 95 e Lafayette st, 25x114.4, with rights to 15 ft alley adj, 3-sty brk loft and store building and 1-sty brk stable in rear. Henry R Winthrop et al TRUSTEES, &c, Thomas B Winthrop for Marie A Winthrop to Jere F Donovan. April 24. April 30, 1908. 2:529—22. A \$30,000—\$35,000. 28,000

Same property. Jere F Donovan to Alva Realty Co, a corp'n. Mt. \$18,500. April 24. April 30, 1908. 2:529. other consid and 100
 Cherry st, Nos 390 to 400 n e cor Scammel st, ——. Certified copy Scammel st, No 195 | adjudication of bankruptcy and order
 Monroe st | of reference in matter of Salvatore
 Brewing Co, bankrupt. Mar 2. Apr 28, 1908. 1:261. —

Christopher st, No 105, n s, 125 w Bleecker st, ——. 4-sty brk tenement and store and 2-sty brk tenement in rear. Release claims, &c. Chas A Flammer to John W Schroeder. All title. Mort \$3,300. Apr 23. Apr 24, 1908. 2:619—38. A \$14,500—\$17,500. nom

WATER SUPERVISION CO.

3 PARK ROW, NEW YORK

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Read what satisfied clients say:

NEW YORK, October 1, 1907.
GENTLEMEN: I think the way you examine and look after water meters is certainly a great benefit to real estate holders. I am well pleased with the system you have in sending monthly reports, showing first what amount of water was used and the condition the plumbing is in. Wishing you success, I am
 Respectfully yours,
ABE KASSEL, 120 East 73d Street.

Cherry st, No 23, s s, abt 240 w Roosevelt st, 25.1x79.8x25.1x81.3 w s, 4-sty brk tenement and store.
 Cherry st, No 25 (26), s s, abt 218 w Roosevelt st, 25x95.7, 4-sty brk tenement and store and 2-sty brk tenement in rear.
 Cherry st, No 29, s s, abt 175 w Roosevelt st, 12.9x84x12.11x84, part 4-sty brk tenement and store.
 Cherry st, No 29½, s s, abt 165 w Roosevelt st, 12.5x—x12.7x—, part 4-sty brk tenement and store.
 Pearl st, Nos 364 and 366, e s, 156.6 n Franklin sq, runs n e 122.1 x n 5.5 x w 110.5 to st, x s 36.5 to beginning, two 4-sty brk tenement and stores.
 Eugenia M wife of and James E Campbell to Chester A Luff. 1-63 part. April 25. April 27, 1908. 1:109, 6, 7, 9 and 10. A \$25,500—\$33,500 and 112—7. A \$14,000—\$18,000. nom
 Christopher st, No 118, s s, 59.2 e Bedford st, 26.3x81.8x25.8x87, 5-sty brk tenement and store. Galland Realty Co to Sanfelese Realty Co, a corpn. Mort \$25,000. April 23. April 27, 1908. 2:588—47. A \$13,500—\$20,000. other consid and 100
 Columbia st, No 14, e s, 200.6 n Grand st, 20x55x25x55, 3-sty brk tenement. Isidore Scherer to Samuel Wolf. Mort \$8,650. Apr 1, 1907. Apr 24, 1908. 2:331—34. A \$6,000—\$8,000. other consid and 100
 Commerce st, No 33, n s, abt 50 w Bedford st, 25x37x24.9x37, 3-sty frame tenement. Emma M S Mestanz to John T E Vanderveer. Mort \$4,960, taxes, &c. Apr 24, 1908. 2:584—54. A \$3,500—\$4,000. nom
 Doyers st, No 4, n e s, abt 88 n w Bowery, 20x62x20x63, 4 and 5-sty brk tenement and store. PARTITION, Feb 20, 1908. Edw B Lafetra ref to Mary A Rauch and Charlotte Wise. April 30, 1908. 1:162—44. A \$8,000—\$9,000. 18,600
 Ferry st, Nos 35 and 37 n e cor Cliff st, runs n e along Cliff st, Cliff st, Nos 75 and 77 74.11 x n w 24.7 x n e 50.5 x n w 0.11 x s w 118.2 to e s Ferry st, x s e 49.2 to beginning, sub to rights of others to use 8 ft cartway, 9-sty brk loft, office and store building. Louise F Vogel to Pfister & Vogel Leather Co, a corpn, of Milwaukee, Wis. B & S. All liens. April 16. April 27, 1908. 1:104—6. A \$30,700—\$100,000. nom
 Fulton st, No 118, s s, abt 100 e Nassau st, 25x80, 4-sty brk restaurant. Chas F Naething to the Charles Herman Realty Co, a corpn. All liens. Mar 26. April 28, 1908. 1:78—46. A \$74,500—\$85,000. other consid and 100
 Fulton st, No 120, s s, 76.4 e Nassau st, 25.3x82.3x25.3x82.1, 4-sty brk loft and store building. Chas F Naething to the Charles Herman Realty Co. All liens. Mar 26. April 28, 1908. 1:78—45. A \$74,700—\$85,000. other consid and 100
 Greenwich st, No 340, w s, 70.10 n Jay st, 22.4x81.6x22.4x81.8, 4-sty brk loft and store building. Eliza R Brommer widow et al HEIRS, &c, Frederick Ring to Solomon L Reiss. April 30, 1908. 1:182—14. A \$15,000—\$18,500. nom
 Grove st, No 36, s s, 169.6 w Bleecker st, 21x100, 3-sty and basement stone front dwelling. Florence A Hazard EXTRX, &c, Edward C Hazard to Ira H Bennett. April 24. April 25, 1908. 2:588—15. A \$9,000—\$12,500. 13,500
 Same property. Florence A Hazard INDIVID to same. B & S and C a G. April 24. April 25, 1908. 2:588. nom
 Same property. Ira H Bennett to Michael E Pepe. Mort \$10,000. April 24. April 25, 1908. 2:588. nom
 Henry st, No 90, s s, abt 40 e Birmingham st, 25x100, 6-sty brk tenement and store and 6-sty brk tenement in rear. Geo C Winchel to Ray Winchel. ½ part. All title. Mort \$40,000. Apr 25, 1908. 1:275—46. A \$18,000—\$37,000. nom
 Hudson st, No 505, w s, 51 n Christopher st, 22.8x84.11x24x85.2, with rights to 15 ft alley in rear, 2-sty brk tenement. Hudson Impt Co to Hudson Companies, a corpn. April 13. April 30, 1908. 2:630—46. A \$15,000—\$18,500. other consid and 100
 Hudson st, No 507 (403), w s, 73.8 n Christopher st, 23x85, with rights in 15 ft alley in rear, 2-sty brk tenement. Hudson Impt Co to Hudson Companies, a corpn. April 13. April 30, 1908. 2:630—45. A \$15,000—\$18,500. other consid and 100
 Lewis st, No 66, e s, 80 s Rivington st, 20x50, 3-sty brk tenement and store. Barnet Lipshitz et al to Hyman Kunkel. Mort \$5,400. April 27. April 28, 1908. 2:328—45. A \$6,000—\$7,000. other consid and 100
 Mercer st, No 55, w s, 224 n Grand st, runs n 25 x w 125 x s 38.8 x e 25 x n 13.8 x e 100 to beginning, 5-sty brk loft and store building. CONTRACT. Edith H Ellis with Alfred C Bachman. Mort \$30,000. April 25. April 28, 1908. 2:474—13. A \$40,000—\$57,000. 45,000
 Mott st, No 63, w s, 125 n Bayard st, 25x100, 6-sty brk tenement and store. Lemuel Baum to Louis Friedman. C a G. Mort \$35,000. Mar 2. April 29, 1908. 1:200—28. A \$17,000—\$37,000. other consid and 100
 Mulberry st, No 238, e s, 183.9 s Prince st, 25x100, 5-sty brk tenement and store. Orazio La Cagnina to Peter Ruffolo. Mort \$30,500. April 15. April 27, 1908. 2:494—8. A \$15,000—\$29,000. other consid and 100
 Nassau st, No 122, s e s, abt 128 s w Beekman st, 18.10x78.2x16.7 x79.4 s w s, 4-sty brk loft and store building. Frances C Duryea et al EXRS, &c, William Duryea to Eddy Palmer. Mort \$50,000. April 16. April 30, 1908. 1:92—28. A \$56,300—\$63,500. other consid and 100
 Pearl st, No 542, n s, 99.3 w Elm st, 25.5x100.1x25.8x100.6, 5-sty brk loft and store building. John R Agnew to D L Block Co, a corpn. Mort \$30,000. Apr 23. Apr 24, 1908. 1:157—25. A \$35,000—\$40,000. other consid and 100
 Renwick st, No 23, w s, 175 n Canal st, 18.9x60, 2-sty brk tenement. Wm L Heard et al HEIRS, &c, William Heard to Helen Heard, of Paterson, N J. Q C. Jan 25. Apr 24, 1908. 2:594—46. A \$4,500—\$5,000. nom
 Same property. Helen Heard EXTRX William Heard to Geo D Bartholomew. Mort \$5,000. Apr 23. Apr 24, 1908. 2:594—46. A \$4,500—\$5,000. 7,000
 Rivington st, No 28, n s, 75 w Forsyth st, 25x100, 4-sty brk loft and store building. 2:421—38. A \$21,000—\$31,000.
 Lexington av, No 176, w s, 19.9 s 31st st, 19.9x64, 3-sty brk dwelling. 3:886—70. A \$14,000—\$18,000.
 East Broadway, No 50, n s, 264.2 w Market st, 24.11x68.10x25x68.10, 5-sty stone front loft and store building. 1:281—23. A \$18,000—\$30,000.
 William Simis, Jr, to Henry G Heyson, of Far Rockaway, N Y. Mar 27. April 27, 1908. nom

Rivington st, No 116
 Essex st, Nos 130½ and 132, on map Nos 130 to 132 n e cor Essex st, 40x75, three 6-sty brk tenements and stores. Morris Rose et al to Benson Construction Co, a corpn. Mort \$69,500. April 24. April 29, 1908. 2:354—1 and 39. A \$39,000—\$65,000. other consid and 10,000
 Rivington st, No 118, n s, 40 e Essex st, 20x74.11, 3-sty brk tenement and store. Stanislaus N Tuckman et al to Nathan Tuckman. Mort \$20,000. April 28, 1908. 2:354—38. A \$15,000—\$19,000. 100
 St Marks pl, No 46 s s, 150 e 2d av, 25x97.6, 4-sty stone front 8th st tenement. Marx Reiss to Mamie wife of Leonard A Snitkin. April 27, 1908. 2:449—12. A \$19,000—\$27,000. other consid and 100
 St Marks pl, No 67 n s, abt 200 w 1st av, 25x—, 5-sty brk tenement and store. Henry R Caplan to George Ehret. Morts \$38,000. April 29, 1908. 2:450—41. A \$17,000—\$27,000. nom
 St Nicholas pl, Nos 2 and 4, e s, 124.11 s 150th st, 74.11x100, 6-sty brk tenement. The Hogenauer & Wesslau Co to Henry J Lange. Mort \$70,000. April 28. April 29, 1908. 7:2053—111. A \$28,500—\$100,000. other consid and 100
 Spring st, Nos 72 to 78 s e cor Crosby st, 100.3x100x100x92.4, Crosby st, Nos 65 to 73 12-sty brk and stone loft and store building. John E Olson to John E Olson Realty Co, a corpn. Mort \$415,000. April 29. April 30, 1908. 2:482—13 to 17. A \$98,000—\$114,500. other consid and 100
 Suffolk st, No 25, w s, 128.7 s Grand st, 28.2x100, 5-sty brk tenement and store. Morris Gerstenfeld to Morris Plapinger. Mt \$35,000. April 29. April 30, 1908. 1:312—25. A \$22,000—\$36,000. other consid and 100
 Thompson st, No 210, e s, 125 n Bleecker st, 25x100, 2-sty brk tenement and store.
 Thompson st, No 212, e s, 150 n Bleecker st, 25x100, 4-sty brk tenement and store.
 Thompson st, No 214, e s, abt 175 n Bleecker st, 25x100, 3-sty brk tenement and store.
 West Broadway, No 532, w s, 175 n Bleecker st, 25x75, 5-sty brk tenement and store.
 Domenico Cella to Victoria M Cavagnaro and Anna M Pisarra. ½ part. B & S. April 25. April 29, 1908. 2:537—2 to 4. A \$45,000—\$53,500, and 29. A \$17,000—\$21,000. other consid and 100
 Water st, No 361 s w cor James slip, 39.4x21.9x James slip, No 9, on map No 11 38.11x22.3, 3-sty frame tenement and store. Chas F Bauerdorf and ano EXRS Albert J Adams to Chas F de Casanova. April 28. April 30, 1908. 1:110—1. A \$10,000—\$11,500. other consid and 100
 Same property. Isabella V Adams widow to same. April 28. Apr 30, 1908. 1:110. nom
 Water st, No 129, s e s, abt 40 w Pine st, 20.9x78.4x20.6x81.9, part 6-sty brk loft and store building. Julius Lichtenstein to James Ertheiler. Morts \$30,000. April 24. April 28, 1908. 1:38—part of lot 12. other consid and 100
 William st, No 264, s s, abt 100 e New Chambers st, 18.10x68.1x 18.2x72.2 e s, 5-sty brk tenement and store. Frederick Wimmer, Jr, to Joseph F Comlossy, of Brooklyn. June 3, 1907. April 28, 1908. 1:119—23. A \$9,500—\$13,500. nom
 William st, No 227, w s, abt 155 s w Duane st, 27.5x89x30x88.4 n s, 6-sty brk loft and store building.
 North William st, No 22, e s, abt 70 s New Chambers st, 24.5 x46.2x26.10x34 s s.
 North William st, No 24, e s, abt 48 s New Chambers st, 17.3 x45.8x11.8x51,
 William st, No 225, n w s, abt 182 s w Duane st, 28x93.1x28.5 x92.1 n s.
 The last three parcels are covered with an 8-sty brk loft, office and store building.
 Joseph Morwitz to Chas B Wolfram. 1-3 part. Mort \$80,000. Apr 17. Apr 30, 1908. 1:121—66. A \$20,000—\$39,000; and 45. A \$80,000—\$190,000. 50,000
 2d st E, No 122, n s, 292.3 e 1st av, 24.8x121.11, 7-sty brk tenement and store.
 54th st E, No 153, n s, 197 e Lexington av, 28x100.5, 5-sty brk tenement.
 Louis Rudinsky to Rachel Rudinsky his wife. All liens. April 25. April 27, 1908. 2:430—46. A \$19,000—\$47,000. 5:1309—28. A \$19,500—\$42,000. other consid and 100
 4th st W, No 175, n e s, 237.10 n w 6th av, 18x46.9x19.5x54, 3-sty brk dwelling. Wm L Radford and ano EXRS, &c, Lewis Radford and ano to Mary E L Sulzer. April 30, 1908. 2:592—34. A \$5,500—\$6,500. 6,300
 7th st E, No 64, s s, 300 e 2d av, 25x91, 3-sty brk tenement. The TRUSTEES of the German Evangelical Lutheran Church of St Marks, N Y, to Rebecca wife Harold Spielberg. Apr 23. Apr 24, 1908. 2:448—16. A \$14,400—\$18,000. 21,000
 7th st E, No 242, s s, 173.10 e Av C, 22.8x90.10, 3-sty brk tenement. Lena Zeichner to Hugarian Congregation Beth Hamedrasch Hagodol, a corpn. Mort \$16,500. April 27. April 29, 1908. 2:376—13. A \$12,000—\$14,000. other consid and 100
 11th st E, No 55, n e s, 356.9 w Broadway, 27x103.3, 5-sty stone front tenement. Mark L Abrahams to Frances R Scott. ½ part. All title. Mort \$44,000. April 22. April 25, 1908. 2:563—48. A \$50,000—\$53,000. other consid and 100
 11th st W, No 150, s s, 169.9 e Greenwich av, runs s 43.3 x s e 6.7 x s e again 13.9 x n 51.3 to st x w 18.9 to beginning, 3-sty brk dwelling. Jacob Steuhl to Emma Wulff. Mort \$10,000. Apr 24. 1908. 2:606—36. A \$5,000—\$7,000. nom
 11th st E, Nos 718 to 722, s s, 21.1 w Dry Dock st, 62.11x75.4, three 5-sty brk loft and store buildings and 2-sty brk building in rear. Philip A Decker to Pauline wife of Philip A Decker. All liens. April 28. April 30, 1908. 2:380—17. A \$18,000—\$40,000. other consid and 100
 12th st W, No 21, n s, 250 w 5th av, 25x106.6, 4-sty and basement stone front dwelling. Alex J Roux TRUSTEE to Helen A H wife of Thomas Fogarty. Mort \$12,000. Jan 25. April 30, 1908. 2:576—53. A \$23,500—\$28,000. nom
 12th st E, No 222, s s, 284.10 w 2d av, 23.4x106.6, 5-sty stone front tenement. Wm M McCarthy to Louis Weber. Mort \$20,000. April 27. April 28, 1908. 2:467—20. A \$14,000—\$21,000. other consid and 100

- 13th st E, No 511, n s, 158.6 e Av A, 37.6x103.3, 6-sty brk tenement and store. Cristoforo Zuccaro to Vincenzo Perniciaro. ¼ part. All title. All liens. April 28. April 29, 1908. 2:407-54. A \$20,000-\$55,000. 3,500
- 14th st E, Nos 316 and 318, s s, 172.6 e 2d av, 45x103.3, 7-sty brk tenement and store. Gustav Kaliski et al to Henry Rosenstein. ½ part. All title. Morts \$94,000. April 29. April 30, 1908. 2:455-15. A \$34,000-\$90,000. other consid and 100
- 20th st E No 122 | s s, 40 w Irving pl, 33.1x104, with all Gramercy Park, No 17 | rights, &c, to Gramercy Park, 4-sty stone front dwelling.
- Lot in rear of above, begins 104 s 20th st and 40 w Irving pl, runs w 33 x s 30 x e 33 x n 30 to beginning, vacant. James W Gerard to Mary D Gerard his wife. 1-3 part. All title. Mar 30. April 27, 1908. 3:875-67. A \$52,000-\$65,000. gift
- 22d st W, No 436, s s, 317 w 9th av, 33x93.6, 2-sty brk dwelling. J M B Drummond et al HEIRS, &c, James F Drummond to I W Drummond, B & S. Sept 1, 1906. April 27, 1908. 3:719-64. A \$15,000-\$20,000. nom
- 22d st W, No 434, s s, 297.1 w 9th av, 19.11x93.6, 3-sty brk dwelling. J M B Drummond et al HEIRS, &c, James F Drummond to Kath W D Herbert. B & S. Sept 1, 1906. April 27, 1908. 3:719-62. A \$8,500-\$10,500. nom
- 24th st W, No 49, n s, 174.6 e 6th av, runs n 98.9 x e 25.6 x s 39.5 x e 0.6 x s 54.4 x w 0.6 x s 5 to st, x w 25.6 to beginning, 5-sty stone front tenement and store with 2-sty extension. Euphemia S Coffin to Edmund Coffin. All liens. April 7. April 30, 1908. 3:826-12. A \$40,000-\$48,000. 100
- 25th st W, No 53, n s, 100 e 6th av, 25x98.9, 4-sty stone front dwelling. Jonas G Goldsmith to J Roosevelt Roosevelt, Douglas Robinson and Robert H M Ferguson TRUSTEES William Astor for John Jacob Astor and remaindermen. April 24. April 28, 1908. 3:827-7. A \$45,000-\$50,000. other consid and 100
- 29th st W, No 326, s s, 300 w 8th av, 20x98.9, 5-sty stone front dwelling. John McElroy to Mary J and Kath C McElroy, joint tenants. April 29. April 30, 1908. 3:752-61. A \$10,500-\$14,500. nom
- 31st st E, No 229, n s, 280 w 2d av, 20x98.9, 4-sty stone front tenement. Frances Hunter to Mary Weeks. Mort \$7,000. April 28. April 30, 1908. 3:912-17. A \$8,000-\$16,000. other consid and 100
- 31st st W, No 432, s s, 360 e 10th av, 20x80x20x89, 4-sty brk tenement and store and 2-sty frame tenement in rear. John McElroy to Mary J and Kath C McElroy, joint tenants. April 29. April 30, 1908. 3:728-55. A \$6,000-\$9,500. nom
- 31st st W, No 436, s s, 318 s e 10th av, 20x91.5x20x92.11, 5-sty brk tenement and store. John McElroy to Mary J and Kath C McElroy, joint tenants. April 29. April 30, 1908. 3:728-57. A \$6,000-\$10,000. nom
- 33d st E, No 154, s s, 187.7 w 3d av, 18.9x25.1, 3-sty brk tenement. Louise Campini to Carlo Asprando Campini. ½ part. Mort \$5,000. April 28. April 29, 1908. 3:888-49. A \$4,000-\$6,500. nom
- 33d st E, Nos 354 and 306, s s, 60 e 2d av, 40x74, two 4-sty brk tenements. Peter Korn to Fredk Vogel. Mort \$18,000. April 25. April 30, 1908. 3:938-62 and 63. A \$12,000-\$19,000. 100
- 34th st E, No 314, s s, 207.6 e 2d av, 21.3x98.9, 4-sty brk tenement. Annie wife of and Joseph Finger to Marcus Rosenthal. Morts \$17,000. April 24. April 28, 1908. 3:939-52. A \$9,000-\$11,500. 100
- 35th st W, Nos 56 and 58, s s, 204 e 6th av, 41x98.9, one 3 and one 4-sty brk buildings and stores. Frances A Harris to Julian Walters. 2-8 parts. Morts \$960,000(?) should be \$186,000, and all liens. Apr 24, 1908. 3:836-73 and 74. A \$169,000-\$186,000. nom
- 37th st W, No 24. ½ part. Certificate of payment of transfer tax of \$2,392.40 on appraisal of \$55,000. P C Dugan, Deputy Comptroller of State, N Y, to Estate of Fanny M Waring. April 22. April 27, 1908. 3:838.
- 39th st W, No 24, s s, 347 w 5th av, 22x98.9, 4-sty stone front dwelling. Albert F Jammes to Julien A Ripley. Morts \$80,000. Apr 24, 1908. 3:840-62. A \$71,000-\$80,000. other consid and 100
- 39th st W, Nos 107 to 113, n s, 100 w 6th av, 100x98.9, two 3-sty brk tenements and stores, 3-sty frame tenement and store and 1 and 2-sty brk tenement. Daniel B Freedman to Elliott Theatre Co. Mort \$140,000. April 27, 1908. 3:815-21 to 25. A \$196,000-\$201,500. other consid and 100
- 40th st E, No 237, n s, 118 w 2d av, 37x98.9, 6-sty brk tenement and store. Release mort. The Corn Exchange Bank to Rosehill Realty Corp. April 27. April 28, 1908. 5:1314-19. \$ — nom
- 40th st W, No 328, s s, 425 w 8th av, 25x98.9, 5-sty brk tenement. Paul Kaskel et al to Isaac Sakolski. Mort \$20,000. April 24. April 28, 1908. 3:763-57. A \$10,500-\$27,000. nom
- Same property. Isaac Sakolski to Isidor H Kempner. Mort \$20,000. April 24. April 28, 1908. 3:763. other consid and 100
- 47th st W, Nos 525 and 527, n s, 400 e 11th av, 50x100.5, 4-sty brk tenement and 3-sty brk tenement in rear and 4-sty frame tenement. Moses Kinzler et al to Charles Brandt. Mort \$10,000. Mar 25. Apr 24, 1908. 4:1076-17 and 18. A \$15,000-\$17,000. other consid and 100
- 47th st W, No 47, n s, 670 w 5th av, 21x100.5, 4-sty stone front dwelling. FORECLOS, April 6, 1908. Samuel Markewich ref to Eugene Beaufils. Morts \$50,400. April 25. April 27, 1908. 5:1263-10. A \$40,000-\$48,000. 7,250
- 50th st E, No 422, s s, 220 e 1st av, 20x90, 5-sty stone front tenement. David J Roche and ano EXRS Lawrence McCormack to Margt A Cusack. April 27, 1908. 5:1361-41. A \$6,000-\$9,500. 11,100
- 51st st W, No 37, n s, 341.5 e 6th av, 21.5x100.5, 5-sty stone front dwelling. FORECLOS, Apr 17, 1908. Burt L Rich ref to John H Brown. April 30, 1908. 5:1267-15. A \$55,000-\$82,000. 29,200
- 52d st E, Nos 244 and 246, s s, 100 w 2d av, 50x100.5, 3-sty brk school. Jacob Fleischhauer et al to Ella M Whiffen, of Mount Vernon, N Y. Mort \$18,000. Apr 21. Apr 24, 1908. 5:1325-32. A \$21,000-\$27,000. nom
- 54th st W, No 150, s s, abt 205 e 7th av, 25x100, 2 and 3-sty brk stable. Wm E D Stokes to The Bowling Green Trust Co, a corp. Q C. April 22. April 27, 1908. 4:1006-56. A \$28,000-\$34,000. nom
- 55th st W, n s, 150 w 9th av, runs w 150 x n 122.2 x s e 25.2 x s 18.8 x e 50 x n 12.4 x s e 75.7 x s 103.3 to beginning, vacant. Release mort. Title Guarantee and Trust Co to Wm A Chanler. April 29. April 30, 1908. 4:1065-21 to 25, 44½ and part of 26. A \$ — —. nom
- Same property. Release mort. Same to Robt W Chanler. April 29. April 30, 1908. 4:1065. nom
- 57th st W, No 40, s s, 600.6 w 5th av, 26.6x100.5, 4-sty stone front dwelling. John F Carroll to Teresa R Carroll. Mort \$80,000. May 15, 1907. April 25, 1908. 5:1272-62. A \$103,000-\$135,000. other consid and 100
- 62d st E, No 165, n s, 156.6 w 3d av, 16x98.10x16x99.7, 3-sty and basement stone front dwelling. Milton Goldsmith to Deas Murphy. Mort \$12,000. April 22. April 30, 1908. 5:1397-30. A \$12,000-\$15,000. 100
- 64th st W, Nos 153 to 157, n s, 264 e Amsterdam av, 54x100.5, three 4-sty stone front dwellings. Isaac Graf to Estell Roberts. B & S and C A G. Morts \$63,750. Nov 7, 1907. April 27, 1908. 4:1136-11½ to 13. A \$27,000-\$46,500. other consid and 100
- 68th st E, No 58, on map No 56, s s, 40 w Park av, 20x100.5, 4-sty and basement stone front dwelling. Arthur W Saunders to Ladies Literary Inst of St Marys of the Springs, a corp of Ohio. Mort \$44,500. April 20. April 24, 1908. 5:1382-38½. A \$50,000-\$56,000. other consid and 100
- 68th st W, No 19, n s, 217 w Central Park West, 16x100.5. Agreement as to encroachment of building on rear of lot. Emma R wife of Otto Lowengard with Henry Sillcocks. April 29. Apr 30, 1908. 4:1121. nom
- 68th st W, No 21. Power of attorney. Emma R Lowengard to Paul M Herzog. Mar 30. April 30, 1908. 4:1121. —
- 69th st W, No 9, n s, 160 w Central Park West, 20x100.5, 4 and 5-sty and basement stone front dwelling. Meyer A Bernheimer to Cora A, Alice A and Blanche A Bernheimer. Mort \$25,000. April 30, 1908. 4:1122-26. A \$18,000-\$40,000. nom
- 69th st W, No 9, n s, 160 w Central Park West, 20x100.5, 4 and 5-sty and basement stone front dwelling. Julia Mitchell to Meyer A Bernheimer. Mort \$25,000. April 25. April 28, 1908. 4:1122-26. A \$18,000-\$40,000. other consid and 100
- 69th st E, n s, 175 e Av A, 123x100.4, vacant. Bernard McQuillan to John McQuillan. Mort \$57,400. Feb 28. April 28, 1908. 5:1481-9. A \$30,000-\$30,000. other consid and 100
- 70th st W, No 123, n s, 215 w Columbus av, 20x100.5, 4-sty and basement stone front dwelling. Etta A Cross to Paul F O'Neill and Margaret J his wife, tenants by entirety. Mort \$16,000. April 30, 1908. 4:1142-23½. A \$14,000-\$25,000. other consid and 100
- 76th st E, Nos 503 and 505, n s, 98 e Av A, 50x102.2, two 1-sty brk bldgs. Philip A Decker to Pauline wife of Philip A Decker. All liens. April 28. April 30, 1908. 5:1488-5 and 6. A \$9,000-\$9,500. other consid and 100
- 79th st E, No 239, n s, 110 w 2d av, 25x102.2, 5-sty brk tenement. Charles Wolinsky to Mary J Dillon. Mort \$20,000. April 22. April 27, 1908. 5:1525-20. A \$12,000-\$28,000. other consid and 100
- 83d st E, No 302, s s, 75 e 2d av, 25x78.8, 5-sty brk tenement. Ernest Reinhardt to John Reinhardt. ½ part. All title. Mort \$19,000. Apr 16. Apr 24, 1908. 5:1545-48½. A \$7,000-\$15,500. other consid and 100
- 83d st W, No 69, n s, 125 e Columbus av, 16.8x102.2, 4-sty and basement stone front dwelling. Everett Higby to Edward and Flora E Wessel. Morts \$16,500. Sept 16, 1907. April 27, 1908. 4:1197-6. A \$10,500-\$18,000. other consid and 100
- Same property. Edward Wessel and ano to Mansel Realty Co, a corp. Morts \$16,500. April 27, 1908. 4:1197. other consid and 100
- 85th st E, No 430, s s, 375 e 1st av, 25x102.2, 5-sty brk tenement. Josef Kabatnik to Fredk W Gerlich. Mort \$19,000. April 25. April 27, 1908. 5:1564-35. A \$8,000-\$18,000. other consid and 100
- 85th st E, No 348, s s, 120 w 1st av, 26.8x102.2, 4-sty stone front tenement. Ella C Burns to Amalia Rosenberg. Mort \$9,000. April 30, 1908. 5:1547-32. A \$9,000-\$15,000. other consid and 100
- 86th st W, No 170, s s, 70 e Amsterdam av, 20x102.2, 4-sty and basement brk dwelling. Leon Ottinger et al to Hugo Grunwald. Mort \$23,000. April 23. April 27, 1908. 4:1216-62. A \$16,500-\$30,000. other consid and 100
- 86th st E, No 433, n s, 239 w Av A, 18x100.8, 4-sty stone front tenement, all of.
- Interior strip at e l of block between 87th and 86th st and 257 w Av A, runs n 10 x e 27 x s 27 (?), probable error, vacant. All title. Samuel Friedelson to Jeannette Rockmore. Mort \$9,000. April 29. April 30, 1908. 5:1566-15. A \$6,000-\$10,000. nom
- 88th st E, No 309, n s, 150 e 2d av, 25x100.8, 5-sty brk tenement. John Reinhardt et al to Adam Reinhardt. 2-3 parts. All title. Mort \$16,000. Apr 16. Apr 24, 1908. 5:1551-7. A \$8,500-\$18,000. other consid and 100
- 90th st E, No 240, s s, 175 w 2d av, 25x100.8, 5-sty brk tenement. Marie Steindler to Thos F Mulligan. Mort \$18,000. April 30, 1908. 5:1535-32. A \$9,000-\$21,000. other consid and 100
- 91st st W, No 318, s s, 270 w West End av, 20x100.8, 4-sty brk dwelling. Lena Mankowski to Rosalie B Meany, of Morris Township, N J. April 21. April 29, 1908. 4:1251-35. A \$12,000-\$30,000. nom
- 93d st E, No 156, s s, 333.2 w 3d av, 16.10x100.8, 3-sty brk dwelling. Margafet Higgins to Margaret wife of and Patrick Higgins, joint tenants. All liens. Jan 11. April 28, 1908. 5:1521-50. A \$7,500-\$12,000. nom
- 96th st E, Nos 115 and 117, on map No 115, n s, 217.6 w Lexington av, 37.6x100.11, 6-sty brk tenement. Benj J Weil to Moritz Adler. Mort \$40,000. April 27, 1908. 6:1624-7. A \$22,500-\$52,000. other consid and 100
- 99th st W, No 260, s s, abt 100 e West End av, —x—, 5-sty brk tenement. General release of assignment of rents. Thos L Green to Peter Power. April 24. April 27, 1908. 7:1870-60. A \$14,000-\$30,000. nom
- 99th st E, Nos 227 to 231, n s, 105 w 2d av, 75x100.11, two 6-sty brk tenements and stores. Bertha Zucker to Morris Zucker. 14-22 parts. All title. Mort \$82,500. April 15. April 29, 1908. 6:1649-18 and 20. A \$24,000-\$90,000. nom
- 100th st W, No 131, n s, 300 w Columbus av, 25x100.11, 4-sty brk tenement. James C Bushby to Lancelot M Berkeley. All title. Mort \$12,000. Jan 2, 1907. April 30, 1908. 7:1855-20. A \$10,000-\$14,000. other consid and 100
- 103d st E, Nos 316 and 318, s s, 250 e 2d av, 37.6x100.11, 6-sty brk tenement and store. Morris H Schlesinger et al to Albert Schuckle. Morts \$48,900. April 23. April 28, 1908. 6:1674-42. A \$10,000-\$45,000. other consid and 100
- 103d st E, No 79 | n w cor Park av, 27x75, 5-sty brk Park av, Nos 1380 and 1382 | tenement and store. Martin Goldfarb to Marcus Rosenthal. All liens. Sept 28, 1907. April 27, 1908. 6:1609-36. A \$13,000-\$24,000. other consid and 100
- 104th st E, No 75, n s, 49.3 w Park av, 15.8x75, 3-sty stone front dwelling. Mort \$8,350.
- 104th st E, No 101 | n e cor Park av, 24.10x100.11, 5-sty stone Park av | front tenement and store. Mort \$33,000. Myer Bach to Samuel Bach. April 27. April 28, 1908. 6:1610-34½. A \$4,500-\$6,000, and 1632-1. A \$15,000-\$27,000. nom

105th st E, No 9, n s, 175 e 5th av, 25x100, 6-sty brk tenement. Etta wife Samuel L Wallenstein to Joseph H Schwartz. B & S. Apr 23, 1908. 6:1611-7. A \$13,000-\$28,000. 300

105th st E, No 17, n s, 200 e 5th av, 25x100.11, 5-sty stone front tenement. Charles Wynne to Thomas Hickson. Mort \$23,000. April 27. April 28, 1908. 6:1611-9. A \$13,000-\$24,000. other consid and 100

107th st E, No 208, s s, 135 e 3d av, 21.10x100.11, 4-sty brk tenement and store. Joseph Scher to Fanny Klien. Mort \$7,000. Oct 20, 1906. April 28, 1908. 6:1656-43. A \$7,000-\$10,500. other consid and 100

110th st E, No 2, s s, abt 290 w Madison av, 25x100.11, with all title if any to land on w s —x—, 4-sty brk tenement and store. Mary B Slevin to Chas W Meyer. April 30, 1908. 6:1615-68. A \$20,000-\$32,000. other consid and 100

113th st E, No 77, n s, 124.6 w Park av, 24.6x100.11, 5-sty brk tenement. Harry B Davis to Hannah Forbes and Lavinia Conrow. Mort \$24,800. April 14. April 28, 1908. 6:1619-30. A \$10,500-\$18,500. 100

113th st E, No 229, n s, 200 w 2d av, 25x73.11, 5-sty brk tenement. William Seidman to Lulu Banford. Mort \$20,000 and all liens. April 20. April 25, 1908. 6:1663-16. A \$6,000-\$19,000. nom

114th st W, No 72, s s, 192 e Lenox av, 17x100.11, 3-sty and basement brk dwelling. Rose Chaitin to Kavy Rosansky. Mort \$10,000. April 24. April 25, 1908. 6:1597-63. A \$8,000-\$10,000. other consid and 100

114th st E, Nos 202 to 206, on map Nos 202 and 204, s s, 80 e 3d av, 42.4x100.11, 6-sty brk tenement and store. David Tuder to Leo and Joseph Gottesman. Mort \$59,000. April 28, 1908. 6:1663-48. A \$12,500-\$52,000. nom

115th st E, Nos 330 and 332, s s, 360 e 2d av, 40x100.11, two 4-sty brk tenements. Release mort. Arthur Baur to P Imperato Realty Co, a corp. April 29. April 30, 1908. 6:1686-37 and 38. A \$10,000-\$22,500. 3,500

115th st E, Nos 330 and 332, s s, 360 e 2d av, 40x100.11, two 4-sty brk tenements. P Imperato Realty Co to Vito A Pittaro. Mort \$14,400. April 29. April 30, 1908. 6:1686-37 and 38. A \$10,000-\$22,500. other consid and 100

116th st E, No 409, n s, 119 e 1st av, 20x100.11, 3-sty stone front dwelling. Emma F wife of Wm P Kelly to Cynthia K Wheeler. Q C. April 29. April 30, 1908. 6:1710-7. A \$4,800-\$9,000. nom

116th st W, No 228, s s, 425 e 8th av, runs s 103.7 x n e 8.10 x e 16.10 x n 100.11 to st x w 25 to beginning, 5-sty stone front tenement and store. Moses R Springer to Milton Berlinger. Mort \$35,500. Aug 1, 1906. April 29, 1908. 7:1831-47. A \$18,000-\$31,000. 100

117th st E, Nos 428 to 432, on map Nos 426 and 428, s s, 294 e 1st av, runs s 100.10 x e 43.5 x n —x w 0.5 x n — to s s 117th st, x w 43 to beginning, 6-sty brk tenement and store. Betsy Panish to Giuseppina Luckes. Mort \$48,500 and all liens. Apr 27, 1908. 6:1710-37. A \$9,500-\$49,000. other consid and 100

117th st W, Nos 15 and 17, n s, 265.7 w 5th av, 34.8x100.11, 6-sty brk tenement. Samuel Laes to Adolph S Miller. Mort \$50,000. April 15. April 29, 1908. 6:1601-25. A \$18,000-\$49,000. nom

Same property. Samuel Laes GUARDIAN Jacob M Laes to same. Mort \$50,000. April 24. April 29, 1908. 6:1601. other consid and 100

117th st W, Nos 15 and 17, n s, 265.7 w 5th av, 34.8x100.11, 6-sty brk tenement. Adolph S Miller to Pauline Miller his wife. Mt \$50,000. April 28. April 29, 1908. 6:1601-25. A \$18,000-\$49,000. other consid and 100

117th st E, No 409, n s, 127.4 e 1st av, 16.8x100.11, 4-sty brk tenement. Annie Stember to Angelo D'Antuoni. Mort \$7,500. Apr 9. Apr 24, 1908. 6:1711-6. A \$3,200-\$8,000. nom

117th st W, No 427, n s, 113.4 e Amsterdam av, 18.4x100.11, 4 and 5-sty stone front dwelling. David T Kennedy to Hugo Schweitzer. Mort \$20,000. April 27. April 28, 1908. 7:1961-43. A \$9,300-\$23,000. nom

118th st W, No 12, s s, 201 w 5th av, 18x100.11, 5-sty brk tenement. Harry B Davis to Hannah Forbes and Lavinia Conrow. Mt \$15,500. April 14. April 28, 1908. 6:1601-44½. A \$9,000-\$18,000. 100

118th st W, Nos 14 and 16, s s, 241 w 5th av, 44x100.11, 5-sty brk tenement. Joseph Simerman to Esther Levin, of Easton, Pa. Mt \$50,500. April 25. April 30, 1908. 6:1601-46. A \$23,000-\$52,000. other consid and 100

119th st E, No 305, n s, 75 e 2d av, 19.3x100.11, 4-sty stone front tenement. Katie Kesler to Annie Gilbert. Mort \$12,000. Apr 23. Apr 24, 1908. 6:1796-5. A \$4,600-\$11,300. other consid and 100

120th st W, No 204, on map No 202, s s, 100 w 7th av, 37.6x100.11, 6-sty brk tenement. Edmund Frank to Harry Sugarman and Samuel J Downing. Mort \$60,670. April 29. April 30, 1908. 7:1925-38. A \$17,000-\$50,000. other consid and 100

121st st W, No 215, n s, 200 w 7th av, 25x100.11, 5-sty brk tenement. Arabella McManus to Richard Bonnamy. Mort \$26,000. April 30, 1908. 7:1927-23. A \$11,000-\$25,000. nom

121st st W, No 136, s s, 400 w Lenox av, 20x100.11, 3-sty and basement stone front dwelling. Moses F Goldstein to Julius Einstein. Mort \$19,000. April 28. April 30, 1908. 7:1905-50. A \$9,600-\$19,000. other consid and 100

120th st W, No 204, s s, 137.6 w 7th av, 37.6x100.11, 6-sty brk tenement. William Bettmann to Rose Brown. ½ part. All title. Mort \$58,500. April 10. April 28, 1908. 7:1925-40. A \$17,000-\$50,000. nom

122d st E, No 441, n s, 181.8 w Pleasant av, 18.4x100.10, 3-sty stone front dwelling. John J Taylor TRUSTEE John J Taylor to Arthur M Mitchell, of Great Neck, L I. C a G. April 30, 1908. 6:1810-17. A \$3,500-\$7,000. 7,233.69

123d st E, No 119, n s, 215 e Park av, 15x100.11, 3-sty stone front dwelling. Esther Breakstone to Chas H Dix. Mort \$6,500. Apr 23. April 28, 1908. 6:1772-10. A \$4,500-\$7,500. other consid and 100

124th st W, No 150, s s, 200 e 7th av, 25x100.11, 5-sty brk tenement. Release agreement as to rents, &c, Maud B Prentice EXTRX Augustus B Prentice to Chas J Britz. April 27. April 29, 1908. 7:1908-55. A \$12,000-\$23,000. nom

128th st W, No 40, s s, 397.6 e Lenox av, 37.6x99.11, 6-sty brk tenement. Moser Arndtstein to Max Artlich. Mort \$55,000. Apr 29, 1908. 6:1725-55. A \$15,000-\$55,000. other consid and 100

128th st W, Nos 28 and 30, s s, 310 w 5th av, 75x99.11, two 7 and 8-sty brk tenements. Henry B May to Florentine M Fuld. Mort \$115,000 and all liens. April 25. April 28, 1908. 6:1725-49. A \$32,000-\$150,000. nom

128th st E, No 161, n s, 193.4 w 3d av, 41.8x99.11, 6-sty brk tenement. Jacob Freezer et al to Maurice Silverman. Mort \$44,000. Dec 31, 1907. April 30, 1908. 6:1777-28. A \$12,500-\$51,000. other consid and 100

