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A GAIN are the finances of the City of New York in a very serious condition. The ability of the city to borrow money is more restricted at the present time than it has been at any period in the history of New York. The debt margin amounts to only a little over \$1,000,000. On July 1 it will be increased by about \$40,000,000, but this increase will provide only a temporary relief. Practically the whole of this sum will be required to carry on the important public works which have already been started; and account must be taken of the probability that during the next year the increase in the real estate valuation will not be much more than half what it is during the current year. Apparently severe measures of economy will be necessary for an indefinite period in order to make both ends meet. Every proposed improvement which can be postponed will have to be postponed, and the Board of Estimate will have to be very cautious about committing the city to any large new enterprises. There is no doubt, for instance, that under the circumstances the city cannot afford the money necessary for the Fourth Avenue subway in Brooklyn. That subway should be re-advertised under the new law. If a private company can be found to build and operate it, it should be built at once; but if no such bidder is forthcoming, its construction should be postponed until a constitutional amendment is secured excluding stock issued for subway construction from being counted as part of the net debt of the city. It is evident, however, that measures of economy, while they will relieve the temporary crisis, will not meet the permanent situation. Manifestly the increase in borrowing capacity derived from the annual increase in the assessed valuation of real estate will not be sufficient to provide the city with the money it needs for necessary improvements. Since 1902 New York has spent not only every dollar provided by the increase in the assessed valuation, but more than \$100,000,000 besides; and out of all this money a very small proportion was used for transit purposes. Consequently, even if a constitutional amendment is passed placing stock issued for transit purposes in the same class as stock issued to pay for the new aqueduct, the city will still be unable to borrow as much money as it needs. In the long run the assessed valuation of real estate will increase even more rapidly, but so will the needs of the city for expensive improvements. What is to be done? Surely some means should be taken to meet in an adequate way a situation which promises to be permanently critical. This serious problem should receive attention from the Charter Revision Commission.

O PPOSITION seems to be gathering to the Broadway-Lexington Avenue route, as projected by the Public Service Commission. Vice-President Rea, of the Pennsylvania Railroad Co., has joined Mr. John B. McDonald in protesting against the fact that the proposed route does not provide any subway for the lower West Side. The 250,000 passengers who will board and leave the Pennsylvania and Long Island trains at Seventh avenue and Thirty-second street will have to depend for access to the station upon the surface cars or the elevated roads, and, in any event, will be obliged to walk a block or two in order to find any sufficient means of transit; and it is perfectly obvious that this important center of traffic should be connected with the subway system as closely as is the Grand Central Station. A subway, connecting with the upper West

Side route at Broadway and Forty-second street, and running down Seventh avenue, could be planned so as to have a station at Seventh avenue and Thirty-second street, and an underground connection could easily be planned with the Pennsylvania and Long Island stations. In arranging for the distribution and collection of these 250,000 or more daily travelers, it is of the utmost importance that the connection with the rapid transit system of the city should be made with every possible convenience and celerity. A delay of several minutes, such as would be necessary in the absence of a Seventh avenue subway, would mean a corresponding loss of business for shops and places of amusement situated all over the city, and it would increase by just so much the cost of transacting business in Manhattan. Of course both Mr. McDonald and Mr. Rea have special interests to serve, when they insist on the necessity of a Seventh avenue subway; but in this instance the special interest of the corporations they represent coincides with the interest and the necessities of the traveling public of New York.

T HE great argument in favor of a Broadway subway is, of course, that the line of Broadway is the line of densest traffic. This argument undoubtedly has great force. A subway must eventually be built on Broadway, no less than on Seventh avenue. The projected Broadway-Lexington Avenue route does not, however, use the line of Broadway to the best advantage. It connects lower Broadway with the upper East Side; whereas it would be far more convenient to connect lower Broadway with the upper West Side. At the same time it avoids entirely that very important part of Broadway between Fourteenth and Forty-second streets. The Record and Guide has always claimed (and we see no reason to abandon the claim) that a Broadway subway should be used chiefly for local traffic. All along its line the business population is so dense, and the local centers of traffic so numerous, that a subway with stations every four blocks and no express tracks would provide the public with service most needed. The thoroughfare is not wide enough for more than three tracks, and all those three tracks should be used to make as many points as possible along the line available for discharging and receiving passengers. When the time comes a most useful subway could be constructed up Broadway as far north as Thirty-fourth street. From that point it could turn into Sixth avenue and continue to the Central Park. It could be connected by a subway across Fifty-ninth street with the Blackwell's Island Bridge, and, by means of other cross-town subways, with the express services on the east and west sides. An underground road along the line described above, pierced by as many stations as possible, would develop more traffic per mile than the proposed Broadway-Lexington Avenue route, and would be a far more logical outgrowth of the plan of Manhattan. The time has not come for its construction; but it could be begun with profit as soon as a lower West Side and an upper East Side extension are finished.

T HE friends of the Broadway-Lexington Avenue route answer the advocates of a lower West Side subway by the assertion that such a subway will be built in the fulness of time; but this answer is not sufficient. To be sure a lower West Side subway must be built in the course of time, because its construction is demanded by the convenience of the traveling public. The point is, however, that the construction of the Broadway-Lexington Avenue route will postpone a subway, which is immediately necessary in favor of one which is not immediately necessary. South of Forty-second street the projected route parallels the existing subway and merely divides traffic which can be handled by one subway among two subways. It interferes with the construction of a lower West Side subway just because it wastes upon a competing line money which should be spent upon a non-competing line. At any one time only a certain number of subways will pay; and the only way to obtain the early construction of the largest possible addition to the transit system of the borough is to plan subways which interfere and compete as little as possible one with another. A Lexington avenue connection with the existing subway for the upper East Side, and a Seventh avenue connection for the lower West Side, would provide the maximum accommodation for the public at a minimum expense; whereas a Broadway-Lexington Avenue route leaves the lower West Side wholly neglected, and at the same time burdens the whole subway system of Man-