129th st E, Nos 54 and 56, s s, 190 w Park av, 50x99.11, 6-sty brk tenement. Blanc Realty Co, a corp, to Meyer Abramson. Mts \$60,000. April 24. April 28, 1908. 6:1753-45. A \$16,000-\$75,000. 100

130th st W, No 203, n s, 75 w 7th av, 16.8x99.11, 3-sty stone front dwelling. Anna M Hyams to Elsa wife of John B Goldfrank. Mort \$13,000. April 22. April 24, 1908. 7:1936-28. A \$6,600-\$10,500. nom

130th st W, No 243, n s, 306 e 8th av, 18.6x99.11, 3-sty stone front dwelling. Eliza J Tower to Augustus Frey. Mort \$10,000. Oct 15, 1900. April 29, 1908. 7:1936-13½. A \$7,400-\$13,000. omitted

131st st W, No 18, s s, 265 w 5th av, 15x84.11, 3-sty stone front dwelling. Alice H Palmer to Ramon L Miranda. Mort \$8,500. April 24. April 25, 1908. 6:1728-47. A \$6,000-\$10,000. nom

131st st W, No 7, n s, 135 w 5th av, 25x99.11, 5-sty stone front tenement. Bernhard Oppenheimer to Sigmund Pels. Mort \$24,000. April 30, 1908. 6:1729-31. A \$10,000-\$24,000. other consid and 100

133d st W, No 121, n s, 219 w Lenox av, 27x99.11, 5-sty brk tenement. Julia A Whitehorne to Monie Klein. Mort \$20,000. Apr 30, 1908. 7:1918-22. A \$10,800-\$24,000. other consid and 100

135th st W, Nos 620 and 622, s s, 447.8 w Broadway, 77.3x99.11, two 5-sty brk tenements. D L Block Co to John R Agnew. Mort \$91,000. Apr 23. Apr 24, 1908. 7:2001-52 and 54. A \$34,000-\$90,000. other consid and 100

136th st W, Nos 24 to 28, s s, 447.6 e Lenox av, 112.6x99.11, three 6-sty brk tenements. Samuel Grossman et al to Eva Naumburg. Mort \$105,000. April 30, 1908. 6:1733-50 to 53. A \$36,000-\$138,000. other consid and 100

136th st W, Nos 492 and 494, s s, 50 e Amsterdam av, 50x99.11, 5-sty brk tenement and store. Rose Lukather to Therese wife of Daniel Fraad. Mort \$60,000. Feb 29, 1908. April 30, 1908. 7:1972-26. A \$16,000-\$60,000. other consid and 100

139th st W, No 219, n s, 496.1 e 8th av, 32.4x99.11, 4-sty brk dwelling. Jules A Coelos to Mary M Brady. B & S. Mort \$15,250. Nov 15, 1907. Apr 24, 1908. 7:2025-21. A \$9,400-\$15,500. nom

139th st W, Nos 602 and 604, s s, 100 w Broadway, 75x99.11, 6-sty brk tenement. Release mort. N Y Trust Co to Burlington Realty and Construction Co. April 24, 1908. 7:2087-38. A \$—\$. 82,500

143d st W, No 247, n s, 350 e 8th av, 25x99.11, 6-sty brk tenement. Morris N Daitch to Margt F Johnston. Mort \$28,400. Apr 14. April 29, 1908. 7:2029-15. A \$8,000-\$32,000. other consid and 100

144th st W, Nos 549 and 551, n s, 255 e Broadway, 40x99.11, 5-sty brk tenement. Elias Gussaroff to Joseph Spektorsky. Mort \$40,000. April 27. April 28, 1908. 7:2076-13. A \$12,000-\$40,000. other consid and 100

144th st W, Nos 561 and 563, n s, 100 e Broadway, 50x99.11, 5-sty brk tenement. Elias Gussaroff to Joseph Spektorsky. Mort \$50,000. April 27. April 28, 1908. 7:2076-5. A \$15,000-\$50,000. other consid and 100

145th st W, n s, 100 w 7th av, 50x99.11, vacant. FORECLOS, Mar 24, 1908. Edmond E Wise ref to Mutual Life Insurance Co of N Y. April 24, 1908. 7:2031—part of lot 23. 23,400

145th st W, n s, 150 w 7th av, 40x99.11, vacant. FORECLOS, Mar 24, 1908. Alfred A Cook ref to Mutual Life Ins Co of N Y. Apr 24. April 25, 1908. 7:2031—part of lot 23. 18,800

145th st W, n s, 190 w 7th av, 40x99.11, vacant. FORECLOS, Mar 24, 1908. Wilbur Larremore ref to Mutual Life Insurance Co of N Y. April 24. April 25, 1908. 7:2031—part of lot 23. 18,800

145th st W | n s, 100 w Lenox av, 25x199.10 to s s 146th st, 146th st | vacant. Isaac Schmeidler et al to William Weinstock. All liens. April 1. April 30, 1908. 7:2014-27 and 38. A \$17,000-\$17,000. 100

146th st W, s s, 100 e 7th av, 150x99.11, vacant. Isaac Schmeidler et al to William Weinstock. All liens. April 1. April 30, 1908. 7:2014-54 to 59. A \$36,000-\$36,000. 100

149th st W, No 202, s s, 100 w 7th av, 25x99.11, 5-sty brk tenement. FORECLOS, April 28, 1908. Paul L Kiernan ref to Max Marx. Mort \$18,000. April 29. April 30, 1908. 7:2034-38. A \$7,000-\$20,000. 2,500

149th st W, No 204, s s, 125 w 7th av, 25x99.11, 5-sty brk tenement. FORECLOS, April 28, 1908. Frank C Avery ref to Max Marx. Mort \$18,000. April 29. April 30, 1908. 7:2034-39. A \$7,000-\$20,000. 1,230

152d st W | s s, 100 e Broadway, 50x— to n s 151st st, vacant, 151st st | Isaac Schmeidler et al to Charles A Person. Mort \$37,250 and all liens. April 20. April 28, 1908. 7:2083-6 and 58. A \$40,000-\$40,000. 100

152d st W, No 557, n s, 94 e Broadway, 15x99.11, 3-sty stone front dwelling. Walter C Bunn to Francis P Prial. Mort \$12,500. April 22. April 28, 1908. 7:2084-6. A \$6,000-\$11,500. nom

155th st W, No 451 | n s, 300 e Amsterdam av, runs St Nicholas av, Nos 901 and 903 | e 96.3 to w s St Nicholas av, x n 51.9 x w —x s 49.11 to st at beginning, 5-sty brk tenement and store. Henry Spratley to Annie B Spratley his wife. Mort \$60,000. Nov 26, 1907. April 28, 1908. 8:2107-49. A \$25,000-\$80,000. 40,649.48

156th st W, No 540, s s, 425 e Broadway, 16.8x99.11, 3-sty brk dwelling. Theodore Faulhaber to Spencer L Hillier. Mort \$8,500. April 25. April 29, 1908. 8:2114-23. A \$6,600-\$10,000. other consid and 100

165th st W, No 474, s s, 180.5 e Amsterdam av, 20.2x56.6x20.4x 53.8, lot begins 180.5 e Amsterdam av and 105.10 n 164th st, runs n 46 x e 19.6 x s 43.11 x w 19.6 to beginning, 2-sty frame dwelling. FORECLOS, Mar 25, 1908. Max S Levine ref to John Murray. April 24, 1908. 8:2111-14. A \$—\$. 8,600

177th st W | n s, 170 w Wadsworth av, 100.2 to s e Broadway, Broadway | x91.2x115.9x89.10, vacant. Judson S Todd to State Realty and Mortgage Co, a corp. C a G. Mort \$25,000. April 27. April 28, 1908. 8:2145-22. A \$47,000-\$47,000. other consid and 100

185th st W, Nos 552 to 558, s s, 200 e St Nicholas av, 100x79.11, two 5-sty brk tenements. Philip Simon to Rachel Simon his wife. 1-3 part. All title and all liens. April 25. April 28, 1908. 8:2157-13 and 15. A \$24,000—P \$40,000. other consid and 100

215th st W, s s, 275 e 10th av, 75x99.11, vacant. Acton Realty Co to Chauncey T Horton. Mort \$11,750. April 18. April 24, 1908. 8:2211-16 to 18. A \$13,500-\$13,500. nom

Av A | former line, s w cor 104th st, runs s 100.11 x e 50 to c l 104th st | of Av A, former line, x n 100.11 to 104th st, x w 50 to beginning, 2-sty frame building. Chas S Tebbutt to Hunterdon Realty and Construction Co. Q C. Sept 12, 1907. April 28, 1908. 6:1697-28½. A \$10,000-\$11,000. nom

Amsterdam av, No 788, w s, 100.9 n 98th st, 25x84.2, 5-sty brk tenement and store. Andrew Beer to Philip L Sommer of Passaic, N J. Mort \$16,000. April 28. April 29, 1908. 7:1870-33. A \$14,500-\$25,000. 100

Amsterdam av, Nos 1981 and 1983 | n e cor 158th st, 39.11x106, 6-15th st | sty brk tenement and store. Henry Marks et al to Alva S and Fredk H Walker TRUSTEES Benj F Hooper. Morts \$70,000. April 30, 1908. 7:2077-29. A \$30,000-\$46,000. nom

Amsterdam av, Nos 1484 and 1486, w s, 40 n 133d st, 40x100, 6-sty brk tenement and store. Clementine M Silverman et al to Louisa Michael. Mort \$41,000. Apr 28. Apr 29, 1908. 7:1987-31. A \$18,000-P \$30,000. other consid and 100

Amsterdam av, Nos 1722 and 1724, w s, 24.11 n 145th st, 50x100, two 5-sty brk tenements and stores. Sarah Elkin and Gussie Herman to Alva S and Fredk H Walker TRUSTEES estate B F Hooper. Morts \$70,000. Apr 30, 1908. 7:2077-30 and 31. A \$40,000-\$60,000. other consid and 100

Audubon av | n w cor 171st st, 95x100, vacant. Albert Peiser to 171st st | Godspeed Realty Impt Co. Mort \$33,300. July 20, 1906. April 30, 1908. 8:2128-19 to 22. A \$30,500-\$30,500. other consid and 100

Bowery, Nos 334 and 336, w s, 52.1 n Bond st, 35.2x85.11x33x96.4, two 3-sty frame brk front loft and store buildings with 1-sty brk extensions, all of, also all title to Bowery, w s, 52 n Bond st, strip, 0.1x96.4. Marie True to Apartment Realty Co. B & S. April 1. April 29, 1908. 2:530-38 and 39. A \$30,000-\$38,000. nom

Same property. Apartment Realty Co to Louis Sussman. Mort \$35,000. April 28. April 29, 1908. 2:530. 40,000

Broadway, No 2126, e s, 82.9 n 74th st, 26.1x81.5x25x73.4, 3-sty brk tenement and store, the buildings only on leasehold. Constance G Childs to Karl Schaedler. Apr 28, 1908. 4:1166-28. A \$32,000-\$37,000. 13,200

Broadway, No 543 | w s, abt 150 n Spring st, 25x200 to e s Mercer st, No 114 | cer st, 10-sty brk and stone loft, office and store building. Stuard Hirschman to Milton S Kistler, N Y. 3/4 parts, and Chas H J Douglas, of Brooklyn 1/4 part. Mort \$259,500. April 28. April 29, 1908. 2:498-17. A \$135,000-\$265,000. other consid and 100

Columbus av, Nos 20 to 26 | n w cor 60th st, 100.5x100, six 5-sty 60th st, Nos 101 to 105 | brk tenements and stores. Max Cohen et al to Patrick Kiernan. Mort \$120,000. April 27. April 29, 1908. 4:1132-28 1/4 to 32. A \$107,000-\$162,000. other consid and 100

Fort Washington av | w s, 165.7 n 171st st, runs n 317.2 to c l 173d Buena Vista av | st x w 623 to c l Buena Vista av x s e - Haven av | to c l Haven av x n e 30.5 to e s Haven av x n e 120.4, 150.4 and 101.5 to beginning, together with a small gore lying in bed of Buena Vista av, lying in front of and adj property recently conveyed by grantors herein to Mary R. Wright by deed recorded Mar 10, 1908, to c l of said av, 2 and 3-sty brk and frame dwelling and vacant. Joseph Hamerslag to Fort Washington Realty Co, a corpn. B & S. All liens. Apr 21. Apr 29, 1908. 8:2139-part of lot 310. other consid and 100

Hillside av, s e s, 392.8 s w St Nicholas av, late 11th av, old lines, runs s e 45.10 x s e 80.6 x n e 132.8 x n w 2.1 x n e 124 to Hillside av, x s w 264.5 to beginning. All title to c l Hillside av; also An underground right and easement for construction of ducts, drains, &c. 2 and 3-sty brk power house, and vacant. Rapid Transit Subway Construction Co to Interborough Rapid Transit Co. B & S and confirmation deed. April 24. April 27, 1908. 8:2170-part of lots 163 and 167. nom

Lexington av | n e cor 29th st, 16.9x85, 4-sty stone front 29th st, No 129 | dwelling. Roger D McSweeney and ano EXRS Daniel E McSweeney to Lillian H Gest. Mort \$27,000. Apr 10. Apr 30, 1908. 3:885-29. A \$22,000-\$33,000. 38,000

Lexington av, No 1713, e s, 17.7 n 107th st, 16.8x65. Lexington av, No 1715, e s, 34.3 n 107th st, 16.8x65. | two 4-sty stone front tenements and stores. Adolph S Miller to Louis Meyers, of Brooklyn. Mort \$27,536. April 28. April 29, 1908. 6:1635-22 1/2 and 23. A \$12,000-\$20,000. other consid and 100

Lexington av, No 1841 | s e cor 114th st, 21.5x78, 4-sty stone 114th st, Nos 152 and 154 | front tenement and store. Ida Hess to Floris T Whittaker. C a G. All liens. Nov 13, 1907. Apr 29, 1908. 6:1641-50. A \$14,000-\$26,000. 100

Lexington av, No 1841 | s e cor 114th st, 21.5x78, 4-sty stone 114th st, Nos 152 and 154 | front tenement and store. Floris T Whittaker to Jacob T Hildebrandt. All liens. Mar 17. Apr 29, 1908. 6:1641-50. A \$14,000-\$26,000. nom

Morningside av West, Nos 54 to 57 | s w cor 116th st, 100.11x90, 6-116th st, No 400 | sty brk tenement. Hannah E Forbes and Lavinia R Conrow to Harry B Davis and Edward Wagner. Morts \$205,000. April 15. April 28, 1908. 7:1867-60. A \$85,000-\$195,000. other consid and 100

Park av, No 1692, w s, 25.5 s 119th st, 25x90, 5-sty brk tenement and store. Samuel Gelb et al to Katie Kesler. Mort \$17,500. Apr 14. Apr 24, 1908. 6:1745-39. A \$7,000-\$18,000. other consid and 100

Pleasant av, Nos 292 and 294, e s, 88.2 s 116th st, runs e 94 x n 36.10 x w 30.5 x n 0.7 x w 60.9 x s 0.2 x w 3 to av, x s 37.3 to beginning, two 4-sty stone front tenements and stores. Giuseppina Luckes to Betsy Panish. Morts \$18,000. April 27, 1908. 6:1714-30. A \$10,000-\$22,000. nom

Riverside Drive, No 220 | n e cor 94th st, runs e 139.9 x n 100.8 94th st | x w 50 x s 25.2 x w 68 x s 0.1 1/4 x w 30.4 to e s Riverside Drive, x s on a curved line 76 to beginning, 7-sty brk tenement. Joseph Freedman to Joseph Freedman and Harry Matz, doing business as firm of Freedman & Matz. All liens. April 27. April 28, 1908. 4:1253-part of lot 1. 100

St Nicholas av, No 187, w s, 29.10 n 119th st, 29.4x80.5x25x95.9, 5-sty brk tenement. Charlton Contract Co to Rose T Levisohn. Morts \$26,000. Apr 8. Apr 24, 1908. 7:1925-6. A \$11,000-\$22,000. other consid and 100

Seaman av, s s, 100 e Academy st, 4 lots, vacant. Assign CONTRACT dated May 31, 1905. Henry L Goodwin to Stanton Riker. All title. May 31, 1905. Apr 28, 1908. 8:2239-5. A \$10,000-\$10,000. nom

Wadsworth av | s e cor 178th st, 100x100, vacant. Mishkind-Fein-178th st | berg Realty Co to Chas A Person. 1/2 part. Mort \$26,000. April 8. April 24, 1908. 8:2144-33. A \$39,000-\$39,000. other consid and 100

Wadsworth av | s e cor 178th st, 100x100, vacant. Chas A Person 178th st | to Mishkind-Feinberg Realty Co 1/2 part, and William and Julius Bachrach 1/2 part. Mort \$26,000. April 10. Apr 24, 1908. 8:2144-33. A \$39,000-\$39,000. other consid and 100

Wadsworth av | s e cor 180th st, 75x100, vacant. Joseph Spek-180th st | torsky to Elias Gussaroff. Mort \$24,000. April 27. April 28, 1908. 8:2162-30 and 32. A \$28,000-\$28,000. other consid and 100

West Broadway, No 528, w s, 125 n Bleecker st, 25x75. West Broadway, No 530, w s, 150 n Bleecker st, 25x75, 5-sty brk loft and store building. Victoria M Cavagnaro and ano to Domenico Cella. 1/2 part. B & S. Mort \$26,000. April 25. April 29, 1908. 2:537-30 and 31. A \$34,000-\$46,000. other consid and 100

West End av, No 866, e s, 60.11 n 102d st, 20x92, 4-sty brk dwelling. Robt C Rathbone to Juliet B Earl. Mort \$23,000. Apr 10, 1906. Apr 24, 1908. 7:1874-3 1/2. A \$13,500-\$29,000. nom

West End av, No 194 | s e cor 69th st, 25.5x100, 5-sty brk tene-69th st, No 264 | ment and store. Henry J Lange to the Hogenauer & Wesslau Co, a corpn. Morts \$40,000. April 27. April 29, 1908. 4:1160-61. A \$20,000-\$39,000. other consid and 100

1st av, No 1758, e s, 25.8 n 91st st, 25x94, 5-sty brk tenement and store. Mort \$25,125. 1st av, No 1760, e s, 50.8 n 91st st, 25x94, 5-sty brk tenement and store. Morts \$25,375. Louis Livingston et al to Rosalie Zipser. April 25. April 27, 1908. 5:1571-2 and 3. A \$21,000-\$42,000. other consid and 100

1st av, No 190, e s, 78.3 s 12th st, 25x100, 5-sty brk tenement and store. August Goetz to William Goetz. Mort \$12,000. April 20. April 25, 1908. 2:439-5. A \$15,000-\$22,000. other consid and 100

2d av, No 1959 | s w cor 101st st, 25.8x90, 5-sty brk tenement 101st st, No 250 | and store. Rosalie Zipser to Isaac A Samuels. Morts \$32,000. April 27, 1908. 6:1650-28. A \$16,000-\$28,000. other consid and 100

2d av, No 2076, e s, 25.2 s 107th st, 25.2x100, 4-sty brk tenement and store. Jacob Drosin to Rose Drosin. 1/2 part. All liens. April 23. April 25, 1908. 6:1678-50. A \$9,000-\$18,000. nom

2d av, No 2076, e s, 25.2 s 107th st, 25.2x100, 4-sty brk tenement and store. Julius Drosin to Lizzie Drosin. 1/2 part. All liens. April 23. April 25, 1908. 6:1678-50. A \$9,000-\$18,000. nom

3d av, No 1422, w s, 54.4 s 81st st, 25x100, 5-sty brk tenement and store. Jacob Jacobs to Charles Wolinsky. Morts \$35,900. Apr 22. April 27, 1908. 5:1509-38. A \$21,000-\$37,000. 100

3d av, No 425, e s, 49.4 s 30th st, 24.8x110, 5-sty brk tenement and store. Joseph L Buttenwieser to Louise Fox. April 27, 1908. 3:910-63. A \$21,000-\$43,000. other consid and 100

Same property. Louise Fox to Joseph L Buttenwieser. Mort \$32,000. April 27, 1908. 3:910. other consid and 100

3d av, Nos 1869 to 1873, e s, 50.6 n 103d st, 50.10x110, with all title to strip on s 0.1x110, 6-sty brk tenement and store. Louis Block to Isaac Silberberg. Mort \$85,750. July 29, 1907. Apr 24, 1908. 6:1653-3. A \$31,000-\$75,000. nom

3d av, Nos 1517 and 1519, e s, 76.7 n 85th st, 51x100, two 6-sty brk tenements and stores. Lewis S Marx to Maurice Rapp. Mts \$86,000. Nov 23, 1906. April 28, 1908. 5:1531-4 and 48. A \$45,000-\$84,000. other consid and 100

3d av, No 1981 | s e cor 109th st, 25.11x82, 4-sty brk 109th st, Nos 200 and 200 1/2 | tenement and store and 1-sty brk store in st. Abraham Cohen to Gussie Louis. Mort \$35,000. Apr 29. Apr 30, 1908. 6:1658-45. A \$18,000-\$28,000. other consid and 100

3d av, No 1655, e s, 50.4 s 93d st, 25.2x100, 5-sty brk tenement and store. Benj B Johnston to George Ehret. Apr 30, 1908. 5:1538-48. A \$17,000-\$27,500. other consid and 100

5th av, No 99, s e s, 29.6 n e 17th st, 29.6x100, 4-sty stone front dwelling. Mort \$125,000. 5th av, No 101, e s, 59 n 17th st, 29.6x100, 4-sty stone front building and store. Mort \$75,000. Richard Sidenberg to 101 Fifth Ave Co, a corpn. April 22. April 27, 1908. 3:846-2 and 3. A \$270,000-\$291,000. other consid and 100

5th av, No 2163, e s, 25 n 132d st, 24.11x90, 5-sty brk tenement and store. Aaron Simon to Julia A Whitehorne. Mort \$25,000. Apr 29. Apr 30, 1908. 6:1757-2. A \$13,000-\$26,000. other consid and 100

5th av, Nos 2214 and 2216, w s, 24.11 s 135th st, 50x90, two 5-sty brk tenements and stores. Thos J Keane et al to Chas R Schliess. 1-3 part. All liens. Apr 29. Apr 30, 1908. 6:1732-38 and 39. A \$24,000-\$50,000. other consid and 100

6th av, No 88, s e s, 68.3 s w 8th st or Clinton pl, 22.9x80, 3-sty brk tenement and store. Samuel Josephs to Wesley Thorn of Plainfield, N J. April 25. April 28, 1908. 2:553-7. A \$16,000-\$18,000. other consid and 100

Same property. Wesley Thorn to Samuel Josephs. Mort \$15,000. April 27. April 28, 1908. 2:553. nom

7th av, Nos 2508 and 2510, w s, 80 s 146th st, 39.10x100, 6-sty brk tenement and store. Pincus Lowenfeld et al to Abraham Benedict. Mort \$62,000. Apr 30, 1908. 7:2031-33. A \$-\$-\$-. other consid and 100

7th av, Nos 1952 to 1958 | s w cor 118th st, 100.11x99.9, three 118th st, Nos 200 to 204 | 5-sty brk tenements, stores on av. Eva Naumburg to Samuel and Martin Grossman and Ignatz Rosenbaum. Mort \$175,000. Apr 29. Apr 30, 1908. 7:1923-35 to 37. A \$81,000-\$156,000. other consid and 100

7th av, No 254, w s, 108.6 n 24th st, 21.6x78.2, 4-sty brk tenement and store. Samuel Posner et al to George Kern. Mort \$16,500. Apr 29. Apr 30, 1908. 3:774-40. A \$18,000-\$20,000. other consid and 100

8th av, No 901, w s, 75.5 s 54th st, 25x100, 4-sty brk tenement and store. Chas A Flammer et al to J George Flammer. 1-10 part. All title. B & S and C a G. Apr 24, 1908. 4:1044-33. A \$34,000-\$38,000. 5,000

8th av, Nos 216 to 230 | n e cor 21st st, runs n 150.7 to s w s 21st st, Nos 261 to 265 | Old Fitz Roy road, x e 13 to c l said road, x s e 2.5 x e 86.2 x s 148.3 to n s 21st st, x w 100 to beginning, four 3-sty brk tenements, stores on av and six 2-sty stone front tenements and stores. Joseph Wittner to the Raymore Realty Co, a corpn. B & S. All liens. April 21. April 25, 1908. 3:771-1 to 7 and 76 to 78. A \$122,000-\$145,500. 100

8th av, Nos 2745 to 2755 | s w cor 147th st, runs w 125 x s 199.10 146th st, No 303 | to n s 146th st, x e 25 x n 49.11 x e 147th st, No 300 | 100 to w s 8th av, x n 149.11 to beginning, five 6-sty brk tenements and stores. Philip Simon to Rachel Simon his wife. 1-3 part. All title. All liens. April 25. April 28, 1908. 7:2045-28, 31 to 37. A \$66,000-P \$118,000. other consid and 100

8th av, Nos 2825 to 2831 | s w cor 151st st, 99.11x100, two 6-151st st, Nos 300 and 302 | sty brk tenements and stores. FORECLOS, Feb 5, 1908. Charles Strauss ref to Kedgwick Co. Mort \$— and all liens. April 27. April 28, 1908. 7:2046-12 and 15. A \$38,000-\$136,000. 10,000

9th av, No 774, e s, 50.5 s 52d st, 25x100, 5-sty stone front tenement and store. Bridget Duffy and John H Timoney EXRS and TRUSTEES James McGuirk to Jennie B Ferguson. Mort \$23,000. April 28, 1908. 4:1042-63. A \$18,000-\$31,000. 38,300

10th av, No 412, e s, 108 s 34th st, 20x100, 4-sty brk tenement and store. Joseph Hassell to Eliza wife James Halligan. Mort \$8,500 and all liens. Aug 26, 1879. Apr 30, 1908. 3:731-4. A \$10,000-\$13,000. 10,000

10th av, No 412, e s, 108 s 34th st, 20x100, 4-sty brk tenement and store. Eliza Halligan widow to John Canning. Q C. Apr 29, 1908. Apr 30, 1908. 3:731-4. A \$10,000-\$13,000. nom

MISCELLANEOUS.

Assignment of bankrupt effects in matter of Chas C Wilcox bankrupt. Robt A B Dayton, Register in Bankruptcy, to Sidney L Josephal ASSIGNEE. Apr 24. Apr 30, 1908.

Assignment of all right, title and interest to fund under will Henry E Klugh as collateral security for payment of note of \$500. O R Klugh to John E Fox. Feb 20, 1908. April 25, 1908. nom

Certified copy order of adjudication of bankruptcy in matter of Maria F Caponigri bankrupt. Mar 7. April 25, 1908.

Certified copy order of adjudication and appointing referee in matter of John L Jordan trading under firm name of John Jordan & Son, bankrupt. Feb 17, 1908. April 27, 1908.

Certified copy order approving bond of Clifford G Ludvigh as trustee in above matter. April 15. April 27, 1908.

Power of attorney. Chas H Ludington to Wm H and Chas H Ludington, Jr. April 24. April 27, 1908.

Power of attorney. Lillian L Kidder to Jane Stover. Mar 3. Apr 24, 1908.

Power of attorney. Gaspare Morell to Frank Morell. Apr 23. Apr 24, 1908.

Power of attorney. Harriet S James to J Arthur Fischer. April 21. April 28, 1908.

Power of attorney. J Lillian Hoagland to Julia Dey Martin. May 22, 1907. April 29, 1908. nom

BOROUGH OF THE BRONX.

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

Austin pl, e s, 557.2 n 144th st, 77x120.9x144.9x100, vacant. William Maily to Giovanni Pellegrini, Sisto Francesco and Luigi Rainaldi. Mort \$3,000. Apr 25. Apr 28, 1908. 10:2601. other consid and 100

*Cedar st, e s, 200 s Kingston av, 50x100, Eastchester. Amanda F Forman widow to Franc E Andrews of Brooklyn. Mort \$187.50. May 14, 1907. Apr 24, 1908. nom

Crotona Park South, No 666, old No 922, s s, 123 e Crotona av, 21.6x85.9x21.2x97, 3-sty frame tenement. Robert Huntley to Ann Leonard. Mort \$5,000. April 23. April 29, 1908. 11:2937. other consid and 100

Faile st, No 1037, w s, 269.6 s Bancroft st, 20x100, 3-sty brk dwelling. American Real Estate Co to James A and Joseph F Spillane. Apr 24, 1908. 10:2749. other consid and 100

Faile st, No 1047, w s, 169.6 s Bancroft st, 20x100, 3-sty brk dwelling. American Real Estate Co, a corpn, of Rhode Island to Mary L Pease. April 28, 1908. 10:2749. other consid and 100

*Hancock st, w s, 447 s Columbus av, 25x100. Donato Marinaro to Louis and Filomeno Marinaro. April 24. 1-3 part. All liens. April 27, 1908. other consid and 100

*Hancock st, w s, 200 n Columbus av, 25x100. Release mort. Edwin R Butler to Frank Bergmann. Mar 28. April 24, 1908. nom

*Hancock st, w s, 175 n Columbus av, 25x100. Frank Bergmann to Joseph Krenek. Mort \$2,500. April 23. April 24, 1908. other consid and 100

Hoffman st, w s, 271.1 n 184th st, 37.6x94.11, 5-sty brk tenement and store. Felice Sergio to Sarveria wife Felice Sergio. 1/2 part. All liens. Apr 21. Apr 24, 1908. 11:3054. other consid and 100

Kelly st, No 37, w s, 200 n 156th st, 25x100, 2-sty brk dwelling. Mort \$6,000.

*Bronx terrace, w s, 1/4 of lot 1235 map Wakefield, bounded n by lot 1234, 21.9x140. Frank J Hicks et al HEIRS, &c, Annie E Hicks to Caroline V, Gertrude L and Florence M Hicks. All title. Mar 14. April 28, 1908. 10:2701. other consid and 100

Lyman pl | e s, at n w s Stebbins av, runs n 152.7 x e 129 to Stebbins av | n w s Stebbins av, x s w 197.9 to beginning, gore, vacant. FORECLOS, Apr 28, 1908. Chas W Ridgway (Ref) to Lawyers Title Ins & Trust Co. Apr 29. Apr 30, 1908. 11:-2970. 9,500

Macy pl, No 876, s s, 50 w Hewitt pl, 25x94.9, 2-sty frame dwelling. FORECLOS, April 1, 1908. Jesse W Tobey ref to John Higgins. April 20. April 27, 1908. 10:2695. 7,925

Montgomery pl, w s, about 803.2 s Oldoff st and being lot 112, map (No 408) of Wm O Giles at Kingsbridge Heights, 25x50, vacant. Gus C Odell to Chattie De Hart. July 25, 1906. Apr 25, 1908. 12:3258. exch and 100

Oakland pl, No 748, s s, 100 w Prospect av, 25x100, 3-sty frame tenement. Gennaro Menna et al to Gennaro De Palma. Apr 24, 1908. 11:3094. 100

*Poplar st, s s, 115 w Roselle st and being lot 70 map J J Gleason, 24th Ward, dated May 15, 1894, 25.2x115.6x25x116.9 e s. Wm Hollweg and ano to Harry Nerenberg. April 15. April 24, 1908. 100

Reservoir Oval (The Drive), s e cor Reservoir pl (Old road), 100.1 x42x100x45.6, vacant. Francis Ludford to Frederick Meyer. Apr 27, 1908. 12:3343. omitted

Simpson st, No 1130, late Fox st, e s, 90 n 167th st, 40x100, 5-sty brk tenement. James T Barry to Samuel K Johnson. Mort \$25,000. April 28. April 29, 1908. 10:2728. other consid and 100

Timpson pl, No 436, e s, 166.8 n 144th st, 16.8x100.6x17.5x95.5, 3-sty frame tenement. FORECLOS, Apr 3, 1908. John E Duffy to Wm G Schaff, of New Rochelle. Apr 23. Apr 24, 1908. 10:2600. 4,725

Tiffany st, e s, 160 s 169th st, runs s 30 x e 72.3 x n 13.11 x n w | 30 x s w 7.7 x w 45.10 to beginning, vacant.

167th st, n s, 78.8 w Fox st, 30x88.5, vacant. Gus C Odell to Chattie De Hart. Mort \$3,300. July 25, 1906. April 25, 1908. 10:2718. 100

Tiffany st, w s, 164.8 s Garrison sq, 25x100, vacant. Empire Development Co to Jacob Jacoby. All liens. Nov 15, 1907. April 30, 1908. 10:2767. other consid and 100

*3d st | s s, 205 w Av B, 200x216 to n s 2d st, Unionport. Clay-2d st | ton R Caskey to Frank N Irwin, of White Plains, N Y, and Frank Van Fleet, N Y. 1-3 right, title and interest. Mort \$6,000. Apr 25. Apr 30, 1908. other consid and 100

*11th st, n s, 255 e Av B, 50x108, Unionport. Anton M Ziegler to Rudolph Trachsler. Apr 11. Apr 30, 1908. other consid and 100

*12th st, n s, 105 w Av B, 37.6x108, Unionport. Geo Rueckel to Frank Gass. Mort \$2,500. April 15. April 29, 1908. other consid and 100

*12th st, s s, 305 e Av D, 100x100, Unionport. Release mort. Mary Murray to Bernard Amster. Jan 22, 1907. April 27, 1908. 600

137th st, Nos 618 and 620, old Nos S98 and 900, s s, abt 275 w Cypress av, also 625 w Home av, 50x100, two 4-sty brk tenements. Maria L wife of and Agostina Massa to Fredericka Cohen. Mort \$34,000. April 28. April 29, 1908. 10:2549. nom

137th st, No 630, s s, 176.11 w Cypress av, 37.6x100, 5-sty brk tenement and store. Samuel Billitzer to C R Company, a corpn. Q C. Apr 28. Apr 30, 1908. 10:2549. other consid and 100

138th st, Nos 615 and 617, n s, 462.6 e St Anns av, 37.6x100, 6-sty brk tenement and store. Jennie Reichman to Stephen H Jackson. All liens. Apr 25. Apr 29, 1908. 10:2552. nom

141st st, s s, 581.9 e St Anns av, 87.6x—x86.7x95.

141st st, s w cor Cypress av, runs w 136.6 x s 21.11 to c 1 Old Division av, x e 135.5 to Cypress av, x n 4.9.

Cypress av, w s, 4.9 s 141st st, runs w 138.6 x s 74.10 x e 149 x n 92.6. 1/2 part.

Seabury pl, s e cor 172d st, 50x100. 2-5 parts.

Trust agreement, &c. Isaac L Michael. An interest of 35% with Joseph Spero 47 1/2%, and Aaron Michael 17 1/2%, who composed firm of Spero, Michael & Son, now dissolved. Sub to all liens. April 6. April 24, 1908. 10:2553. 11:2977. nom

146th st, No 366, s s, 124.5 e 3d av, runs s 75 x w 0.9 x s 25 x e 25 x n 100 to st, x w 24.3 to beginning, except strip 0.9x75 on west, 3-sty brk stable.

146th st, No 370, s s, 147 e 3d av, 25x100, 2-sty brk stable. Edmund S Ashworth to Geo F Harriman. B & S. Apr 22. Apr 27, 1908. 9:2307. nom

149th st, No 289, n s, 220.3 e Morris av, runs n 100 x w 25 x s 20 x w 0.3 x s 80 to st, x e 25.3 to beginning, 4-sty brk tenement and store. Raffale Norcia to Alberto Margarita. 1/2 part. Mort \$19,500. Feb 6. April 28, 1908. 9:2331. other consid and 100

149th st, Nos 754 and 756, s s, 50 e Brook av, 50x85, two 5-sty brk tenements. Jules L Blumenthal to Albert L Lowenstein. Morts \$30,000. July 5, 1905. Apr 24, 1908. 9:2275. nom

152d st, No 319, n s, 350 w Courtlandt av, 50x100, 6-sty brk tenement. William Seidman to Stephen H Jackson. All liens. Apr 25. April 29, 1908. 10:2552. nom

155th st, No 809, late Dawson st, n s, 77.8 e Tinton av, late Beach av, 20x100, 2-sty frame dwelling. William Sullivan to Loretta Cronin. Morts \$5,400. April 27, 1908. 10:2665. other consid and 100

156th st, Nos 1010 to 1026 | s w s, at s e s Fox st, 210 to n w s Fox st | Southern Boulevard, x100, five 5-Southern Boulevard | sty brk tenements and stores. FORECLOS, April 20, 1908. Samuel Cohn to Wm M G Watson. Mts \$160,260 and all liens. April 24. April 27, 1908. 10:2720. 3,320 over and above morts

Same property. Wm M G Watson to Bronx Holding Co, a corpn. B & S and C A G. April 24. April 27, 1908. 10:2720. nom

156th st, No 654 (844), s s, 50 e Cauldwell av, 16.8x100, 2-sty frame dwelling. Emma Wedderin to Ferdinand C Helm. Mort \$2,500. April 27. April 29, 1908. 10:2628. other consid and 100

156th st, No 1015, n s, 45 e Fox st, 40x100, 5-sty brk tenement. Sandow Realty Co to Emma Kramer. B & S. All liens. April 23. April 28, 1908. 10:2720. nom

161st st, new No 768, on map No 766, s s, 75.2 w Tinton av, 22x76.2, 2-sty frame dwelling. Kallman Cohen to Mark Aaron. 1/2 part. Mort \$3,500. Apr 28. Apr 29 1908. 10:2657. other consid and 100

163d st, No 723 (927), n s, 19 e Jackson av, 25x86.4, 4-sty brk tenement. Jurgen H Lunsman and ano to Maria Schacht widow. Mort \$13,200. Apr 23. Apr 24, 1908. 10:2649. other consid and 100

165th st, No 432, old No 700 | w s, 302 and 13 inches (?) s 165th Washington av | st, runs s e 200 x w 25 x n 200 to s s 165th st, x e along 165th st, 25 to beginning, error, 2-sty frame dwelling and 1-sty frame building in rear. Robert J Lamoreux to Geo R Ruckert, of Brooklyn. 1-6 part. Q C. April 22. April 29, 1908. 9:2386. nom

169th st | s s, 93.5 n w Fox st, runs s w 67.2 x s 30 x w 20.11 Tiffany st | x n 42.11 x w 113.2 to Tiffany st, x n 30 x e 100.11 x n e 61.4 to 169th st, x s e 60 to beginning, vacant. Gus C Odell to Chattie De Hart. Mort \$6,750. July 25, 1906. April 25, 1908. 10:2718. 100

169th st, No 360, on map No 330, s s, 80 w Teller av, 20x90, 3-sty frame dwelling. Thornton Bros Co to Karoline Stichtenoth. Mort \$5,000. Apr 22. Apr 24, 1908. 9:2436. other consid and 100

170th st, n s, 50 e College av, 200x121x200x114.11. Teller av, w s, 102.7 s 171st st, 75.8x151.10x75x140.6. 171st st, s s, 100 e College av, 50x100. College av, e s, 75 s 171st st, 25x100. College av, e s, 125 s 171st st, 50x125. College av, e s, 125 n 171st st, 100x61.7x103.3x87.7. Teller av, w s, 79.8 n 171st st, 167.3x61.7x154.8x97.2. Morris av, e s, 90.2 n 169th st, 150x92.6. Morris av, e s, 290.2 n 169th st, 75x92.6, vacant; also Lots 205 to 217 map of property belonging to Ephraim B Levy in the 23d Ward, Bronx; also

Strip on the first map above mentioned, shown as Teller av, being 60 feet in width and running n from n s 170th st to junction of said strip with College av at 172d st, the e s of said strip being w boundary line of Claremont Park.

Abraham B Levy et al to Rebecca L Zeimer. B & S. May 8, 1907. April 27, 1908. 11:2784, 2785, 2786, 2787 and 2788. other consid and 100

Same property. Rebecca L Zeimer to Abraham B and Ephraim B Levy as joint tenants. B & S. Jan 10, 1908. April 27, 1908. 11:2784, 2785, 2786, 2787 and 2788. other consid and 100

*173d st, w s, 125 n Gleason av, 25x100. Cogswell-Taylor Impt Co to Franz Mannshardt. Mort \$3,500. April 25. April 27, 1908. other consid and 100

178th st, No 160, s s, 167.1 w Grand Boulevard and Concourse, 25x94.2x25x94.4, 2-sty frame dwelling. Matilda F Levins to Nanno Levins. Apr 24. Apr 29, 1908. 11:2808. nom

- 179th st, s s, 205.2 w Anthony av, 25x75.6x25x74.3, 2-sty frame dwelling. Rowland W Thomas to Cath E Lawley. Mort \$5,000. April 20, 1908. 11:2811. other consid and 100
- 180th st, No 744, s s, 149 w Prospect av, 25x100.2, 2-sty frame dwelling. Paul De Fina to Helen C Loonam. Mort \$4,500. Apr 27, 1908. 11:3094. other consid and 100
- 186th st, No 458, s s, 180 e Park av, 20x100, 4-sty brk tenement. Arthur M Cohen to Lemuel R Alexander. Q C. 1/2 part. All title. Mar 2, Apr 24, 1908. 11:3039. nom
- 198th st, No 23, n s, 215.1 e Jerome av, 25.10x119.7x25x126.3, 2-sty frame dwelling. Ronald McAdam to Henrietta Wolf. Mort \$5,500. April 28, 1908. 12:3319. other consid and 100
- 203d st, late Rockfield st, n s, 140 w Williamsbridge road, 25x100, 2-sty frame dwelling.
- Plot begins at s s of strip of land of Jerome Park Railway Co, distant 960.5 e Marion av, 25x26x25x26.1.
- Release mortgage of all that part lying n of a line 98 n 203d st. Patrick and Annie H Lynch to Elise Levy. Apr 27, Apr 29, 1908. 12:3309. 335
- 203d st, late Rockfield st, n s, 115 w Williamsbridge road, 25x100, 2-sty frame dwelling.
- Plot begins at s s of strip of land of Jerome Park Railway Co, distant 985.5 e Marion av, 25x26, except part for Mosholu Parkway.
- Release mortgage of all land lying n of line 98 n 203d st. Same to same. Apr 27, Apr 29, 1908. 12:3309. 335
- *215th st, s s, 325 w 6th av, 25x100.1, Laconia Park. Raffaello Giaffoni et al to Angelo Giaffoni. Apr 29, Apr 30, 1908. other consid and 100
- *217th st, s s, 330.5 e White Plains road, 25x114.3, Williamsbridge. PARTITION. Mar 26, 1908. Warren Leslie (Ref) to John O'Rourke. Apr 25, Apr 30, 1908. 775
- *217th st, s s, 305.5 e White Plains road, 25x114.3. PARTITION. Mar 26, 1908. Warren Leslie (Ref) to John O'Rourke. Apr 25, Apr 30, 1908. 775
- *217th st, s s, 280.4 e White Plains road, 25x114.3, Williamsbridge. PARTITION. Mar 26, 1908. Warren Leslie (Ref) to Luke Butler. Apr 25, Apr 30, 1908. 775
- *217th st, s s, 230.3 e White Plains road, 25x114.3. PARTITION. Mar 26, 1908. Warren Leslie (Ref) to John Wilkins. Apr 25, Apr 30, 1908. 1,050
- *217th st, s s, 180.3 e White Plains rd, 25x114.3, Williamsbridge. PARTITION. Mar 26, 1908. Warren Leslie (Ref) to John O'Rourke. Apr 25, Apr 30, 1908. 1,200
- *223d st, n s, 205 w White Plains road, 25x114, Wakefield. Release mort. Catherine Cash to Wm J Gordon. April 25, April 28, 1908. 500
- *229th st, n e cor Bronxwood av, 50 ft front and 114.6 in depth. Wakefield. Sarah A Green to Emma A Shaw. Mort \$2,000. Apr 28, Apr 29, 1908. nom
- *233d st, s w s, 80 n w 7th av, or st, 25x87, Wakefield. Chas E Moses to the Monatiquot Real Estate Co. Mort \$400. April 27, April 29, 1908. nom
- *Same property. Monatiquot Real Estate Co to Chas E Moses of Brooklyn. April 20, April 29, 1908. nom
- *234th st (20th av) | n s, 50 w from s e cor gore lot 12, runs n White Plains road | — x e — to White Plains road, x s e — x s to st, x w 50 x — being east half gore lot 12 map Wakefield. Katy Bristovich to John Bauer, Jr. Mort \$1,560. April 25, April 28, 1908. nom
- *235th st, s s, 230 w White Plains road, 25x114, Wakefield. Samuel Sirken to Emil Leske. Mort \$600. Apr 28, Apr 30, 1908. other consid and 100
- 236th st, s s, 250 w Keppler av, 50x100, vacant. Honora M Godfrey to Wm L Hastedt, of Jersey City, N J. Apr 23, Apr 24, 1908. 12:3370. other consid and 100
- Alexander av, No 166, e s, 20 n 135th st, 20x81.6, 3-sty brk dwelling. Eugene H Paul to Agnes Walsh. Mort \$5,000. April 22, April 25, 1908. 9:2298. other consid and 100
- *Amundson av, e s, 125 s Nelson av, 25x100. Land Co C of Edenwald to Erik G Nyman. April 17, 1900 (?) or 1908. April 27, 1908. nom
- Anthony av, No 1857 | s w cor Mt Hope pl, 50x108.4x50x108.1, ex-Mt Hope pl | cept part for av, 2 and 3-sty stone front dwelling. Matilda Leuchtenburg to Caryl A Montgomery. All liens. Dec 12, 1907. April 29, 1908. 11:2802. nom
- Bainbridge av, No 2669, w s, 287.11 n 194th st, 25x77.8x25x76.8, 2-sty frame dwelling. Emma Cohen to Eleonora Buresch. Mort \$4,000. April 27, April 29, 1908. 12:3294. nom
- Bainbridge av, No 2953, w s, 220.4 n 200th st, 25x111.5x25x111.3, 2-sty frame dwelling. FORECLOS. Mar 26, 1908. Robt H Hibbard referee to Emil Lang. Apr 24, 1908. 12:3298. 9,650
- Belmont av | n e cor 189th st, 90x100, vacant. Wm Fajen et al to 189th st | Nicoletta Criscuolo. Mort \$6,000. April 22, April 25, 1908. 11:3091 and 3075. other consid and 100
- Boston road, No 1384, s e s, 320 n e Union av, runs n e 31.4 and 21.8 x s e 139.7 x s w 23.10 x n w 134.2 to beginning, 5-sty brk tenement and store. Joel Sammet HEIR Sol Sammet to Wolff Malino. 1/2 part. Q C. Mort \$41,000. Feb 8, Apr 24, 1908. 11:2962. other consid and 100
- *Bracken av, e s, 225 s Jefferson av, 50x100. Land Co "A" of Edenwald to Samuel Amrom. Apr 27, Apr 30, 1908. nom
- *Briggs av, n s, 100 e 4th st, —x214.1x50.4x219.6, Williamsbridge. Edw L'E Phipps to Annie M M and Engelbert H Mendel. June 26, 1896. Re-recorded from June 29, 1896. April 25, 1908. 1,400
- *Briggs av, n s, 200 e 6th st, 25x100, Laconia Park. Sarah Marx to Laura Curry. April 27, 1908. 590
- *Bronxdale av, w s, 25.2 s Morris Park av, 50.5x107.5x50x100.10.
- Bronxdale av, w s, 210.9 s Morris Park av, 50.5x107.5x50x100.10, Van Nest.
- Assignment of judgment entered in Kings County Feb 14, 1901, in favor of Bowne and ano vs. Standenger for \$80.73. Cath H Bowne EXTRX Watson H Bowne deceased and ano to Agnes K Mulligan. Mar 21, 1908. Apr 30, 1908. 98
- *Same property. Release judgment. Agnes K Mulligan to whom it may concern. Mar 31, 1908. Apr 30, 1908. nom
- Bryant av, No 1335, w s, 200 s Jennings st, 25x100, 3-sty brk dwelling. Release mort. Margaret Knox to Nathan Cohn and Nicholas Goldman. April 23, April 27, 1908. 11:2994. nom
- Same property. Release mort. Steuben Realty Co to same. Apr 23, April 27, 1908. 11:2994. nom
- Bryant av, No 1335, w s, 200 s Jennings st, 25x100, 3-sty brk dwelling. Nathan Cohn et al to Elise S Giesen. Mort \$8,000. April 20, April 27, 1908. 11:2994. nom
- Bryant av, No 1341, w s, 125 s Jennings st, 25x100, 3-sty brk dwelling. Release mort. Margaret Knox to Nathan Cohn and Nicholas Goldman. Apr 22, Apr 24, 1908. 11:2994. nom
- Same property. Release mort. Steuben Realty Co to same. Apr 24, 1908. 11:2994. nom
- Bryant av, No 1341, w s, 125 s Jennings st, 25x100, 3-sty brk dwelling. Nathan Cohn et al to Lena Roos and Bertha Schmuck. Mort \$8,500. Apr 20, Apr 24, 1908. 11:2994. nom
- *Commonwealth av, w s, 125 s Merrill st, 25x100. Marie Kugelmann to William Zopff. Mort \$5,000. Apr 29, Apr 30, 1908. other consid and 100
- Crimmins av, Nos 317 and 319, w s, 96.1 n 141st st, 47.10x80, 5-sty brk tenement. The Realty Syndicate to John A Clarke. Q C. Morts \$41,250. Apr 29, Apr 30, 1908. 10:2556. nom
- Daly av, Nos 1922 and 1924, e s, 302.6 s Tremont av, 48.4x148, vacant. Wm C Kelly to Geo E Schmid. Morts \$10,000. Apr 28, Apr 30, 1908. 11:2992. other consid and 100
- Eagle av | s e cor 156th st, 100x52.6, vacant. Charles Trueman 156th st | to James F Tully. Mort \$7,000. April 23, April 25, 1908. 10:2624. other consid and 100
- Eagle av | s e cor 156th st, 100x52.6, vacant. James F Tully to 156th st | Abearn Construction Co, a corpn. Mort \$7,000. Apr 23, April 25, 1908. 10:2624. other consid and 100
- *Edison av, w s, 171 n Pelham road, 350x100.
- Edison av, w s, 80 s Liberty st, 148x100.
- Edison av, e s, 102 s Liberty st, 375x100, Haight estate, Westchester.
- David B Levy to Rebecca L Zeim. July 27, 1905. April 27, 1908. other consid and 100
- *Elliott av, e s, 400 n Julianna st, 50x100, Olinville. Fredk G Braun to John V and Franklin Braun. Apr 28, Apr 30, 1908. nom
- *Same property. John V Braun and ano to Cyprien A Voethelin. Apr 29, Apr 30, 1908. other consid and 100
- *Grace av, w s, 131 s Glebe av, 25x100, Westchester. Martin Pletscher to Josephine Magrane. April 28, April 29, 1908. other consid and 100
- Grand Boulevard and Concourse | e s, 100 s Field pl, late 2d st, runs Ryer av | s 25 x e 100 x s 25 x e 97.3 x n 50.3 x w 191.9, except part for Concourse and Ryer av, the parts taken being 66 ft in depth of lot on Concourse and abt 24 in depth of lots fronting on new Ryer av and leaving said Concourse lot abt 34 ft deep and Ryer av lots abt 73.9 deep on s s, vacant. Kate E Goodenough to Harry W Davis. Correction deed. Apr 22, Apr 24, 1908. 11:3159. nom
- Hughes av, No 2064, e s, 230.3 s 180th st, 18.1x65, 2-sty frame dwelling. John G Coolaksusian to Franz and Lena Roesere. Mt \$3,400. April 28, 1908. 11:3080. other consid and 100
- Jackson av, No 984, e s, 289.7 s 165th st, 27.4x75x27.3x75, 5-sty brk tenement. Maurice Sugarman to Valeri Frank. Mort \$20,000. Apr 29, Apr 30, 1908. 10:2649. other consid and 100
- Jerome av | w s, 123 n 181st st, runs n 10.1 and 68.9 to s s Clin-Clinton pl | ton pl, x w 115 x s 79.6 x e 112 to beginning.
- Davidson av | n e cor 181st st, 200 to s s Clinton pl, x 100, va-181st st | cant.
- Thos J Keane et al to Chas R Schliess. 1-3 part. All liens. Apr 29, Apr 30, 1908. 11:3195. other consid and 100
- Lawrence av | w s, abt 1,035.7 s 167th st, 100x100 to Sedgwick av, Sedgwick av | x100x100, vacant. Utility Realty Co, a corpn, to Benjamin Alexander. Morts \$5,100. April 27, 1908. 9:2527. other consid and 100
- Lind av, e s, 83.9 n 167th st, 50x83.3x50x88.6, s s, vacant. Antonio Baroni to Henry Heusner. Mort \$2,100. April 24, 1908. 9:2528. 3,650
- Longwood av | n s, extends from e s Beck st to w s Fox st, 200x Beck st | 100, vacant. FORECLOS. Mar 24, 1908. Warren Fox st | Leslie ref to Geo F Johnson. April 24, April 28, 1908. 10:2709. 50,000
- *Lyon av, s e s, 52 s w Parker av, 75x100, Westchester. CON-TRACT. Joseph Newman with Samuel Steinmetz. April 23, Apr 27, 1908. 5,100
- Longfellow av, No 1489, w s, 125 s 172d st, 25x100, 2-sty frame dwelling. Caroline Meyer to James J Baker. Mort \$6,350. Apr 25, April 27, 1908. 11:3000. other consid and 100
- Longfellow av, No 1489, w s, 125 s 172d st, 25x100, 2-sty frame dwelling. Release mort. Otelia E Alessio to Caroline Meyer. April 25, April 27, 1908. 11:3009. 1,000
- *Madison av | n s, 135 e Amsterdam av, 25x175.4 to s e s Pelham Pelham road road, x33.1x197, Tremont terrace. Bankers Realty and Security Co to Salvatore Carillo of N Y, and John Selvaggi and Frank Matone, of Astoria, L I. All liens. April 22, Apr 28, 1908. 100
- *Maple av, w s, 25 n 211th st, 25x100, all of; also all title, &c, to 1-10 part with interest of Giovanni Di Nicola in lots 86 and 87, map of W F Duncan, at Williamsbridge. John Di Nicola et al to Francesco De Lisse. All liens. Apr 28, Apr 30, 1908. other consid and 100
- Martha av | s e cor 240th st, runs — along st, 43 to c l of the 240th st | Brook, x s e 50.6 x s w 60.6 x w 16 to av, x n 100 to beginning, vacant. The Bronx Heights Land Co to John H Prince of Albany, N Y. April 24, April 29, 1908. 12:3393. nom
- Same property. Release mort. Grace T Ely to The Bronx Heights Land Co, a corpn. April 24, April 29, 1908. 12:3393. 1,157.50
- Same property. John H Prince to Otto P Schroeder. April 25, April 29, 1908. 12:3393. 100
- Marion av, w s, 58.7 s Mosholu Parkway, 37.6x113.6, 2-sty frame dwelling. Wm C Bergen to Geo W Kearney. Mort \$8,000. Apr 27, April 28, 1908. 12:3281. other consid and 100
- *Mayflower av, w s, 234.11 n Middletown road, 25x100, Tremont Terrace. Bankers Realty & Security Co to Fabian Friedman. Apr 29, 1908. 700
- *Same property. Release mort. A Morton Ferris to Bankers Realty and Security Co. April 28, April 29, 1908. 250
- Melrose av, Nos 774 to 778 | s e cor 158th st, 98.2x21, 5-sty brk 158th st, No 400 | tenement and store. Louisa Singer to George Singer. Mort \$25,950. April 25, April 28, 1908. 9:2379. nom
- *Middletown road | n e cor Pilgrim av, 50.10x115.4x—x121.8, Tre-Pilgrim av | mont terrace. Release mort. A Morton Ferris to Bankers Realty & Security Co. April 24, April 29, 1908. 600
- Monroe av, No 1667 | s w cor 173d st, 95x95, 2-sty frame dwelling 173d st | and vacant. Urry Goodman to Marcus Rosenthal. Mort \$9,000. Apr 23, Apr 24, 1908. 11:2792. other consid and 100
- Morris av, n w cor 165th st, 50.10x102.8x41.9x103.4, vacant. The Bronx Home Realty Co to Rose Orently. All liens. April 23, April 27, 1908. 9:2448. other consid and 100
- Morris av, No 1045, w s, 100.10 n 165th st, 25x102.2, 2-sty brk dwelling. The Bronx Home Realty Co to I M Cohen. Mort \$8,000. Sept 1, 1905. April 27, 1908. 9:2448. other consid and 100
- Morris av, No 1067, w s, 375.10 n 165th st, 25x100.6x25x100.8, 2-sty brk dwelling. FORECLOS. Apr 23, 1908. Dudley F Malone referee to Mary V Hill. Apr 24, 1908. 9:2448. 8,000
- Morris av, No 1065, w s, 350.10 n 165th st, 25x100.8x25x100.10, 2-sty brk dwelling. FORECLOS. Apr 23, 1908. Dudley F Malone referee to Mary V Hill. Apr 24, 1908. 9:2448. 8,000

*Morris Park av, s s, 50 w Garfield st, 25x100, except part for Morris Park av. William Hejduk to Anton Ruzicka. Mort \$3,500. April 27. April 28, 1908. other consid and 100

*Murdock av, e s, 275 s Jefferson av, 25x100. Land Co A of Edenvald to Samuel Kaner. April 9. April 29, 1908. nom

Palisade av, e s, 336 n 254th st, runs e 265.4 x n w 123.4 x s w on curve 46.11 x n w 23.6 and 97.11 x s 50.2 x e 11.7 to beginning, with all title to land adj and to the west of above between division line and Bettners lane, vacant. Henry W Boettger to Henry D Babcock, Wm P Dixon and Henry A Murray EXRS, &c, Samuel D Babcock, B & S. Jan 17. April 29, 1908. 13:3425. 1,000

Same property. Release mort. Mutual Life Ins Co of N Y to Henry W Boettger. April 16. April 29, 1908. 13:3425. nom

*Pilgrim av, e s, 246.8 n Middletown road, 50x95. Gainsborg av, w s, 200 s Madison av, 50x100. Release mort. A Morton Ferris to Bankers Realty and Security Co. April 27. April 29, 1908. 1,000

*Pratt av, n e cor Nelson av, 100.8x49.11x100x61.6. Land Co "C" of Edenvald to Anna C Dougherty. Apr 28. Apr 30, 1908. nom

Prospect av, No 1388, e s, 126.9 s Jennings st, 40x104.9x40.5x98.9, 5-sty brk tenement. Andreas C Bosselman to Mathilde Bosselman. Mort \$23,000. Apr 30, 1908. 11:2971. other consid and 100

Prospect av | s w cor 178th st, 120x100, vacant. Samuel K Johnson 178th st | son to James T Barry. Mort \$4,500. April 28. April 29, 1908. 11:3093. other consid and 100

Prospect av, e s, 409 n 187th st, runs e 95 x n 92 x again n 8.6 x n 98.6 to av, x s 100 to beginning, vacant. Max A Weiler to George C Turner and David H Spring. Mort \$4,300. April 27. April 28, 1908. 11:3115. other consid and 100

*Pugsley av, w s, 122.1 s Westchester av, 23.7x105.2x23.7x103.5. Release mortgage. N Y Catholic Protectorate to Leo L Buhmann. April 22, 1909 (?) error. April 30, 1908. 903

Randall av, n s, 50 w Casanova st, 25x100, vacant. Tiffany st, w s, 350 n Randall av, 25x100. Release mortgage. Cornelia G Chapin to Empire Development Co. Apr 24. Apr 30, 1908. 10:2736, 2767 and 2768. 650

Randall av, n s, 125 e Tiffany st, 25x100, vacant. Empire Development Co to Frank P Foley. Apr 6. Apr 30, 1908. 10:2767. other consid and 100

*Road to West Farms, w s, 104.9 s 177th st, runs w 15.6 x s 29.1 x e 8.4 to road, x n 26.9 to beginning, Westchester. Hattie A wife of Anton Landgrebe to Samuel Geller. April 24. April 28, 1908. other consid and 100

Robbins av, No 584, s e s, 50 n e Fox st or 150th st, 25x104, 3-sty frame tenement and store. Louisa Singer to George Singer. Mort \$5,500. April 25. April 28, 1908. 10:2642. nom

Ryer av, w s, 420.1 n Burnside av, 50x132.8x50.9x141.7, vacant. Geo E Schmid to Charles L Keil. Apr 28. Apr 30, 1908. 11:3149 and 3156. other consid and 100

St Anns av, No 158 | s e cor 135th st, 20x80, 4-sty brk 135th st, Nos 570 and 572 | tenement and store. Gertie M Holtzman to William Lederer. B & S and C a G. Mort \$13,500. Apr 28. April 29, 1908. 10:2547. nom

Sedgwick av, w s, about 88.4 n Giles pl, and being lot 2, map (No 408) of Wm O Giles at Kingsbridge Heights, 31.10x68.7x 27.2x60.5, vacant. Gus C Odell to Chattie De Hart. Mortgage \$1,200. July 25, 1906. Apr 25, 1908. 12:3258. 100

Shakespeare av, No 1287, w s, 33.10 n 169th st, runs w 78.2 to n s 169th st, x n w 27.8 x n 12 x e 103.8 to av, x s 23 to beginning, 2-sty frame dwelling. Isabelle Morrison to Walter G Landon. Mort \$4,000 and all liens. Apr 30, 1908. 9:2519. 7,000

Southern Boulevard, e s, 75 s Jennings st, 50x100, vacant. Wm C Hyde to Morris Florea. Mort \$6,000. Apr 23. Apr 24, 1908. 11:2980. other consid and 100

Spofford av | s e cor Casanova st, 50x100, vacant. Release mort. Casanova st | Cornelia G Chapin to Empire Development Co. Apr 23. Apr 24, 1908. 10:2768. 2,900

Same property. Empire Development Co to Luciano Colantuoni. All liens. Nov 15, 1907. Apr 24, 1908. 10:2768. 100

Stebbins av, No 1084, on map No 1062, e s, 513.4 n 165th st, 25x 170.10x25.4x166.8, 3-sty frame tenement and store and 1-sty frame building in rear. Matthew Buhleier to Anna Buhleier. Mort \$9,000. April 25. April 28, 1908. 10:2691. 100

Tiebout av, n e cor Clark st, runs n 75 x e 85.2 x s w 101.4 to e 1 Clark st, x w 74.4 to e s of av, x n 25 to beginning, except part for av and East 184th st, vacant. Gus C Odell to Martin S Kelly. Mort \$500. Mar 21. April 28, 1908. 11:3022 and 3143. 100

Tinton av, Nos 772 and 774, e s, 50 s 158th st, 33.4x100, two 2-sty frame dwellings. Samuel Cowen to Ida F Leibsohn. 1/2 part. B & S. All liens. Apr 20. Apr 30, 1908. 10:2655. other consid and 100

Tinton av, No 728, late Beach av, e s, 97.11 s 156th st, 25x110.6x 25x115.5, 2-sty frame dwelling. Mathilde Linnstedt to Elizabeth Erichsen. Mort \$4,100. April 24. April 27, 1908. 10:2665. other consid and 100

Tinton av, w s, 75 n 158th st, runs n 50 x w 135 x s 25 x e 40 x s | 25 x e 95 to beginning, 6-sty brk tenement. Tinton av | n w cor 158th st, 75x95, two 6-sty brk tenements, 158th st | stores on cor. FORECLOS, Feb 5, 1908. Charles Strauss referee to Kedgwick Co. Mort \$5,750. Apr 23. Apr 24, 1908. 10:2656. 10,000

Tremont av, n s, 100 w Clinton av, 23x117.6x23.3x117.6, vacant. Michael H Hagerty to John F Reid. Apr 23. Apr 24, 1908. 11:3092. nom

Tremont av, s s, 89.6 e Arthur av, 75x100.5x75.2x100.5, vacant. FORECLOS, Feb 27, 1908. Max J Kohler ref to Manhattan Leasing Co, a corpn. April 8. April 25, 1908. 11:2947. 10,000

Tremont av, n s, abt 335.3 n w Harrison av, 31.3x146.8x16.5x151.4, 2-sty frame dwelling. Spencer T Horton to Sanford L Cutler. Mort \$5,000. April 23. April 24, 1908. 11:2869. other consid and 100

Tremont av, No 455, old No 719, n s, 146.5 e Park av, 26.3x103.4x 25.9x107.3, 3-sty brk building and store. C Adelbert Becker to Bronx Borough Bank, a corpn. April 27. April 29, 1908. 11:3034. 25,000

Union av, e s, 38.4 s 150th st, 36.8x90, vacant. Max Cohen et al to Emma M S Mestaniz. Mort \$4,000. Apr 21. Apr 24, 1908. 10:2674. other consid and 100

Washington av, Nos 1445 and 1447 | n w cor St Pauls pl, 65.3x100.5 St Pauls pl | x70.10x100.8, 5-sty brk tenement. Maximilian Zipkes to Geo F Murphy. Mort \$70,000. Apr 28. Apr 30, 1908. 11:2902. other consid and 100

Washington av, Nos 1958 to 1962, e s, 28 n 178th st, 81.6x92x81.6x 91.9, three 4-sty brk tenements. Wm G Mulligan to Matilda Leuchtenburg. April 25, 1908. 11:3044. nom

Webster av, No 1418 | n e cor St Pauls pl, 23.11x—x90, 2 and St Pauls pl | 3-sty frame tenement and store. Maurice J Katz to Henrietta Hofeld. Mort \$16,500. Apr 20. Apr 24, 1908. 11:2896. other consid and 100

Wilkins av, Nos 1458 and 1460, e s, 150 n 170th st, 75x100, two 5-sty brk tenements. Release mort. N Y Trust Co to Fleischmann Realty and Construction Co. April 29, 1908. 11:2966. other consid and 100

Willow av, No 83 | n w cor 132d st, 110x54, 1-sty frame building 132d st | and vacant. Thomas Kiernan to Elizabeth Kaney, of Philadelphia, Pa. Mort \$3,500. April 18. April 28, 1908. 10:2561. other consid and 100

*Zulleit av, s s, 100 w Mapes av, 50x100, Westchester. Wm A Mapes to Wm D Howell. April 20. April 24, 1908. nom

*2d av, w s, 650 n 216th st, late 2d st, 25x100.4, Olinville. Gustave Blass to Lucien Kahn. Mort \$4,500. Apr 29. Apr 30, 1908. other consid and 100

*2d av, e s, 100 n 213th st, late 1st st, 40x100, Olinville. Sydney S Howell to Georgina C Howell. Q C. Mar 25, 1905. Apr 30, 1908. nom

*2d av, e s, 100 n 213th st, late 1st st, 40x100, Olinville. Wm J Howell et al to Georgina C Howell. Q C. Mar 30, 1905. Apr 30, 1908. nom

*2d av, w s, 450 s 215th st, late 1st st, 25x100, Williamsbridge. Grace W Hebbert to Andrew Bickhardt. April 24. April 27, 1908. 100

*2d av, w s, 340 s 216th st, late 2d st, 20x100, Williamsbridge. Samuel Henry to Mertie C Krug. Mort \$5,000. April 25. Apr 27, 1908. nom

3d av, Nos 4274 to 4288 | e s, 105.2 n 178th st, runs n 325.9 to s 179th st | s 179th st, x e 115.4 x s 327.7 x w 100 to beginning, four 6-sty brk tenements and stores, except 3d av, s e cor 179th st, 100.4x109.1x102.7 to 179th st, x w 115.4 to beginning, vacant. FORECLOS, Feb 5, 1908. Charles Strauss ref to Kedgwick Co. All liens. April 24. April 25, 1908. 11:3061. 10,000

3d av, Nos 4001 and 4003 | w s about 200 s 174th st, 50x128.8x50x Fordham av | 130.6, s s, with strip 0.6 in front bet old line of Fordham av and new line 3d av, 5-sty brk tenement and store. Therese Krupholder to Fredk A Krupholder. Mort \$51,500. Dec 31. Apr 30, 1908. 11:2921. other consid and 100

3d av, Nos 4223 to 4241, w s, 165.2 s 178th st, runs w 115.2 x s 54.3 x w 2.11 x s 50 x e 121 to av, x n 104.5, except strip from- ing entire front, x2.11, as lies in bed of old Fordham av, six 1-sty frame stores and 1-sty frame building in rear. Sue B Gilbert to Benj T Gilbert. Q C. Mort \$42,000. Dec 11, 1907. Apr 30, 1908. 11:3043. 100

*Lots 295, 306, 327, 328, 339, 344, 351, 361, 362, 263, 367, 368, 404 to 408, 411, 457, 462, 468, 470 on map No 1106 of Arden property at Westchester. Lots 542, 543, 545, 546, 547, 553 and 554 map No 208 showing addition to Arden property of plots 533 to 560, except part of plot 468 taken for 222d st and from plots 327, 328 and 339 as taken for Baychester av and reserving awards for part taken for 222d st. Walter W Taylor to The Fairfield Co, a corpn. Mort \$35,000. April 22. April 28, 1908. 100

*Lots 87 to 91 and 100, 101, 103, 104 and 124 amended map No 1038 of Bronxwood Park. Bronxwood Realty Co to Marcus Nathan. Mort \$5,000. April 27. April 28, 1908. other consid and 100

*Lots 331 to 348, 353 to 356, 410 to 413, 446 to 449, 459, 471 and 472 and 473 map (No 870) of 473 lots Haight estate, Westchester. Mary E McCormack to Theodore Prince. All liens. April 27. April 28, 1908. other consid and 100

*Lot 16 map No 1101a of subdivision of lot 1 map Clasons Point. Mary Marcon to Felix De Canio. Nov 24, 1906. Apr 29, 1908. nom

*Lots 206 to 208, map (No 908), Sec 3, of St Raymond Park. James Carver to Robt E Walker. Apr 29. Apr 30, 1908. other consid and 100

*Lots 341, 342, 353, 359, 370, 378, 380, 381, 384, 385, 387, 388, 389, 392 to 395 397 to 400 417 to 429, 431, 432, 438 and 439, map (No 1106) of Arden property at Westchester. Lots 533 to 540, 544, 549 to 553, 555 to 559, map (No 208), showing addition to map of the Arden property of plots 533 to 560, except parts for opening of Baychester av. Eugene Cocheu to The Fairfield Co of N Y. Mort \$35,000 and all liens. Apr 29. Apr 30, 1908. nom

*Plot begins 740 e White Plains road at point 600 n along same from Morris Park av, runs e 100 x n 50 x w 100 x s 50 to beginning, with right of way over strip to Morris Park av. Marty Werner to Ike Melnik. Mort \$2,000. April 28. April 30, 1908. other consid and 100

*Plot begins 295 w White Plains road at point 425 n along same from Morris Park av, runs w 100 x n 25 x e 100 x s 25 to beginning, with right of way over strip to Morris Park av. Isidore Rosenbaum to John P Johnson. Mort \$2,800. April 25. April 27, 1908. other consid and 100

*Plot begins 490 e White Plains road at point 920 n along same from Morris Park av, runs e 100 x n 100 x w 100 x s 100 to beginning, with right of way over strip to Morris Park av. Lillian A C Knowles to Louisa S Van Winkle. Mort \$3,500. Mar 20. Apr 24, 1908. other consid and 100

All right, title and interest to a certain right of way leading from premises of Samuel D Babcock decd at Riverdale over and through premises of the party of 2d part to Bettners lane, also All right, title and interest of in and to any and all premises lying east of said Bettners lane, and s of the s boundary line of land conveyed by Henry W Boettger to said hereto parties of the 1st part by deed bearing even date with this deed. Henry D Babcock et al EXRS and TRUSTEES Samuel D Babcock to Henry W Boettger. April 16. April 28, 1908. 13:3425. 1,000

LEASES

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

April 24, 25, 27, 28, 29 and 30.

BOROUGH OF MANHATTAN.

Allen st, No 20, all. Louis Reichow to Samuel Rothstein. Agreement as to renewal of lease for 6 years, from May 1, 1908. April 28. April 30, 1908. 1:299.....nom

Ann st, No 15, 6-sty building. Delia Farrell EXTRX Jere H Farrell to Isaac Mendoza; 5 years, from May 1, 1908; 5 years renewal at \$3,200. April 29, 1908. 1:90.....3,000

Beekman st, No 46, store, &c. Paul F Travers TRUSTEE to Chas A Robinson; 5 years, from May 1, 1908. Apr 30, 1908. 1:100.....1,260

Canal st, No 169, 4 lofts above store. Morris G Saffer and ano to Harry J Guttman; 3 years, from May 1, 1907. April 28, 1908. 1:204.....1,800
Centre st, Nos 76 and 78, store and basement. Edw J Dougherty et al to the Model Heating Co of Philadelphia, Pa; 3 years, from May 1, 1908. April 30, 1908. 1:167.....4,000
Christopher st, No 173, 3 upper floors. Wm Bradford to Electric Carriage Call Co; 4 9-12 years, from Aug 1, 1907. April 27, 1908. 2:636.....900
Division st, No 244, 5-sty building. Charles Bernstein to David Katz; 3 years, from May 1, 1908. April 29, 1908. 1:315.....2,750 and 2,800
Division st, No 191. Subordination of lease to mort for \$15,000. Nathan and Sarah Rippe and David Goldstein with Lawyers Title Ins and Trust Co. April 28. April 29, 1908. 1:285.....nom
Division st, No 72. Surrender lease. Jacob Feinberg to Samuel Katz. All title. April 16, 1907. April 30, 1908. 1:292.....135
Division st, No 72. Surrender lease. Gustav and Max Becker to Samuel Katz. All title. Dec 3, 1907. April 30, 1908. 1:292.....nom
Exterior st, e s, at c l block between 23d and 24th sts, if extended, runs n - x e - x s - to c l block between 23d and 24th sts, if extended, x w - to beginning.....
24th st, s e cor Exterior st, runs e - x s - x w - to Exterior st, x n - to beginning.....
24th st, s s, 325 w 11th av, 25x98.9.....
24th st, s s, 350 w 11th av, runs s 98.9 x w 50 x n 49.4 x w - to e s Exterior st, x - x e - x n 24.8 to st, x e 50 to beginning.....
24th st, s s, 225 w 11th av, 25x98.9.....
Clarence and Melvin Stephens TRUSTEES in liquidation of the Eagle Tube Co, a corpn, to Eagle Tube Co, from Dec 27, 1907, to April 29, 1926. April 29, 1908. 3:669.....taxes, &c, and 9,075
Front st, No 27. Subordination of lease to mort for \$70,000 on above premises and on Nos 113 to 117 Broad st. Christian J Ficke with Chas H Phelps EXR, &c, John G Butler. April 14. April 25, 1908. 1:5.....nom
Grand st, No 149, all. Fredk Feuring et al EXRS, &c, Philip Feuring to John Schierloh; 5 years, from May 1, 1908. April 25, 1908. 1:233.....3,000
Greenwich st, n e cor Warren st. Assign lease, chattels, &c. John D Haffner to Bernheimer & Schwartz. April 21. April 28, 1908. 1:137.....2,600
Greenwich st, s e cor Fulton st, part of basement. Louis and Martin Goldsticker to Morris and Bernard Meyer; 3 years, from May 1, 1908. Apr 30, 1908. 1:81.....2,400
Hamilton pl, e s the block. Louis Meldon and ano 139th st, n s, as extended TRUSTEES for Albert and Mary 138th st, c l as extended Meldon and ano to Hebrew Orphan Old Bloomingdale road, c l Asylum of City N Y; 1 year, from Jan 28, 1908. April 28, 1908. 7:1988.....1
Henry st, No 193, 1st floor. Benjamin Solomon et al to Congregation Adath Jacob Anshei Slabodky; 5 years, from May 1, 1908; 5 years renewal. April 28, 1908. 1:285.....720
Hester st, No 186, all. Giuseppe Scozzafava to Margherita Monaco; 5 years, from May 1, 1908. Apr 24, 1908. 1:206.....4,080
Hester st, n w cor Eldridge st, store, &c. Assign lease. Bernard Wisseltheir et al to David Stevenson Brewing Co. July 19, 1904. Apr 30, 1908. 1:306.....nom
Same property. Assign lease. David Stevenson Brewing Co to Louis Shulsky. All title. Apr 1, 1908. Apr 30, 1908. 1:306.....nom
Hudson st, Nos 95 to 99 | 50 on Hudson st, 98 deep and 23 on Franklin st, No 171 | Franklin st. Assign lease. Chas H Fiske to Frederick and Dietrich Degenhardt. Mar 31. April 30, 1908. 1:181.....other consid and 100
Madison st, No 64, store. Teresa Liano to John Geracaiss; 4 yrs, from May 1, 1908. April 29, 1908. 1:278.....420
Mulberry st, No 86, baking oven and basement. Giovanni Santulli to Giovanni Albano; 5 years, from May 1, 1907. April 28, 1908. 1:200.....540
Mulberry st, No 25. Assign lease. Nicola Salomone to Chas Salomone. All title. April 25, 1908. 1:161.....nom
Nassau st, No 122, all. Wm H Whiting et al EXRS Wm Duryea to John A Schultz and ano; 5 years, from May 1, 1908. April 30, 1908. 1:92.....taxes, &c, and 6,000
Oliver st, No 36 1/2, store. Teresa Sieno to B J Spiropoulo; 3 years, from Jan 1, 1908. April 27, 1908. 1:278.....420
Reade st, No 56, n s, 98.10 from n w cor Broadway, runs n 57.7 x w 2.6 x n 4 x w 22.3 x s 61.2 to st, x e 25 to beginning, all. Rector, &c, of St James Church of Newtown, L I, to Emigrant Industrial Savings Bank; 21 yrs, from May 1, 1908; privilege 21 yrs, renewal. April 25, 1908. 1:150.....taxes, &c, and 3,000
Rivington st, No 247, all except west store and room in rear and basement. Chone Jaffe to Samuel B Friedman; 3 years, from Aug 1, 1907. April 24, 1908. 2:338.....2,420
Rivington st, No 65. Surrender lease. Israel Ogushewitz to Harri and Abraham Cohen. All title. Apr 21. Apr 24, 1908. 2:415.....nom
Stone st, Nos 24 and 26 | west basement store on Stone st. William Pearl st, Nos 59 and 61 | iam G Pigueron to National Elevator Co; 3 years, from May 1, 1908, with 1 year renewal. April 28, 1908. 1:29.....300
Stone st, Nos 24 and 26 | offices on 5th floor. William G Pigueron Pearl st, Nos 59 and 61 | to National Elevator Co; 3 years, from May 1, 1908, 1 year renewal. April 28, 1908. 1:29.....800
Suffolk st, No 112, all. Israel L Prager to David L Falig and Hyman Segal; 3 years, from May 1, 1908. April 29, 1908. 2:348.....3,400
Washington st, No 339, all. Geo H Coutts to Chas H Nolte; 5 years, from May 1, 1908. April 27, 1908. 1:183.....2,750
Worth st, No 199, store and basement. Solomon Lent to Nicola Mott st, No 5, basement. | Salamone; 5 years, from May 1, 1908. Apr 30, 1908. 1:164.....1,860
Same property. Assign lease. Nicola Salamone to Charles Salamone. All title. Apr 24. Apr 30, 1908. 1:164.....nom
4th st, No 199 East. Assign lease. Emilie Sachs to Beni H Strauss. Mort \$3,000. April 18. April 28, 1908. 2:400.....other consid and 100
6th st, No 615, store floor and apartments on 2d floor. Julia L Hayes to Nicholas Schwartz; 5 years, from May 1, 1908. Apr 24, 1908. 2:389.....1,080
8th st, No 317. Assign lease. Joseph Hahn to Adolf Pollak. Apr 27. Apr 28, 1908. 2:391.....nom
9th st, No 614 East. Assign lease. Stephen Killetz to William Ivan. April 25. April 30, 1908. 2:391.....nom
11th st, No 414 East, west store. Salvatore Genovese to Francesco Turrissi; 4 years, from May 1, 1908. April 25, 1908. 2:438.....540
13th st, No 220 East, all. Clara Rosenberg to Elizabeth Mayer; 2 years, from May 1, 1908. April 27, 1908. 2:468.....1,200
18th st, No 345 West. Assign lease. Sarah Ackerman to Lavinia Quinn. Mort \$5,500. April 23. April 25, 1908. 3:742.....nom

20th st, s w s, 150 n w Sth av, 25x91.11, the lot. Francis L Ogden to William Law; 21 years, from Feb 1, 1908, with renewal. April 24, 1908. 3:743.....taxes, &c, and 640
22d st, No 38, s s, 178.9 w 4th av, 26.3x99.9. Subordination of lease to mort for \$34,000. Queen Anne Realty Co with the Farmers Loan and Trust Co. April 29. April 30, 1908. 3:850.....nom
23d st, No 219 East, west store. Louis Borgenicht and ano to Nicholas J Borisoff; 5 years, from May 1, 1908. April 30, 1908. 3:904.....480 and 540
24th st, No 448, s w s, 280 s e 10th av, 20x80. Assign lease. Brainard T and Noah Morris to Thomas Gibney. All title. Apr 22. April 27, 1908. 3:721.....3,500
26th st, No 327 West, store, and 2d floor and cellar. John J Hughes et al to Marie Grisostomy; 5 years, from May 1, 1908. April 27, 1908. 3:750.....660
26th st, Nos 109 to 115, n s, 125 w 6th av, 50x98.9. Subordination of lease to mort for \$165,000. Fullerton-Case Co with Alfred M Bedell. Apr 20. Apr 24, 1908. 3:802.....nom
28th st, No 52 West, basement, store and 1st floor. Geo J Murray to Spiro J Loupy; 1 year, from April 25, 1908. April 29, 1908. 3:829.....2,400
33d st, No 203 East, all. Leo Rovere to Gustav Baumler; 3 years, from June 1, 1908. Apr 24, 1908. 3:914.....3,700
34th st, No 163 West, store and basement. Wm L Sutphin to John Becker; 3 3-12 years, from Feb 1, 1908. April 30, 1908. 3:810.....1,100 to 1,800
37th st, No 4 West, 4-sty dwelling. Albert F Jammes to Henry Siede; 1 year, from Aug 1, 1908, with renewals after completion of alterations to Aug 1, 1927, at taxes, &c, and \$8,000 to \$10,000. April 28, 1908. 3:838.....5,500
40th st, No 143 West, store, &c. Samuel Brill et al to Max Hertzka; 3 9-12 years, from May 1, 1908. Apr 24, 1908. 4:993.....3,250 and 3,500
44th st, No 324 West. Assign lease. Michael McSweeney to William Kelly. 1/2 part. April 25. April 27, 1908. 4:1034.....nom
44th st, No 324 West, ground floor. Thomas McMahon to Michael McSweeney; 3 years, from May 1, 1908. April 27, 1908. 4:1034.....600
44th st, No 324 West. Assign lease. Michl Sweeney and ano to Geo C Kienzle. April 25. April 28, 1908. 4:1034.....nom
Same property. Re-assign lease. Geo C Kienzle to Michl Sweeney and ano. April 27. April 28, 1908. 4:1034.....nom
48th st, No 11 East, n s, 25x100.5, all. Mary C Seaton to Mark Rafalsky; 21 years, from Sept 1, 1908. Apr 24, 1908. 5:1284.....10,500
58th st, No 209 East. Surrender lease. Isaac Stanislaw to Sol J London and ano. All title. April 27. April 30, 1908. 5:1332.....nom
58th st, No 209 East. Surrender lease. Isaac Stanislaw or Stanislaw to Sol J London and ano. All title. April 27. April 30, 1908. 5:1332.....nom
69th st, Nos 302 and 304 West. Assign lease. Ennie Kapelsohn to N Y County Realty Co. April 27. April 29, 1908. 4:1180.....nom
73d st, No 257 West, all. Cornelia B Hoyt to H Everett Russell; 3 years, from Oct 1, 1908. Apr 29, 1908. 4:1165.....2,100
112th st, No 330 East, all. Angelo Di Benedetto and ano to Enrico Giuliano; 3 years, from May 1, 1908. April 27, 1908. 6:1683.....1,140
112th st, No 330 East. Assign lease. Enrico Giuliano to Wm Zoll. April 22. April 28, 1908. 6:1683.....nom
116th st, No 115 West, store. Simon E Bernheimer and ano to Saml Schwartz; 5 years, from April 1, 1908. April 29, 1908. 7:1825.....2,200 and 2,500
133d st, Nos 119 and 121 West, all. Jacob Bloch to John W Connor; 4 10-12 years, from July 1, 1907. Apr 30, 1908. 7:1918.3,800
Av D, Nos 49 and 51, double store. Joseph Golding to Henry Landau; 5 years, from Mar 5, 1908. April 27, 1908. 2:374.....420 and 480
Amsterdam av, No 943, store, &c. Catharine Demarest to Jacob L Herberger; 5 years, from Sept 1, 1908. Apr 24, 1908. 7:1861.....1,740 and 1,800
Amsterdam av, No 943, north store, &c. Edward De Noyelles to Gustav Heyl; 3 years, from Sept 1, 1905. April 24, 1908. 7:1861.....1,620 to 1,740
Amsterdam av, Nos 534 and 536, store and rooms in basement. Estate D Willis James to Max Lindenberger; 5 years and 5 mos, from May 1, 1908. April 27, 1908. 4:1233.....\$2,400 and \$2,500 or total rent for term 13,341.67
Broadway, No 922, part of building for hotel purposes. Louis Struever to Hubert Courte; 4 years, from May 1, 1908; 6 years renewal at \$3,500. April 27, 1908. 3:850.....3,000
Broadway, Nos 605 to 607, all. Chas A Gould to Young Brothers, a corpn; 11 9-12 years, from May 1, 1908. April 29, 1908. 2:512.....taxes, &c, and 19,000
Broadway, No 3180, store. Julia A Donahue to Jenny Hazidakis; 9 2-12 years, from Mar 1, 1908. April 30, 1908. 7:1981.....900 to 1,500
Lenox av, No 667, n w cor 143d st. Assign lease. Wm F Nevins to Davies J Marshall. Mort \$3,950. April 27. April 28, 1908. 7:2012.....nom
Same property. Re-assign lease. Davies J Marshall to Wm F Nevins. April 28, 1908. 7:2012.....nom
Lenox av, No 525, store. Maximilian M Ruttenau to Max Wolff; 5 years, from May 1, 1908. Apr 24, 1908. 7:1921.840 to 1,020
Madison av, No 1693, s e cor 112th st, store, &c. Louis Vogel and ano to Heyman Fox; 3 years, from May 1, 1908. April 28, 1908. 6:1617.....1,080
Park av, No 634, store. Matilda Hoykendorf to Otto J Bliss; 5 years, from May 1, 1908. April 30, 1908. 5:1380.....1,550
Park av, No 983, north apartment on 1st floor. Jacob Axelrod to Robt T Frank; 3 5-12 years, from May 1, 1908. April 29, 1908. 5:1512.....800
West End av, No 54. Assign lease. Michael Rowan to Ellen Birmingham. April 28. April 30, 1908. 4:1153.....nom
1st av, No 2385, s w cor 122d st, store, &c. Henry J and James Burchell EXRS Henry J Burchell to Patrick Kissane; 5 years, from May 1, 1908. April 28, 1908. 6:1798.....780
1st av, No 124. Assign lease. Henry Zabinski to John D Haase. Mort \$650. April 25. April 28, 1908. 2:435.....nom
Same property. Re-assign lease. John D Haase to Henry Zabinski. April 27. April 28, 1908. 2:435.....nom
1st av, No 124, south store, &c. Adolph Finkelstein to Henry Zabinski; 2 years and 15 days from April 15, 1908. April 27, 1908. 2:435.....840
1st av, No 843, corner 20th st, all. Christopher Boylan to Joseph Connelly; 5 years, from May 1, 1908. April 27, 1908. 3:925.....\$2,000 and 2,100
1st av, No 1758. Surrender lease. Louis Zetekoff to Louis Livingston et al. April 27, 1908. 5:1571.....300
1st av, No 2225, all. Tommasina Pernetti to Costantino Mileto; 2 years, from May 1, 1908. Apr 24, 1908. 6:1686.....1,200