hattan with unnecessary and unprofitable competition. The Record and Guide believes, moreover, that the plan of extending the existing subway north from Lexington avenue and Forty-second street and south from Seventh avenue and Forty-second street would not forbid the early revival of the old project for a subway on Third avenue and the Bowery. Such a subway would, it is true, compete with the Lexington avenue subway north of Forty-second street, but it would also open an area in which the traffic is very dense and utterly unprovided with sufficient accommodations. Moreover, a four-track Third avenue subway would be of immense benefit to the Bronx. Such a route should be used in order to provide a southern outlet for the system of the New York & New Haven north of the Harlem River. That railroad company is constructing a most elaborate set of roads in the Bronx and Westchester, designed particularly for the purpose of developing the express traffic; but no steps have yet been taken to provide for the transportation of these passengers to the financial district. The Third avenue route is best adapted for this purpose, and it should be planned largely for the accommodation of the many thousands of passengers which the New Haven system will collect north of the Harlem River.

THE NEW "TITLE REGISTRATION" ACT.

THIS new law, just signed by the Governor, will by its own terms take effect separately in each county, like "Local Option," as and when so adopted by a majority vote had at a general election, as a constitutional amendment is adopted by the people of the State—the law is therefore a sort of definition and sanction of proposed action left to the will of the people by referendum, and then to be adopted by individual owners as they may wish.

We doubt if many voters are now at all familiar with the proposed changes of law with regard to this question, other than, perhaps, that they are recommended generally as a great and good thing, perhaps a little revolutionary, and in the nature of the kind of thing being pioneered by such progressive, and shall we say "socialistic," commonwealths as New Zealand, Australia, and our own Oklahoma.

That "Title Registration" of more or less similar character has already been adopted in Massachusetts and Illinois, and that our law closely follows the Illinois law, leads us to the consideration first of the views there had as to the objects attained, and the popularity of the respective laws on the subject.

As a preliminary, then, to the general subject which we will continue in later numbers we append a report of the Registrar of Titles of Cook County (Chicago), Ill., as to the purposes and objects attained by the law there.

"The object of the registering of title is to establish it in the owner as against the whole world. This is practically accomplished as soon as the title is registered. After the expiration of two years from the date of registration, no person, whatever may be his claim, may question the validity of the title so registered. In other words, the law allows two years within which persons who may have had an interest, and who were not notified of the application for registration, may establish the validity of their claim. If they fail to do so within that time, they are forever barred. In a proceeding" [for registration] "properly conducted, every person having any possible interest is notified of the pendency of the application; hence the title is practically established as against the whole world so soon as it is registered" [and absolutely after two years]. "It will thus be seen that an owner in obtaining a certificate of title, secures, at a small expense, a thorough examination of his title, a decree confirming it, the protection" [in the interim] "afforded by the indemnity fund, and at the expiration of two years an absolute defense under the statute against any person who may seek to attack his title."

Continuing, he says:

In the administration of the Torrens Law I have observed the following features to be of great practical importance to those who avail themselves of its provisions:

It is the simplest and most economical method of correcting defects and imperfections in and establishing title to real estate. It far excels all other existing court procedure by which this may be accomplished. Even in those cases where defects in the title render a lawyer's services necessary, the cost of a Torrens Registration (seldom exceeding thirty dollars and a small attorney's fee) compares most favorably with the heavy expense attendant upon other court proceedings.

The decree of the court establishing the title has greater finality than in any other proceeding. After two years no possible attack can be made directly or indirectly against it. By this wise provision the law declares that all disputes about the title are at an end, a new leaf has been turned, all past controversies or suspicions have been buried in oblivion and the property owner may rest content in the assurance that no voice out of the past will ever be raised to question his title. After the registration of the title the property owner benefits primarily by the following advantages:

1. In the rapidity with which he may close the sale of his property or make a loan upon it. Such transactions require no waste of time in making abstract continuations or examinations. They require only time enough to execute and file the necessary documents, seldom more than 24 hours, and it can be done if necessary in 30 minutes.

2. In the advice given by the examiners of titles at no expense to the property owner as to the manner of executing instruments when doubt is raised, and in the careful check upon the accuracy of all papers filed. In this way I think it may be said without any exaggeration that 75 per cent. of all errors which arise from day to day under the recording system are absolutely eliminated. To use a familiar illustration, the system locks the doors before the horse is stolen. Under the recording system errors lie dormant sometimes for years, only to give the property owner trouble and expense and oftentimes to involve him in heavy loss. I take great pride in saying that in the nine years of the system's operation, with all the disadvantages due to its newness and the lack of familiarity with it on the part of the public, no one has as yet claimed to have suffered any pecuniary loss. This record speaks more eloquently than anything that can be said about its theoretical advantages.

3. In the great cheapness of the system to the property owner. The average transfer costs three dollars, whether the property be in value \$100,000 or \$100. All abstract expense is thus eliminated. To the man selling a large subdivision this item of expense amounts oftentimes to hundreds of dollars. It has the advantage that wherever the lots are sold for small prices, the price is very attractive to the purchaser of small means, who knows that the price to him is net; and the owner can well afford to pay the transfer fee to encourage the sales.

4. In the responsibility of the County of Cook for the fidelity and accuracy of all the work done by the Registrar and his subordinates. Under the recent amendments to the law, the county is made responsible. As a practical problem the losses, in my judgment, in the years to come will be insignificant, but as an absolute safeguard and indemnity the responsibility of the County of Cook is far preferable to the guaranty of any private individual or corporation, however responsible. In closing I would say that the old adage that the test of the pudding is in the eating of it can well be applied to the Torrens Law. Try it and you will discover innumerable advantages, and you will wonder why people are so slow to avail themselves of a system of such incalculable benefit.—Abel Davis, Registrar.