THE GEORGE A. JUST CO. IRON WORK
239 VERNON AVENUE FOR BUILDINGS
LONG ISLAND CITY NEW YORK

1st av, Nos 18 to 20, store and basement. Samuel Birnbaum to Harry Jacobson; 4 years, from May 1, 1909. April 29, 1908. 2:429. 720
1st av, No 2323, store, &c. Voleska M Schneider to Robert Has-selbach; 5 years, from May 1, 1908. April 30, 1908. 6:1795. 1,000
1st av, No 98 all. Louis Gordon to George Dorsch; 5 years, from May 1, 1908. Apr 30, 1908. 2:433. 4,000
2d av, No 230, n e cor 14th st, 18.6x75, all. Robert G Gregg to the New York Produce Exchange Bank; 21 years, from May 1, 1908. April 28, 1908. 3:921. taxes, &c, and 1,800
3d av, No 13 all. Geo W M Sturges et al to Chas L Horth Cooper Sq East, No 71 and Herman Miller; 12 years, from May 1, 1904. Apr 30, 1908. 2:463. taxes, &c, and 2,100
3d av, n e cor 58th st, two stores and basements. John Kneisel to Thos T O'Connor and ano; 10 years, from Feb 1, 1908. April 27, 1908. 5:1332. 5,300 and 5,600
3d av, No 1062, south store and basement. Frank Gass to Joseph C Cohn; 2 years, from May 1, 1908. April 27, 1908. 5:1397. 840
Same property. North basement. Same to Wm J Carey; 3 years, from May 1, 1908. April 27, 1908. 5:1397. 180
Same property, north store and 2d flat. Same to Louis and Elias Roth; 3 years, from May 1, 1908. April 27, 1908. 5:1397. 900
3d av, No 2004, store. Estate O H P Archer to Joseph Hordes; 5 years, from May 1, 1908. April 27, 1908. 6:1638. 2,100
3d av, w s, 50.5 s 63d st, 25x90, the lot. The Beekman Estate to Lizzie McGovern; 20 years, from May 1, 1908. April 28, 1908. 5:1397. taxes, &c, and 1,225
3d av, w s, 24.10 s 65th st, 19x80, the lot. The Beekman Estate to Amelia M Michel EXTRX John Michel; 20 years, from May 1, 1908. April 28, 1908. 5:1399. taxes, &c, and \$12,500
3d av, No 252. Assign lease. Nathaniel B Abbott to Jean Laufenberg. Mort \$4,000. Apr 29. Apr 30, 1908. 3:876. nom
5th av, No 424, n w cor 38th st, parlor floor and rear part 2d floor. Sarah Switzer to Fredk J Osius, of Racine, Wis; 5 years, from May 1, 1908. Apr 24, 1908. 3:840. 8,500
6th av, No 501, n w cor 30th st. Assign lease. John P Martin and ano to John D Haffner. Mort \$6,865. April 21. April 27, 1908. 3:806. nom
Same property. Assign lease. Jere T Moran to same. All title. April 21. April 27, 1908. 3:806. nom
6th av, No 257. Subordination of lease to mort for \$60,000. Isaac Ofner with Chas J Schmitt and U S Trust Co of N Y. Mar 26. Apr 24, 1908. 3:792. nom
6th av, No 219, 1st floor above store. Belcher Waterson Amusement Co to L Canton; 3 years, from May 1, 1908. April 29, 1908. 3:790. 1,020
7th av, Nos 758 and 760, s w cor 50th st. Assign lease. The Apol-le Hotel Co to Bernheimer & Schwartz. Mort \$6,175. April 29, 1908. 4:1021. 5,600
7th av, No 1960, store, &c. Arnold Kohn to John W Reed; 5 yrs, from May 1, 1908; 5 years renewal at \$2,000. April 28, 1908. 7:1924. 1,600 and 2,000
7th av, No 2054, store, &c. Leopold Oppenheimer and ano to Rose and Morris Teller; 4 years, from Oct 1, 1907. April 27, 1908. 7:1928. 1,380 and 1,500
7th av, No 821, n e cor 53d st, store, &c. Christoph F Bode to Emanuel J Emelin; 3 years, from May 1, 1908. April 27, 1908. 4:1006. 2,000
8th av, No 2222, store, &c. Mary H Sole EXTRX Fredk Horns deed and John Horns to Ernst H Koster; 5 1/2-12 years, from Dec 1, 1907. April 29, 1908. 7:1925. 1,500 and 1,600
8th av, n e cor 54th st, 62.11x25, all. Grace L Cloos-Longo to Richard Powers; 10 years, from May 1, 1908. Apr 30, 1908. 4:1026. taxes, &c, and \$5,200 to \$6,000
8th av, No 2451. Assign lease. Albert Gengelin to Fredk M Dil-lon. Mort \$—. April 17. April 30, 1908. 7:1958. nom
8th av, Nos 2722 and 2724, e s, 40 s 145th st, north store and base-ment. Northwestern Realty Co, a corpn to Benjamin Rosen-stock; 5 years, from May 1, 1907. April 27, 1908. 7:2032. 1,800 and 2,000
9th av, No 883, store. Mary Hagemeyer to John Bausenwein; 5 years, from May 1, 1908. April 30, 1908. 4:1067. 1,200 and 1,400
9th av, No 883. Assign lease. John Bausenwein to John McCann. April 27. April 30, 1908. 4:1067. nom
9th av, No 778, south store.
52d st, No 368 West, two rooms
Leonhard Denner to Joseph Robens; 5 years, from May 1, 1908. Apr 24, 1908. 4:1042. 840

BOROUGH OF THE BRONX.

Jennings st, No 870, store and rooms behind store and cellar. Charles Danewitz to Jacob Mayer; 4 years, from May 1, 1908. April 27, 1908. 11:2976. 420 and 480
135th st, No 675 East, all. Adelbert S Nichols to Annie Colman; 5 years, from May 1, 1907. April 30, 1908. 9:2280. 600
138th st, Nos 615 and 617 East. Surrender lease. Abe G Mi-chaeles to Jennie Reichman. All title. April 25. April 29, 1908. 10:2552. nom
149th st, Nos 514 and 516 East, all. Albert L Lowenstein to Fredk Sackett; 10 years, from May 1, 1908. Apr 24, 1908. 9:2275. taxes, &c, and 2,400 and 2,880
169th st, No 1158 East, corner store, cellar and apartment over store. Beadleston & Woerz to Fred Poellot; 2 years and 15 days, from Apr 1, 1908. Apr 30, 1908. 10:2718. 720 and 900
182d st, No 774 East, all. Ann Coogan to John J Morris; 3 years, from May 1, 1908. April 28, 1908. 11:3112. 264
*215th st, No 50 East, n s, opposite Maple av, Williamsbridge, 1st floor. Michele Russo to Michele Pierro; 5 years, from Mar 1, 1908. April 30, 1908. 300
Boston road, No 1390, north store. John H Tienken to Karl Maas and ano; 3 years, from July 1, 1906; 2 years renewal at \$1,380. April 29, 1908. 11:2962. 1,200
Clinton av, n w cor 169th st, 1st floor. Thomas Shortliff to Frei-dolin C Mehler; 12 years, from May 1, 1908. April 25, 1908. 11:2933. 2,100
Longwood av, No 1129. Margt A Downey to Casimir Ilg; 3 years, renewal from Oct 1, 1912. Apr 30, 1908. 10:2737. 960 and 1,020
Stebbins av, No 1147, store, &c. George and Elizabeth Johann to Michael Peters; 5 years, from June 1, 1907. April 30, 1908. 10:2693. 300

Tinton av, No 785, s w cor 158th st, store, &c. Adolph Scholz to Samuel Prince; 2 1/2 years, from May 1, 1908. April 30, 1908. 10:2655. 1,020
Tremont av, No 500 East (764), s e cor Bathgate av, all. Louise M Cannon to Albert W Rosenfeld; 5 years, from May 1, 1908. Apr 28, 1908. 11:2924. 1,800 to 2,100
*Van Nest (Columbus) av, s s, 25 e Melville av (Hancock st), store floor. Ernst Deile to Enrico Anunziato; 6 months, from Nov 1, 1907; 1 year renewal. April 27, 1908. 360
Wales av, s e cor 155th st, store. Surrender lease. Moritz Furst and ano to Dawson Realty Co. All title. April 20. April 27, 1908. 10:2654. nom
*West Farms road, s s, 50 w Bronx Park av, store, &c. Frank L Bacon to Robert Cronemeyer; 3 years, from May 1, 1908. Apr 28, 1908. 420 to 540
3d av, No 2495, south store. Simon Epstein to David Wein-stein; 3 years, from May 1, 1908. April 29, 1908. 9:2318. 360
3d av, Nos 2895 and 2897, all. Anna R Morris to Hyman Schechter; 5 years, from May 1, 1908. April 30, 1908. 9:2362. 4,000
3d av, Nos 4214 and 4216, all. John P Friedhoff to Henry Lohden and William Schults; 20 years, from May 1, 1908. April 28, 1908. 11:3060. taxes, &c, and \$12,000 and 18,735.50
3d av, Nos 4214 and 4216. Assign lease. Wm Lohden and ano to The United Wine & Trading Co. Mort \$8,000. April 27. April 30, 1908. 11:3060. nom

MORTGAGES

NOTE.—The arrangement of this list is as follows: The first name is that of the mortgagor, the next that of the mortgagee. The description of the property then follows, then the date of the mort-gage, the time for which it was given and the amount. The general dates used as headlines are the dates when the mortgage was handed into the Register's office to be recorded.

Whenever the letters "P. M." occur, preceded by the name of a street, in these lists of mortgages, they mean that it is a Purchase Money Mortgage, and for fuller particulars see the list of transfers under the corresponding date.

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

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

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

April 24, 25, 27, 28, 29 and 30.

BOROUGH OF MANHATTAN.

Adler, Moritz to Benj J Weil. 96th st, No 117, on map No 115, n s, 217.6 w Lexington av, 37.6x100.11. P M. April 27, 1908. 5 13,500
n s, 217.6 w Lexington av, 37.6x100.11. P M. April 27, 1908. 5 13,500
6%. 6:1624.
ALBANY CITY SAVINGS INST with Mark L Abrahams and Joseph Dorf. 116th st, No 369, n s, 172 e Morningside av East, 28x 100.10. Extension agreement. Oct 15, 1907. April 25, 1908. 7:1943. nom
Adolph, Joseph to Adolphe Libaire. 119th st, No 110, s s, 115 e Park av, 25x100.11. April 28, 1908, 5 years, 5 1/2%. 6:1767. 19,000
Same and Wm Piat with same. Same property. Subordination agree-ment. April 27. April 28, 1908. 6:1767. nom
Abrahams, Abram to LAWYERS TITLE INS & TRUST CO. 110th st, No 131, n s, 271.8 e Park av, 16.8x100.11. Apr 21, 5 years, 5 1/2%. Apr 24, 1908. 6:1638. 5,000
Anchor, Bohemian Real Estate Assoc to GERMAN SAVINGS BANK. 98th st, No 56, s s, 200 e Columbus av, 25x100.11. Apr 29, 1908, 1 year, 5 1/2%. 7:1833. 16,000
Same to same. Same property. Certificate as to above mort. Apr 24. April 29, 1908. 7:1833.
Artlich, Max to Moser Arndstein. 128th st, No 40, s s, 397.6 e Lenox av, 37.6x99.11. P M. Prior mort \$—. April 29, 1908, 1 year, 6%. 6:1725. 2,500
Berkman, Barnett of Brooklyn, N Y, to Rebecca Bass. Henry st, No 189, n s, 120.7 e Jefferson st, 25x87.6. Prior mort \$28,500. April 27, 5 years, 6%. April 29, 1908. 1:285. 6,000
Benson Construction Co to Louis Rinaldo. Rivington st, No 116, n e cor Essex st, Nos 130 1/2 and 132, on map Nos 130 to 132, 40x75. Prior mort \$69,500. April 28, 1 year, 6%. April 29, 1908. 2:354. 35,000
Same to same. Same property. Certificate as to above mort. April 28. April 29, 1908. 2:354.
Same to Franklin S Keller. Same property. Prior mort \$104,500. April 28, 1 year, 6%. April 29, 1908. 2:354. 9,500
Same to same. Same property. Certificate as to above mort. Apr 28. April 29, 1908. 2:354.
Bernard, Julia D to Hiram B Berry. 39th st, No 353, n s, 100 e 9th av, 24x98.9. Prior mort \$12,500. April 29, 1908, 1 year, 6%. 3:763. 5,500
Bernard, Julia D to LAWYERS TITLE INS AND TRUST CO. 39th st, No 353, n s, 100 e 9th av, 24x98.9. April 29, 1908, 3 yrs, 5 1/2%. 3:763. 12,500
Buttenweiser, Joseph L to whom it may concern. 114th st, Nos 202 and 204 E. Certificate as to reduction of mort. April 27. April 29, 1908. 6:1663.
Britz, Charles J to Henry A C Taylor. 124th st, No 150, s s, 200 e 7th av, 25x100.11. April 29, 1908, 3 years, 5%. 7:1908. 17,000
Bachrach, Irving to American Mortgage Co. 135th st, Nos 304 and 306, s s, 75 w 8th av, 50x99.11. Prior mort \$34,000. Apr 29, 1908, demand, 6%. 7:1959. 4,000
Braender, Philip of White Plains, N Y, to TITLE GUARANTEE & TRUST CO. 17th st, Nos 26 to 32, s s, 403 w 5th av, 93.6x92. Apr 30, 1908, due, &c, as per bond. 3:818. 350,000
Boswald, Bertha K with Mary F Sidman. 144th st, No 254 West. Extension mort at increased interest from 5% to 5 1/2%. Apr 21. Apr 30, 1908. 7:2029. nom
Bonnamy, Richard to Arabella McManus. 121st st, No 215, n s, 200 w 7th av, 25x100.11. P M. Apr 30, 1908, due Apr 30. 1911, 6%. 7:1927. 4,000

HECLA IRON WORKS

Architectural Bronze

North 10th, 11th and 12th STREETS

AND

BROOKLYN,

NEW YORK

IRON WORK

- Burnap, Caroline L and Eleanor B Smyth widow and heir Wm H Burnap with New Church Board of Publication. 123d st, No 204, s s, 96 w 7th av, 16x100.11. Extension mort. Apr 22, 1908. 7:1907. nom
- Burlington Realty & Construction Co to Simson Wolf. 139th st, Nos 602 and 604, s s, 100 w Broadway, 75x99.11. Prior mort \$82,500. Apr 24, 1908, 2 years, 6%. 7:2087. 20,000
- Same to Kate Mordecai and ano trustees Allen L Mordecai. Same property. Apr 22, 5 years, 5½%. Apr 24, 1908. 7:2087. 82,500
- Same to same. Same property. Certificate as to above mort. Apr 22, Apr 24, 1908. 7:2087. —
- Bragg, James F to Julius Erlandsen. 8th av, No 201, w s, 38.3 n 20th st, 18.1x79.9. Prior mort \$5,000. Apr 21, 3 years, 6%. Apr 24, 1908. 3:744. 4,000
- Benaim, Abraham J to Solomon Schinasi. 52d st, No 527, n s, 350 w 10th av, 25x100.5. Prior mort \$16,000. Apr 24, 1908, 2 yrs, 5½%. 4:1081. 5,000
- Block (D L) Co to John R Agnew. Pearl st, No 542, n s, 99.3 w Elm st, 25.5x100.1x25.8x100.6. P M. Apr 23, due May 1, 1910, 6%. Apr 24, 1908. 1:157. 15,500
- Bagot, Catherine widow, Eliz J, Mary J wife Charles T Hindley and Alice J wife Thos R Harris to Mary O Maxwell. 13th st, Nos 421 to 425, n s, 302 w 9th av, 73x103.1; Bond st, No 4, n e s, abt 95 w Lafayette st, 25.3x100. Apr 24, 1908, 1 year, 5½%. 2:646, 2:530. 30,000
- Bachrach, Abraham M to American Bonding Co. 118th st, No 344, s w s, 125 n w 1st av, 25x100.10. Apr 21, due, &c, as per bond Given to secure bond. Apr 28, 1908. 6:1689. 4,000
- Banks, Ella W to Isaac Freese. Bradhurst av, No 6, e s, 55.1 n 142d st, 25.5x56.6x22.4x59.2. Prior mort \$9,000. Apr 24, due, &c, as per bond. Apr 28, 1908. 7:2043. 1,200
- Bernheimer & Schwartz Pilsener Brewing Co with Chas H Phelps exr John G Butler. Front st, No 27, and Broad st, Nos 113, 113½, 115 and 117. Subordination of chattel mort for \$1,500 to mort for \$70,000. April 11. April 25, 1908. 1:5. nom
- Bennett, Ira H to Edmund Hendricks. Grove st, No 36, s s, 169.6 w Bleecker st, 21x100. Apr 24, 3 years, 5½%. Apr 25, 1908. 2:588. 10,000
- Burlington Realty and Construction Co to Simson Wolf. 139th st, Nos 602 and 604, s s, 100 w Broadway, 75x99.11. Certificate as to mort for \$20,000. Apr 24. Apr 25, 1908. 7:2087. —
- Ball, Alice with Morris W Monsky. Av A, No 1363. Extension mort. Apr 27, 1908. 5:1467. nom
- Benjamin, Charlotte H to American Mortgage Co. 50th st, No 329, n s, 321 w 1st av, 16x100.5. Apr 27, 1908, 3 years, 5%. 5:1343. 6,000
- Bleiman, Isidor to Ida Blumenkrohn. St Nicholas av, No 921, n w cor 156th st, 25.10x92.10x24.11x99.9. Prior mort \$38,000. Apr 27, 1908, due Oct 27, 1908, 6%. 8:2107. 4,000
- Borst, Charles Austin, of Clinton, N Y, with UNION DIME SAVINGS INSTN. Amsterdam av, s e cor 116th st, No 438, 100.11 x100. Extension mort. Apr 30, 1908. 7:1867. nom
- Cusack, Margt A to EMIGRANT INDUST SAVINGS BANK. 50th st, No 422, s s, 220 e 1st av, 20x90. Apr 27, 1908, 3 years, 5%. 5:1361. 6,500
- CENTRAL TRUST CO of N Y with Solomon A Arnstein. Madison av, Nos 1403 and 1405, n e cor 97th st, 100.11x100. Extension mort. Apr 27, 1908. 6:1603. nom
- Conolly, Mary A, Hugh E and Cath C Sampers to Bernard B Steinbrink. 96th st, Nos 302 and 304, s s, 100 e 2d av, 50x100.8. Prior mort \$13,000. Apr 24, 1 year, 6%. Apr 25, 1908. 5:1558. 4,000
- Clark, Elida wife of and Byron G to FRANKLIN TRUST CO. 74th st, No 25, n s, 328 w Central Park West, 22x102.2. Apr 28, 1908, 5 years, 5½%. 4:1127. 30,000
- Campania Real Estate Co to Cath Yungjohann. Certificate as to mort for \$1,000 on property in Kings Co. Apr 23. Apr 28, 1908. —
- Same to Louise Dinzler. Certificate as to mort for \$1,000 on land in Kings Co. Apr 23. Apr 28, 1908. —
- CENTRAL TRUST CO of N Y with N Josephine Fagundus. 85th st, No 125, n s, 319 w Columbus av, 18.6x97. Extension mort. Apr 24, 1908. 4:1216. nom
- Cohn, Leopold to Abraham Cohn. 66th st, No 60, s s, 140 w Park av, 20x100.5. Feb 25, due, &c, as per bond. Apr 24, 1908. 5:1380. 15,000
- City & Suburban Homes Co to W Bayard Cutting. 63d st, s s, 175 w Amsterdam av, 137.6x100. Apr 24, 1908, 3 years, 6%. 4:1154. 30,000
- Same to same. Same property. Certificate as to above mort. Apr 24, 1908. 4:1154. —
- City & Suburban Homes Co to W Bayard Cutting. 78th st, n s, 329.3 e Av A, 416.3 to Exterior st x205.5 to 77th st x436.10x204.4. Apr 24, 1908, 3 years, 6%. 5:1490. 210,000
- Same to same. Same property. Certificate as to above mort. Apr 24, 1908. 5:1490. —
- Cohen, Henry to Max Cohen. 105th st, No 64, s s, 205 w Park av, 25x100.11. July 9, 1907, 2 years, 6%. Apr 24, 1908. 6:1610. 2,500
- CENTRAL TRUST CO of N Y with Emerson P Harris. 84th st, No 209, n s, 173 w Amsterdam av, 27x102.2. Extension agreement. Apr 22. Apr 24, 1908. 4:1232. nom
- Cohen, Sarah and Lena Frankel to Mary C B Annett as trustee Stephen C Burdett. 50th st, No 532, s s, 400 w 10th av, 25x100.5. Apr 29, due, &c, as per bond. Apr 30, 1908. 4:1078. 15,000
- Crowninshield, Frederic to THE STANDARD TRUST CO of N Y. trustee John O Woodruff. West End av, No 314, e s, 45 s 75th st, runs s 19.11 x e 36.6 x s e 9.8 x e 8.3 x n 18.11 x w 11.11 x n w 4.9 x w 0.4 x n 3.8 x w 36.9 to beginning. Apr 28, due, &c, as per bond. Apr 30, 1908. 4:1166. 5,000
- Columbian Rope Co of Auburn, N Y, with N Y Dispensary. South st, No 62. Extension mort at increased interest from 4½% to 5%. Apr 23. Apr 30, 1908. 1:37. nom
- Cella, Domenico to Victoria M Cavagnaro and ano. West Broadway, No 528, w s, 125 n Bleecker st, 25x75; West Broadway, No 530, w s, 150 n Bleecker st, 25x75. Prior mort \$20,000. Apr 25, 5 years, 3%. Apr 29, 1908. 2:537. 37,000
- Canavan, Patrick T to Kate O'Connor. 9th av, Nos 81 and 83, w s, abt 50 s 16th st, 46x100. Leasehold, building only. Dec 12, 1903, due Jan 5, 1905, 6%. Apr 29, 1908. 3:713. 1,000
- Delli, Paoli, Alesandro to Emilio Delli Paoli. 19th st, No 216, s s, 389.6 w 2d av, 20.6x92. Apr 28, due May 5, 1909, 6%. Apr 29, 1908. 3:899. 6,000
- Doyle, John F to John A Stewart et al trustees of LIVERPOOL, LONDON & GLOBE INS CO in N Y. 87th st, No 14, s s, 190 w Central Park West, 20x100.8. Apr 27, 1 year, 5%. Apr 29, 1908. 4:1200. 15,000
- Drummond, I W to J M B Drummond. 22d st, No 436, s s, 317 w 9th av, 33x93.6, equal lien with mort for \$3,900. Sept 1, 1906, due Sept 1, 1909, 5%. Apr 27, 1908. 3:719. 9,580
- Same to Kath W D Herbert. Same property. Equal lien with mort for \$9,580. Sept 1, 1906, due Sept 1, 1909, 5%. Apr 27, 1908. 3:719. 3,900
- Donaghy, Mary A to Wm L Sutphin. 41st st, No 122, s s, 280 w 6th av, 20x98.9. Prior mort \$35,000. Apr 25, 1 year, 6%. Apr 27, 1908. 4:993. 5,000
- Dillon, Mary J to Chas Wolinsky. 79th st, No 239, n s, 110 w 2d av, 25x102.2. P M. Prior mort \$20,000. Apr 27, 1908, 2 years, 6%. 5:1525. 5,500
- Doyle, Sophie, of Brooklyn, N Y, to Louise Apple. 131st st, No 513, n s, 150 w Amsterdam av, runs w 24.10 x n 63.8 x w 0.2 x n 36.3 x e 25 x s 99.11 to beginning. Apr 23, due Oct 23, 1908, 6%. Apr 27, 1908. 7:1986. 3,000
- Dow Realty Co and Stephen D Pyle to Chas H Phelps exr John G Butler. Front st, No 27; Broad st, Nos 113, 113½ and 115. Subordination agreement. Apr 24. Apr 25, 1908. 1:5. nom
- Dow Realty Co to Chas H Phelps as exr John G Butler. Front st, No 27, s s, abt 48 e Broad st, 28.5x67.6x28.4x65.4; also 7 square feet adj s e cor above premises; Broad st, Nos 113 and 115, s e cor Front st, No 25, runs e 48 x s 65.4 x w 47 to Broad st, x n 62.7 to beginning. Apr 24, 4 years, 5%. Apr 25, 1908. 1:5. 70,000
- Same to same. Same property. Certificate as to above mort. Apr 21. Apr 25, 1908. 1:5. —
- Danson, Rebecca R wife of and Samuel with Samson Lachman. Av B, No 100. Extension agreement. Apr 24, 1908. 2:402. nom
- Davidson, Annie with An Assoc for the Relief of Respectable Aged Indigent Females in City N Y. 47th st, No 441 West. Extension mort. Apr 6. Apr 24, 1908. 4:1057. nom
- Dorr, Mary E granddaughter of Ernest Schroeder to Chas A Flammer. Christopher st, No 105, n s, 125 w Bleecker st, 25x90, All title. Nov 6, 1902, due Dec 29, 1902, 6%. Apr 24, 1908. 2:619. 212
- Douglas, Margt E with TITLE GUARANTEE & TRUST CO. Cherry st, No 122. Subordination agreement. Apr 22. Apr 24, 1908. 1:253. nom
- Duffy, Alice F L and John T to Anna Mohr. 20th st, No 34, s s, 240 w 4th av, 20x92. Prior mort \$30,000. Apr 28, due, &c, as per bond. Apr 30, 1908. 3:848. 6,000
- de Casanova, Chas F to Chas F Bauerdorf and ano exrs Albert J Adams. Water st, No 361, s w cor James slip, No 9, on map No 11, 39.4x21.9x38.11x22.3. P M. Apr 28, due, &c, as per bond. Apr 30, 1908. 1:110. 6,900
- Donovan, Jeremiah F to Henry Rogers-Winthrop individ and J Frederic Kernochan and ano as trustees Thos B Winthrop for Marie A Winthrop, &c. Bond st, No 25, s w s, abt 95 e Lafayette st, 25x114.5 to alley. All title to alley. P M. Apr 24, 3 years, 5½%. Apr 30, 1908. 2:529. 18,500
- Degenhardt, Fredk and Dietrich to Chas H Fiske. Hudson st, Nos 95 to 99, w s, 100.6 n Harrison st, 50x75.9; Franklin st, No 171, s s, 76 w Hudson st, 23.2x75.6. Leasehold. P M. Mar 31, due, &c, as per bond. Apr 30, 1908. 1:181. 45,000
- Daly, Thomas to Julia Meade. 37th st, No 306, s s, 99.6 e 2d av, 21.6x98.9. Declaration that mort dated Jan 2, 1906, was delivered to party 1st part as trustee. Mar 5. Apr 29, 1908. 3:942. —
- Dietz, Joseph with Fredk H Nadler. 82d st, Nos 532 and 534, s s, 231.4 w East End av, 33.4x102.2. Agreement as to payment of mort, &c. Apr 28. Apr 29, 1908. 5:1578. nom
- EQUITABLE TRUST CO with John McQuillan. 69th st, n s, 200 e Av A, 98x100.5. Extension mort. Apr 23. Apr 28, 1908. 5:1481. nom
- EMIGRANT INDUSTRIAL SAVINGS BANK with Bernard A Buge. 118th st, No 73 West. Extension mort. Apr 27. Apr 30, 1908. 6:1717. nom
- Elliott, Frank C. of Summit, N J, to Milton M Blumenthal. West End av, No 773, w s, 42.4 s 98th st, 16.2x100. Prior mort \$— Apr 24, 1908, 15 months, 6%. 7:1887. 1,500
- Ely, Grace T, of New Haven, Conn, to Jennie C Tackaberry. 74th st, No 107, n s, 140 w Columbus av, 20x102.2. Prior mort \$18,000. Apr 24, 1908, due, &c, as per bond. 4:1146. 8,000
- Fox, Louise to Matilda W Bruce. 3d av, No 425, e s, 49.4 s 30th st, 24.8x110. P M. Apr 27, 1908, 5 years, 5%. 3:910. 32,000
- Fort Amsterdam Realty Co to Harry Kraft. 38th st, Nos 262 to 266, s s, 150 e 8th av, 50x98.9. Prior mort \$45,000. Apr 24, 1 year, 6%. Apr 25, 1908. 3:787. 6,000
- Frankel Meyer and Albert Gordon to Max Muller. Clinton st, No 16, e s, 175 s Houston st, 25x100. Building loan. Prior mort \$23,000. Apr 18, due Oct 21, 1909, 6%. Apr 24, 1908. 2:350. 8,000
- Fogarty, Thos J to FARMERS LOAN & TRUST CO. 22d st, No 38, s s, 178.9 w 4th av, 26.3x98.9. Apr 30, 1908, 1 year, —%. 3:850. 34,000
- Fogarty, Helen A H to FARMERS LOAN & TRUST CO. 12th st, No 21, n s, 250 w 5th av, 25x106.6. Apr 30, 1908, 1 year, —%. 2:576. 15,000
- Friede, Dora and Katharine H Schaeffler to EMIGRANT INDUSTRIAL SAVINGS BANK. 31st st, No 200, s w cor 7th av, Nos 376 and 378, 75x49. Apr 30, 1908, 3 years, 5%. 3:780. 70,000
- Fraadt, Therese to Gertrude L Vogel. 136th st, Nos 492 and 494, s s, 50 e Amsterdam av, 50x99.11. Prior mort \$45,000. Apr 29, due, &c, as per bond. Apr 30, 1908. 7:1972. 15,000
- Fraadt, Therese to Simon Pretzfeld. 136th st, Nos 492 and 494, s s, 50 e Amsterdam av, 50x99.11. Apr 29, due, &c, as per bond. Apr 30, 1908. 7:1972. 45,000
- Friedman, Louis to Bertha Baum. Mott st, No 63, w s, 125 n Bayard st, 25x100. P M. Prior mort \$35,000. Mar 2, 3 years, 6%. Apr 29, 1908. 1:200. 3,000
- Goldberger, Max to William Stern. 113th st, No 63, n s, 274 e Lenox av, 17x100.11. Apr 24, 1908, 5 years, 5%. 6:1597. 5,000

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Grun, Simon to Adelaide Collins. 114th st, No 66, s s, 241.8 e Lenox av, 17.4x100.11. April 29, 1908, 5 years, 5%. 6:1597. 10,000

Gordon, John J to James R Haney. Amsterdam av, No 494, s w cor 84th st, Store lease. April 16, installs, 5%. April 29, 1908. 4:1231. 3,500

Griffen, Henry to Robt F Hubbard. 92d st, No 305, n s, 58 w West End av, 25x75.8. Prior mort \$20,000. Apr 29, due, &c, as per bond. Apr 30, 1908. 4:1252. 5,000

Gest, Lillian H to Roger D McSweeney and ano exrs Daniel E McSweeney. Lexington av, n e cor 29th st, No 129, 16.9x85. Apr 10, 3 years, 5%. Apr 30, 1908. 3:885. 27,000

Greenberg, Maurice and Abram Abrahams with LAWYERS TITLE INS & TRUST CO. 110th st, No 131 East. Subordination agreement. Apr 21. Apr 24, 1908. 6:1638. nom

Gottesman, Leo and Joseph to David Tudor. 114th st, Nos 202 to 206, on map Nos 202 and 204, s s, 80 e 3d av, 42.4x100.11. P M. Prior mort \$59,000. April 28, 1908, 5 years, 6%. 6:1663. 1,750

Grob, Margt to De Witt C Romaine. Commerce st, No 18, s s, 149.10 e Bedford st, 25.1x63x25.1x60. April 24, 3 years, 5%. April 25, 1908. 2:587. 6,000

Goldberg, Sarah to Morris Goldberg. 133d st, No 533, n s, 350 w Amsterdam av, 25x99.11. Prior mort \$18,000. April 22, 1 year, 6%. April 25, 1908. 7:1987. 2,000

Greater New York Development Co to Edmund M Parker as TRUSTEE, &c, Certificate of consent to mortgage property at Slo-cum Park, Brooklyn. April 7. April 25, 1908. —

Grossmith, Thomas H, of Jersey City, N J, to Sarah B Chamberlin. Fletcher st, No 18, e s, abt 50 s Water st, 18.5x34x18.5x34.4 n s. April 25, 1908, due Aug 1, 1911, 6%. 1:71. 1,500

Gerlich, Fredk W to Anna Castro. 85th st, No 430, s s, 375 e 1st av, 25x102.2. P M. Prior mort \$—. April 27, 1908, 3 years, 6%. 5:1564. 1,800

Greene, Harriette H wife of Robert M, of Ambridge, Pa, to Mary E Horsfield. 8th av, Nos 545 and 547, w s, 49.5 n 37th st, 31.4 x100. All title. April 23, 3 years, 5½%. April 27, 1908. 3:-761. 1,000

Green, Samuel to John A Clayton. Centre st, w s, 85 n from e s Lafayette st, late New Elm st, runs s 85 to e s Lafayette st, Nos 11 and 13, late New Elm st, x n 97.2 x e 32.8 to beginning. April 22, due Oct 19, 1908, 6%. April 27, 1908. 1:155. 24,000

Hoffman, Mary G extrx Wm B Hoffman with Simon Levy of Seabright, N J. Cherry st, No 258. Extension agreement. Feb 18, 1908. April 27, 1908. 1:256. nom

Herbert, Kath W D to J M B Drummond. 22d st, No 434, s s, 297.1 w 9th av, 19.11x93.6. Sept 1, 1906, due Sept 1, 1909, 5%. Apr 27, 1908. 3:719. 5,680

Hirsch, Aaron with Max Neisner. 79th st, No 321 East. Extension mort. April 23. April 27, 1908. 5:1542. nom

Hoffman, Mary G extrx Wm B Hoffman with Margt F Murtha and Jules F Murtha. Lexington av, No 1700. Extension mort. Feb 15. April 27, 1908. 6:1634. nom

Hartshorn, Arthur H to Mary D Gerard. 5th av, No 400, w s, 65.4 s 37th st, 27.7x120, 25-48 parts, all title; Broadway, s e cor 56th st, 131.9x88.7x120.2x122.7, 9-48 part, all title. Subject to life estate Julia L Butterfield. April 27, 1908, 3 years, 6%. 3:838. 4:1027. 100,000

Hutkoff, Nathan to LAWYERS TITLE INS AND TRUST CO. Lenox av, Nos 401 and 403, n w cor 130th st, No 101, 46.10x90. Apr 27, 1908, 5 years, 5½%. 7:1915. 65,000

Hahn, Frank, of Brooklyn, N Y, with Samuel Bowitz. 43d st, No 356, s s, 125 e 9th av, 25x100.4. Agreement as to intention to clearly subject interest of party 1st part to lien of mortgage for \$10,000 made April 15, 1908. April 24. April 25, 1908. 4:-1033. nom

Herrman, Elisa W to LAWYERS TITLE INS AND TRUST CO. 14th st, No 348, s s, 600 w 8th av, 24.10x103.1x25x103.1. April 28, 1908, 3 years, 5%. 2:629. 14,000

Hickson, Thomas to Charles Wynne. 105th st, No 17, n s, 200 e 5th av, 25x100.11. P M. Prior mort \$23,000. April 27, due Nov 1, 1913, 6%. April 28, 1908. 6:1611. 2,500

Hurwitz, Meyer to David Gordon. Pitt st, No 123, w s, abt 120 n Stanton st, 25x100; 18th st, No 415, n s, 390 w Av A, 27x92. Leasehold. Jan 20, demand, 6%. Apr 24, 1908. 2:345, 3:950. 5,000

Healey, Edw J Jr to Michael Hazel. Barrow st, No 42, n s, 170 w Bleecker st, 22.6x97.2x22x97. Apr 29, 3 years, 5%. Apr 30, 1908. 2:588. 6,000

Hormann, John F and Sophia F, and Margt A Peters to Franklin C Smith. 66th st, No 136, s s, 375 e Amsterdam av, 25x100.5. Apr 29, 1 year, 6%. Apr 30, 1908. 4:1137. 1,500

House of Rest for Consumptives with Emma B Richardson. 56th st, No 54, s s, 81.6 e Madison av, 18.6x89. Extension mort at increased interest from 4½% to 5½%. Apr 20. Apr 29, 1908. 5:1291. nom

Hunt, Lizzie N, of Nyack, N Y, to John Kiehl. 116th st, No 156, s s, 66.8 e Lexington av, 16.8x100.11. Apr 30, 1908, due, &c, as per bond. 6:1643. 2,000

Hidden, Thos B, of Northeast, N Y, to The Maximilian Fleischmann Co. 44th st, Nos 21 to 31, n w cor Madison av, runs w 111.8 x n 100.5 x e 16.8 x s 15 x e 18.4 x s 0.5 x e 17.10 x n 0.5 x e 58.9 to av x s 85.5 to beginning. Prior mort \$300,000. Given as collateral security for mort of \$96,000 on land in Eastchester. Apr 28, due, &c, as per bond. Apr 30, 1908. 5:1279. 60,000

Hoffman, Mary G with Morris Goldberg and Nathan Schanupp. Delancey st, No 240. Extension mort. Feb 20. April 27, 1908. 2:338. nom

Hoffman, Mary U extrx Dorothea W Hoffman with Morris Goldberg and Nathan Schanupp. Delancey st, No 240. Extension mort. April 27, 1908. 2:338. nom

Hildebrandt, Jacob with Rosa Gentzlinger. 10th st, No 261 East. Extension mort. April 29, 1908. 2:438. nom

Hildenbrand, John with Frederic de P Foster. 5th av, No 1446. Extension agreement at interest increased from 4½% to 5%. April 25. April 29, 1908. 6:1601. nom

Imperato (P) Realty Co to Joshua Haberman. 115th st, Nos 330 and 332, s s, 360 e 2d av, 40x100.11. Prior mort \$18,000. Apr 28, due Oct 29, 1909, 6%. Apr 30, 1908. 6:1686. 5,400

Interborough Rapid Transit Co to a trustee to be designated by the Board of Directors. Certificate as to consent of stockholders to a mort or deed of trust to an amount not exceeding \$55,000,-000 (including outstanding gold notes), upon so much of the real estate and personal property of the company as the Board of Directors may deem expedient to mortgage for a series of 45 year gold mortgage bonds. Mar 30. Apr 24, 1908. —

Interborough Rapid Transit Co to MORTON TRUST CO trustee. 58th st, n w cor 11th av, Nos 845 to 851, runs n 200.10 to 59th st, x w 407 to original high water line Hudson River, x n — to c 1 59th st, x w 1,246.7 to 13th av, x s 130.5x e — to pier line in Hudson River established 1867, x s 130.8 to c 1 58th st, x e 990.5 to original high water line Hudson River x n — to n s 58th st, x e — to beginning; all title to land under water Hudson River in front of and adj above. All title to three water grants, except part lying west of original high water mark; City Hall pl, No 33, s s, 84.2 w Pearl st, 18.2x99.9x18.3x99.9; City Hall pl, No 31, s s, 102.5 w Pearl st, 20.1x100; City Hall pl, No 29, s s, 122.6 w Pearl st, 19.10x99.11x20x99.11; 19th st, No 108, s s, 225 e 4th av, 25x92; 19th st, No 110, s s, 250 e 4th av, 25x92; 53d st, Nos 225 and 227, n s, 250 e 8th av, 50x116; 96th st, No 264, s s, 125 w Broadway, 25x100.8; 96th st, No 264, s s, 125 w Broadway, 25x100.8; 96th st, No 266, s s, 150 w Broadway, 25x100.8; 143d st, Nos 606 and 608, s s, 125 w Broadway, 50x99.11; 132d st, No 73, n s, 172.6 e Lenox av, 18.9x99.11; 132d st, No 75, n s, 153.9 e Lenox av, 18.9x99.11; 132d st, No 77, n s, 135 e Lenox av, 18.9x99.11; Hillside av, s e s, 392.8 s w from n w s St Nicholas av, runs s e 45.10 x s e 80.6 x n e 132.8 x n w 2.2 x n e 124 x s w 264.5 to beginning underground rights, &c; Simpson st, Nos 1043 and 1045, late Fox st, w s, 60 n Westchester av, 50x100, wharf property at n s and outward end new pier at foot West 58th st, and use of space of said pier and rights, &c; Old Boston Post road, s e s, adj land J Cornell, runs s e 70 x s e 82 x s e 194 x s e 36 to w s Bronx River, x n e 20 x n w 176.9 x n w 53.6 x n w 139.5 to road, x s w 35 to beginning, except part for Boston road or av; Old Boston road, s e s, adj land R H Smith, runs s e 359 to Bronx River, x s w 20 x n w 176.9 x s w 53.6 x n w 139.5 to road, x n e 35.5 to beginning; Boston road, e s, 105.8 s 179th st, late Centre or Clover st, 51.4x141.10x50x130.5; Boston Post road, — s — at — cor land H Rowland, runs s e — to Bronx River, x n e 102 x n w — to road, x s w 105.8 x e 130.5 x s 50 x w 141.10 x s 35.8 to beginning, except part for road; Bronx st, s e s, adj above, 30x70; Bronx st, s e s, lot 20 map land of heirs John Mapes, runs s e 70 to Bronx River, x s w 48 x n w 70 to st, x n 48 to beginning, except part for st; Broadway, w s, at w s 242d st, said point being in arc of curve, said beginning point being 518.1 n 241st st and Broadway, runs w on curve 110.10 x w 285 to e s Free Landing road x s 811.1 to counties; also all other property, real and personal, at any time acquired by and for said company. Bonds, &c. Mortgage or deed of trust. Nov 1, 1907, due Nov 1, c 1 Tibbetts brook x s 1,348 x e 150 x n 1,652.6 to beginning, contains 12 342-1,000 acres; also land in Kings and Queens counties. Mortgage or deed of trust. Nov 1, 1907, due Nov 1, 1952, —, but not exceeding 5%. April 28, 1908. 1:159, 3:874, 4:1025, 1106, 1109, 1223; 6:1730, 7:2089, 8:2170, 10:2726, 11:-3139, 3140 and 3141 and 13:3406 and 3414. gold bonds 55,000,000 Same to same. Same property. Certificate as to above mort. April 24. April 28, 1908. —

Joseph, Louis and Abraham I Lewis to Israel Lewis and ano. 107th st, No 15, n s, 95 e Manhattan av, 75x100.11. Prior mort \$95,-000. Mar 31, 3 years, 6%. April 28, 1908. 7:1843. 35,000

Kistler, Milton S and Chas H J Douglas to Stuard Hirschman. Broadway, No 543, w s, abt 150 n Spring st, 25x200 to Mercer st, No 114. P M. Prior mort \$250,000. April 28, installs, 6%. Apr 29, 1908. 2:498. 9,500

Kauffmann, Carrie with Emily Glauber. 79th st, No 244, s s, 105 w 2d av, 25x102.2. Extension mort at increased interest from 5 to 5½%. April 24. April 28, 1908. 5:1433. nom

Kesler, Katie to Samuel Gelb and ano. Park av, No 1692, w s, 25.5 s 119th st, 25x90. P M. Prior mort \$14,000. Apr 23, installs, 6%. Apr 24, 1908. 6:1745. 3,500

Krooks, Fanny to Henry Lauscher. Forsyth st, No 16, e s, abt 200 n Bayard st, 25x100. Prior mort \$22,000. Apr 23, 3 years, 6%. Apr 24, 1908. 1:292. 3,000

Kass, Abraham L to General Theological Seminary of the Protestant Episcopal Church in U S. Rivington st, Nos 173 and 175, s s, 96 e Clinton st, 40x80. April 28, 1908, 5 years, 5½%. 2:-348. 53,000

Same and Harry Fischel with same. Same property. Subordination agreement. April 20. April 28, 1908. 2:348. nom

Lisanti, Michele to Bernard J McCann. Mott st, No 160, e s, 159.1 s Broome st, runs e 94 x s 1.1 x e 14 x s 25 x w 14 x n 1.1 x w 94 to st, x n 24.9 to beginning. Prior mort \$28,000. April 27, 1908, due, &c, as per bond. 2:470. 3,500

Lawrence, Lydia G with Albert S Del Gaudio. Sullivan st, Nos 125 and 127. Extension mort. Jan 29. April 27, 1908. 2:503. nom

Lawrence, Lydia G with Adolph H Urban. 31st st, No 423 West. Extension mort. Feb 28. April 27, 1908. 3:729. nom

Lawrence, Lydia G with Prescott Realty Co. 113th st, No 82 E. Extension mort. Feb 13. April 27, 1908. 6:1618. nom

LAWYERS TITLE INS AND TRUST CO with Gertrude L Smith. 115th st, Nos 111 and 113, n s, 89.6 e Park av, runs n 18.6 x e 0.6 x n 56.6 x e 36 x s 75 to st, x w 36.6 to beginning. Extension agreement. April 20. April 24, 1908. 6:1643. nom

LAWYERS TITLE INS AND TRUST CO with Isabella M Pettit. 113th st, Nos 76 and 78 West. Extension mort at increased interest from 4½ to 5½%. April 17. April 27, 1908. 6:1596. nom

Laywers Mortgage Co with Louis Mutnick. Rivington st, No 129, s w cor Norfolk st, Nos 123 to 127, 50x60. Extension mort at interest increased from 4½% to 5%. April 23. April 27, 1908. 2:-353. nom

LAWYERS TITLE INS AND TRUST CO with Charlotte M Fiske. 70th st, No 205, n s, 115.6 w Amsterdam av, 17x100.5. Extension mort at increased interest from 4½ to 5½%. April 20. April 27, 1908. 4:1162. nom

Lederer, Jacob with Leopold Heyman. Allen st, No 94. Subordination agreement. Apr 24, 1908. 2:414. nom

Lynch, Anna M indiv and as extrx Samuel Lynch to Regina L Reese. 122d st, No 70, s s, 100 w Park av, 20x100.11. Extension mort. Apr 17. Apr 29, 1908. 6:1747. nom

Levin, Max to Louis Golde. 103d st, Nos 108 and 110, s s, 39.4 e Park av, 40x100.11. Apr 29, 5 years, 5½%. Apr 30, 1908. 6:1630. 36,000

Same to Golde & Cohen, a corpn. Same property. Prior mort \$36,-000. Apr 29, 5 years, 6%. Apr 30, 1908. 6:1630. 12,500

<p>GERMAN AND AMERICAN Sales Offices 45 B'way, N. Y. City WORKS HAMBURG - GERMANY ALSEN ON HUDSON RIVER, N. Y.</p>	<p>ANNUAL CAPACITY 3,000,000 BBLs</p>	<p>ALSEN "THE ABSOLUTELY SAFE CEMENT"</p>	<p>This Brand of Portland Cement is too favorably known in EVERY COUNTRY where cement is used to need further description.</p>
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Levin, Esther to Joseph Simerman. 118th st, Nos 14 and 16, s s, 241 w 5th av, 44x100.11. P M. Apr 25, 3 years, 6%. Apr 30, 1908. 6:1601. 4,500

Same to same. Same property. Apr 25, given to secure bond of \$6,000. —. Apr 30, 1908. 6:1601. 6,000

Levy, Louis, Abraham, Jacob and Nathan to Douglas Merritt and ano trustees Julia D Dawson. 118th st, No 11A, n s, 235 e 5th av, 25x100.11. Apr 27, 5 years, 5%. Apr 30, 1908. 6:1745. 20,500

Lotos Club to Otto M Eidlitz and ano. 57th st, Nos 110 to 114, s s, 175 w 6th av, 75x100.5. Prior mort \$150,000. Apr 27, 1 year, 6%. Apr 30, 1908. 4:1009. 60,000

Lanfenberg, Jean to Beadleston & Woerz. 3d av, No 252. Saloon lease. Apr 30, 1908, demand, 6%. 3:876. 4,000

Lissner, Sigmund to Bronx Security & Brokerage Co. 109th st, No 110, s s, 95 e Park av, 19x100.11. Apr 30, 1908, installs, 6%. 6:1636. 600

Lisanti, Michele with UNION TRUST CO of N Y. Mott st, No 160. Extension agreement at interest increased from 5% to 5½%. Apr 27. Apr 29, 1908. 2:470. nom

Lange, Henry J to The Hogenauer & Wesslau Co. St Nicholas pl, Nos 2 and 4, e s, 124.11 s 150th st, 74.11x100. P M. Prior mort \$70,000. April 28, due Jan 2, 1916, 5%. April 29, 1908. 7:2053. 49,250

Lewis, Abraham to METROPOLITAN SAVINGS BANK. Madison st, No 164, s s, abt 70 e Pike st, 23x100. April 29, 1908, due June 1, 1911, 6%. 1:272. 3,000

Mendetz, Harry and Chas Juster and Pauline Ehrlich with Mary E Fitts. 10th st, No 353 East. Subordination agreement. Apr 29, 1908. 2:393. nom

Mendetz, Harry and Charles Juster to Mary E Fitts. 10th st, No 353, n e s, 143 s e Av B, 25x94.9. April 29, 1908, 5 years, 5½%. 2:393. 15,500

Miller, Adolph S to Saml Lacs guardian Jacob M Lacs. 117th st, Nos 15 and 17, n s, 265.7 w 5th av, 34.8x100.11. P M. Prior mort \$52,000. April 15, 15 months, 6%. April 29, 1908. 6:1601. 1,000

Morrison, Emilie to Charlotte A McDonnell widow. 128th st, No 215, n s, 183.4 w 7th av, 16.8x99.11. April 13, 3 years, 6%. April 29, 1908. 7:1934. 10,000

Michael, Louisa to Clementine M Silverman and ano. Amsterdam av, Nos 1484 and 1486, w s, 40 n 133d st, 40x100. Prior mort \$41,000. April 28, 4 years, 6%. April 29, 1908. 7:1987. 13,000

Meyers, Louis to Adolph S Miller. Lexington av, No 1713, e s, 17.7 n 107th st, 16.8x65; Lexington av, No 1715, e s, 34.3 n 107th st, 16.8x65. P M. April 28, due June 15, 1908, 6%. Apr 29, 1908. 6:1635. 3,000

Marx, Max to whom it may concern. West End av, s e cor 69th st. Certificate as to reduction of mort. April 22. April 29, 1908. 4:1160. —

McNamara, Thomas F to EMIGRANT INDUST SAVINGS BANK. Henry st, No 203, n s, abt 48 w Clinton st, 24x87.6. April 29, 1908, 3 years, 5%. 1:285. 6,000

Molony, Matthew S to Joseph L Hudson. 3d st, No 81, late Amity st, n s, 24 n w Thompson st, 25x109, also all title under declaration of trust. April 24, 3 years, 6%. April 29, 1908. 2:541. 2,500

Mandel, Saml with John M Dempsey and Oscar Bauer, firm Maxwell & Dempsey. Amsterdam av, Nos 1161 to 1171, n e cor 118th st, Nos 423 and 425, 74.10x100. Participation agreement. Mar 17. April 28, 1908. 7:1962. nom

McCabe, Rosanna and Mary J to Henry McCaddin, Jr, Fund for the Education of Candidates for the Roman Catholic Priesthood in the Poorer Dioceses of the U S and Elsewhere. 119th st, No 18, s s, 204.4 e 5th av, 15.7x100.11. April 27, 1908, 5 years, 5%. 6:1745. 9,500

McCaffrey, Cath F to Fritz Scharfenberger. Henderson pl, No 12, e s, 88.8 n 86th st, 17.5x46. April 24, 3 years, 5½%. April 27, 1908. 5:1583. 4,000

McBride, Jessie C with Chas A Person. Wadsworth av, s e cor 178th st, 100x100. Extension mort at increased interest from 5½% to 6%. April 10. April 24, 1908. 8:2144. nom

Marasco, Rocco M to Thomas Rosson. Bleecker st, Nos 211 to 219, n e cor Minetta st, 92.1x100. Leasehold. April 20, 3 yrs, 6%. April 25, 1908. 2:542. 21,000

McKeever, John and Alex to John Glackner. Christopher st, No 184, s e cor West st, No 386, 25.4x48x40.1x47.4; Christopher st, No 182, s s, 47.4 e West st, 22.2x48x22.6x40.10 w s; Christopher st, No 180, s s, 69.6 e West st, 22x51.9x24.2x48. Prior mort \$110,000. Feb 27, 1897, installs, 6%. April 28, 1908. 2:604. notes, \$43,422.50

Marx, Abraham, of Frankfort, Germany, with John G Wm Greeff. 8th av, No 2353. Extension mort. Mar 20. Apr 24, 1908. 7:1953. nom

Morgan, George to Effie E Schenk. Lexington av, No 284, w s, 98.5 s 37th st, 24.6x100. Prior mort \$25,000. Mar 9, 3 years, 6%. Apr 24, 1908. 3:892. 12,500

McIntyre, Thos A to Chas M Warner. 40th st, No 36, s s, 250 e Madison av, 25x98.9. Jan 8, 1907, 1 year, 6%. Apr 24, 1908. 3:869. 75,000

McCann, John to Lion Brewery. 9th av, No 883. Saloon lease. Apr 27, demand, 6%. April 30, 1908. 4:1067. 3,000

Messer, Philip A to Leopold Frank. Dyckman st, s w s, 150 n w Sherman av, 100x200 to n s Thayer st. Apr 29, 3 yrs, 5½%. Apr 30, 1908. 8:2175. 14,000

Main Realty Co to Havens Relief Fund Society. 78th st, Nos 332 to 336, s s, 270 w 1st av, 80x102.2. Certificate as to 2 mortgs for \$35,000 each. Apr 27. Apr 30, 1908. 5:1452. —

Same and Joseph Edelstein with same. Same property. Subordination agreement. Apr 29. Apr 30, 1908. 5:1452. nom

Main Realty Co to Havens Relief Fund Society. 78th st, No 332, s s, 310 w 1st av, 40x102.2. Apr 29, 5 years, 5%. Apr 30, 1908. 5:1452. 35,000

Same to Sidney W Hughes. Same property. Prior mort \$35,000. Apr 29, due Oct 30, 1908, 6%. Apr 30, 1908. 5:1452. 5,000

Same to same. Same property. Certificate as to above mort. Apr 27. Apr 30, 1908. 5:1452. —

Same and Joseph Edelstein with same. Same property. Subordination agreement. Apr 29. Apr 30, 1908. 5:1452. nom

Main Realty Co to Havens Relief Fund Society. 78th st, No 336, s s, 270 w 1st av, 40x102.2. Apr 29, 5 years, 5%. Apr 30, 1908. 5:1452. 35,000

Same to Benedict Funkelstein. Same property. Prior mort \$35,000. Apr 29, 4 years, 6%. Apr 30, 1908. 12,000

Same to same. Same property. Certificate as to above mort. Apr 27. Apr 30, 1908. 5:1452. —

Same and Joseph Edelstein with same. Same property. Subordination agreement. Apr 29. Apr 30, 1908. 5:1452. nom

Meyer, Chas W to Mary B Slevin. 110th st, No 3, s s, about 290 w Madison av, 25x100.11. P M. Apr 30, 1908, 5 years, 5%. 6:1615. 50,000

Marks, Henry and Casper Levy to whom it may concern. Amsterdam av, No 1724, w s, 49.11 n 145th st, 25x100; Amsterdam av, No 1722, w s, 24.11 n 145th st, 25x100. 2 certificates as to reduction of 2 mortgs. Apr 30, 1908. 7:2077. —

Noel Realty and Construction Co to J Chas Weschler trustee for the Creditors of Noel Realty and Construction Co. Riverside Drive or Parkway, s e cor 137th st, 102.6x122.10x99.11x100. Prior mort \$204,375. April 10, 1 year, —. April 27, 1908. 7:2002. 20,000

Newman, Bertha to Babette Meyer. 118th st, No 241, n s, 160 w 2d av, 20x100.10. Prior mort \$8,000. Apr 21, 5 years, 5%. Apr 24, 1908. 6:1783. 3,000

Nowick, Ray to Leopold Heyman. Allen st, No 94, e s, 75 n Broome st, 24.9x87.6. Apr 24, 1908, 3 years, 6%. 2:414. 21,000

Nassau-Beekman Co to Potter & Bro, a corpn. Beekman st, Nos 25 to 29, s s, 183.9 e Nassau st, runs s 101.11 x n w 57.2 x s 63.8 x e 75.5 x s 73.9 to Ann st, Nos 57 to 61, x e 53.3 x n 115.7 x n w 5 x n 98.6 to Beekman st x w 68 to beginning. Prior mort \$400,000. Apr 29, 1 year, 6%. Apr 30, 1908. 1:92. 50,000

Same to same. Same property. Certificate as to above mort. Apr 29. Apr 30, 1908. 1:92. —

Naumburg, Eva to Samuel Grossman et al. 136th st, Nos 24 to 28, s s, 447.6 e Lenox av, 3 lots, each 37.6x99.11. 3 P M mortgs, each \$11,500; 3 prior mortgs \$35,000. Apr 29, 2 years, 6%. Apr 30, 1908. 6:1733. 34,500

Ochs, Wilhelmine wife of Conrad with Frederic de P Foster. 73d st, No 212 East. Extension mort at increased interest from 4½% to 5%. Apr 22, Apr 29, 1908. 5:1427. nom

O'Reilly, Luke V to TITLE GUARANTEE AND TRUST CO. Morningside av, No 173, e s, 25 s 127th st, 25x75. April 29, 1908, due, &c, as per bond. 7:1953. 14,000

Oppenheimer, Moses with A Francis M Clark. 7th av, No 2363. Extension mort at increased interest from 4½% to 5%. Apr 28. Apr 30, 1908. 7:2007. nom

Orth, Amelia H and Fredk C heirs and devisees Louis H Orth to Margt G Meeks. West Broadway, No 225, e s, abt 30 s White st, 20x50. Apr 20, due May 1, 1911, 6%. Apr 29, 1908. 1:178. 3,000

101 Fifth Ave Co to Richd Sidenberg. 5th av, No 99, s e s, 29.6 n e 17th st, 29.6x100; 5th av, No 101, e s, 59 n 17th st, 29.6x100. Prior mort \$345,000. April 22, 2 years, 6%. April 27, 1908. 3:846. 165,000

Same to same. Same property. Consent and certificate as to above mort. April 27, 1908. 3:846. —

101 Fifth Av Co (and Adin G Pierce and Roswell F Easton in bond only), to Richard Sidenberg. 5th av, No 99, s e s, 29.6 n e 17th st, 29.6x100; 5th av, No 101, e s, 59 n 17th st, 29.6x100. P M. Prior mort \$204,375. April 10, 1 year, —. April 27, 1908. 3:846. 145,000

Orently, Abraham with Harris H Uris. 17th st, No 34, s s, 496 w 5th av, 28.6x92. Agreement as to assignment of mort, &c. April 23. April 24, 1908. 3:818. nom

Payton, Eliza to TITLE GUARANTEE AND TRUST CO. 47th st, No 612, s s, 200 w 11th av, 25x100.5x26x100.5. April 29, 1908, due, &c, as per bond. 4:1094. 2,000

Powers, Edward M to Johanna Anderson. 112th st, No 327, n s, 70 e Manhattan av, 16.8x100.11. April 28, 1 year, 6%. Apr 29, 1908. 7:1847. 1,000

Parsons, Eliza L, Schuyler L and Wm B individ and as trustees for Eliza L Parsons will Wm B Parsons and Anna R Parsons and Harry de B Parsons and Francis W Parsons to Wm K Vanderbilt. 5th av, No 505, e s, 27.5 n 42d st 37x108. All title. April 21, due, &c, as per bond. Apr 29, 1908. 5:1277. 250,000

Same and Improved Property Holding Co of N Y with same. Same property. Subordination agreement. April 29, 1908. 5:1277. nom

Petry, Charles F to TITLE GUARANTEE AND TRUST CO. 8th av, No 887, s w cor 53d st, No 300, 23.5x80. April 29, 1908, due, &c, as per bond. 4:1043. 20,000

Podlasky, Louis with Lena C and Edith C Evans. 5th av, No 1442. Extension mort at increased interest from 4½% to 5%. Apr 27. Apr 30, 1908. 6:1601. nom

Pawel, Adolph with Bernard Trusch. Av A, No 34, Extension mort. Apr 28. Apr 30, 1908. 2:398. nom

Pyle, Stephen D with Dow Realty Co. Front st, No 27; Broad st, Nos 113, 113½ and 115. Extension mort. April 24. April 25, 1908. 1:5. nom

Power, Peter to Wm H McKinless. 99th st, No 260, s s, 100 e West End av, 25x100.11. Prior mort \$20,000. April 24, 3 years, 6%. April 27, 1908. 7:1870. 3,500

Pfaff, Geo with Abraham Bernheimer. 133d st, No 514 West. Subordination agreement. April 25. April 27, 1908. 7:1986. nom

Pennefather, J Raymond to Delia M Pennefather guardian Edwin Pennefather and ano. Dominick st, No 40, s s, 170 e Hudson st, 20x85. April 25, 5 years, 5½%. April 27, 1908. 2:578. 9,300

Quinn, Joseph to Richard Lathers Jr and ano trustees Richard Lathers. 18th st, No 124, s s, 279 w 6th av, 24x92. Apr 30, 1908, 5 years, 5½%. 3:793. 48,000

Rosenthal, Marcus to Annie Finger. Av C, No 110. Extension of building loan. Mar 15, 1907. April 27, 1908. 2:377. nom

Rosehill Realty Corpn to Gustave R Tuska and ano trustees Saml A Tuska. 40th st, No 237, n s, 118 w 2d av, 37x98.9. April 27, 1908, 3 years, 5%. 5:1314. 34,000

Same to same. Same property. Certificate as to above mort. Apr 27, 1908. 5:1347. —

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Rabiner, Meyer and Abraham J and Saml Bernstein to BOWERY SAVINGS BANK. Grand st, Nos 420 and 422, n s, 25 n w Attorney st, 39x—x39x100. April 27, 1908, 5 years, 5%. 2:346.

Rosansky, Kavy to Rose Chaitin. 114th st, No 72, s s, 192 e Lenox av, 17x100.11. P M. Prior mort \$10,000. April 24, 3 years, 6%. April 25, 1908. 6:1597.

Raymore Realty Co to Joseph Wittner. 8th av, Nos 216 to 230, n e cor 21st st, Nos 261 and 265, runs n 150.7 to s w s Fitz Roy road (closed), x e 13 to c l Fitz Roy road (closed) x s e 2.5 x e 86.2 x s 148.3 to st, x w 100 to beginning. P M. April 21, 2 yrs, 6%. April 25, 1908. 3:771.

Ruffini, Arthur F to Stephen D Pringle. 108th st, No 105, n s, 53 e Park av, 26x73.11. April 28, 1908, 5 years, 5%. 6:1636.

Ripley, Julien A to Albert F Jammes. 39th st, No 24, s s, 347 w 5th av, 22x98.9. P M. Apr 24, 1908, due July 9, 1910, 6%. 3:840.

Rothschild, David with trustees of N Y Society Library. Park row, Nos 194 to 198. Extension mort. Feb 26. Apr 30, 1908. 1:161.

Rosenberg, Amalia to Ella C Burns. 85th st, No 348, s s, 120 w 1st av, 26.8x102.2. Prior mort \$9,000. Apr 30, 1908, 3 years, 6%. 5:1547.

Rockmore, Jeannette to Samuel Friedelson. 86th st, No 433, n s, 239 w Av A, 18x100.8; also all title to plot begins at point 257 w Av A, which point is equi-distant bet 86th and 87th sts, runs n 10 x e 27 x s 27 to beginning(?), probable omission. P M. Apr 30, 1908, 1 year, 6%. 5:1566.

Reiss, Solomon L to Eliza R Brommer widow et al. Greenwich st, No 340, w s, 70.10 n Jay st, 22.4x81.6x22.4x81.8. P M. Apr 30, 1908, 3 years, 5%. 1:182.

Rauch, Mary A and Charlotte Wise to Max L Young. Doyers st, No 4, n e s, abt 88 n w Bowery, 20x62.5x20x63.6 s e s. P M. Apr 30, 1908, due, &c, as per bond. 1:162.

Rauch, Mary A and Charlotte Wise to Mary E Johnson. Doyers st, No 4, n e s, abt 88 n w Bowery, 20x62.5x20x63.6. Prior mort \$9,000. Apr 30, 1908, 1 year, 6%. 1:162.

Rubenstein, Nathan to Richard Lathers Jr and Richard O'Gorman trustees Richard Lathers. Spring st, No 27, n e cor Mott st, Nos 208 to 214, 23.9x114.5x23.3x109. Apr 30, 1908, 5 years, 5½%. 2:493.

Rubenstein, Nathan to Pincus Lowenfeld and ano. Spring st, No 27, n e cor Mott st, Nos 208 to 214, 23.9x114x23.3x109. Prior mort \$67,500. Apr 30, 1908, demand, 6%. 2:493.

Raynolds, Edward H with The BOWERY SAVINGS BANK. 43d st, Nos 235 to 241 West. Extension agreement at interest increased from 4½ to 5%. April 28. April 29, 1908. 4:1015.

Ramsperger, Jakobina with Trustees of the N Y Society Library. 7th av, No 2369. Extension mort at increased interest from 4½ to 5%. April 27. April 29, 1908. 7:2007.

Rippe, Nathan to LAWYERS TITLE INST & TRUST CO. Division st, No 191, s s, abt 130 e Jefferson st, runs e 25.7 x s 47.7 x w 9 x s 4 x w 17 x n 51.8 to beginning. April 29, 1908, 3 years, 5½%. 1:285.

Same and Maurice Muller with same. Same property. Subordination agreement. April 29, 1908. 1:285.

Snitkin, Mamie to Marx Reiss. 8th st or St Marks pl, No 46, s s, 150 e 2d av, 25x97.6. P M. April 27, 1908, 6 years, 5%. 2:449.

Same to same. Same property. P M. Prior mort \$20,000. Apr 27, 1908. installs, 5%. 2:449.

Sommer, Philip L, of Passaic, N J, to Andrew Beer. Amsterdam av, No 788, w s, 100.9 n 98th st, 25x84.2. P M. Prior mort \$16,000. April 28, 3 years, 6%. April 29, 1908. 7:1870.

Sugarman, Harry and Samuel J Downing to Valerie Frank. 120th st, No 204, s s, 100 w 7th av, 37.6x100.11. P M. Prior mort \$60,670. Apr 29, due June 5, 1908, 6%. Apr 30, 1908. 7:1925.

Sneckner, Sophie C to TITLE GUARANTEE & TRUST CO. 77th st, No 116, s s, 162 w Columbus av, 19x102.2. Apr 29, due, &c, as per bond. Apr 30, 1908. 4:1148.

Sharlow, Thomas to Eugene E Hinkle and ano. 41st st, Nos 439 and 441, n s, 250 e 10th av, runs e 50 x n 197.6 to s s 42d st, No 442, x w 25 x s 98.9 x w 25 x s 98.9 to beginning. Apr 24, due Oct 24, 1908, 6%. Apr 30, 1908. 4:1051.

Southgate, Henry one of the remaindermen under will Chas L R Hutchinson to Herbert C Lakin and ano trustees for Harrie A Hume, &c, under same will. Assignment of all title in and to \$2,489.51, with interest at 6% from June 18, 1907. Apr 22. Apr 30, 1908. Miscel.

Schwartz, Joseph H to Herbert S Rauh. 105th st, No 9, n s, 175 e 5th av, 25x100. Apr 30, 1908, 5 years, 5½%. 6:1611.

Searle, Mary P with Eliz Berbert. 110th st, No 340, s s, 75 w 1st av, 25x100.11. Subordination agreement. Apr 1. Apr 24, 1908. 6:1681.

Spielberg, Rebecca wife Harold to trustees of the German Evangelical Lutheran Church of St Marks in City N Y. 7th st, No 64,

s s, 300 e 2d av, 25x91. P M. Apr 23, due May 1, 1915, 5%. Apr 24, 1908. 2:448.

Steuhl, Jacob to Arthur Steuhl. 11th st, No 150, s s, 169.9 e Greenwich av, runs s 43.3 x s e 6.7 x s e 13.9 x n 51.3 to st x w 18.9 to beginning. Prior mort \$6,000. Apr 24, 1908, 5 years, 6%. 2:606.

Schmitt-Baier, Anna M with Jacob Steuhl. 11th st, No 150 West. Extension mort. Apr 24, 1908. 2:606.

Sanford, Pierson E with An Assoc for the Relief of Respectable Aged Indigent Females in City N Y 31st st, No 138 West. Extension mort at increased interest from 4% to 5%. Apr 15. Apr 24, 1908. 3:806.

Sill, Harold M and Thos H Dougherty, of Philadelphia, Pa, as trustees Amelia W Dougherty with David R Morison. Greenwich st, No 318, w s, 25 s Duane st, 25x60. Extension agreement at interest increased from 4½% to 5%. Apr 7. Apr 24, 1908. 1:139.

Stetson, Augusta E with Charles de Rham. 96th st, Nos 5 and 7 West. Extension mort at increased interest from 4½ to 5%. Mar 1. April 28, 1908. 7:1832.

Sommer, David with Frieda Neumann. 109th st, No 75 East. Extension agreement at increased interest from 5% to 5½%. Mar 14. April 28, 1908.

Sommer, David with Chas Schram. 109th st, No 73 East. Extension mort at increased interest from 5 to 5½%. Mar 14. Apr 28, 1908. 6:1615.

Schadler, Karl to Constance G Childs. Broadway, No 2126, e s, 82.9 n 74th st, 26.1x81.5x25x73.4. Leasehold. Buildings only. April 28, 1908, due May 1, 1916, 5%. 4:1166.

Spektorsky, Joseph to Elias Gussaroff. 144th st, Nos 561 and 563, n s, 100 e Broadway, 50x99.11. P M. Prior mort \$50,000. April 27, due Jan 15, 1911, 6%. April 28, 1908. 7:2076.

Spektorsky, Joseph to Elias Gussaroff. 144th st, Nos 549 to 551, n s, 255 e Broadway, 40x99.11. P M. Prior mort \$40,000. Apr 27, due Jan 15, 1911, 6%. April 28, 1908. 7:2076.

Schlesinger, Adolph to Addie M Phyfe. 2d av, No 611, w s, 78.9 n 33d st, 20x75. April 16. 5 years, 5%. April 28, 1908. 3:914.

Schwarz, Gustav A, of Philadelphia, Pa, with Ignatz Offner. 73d st, No 338, s s, 100 w 1st av, 25x102.2. Extension mort. Dec 11, 1907. April 24, 1908. 5:1447.

Stutz, Ernst with Moses Goldsmith. 24th st, No 339 East. Extension mort at increased interest from 5% to 5½%. Mar 25. April 27, 1908. 3:930.

Sroka, Louis to Magdalena Mixsell. 56th st, No 231, n s, 275 w 2d av, 25x100.5. April 27, 1908, 5 years, 5½%. 5:1330.

Same and Grace K and Walter J Moore and with same. Same property. Subordination agreement. Mar 3. April 27, 1908. 5:1330.

Schlegman, Rubin to Morris Tumun. 106th st, No 312, s s, 200 e 2d av, 37.6x100.11. Prior mort \$39,100. Mar 2, 1 year, 6%. April 27, 1908. 6:1677.

Shulsky (Louis) Co, a corpn, with Cornelius F Kingsland, of Babylon, L I. Hester st, Nos 107 and 109, n w cor Eldridge st, No 67, 42.7x50. Extension agreement. Apr 18, 1908. Apr 30, 1908. 1:306.

Simon, Philip and Aaron F Kurzman and Henry Segall to Realty Transfer Co. 8th av, Nos 2745 to 2755, s w cor 147th st, No 300, runs w 125 x s 199.10 to n s 146th st, No 303, x e 25 x n 49.11 x e 100 to 8th av, x n 149.11 to beginning; 149th st, Nos 548 to 558, s s, 200 e Broadway, 100x79.11. Nov 25, demand, 6%. Apr 28, 1908. 7:2045 and 8:2157.

Twenty-Eighth Street Co, a corpn, to Century Realty Co, a corpn. 28th st, Nos 10 to 14, s s, 170 w Madison av, runs s 98.9 x e 25 x s 98.9 to n s 27th st, Nos 9 to 15, x w 93 x n 98.9 x e 18 x n 98.9 to 28th st x e 50 to beginning. June 27, 1905, due July 1, 1908, 5%. 3:857. Corrects error in issue of July 1, 1905, as to location and size of lot.

Trimble, Walter exr Merritt Trimble with Aaron Mordkovich and Meyer Auerbach. Columbia st, Nos 105 and 107. Extension agreement. Jan 30. April 27, 1908. 2:335.

Trustees of Columbia College in City of N Y with Eugene Beauflis. 47th st, No 47 West. Extension mort at increased interest from 4½% to 5%. April 24. April 27, 1908. 5:1263.

Trimble, Mary S with John Spies. 82d st, No 153 East. Extension mort. Jan 31. April 27, 1908. 5:1511.

Trimble, Walter with Harriet A Pearson. 3d av, No 73. Extension mort. Mar 27. April 27, 1908. 2:467.

Thorn, Wesley, of Plainfield, N J, to TITLE GUARANTEE AND TRUST CO. 6th av, No 88, s e s, 68.3 s w 8th st, 22.9x80. Apr 27, due, &c, as per bond. April 28, 1908. 2:553.

TITLE INS CO of N Y with Louis Waxberg. 9th av, No 574. Extension mort at increased interest from 5% to 5½%. Apr 24, 1908. 4:1032.

Underhill, Zoe D extrx Walter M Underhill with Abraham Schwartz. Norfolk st, No 142. Extension mort. Feb 6. April 27, 1908. 2:354.

Underhill, Zoe D extrx with Harriet A Pearson. 3d av, No 75. Extension two mort. Mar 27. April 27, 1908. 2:467.

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J. B. KING & CO., No. 1 Broadway, New York

- Underhill, Zoe D with Morris Levy and Jacob Lapinsky. 3d st, Nos 353 and 355 East. Extension mort. Jan 23, 1908. April 27, 1908. 2:357. nom
- Underhill, Annie E with John Reinhardt and ano. 45th st, No 228 East. Extension mort. Jan 21. April 27, 1908. 5:1318. nom
- Underhill, Annie E with Harriet A Pearson. 3d av, No 73. Extension mort. Mar 23. April 27, 1908. 2:467. nom
- Union Paper Co to Morton Trust Co as trustee. Consent to mort for \$100,000. Sept 9, 1907. April 27, 1908. —
- Vanderpoel, Nannie S with John Blesch, Jr. Commerce st, No 46, s s, 6.8 n e from an angle in st formed by opening of Commerce st to Barrow st, runs s w 6.8 to said angle x n w along Commerce st, 0.1¼ x s w 28.11 x s 11 x s w 9.1 x e 45.1 x n 33.9 to beginning. Extension mort. April 18. April 24, 1908. 2:584. nom
- Volanth, Mary widow and Stephan D and Frank H, of Borough of Manhattan, N Y, and Nathalie Sankowsk, of Corona, L I, heirs Jos Volanth to Cath Sutorius. 79th st, No 431, n s, 434 e 1st av, 26x102.2. April 24, due July 1, 1911, 5½%. April 25, 1908. 5:1559. 10,000
- Same and Chas Guntzer with same. Same property. Subordination and extension agreement, &c. April 21. April 25, 1908. 5:1559. nom
- Verschleiser, Max and Louis Katz to DRY DOCK SAVINGS INST. Forsyth st, No 43, w s, 150.2 n Canal st, 25x99.8x24.10x100. April 27, 5 years, 5%. April 28, 1908. 1:302. 25,000
- Same and Edw De Noyelles with same. Same property. Subordination agreement. April 27. April 28, 1908. 1:302. nom
- Velleman, Joshua to Wm H Macy Jr. 138th st, Nos 603 to 607, n s, 100 w Broadway, 75x99.11. Apr 30, 1908, 5 years, 5%. 7:2087. 75,000
- Weeks, Mary to Frances Hunter. 31st st, No 229, n s, 280 w 2d av, 20x98.9. P M. Prior mort \$7,000. Apr 29, 4 years, 6%. Apr 30, 1908. 3:912. 9,750
- Wagner, Otto and Sarah Cohen and Lena Frankel with Marie C B Annett trustee Stephen C Burnett. 50th st, No 532, s s, 400 w 10th av, 25x100.5. Subordination agreement. Apr 22. Apr 30, 1908. 4:1078. nom
- Weber, Max to American Mortgage Co. 27th st, No 219, n s, 202.2 w 7th av, 19.6x98.9. Apr 30, 1908, 3 years, 5%. 3:777. 8,000
- Same and Nathan Hebal with same. Same property. Subordination agreement. Apr 30, 1908. 3:777. nom
- Wenz, Philipp to Richard Schimek. 118th st, No 324, s s, 325 e 2d av, 25x100.11. Prior mort \$15,000. Apr 30, 1908, 2 years, 5%. 6:1889. 5,000
- Wheeler, Cynthia K to Fannie W Brown. 116th st, No 409, n s, 119 e 1st av, 20x100.11. Apr 30, 1908, 3 years, 5%. 6:1710. 3,000
- Webster, Edmund K with Adolph H Urban. 31st st, No 425 West. Extension mort. Feb 28. April 29, 1908. 3:729. nom
- Wyatt, Wm E and ano exrs, &c, Cornelia Trimble with Chas W Lawrence. 48th st, No 227 East. Extension mort. Feb 14. April 27, 1908. 5:1322. nom
- Weissberger, Nathan to Rudolph Berg. Av D, No 24, e s, 48 n 3d st, 16x75. April 28, due, &c, as per bond. April 29, 1908. 2:357. 11,000
- Wyatt, Wm E and ano exrs, &c, Cornelia Trimble with Harriet A Pearson. 3d av, No 75. Extension mort. Mar 27. April 27, 1908. 2:467. nom
- Weill Realty Co to Mary T Grace. 5th st, No 318, s s, 270 e 2d av, 30x96. April 23, 5 years, 5½%. April 25, 1908. 2:446. 35,000
- Same to same. Same property. Certificate as to above mort. Apr 24. April 25, 1908. 2:446. —
- Werkle, August and Amelia with Morris Goldberg. 133d st, No 533, n s, 350 w Amsterdam av, 25x99.11. Subordination agreement. April 22. April 25, 1908. 7:1987. nom
- Weekes, John A, Jr, with Addie M Phye. 2d av, No 611, w s, 78.9 n 33d st, 20x75. Subordination agreement. April 22. April 28, 1908. 3:914. nom
- Wyatt, Wm E and ano exrs, &c, Cornelia Trimble with Amelia Herman. 53d st, Nos 156 East. Extension mort. Jan 21. April 27, 1908. 5:1307. nom
- Wynne, Charles with Abraham Bernheimer. 133d st, No 514, s s, 250 w Amsterdam av, ——. Subordination agreement. April 22. April 27, 1908. 7:1986. nom
- Wynne, James to Abraham Bernheimer. 133d st, No 514, s s, 250 w Amsterdam av, 25x99.11. April 22, 4 years, 5%. April 27, 1908. 7:1986. 18,000
- Woytisek Construction Co to City Mortgage Co. 96th st, Nos 35 to 39, n s, 307 e Columbus av, runs n 101.10 x e 13 x s 0.11 x e 20 x n 0.11 x e 31 x s 101.10 to st x w 64 to beginning. Apr 24. 1908, demand, 6%. 7:1832. 5,000
- Same to same. Same property. Certificate as to above mort. Apr 24, 1908. 7:1832. —
- Whiffen, Ella M, of Mt Vernon, N Y, to Jacob Fleischhauer and ano. 52d st, Nos 244 and 246, s s, 100 w 2d av, 50x100.5. P M. Prior mort \$15,500. Apr 21, 5 years, 6%. Apr 24, 1908. 5:1325. 2,500
- Whelan, Michl J to TITLE GUARANTEE & TRUST CO. Cherry st, No 122, n s, abt 70 e Catharine st, 22.8x104x24.10x104. Apr 22. due, &c, as per bond. Apr 24, 1908. 1:253. 14,500
- Zuccaro, Cristoforo to Ernest M Vickers. 112th st, Nos 313 and 315, n s, 175 e 2d av, runs n 100.11 x e 54 x s 100.11 to st, x e (?) 54 to beginning, probable error. April 28, installs, 6%. April 29, 1908. 6:1684. 1,200
- Zlotnick, Jacob to Isaac Grossman and Barnett Sundelevich. Orchard st, Nos 81 and 83. Certificate as to consideration for assignment &c. Apr 30, 1908. 2:413. —
- Jacques S Castell. Boston road, n w s, 72.6 n 165th st, 38.3x 161.4x40.3x149.5. April 28, 3 years, 5½%. April 29, 1908. 10:2607. 30,000
- Same to same. Same property. Certificate as to above mort. Apr 28. April 29, 1908. 10:2607. —
- Same to Helen M Kelly. Boston road, n w s, 110.10 n 165th st, 38x183.10x44.7x161.5. Certificate as to mort for \$30,000. Apr 29, 1908. 10:2607. —
- Armstrong, Helena N wife of D Maitland, to Henry C Noble. Jerome av, s e cor 170th st, 100x110.3x100x106.9. April 28, 3 years, 5%. April 29, 1908. 11:2842. 3,000
- Acker, Henry to Edward Oppenheimer. Longwood av, s s, 50 e Dawson st, 53x100. April 28, 3 years, 5%. April 29, 1908. 10:2701. 45,000
- Same to same. Longwood av, s w cor Kelly st, 50x100. April 28, 3 years, 5%. April 29, 1908. 10:2701. 50,000
- Same to same and ano. Longwood av, s e cor Dawson st, 200 to Kelly st, x100. Prior mort \$187,000. April 28, demand, 6%. April 29, 1908. 10:2701. 47,500
- Same to Edw Hirsh. Longwood av, s e cor Dawson st, 50x100. April 28, 5 years, 5%. April 29, 1908. 10:2701. 54,000
- Same to same. Longwood av, s s, 50 w Kelly st, 47x100. April 28, 3 years, 5%. April 29, 1908. 10:2701. 38,000
- Appleby, Charles E and ano trustees Leonard Appleby with Chas Trueman. Eagle av, s e cor 156th st, 100x52.6. Extension mort. April 22. April 25, 1908. 10:2624. nom
- Same with same. Eagle av, s e cor 156th st, 100x52.6. Extension mort. April 22. April 25, 1908. 10:2624. nom
- *Amrom, Saml to Land Co "A" of Edenwald. Bracken av, e s, 225 s Jefferson av, 50x100, Edenwald. P M. Apr 27, 3 years, 5½%. April 30, 1908. — 244
- *Buckhout, Sarah E with Anton Ruzicka. Morris Park av, s s, 50 w Garfield st, 25x100. Extension mortgage. April 27. April 29, 1908. — nom
- Barker, Adelaide L wife of and Edward Barker to Emeline Bull. Walton av, w s, 275 n 150th st, 25x92.7x25x92.10. April 30, 1908, 1 year, 6%. 9:2353. 1,000
- Breslin, Hugh to BOWERY SAVINGS BANK. Union av, w s, 48 n 166th st, 20x90.8. April 30, 1908, 5 years, 5%. 10:2671. 1,500
- Bernstein, Morris to Peter Julicher et al. Belmont av, w s, 114.6 n 181st st, 17.10x85.3x17.10x85.5. Prior mort \$4,250. Apr 28, 1 year, 6%. April 30, 1908. 11:3082. 1,000
- Same to same. Belmont av, w s, 132.4 n 181st st, 17.10x85.6x 17.10x85.3. Prior mort \$4,250. April 28, due May 12, 1909, 6%. April 30, 1908. 11:3082. 1,000
- *Bergmann, Frank to Herbert S Ogden. Hancock st, w s, 200 n Columbus av, 25x100. April 23, due, &c, as per bond. April 24, 1908. — 1,000
- *Bauer, Fredk E to Frank G Banister. Walnut st, w s, 330 s Boston road, 100x100, Westchester. April 22, due July 1, 1911, 6%. April 25, 1908. — 1,000
- *Same to same. Walnut st, n w cor Cornell av, 100x100. April 22, due July 1, 1911, 6%. April 25, 1908. — 1,500
- *Burke, Nora wife of John S to Julia H Wilbur guardian Ethel H Wilbur. Benedict av, n s, 326.11 e Storrow st, 25x100. April 23, 3 years, 6%. April 24, 1908. — 3,500
- Bronx Holding Co to Wm M G Watson. 156th st, Nos 1010 to 1026, s w s, at s e s Fox st, 210 to n w s Southern Boulevard, x 100x210 to Fox st, x100. P M. Prior mort \$139,166.92. April 24, 1 year, 6%. April 27, 1908. 10:2720. 11,332
- Bell, Mary E to Henry M MacCracken. Aqueduct av, w s, 437.8 s 183d st, 50x100. Prior mort \$4,000. April 27, 1908, due, &c, as per bond. 11:3217. 6,000
- Baker, James J to Antoinette Staab. Longfellow av, No 1489, w s, 125 s 172d st, 25x100. P M. Prior mort \$6,350. April 25, due, &c, as per bond. April 27, 1908. 11:3000. 1,050
- *Bickhardt, Andrew to Ella L Heberd. 2d av, w s, 450 s 215th st, late 1st st, 25x100, Olinville. April 24, due, &c, as per bond. April 27, 1908. — 400
- *Bartnett, Sarah R to E Colgate Jones. Halsey pl, s w cor Washington av, lot 87 map Cebrie Park. April 28, 1908, 3 years, 6%. — 1,500
- Burger, August F to Peter Diefenthaler. 152d st, n s, 200 w Courtlandt av, 25x100. April 29, 1908, 3 years, 6%. 9:2412. 1,000
- Church of St Athanasius, Borough of Bronx, N Y, a corpn, to EMIGRANT INDUSTRIAL SAVINGS BANK. Tiffany st, n w cor Southern Boulevard, runs n 125.9 x w 210 to e s Fox st x s 125.9 to st, x e 210 to beginning. April 29, 1908, 3 years, 5%. 10:2722. 82,000
- City Mortgage Co with TITLE GUARANTEE AND TRUST CO. 156th st, No 1015, n s, 45 e Fox st, 40x100. Subordination agreement. April 24. April 28, 1908. 10:2720. nom
- *Carrillo, Salvatore, John Selvaggi of N Y, Frank Matone, of Astoria, L I, to Bankers Realty and Security Co. Madison av, n s, 135 e Amsterdam av, 25x175 to Pelham road, x33.1x197, Tremont terrace. P M. April 22, 2 years, 5%. April 28, 1908. — 900
- Cohn, Nathan and Nicholas Goldman to Margaret Knox. Bryant av, No 1335, w s, 200 s Jennings st, 25x100. April 20, due Apr 20, 1911, 5½%. April 27, 1908. 11:2994. 8,000
- Cotter, Eva C to N Y and Suburban Co-operative Bldg and Loan Assoc. Franklin av, No 1201, n w s, abt 175 s 168th st, mort reads being plot bounded n e by line 83.4 s w from s s of subdivision 2 of lot 126 s e by Franklin av, s w by line parallel with s s subdivision 2 of lot 126 and n w by line 100 e Fulton av, 17.2x 95.7x16.8x99.9, being part of subdivision 2 of lot 126 map Morrisania. April 23, installs, 6%. April 27, 1908. 10:2611. 4,500
- *Cannon, Margt J T, also known as Jennie T Cannon to John Bussing, Jr. North Oak Drive, s s, lots 50 and 51, amended map Bronxwood Park, 100x103x100x92.5. April 29, 3 years, 6%. April 30, 1908. — 2,000
- Cauldwell Avenue Co to Harris Bernstein. Cauldwell av, e s, 90 n 156th st, 78.8x100-. Certificate as to above mortgage. June 11, 1907. April 30, 1908. 10:2629. —
- *Clinton, Owen J and Mary J to Annie M Hughes. Main st, w s, at — s Bear Swamp road, runs n along st, 197.6 x w 89.1 to Bear Swamp and West Farms road, x e 211.7 to beginning, Westchester. April 29, 2 years, 6%. April 30, 1908. — 1,500

BOROUGH OF THE BRONX.