If our proposed similar act shall secure any such objects and savings of expense with regard to security of titles, and cheapness and facility of transfer, we shall do well to follow in their lead.

The provisions for the indemnification of all parties injured by operation of the law, as well as the details of registration under the New York and other acts, will be considered in later sequence.

As above stated the law is as yet until adoption by the several counties purely academic, and, so far as appears to us is rather a crude definition of "good intention" towards the land owner, probably requiring much thought and tinkering, even possibly amendment by a further Legislature before adoption in so large and important a county as that of New York.

We rushed blindly into a Mortgage Tax Law, which, though a good thing in its general purpose, yet caused a lot of uncertainty and required a radical change to make it a generally satisfactory and workable body of law.

Before taking another such step blindly the best thought of all interested in real estate must be availed of, and the Record and Guide will gladly welcome communications and suggestions of amendment for publication in our columns. It is a great pity for the public welfare that a railroad must always first be laid before building comes along, and an act become law before real public interest is awakened, and improvement effected by amendment; both arising from the uncertainty always incident to a "proposed" railroad line or an act before the Legislature becoming a fact. It is a pity, but probably it always will be the case. But nevertheless let us look well before we leap in this case, and be sure that the law is the best it can be made, before binding ourselves to the adoption of a law which is unquestionably as radical a change of the present recording system in many general respects, once adopted by a county, irrespective of individual adoption by individual land owners, as was the present Recording Law when adopted years ago.

FOR PREVENTION OF ACCIDENTS.—Among the most important International Congresses to be held this year in Europe, is the Eighth International Congress for the Prevention of Accidents. Its sessions are held every three years, and are always attended by the most influential governmental officials, publicists, social economists, men of affairs and professors. The reports of the Congress are made by the most eminent world specialists, so that the volume of these proceedings is the record of the world's latest and best advance in accident prevention. Of especial value will be the report of an international committee on the "standardization," so to speak, of accidents, their causes, duration, and results, so that a world standard may be agreed upon as the basis for a comparative study. Membership in this Congress is only \$2, which entitles the subscriber to all the reports and the complete proceedings. The membership fee may be sent to Dr. W. H. Tolman, 231 West 39th st, New York, by whom it will be acknowledged and forwarded to Rome.

—The Pennsylvania Road is desirous of a subway in 7th av, especially south of 42d st. Vice-President Rea, in a letter to Comptroller Metz, says a line on the west side of the city is imperatively needed, because the Pennsylvania Railroad and Long Island Railroad will place in the 7th av and 33d st district daily over 200,000 passengers.

—The Fulton Trust Co., 30 Nassau st, is sending to those who make application an interesting booklet on the life of Robert Fulton.

CONSTRUCTION

LESSONS FROM THE PARKER BUILDING.



On the 15th of January, 1908, the New York Board of Fire Underwriters passed a resolution requesting a committee to obtain a report by Mr. W. C. Robinson, Chief Engineer of the Underwriters' Laboratories (Chicago) of the National Board of Fire Underwriters, on the effect on the Parker Building, 233 Fourth av., New York City, of the fire which occurred

therein January 10th, 1908.

In transmitting the report the committee explained that the delay which has occurred in its preparation has been due to the fact that important structural members, which it was essential to recover and examine, were covered by huge piles of debris and were only recently accessible.

Mr. Robinson in some preliminary remarks takes the view that the Parker Building was fairly representative of fireproof buildings occupied for mercantile and light manufacturing purposes in New York City, and is said to have been of even better construction than many later buildings. Its practical destruction, while surprising to the general public, he remarks, furnishes no reason for the discredit of fireproof building construction and taught no lessons to the fire protection engineer which have not been more or less thoroughly understood. The results of this fire, however, served to emphasize the necessity for better design, for the more effective use of the materials employed in fireproofing and also the necessity for efficient inside fire protection in high buildings used for the storage of large quantities of combustible materials.

In some further general remarks, the engineer says:

"The large amount of combustible material in the Parker Building, its excessive area, inadequately protected stair and elevator shafts and lack of facilities for the prompt discovery of fire, furnished conditions which permitted this fire to gain very great headway before the arrival of the fire department. The loss on this building with its contents under such circumstances, directs attention to the probability that under similar conditions of construction, area and occupancy fires may assume proportions beyond the control of a well-equipped fire department, especially as unavoidable delays due to condition of the streets, absence of nearest engines at other fires, etc., are possible at any time."

Mr. Robinson did not undertake to make any special investigation of alleged deficiencies in fire-fighting facilities at this fire, as this did not come within the scope of his commission. He proceeds to give a description of the fire, and concludes this portion of his report with the remark that "in buildings of large area containing considerable quantities of combustible material, the fireproofing should be capable of withstanding temperatures as high as 2,000° Fahr. for several hours."

Other portions of the report follow.

DAMAGE TO COLUMNS.

The cast-iron columns were apparently uninjured except in and surrounding the collapsed areas and at one or two other points. The sixth story section of column 45 failed about 4 ft. 6 ins. below the seventh floor, and the eleventh story sections of columns 33 and 34 failed about 4 ft. below the twelfth floor level. These failures were caused by heat, the columns being deflected and bulged at the points of fracture.

The failure of column 45 (as indicated in plans accompanying the report) caused the collapse of a section approximately 40 by 24 ft. of all floors from roof to basement, located near the rear court. The ninth, tenth and twelfth story sections of this column were broken into two or more pieces in falling.

The failure of columns 33 and 34 caused the collapse of a section of the twelfth floor, roof and roof house approximately 60 ft. long by 30 ft. wide, and an adjoining section of the roof and twelfth floor, approximately 15x20 ft. The falling material mostly lodged in the framing of the eleventh floor, large quantities of the tile arch blocks going through to lower stories and causing the failure of numerous arches by impact.