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

- American Exchange Realty Co and Charles and Isaac Liberman in bond only to Helen W Kelly. Boston road, n w s, 110.10 n 165th st, 38x183.10x44.7x161.5. April 28, 3 years, 5½%. Apr 29, 1908. 10:2607. 30,000
- American Exchange Realty Co to Marguerite S Castell extrx

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

Church of St Athanasius and LAWYERS TITLE INS & TRUST CO with EMIGRANT INDUSTRIAL SAVINGS BANK. Tiffany st, n s, block front, between Southern Boulevard and Fox st, —x—. Subordination agreement. April 28. April 30, 1908. 10:2722.

Church of St Pius, Borough of Bronx, N Y, a corpn, to EMIGRANT INDUSTRIAL SAVINGS BANK. 145th st, s s, 225 e Willis av, as on map Secs A and B North New York, 100x98.9; 144th st st, n s, 125 e Willis av, old line, 75x100. Apr 24, 1908, 3 years, 5%. 9:2289.

Criscuolo, Nicoletta to Charles Reinecke. Belmont av, n e cor 189th st, 90x100. P M. Apr 22, due Nov 1, 1909, 5%. Apr 24, 1908. 11:3075-3091.

Colantuoni, Luciano to Empire Development Co. Spofford av, s e cor Casanova st, 50x100. P M. Nov 15, due, &c, as per bond. Apr 24, 1908. 10:2768.

Christophers, Martin L to Regina Rosenstein individ and as trustee Sigmund Rosenstein et al trustees Sigmund Rosenstein. Wales av, w s, 162.7 s Westchester av, 25x127.7x29.11x111. Apr 24, 1908, 3 years, 5½%. 10:2644.

Campbell, Alice E to Estelle V Dearborn. 235th st, late Willard av, s s, 108 e Verio av, late 1st st, 50x100. Apr 23, 5 years, 6%. Apr 24, 1908. 12:3596.

Damiano, Giovanina to Martin L Henry. Hughes av, Nos 2506 and 2508, e s, 112.10 s Union or Pelham av, two lots, each 25x87.6. Two mortgs, each \$1,500. Two prior mortgs \$12,500 each. April 28, due, &c, as per bond. April 29, 1908. 11:3078.

Drescher, Hyman and Nathan Jacobs to John F Wosatka. Trinity av, e s, 150 n 158th st, 25x99.1. April 28, 1908, due May 1, 1911, 6%. 10:2637.

*Dosso, John B to Eliz B Beyer. Unionport road, e s, 501.8 w from w s White Plains road, at point along same 478.4 n Morris Park av, 17.8x55.9x16.8x61.8, with right of way to Morris Park av. April 27, due, &c, as per bond. April 28, 1908.

Dreyer, Anna with Spencer T Horton. Tremont av, n s, abt 316.2 n w Harrison av, 62.6x irreg. Agreement apportioning mort. April 18. April 27, 1908. 11:2869.

*Dreyer, Otto Frederick to Lena Buchelberger. Bronxwood av, w s, 100 n Kingsbridge road, 50x—x—. April 27, 1908, 1 year, 6%.

*Same to Wm F A Kurz. 5th av, w s, 153 s 233d st, late 19th st, 25x94.8x26.7x103.7. April 27, 1908, 1 year, 6%.

*Decker, Geo, Jr, to Adam Mink. 9th st, n s, 330 w Av C, 25x108, Unionport. April 20, 1 year, 6%. April 27, 1908.

*D'Angelo, Antonio to Esther Cohen. Maple av, s e cor Ruskin st, 51.5x74.9x47.7x58.6. Prior mort \$11,000. Apr 23, 1 year, 6%. Apr 24, 1908.

*Dougherty, Anna C to Land Co "C" of Edenwald. Pratt av, n e cor Nelson av, 100.8x49.11x100x61.6, Edenwald. P M. April 28, 3 years, 5½%. April 30, 1908.

Davis & Silverman, a corpn, with A Heideman. Bryant av, w s, 100 s 172d st, 20x100. Five agreements as to correction of description of property in five mortgages, dated Jan 11, 1908. Mar 28. April 30, 1908. 11:2995.

Egan, Michael J with Fredericka Cohen. 137th st, s s, 505 e St Anns av, 25x100. Extension mort. April 21. April 27, 1908. 10:2549.

Estates Settlement Co with Wm S Letchford trustee for Rosina B Palmer. Anthony av, e s, 230 s Prospect pl, 29.2x90x53.5x90.2. Subordination agreement. Apr 23. Apr 24, 1908. 11:2890.

Finck, John M to Geo S Runk. 139th st, No 460, s s, 550 e Willis av, 37.6x100. April 30, 1908, 3 years, 5%. 9:2283.

Foley, Frank P to Empire Development Co. Randall av, n s, 125 e Tiffany st, 25x100. P M. April 6, due July 10, 1909, 5%. April 30, 1908. 10:2767.

Florea, Morris to Wm C Hyde. Southern Boulevard, e s, 75 s Jennings st, 50x100. P M. Apr 23, due May 1, 1909, 6%. Apr 24, 1908. 11:2980.

FARMERS LOAN AND TRUST CO as trustee with Herman Younker. Wilkins av, No 1460, e s, 187.6 n 170th st, 37.6x100. Subordination agreement. April 28. April 29, 1908. 11:2966.

FARMERS LOAN AND TRUST CO as trustee with Herman Younker. Wilkins av, No 1458, e s, 150 n 170th st, 37.6x100. Subordination agreement. April 28. April 29, 1908. 11:2966.

Fleischmann Realty and Construction Co to Aaron Younker. Wilkins av, Nos 1458 and 1460, e s, 150 n 170th st, two lots, each 37.6x100. Two mortgs, each \$26,000. April 29, 1908, 3 years, 6%. 11:2966.

Same to same. Same property. 2 certificates as to above mortgs. April 27. April 29, 1908. 11:2966.

Guigues, Geo J A and Annie B to Charles Siebert. 175th st (Fairmount av), No 852, s w s, — e Marmion av and being lot 21 map Fairmount, 105.6x149.8x119x148.8, n w s, except part for st. April 27, due July 1, 1909, 5%. April 28, 1908. 11:2957.

Gates, Louis with Thomas Cheyne, Marcus B Bookstaver exrs, &c. Hugh Cheyne. 180th st, No 1048, s w cor Mapes av, 22.2x88. Subordination agreement. April 28, 1908. 11:3109.

Goldman, Nicholas and Nathan to Herman Goldman et al. Bryant av, w s, 100 s Jennings st, 25x100; Bryant av, w s, 175 s Jennings st, 25x100; Bryant av, w s, 225 s Jennings st, 25x100; April 27, demand, 6%. April 28, 1908. 11:2994.

*Guldner, George to William Lappe Sr. 7th st, n s, 205 w Av C, 50x116, Unionport. Apr 23, 3 years, 5½%. Apr 24, 1908.

Grau, William to Edward F Cole. Shakespeare av, late Marcher av, e s, 200.5 s 169th st, 25x104.1x25x105.11. Apr 22, 3 years, 5½%. Apr 24, 1908. 9:2506.

Griffin, Daniel G to Ralph L Spotts and Walter L Hill exrs, &c. Harford B Kirk. Boston road, n w s, at s w s 167th st, late 5th st, 150x180x150x178, except part for Boston road. P M. Prior mort \$35,000. Apr 21, due, &c, as per bond. Apr 24, 1908. 10:2613.

Goldberg, Henry, Leo Lamkay and Jacob Jacobs to Jacob Bauer. Hughes av, No 2265, w s, 75 s 183d st, 50x100. April 23, due May 1, 1911, 5½%. April 25, 1908. 11:3071.

Giese, John to Frederick Federwitz. 153d st, s s, 150 e Courtlandt av, 30x100. April 23, 3 years, 5%. April 30, 1908. 9:2399.

Hopke, Wm to Mary Stradinger. Robbins av, s e s, 75 s w 150th st, 25x105. April 25, due July 28, 1908, 5%. April 28, 1908. 10:2641.

Higgins, John to John L Varick. Macy pl, No 876, s s, 50 w Hewitt pl, 25x94.9. P M. April 20, 3 years, 5%. April 27, 1908. 10:2695.

Helm, Ferdinand C to Emma Wedderian. 156th st, No 654, s s, 50 e Cauldwell av, 16.8x100. P M. Prior mort \$—. April 27, 2 years, 6%. April 29, 1908. 10:2628.

*Hablutzel, George to Egbert Winkler, Sr. Green lane, n w cor Glebe av, 25x100.3. April 25, due April 25, 1911, 6%. April 27, 1908.

Jacoby, Jacob to Empire Development Co. Tiffany st, w s, 164.8 s Garrison Square, 25x100. P M. Nov 15, due, &c, as per bond. Apr 30, 1908. 10:2767.

*Kahn, Lucien to Gustav Blass. 2d av, w s, 650 n 216th st, late 2d st, 25x100.4. P M. Prior mort \$4,500. Apr 29, due, &c, as per bond. Apr 30, 1908.

*Kafka, Otto to Karolina Yedlicka. Columbus av, s s, 50 e Garfield st, 25x100. Prior mort \$2,800. April 29, 5 years, 4%. April 30, 1908.

*Krenek, Joseph to Gottlieb Kahle. Hancock st, w s, 175 n Columbus av, 25x100. P M. Prior mort \$2,500. April 23, due, &c, as per bond. April 24, 1908.

*Krohe, Anthony A to John Neher and ano. Plot begins 440 w White Plains road, at point 225 n along same from Morris Park av, runs w 85 x n 25 x e 85 x s 25 to beginning, with right of way over strip to Morris Park av. April 24, 3 years, 5%. April 25, 1908.

*Kleinman, Theresa to Dimock & Fink Co. 3d st, n s, 305 w Av A, 100x216 to s s 4th st, Unionport. April 27, 1908, without interest.

Kirtland, Lucy with Rowland W Thomas. 179th st, s s, 205.2 w Anthony av, 25x75. Extension mort. April 27. April 28, 1908. 11:2811.

Kramer, Emma to TITLE GUARANTEE AND TRUST CO. 156th st, No 1015, n s, 45 e Fox st, 40x100. April 23, due, &c, as per bond. Apr 28, 1908. 10:2720.

Kalshoven, Lydia A wife of Edward to Martin Klett. Mt Hope pl, late Popham st, s s, 131.1 w Anthony av, 25x95. April 23, due July 1, 1911, 6%. April 24, 1908. 11:2802.

*Keating, Wm H to Beatrice Monnier. White Plains road, s w cor 226th st, 28x80, Wakefield. April 23, 5 years, 6%. April 28, 1908.

Lieberman, David H to Klara Simon. Forest av, No 1125, w s, 230 s Home st, 20x87.6. April 20, due, &c, as per bond. April 29, 1908. 10:2651.

Levy, Elise to Enoch B Moon. Mosholu Parkway, w s, 132.1 n 203d st, runs n 31.8 x w 71.5 x s 25.11 x e 25 x s 2 x e 50 x n 2 x e 14.10. April 16, 3 years, 5½%. April 29, 1908. 12:3309.

Looman, Helen C to Paul DeFina. 180th st, No 744, s s, 149 w Prospect av, 25x100.2. P M. Prior mort \$4,500. April 27, due, &c, as per bond. April 28, 1908. 11:3094.

Lindner, Jakobina with An Assoc for the Relief of Respectable Aged Indigent Females in City N Y. Jackson av, No 1144, Extension agreement at interest increased from 4½% to 5%. Apr 6. Apr 24, 1908. 10:2651.

Laporta, Vincenzo and Donato to Andrew S Fraser. 150th st, n s, 70.3 e Morris av, 25x118.5. April 24, due, &c, as per bond. Apr 25, 1908. 9:2410.

Lieberman, Therese, of Easton, Pa, to THE GERMAN SAVINGS BANK, N Y. Tinton av, No 844, e s, 40.9 n 160th st, 20.3x92. April 30, 1908, 3 years, 5½%. 10:2667.

McDonald, Fredk C, of White Plains, N Y, with Mary E Whittington. 148th st, n e s, 168.10 s e Bergen av, 27.10x117.8x25.4x129.1. Agreement as to extension of mortgage at interest increased from 5% to 5½%. April 27. April 29, 1908. 9:2293.

McLernon, Hugh to Edw F Cole. 188th st, n s, 550 e Tee Taw av, 33.4x110x33.4x109. April 29, 3 years, 5½%. April 30, 1908. 11:3219.

*Melnik, Ike to Marty Werner. Plot begins 740 e White Plains road at point 600 n along same from Morris Park av, runs e 100 x n 50 x w 100 x s 50 to beginning, with right of way over strip to Morris Park av. April 28, 2 years, 6%. April 30, 1908.

*Moses, Charles E to Monatiquot Real Estate Co of N Y. 233d st, s w s, 80 n w 7th st or av, 25x87. April 20, 2 years, 5½%. Apr 29, 1908.

Martire, Angelo H and Joseph E to Vincent Martire guardian Dante Martire. Woodycrest av, w s, 175 n 165th st, 15.10x92.3 x15.10x91.11; Woodycrest av, w s, 190.11 n 165th st, 15.10x92.8 x15.10x92.3; Woodycrest av, w s, 206.10 n 165th st, 15.10x93.1 x15.10x92.8. April 23, 1 year, 6%. April 29, 1908. 9:2513.

Montross, Amy and Amelia B and Edw A to Fanny M Needham. Anthony av, w s, 19.10 s 179th st, 23.7x93.9x23.10x86.4. April 21, 5 years, 5%. April 28, 1908. 11:2811.

McDonald, Fredk C with Joseph Seiferd. St Anns av, w s, 75 n 157th st, 25x100. Extension mort. April 22. April 27, 1908. 9:2360.

Meyer, Fredk to Francis Ludford. Reservoir oval, s e cor Reservoir pl, runs e 45.6 x s 100 x w 42 to Oval, x n 100.1 to beginning. P M. April 27, 1908, 3 years, 5%. 12:3348.

*Mannhardt, Franz to Cogswell-Taylor Impt Co. 173d st, w s, 125 n Gleason av, 25x100. April 25, installs, 6%. April 27, 1908.

*McCauslan, Geo, of Clifton Park, N J, to Mary E Egner. 222d st, late 8th av, s s, 205 e 4th av, 50x114, Wakefield, except part for 222d st. April 13, 1 year, 6%. April 27, 1908.

Mayer, Jakob with TITLE GUARANTEE & TRUST CO. Burnside av, No 299. Subordination agreement. Apr 15. Apr 24, 1908. 11:3144.

Murphy, Bridget to TITLE GUARANTEE & TRUST CO. Burnside av, n s, 91.5 e Ryer av, runs n 136.8 x e 18.6 x s 80 x s 68.4 to av x w 22.6 to beginning. Apr 24, 1908, due, &c, as per bond. 11:3144.

Mestanz, Emma M S to Max Cohen and ano. Union av, e s, 38.4 s 150th st, 36.8x90. Building loan. Apr 21, 1 year, 6%. Apr 24, 1908. 10:2674.

Same to same. Same property. P M. Apr 21, 1 year, 6%. Apr 24, 1908.

MAPLEDORAM & CO.

REAL ESTATE BROKERS

Bay Ridge Property

Our Specialty

FIFTH AVE. AND 79th ST.
BROOKLYN, N. Y.

TELEPHONE, 724 BAY RIDGE

- *Nerenberg, Harry to Julia H Wilbur guardian D Webster Wilbur. Poplar st, s s, 115 w Roselle st and being lot 70 map Gleason property dated May 15, 1894, 25.2x115.6x25x116.9 e s. April 23, 3 years, 6%. April 24, 1908. 3,500
- Nelson, August to Emma Sewing. 168th st, n s, 116.7 w Lind av, 25x83.11x20x91.3. Prior mort \$4,750. April 16, 1 year, 6%. April 25, 1908. 9:2530. 2,000
- *Nyman, Erik G to Land Co C of Edenwald. Amundson av, e s, 125 s Nelson av, 25x100, Edenwald. P M. April 18, 3 years, 5½%. April 27, 1908. 290
- *Nerenberg, Harry to Wm Hollweg and ano. 175th st, w s, 325 n Gleason av, 25x100. P M. Prior mort \$4,000. April 18, 2 yrs, 6%. April 27, 1908. 700
- Oppenheimer, Milton E to Edward Oppenheimer. Westchester av, Nos 732 to 746, e s, 110 n Dawson st, runs n 150 x s e 98.3 x s 52.3 x w 14.7 x s w 75.5 x s 37.9 x n w 94.1 to beginning. Apr 15, due, &c, as per bond. April 25, 1908. 10:2654. 50,000
- *Odeane, Josephine to Hannah Swanton. Plot begins 195 w White Plains road at point 600 n along same from Morris Park av, runs w 100 x n 25 x e 100 x s 25 to beginning, with right of way over strip to Morris Park av. April 25, 5 years, 5%. April 28, 1908. 2,500
- *Pletscher, Martin to Isaac Butler. 12th st, s s, 155 e Av B, 25x108, Unionport. April 15, 3 years, 5½%. April 29, 1908. 3,200
- Pease, Mary L to American Real Estate Co, a corp of R I Faile st, No 1047, w s, 169.6 s Bancroft st, 20x100. P M. Prior mort \$8,500. April 28, 1908, 5 years, 6%. 10:2749. 3,000
- Pease, Mary L to American Real Estate Co, a corp of R I Faile st, No 1047, w s, 169.6 s Bancroft st, 20x100. P M. April 28, 1908, due Sept 1, 1913, 5½%. 10:2749. 8,500
- Poellot, Fred to Beadleston & Woerz. 169th st, No 1158. Saloon lease. April 25, due, &c, as per bond. April 28, 1908. 10:2718. 3,000
- Pirk, Amalia to Rosalia A Williams. Creston av, n e cor 197th st, 20x95. Prior mort \$5,000. April 27, due, &c, as per bond. April 30, 1908. 12:3315. 1,000
- Perillo, Joseph to Thomas B Bowne & Son Co. 187th st (Clay av), n s, 80 w Beaumont av, late Jackson av, 35x50. March 31, due Sept 31, 1908, 6%. April 30, 1908. 11:3090. 288
- *Pletscher, Martin to Adelaide L Williamson. Grace av, w s, 207.10 s w Glebe av, 25x100. July 1, 1907, 2 years, 5½%. April 30, 1908. 3,000
- *Prince, Theo to Mary E McCormack. Edison av, e s, 465 n Liberty st, 25x86x38x115. P M. April 27, 5 years, 5%. April 30, 1908. 420
- *Prince, Theodore to Mary E McCormack. Edison av, e s, 95 n Liberty st, 370x100, Haight Estate. 15 P M morts, each \$420. Apr 27, 5 years, 5%. Apr 29, 1908. 6,300
- *Same to same. Edison av, s e cor Liberty st, 100x102x100x98. Four P M morts, each \$420. April 27, 5 years, 5%. April 29, 1908. 1,680
- *Same to same. Amsterdam av, s w cor Liberty st, 100x98x100x94. Four P M morts, each \$420. April 27, 5 years, 5%. April 29, 1908. 1,680
- *Same to same. Amsterdam av, s e cor Liberty st, 75x63x75x67; Amsterdam av, e s, 67 s Liberty st, 25x65. Four P M morts, each \$420. April 27, 5 years, 5%. April 29, 1908. 1,680
- *Same to same. Pelham road, w s, 66 s Liberty st, 27x64x25x76. P M. April 27, 5 years, 5%. April 29, 1908. 420
- *Same to same. Pelham road, w s, 189 n Liberty st, 70x61x75x65. Three P M morts, each \$420. April 27, 5 years, 5%. April 29, 1908. 1,260
- Pellegrini, Giovanni, Sisto Francesco and Luigi Rainaldi to William Maily. Austin pl, e s, 557.2 n 144th st, 50x100. Apr 25, due Sept 15, 1909, 6%. Apr 28, 1908. 10:2601. 600
- Rosenthal, Chas M to LAWYERS TITLE INS & TRUST CO. Mt Hope pl, n s, 125 e Jerome av, 25x125. April 27, 3 years, 5½%. April 30, 1908. 11:2852. 7,000
- Same to same. Mt Hope pl, n s, 200.1 e Jerome av, 25x125. April 27. April 30, 1908, 3 years, 5½%. 11:2852. 7,000
- Same to same. Mt Hope pl, n s, 250.1 e Jerome av, 25x125. April 27, 3 years, 5%. April 30, 1908. 11:2852. 7,000
- Rosendorf, Daniel to TITLE GUARANTEE AND TRUST CO. 3d av, w s, 155.1 n 174th st, 54x— to point 115 e Bathgate av. Apr 8, due, &c, as per bond. April 28, 1908. 11:2922. 5,000
- *Ruggiero, Vincenzo to Central Brewing Co. White Plains road, e s, 68.9 s 215th st, late 1st av, 56.8x70.10x51.4x66.3. Prior mort \$19,000. April 25, due, &c, as per bond. April 27, 1908. 1,400
- Resht Realty Co to Jacob Sternstein. Anthony av, e s, 230 s Prospect pl, 29.2x90x53.5x90.2. Prior mort \$10,000. Apr 23, due May 1, 1911, 6%. Apr 24, 1908. 11:2890. 6,640
- Same to same. Same property. Certificate as to above mort. Apr 23. Apr 24, 1908. 11:2890.
- Resht Realty Co and Jacob Sternstein and Isaac Kaminsky with same. Same property. Subordination agreement. Apr 23. Apr 24, 1908. 11:2896. nom
- Resht Realty Co and U S Gas Fixture Co with William S Letendorf trustee for Rosina B Palmer. Anthony av, e s, 200 s Prospect pl, 59.1x92.4x83.6x90 s s. Subordination of chattel mort to mort for \$10,000. Apr 23. Apr 24, 1908. 11:2890. nom
- Resht Realty Co to Jacob Sternstein. Anthony av, e s, 200 s Prospect pl, 30x90.2x30x92.4. Prior mort \$8,500. Apr 23, 3 years, 6%. Apr 24, 1908. 11:2890. 5,643
- Same to same. Same property. Certificate as to above mort. Apr 23. Apr 24, 1908. 11:2890.
- Schmidt, Arthur to Vincent Camovito. Ogden av, w s, 275 s 167th st, late Union st, 25x163, except part for Ogden av. Apr 28, 3 years, 6%. April 30, 1908. 9:2526. 1,500
- Schaff, Wm G, of New Rochelle, N Y, to Elizabeth Gifford. Timpson pl, No 436, e s, 166.8 n 144th st, 16.8x100.6x17.5x95.5. P M. Apr 23, 5 years, 5%. Apr 24, 1908. 10:2600. 2,800
- Spillane, James A and Jos F to American Real Estate Co. Faile st, No 1037, w s, 269.6 s Bancroft st, 20x100. P M. Apr 24, 1908, 5 years, 5½%. 10:2749. 8,500
- Schacht, Maria widow to Jurgen H Lunsman and ano. 163d st, No 723, n s, 19 e Jackson av, 25x86.4. Apr 23, 3 years, 6%. Apr 24, 1908. 10:2649. 1,200
- Strauss, Helen to Eliz Wright. Prospect av, e s, 351.11 s Jenning st, 25.3x124.11x30.3x137.10. Apr 24, 1908, 3 years, 5½%. 11:2971. 8,000
- Schwarzler, Albert J to Realty Operating Co. Wendover av, n s, 78 e Park av, 43.6x100, except part for av. Prior mort \$33,000. Mar 26, due, &c, as per bond. Apr 24, 1908. 11:2904. 7,000
- Solmax Realty Co to LAWYERS TITLE INS AND TRUST CO. Mt Hope pl, s s, 165 w Walton av, 25x125. April 27, 3 years, 5½%. April 29, 1908. 11:2851. 7,000
- Same to same. Same property. Certificate as to above mort. April 29, 1908. 11:2851.
- *Shaw, Emma A to Sarah Green. 229th st, n e cor Bronxwood av, 50x114.6. P M. Prior mort \$2,000. April 28, 3 years, 6%. April 29, 1908. 1,000
- Schroeder, Henrietta C to Gustav P Muller. Decatur av, w s, 350 s Woodlawn road, 25x120. Prior mort \$2,000. April 27, 1908. due, &c, as per bond. 12:3332. 4,000
- Schroeder, Otto P to Christopher and Mary H Weight. 238th st, s s, 380 e Keppler av, 20x100. Apr 23, due July 1, 1911, 6%. Apr 24, 1908. 12:3378. 3,500
- Schweizer, Christian with TITLE GUARANTEE AND TRUST CO. Prospect av, w s, 231 n 181st st, 33x150. Subordination agreement. Apr 17. Apr 18, 1908. 11:3097. Corrects error in last issue, when location was north of 171st st. nom
- Sebastiano, Domenico to Thomas Cheyne and ano exrs, &c, Hugh Cheyne. Mapes av, s w cor 180th st, No 1048, 88x22.2. April 28, 1908, 3 years, 6%. 11:3109. 8,500
- Tyroler, James with BOWERY SAVINGS BANK. Willis av, s e cor 138th st, 25x74.4. Extension mortgage at increased interest from 4% to 5%. April 28. April 29, 1908. 9:2282. nom
- Trube, Emily, Alma, and Adolph with Reuben Sadowsky. South-ern Boulevard, No 2310, e s, 97.8 n Freeman st, 17.9x102.7x13.10 x103.3. Extension mortgage. April 15. April 29, 1908. 11:-2980. 1.0m
- Turner, Geo C and David H Spring to Max A Weiler. Prospect av, e s, 400 n 187th st, runs e 95 x n 92 x n 8.6 x w 98.6 to av, x s 100 to beginning. P M. Prior mort \$4,300. April 27, due Oct 27, 1908, 6%. April 28, 1908. 11:3115. 7,200
- Tyroler, James to BOWERY SAVINGS BANK. Willis av, s e cor 138th st, 25x74.4. April 28, 1908. 5 years, 5%. 9:2282. 8,000
- *Taylor, Walter W, of Winterhaven, Fla, to Sarah A Vaden. Lots 263, 295, 306, 327, 328, 339, 344, 351, 361, 362, 367, 368, 404, 405, 406, 407, 408, 411, 457, 462, 468, 470 map Arden property, Westchester; also lots 542, 543, 545, 546, 547, 553, 554 map Arden property showing addition to map Arden property of plots 533 to 560, except part for 222d st and Baychester av. Apr 21, due Dec 18, 1910, 6%. Apr 24, 1908. 35,000
- *Vothelin, Cyprien A to John V Braun and ano. Elliott av, e s, 400 n Julianna st, 50x100. P M. April 29, 5 years, 5%. April 30, 1908. 2,500
- Wehnes, Frederick to Robert W Cooper. 3d av, No 3200. Extension mort. Apr 27. Apr 29, 1908. 10:2620. nom
- Weinberg, Jacob to Minnie Ferguson. Union av, No 604, e s, 70 s 151st st, 23.6x90. April 28, installs, 6%. April 30, 1908. 10:-2674. 400
- Winters, Robert C to Henry L Phillips. 3d av, No 3319, w s, 25.1 s 165th st, 25.1x98x25x95.3. April 30, 1908, 5 years, 5%. 9:-2369. 15,000
- Wallace, Frank T to Bertha Feldhausen. St Anns av, No 142, e s, 20 n 134th st, 20x80. Apr 23, 5 years, 6%. Apr 24, 1908. 10:2547. 8,500
- Same and Leopold Jonas with same. Same property. Subordi-nation agreement. Apr 24, 1908. 10:2547. nom
- Zangenberg, Johanna to Lena Maier. Clinton av, n w s, 173.5 s 187th st, 24.11x97.1x26x94.11. Prior mort \$4,000. April 25, 1908, 5 years, 5%. 11:3098. 1,500
- *Zopff, Wm to Marie Kugelman. Commonwealth av, w s, 125 s Merrill st, 25x100. P M. April 29, installs, 6%. April 30, 1908. 800

JUDGMENTS IN FORECLOSURE

SUITS.

April 23.

50th st, n s, 175 e 11th av, 25x80.6. George Pieper agt William Bryan; Appell & Taylor, att'ys; Eugene F Vacheron, ref. (Amt due, \$10,184.73.)

April 24.

Southern Boulevard, e s, 150 s Longwood av, runs s 50 x e 200 to Whitlock av, x n 25 x w 100 x n 25 x w 100 to beg. Henry Dreyer agt Geo B Brooks et al; Herman Elfers, att'y; Patrick J Dobson, ref. (Amt due, \$6,472.38.)

Houston st, Nos 100 to 106 E. Frank Hillman agt Charles Lowe et al; Arnstein & Levy, att'ys; John J Walsh, ref. (Amt due, \$3,134.)

121st st, n s, 170 w Manhattan av, 16x100. Pennington Whitehead agt Hamilton M Weed; Duer, Strong & Whitehead, att'ys; William Allen, ref. (Amt due, \$12,017.39.)

April 25.

142d st, n s, 450 e 8th av, 25x99.11. Jane A Hind agt Margaret F Howard et al; De Witt, Lockman & DeWitt, att'ys; Ernest V B Getty, ref. (Amt due, \$16,705.96.)

107th st, s s, 158.4 w Lexington av, 16.8x100.11. Henrietta M Picabia agt Abraham Nevins et al; Bowers & Sands, att'ys; Wm P Schoen, ref. (Amt due, \$5,211.90.)

April 27.

122d st, Nos 217 East. Max Greenbaum agt Knepper Realty Co; Louis J Rosett, att'y; Geo E Weller, ref. (Amt due, \$3,907.93.)

Mohegan av, n w s, 307 s w 180th st, 33x100. Henry A Vieu agt Lillie Vohdin et al; C F Swart, att'y; Chas W Ridgway, ref. (Amt due, \$2,150.93.)

Park av, n w cor 121st st, 20x100.11. Chas A Stein agt Cornelia Hawes et al; Albert I Sire, att'y; George Parr, ref. (Amt due, \$4,363.71.)

95th st, n s, 400 w West End av, runs w 173 to Riverside drive x n 108.8 x e 133.2 x s 108 to beg. The Maple Realty Co agt Geo W

Levy Building Co et al; M S & I S Isaacs, att'ys; Samson Lachman, ref. Am due, \$204,-485.67.

April 28.

112th st, s s, 375 w Amsterdam av, 50x100.11. Susan Van Praag agt Herman Seplov et al; Henry N Kaufman, att'y; Jacob E Solomon, ref. (Amt due, \$8,732.)

St Nicholas av, e s, 129.11 s 148th st, 25x100. Jessie D Bowne agt Louis R Berg; Curtis, Mallet-Prevost & Colt, att'ys; Arthur D Truax, ref. (Amt due, \$12,216.)

April 29.

Lewis st, Nos 171 to 175. John H White agt Rachel Weinstein; Chas F Kelly, att'y; Joseph D Kelly, ref. (Amt due, \$49,943.33.)

St Nicholas av, e s, 183.9 s 145th st, 125x100. Dora Grasmuck agt William Rosenzweig; Grasmuck & Ostrander, att'ys; Wm T Keleher, ref. (Amt due, \$52,374.95.)

Amsterdam av, n w cor 156th st, 100x125. Ehler Osterholt agt Abraham Silverson et al; Noble & Camp, att'ys; Mortimer S Brown, ref. (Amt due, \$104,385.25.)

JOHN C. ORR CO., India, Java and Huron Sts. and East River City of New York, Borough of Brooklyn SASH, DOORS, BLINDS AND HOUSE TRIM LUMBER OF ALL KINDS FOR BUILDERS Telephone 948 Greenpoint

LIS PENDENS.

117 TENEMENT HOUSE DEPT. LIS PENDENS April 25.

Clinton st, No 133. Samuel Hoffman agt William Kornreich; specific performance; att'y, I Frey. 3d av, Nos 4058 and 4060. Samuel Adler et al agt Simon Weiss et al; foreclosure of mortgage; att'y, L Moschowitz. Courtland av, s e cor 163d st, 56x90x irreg. Hamilton Bank of New York City agt Annie Linder et al; foreclosure of mortgage; att'ys, Gifford, Hobbs & Beard. Clinton st, No 133. Samuel Hoffman agt William Kornreich; specific performance; att'y, I Frey. 2d av, e s, 40.11 n 99th st, 80x106. Asher Holzman et al agt Thomas Graham et al; foreclosure of mortgage; att'ys, Arnstein & Levy. 35th st, Nos 56 and 58 West. David Hochstadter et al agt Robert S Smith et al; foreclosure of mortgage; att'y, D McClure.

April 27.

174th st, s s, 100 w Amsterdam av, 50x100. The Sun Construction Co agt Morris Ratchik; action to declare lien; att'y, H B Davis. 78th st, No 162 East. T H Simonson & Son Co agt J C Lyons Building & Operating Co et al; action to foreclose mechanics lien; att'y, S H Stuart. Audubon av, e s, whole front between 178th and 179th sts, 200x85. Jem Johnson agt Louis Cohen; action to foreclose mechanics lien; att'y, M P Doyle. West Farms rd, w s, 84 s 174th st, 150x150. Atlantic Cement Co agt Harry Resnick et al; action to foreclose mechanics lien; att'y, R R Howard. Riverside Drive, n e cor 143d st, 150x65. Same agt Hawthorne Building Co et al; action to foreclose mechanics lien; att'y, R R Howard. 143d st, s s, 275 e Broadway, 100x100. Clotilde R Keller et al agt Harold Realty Co et al; action to set aside deed, &c; att'ys, Meyer & Philippeau. Westchester av, n s, lots 60 and 61, map of Washingtonville, Eastchester. Augustus H Grote agt Josephine Toepfer; action to recover possession; att'y, C A Arnstein. 2d st, No 105. John H Rogge agt Albert Horstmann et al; action to cancel deed; att'y, H Elfers.

April 28.

174th st, s s, 100 w Amsterdam av, 50x100. Sun Construction Co agt Philip Weinberg; action to determine claim; att'y, H B Davis. 111th st, Nos 230 to 238 West. Landau Heating Co agt Samuel Makransky et al; notice of levy; att'ys, Harris & Fischer.

April 29.

Marion st, s e s, lot 278, map of Washingtonville, Bronx, 50x100. Wm M Aubuchon et al agt Frances E Carter; action to recover possession; att'y, B F Gerding. Catharine st, s e s, lot 238, map of Washingtonville, Bronx, 24x100. Wm M Aubuchon et al agt Isaac E Armitage et al; action to recover possession; att'y, B F Gerding. East Broadway, Nos 35 and 37. Michael Max agt Joseph H Cohen et al; action to foreclose mechanics' lien; att'y, A Cohen.

April 30.

Bronx River pl, n w s, lots 389 and 390 and gores AB and AC, map of Washingtonville, Bronx and property in Westchester County; Wm W Penfield agt Jane Kirchner et al; action to determine claim; att'y, B F Gerding. Riverside Drive, e s 600.2 s 127th st, 75x86. Samuel A de Waltoff agt Francis M Jencks et al; specific performance; att'ys, C R & C U Carruth.

May 1.

115th st, Nos 111 and 113 East. 101st st, No 64 East. 2d av, No 2207. Two actions. Thomas Costigan recvr agt Yetta Berkowitz et al; actions to set aside deeds; att'y, M B Rich. Aqueduct av, e s, 815 n 190th st, runs e 232.7 to Croton Aqueduct, x n 75.6 x w 232 x s 50 to beg. Russel C Senior agt William Kaufmann; action to foreclose mechanics lien; att'y, L T Noonan. 118th st, No 10 West. Rosa W Friedman agt Samuel Seff; specific performance; att'y, G H Bruce. 30th st, Nos 114 to 120 West. George Spaeth agt J B McCoy & Son et al; action to foreclose mechanics lien; att'y, P M Crandell. Fulton st, No 144. Amsterdam Building Co agt Anna S de Seiding et al; action to foreclose mechanics lien; att'y, R W Bernard.

FORECLOSURE SUITS.

April 25.

Courtlandt av, s e cor 163d st, 56x90x irreg. Hamilton Bank of N Y City agt Annie Linder et al; att'ys, Gifford, Hobbs & Beard. 3d av, Nos 4058 and 4060. Samuel Adler et al agt Simon Weiss et al; att'y, L Moschowitz. 35th st, Nos 56 and 58 West. David Hochstadter et al agt Robert S Smith et al; att'y, D McClure. 2d av, e s, 40.11 n 99th st, 80x106. Asher Holzman et al agt Thomas Graham et al; att'ys, Arnstein & Levy. 99th st, n s, 396 w 1st av, 111x100.11. Same agt same; att'ys, Arnstein & Levy. Interior parcel beg at a point 50.2 s e Mapes av and 500 n e Tremont av, runs s e 25 x n e 133 x n w 25 x s w 133 to beg. Hamilton Bank of N Y agt Bernhard Moral et al; att'ys, Gifford, Hobbs & Beard.

April 27.