The ninth story section of column 25 was deflected by heat about 1 in., but did not fail. Slight deflection was also noted in the eleventh story section of column 27. Examination shows that the sixth story section of column 45 was defective both in thickness and material. About 25 to 30% of the lugs on the columns next to the main collapsed portion, namely, Nos. 38, 44, 46 and 51, were more or less broken, the fracture being through one bolt hole in some and both bolt holes in others. The bolts were either sheared or the threads stripped.

COLUMN COVERING.—Interior columns protected by circular porous terra cotta blocks, the shell being 1 in. with ribs of the same thickness and depth at the back. One inch air space between shell and column. Electric conduits were placed against

columns, the tile blocks being cut away to accommodate this piping. The outer ends of the brackets were unprotected. Column covering finished with 1 to 1½ ins. of plaster in two coats. Hollow plaster caps at ceilings. Wall columns were protected by 4 ins. of brick work in lower stories and 2 ins. in upper stories, a few columns in east and south walls being protected by expanded metal and plaster on the inside. Steel columns in roof houses unprotected.

DAMAGE.—While the column covering was generally in position, careful investigation shows that it failed to protect the columns at several points, notably in the sixth and eleventh stories, the failures in these stories resulting in the collapse of the large areas heretofore described. The failure in the eleventh story may have been caused by a weakened condition of the covering resulting from a previous fire in this story. In many cases remote from the collapsed portions the column covering was badly split and damaged at the top, notably in the sixth, ninth, eleventh and twelfth stories, and to a lesser extent at other points. The weakened condition was apparently due to the distortion of the metal conduits, the lack of proper bonding on account of these pipes, and to the expansion of the tile itself. About 25% of the total column protection, although mostly in position, was badly damaged by fire. About 20% was damaged to a lesser degree. Due consideration has been given to the fact that considerable column protection was knocked off by falling material after the fire. In many instances the ultimate fire-resisting point had apparently been reached.

FLOOR ARCHES.

CONSTRUCTION.—Flat, side construction, 8-in. semi-porous hollow tile arches were used throughout, the soffit being 1½ ins. below the lower flanges of the floor beams. Over the arches was a loose cinder fill (some sand and some cement) 8½ ins. in thickness (except roof) and practically flush with the top of the 3-in. wood sleepers upon which 1½-in. matched pine top flooring was laid. The arch spans were generally 5 ft. in north and south bays excepting one arch in front of passenger elevators, which was 7 ft. The spans were 4 ft. 6 ins. and 6 ft. in the main portions of the floors.

The lightweight 4-cell arch blocks were used with 2-cell blocks next to the keys in the wider arches. The key blocks were generally 3 and 4-cell, broken tile and mortar being used in some cases. Skew backs having lips 1¼ to 1½ ins. in thickness were employed. The shells were ⅝ to ¾ in. in thickness and the webs ⅝ in. except for skew backs, in which the shells and webs were ¾ in. thick. The tie rods extended through the center of the arch blocks. The mortar joints between blocks were ½ to ¾ in. in thickness. The workmanship was apparently above the average.

The architect's application for a building permit provides for a live load capacity of 150 lbs. per sq. ft. It is understood that the allowable live load was afterwards reduced to 120 lbs.

The effective depth of the arches was approximately 6½ ins., as the soffit was 1½ ins. below the bottom flanges of the beams. These shallow arches were not only too weak for the spans, but their live load capacity was considerably reduced by the unusual amount of cinder fill. At the large roof house the dead load alone exceeded the allowable safe live load, the cinder fill at this point being in excess of 30 ins. While subject to some extent to vibration caused by cylinder printing presses, any stresses from this source are not believed to have been important, as the presses were not large or in any considerable number.

DAMAGE.—Approximately 22½% of the total number of floor arches dropped out, sagged or were noticeably cracked during and immediately following the fire, many falling some time after the fire was extinguished. Next to the failure of the columns and resulting collapse of adjoining floor panels, the failure of the arches was the most noticeable feature of the structural damage resulting from this fire. From the information obtainable it is not believed that any of the arches failed previous to the collapse of the columns or for about two hours after the fire started. The arches were not strong enough to withstand the impact of any considerable amount of falling material, and the failure of by far the greater number was from this cause. Heavy safes and presses broke through and fell several stories in a number of instances, although these heavy weights were sometimes retained at the original floor level by the steel framing. On several stories some of the arches were undoubtedly weakened by heat to a point where they would not sustain the dead load. The 7-ft. arch in front of the elevators fell out on ten floors, starting at the tenth. (Vacant story above.) A number of other arches in several of the upper floors also fell, although subject to no live load.

The wood sleepers and top flooring were not broken through in numerous cases where the arches apparently fell subsequent to the fire, although the impact of the falling material was suf-

ficient to cause the successive failure of the arches in several floors directly underneath.

It was very noticeable that by far the greater number of arch failures occurred on the 6-ft. spans, the failure being almost without exception by shear next to the skew backs. The inability of this type of arch to withstand shearing stresses was very apparent.

Comparatively little of the soffit dropped off of the arches which remained in position, but the damage by fire, water and frost will undoubtedly necessitate their removal on all floors. The soffit generally came off in small patches, this damage being most noticeable in the rear of the fifth story, in northeast corner and on each side of the collapsed portion in sixth, in southwest corner and north side of seventh, in the northwest section of eighth, north side of ninth and on the eleventh story.

PARTITIONS.

The partitions enclosing the stair and elevator halls and the corridors were built of 3-in. hollow terra cotta blocks. Wood bucks were used at door openings and wood framing and casings at large side lights next to door openings. Doors provided with thin glass panels and side lights glazed with thin glass. Four in. hollow terra cotta blocks were used for a few corridor and room partitions, notably in upper stories. Some terra cotta partitions reported to have been built on wood top flooring. Electric conduits mounted in hall partitions in some cases. Plaster board nailed to wood studding and resting on wood top flooring used in some stories. Thin matched board and light wood and thin glass partitions frequently used throughout the building. Rooms mostly very large.