101st st, n s, 320 e 1st av, 75x- Lambert S Quackenbush et al agt Sigmund Adler et al; att'ys, Quackenbush & Adams. 119th st, s s, 50 e Amsterdam av, runs s 127 x e 50 x n 26.1 x e 50 x n 100.11 x w 100 to beg. Frederick W Sauer et al agt Marcus Q Osk et al; amended; att'y, H Swain. 126th st, s s, 150 w Amsterdam av, 141x99.11; three actions. Max Lipman et al agt Bethoven Englander et al; att'ys, Lachman & Goldsmith. Park av, n e cor 185th st, 100x100. Minnie A Blanchard agt Lulu Banford et al; att'y, J A Deering. 1st av, s e cor 101st st, 100x100.11. Aetna Mortgage Co agt Anna Ciritto et al; amended; att'ys, Levy & Rosenthal.

April 28.

117th st, Nos 434 and 436 East. William Laue agt Moses Fait et al; att'ys, Bowers & Sands. 106th st, Nos 219 and 221 East. Josef Gertner agt Samuel Schwimmer et al; att'y, A S Weltfisch. Varick st, No 60. Max Lowenstein agt John Massimino; att'ys, Spiro & Wasservogel. Bronx River, w bank, adj lands of Daniel Edwards and John Danison, containing 66-100 of an acre. West Farms road, e s, adj West Farms Creek 108x50, Bronx. Hirsch Lumber Co agt Isidor L Cohen et al; att'y, S H Guggenheimer. 179th st, n s, 85.1 w Mapes av, 60.2x62.7x60.2 x62.8. Hamilton Bank of N Y City agt Bernhard Moral et al; att'ys, Gifford, Hobbs & Beard. 105th st, s s, 200 w 2d av, 33.4x100.9. Mary E Robert agt Harlem Federation et al; att'ys, Bowers & Sands.

April 29.

106th st, Nos 215 and 217 East. Josef Gertner agt Samuel Schwimmer et al; att'y, A S Weltfisch. Avenue A, n e cor 120th st, 16.9x71.3. Catharina W Hochstaetter agt Rebecca Stein et al; att'y, B M Kaye. Central Park West, w s, 50.8 n 89th st, 25x100. Chas H Young et al agt Pauline Levy et al; att'y, A Ritchie. 134th st, n s, 285 w 5th av, 25x99.11. Farmers' Loan & Trust Co agt Philip A Payton, Jr, et al; amended; att'ys, Turner, Rolston & Horan. Wendover av, s s, 26 e Brook av, 75x104.4. Henry Sonn et al agt Berry B Simons et al; att'y, M H Hayman. Cherry st, Nos 369 and 373. Gouverneur st, No 71. Henry W J Bucknall et al agt Minnie Riordan et al; att'y, F T Hall. 110th st, n s, 77.6 e Park av, 38.9x100.11. Isidor Shlyvck agt Rosen Realty Co et al; amended; att'ys, Morrison & Schiff. 67th st, s s, 150 e West End av, 25x100.5. Joseph Corn agt Philip Lieberman et al; att'y, J A Seidman. Creston av, w s, 248.9 n 184th st, 224.6x119.2x irreg. Jacob W Mack agt Mary E Bixby et al; att'y, M Marks. 106th st, No 22 East. Alexander D Lewis agt Maurice Sandberg et al; att'ys, Goldfogle, Cohn & Lind. Morris av, n e cor 164th st, 100x104.9. United States Exchange Bank agt Louis Lese et al; att'ys, Hitchings & Palliser. Minford pl, e s, 325 n Jennings st, 37.6x100. Marie L Worch agt Stephen G Still et al; att'y, G A Euring. Broadway, s e cor 184th st, 75.7x92.9x74.11x 103.1. Isaac Gingold agt William Lyman et al; att'ys, Olcott, Gruber, Bonyne & McManus.

April 30.

152d st, n s, 125 w Wales av, 25x115x irreg. Wm H McCarthy agt Lizzie S Cowen et al; att'ys, Saxe and Powell. 80th st, No 141 West. Philip Siff agt Minnie E Jenkins et al; att'ys, Spiro & Wasservogel. College av, n e cor 165th st, runs n 438.11 to 166th st, x e 199.4 to Findlay av, x s 438.11 x w 194.3 to beg. Nathan Lubov et al agt Max Kessler et al; att'y, M Silverstein. 134th st, s s, 140 w Park av, 75x99.11; two actions; Ada Brown agt Samuel Chudnoff et al; att'y, P Gross. Tinton av, e s, 168.10 s 168th st, 16.8x132.5. Mary E Doyle agt Robert L McNicol et al; att'ys, Cohalan Bros.

May 1.

Bleecker st, s s, 25 w West Broadway, 25x125. Ada Neumann agt Ernestine Von Munster or Schroeder et al; att'ys, Wesselman & Kraus. Villa av, w s, 138.4 s Van Cortlandt av, 50x100. The Allerman Co agt Agnese Pistone et al (amended); att'ys, Dutton & Kilsheimer. 2d av, n e cor 99th st, 40.11x106. Chas H Reed agt Jacob J Schwartz et al; att'y, Wilson, Barker & Wager. 179th st, s s, 100 w Amsterdam av, 50x100. David Werdenschlag agt Louis Mayer et al; att'ys, Arnstein & Levy. Main st, n w cor Bear Swamp rd, 197.6x89.2x 211.7, gore. Daniel S Doran agt Owen J Clinton et al; att'y, G W Scott. 179th st, n s, 85.1 w Mapes av, 60.2x62.7x60.2x 62.8. Hamilton Bank of N Y City agt Bernhard Moral et al; att'ys, Gifford, Hobbs & Beard. Christopher st, s e cor West st, 69.2x47.4x irreg. Saranac Realty Co agt Henrietta C McKeever et al; att'ys, Shiland, Shoemaker & Hedges. Broome st, n e cor Mangin st, 50x75. Anna W Hepp et al agt Charles Wendt; att'y, G M Bode. 9th st, Nos 713 and 715 East. Louis Haims agt Samuel Weinstock et al; att'ys, Morrison & Schiff. 34th st, No 15 West. James A Trowbridge agt Robert S Stedman et al; amended; att'y, W F Clare.

JUDGMENTS.

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

April.

- 25 Altman, Samuel—Solomon W Johnson, \$126.66
27 Ashfield, J Howard—George Flynn, 1,693.04
27 Aberband, Lena—Alexis V Moschowitz, 309.89
28 Arnold, Basha—George Spaeth, 99.01
28 Addison, John—German Exchange Bank, 2,556.31
28 Aquilino, Nicholas—Vincent C Pepe, 217.74
28 Abel, George—People, &c, 200.00
28 Abbatemarco, Antonio—the same, 100.00
28 Arnold, Frank B—Van Dyck Churchill Co, 52.89
30 Allen, Joseph—Aetna Indemnity Co of Hartford, Conn, costs, 68.33
30 Ahearn, James—Comado Danielson, 1,896.40
30 Augenzucker, Sam—Adolph Scheer, 116.75
1 Abrams, Tillie R—Abraham Hirsch et al, 178.40
1 Antonelli, Raffaele & John—Adolf Prince, 276.41
1 Aronson, Louis—Samuel Shecketer, 394.41
25 Bruno, Martin—Barnett Pepkowitz, 59.41
25 Brackett, Laura M—George Barrie et al, 119.76
25 Brockmuller, Hans—Manhattan Electrical Supply Co, 63.03
25 Butler, Mary—Eben Wright et al, 424.38
25 Buchbinder, Dora—People, &c, 500.00
25 Berkowitz, Rubin* & Samuel—Bandler & Greenspan Furniture Co, 84.65
25 Bachmaier, Chas J—M N Clement, 1,882.02
27 Barringer, Albert—Elinor E Brockway, 178.65
27 Burnett, Wm E—Thomas G Knight Co, 345.75
27 Bliento, Gindo—Louis Rosenberg et al, 35.01
27 Bernstein, Harry G—Am Steel Frame & Band Iron Co, 138.46
27 Bacon, Geo T—Montauk Brewing Co, 280.80
27 Buck, Nettie or Mrs Chas R—Grace MacLaughlin, 74.87
27 Barbank, Abraham—Jacob Greenberg et al, 316.50
27 Bartos, Moe—Gregor Horn, 84.65
27 Bach, Meyer & Betsie—Michael Garlick, 163.65
28* Brown, Robert B—Am Surety Co of N Y, 37.96
28 Baird, Wm A—Chas E Fink, 136.15
28 Benelari, Hamilton V—Philip Weinberg, 26.04
28 Barbaum, Philip—N Y City Ry Co, 107.88
28 Bandler, Max—Walter H Lewissou, 548.82
28 Bornstein, Louis—Samuel Shanker, 28.45
28 Borgman, Joseph—Chas J Hoenninger, 28.65
28 Berkowitz, Nathan, gdn—N Y City Ry Co, 138.88
29 Brown, Lizzie J—Elmer A Darling, 1,063.25
29 Beck, Robert W—Julius Klugman Co, 171.90
29 Bruce, Benjamin F—Hugh J Keenan, 271.82
29 Burkhard, Frederick—Emerson Realty Co, 41.16
29 Brown, Juliet—Herman Blendermann, 32.31
29 Burnett, Wm E—Reis & O'Donovan, Inc, 1,211.27
29 Bookstaver, Jennie—Chas A Pecora, 948.73
29 Borodkin, Ike—Theodore R Martin, 111.50
30 Borstleman, Wm L—F R Littell, 101.65
30* Berliner, Julius—Wm H Fitch, 395.40
30 Bixby, Geo S—N Y Telephone Co, 99.43
30 Brocker, Claude W—Julius M Lyon, 35.60
30 Berkowitz, Yetta* & Morris—Fred Bachner, 19.41
30 Berkowitz, Calman—Morris Cohen, 14.65
30 Bennett, Geo L—Geo R Sutherland, 152.32
30 the same—the same, 168.59
30 Burr, Samuel D V—the same, 168.59
30 Buch, Fred—City of N Y, 107.85
30 Buch, Amelie—the same, 116.79
30 Berman, Philip—Philip Baum et al, 1,512.38
30 Brick, Samuel—David Greenberg, 442.61
30 Backer, Victoria—Leopold S Meyer et al, 102.05
30 Bleicher, Nathan—Henry Bock, costs, 68.18
30 Benson, Ellen A—Simon Strauss, 558.20
1 Bornstein, Benjamin—Siegfried Salomon et al, 159.96
1 Burr, Shelton C & Eugene H—Equitable Life Assurance Society of U S, 703.95
1 Blood, Richard T—James R Clarke, 906.60
1 Beckelman, Rose & Harris—Rae Mendelson, 534.42
1 Burgess, John gdn—Ntl Ice Cream Co, 23.08
1 Balsam, Phillip—Max Rothbart, 326.65
1 Breglie, Guiseppa—People, &c, 300.00
25 Cochrane, Robert H—Roger Martin, 68.88
25 Crarevitz, Emil—M N Clement, 10.00
27 Chait, Louis—Imperial Curtain Co, 46.91
27 Campbell, John V—James M Hilberg, 575.69
27 Campagnola, Sergio—People, &c, 500.00
27 Clement, Maynard N, comm—Mary A Corcoran, 56.93
27 Clark, Edw E* & Joseph P—Chas F W Johanning, 419.41
28 Crawford, Geo C W—Bernard & Co, 118.41
28 Cummings, Harry—Herbert E Van Horn, 36.50
28 Cunningham, Martha—N Y City Ry Co, 107.75
28* Cohen, Phillip—Samuel Singerman, 111.81
28 Crarevitz, Emil—M N Clement, 500.00
28 Crawford, Arthur—People, &c, 200.00
29 Clarkson, Wm H—Milton S Sommerich et al, 124.41
29 Cohen, Jacob—Abraham Kassower, 156.15

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29 Carayamis, John—John Alban... 59.67	27 Grimes, Louis I—George Flynn... 1,693.04	1 Jacobson, Lillie L—George Steck & Co. 249.36
29 Corcoran, Wm A—Phillip C Donner et al. costs, 32.41	27 Gubernickoff, Nicholas—Henry Davidson... 309.64	1 Jacoboric, Clara—Isidore Rosenberg... 119.65
29 Conforti, Nicola—Raymond Von Praag Supply Co. 527.33	27 Griese, Sophie—George Liss & Co. 156.89	1 Johnston, Hewitt S—W S Huseton & Co. 343.72
29 Cohen, Isadore L—George Vassar, Jr. costs, 139.39	27 Giglio, Damiano & Grace—Jacob Olinger... 78.31	25 Kavanaugh, Adeline—Harry Kircher... 71.03
29 Cuttingham, Christopher F—the same... 139.39	27 Grossman, Morgan—Moritz Oestreicher... costs, 79.38	25 Keenan, Thomas—William Sierichs... 249.10
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30 Carter, William—Italian-Swiss Colony... costs, 302.28	28 Greenfield, Max—Moses Monday et al. 61.75	27 Kettle, Adolph & Isidore—Henry Rosenfeld... 792.70
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30 the same—Pneumatic Whitewash Co. costs, 107.45	28 Geller, Philip—Frank Levine... 157.15	27 Kruger, Emil, adm—Andrew Brown... costs, 98.41
30 Chorost, Aaron—Louis J Gold... 33.91	28 Greenberg, Abraham—Lawyers Title Ins & Trust Co. 380.34	28 Key, J Barton—Theodore Schmalholz et al. 84.58
30 Colford, Sydney J—City of N Y. costs, 140.25	28 the same—the same... 391.30	28 Kelly, John—Aaron Buchsbaum Co. 257.87
1 Cohen, Ben—Joseph S Rosalsky... 137.15	29 Goldfine, Joseph—R W Beiser Co. 362.72	28 Kosower, Abraham—Jefferson Bank... 236.65
1 Clerke, Adam—Phelps Bros Co. 38.20	29 Gehlen, Chas W—Burns Bros... 91.10	28 Kosofsky, Joe—the same... 236.65
1 Christman, Carl—P W Engs & Sons... 323.09	29 Gross, Samuel—Abraham Kassarow... 85.65	28* Karr, David—Richard Mfg Co. 251.83
1* Cohen, Philip—Thomas Crump... 1,162.46	29 Gagliardi, James M & Frank—Adolf Prince... 128.19	28 Kipp, Katherine B—Edw P Hatch... 3,193.51
25 De Rosa, Frank—Chas J Deiger et al. 86.26	29* Gibson, Daniel H—Emerson Realty Co. 95.27	28 Kennedy, John—Edwin Outwater. costs, 49.04
25 Di Rienzo, Luigi—Nicola Lanza... 173.16	29 Goldfarb, Philip—Morris Sach... 189.36	28 the same—Anna G Outwater. costs, 49.04
25 Dietz, Mary A—St Ann's Home... 118.91	29 Gormley, James—Morris M Tischler... 76.73	28 Kirkpatrick, Cyrus B—People, &c. 200.00
25 De Carlo, James—Johanna Goodstein et al. 52.65	30 Goldfarb, Herman—Francis H Leggett & Co. 44.77	28 Kirshner, Robert—Vincent Fortunato... 65.67
27 Donahue, John V—Kathleen K Donahue... 215.71	30 Gair, David F—42d St, Man & St N A Ry Co. costs, 107.88	28* Koles, Edward—Eureka Fire Hose Co. 87.65
27 Damers, John—Theodore A Cranes Sons Co. 47.54	30 Gerstle, Robert J—City of N Y. costs, 139.15	28 Kolaschheim, Henry & Dora—Wolfe Hirsch... 519.40
27 Defano, Josie—Joe Kantor... 42.65	30 Goodman, Samuel, Max & Rebecca—Morris L Sack... 1,232.55	28 Kuttner, Rubin—John B Hulse et al. 425.54
27 Dinkelspiel, Louis W—Ernest Verihew... 146.91	30 Greenberg, Max—Wm H Fitch... 395.40	29 Katz, Morton I—Standard Plumbing Supply Co. 308.63
27 Davis, Homer—Elizabeth Baldwin... 1,181.88	30 Gassner, Leopold—Joseph Melcer... 2,527.20	29 Kerrigan, Mary E—May White... 79.41
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27 Draper, Walter H & Harriet N—Walter H Draper Co. 1,866.45	1 Greenway, Thomas—B & H Motor Car Co. 218.85	30 Kowalsky, Henry I—N Y Telephone Co. 78.28
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28 Damers, John—Eureka Fire Hose Co. 87.65	1 Gooch, Margaret—Phoebe E Marshall... 598.03	30 Kalchheim, L* & Henry—Henry Frank... 29.41
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29 Dahlbender, Geo C—Charles Comisky... 114.41	25 Hessberg, F or Marx, Frances—Lancelot M Buckeley... 167.01	30 Kenny, Patrick F—Frederick N Du Bois et al. 1,046.35
29 Drossinas, Demitras—John Alban... 59.67	25 Hammond, Samuel P—Essex County Trust Co. 869.53	1 Kanevsky, Jacob—Adam M Bennett et al. 162.89
29 Dunn, Morton—H Sumner Sternberg... 25.31	25 Hookey, Wm T—Moses Miller... 454.47	1 Kessler, Alfred—Hugode Bethmann... 66,112.81
29 Dale, George—Bernard Lazarus... 54.67	25 Hoffmann, Abraham A—Celia Jacobson... 39.40	1 the same—Theodore H Kessler et al. 52,918.21
29 Dubin, Samuel—Israel Ellis... 29.65	25 Horowitz, Salo G—Nathaniel Feigenbaum... 293.19	1 the same—Carl Borgnis et al. 33,140.33
30 Doris, Denis—N Y City Ry Co. costs, 107.88	25* Houser, Carl—the same... 293.19	1 Kaufman, Jacob—Roe Mendelson... 534.42
30 Dreben, Louis—People, &c. 300.00	27 Honig, Reggie—Ferdinand Huellen et al. 87.46	1 Ketcham, Henry L—Lawyers Title Ins & Trust Co. 4,291.62
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1 Doring, Wilhelm—Wilhelmina Doring... costs, 110.43	27* Haigh, John—the same... 149.91	25 Lipsich, David—Nathan Lyons... 87.00
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28* Erlacher, George—Robert W Hebbard... 230.41	28 Hale, Mary—Charles Leopold... 79.41	28 Larremore, Wilbur—Fanny Harris... costs, 110.47
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25 Frink, Geo A—Howard P Sweetser... 1,779.90	29 Hill, John—A Maynard Lyon... 609.67	29 Lewis, Reginald J—Benjamin Altman et al. 96.45
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27 Ficklen, William—Stanley Kutnik... 5,040.10	30 Haire, Robert J—the same... 105.20	30* Lihne, Arthur—John L Hall... 427.79
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27 Forbes, Eben, treas—Ephraim Siff... 93.67	30 Hallel, Archie—Nowacke & Loeser Co. 224.93	30 Levenowitz, Isaac gdn—N Y City Ry Co. costs, 108.88
27 Fessler, David—Henry Adler et al. 29.65	30 Hall, Chas M & Ella L—John J Kirby... 2,314.80	30 Leo, Edgar F—Bayard L Peck... 534.22
27 Frohne, Wm C—Selma Kuhne... 311.43	30 Henry, Chas W—Margaret Kilduff... 60.81	30 Levine, Benjamin—People, &c. 1,000.00
28 Friedman, Joseph—Vincent C Pepe... 217.74	30 Hyams, William—Samuel Friedman... 982.98	30 Loewy, Geo J—Board of Education of N Y City... costs, 109.15
28 Flynn, Chas B—Mayde Palland... 20,268.66	1 Herskowitz, Louis—Louis Brinn et al. 95.73	30 Livingston, Emanuel J & Solomon J—Whitall Tatum Co. 51.41
28 Friedman, Louis—Max Laubheim et al. 428.45	1 Heysfeldt, Samuel—Julius Rumpel... 416.36	1 Lissner, Joseph—John Bopp... 163.38
28 Frink, Wm E—Klingenberg & Co. 1,752.88	1 Hast, Isadore B—Electrolytic Art Metal Co. 233.19	1 Leidy, Oren R B—Oliver Markenburgh... 1,517.88
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28 Finn, Wm E—German Exchange Bank... 2,556.31	1 Hoskins, Clanmar P—John D Rishell... 1,587.47	1 Lockwood, Lodina W—Emma Wellington... 387.74
28 Feldman, Morris—Joseph Teiman et al. 65.03	1 Hallel, Archie—C Joseph Fox... 39.71	1 Landy, Samuel—Joseph Gold... 35.15
28 Francis, Joseph—People, &c. 500.00	1 Haber, Morris & David—Louis Meyer Realty Co. 9,816.76	1 Leberman, Harry—Schmitt Bros... 134.70
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28 Friedson, Louis—Hyman Ellender... costs, 23.08	1 Harvey, Frank—City of N Y... costs, 106.85	1 Levine, Philip J—People, &c. 500.00
29 Flynn, Dennis—Standard Plumbing Supply Co. 308.63	1 Hemming, Henry G—U S Mortgage & Trust Co. costs, 71.05	1 Lawrence, Edwin C—Gheschen & Sons Rope Co. 164.66
29 Finn, James—Julia Minder... 20.63	1 Harrison, James A—Alexander Adamson... 31.22	25 Messer, Otto—Louis Seiler... 64.00
29 Fay, Elffe—Elizabeth Sullivan... 322.15	29 Ingber, Morris—Walter Scott et al. 522.41	25 Morris, Adolph—Henry Bernstein et al. 504.58
29 Fox, Sigmund—Louis Schwartz... 133.15	30 Iselin, Edith C—City of N Y... costs, 140.35	25 Marks, Mary—Jacob Peter... 35.31
29 Fast, Jacob—Thomas Walsh... 515.67	1 Isaacs, Philip—Nathan J Packard et al. 44.41	25 Meyer, Jacob—Candee, Smith & Howland Co. costs, 110.95
29 Fagan, Frank—Steinhardt Bros & Co. 184.41	27 Joline, Adrian H, rec'r—Edw S Root... 2,087.02	25 Mechein, Geo B—Franklin E Hetrick... 1,364.46
29 Fogarty, John J—the same... 34.41	27* Joseph, Harry—Louis Siegbert et al. 110.28	25 McCarthy, Eugene J & Thomas G—Arthur Levy... 364.27
29 Ferrar, Charles—Walter I Browne... 29.40	28 Jacobson, Israel—Joseph Newmark... 114.28	25 McElroy, John J—Julius A Spillane... 341.66
30 Feierstein, Gussie—Morris Cohen... 14.65	29 Jody, Clara—Wm J Dick... 109.24	27 Meade, Nicholas R—Southern Tier Masonic Relief Ass'n... costs, 117.18
1 Feldstein Samuel—Frank Bernstein... 322.51	28 Joel, Charles—Bryant Motor Co. 688.92	27 Maguire, Mary—Interurban St Ry Co. costs, 108.88
1 Fitzpatrick, Albert L—Arthur D Wood et al. 60.60	29 Jennings, James—Am Exchange Cigar Co. 70.33	27 Mehden, Henry C—Empire Square Realty Co. 163.57
1 Ferrara, Antonio—Samuel Eckstein... 243.74	29 Joseph, Charles—Isaac R Theise... 819.69	27 Martin, Walter C—Diamond Rubber Co. 676.95
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27 the same—Richard J Donovan. 1,955.46
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27 Miller, Clara B—Edw V Baillard. 415.67
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27 Miller, Chas H—Fanny Harris. costs, 110.47
27* Miller, James W—Am Surety Co of N Y. 37.96
28 Meader, John F—Chas E Fink. 78.04
28 Meegan, Joseph—Herbert Van Horn. 17.29
28 Melbourne, Geo A—F Victor Lickens. 63.01
28 McGillick, Charles—Luylies Bros. 100.85
28 Marks, Sidney J—N J Military Academy. 280.99
28 the same—the same. 350.06
28 Mongno, Ely, gdn—Schwab Bros Co. costs, 115.24
28 Miello, Antonio—People, &c. 100.00
28 Migyanov, Mladcu—the same. 500.00
28 Marcus, Samuel—Jacob B Rubenstein. 243.94
28 Mayer, Henry D—the same. 243.94
28 McCarthy, Mary—People, &c. 500.00
28 McGrath, John—Lawyers Title Ins & Trust Co. (D) 4,791.11
28 the same—the same. (D) 4,350.26
28 the same—the same. (D) 3,083.26
28 the same—the same. (D) 8,481.91
29* Macey, Wm J—Marx & Rawolle. 80.41
29 Maguire, Frederick P—Emerson Realty Co. 107.95
29 Mitchell, Thomas C—the same. 32.83
29 Multerer, Joseph—American Veneer Co. 102.44
29 Malley, Margaret J—Curtis Blaisdell Co. 40.25
29 Mooney, James F—John H Meyer et al. 33.41
29 Mozer, Solomon—N Y City Ry Co. costs, 107.88
29 the same—the same. costs, 107.88
29 McAllister, Anne—Chas G Knies. 43.30
29 McCarthy, Bridget—Bernard Scheinkmann. costs, 71.30
29 MacQuarrie, Robert—A J Crawford Co. costs, 108.18
29 Moseley, Mattie—Sarah Knox. 1,041.50
29 Myers, W R—Bryant Motor Co. 688.92
29 Munzer, Henry—Ernest Tribelhorn, Inc. 296.50
29 Mochlenpah, Wm F—Edw A Sanford. 117.38
29 Mintz, Michael & Kenny—Van Norden Trust Co. 321.15
29 McLean, Mary—Paul J Bonwit et al. 161.13
29 McCarthy, Daniel—N Y City Ry Co. costs, 71.88
29 Mansfield, Arthur—Emerson Realty Co. 125.70
29 Morris, Courtlandt P—the same. 334.91
29 Moritz, John—Herman Segal. costs, 116.13
29 Marshall, James—Marc Klaw et al. costs, 109.38
30 Mason, Samuel—N Y Telephone Co. n. 30.43
30 Meeker, Geo R—John L Hall. 427.79
30 Meryash, Louis—Joseph C Cocker. 632.92
30 Moore, John S or J S & Sara S—Oliver H Moulton. 329.97
30 Munday, Thomas E—Henry C Hazen. 396.55
30 Mechlin, Madeline G H—Board of Education of City of N Y. costs, 115.97
30 McCann, Edward—Max H Levy et al. 107.95
30 McCarthy, Caroline—Wm F Donnelly. 2,842.85
30 the same—Arthur G Larkin. 1,330.24
30 Mansfield, Luther E—Associated Merchants of N Y. 87.24
30 McCord, James B—Keasbey & Mattison Co. 29.45
1 Marcus, Simon and Joseph—National Discount Co. 365.22
1 Martin, Geo W—Niagara Wood Working Co. 1,389.76
1 Matzkin, David and Max—Louis Leavitt. 89.45
1 Mayer, Leon—Aeolian Co. 117.29
1 Moore, Earl T—Mercantile Leasehold Co. 255.26
1 McNeivins, Helen J—Aeolian Co. 96.94
1 McEnroe, Christiana—Frank Heuer. 153.17
1 the same—William Muller. 195.30
1 Morrissey, Dennis—N Y City Ry Co. costs, 108.88
1 Mannion, Patrick—Benjamin Pritz et al. 127.72
1 Mulvany, Mary C—Michael Maier. 193.05
1 Mannella, Vincenzo—Cook & Bernheimer Co. 43.35
1 Malliet, Wm A—Hugo Oppenheim et al. 88.25
1 Miller, Thomas—James M Bell Co. 117.91
1 Meyer, Gertrude—Tiffany Electric Mfg Co. 43.93
1 Muschel, Samuel & Israel—Jacob Werbelovsky. 318.24
1 Meiskel, Henry—the same. 318.24
1 Mancusi, Salvatore—Brooklyn Heights R R Co. 117.13
1 Martin, Walter C—Pitt & Scott, Ltd. 220.08
1 Munzer, Harry—Myer Strasburger. 32.31
25 Nelson, Peter—Graff Furnace Co. 166.70
25 Nordenstreng, Einar—Ella J Shanley. 63.40
25 Nixon, Louis—Harry W Waite et al. 666.15
28 Niles, E Ellsworth—Roselle Sullivan. 193.28
28* Novick, Minnie—Jacob Marcus. 235.71
28 Nelden, Andrew L—Roy Press. 149.31
28 Nadelveis, Harry—Edna M Davis. 14.91
29 Noble, Herbert—Wm C Wood et al. 29.54
29 Nadelweiss, Rosa* & Solomon S—Henry Mautner et al. 231.04
2 Needell, Herman—Walter Scott et al. 522.41
2 Niven, Malcolm W—Number One Hundred and Eleven Broadway. 630.11
29 Nadelweiss, Sadie—Mary Lyons. 34.65
30 Naftal, Michael—People, &c. 1,000.00
30 Noonan, Berry—Frederick Hollender & Co. 86.31
30 Nicholsburg, Henry—Koppel Friedland. 458.04
1 Neumann, Max—Ntl Bridge Works. 57.05
25 O'Brien, Richard—Samuel J Bloomingdale et al. costs, 113.95
27 O'Neill, Chas H—John Lepori. 312.26
27 O'Shea, Bridget—Wm J Faith. 85.20
28 O'Sullivan, John F—N Y & Queens County Ry Co. 107.50
29 Olmstead, Dolores M H—Horace Anderson. 3,144.24
29 Oehler, Henry & Daniel F, exrs—Christian F Becker. 97.84
30 O'Leary, Martin H—N Y City Ry Co. costs, 107.88
30 O'Brien, Margaret A—F & M Schaefer Brewing Co. 221.14
1 O'Shea, Walter L & G Henry—Van L Gildersleeve. 2,611.93
1 O'Connor, Maurice F—Montague J Pike. 798.97
1 Olcott, Susan B—Ulysses G Scollay. 246.16
25 Post, W S—Edw S Agor et al. 697.43
25 Palevsky, Philip—Louis Seiler. 60.90
25 Parutta, Cometto—Julius Braunstein. 44.31
27 Paddock, Henry C—John T Cary. costs, 22.72
27 Paley, Samuel* & Joseph—Mendel Joelson. 81.79
27 Penfield, Mary—Margareta Spankuch. 495.25
27 the same—the same. 380.09
27 Pitcher, Rose A—Wm J Faith. 263.00
27 Price, Moses A—Benj Kornblum. 124.51
27 Polstein, Joseph—Hyman Bloom. 166.66
27 Prince, John D—Pennsylvania Rubber Co. 4,587.11
27 Piggott, Agnes M—Celesta M Bozeman. 140.24
28 Pomeranz, Rudolph J—Parsegh G Essefan et al. 217.10
28 the same—the same. 216.65
28 Powers, Henry H—Chas E Fink. 71.16
28 Payne, John—Herbert E Van Horn. 50.52
28 Pfeiffer, Isaac—Louis Leavitt. 92.10
28 Pearlman, David—Israel Pomeranz. 1,100.14
28 Pentlarge, Theodore—Orien Cheney et al. 89.67
29 Pollak, Joe—Ignatz Schneider et al. 59.65
29 Perret, Chas M—Robert Christie et al. 84.41
29 Paley, John & Israel—A Grossman et al. 207.99
29 Pitcher, Wm W—Morris Badt. 130.57
29 Prigge, Louis H—the same. 130.57
30 Perkins, John, J, Jr—N Y Telephone Co. 44.84
30 Pinkney, Edw A—Geo W Harris. 45.51
30 Powers, Peter J—Robert Graves Co. 226.28
30 Pearson, Frank M—Marie F Kreckhoefer et al. 344.41
1 Perlmutter, Clara—Joseph Mayerhoff et al. 32.35
1 Perlman, Rube—Barney Ginsberg. 52.95
1 Pintzbaum, Chas G—People, &c. 300.00
1 the same—the same. 500.00
1 Perlmutter, Auguste—Brooklyn, Queens County, Suburban R R Co. 152.20
27 Quindawaldo, Bernardo—Louis Krimmer. 60.15
27 Quirk, Annie E—Samuel B Pollak et al. 183.03
25 Rosoff, Louis—Solomon W Johnson. 116.66
25 Rabinowitz, Barnet—the same. 69.91
25 Rosenthal, Robert—the same. 31.55
25 Rubenstein, Charles—Louis Leavitt. 306.36
25 Rood, Horace E—Archibald L Levy. costs, 107.70
27 Rotter, Frank—David Shapiro. 1,061.40
27 Roman, John—Wm B Rueckert. 129.41
27 Robinson, Douglas, rec'r—Edw S Roof. 2,087.02
27 Rubenstein, Charles—Morris J Gordon et al. 835.28
27 Robertson, Geo H—Geo M Buttle. 249.05
27 Reynal, Sarah C—Frank N Dowling. 1,510.47
27 Rodgers, Howard S—Pennsylvania Rubber Co. 4,587.11
27 Ruffino, Bernardo—Guiseppe Saponto. 367.15
27 Russo, Filomena—Robert Hill. 29.22
28 Rofrano, Pasquale A—Thomas M Delaney. 327.81
28 Rosenkranz, Max—Frederick Prager. 117.55
28 Riesel, Wm A—Chas E Fink. 53.00
28 Rumore, John—N Y Cornice & Skylight Works. 442.41
28 Rosenbaum, Harris—Jacob Marcus. 235.71
28 Rotter, Mary—N Y Transportation Co. costs, 123.22
28 the same—N Y City Ry Co. costs, 107.88
28 Resnicoff, Max, David & Morris—Abraham Rabinowitz. 306.01
29 Rogers, Belden J—Geo Vassar, Jr, et al. costs, 139.29
29 Rose, Mary—Bernard Marcus et al. 63.66
29 Rule, Kate—Isaac Stern et al. 299.08
29 Ring, or Duncombe, Naomi—Grace Raymond. 140.67
29 Rafferty, Peter L & John J—Archibald G Montgomery. costs, 100.30
29 Rogers, Howard J—Abraham M Kahn. 46.95
29 the same—Ezekiel Sarason. 46.86
29 the same—Harry Rodman. 92.25
29 the same—Abraham Ettinger. 183.60
29 Rubira, Louis S—Rainier Motor Car Co. 119.45
29 Rosenthal, Max—Van Norden Trust Co. 168.15
29 Rosenzweig, Ignatz—N Y Telephone Co. 74.86
30 Rosenberg, Gerson—the same. 54.37
30 Rath, Barbara D—Union Ry Co of N Y. costs, 107.88
30 Ryan, Margery—H Jantzen Shoe Co. 114.88
30 Rasmussen, Edward—City of N Y. costs, 113.07
30 Rinner, Ernest—the same. costs, 150.95
30 Rodgers, John J, Jr—the same. costs, 121.85
30 Rothschild, Edw S—Clara E McMahon. 1,057.57
30 Reinig, John P—John Albarger et al. 89.65
1 Robinson, Douglas, rec'r—Peter Tabbart. 274.31
1 Rappaport, Hyman—Abraham Denmark et al. 78.89
1 Riley, Elwyn L B—Thomas Leclair Jacques et al. 59.50
1 Robinson, Ettie* & Simon—Herbert D Miner. 91.20
1 Robinson, Douglas, rec'r—Frank A Schulte. 329.72
25 Shay, Daniel A—Underwood & Underwood. 164.91
25 Savarese, Giovanni—Palmerino Orefice. 549.66
25 Soloff, Louis—Solomon W Johnson. 120.51
25 Solomon, Leah—People, &c. 500.00
25 Stampfer, William—Nathaniel Feigenbaum. 293.19
27 Suchar, Abraham J—Marcus Rothenstein et al. costs, 35.72
27 Schoenberg, Isaac—Irving E Raymonds. 87.02
27 Stevens, John—Geo M Buttle. 249.05
27 Sweeney, Catharine, admx—Timothy J Phelan. costs, 110.37
27 Shaw, Luther S—Willy Rieser. 54.41
27 Stiebel, Louis—Johanna Levy. 159.31
27 Scharum, Eugene—Isaac Stern et al. 847.16
27 Stein, Theodore—Anheuser Busch Agency. 298.73
27 Schneider, Joseph—Fritz Brieger. 37.22
27 Stobaugh, Chester H—Stanley Kutnick. 5,040.10
27 Stefano, Maria—Louis Krimmer. 60.15
27 Seifter, Sam—O A Miller Treeing Machine Co. 75.22
28 Sackowitz, Jenny—Eva Chernof. 27.65
28 Shimans, Samuel, att'y—Jacob B Rubenstein. 243.94
28 Sherman, Jacob—Sandal Kirstein. 65.65
28 Salmon, William—Samuel Shillak. 112.99
28* Snyder, Oscar—Aaron Buchsbaum Co. 257.87
28 Simon, Jacob—Richard Mfg Co. 251.83
28 Seybold, Henry—Hans Kauer. 47.25
28 Sakelos, Kaster—Charles Heins. 84.06
28 Salinowitz, Morris—Thomas Boyd et al. 210.01
28* Schutte, Henry D—Chas E Fink. 116.80
28 Stiehler, Henry—Margaret Stiehler. 413.43
28 Schiff, Abraham & Eugene—Edna M Davis. 14.91
28 Schamack, Edward—the same. 14.91
28 Sacks, Mitchell* & Jacob—Nathan Arnold et al. 272.58
28 Stuber, William—City of N Y. 27.00, 27.00, 32.00, 57.00, 12.00, 102.00
28 Seibel, Annie—Annie T Latterbury. 411.78
28 Slater, James—Winslow H Curtis. 2,038.72
28 Schnapp, Nicholas—Michael Orlita. 37.00
28 the same—Pi Alamelek. 53.00
28 the same—Michael Zabsky. 37.00
28 Schwartz, Barnet—Abraham Rabinowitz. 306.01
28 Starkman, Frank—Lawyers Title Ins & Trust Co. (D) 13,400.07
28* Smith, Geo E—Robert W Heberd. 36.41
29 Sobel, Sam—Peter Cullan. costs, 145.10
29 Seguin, Catherine S—Robert S Moore. 49.41
29 Siegel, Joseph—Abraham Kassover. 64.65
29 Spies, Henry—A C Cheney Piano Action Co. 194.42
29 the same—the same. 477.64
29 the same—the same. 306.02
29 Sturke, Theresa—Henry H Cording et al. 33.22
29 Sutherland, Adolphina A, admx—Horace Anderson. 3,350.92
29* Shatz, Abram—Max Rothbart. 165.86
29 Soglian, Peter—N Y City Ry Co. costs, 67.88
29 Shirek, Sigfried—H Summer Sternberg. 25.31
29 Sonnenberg, Emil—Milton S Sammerich et al. 124.41
29 Simon, Mme—Otto Ledeky. 11.31
29 Seymour, Chas D—Samuel Floersheim. 93.00
29 Sugarman, Solomon C—Am Law Book Co. 152.81
2 Streger, Max—Abraham H Fried. 9.66
2 Saunders, Frederick W—Marx Rawolle. 80.41
29 Stunn, Eugene R—Emerson Realty Co. 41.60
29 Schaaek, Nathaniel W—the same. 210.37
29 Stark, Alfred—Chester Baylis et al. 113.88
30 Solomon, Bernard—People, &c. 300.00
30 Spiro, Louis—Mary Adelmann. 38.80
30 Stetson, Thomas R—William Moore. 51.21
30 Swart, Haverly B—A Wittnauer Co. 170.16
30 Schwartz, Isidor—Leonardo Cairo. 173.16
30 Sachs, Jacob & Michael—Wilmer A Baldwin et al. 88.86
30 Schweid, Sam—People, &c. 100.00
30 Sullivan, Daniel P—Esras Gottlieb. 69.41
30 Schnoor, Frederick—Embort H Ridgeway. 344.51
30 Southgate, Henry—Thomas Le Claire et al. 2,344.93
30 Sheffer, Allen I—Stapleton Ntl Bank. 175.97
30 Sharpe, Geo D—the same. 175.97
30 Shea, Mary admrx—W F Seagrist, Jr, Co. costs, 113.82
30 Schmidt, Ida W—Clemens Schoeder. 496.44
30 Sussman, David—David Greenberg. 442.60
30 Schuepp, John N—Charles Rosenberg. 357.52
30 Salternick, William—Samuel Feinstein et al. 64.65
30 Seubert, Louis H—Henry W Jessup. 7,617.35
1 Stange, Claus and Elsa—David Coulter et al. 151.15
1 Steinman, Theresa—Albert W Venin. 84.41
1 Stein, Abraham—Alfred Peats Co. 127.90
1 Stover, Helen E—St Mary's Trust Co. 10,533.26
1 the same—St Mary Ntl Bank. 15,201.68
1 Shindler, Paul—City of N Y. costs, 111.49
1 Stoller, Max—Sutro Bros Braid Co. 539.89
1 Schwartz, Aaron E—Minnie Dorf. 147.21
1 Siegel, Abraham M—Joseph Seman et al. 409.88
1 Spumberg, Jack & Clara—Joseph Mayerhoff et al. 32.25
1 Sire, Meyer L—Rainier Co. 202.81
1 Stephens, Ward—Colonial Studios. 247.87
1 Schaefer, Louis—Schwarzschild & Sulzberger Co. 81.18
1 Shapiro, Louis—Milton J Gordon. 132.05
1 Solomon, Bernhard—People, &c. 500.00