DAMAGE.—Hall and corridor partitions presented no obstruction to the progress of the fire on account of the wood doors and large thin glass side lights. Partitions collapsed when wood supports were destroyed. In some cases sections of room partitions, not provided with openings, remained in position but were generally loose, bulged or badly damaged. Plaster board, wood and glass partitions generally totally destroyed.

TEMPERATURES.

Careful examination of the metals and materials in the various stories shows that the maximum temperatures reached in this fire were seldom lower and often higher than those developed in the average fireproof building in the Baltimore and San Francisco conflagrations.

Glass, brass electric fixtures and lighter brass parts on typewriters and machinery, fused freely at many points in most all stories above the fifth. (Temperatures estimated at 1,400 to 1,800° Fahr.) Copper wire was not so generally fused, but incipient fusion (slightly in excess of 1,900° Fahr.) was noted in several places in the seventh, eighth and ninth stories, and a fairly large stranded copper cable was melted by heat from the fire at several points in the rear of the eleventh story.

The highest temperature noted in any story (estimated at slightly in excess of 2,000° Fahr.) was in the northwest corner of the eighth, where the cast-iron frame of a typewriter was fused. This was the only case where any signs of fusion were observed in cast iron, although presses and machines were examined wherever accessible. Brass castings having heavier sections were rarely fused, although steam valves had reached the brittle point in a number of places and brass fixture arms were broken into short sections by their own weight and were melted in several stories. The temperatures were more uniformly higher in the eleventh than in any other story in the building. The south stairs and elevators were subjected to comparatively little heat, but the condition of the steel in the east stair and elevator shafts shows the effect of temperatures quite as high, if not higher, than in any other part of the building.

The temperatures rarely exceeded 1,900°, but were probably in excess of 1,800° for considerable periods in several stories. The amount of quenching by means of outside streams had a material influence on both the severity and duration of the fire in stories below the tenth, but the opportunity for the application of water from nearby buildings was comparatively favorable.

CONCLUSIONS.

Engineer Robinson draws fifteen conclusions from the facts presented in his report. It must be remembered that he represents the extreme views of the insurance companies.

1. In buildings of mercantile, manufacturing or storage occupancy, it is absolutely essential that all vertical openings be thoroughly enclosed in substantial fireproof shafts having standard fire doors at all openings or so arranged that the shaft is without openings directly into the various stories. Unprotected vertical openings through buildings are the greatest factor in the loss of life and property by fire and the proper safeguarding of this hazard demands the most careful attention of all concerned.

2. The height of fireproof buildings of mercantile, manufacturing or storage occupancy should be limited to correspond to the degree of protection the building equipment and the fire department is able to furnish. In other words, if adequate fire protection in any building is not available above a certain height, the building should be limited to such height.

3. Buildings of large unbroken floor areas filled with combustible contents develop the severest fires and constitute one of the most dangerous sources of general conflagration. Floor areas in

buildings of this character should be subdivided by substantial brick fire walls sufficient to form a positive barrier to the spread of fire.

4. Fireproof buildings, no matter how well designed and constructed, do not prevent the destruction by fire of contents in any story; and it is essential that high buildings of mercantile, manufacturing or storage occupancy be thoroughly protected by a standard equipment of automatic sprinklers.

5. Exterior openings in buildings should be thoroughly protected against exposing fires. Universal efficient fire protection of exterior openings will practically eliminate the danger of conflagration in cities.

9. Cast-iron columns should not be used in high buildings, as their failure is usually complete, and results in sudden total collapse of the sections supported. Girders and beams cannot be rigidly attached to such columns and defects in the material cannot be easily detected.

10. It is essential that all structural members of fireproof buildings be protected by a sufficient mass of fireproofing to thoroughly insulate them against the heat which would be developed by the rapid burning of all materials permitted in any story of such buildings. It is also essential that all fireproofing be firmly anchored, or otherwise securely held in position, where it is of such a nature or so designed that it will become loose as a result of heat. On account of their great importance structurally, columns should be insulated by at least 4 ins. of fireproofing; and no pipes or conduits should be placed in or back of the fireproofing material. On account of the heavy mass of fireproofing with which girders and floor beams are in contact, a lesser amount of protection can be safely employed at the soffits. Generally this should not be less than 2 ins. for girders and 1½ ins. for floor beams.

13. No wood or other combustible material should be employed in the construction of fireproof partitions and all metal supports or reinforcements should be thoroughly insulated from heat. Fireproof doors and wired glass in standard metal frames should be used at necessary openings in corridor and room partitions. Provision for expansion in the material used and in metal supports entering into the construction of fireproof partitions is essential, particularly where hollow terra cotta blocks are employed. All fireproof partitions should rest on solid incombustible material.

PUTTING AN END TO JERRY PLUMBING.

Building Superintendent Edward Murphy has taken official action to put an end to the practice of certain speculative plumbers of using "lightweight" cast-iron pipe below the standard weight required by the Manhattan plumbing regulations, in the outfitting of buildings in the borough. This pipe is used extensively in all buildings for waste and soil lines, and interior plumbing fitting generally, and when it is below the standard, because of light weight and defective manufacture it is the cause of dissemination of sewer gas in the buildings and a source of serious unsanitary conditions. The attention of the superintendent was drawn to the matter by the investigation made by Daniel V. Mahoney, the expert on sanitary engineering on the department staff, who found that several contractors were using "lightweight material" in plumbing that was being installed in several buildings, taking advantage of the absence of the regular department inspector to smuggle in the "jerry" work. Mr. Mahoney ordered all this defective material removed at once, and upon his report of his discoveries Supt. Murphy called a conference with a committee of the Master Plumbers' Association at the Manhattan Department offices.

The Superintendent reported what he had learned concerning the use of the objectionable piping, and announced that it was the intention of the department to put a stop to the abuse and disregard of the law. He explained that this action was to be taken to protect the interests of property owners and tenants, as well as the master plumbers themselves by suppressing the few unscrupulous men whose business methods were a detriment to the trade. The committee endorsed this stand, and stated that the master plumbers would lend the Superintendent every aid in bringing about the needed elimination of "jerry" plumbing.

Mr. Murphy thanked the committee, and following the conference he issued a new standing order that hereafter no cast-iron piping, or any other plumbing work be done in any building in Manhattan until written notice has first been sent to the department, so that an inspector may be on hand to examine the material as it is delivered, and whenever necessary weigh it to see that it is of standard construction. The department regulations require that each length of pipe shall be stamped with its average weight per linear foot and bear the name of the manufacturer also. Each inspector is now provided with a vertical scale, capable of registering up to 150 pounds, to be used in weighing the pipe. These scales were provided by Borough President Ahearn and are a novel and effective aid in the work of proper pipe testing. They are carried in oblong boxes when not in actual use.

Superintendent Murphy also forwarded to every registered plumber a letter stating the adoption of the new rule as to preliminary written notice to the department, and announcing the de-

cision of the department to hold strictly responsible any who in defiance of the warning attempt hereafter to use the tabooed lightweight piping. Disregard of the Superintendent's order, under the Building Code, is punishable by fine upon conviction, or by the still more serious penalty of revocation of the license to do plumbing work in Greater New York, the latter extreme to be adopted at the discretion of the Superintendent.

The action taken by Mr. Murphy has already been commended by reputable business men in the building trades, as well as by property owners, and he himself is said to feel that with the promised co-operation of the master plumbers he will be able to maintain a successful embargo against the evil of "jerry" plumbers and their tricky ways.

INTERIOR WOODWORK DISCUSSED.

THE committee from the Building Code Commission gave a hearing on the subject of Carpenter-work and Woodwork, at the City Hall, on Wednesday, May 20, Chairman T. L. Hamilton presiding. Remarks were made by Messrs. Waldron Williams, of the firm of Ichabod T. Williams & Sons; Frank T. Avery, representing the interior trim interests; John F. Steeves, of Church E. Gates & Co., lumber merchants; Edwin Outwater, Victor Behr, of the Brotherhood of Painters; D. W. O'Neil, of the Empire Woodworking Co., representing the Manufacturing Woodworkers' Association; Charles H. Busher, of the Joint District Council of Carpenters and Joiners. Mr. Avery said:

"If it please the committee I have been requested to come here, representing the interior wood trim manufacturers, and also the Brotherhoods of Carpenters and Painters, whose work is used in connection with that class of material. The first point I wish to speak of is a question of limiting or lessening the height of fireproof buildings, so as to exclude the possibility of the use of wood trim above a certain height.

"It has been suggested that it may be in contemplation to exclude from buildings above a certain height wood trim, even fireproof wood trim, and to require that steel, or metal trim, or metal-covered trim, be used exclusively in buildings above that certain height. Now, aside altogether from the question of the pocketbook of the wood-trim manufacturers, and aside altogether from the question of the very great loss that would be occasioned by that in the vested interests, and to the large number of laboring men and artisans employed by them—the question is whether that would be of any very great benefit to the public.

"It has been said that the fires which take place in the trim of a building in a room which is trimmed are not occasioned by the trim and are not accelerated especially by the trim itself. A fire such as we had in the Home Life Insurance Co.'s building comes from the furniture and all that stuff—the waste paper baskets and all sorts of things in the room itself. The little trim, the base, the window sash, and the trim around the window and the door, and a door or two, are not important in that respect, and the danger of fire would not be very largely lessened by the use of a purely metal trim. I do not think that the Building Code should be so revised as to shut out a large and important industry, unless there be some very pressing and good reason for it.

"The other point that I wish to refer to is the extension of the fire limits. The importance of having fireproof buildings in the business part of the city, such as this part of the city where we now are, and the office buildings, does not apply, and would not appeal to the committee in respect to outlying districts, which must be built up in some measure as they have already been built. Those are the points which I wish to speak about, and those are the only points which I wish to make.

"The committee which I represent, the Committee of the Trim Manufacturers, has embodied their suggestions in a paper which I will hand to your committee.

(Mr. Avery then presented his paper to the committee. It was as follows:)

"At a mass meeting of the trim manufacturers, cabinet makers, union carpenters and painters, held at the Hotel Astor Monday, May 18, the following resolution was adopted as representing the sentiment of the gentlemen present:

"To the Honorable Committee on Revision of Building Code:

"Gentlemen—On behalf of the manufacturers of wood trim, the master carpenters and the union workmen who are engaged in the preparation and installation of interior wood trim in buildings in the City of New York, and representing the sentiment of over seven hundred employers of labor, involving millions of capital, and over nineteen thousand union workmen employed in the factories and upon the buildings in Greater New York, we desire to respectfully submit to your honorable body their views relative to any reduction of the building heights where wood is used for trim purposes, and to place ourselves and the interests we represent on record as favoring the continuation of the present Building Code, in so far as wood trim is concerned.

"We believe the reduction of the height of fireproof buildings to less than one hundred and fifty (150) feet would be an unjust and unnecessary burden imposed upon the building industry of this city, and that it would work incalculable injury to the building trade.

"If steel trim takes the place of wood, the capital invested in innumerable plants that have been called into existence by the demand for wood trim, will be idle, or be confined to a reduced output, and the workmen employed in the preparation and installation of

wood trim must inevitably be turned out of employment, owing to the fact that the work he has been educated to do will be in a great measure no longer required.

"In short, such a reduction would result in a prostration of the building business, such as we have not witnessed for years, and would mean ruin for a large number of manufacturers, employers of labor, who have given many years of their lives and invested vast sums of money in perfecting plants to meet the demands which have been created by the development of property in the City of New York.