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- 25 Toplitzky, Jacob—Thomas Breusilber.....180.15
- 27 Tileston, Augusta—Gillies Coffee Co.....45.81
- 28 Teitelbaum, Adolph—Walter H Lewisson.....548.82
- 28 Thiel, Samuel—Harris Gettinger.....costs, 87.38
- 28 Trompetta, Peter—People, &c.....1,000.00
- 29 Timsley, Elizabeth—Olin J Stephen, Inc.....184.60
- 29 Trubin, Barnet—Solomon W Johnson.....50.66
- 29 Treat, Walter L—George Vassar, Jr.....costs, 139.29
- 29 Tiedeman, Henry A—N Y City Milling Co.....132.42
- 30 Thurston, Chas E—John L Hall.....427.79
- 30 Thompson, Edw G—Don C Seitz et al.....29.01
- 28 Videriczky, Joseph—N Y City Ry Co.....costs, 88.25
- 28 Van Buren, Edw M—Robert W Hebbard.....36.41
- 29 Van Schaick, Singleton—Knickerbocker Trust Co.....1,059.34
- 30 Valenti, Gabriel—Charles Funck et al.....443.64
- 25 Walker, Gisela—Mark A Newman.....costs, 69.62
- 25 Whitney, Edgar A—Nathaniel Feigenbaum.....201.06
- 25 the same—the same.....293.19
- 27 Wolff, Marks—Lawyers Title Ins & Trust Co.....41.54
- 27 Weber, Louis G—Emma J Snyder.....537.75
- 27 Ward, Henry M—Mark Cross Co.....237.41
- 27 Ward, Geo C B & Louis Deh—William O'Brien.....costs, 27.31
- 28 Willey, Henry I—Am Surety Co of N Y.....37.96
- 28 Wahle, Chas G F—Milton Berlinger.....217.81
- 28 Weibacher, Herman R—Alexander S Stanley.....165.12
- 28 Weixelbaum, Henry J—Manhattan Leasing Co.....costs, 27.31
- 28 Winter, Dennis & Charles—Otto Offenbergs.....214.65
- 28 Wlrick, Chas W—Herbert Van Horn.....66.11
- 28 Wodtke, Henry—Robert C Fisher.....costs, 23.08
- 28 Waterson, Henry—Winslow H Curtis.....2,113.80
- 28 Weber, Joseph—Mathew Schwarz.....122.65
- 29 Wasserman, Hyman & Samuel—Samuel Lipschitz.....112.76
- 29 Warner, Sadie, admx—N Y City Ry Co.....costs, 108.88
- 29 Walker, Isaac P—Robert Christie et al.....84.41
- 29 Wildes, Margaret L—Benjamin Lissberger.....216.15
- 29 Weinblatt, Charles—Van Norden Trust Co.....168.15
- 29 Walsh, Elmer—Geo Vassar, Jr, et al.....costs, 139.39
- 29 Weinberg, Wolf & Chand D—Charles Weinberg.....2,300.04
- 30 Warner, Emanuel—Metropolitan Printing Co.....167.48
- 30 Whitney, Frederick C—Halls Portrait Studio.....296.34
- 30 Wiggins, Marie S—Wm J Kinsley.....593.55
- 30 Wallfesch, Henry & Isidor—Isidor W Ullman.....38.65
- 30 Wissmann, Helen A—City of N Y.....costs, 140.25
- 30 Weisinger, Samuel—Gabriel Isaacs et al.....132.16
- 30 Woodhouse, Vasconcellos H—Clinton Gilbert.....68.67
- 30 Williams, John—City of N Y.....costs, 139.15
- 30 Weitz, Abraham—Adolph Scheer.....116.75
- 1 Weinberg, Philip—Lawyers Title Ins & Trust Co.....3,435.74
- 1 Weinstein, Max—Mike Toplitzky.....338.94
- 1 Walchok, Isidore—Joachim Spiro et al.....281.48
- 1 Wagner, Bernard—Nathan H Cohan et al.....95.73
- 1*Weill, Herman—Louis Brinn et al.....95.73
- 1 Weiss, Henry—he same.....95.73
- 1 Wurzweller, or Weiler, David—John Bopp.....119.72
- 1 Weixelbaum, Henry J—Manhattan Leasing Co.....27.65
- 1 Wolk, Simon—C Volney King.....1,291.56
- 1 Wolk, Simon—the same.....1,562.82
- 27 Zelinka, Leopold—Jacob London.....153.91
- 27 Zinth, George—Tenement House Dept.....60.17

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- 25 U S Automatic Weighing Machine Co—John P Bolton.....336.30
- 25 The Apartment Construction Co—Blackall & Baldwin Co.....300.04
- 25 N Y City Ry Co—Michael Feeley.....4,634.09
- 25 the same—Lucy Behr.....500.00
- 25 the same—Daniel G Marley.....250.00
- 25 the same—Margaret Marley.....500.00
- 25 The Brooklyn Daily Eagle—Evender S Aker.....708.24
- 25 Central Union Gas Co—Joseph Jameson.....17,026.63
- 25 Federal Union Surety Co—M N Clement.....1,882.02
- 25 Thomas Matthews Co—Chas Kohlman & Co.....42.91
- 25 Empire State Engineering Co—Henry H Arthur et al.....106.65
- 25 City of N Y—Roland D Crocker.....59.69
- 25 American Cash & Credit House—Thomas Breusilber.....180.18
- 25 Press Publishing Co—George Wahlheimer.....3,641.95
- 27 Industrial Contracting Co—Robert E Farley et al.....2,016.79
- 27 the same—Edmund P Sanger.....2,018.22

- 27 Bedell Leaf Tobacco Co—Wm A Tilling.....647.06
- 27 N Y City Ry Co—Ellen Reilly.....1,628.60
- 27 the same—Sarah Miller.....250.00
- 27 the same—Martin B Rosenthal.....5,000.00
- 27 the same—Elwood S Gerard.....250.00
- 27 the same—Mary Wilson.....250.00
- 27 the same—Anna S Pawling.....1,879.49
- 27 the same—Elias Green.....500.00
- 27 the same—Lily B McGrath.....350.00
- 27 the same—Morris Greenburg.....200.00
- 27 the same—Wm E Brown.....1,000.00
- 27 the same—Bertha Stanislaus.....5,134.30
- 27 Interurban St Ry Co—Thomas J Scott.....100.00
- 27 the same—Eda Scott.....100.00
- 27 Carbonating Apparatus Co—Willis H Chase.....70.80
- 27 Modern Steam Laundry Co—Samuel Sonn.....260.66
- 27 Press Pub Co—Lily Noonan.....1,657.11
- 27 Colonial Match Co—J Willitt Fox.....costs, 49.10
- 27 Mutual Reserve Life Ins Co—Wilson R Hunter.....149.30
- 27 Martin Import Co—W E Pruden Hardware Co.....74.96
- 27 Geo W Levy Building Co—Burton Gliddon.....890.77
- 27 Roman Realty & Construction Co—G Lordi.....78.20
- 27 the same—Realty Mortgage Co.....costs, 60.60
- 27 East Coast Land Co—James A Whitcomb.....930.12
- 27 Reid & Alberti Co—Tucker Electrical Construction Co.....44.23
- 27 Walter H Draper Co—U S Exchange Bank.....1,866.45
- 27 Man Ry Co—City of N Y.....costs, 125.95
- 27 Diamond Leather Goods Co—Harris M Copland et al.....costs, 39.35
- 27 Lacto Marrow Co—American Car Co.....360.17
- 27 Keller Smith Co—Louis Prigano.....99.72
- 27 C De Rosa & Co—Louis Krimmer.....60.15
- 28*The Ignatz Florio Co-operative Ass'n Among Corleonesi—N Y Cornice & Skylight Wks.....442.41
- 28 Ferdinand, Schaad & Co—Eppens Smith Co.....372.22
- 28 Newland Realty & Construction Co—Tenement House Dept.....274.91
- 28 the same—the same.....costs, 27.67
- 28 Geo W Levy Building Co—Klingenbeck & Co.....1,752.68
- 28 Union Ry Co of N Y City—William Eddington.....160.85
- 28 the same—the same.....2,242.01
- 28 F Garcia Bro & Co—Gustav Salomon et al.....costs, 107.38
- 28 Kohn Cigar & Tobacco Co—A Hussey Leaf Tobacco Co.....177.41
- 28 The Waterson Law Amusement Co—Winslow H Curtis.....2,113.80
- 28 Arnold Realty Co—Jacob B Rubenstein.....243.94
- 28 Hercules Realty Co—Chas L Adams et al.....96.06
- 28 The Max Meyer Co—Jacob Schorr.....13.90
- 28 The Market Place—John A Van Rensselaer.....1,188.55
- 28 N Y City Ry Co—Caroline Misick.....16,439.59
- 28 the same—Seymour Roth.....100.00
- 28 the same—Eugene F Downes.....632.75
- 28 Charles D Brown & Co—Moses Ablowitz et al.....440.65
- 28 U S Regulation Fire Arms Co—Chas N Swift.....437.96
- 29 Walter H Draper Co—Nat'l Bank of No Am in N Y.....2,625.38
- 29 The Spies Piano Mfg Co—A C Cheney Piano Action Co.....194.42
- 29 the same—the same.....477.64
- 29 the same—the same.....306.02
- 29 Gehlen Co—Burns Bros.....85.20
- 29 N Y City Ry Co—Cornelius D Mahoney.....7,637.53
- 29 Illinois Central R R Co—Samuel S Steiner.....1,071.95
- 29 Fulton Heating & Plumbing Co—Donegan & Swift.....170.16
- 29 Geo L McCracken Agency—David J Randall.....216.82
- 29 N Y City Ry Co—Philip Abramson.....1,000.00
- 29 the same—Elizabeth McAuliffe.....3,000.00
- 29 the same—Hyman Krell.....525.00
- 29 the same—George McKenney.....100.00
- 29 the same—Abraham Goodkin.....750.00
- 29 the same—James T Haverty.....840.11
- 29 N Y Contracting Co Penn Terminal—Joseph Lonzone.....651.84
- 29 City of N Y—Margaret Fitzgerald.....639.62
- 29 Meers Artificial Leather Co & Manufacturers Mercantile Co—Wm H Breasley.....2,132.14
- 29 Supreme Council Catholic Benevolent Legion—Kate A Bastianelli.....costs, 73.60
- 29 Rossley Realty Co—Jacob Bloch et al.....(D) 2,137.15
- 29 Mutual Reserve Life Ins Co—Laura C Cunningham.....136.28
- 29 Ritchings & Soutar Co—William Landon.....38.51
- 29 N Y Metal Covered Door Co—Gustave Hue-ter et al.....142.54
- 29 J W Treadwell Attractions, Inc—Gussie Tilden.....60.00
- 29 the same—Bernyce Childs.....48.50
- 29 the same—Bobby Newcomb.....49.25
- 30 N Y City Ry Co—Edna Fox.....400.00
- 30 Wyckoff, Church & Partridge—Lansden Co.....275.59
- 30 Montifore Realty Co—Charles Funck et al.....443.64
- 30 City of N Y—Vincent Newman.....380.84

- 30 Holland Amusement Co—Metropolitan Printing Co.....366.51
- 30 Clover Club Co—Conron Bros Co.....505.20
- 30 J C Lyons Bldg & Operating Co—Moses Kaplan.....594.71
- 30 City of N Y—Fred W Sines.....300.00
- 30 United Furnishing Co—James H Stout.....costs, 234.55
- 30 Lentini Rubin Co—Samuel Singerman.....59.31
- 30 Metuchen Realty & Improvement Co & Kline Realty & Improvement Co—Theodore Ganz.....24.41
- 30 Henry W Catlin Co—N Y Bank Note Co.....568.65
- 30 Aldhouse Construction Co—Joseph Fried.....45.66
- 30 The John J Hart Co—City of N Y.....costs, 110.35
- 30 N Y & Baltimore Transportation Line—City of N Y.....costs, 140.25
- 30 National Copper Bank of N Y—Lawson Purdy et al.....costs, 56.85
- 30 The Gramercy Market, Inc—Fred H Waldorf.....88.69
- 30 Metropolitan St Ry Co—Catherine Unsworth.....750.00
- 30 Buchans Soaps, Corp—Bernard Seckler et al.....1,412.43
- 30 N Y City Ry Co—Hannah Singleton.....3,151.18
- 30 the same—Pellegrino Marsala.....300.00
- 30 Martini Import Co—Hess Bright Mfg Co.....43.06
- 30 Southern Boulevard R R Co—Mary E McCormack.....2,132.78
- 1 Fidelity Development Co—Benjamin Goldsmith.....104.72
- 1 The Numerical Index Co—Mary F Butler.....93.25
- 1 Richard A Mills Cloak & Suit Co—Louis Solinsky.....1,733.13
- 1 Dry Dock East Broadway & Battery R R Co—Abraham Jacobs.....50.00
- 1 N Y City Ry Co—Edw J Brady.....100.00
- 1 the same—Morris Ravitch.....200.00
- 1 Hammacher, Schlemmer & Co—Thomas J Kennedy.....2,638.62
- 1 N Y City Ry Co—Giacchino Antoniccio.....275.00
- 1 N Y Central & Hudson River R R Co—Mabel C Lares.....4,437.84
- 1 Union Ry Co of N Y—Amelia E Conway.....2,500.00
- 1 the same—John S Conway.....1,000.00
- 1 Snare & Triest Co—Ethel Dorn.....694.15
- 1 N Y Cornice & Skylight Works—David Zippkins.....307.41
- 1 Automobile Coaching Co—Louis Ginsberg.....2,151.58
- 1 N Y City Ry Co—John J McGowan.....2,750.00
- 1 N Y Metal Covered Door Co—Wheeler Corrugating Co.....426.44
- 1 Dry Dock, East Broadway & Battery R R Co—Rachel Streich.....750.00

SATISFIED JUDGMENTS.

April 25, 27, 28, 29, 30 and May 1.

- Adams, Clyde W—C Gilbert, 1906.....239.28
- Buermann, Charles & August—M Lander, 1908.....984.76
- Beach, Wilfred W—Associated Merchants of N Y, 1908.....157.91
- Bunnell, Irving—L Karasik, 1908.....27.31
- Beals, Hallock W—Providence Washington Ins Co, 1907.....163.20
- Canzler, Anna—J F Tausch, 1908.....84.92
- Camerer, William—R Carpenter, 1899.....207.83
- Campbell, Horace J—Isbell Porter Co, 1904.....327.48
- Same—L J Boniface, 1904.....1,438.79
- Campbell, Alice E—A M Gerow, 1904.....93.72
- Cohen, Henry B & Jacob Perlman—E Kemper, 1907.....169.65
- Same—Same, 1908.....27.65
- Cohen, Joseph—C S Rosenthal, 1907.....1,060.10
- Cohen, Cassel—C S Rosenthal, 1907.....1,060.10
- Dreyer, Charles & Geo J Stocks—N Y Telephone Co, 1908.....113.14
- Engel, Chas W—N Schoenherr, 1908.....17.65
- Eisner, Theodore D & Max F Eisner—R Reiner, 1908.....274.58
- Fox, Henry E—East River Mill & Lumber Co, 1899.....1,178.17
- Fox, Hugh & Hugh C—Livingston Nail Co, 1908.....19.62
- Floquet, Paul—C G Bluh, 1908.....111.91
- Friedman, William—M Gruber, 1907.....672.78
- Goldman, Michael—Robert Gordon et al, 1908.....209.98
- Gottlieb, Wm B—William Rahr Sons Co, 1908.....88.25
- Hazell, Jesse—C L Horack, 1900.....245.90
- Hillenbrand, E Francis—Brewster & Co, 1908.....53.59
- Hunt, John—Metropolitan Tobacco Co, 1908.....34.31
- Hyams, Walter—Hale Desk Co, 1908.....104.83
- Hoffman, George—Union Dime Savings Institution, 1908.....131.99
- Haberman, Charles—N Conforti, 1908.....295.87
- Hurowitz, Harris—J Zorowitz, 1908.....1,963.87
- Harnash, Abraham—People, &c, 1908.....1,000.00
- Harris, John & Frank P Jenny J Gonzales, 1907.....46.72
- Hazell, Jesse—E E Smith, 1901.....1,643.88
- Hearn, John J—Brooklyn Heights R R Co, 1907.....107.20
- King, Jonas & Joseph Guttner—L S Glaser, 1900.....101.77
- Same—Same, 1907.....101.77
- Knoll, Louis & Frank A—W Dunn, 1908.....1,478.05

Leavitt, Rufus E & P Geddes Grant—H Stein et al. 1908.....2,922.62
 Lorinez, Max—N Y Edison Co. 1906.....32.41
 Levin, Louis—J Roransky. 1908.....49.65
 Loucks, Elizabeth D—H P Conway. 1908.105.00
 Levey, Isaac—C S Rosenberg et al. 1908..168.65
 Marx, or Hessberg, Frances—L M Berkley. 1908.....167.01
 Murphy, John—J S Sheehan. 1907.....1,055.58
 Moller, Emil & Joseph Wagner—J Kinderman et al. 1908.....384.72
 Mertz, Wm B & Wm A Lohman—People, &c. 1908.....200.00
 Nellis, Edw G—F Bowes et al. 1907.....65.42
 Proal, Arthur B—L Sherry. 1907.....7,272.36
 Poillon, William—J M Raymond. 1899.....38.41
 Same—G T Bogg. 1902.....1,027.61
 Quencer, Wm J & Patrick Cady—People, &c. 1908.....500.00
 Ridal, Annie—N Y Breweries Co, Ltd. 1907.....328.90
 Ruggiero, Salvatore—J M Tully. 1908..1,135.29
 Riesel, Ernest—W Moller et al. 1908.....104.72
 Stokes, W E D—G H Niedlinger. 1908..180.75
 Same—same. 1908.....62.77
 Same—same. 1907.....106.34
 Same—same. 1904.....75.148.71
 Same—same. 1908.....6,000.00
 Same—same. 1908.....106.34
 Shapiro, Louis—H Didisheim et al. 1908.....412.72
 Schenck, Amelia—F M Moran. 1900.....238.41
 Szerlip, Nathan—Jacobs & McCafferty. 1898.....209.31
 Same—D Mayer. 1904.....113.44
 Seiferd, Louis & Charles—D W Wehrenberg. 1908.....2,825.23
 Spears, S Sumner—R Spielholz. 1908.....100.00
 Shelley, Chas H, Caroline A & Carolin—A J Wise. 1899.....249.20
 Thomas, James C & James E Smith—People, &c. 1908.....500.00
 Vidaver, Maxwell—Powers Weightman Rosengarten Co. 1908.....49.71
 Weinstein, Abraham & Michael Bernstein—N Lacher. 1908.....369.98
 Wisansky, Louis—M Calvin. 1908.....488.50
 Waterbury, Lawrence—Udall & Ballou. 1907.....125.11
 Waldstrieher, Yeta—W Lustgarten. 1908.59.41
 Youmans, Edw T—H B Lindsay. 1908.....27.81
 Zick, William—S C Sheets. 1908.....1,343.67
 Zuccaro, Cristoforo—G Pecoraro. 1908.....407.50
 Zeltner, Wm H, Chas H, John E & Louis P—Twelfth Ward Bank. 1902.....22,213.95

CORPORATIONS.

Clyde Steamship Co—I D Einstein et al. 1908.....2,326.34
 Firemen's Fund Ins Co—Same. 1907.....416.60
 Mack Bros Motor Car Co—H Selnik. 1907.....1,757.06
 Pennsylvania Fire Ins Co—Globe & Rutgers Fire Ins Co. 1907.....218.40
 Liberty Compound Co—P Murray. 1908.....189.41
 Same—H H Upham & Co. 1908.....127.03
 The Onward Construction Co—M P Humphrey. 1908.....256.81
 Moritz, Joseph—J Schlossberg. 1908.....134.56
 Rothschild, Jacob & Fidelity & Deposit Co of Maryland—Phenix Iron Co. 1907.....49,118.15
 Same—Same. 1908.....140.67
 General Supply & Construction Co—C H Rugg Co. 1908.....752.19
 International Heater Co—J W Franklin. 1906.....27.72
 Penn R R Co & Francesco Gorastello—A J Oishei. 1907.....91.45
 Penn R R Co & Vincenzo Morena—same. 1906.....357.28
 Penn R R Co & Francesco Grastello—Same. 1906.....506.15
 Penn R R Co & Giovanni Bonaddio—Same. 1906.....805.15
 Penn R R Co & Domenico Farrarelli—Same. 1906.....437.40
 Penn R R Co & Giovanni Bonaddio—Same. 1908.....119.90
 Penn R R Co & Vincenzo Spina—Same. 1906.....506.15
 Penn R R Co & Domenico Ferrarelli—Same. 1908.....45.25
 Penn R R Co & Francesco Grastelli—Same. 1908.....45.25
 Penn R R Co & Vincenzo Morena—Same. 1908.....45.25
 Penn R R Co & Giovanni Bonaddio—Same. 1907.....117.65
 Penn R R Co & Vincenzo Spina—Same. 1907.....91.45
 Penn R R Co & Domenico Farrarelli—Same. 1907.....91.45
 Penn R R Co & Vincenzo Spina—Same. 1908.....45.25
 Penn R R Co & Vincenzo Morena—Same. 1907.....91.45
 Continental Art Glass & Brass Co—S Weisberg. 1908.....3,124.81
 Hanover Realty & Construction Co—Carter, Black & Ayers. 1906.....406.20
 Nathaniel Wise Co—New Jersey Co. 1908.83.12
 Onward Construction Co—G H Neidlinger. 1908.....180.75
 Same—same. 1908.....75,168.71
 Same—same. 1908.....86.93
 Same—same. 1907.....135.01
 Same—same. 1908.....135.01
 Hanover Realty & Construction Co & American Locktile Co—Cambridge Tile Mfg Co. 1908.....42.20
 Enley Land Co—T Herzfeld et al. 1904.....140.90
 Nathaniel Wise Co—New Jersey Co. 1907.327.41
 Steinman Realty Co, Ida Abelman & Benjamin Berger—L Mion. 1907.....1,050.00

¹Vacated by order of Court. ²Satisfied on appeal. ³Released. ⁴Reversed. ⁵Satisfied by execution. ⁶Annulled and void.

MECHANICS' LIENS.

April 25.

188—Webster av, s e cor 171st st, 25x89. Frank Militello & Co agt Ellen C Cowman and Thomas Cowman.....600.00
 189—Lewis st, No 53. Louis Jacoff agt Dora Graff and Samuel Graff.....4.50
 190—9th st, No 635 East. Same agt same.19.50
 191—14th st, No 538 East—Same agt same.2.50
 192—Park av, No 1351. Adolf Hopp agt H W Little.....26.45

193—Grand st, Nos 600 and 602. Joseph D Monblatt agt John Doe and John Gallin & Son.....649.00
 194—Ridge st, No 85. Same agt same.....200.00
 195—Cedar av, Nos 1836 and 1838.....177th st, No 267 West.....
 James Greier agt Edwin F Branning and Dr D B Spencer.....320.00
 196—99th st, Nos 301 and 303 East.....100th st, Nos 302 and 304 East.....2d av, Nos 1920 to 1928.....
 Joseph Jordan et al agt Jacob Levine et al, trustees.....(R) 2,101.70

April 27.

197—Grand av, e s, 106.11 s 181st st, 60.9x90. Waldemar E Bang & Co agt Church of God Missionary Home and Cornelius Olsen.....375.00
 198—172d st, No 457 East. Ike Apseloff agt Gusie Albert.....357.13
 199—Sheriff st, No 85. Rachel Talsky et al agt Esther Goldman. Romas B Zaliels and Jacob Kaplan.....250.00
 200—Riverside Drive, No 116. Andrew Beattie Co, Inc, agt Herbert S Harde and Dudley S Harde.....212.75
 201—Hoffman st, No 2357. Frank Barba et al agt Joseph Faiella.....700.00
 202—7th av, No 1819 and 1821. Selig Freedman agt Samuel Mandel, Greene Court Building Co & Apartment Construction Co.....74.47
 203—Hamilton pl, Nos 79 to 83. Jacob Goldberg agt Frank D Adams.....409.00
 204—86th st, No 50 West. Benson & Carlson agt Sarah Harris.....214.50
 205—Sheriff st, No 85. Max Rothbart et al agt Esther Goldman, Romas B Zaliels and Jacob Kaplan.....38.00
 206—70th st, Nos 506 to 512 East. Barrie Bumfeld agt Simon Uhlfelder, Abraham Weinberg and Jacob Bolton.....198.50
 207—134th st, No 19 East. Louis Rubin agt Charles Diamond, Sigmund Klein and Greater New York Building & Contracting Co.....406.00

April 28.

208—11th st, No 621 East. Barnet Miller agt Frederick & Elzabeth Kinsel.....26.00
 209—124th st, n s, 100 e Broadway, 100x100. Harry Lancaster & Co agt Jacob Bauman and Walsh Parquet Flooring Co.....33.00
 210—65th st, Nos 214 and 216 West. Griffin Roofing Co agt Daniel McCoy.....228.00
 211—8th av, No 754. Fooks Engine Co agt William and John Daniel.....150.00
 212—37th st, Nos 6 and 8 East. Leonard G Kirk Co agt Geo C Boldt and John W Perry.....488.00
 213—Webster av, s e cor 171st st, 25x89. Landau Heating Co agt Ellen Cowman and Thomas Cowman.....1,200.00

April 29.

214—56th st, Nos 350 and 352 West. S Green agt Louie D'Angelo and Goyshan & Woolheiser.....50.00
 215—125th st, No 14 East. Rudolf Gersmann agt James M Horton and Aldhouse Construction Co.....480.49
 216—Webster av, s e cor 171st st, 25x88. Harry W Bell agt Ellen Cowman.....110.00
 217—41st st, Nos 446 and 448 West. Louis Herman et al agt Shulm & Solomon, John Vlasky and Morris Sgrifried.....71.00
 218—Lincoln av, e s, whole front between 136th and 137th sts, 200x100. Paul C Fontana agt Guiseppe Tuoh, Simon Epstein and Guiseppe Tuoh & Co.....46.43
 219—Satisfied.
 220—110th st, No 226 East. Samuel Solomon agt Michele Maroldi.....71.00
 221—Grand st, Nos 178 and 180. Abraham Levin agt Martin H Vogel, Abraham Pransky, Louis D Prager and David Koopel.....60.00
 222—Grand st, Nos 176 to 180. Kessler Bros Co agt Hyman Vogel and Louis D Prager.....505.00

April 30.

223—163d st, No 764 East. Davis Bloom agt Ellen L Keegan.....111.72
 224—Boston av, No 1418. Otto J Kraus agt Anton Day.....25.48
 225—Crosby st, s e cor Spring st, 92.4x100.3. S E Kellar Lumber Co agt John E Olson Realty Co and John E Olson.....2,492.60
 226—45th st, No 130 West. Thomas B Watson, Jr, agt John W Bass, Jr, and James W Henning.....2,897.25
 227—Grand st, Nos 176 to 180. Abraham Prensky agt Martin H Vogel and Louis D Prager.....75.00
 228—40th st, No 252 West. J W Dolon agt N Y Cab Co and Eagle Artificial Stone Co.....100.00
 229—24th st, n s, 150 w Av A, 25x100. James McGinley agt Emilie Wood and D E Wood.....294.50
 230—Riverside Drive, No 116. The Andrew Beattie Co agt Dudley S & Herbert S Harde.....212.75
 231—Chrystie st, Nos 191 and 193. Louis Rubin agt Estate Jonas Stalk, Greater New York Building & Contracting Co.....70.00

May 1.

1—Crosby st, s e cor Spring st 92.4x100x100.3x100. Geo E Gibson & Co agt John E Olson Realty Co and John E Olson.....3,351.83
 2—76th st, No 18 East. P & F Corbin of N Y agt A A & Alice A Block and Herts Bros.....470.81
 3—5th av, No 507. Same agt Estate John A Ford et al and Herts Bros.....300.00
 4—Villa av, n e cor 205th st, 20x100. Borgia & Co agt Francesco Merlo.....2,530.00
 5—Boston Post rd, s w cor Cedar st, 54.4x90. Thompson & Schneider agt John & Mary Danies and Suburban Home Builders.....392.00
 6—Same property. Joseph H Raben agt same.....300.00
 7—Webster av s e cor 171st st, 25x88. Standard Damp Proofing & Roofing Co agt Ellen Cowman.....25.00
 8—76th st, No 18 East. Meyer S Blumberg agt Alice A Block and Herts Bros.....857.71
 9—79th st, No 409 East. Frank Maier agt Rev John M Farley, St Monicas Roman Catholic Church and Peter F Boland.....245.85
 10—Woodycrest av, No 1244. Chas H Parsons agt Jane Spearing and James J Spearing.56.00

11—College av, e s, 200 n 165th st, 135x100. Manhattan Marble & Tile Co agt St Marks Construction Co.....150.00
 12—84th st, Nos 113 and 115 East. Schwartz & Brenner agt Belmont Garage and Borough Iron Works.....436.80
 13—Grand st, Nos 176 to 180. Guttman Painting & Decorating Co agt Heyman Vogel and Equity Building & Contracting Co.....370.00
 14—Same property. Abraham Rosenthal agt Heyman Vogel and Louis Prager.....165.00

BUILDING LOAN CONTRACTS.

April 28.

Zerega av, s w cor Glebe av, 25x10.4. Egbert Winkler, Jr, loans Prida B Hablutzel to erect a 3-sty dwelling; — payments.....\$5,500
 St Raymonds st, s s, 175 e Zerega av, 25x100. Sophie Corrody loans John A & Annie McDonnell to erect a 2-sty dwelling; 4 payments.....3,500
 Ruskin st, s s, 108.7 e Maple av, 50x92.10x50 x94.4. Antoinette B De Witt loans Mario & Felicia Seminava to erect a 2-sty dwelling; 3 payments.....5,000

April 29.

Essex st, No 130 1/2 and 132.....Rivington st, No 116.....
 Louis Rinaldo loans Benson Construction Co to erect a 6-sty tenement; 7 payments..35,000

May 1.

Hunt av, e s, 277 s Bronxdale rd, 50x100. Richard W Horner loans Charles Ringelstein to erect a — sty bldg; — payments.....6,000

SATISFIED MECHANICS' LIENS.

April 25.

Anthony av, e s, 200 s Prospect av. John E Felter agt Resht Realty Co et al. (Dec 18, 1907).....112.75
 Same property. Harry Lancaster & Co agt same. (Dec 18, 1907).....188.00
 Same property. Same agt same. (Dec 18, 1907).....128.39
 Same property. Henry G Silleck, Jr, agt same. (Dec 16, 1907).....346.63
 Same property. G Schaile & Son agt same. (Dec 18, 1907).....499.00
 Same property. John H Sommers agt same. (Dec 19, 1907).....200.00
 Same property. Harlem River Lumber & Wood Working Co agt same. (Dec 19, 1907).....1,004.78
 Same property. Michele Morreale agt same. (March 19, 1908).....275.00
 Same property. F Guigliano agt same. (Dec 21, 1907).....1,300.00
 Avenue A, Nos 248 and 250. Baruch Birnhak agt Harry Wasserman et al. (April 17, 1908).....209.00
 Park av, No 540. Herman Probst agt 540 Park av et al. (March 12, 1908).....64,124.71

April 27.

3d st, No 82 East. Joseph Jordan et al agt Max Goldwasser et al. (Nov 16, 1907).....575.00
 15th st, No 434 East. G C Kingsley et al agt Nathan Cohen et al. (Dec 30, 1907).....219.30
 114th st, No 203 East. Adolf Hopp agt John Adler. (Sept 30, 1907).....19.00
 116th st, No 203 East. Same agt same. (Sept 30, 1907).....81.10

April 28.

Anthony av, e s, 200 s Prospect pl. John Cullo & Bros agt Resht Realty Co. (Dec 16, 1907).....75.00
 Broadway, w s, whole front between 133d and 134th sts. Ballou Dickson Co agt Capital Realty & Construction Co. (Dec 30, 1907).....388.12
 24th st, Nos 425 to 435 East. Candee Smith & Howland Co agt Joseph J Little. (March 27, 1908).....670.50
 46th st, No 345 East. Joseph P Greitzer agt J Gans. (July 9, 1907).....224.50
 15th st, Nos 30 and 32 West. Henry Sommerfeld agt Realty Holding Co et al. (Feb 24, 1908).....183.00

April 29.

92d st, s s, 125 w Central Park West. Savitzky & Golomb agt Carl Fischer Hansen et al. (Nov 19, 1903).....395.00
 92d st, Nos 4 and 6 West. John McKiernan, Jr, agt same. (Jan 18, 1904).....450.00
 92d st, Nos 4 to 10 West. Thomas Allen, 3d, agt same. (Jan 18, 1903).....5,834.37
 Central Park West, Nos 375 and 376. Same agt same. (Jan 18, 1904).....9,228.51
 116th st, Nos 247 to 253 West. Standard Plumbing Co agt George Reichhard et al. (April 7, 1908).....70.85
 Westchester av, n s, whole front between Cauldwell and Trinity avs. Joseph Josephson agt Lebanon Hospital. (March 13, 1908).....64.45

April 30.

Hughes av, Nos 2506 and 2508. W J Breen agt Giovanna Domiano et al. (April 6, 1908).....650.00
 West End av, Nos 22 to 26. B Fredrico agt Leopold Hellinger et al. (Jan 15, 1908).....160.00
 Amsterdam av, e s, between 114th and 115th sts. National Mantel & Looking Glass Co agt Polstein Realty & Con Co. (Nov 7, 1907).....95.80
 39th st, No 24 West. Jacob Forster et al agt Albert F Jammes et al. (April 23, 1908).....95.00
 Wall st, No 1. Wells & Newton Co agt Mercantile Trust Co et al. (Jan 14, 1908).....745.32
 Mulberry st, Nos 54 and 56. Morris Levenson agt Michael Bardini et al. (Jan 15, 1908).....900.00

May 1.

Park av, No 540. G A Suter & Co agt No 540 Park Avenue. (April 7, 1908).....3,277.64
 Same property. Davis Brown agt same. (April 7, 1908).....3,669.67
 51st st, No 524 West. L Davis agt M Beck et al. (Aug 3, 1907).....425.00
 109th st, No 232 East. Robert Marsh agt Frank Taus. (March 2, 1908).....65.00



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Av A, Nos 248 and 250. Adolf Goldstein et al agt Harry Wasserman et al. (April 29, 1908)261.00
California Safe Deposit & Trust Co agt Gertrude B Miller et al. (April 14, 1908) .75.00

ATTACHMENTS.

April 24.

Levy, Daniel; L M Taylor; \$1,398.30; A A Silberberg.
Thomas McNally Co; Crane Co; \$4,525.12; Nathan, Leventritt & Perham.
California Safe Deposit & Trust Co; \$2,600.10; Sackett, Chapman & Stevens.

April 25.

Globe Fire Apparatus Co; Dabney W Diggs; \$330.95; J T Booth.
Windham Mfg Co; Chas S Spiegelberg; \$1,071.79; E E Spiegelberg.

April 27.

Cuba Eastern Railroad Co; Wm B Hatch; \$1,775.90; Pavey, Moore & Harper.

April 28.

Wyoming Valley Trust Co; Warren J Flick; \$3,913.74; W A Walling.
Sandler, Louis; Louis M Taylor; \$761.44; A A Silberberg.

April 29.

Whitlow-Williams Drug Co; Abraham Hirschberg; \$684; Foster & Cunningham.
Gilmer Bros Co, Inc; Fleitmann & Co; \$6,112.54; Rounds & Schurman.
Same; same; \$3,089.58; Rounds & Schurman.
Same; C H Pope & Co; \$8,504.34; Alexander & Ash.
Heidenheimer, Isaac, Jr, and Louis Strassburger; Wm A Camp & Co; \$204.40; R B Aldcroft, Jr.

CHATTEL MORTGAGES.

April 24, 25, 27, 28, 29 and 30, 1908.

AFFECTING REAL ESTATE.

Boriss, H. 127 E 7th. Union Stove Wks. Ranges. 5 at 5.25; 8 at 29.25
Darling, G A. 16 8th av. G Place. Plumbing Fixtures. 400
Era Construction Co. 534 to 544 W 163d. U S Gas Fix Co. Gas Fixtures. 645
Klein & Gottehrer. 740 Trinity av. E J Gillies & Co. Refrigerator. 150
Lentin, D. 211 E 25th. U S Gas Fix Co. Gas Fixtures. 100
Peckelman Bros. 126 to 148 W 143d. U S Gas Fix Co. Gas Fixtures. 1,600
Reiner, M. 436 Grand. Yeager Hunter Spring City Stove Works. Stove Fixtures. (R) 1,800
Times Realty & Con Co. 122d st and Broadway. A B C See E E Co. Elevator. 2,550

BUILDING OPERATIONS.

(Continued from page S19.)

Office and Loft Buildings.

KINGSTON, N. Y.—Louis Galte will erect a 2-sty brick office building at Kingston. No contracts have yet been awarded.

COHOES, N. Y.—Frederick W. Kavanaugh will erect a 3-sty office building on Ontario st, Cohoes. Fuller & Pitchard, of Albany, are the architects.

MANHATTAN.—Work will soon be started for the 3-sty office and store building, 25x75 ft., which M. Kaliski, 79 Mercer st, will erect at the northeast corner of Chrystie and Grand sts, same to cost \$20,000. Samuel Sass, 23 Park Row, has plans ready. No contracts let.

Plans Wanted.

ROCHESTER, N. Y.—The Rochester Chamber of Commerce, Rochester, N. Y., realizing the necessity of interesting investors in providing cottage houses to care for the rapidly increasing population of the city, has offered \$600 in prizes in a competition for three classes of dwellings, one to cost not in excess of \$1,500; the second not to exceed \$1,250, and the third \$1,000. There are three prizes for each class of cottage, and in making the awards the chief considerations will be convenience of arrangement, economical construction and tasteful appearance. The competition will close July 1, and is open to any who may desire to enter. Detailed particulars can be obtained from S. R. Clarke, secretary, the Rochester Chamber of Commerce.

Board of school government, Wilkes-Barre, Pa., will receive competitive plans for a high school to be erected on North Washington st, not to exceed \$300,000 in cost, exclusive of heating, ventilating, electric wiring and electric power. Fireproof material, stone, brick, iron or concrete. The plans must provide for a gymnasium, also 24 rooms and auditorium to seat 1,500 people, and are to be delivered not later than the first Monday in June. The successful architect will receive 5 per cent of the cost of building. The architect submitting the second best plans is to receive \$200 and third best \$100. The directors are Dr. G. W. Guthrie, pres.; Dr. W. G. Weaver, secy.; Dr. Charles Long, Dr. Boyd Dodson, Iorwerth Jones and A. E. Burnaford.

Power Houses.

WHITE PLAINS, N. Y.—General contract for the power house of the New York Orthopaedic Society, at White Plains, was awarded to J. V. Schaefer, Jr., & Co., of 11 E. 59th st, Manhattan. The architects are Delano & Aldrich, 4 E. 39th st, Manhattan, and plans call for a brick and terra cotta structure, 1-sty high, 35x55.

Schools and Colleges.

CLIFTON, N. J.—Wm. P. Fanning, Colt Bldg., Paterson, N. J., is receiving estimates for a 2-sty addition to school No. 7, 38x64 ft., for the Board of Education, Clifton, N. J.

EAST BLOOMFIELD, N. Y.—J. Mills Platt, Chamber of Commerce Bldg., Rochester, N. Y., has prepared plans for a school building, 60x100 ft., for the town of East Bloomfield, N. Y. Estimated cost, \$25,000.

LAKEVIEW, N. J.—Wm. P. Fanning, Colt Bldg., Paterson, N. J., is preparing plans and will receive bids for a 2-sty school building, 70x80 ft., for the Board of Education, Lakeview, N. J. Estimated cost is \$30,000.

ROCKVILLE CENTRE, L. I.—Contract for the Rockville Centre School was awarded to the H. W. Otis Company, 39 E. 42nd st, Manhattan. Wilson Potter, 1 Union sq, Manhattan, prepared the plans; building is to be of brick, 2 stories, and cost about \$35,000.

BUFFALO, N. Y.—Aldermanic Committee on Schools will inspect old school No. 13 in connection with the agitation that has been begun to have the school razed and a new one erected in its place. Ald. Fuhrmann expects to offer a resolution calling for bids.

HUNTINGTON, L. I.—Adden & Parker, 12 Bosworth st, Boston, and Wm. S. Phillips, 103 Park av, Manhattan, are preparing plans for a 3-sty reinforced concrete steel, terra cotta and fireproof school building, 65x150 ft., to be erected at Huntington. Geo. C. Henrickson, chm. building committee.

BROOKLYN, N. Y.—P. J. Carlin Construction Co., 16 E. 23d st, Manhattan, has obtained the contract for constructing a 3-sty parochial school for St. Augustine's Roman Catholic Congregation, Brooklyn. The building will be erected on Sterling pl, west of Sixth av, and will extend through to Park pl. Rev. W. McCarthy is rector of St. Augustine's Church.

PORT WASHINGTON, L. I.—Plans will be ready for bidders May 9 and estimates will be received by Herbert Smith, secretary school board, until 8 p. m, June 3d, for a new high school to be erected at Port Washington, to cost \$70,000. The materials will be light brick, terra cotta trim, slate roof, steam heat. Ralph E. Dusenberre and Frank T. Cornell, 125 East 23d st, Manhattan, are associated architects. Samuel L. Hewlett, Roslyn, L. I., is president board education.

Theatres.

ROCHESTER, N. Y.—Efforts are being made, it is said, to obtain options of property extending from Elm to Cortland sts for the purpose of erecting a new vaudeville theatre. The talked-of site is only a short distance from Main st.

HOBOKEN, N. J.—J. Hamilton & Son, 348 W. 27th st, Manhattan, have received the carpentry contract on the Hoboken Theatre, which is to be built on Washington st, Hoboken. The architect is T. W. Lamb, 224 5th av, New York City.

Stables and Garage Buildings.

MANHATTAN.—No contracts have yet been placed for the 5-sty stable, 25x97 ft., which the Eighty-nine Thompson Street Co., 25 Liberty st, is about to construct at No. 89 Thompson st, from plans by Otto L. Spannhake, 233 East 78th st. Estimated cost is \$25,000.

Government Work.

Office Constructing Q. M., Fort Slocum, N. Y.—Sealed proposals will be received June 1 for earth filling behind sea walls here. Address Constructing Q. M.

Bids will soon be asked by the Isthmian Canal Commission for furnishing 50 automatic water closets. A circular proposal is now in course of preparation.

Office Constructing Q. M., Fort Slocum, N. Y.—Sealed proposals will be received until 10 a. m., June 1, for construction of sea wall here. Address Constructing Q. M.

U. S. Engineer Office, New London, Conn.—Sealed proposals for dredging in Bridgeport Harbor, Connecticut, will be received May 13. Harry Taylor, Major, Engineers.

U. S. Engineer Office, Jacksonville, Fla.—Sealed proposals for jetty work at northwest entrance to Key West Harbor, Fla., will be received May 23. Lansing H. Beach, Lieut. Col., Engrs.

Office Constructing Q. M., Fort Slocum, N. Y.—Sealed proposals will be received June 1 for construction of roads, sidewalks, gutters, drains, etc., here. Address Constructing Q. M.

West Point, N. Y.—Sealed proposals, subject to the usual conditions, will be received May 6 for stone crusher plant, steam engine and boiler. Address Quartermaster, West Point, N. Y.

Washington, D. C.—Sealed proposals will be received on the 16th day of May for the construction (complete) of the U. S. Post Office at New Britain, Conn. James Knox Taylor, supervising architect.

Washington, D. C.—Sealed proposals will be received the 21st day of May for the construction (except elevators), of the U. S. Marine Hospital at Buffalo, N. Y. James Knox Taylor, Supervising Architect.

Key West Barracks, Fla.—Sealed proposals will be received for lumber, paints, oils, hardware, etc., until 11 a. m., May 5. Envelopes containing proposals to be marked "Proposals for Lumber, Paints, Hardware, Etc.," and addressed Conrad H. Lanza, Captain and Q. M., U. S. A., Key West Barracks, Fla.