"We further desire to place ourselves on record as being opposed to the reduction of the height of non-fireproof structures to less than seventy-five (75) feet, the limitation now in force. Such a reduction of non-fireproof structures to less than seventy-five (75) feet would in our opinion be unnecessary, inasmuch as the authorities of the fire department state that a six-story structure is absolutely within their control, and therefore nothing could be gained by reducing the limitation to a five-story building. Furthermore, if such a reduction should be enacted, it would stop the construction of tenement houses of this class entirely, for the reason that even under the present Building Code it is difficult to so erect these buildings that any reasonable return for the money invested can be secured, and the added cost, if the non-fireproofed building should be reduced to five (5) stories, would in our estimation absolutely eliminate the construction of this class of buildings.

"In conclusion, we believe that the present limitations are entirely adequate to fully protect property interests, for the amount of wood trim in an average office of a fireproof structure is two doors, two interior windows, and one exterior window, and fifty feet of base; the total amount of lumber being about two hundred and seventy-five (275) feet. This lumber when treated with a fireproof process precludes the possibility of fire extending beyond the room in which it originates. The benefits, if any, therefore, of any change in the use of wood for trim purposes, or in the reduction in the height of buildings, would accrue to the insurance companies alone.

"We further believe that due consideration should be given by your honorable body to the changing of the fire limits in New York City. We are convinced that the same laws of restriction that would be applicable and desirable in the lower congested section of Manhattan Island, ought not to be enforced in the apartment house section of the upper residential part of the city. Neither do we believe that any policy enforcing semi-proof conditions in the extreme northern parts of Manhattan Island, or in the larger portions of the other boroughs would enact for public good.

"Therefore, first, in the interest of our own craft representing about twenty thousand men; second, in the interest of the painters, decorators, and varnishers, representing about ten thousand men; third, in the interest of the small real estate owners throughout Greater New York, and in the interest of the best public policy, we appeal to you gentlemen in making your recommendation not to reduce the height of non-fireproof structures below seventy-five feet, and further, not to reduce to less than one hundred and fifty feet fireproof buildings, nor to eliminate or restrict the use of wood for trim purposes in any buildings as described under the present Building Code."

FROM THE MASTER CARPENTERS.

Mr. Edwin Outwater, builder, 225 5th av, representing the Master Carpenters' Association, said:

"In behalf of the Master Carpenters' Association, I wish to present the following report as to the question of trims. It has not been considered particularly in our association, but I am well satisfied with the sentiment of our association, that it would be on identically the same lines that the two speakers preceding me have outlined.

"We have taken up the question as it stands in the Building Code to-day, allowing a six-story non-fireproof building for manufacturing purposes to be erected. The idea that seems to prevail is to cut it down to a five-story building.

"On behalf of the Master Carpenters' Association, we protest against changing the height of non-fireproof buildings, from seventy-five feet to sixty-five feet in height.

"We believe that to reduce the height of buildings from seventy-five to sixty-five feet, would be an injustice to the property holder of limited means, for the reason that a six-story building will bring him more revenue than a five-story building would do, while the same roof would cover both and the extra cost of the sixth story would be less proportionally than the reduction in rent, and save to the city the tax which it would lose.

"We know that other interests are demanding this change. Why should large manufacturing interests indirectly seek to get an advantage over other industries, and because of their wealth and prestige press the change in the Code; why should the strong and wealthy seek to injure the small holder of land in our community, by compelling him to put up a smaller building on his land, or sell to the man or men of greater wealth?

"Non-fireproof buildings seventy-five feet high can be and are, reached by our fire department, and fires in such buildings are controlled by it, and less damage results to such buildings than to some of the so-called fireproof structures.

"Gentlemen of the Committee:—

"If you limit the height of non-fireproof buildings in this city, in the Borough of Manhattan to sixty-five feet you will simply drive the manufacturing industries that we now have here into some of

our neighboring States, which will entail a loss to our city in taxes, and drive those who live in our city elsewhere to live, for they will have to go where their work calls; this means a loss to our tradesmen in the city.

"We hope that you will not allow undue pressure to influence you to make this change. The man who may own one or two lots, the man of moderate means, who cannot afford to put up a steel structure and fireproof building, should not be prevented from improving his property, in what we claim a reasonable way, as it is under the present Building Code, simply for the benefit of National Association interests, which have been set forth at nearly every meeting of the sub-committee of the Building Code Revision Committee. What are we spending so much money for in water supply, both fresh and salt; is it to protect the interests of National Associations only or the public generally, the poor man, or the rich man, the corporation or the individual land owner?"

"Gentlemen, we believe that you will consider this matter carefully and conservatively, and will do justly to all concerned, providing us with a Building Code that will enable the citizens of New York to retain its manufacturing and mercantile interests within our city limits, and thus retain the tax-paying industries here, and keep our own citizens employed."

CONCRETE PILES AND TIES.

At a meeting of the New York Railway Club in the Engineering Societies Building on Friday evening, May 15, the paper of the evening was on the subject of Reinforced Concrete Piles and Ties, by Mr. A. C. Chenoweth, of Brooklyn. This lecture was illustrated by stereopticon and was exceedingly interesting. The Chenoweth pile and tie is reinforced in a very novel manner and the methods devised for the practical construction of this pile are unusually clever. Mr. Chenoweth has succeeded in getting these piles into the ground in a number of large works. Notably, the Greenville freight yards of the Pennsylvania Railroad, New York Harbor, and in a number of concrete trestles on railroads in the Middle West, as well as on some difficult work near Pittsburgh.

The discussion of Mr. Chenoweth's paper had been arranged beforehand through the invitation of the secretary of the Railway Club to certain men prominent in the concrete industry in this city. They spoke as follows: Mr. H. C. Turner, president of the Turner Construction Company, showed about forty lantern slides descriptive of representative reinforced concrete building construction in the Metropolitan territory. In discussing these slides, Mr. Turner emphasized the fireproofness, vibration-proofness and economy of this building material. Particularly interesting were the Robert Gair Company, the Great Atlantic & Pacific Tea Company, and the Bush Terminal Company buildings. These are all monumental in character and represent the highest development in reinforced concrete construction.

Mr. Ross F. Tucker, consulting engineer, followed Mr. Turner with an energetic discussion of reinforced concrete from the fireproof point of view. Mr. Tucker referred briefly to the Baltimore fire, and, more particularly, to the San Francisco disaster; in both of which instances reinforced concrete covered itself with glory. In San Francisco, particularly, are there instances citable where reinforced concrete buildings withstood both fire and earthquake in perfect shape. Mr. Tucker emphasized the fact that terra cotta tile for fireproof purposes, if properly built, is a good material, but as generally constructed at the present time it is most unreliable. This was shown especially well in the Parker Building fire.

Mr. Earnest L. Ransome, of the Ransome Concrete Machinery Company of this city and Plainfield, N. J., who may be regarded as the pioneer of the reinforced concrete industry of this country, when asked to discuss the topic of the evening, referred chiefly to the fire in the Pacific Coast Borax plant at Bayonne some years ago. This refinery is of reinforced concrete construction, and, owing to the breakage of a feed pipe, all floors of the building were flooded with hot oil, which promptly took fire. The resulting conflagration was sufficiently fierce to melt cast iron and to fuse copper, and yet the building itself was practically uninjured. Mr. Ransome cited this in confirmation of Mr. Tucker's remarks.

The discussion of the evening was closed by Mr. Frank B. Gilbreth, general contractor, who endorsed Mr. Chenoweth's statements about the economy and excellence of reinforced concrete piles as evidenced by his own experience with piles of similar character. Mr. Gilbreth then went on to relate some of the instances in his extensive experience where reinforced concrete had proved itself to be the best and most economical building material as yet devised. Mr. Gilbreth referred to the extensive work in reinforced concrete construction which is being carried on in Los Angeles and San Francisco, and stated that it was his opinion that it was only a question of a few years when reinforced concrete would be practically supreme in this country.

COULD YOU DO WITHOUT YOUR WATCH?—The Real Estate Directory and the Record and Guide Quarterly are built like a watch. The key is the Checking Index. Open the covers at any time, and you have a clue to the records reaching back a hundred years. You might as well be without a watch as to try to make a success of real estate without them.

STEEL CONSTRUCTION AS I KNOW IT.

By LEROY S. BUFFINGTON.

(Concluded.)

Messrs. Dickerson, Brown, Raegen & Binney, New York City, attorneys in patent cases, furnished a report of 36 pages on the validity of the patent, gathered from United States and European patent offices to Stern & Rushmore, attorneys and counselors, New York City. This report is conclusive of the validity of the patent, and is remarkable for the great number of examiners in the various patent offices and the attorneys connected therewith.

Mr. Walter Clyde Jones, of Chicago and New York, attorney in patent cases, is my counsel, who examined all papers and buildings pertaining to the patent.

THE HOME LIFE INSURANCE BUILDING.

I have personally, and with others, examined many buildings in the United States and various parts of Europe that have been pointed out to me as being like my patent, but I have found none of them with the masonry supported on shelves fastened to the braced skeleton of metal. A building in Chicago known as the Home Life Insurance Building has been particularly mentioned. The Sanitary Engineer of December 10, 1885, pages 32 and 33, contains a description and illustration of this building by the architect himself, and the idea he had when he built it was as the heading indicates: "The Construction of a Heavy Fireproof Building on Compressible Soil." Those who are interested to know exactly how it is built should read it. This building was originally nine stories high with basement. Two more stories were added in the 90's, after my patent was issued.

A square cast-iron column was built in each of the FRONT BRICK PIERS. The piers are five feet four inches thick at the street level. As the building must settle, care was taken to make the construction ELASTIC; as bolts do not accurately fit the holes, a clamp was introduced to pull the beams together. The usual masonry, calculated to carry say five tons per square foot, would make the WALLS OBJECTIONABLY THICK, so selected hard-burnt brick were used that would carry from eight to ten tons per square foot. The best hoop iron 3 inches wide and 3-16 of an inch in thickness and 3 to 4 feet long was used to bind the WALLS TOGETHER. The foundation was built of rubble and dimension stone in alternate layers.—THE PARTY AND OTHER WALLS OF SOLID BRICK; the building settled 2 1/4 inches.

As will be seen, this building is just the ordinary kind with a square cast-iron column built in the street piers, the brick surrounding this cast-iron column was built independently from the footing to the top. It has neither braced skeleton nor shelf.

I will now quote from my patent, claims 1, 5, 13 and 14:

1. A building having a continuous skeleton of metal, a covering of veneer, and a non-conducting packing between the skeleton and veneer, for the purpose set forth.

5. In iron building construction, the combination, with a framing composed of laminated posts suitably connected by braces and girts, of an exterior covering of non-conducting material, and a stone or other veneering exterior thereto and supported on shelves secured to the framing, substantially as set forth.

13. The combination, with the posts and girts, of the angle plates connecting them and forming supports for the veneer shelves.

14. The combination, with the posts and their braces, of the plates forming the shelf supports, the shelves, the veneer, and the anchor rods, substantially as set forth.

The foregoing is the simple story, as I know it, for the past quarter of a century, and the part I have taken as the inventor of the skeleton of steel construction. Every word is taken from undisputable records, the patent office, the newspapers, the periodicals, the architectural, engineering and scientific journals of 1888 especially.

I most sincerely commend this history to men who think practically and scientifically upon matters of this nature. I often think of the rapidity with which things pass by and disappear—both the things which are and the things which are produced. For substance is like a river in a continuous flow, and the activities of things are in constant change, and the causes work in infinite varieties; and there is nothing that stands still.

"The Moving Finger writes; and having writ,
Moves on; nor all your Piety nor Wit
Shall lure it back to cancel half a Line,
Nor all your Tears wash out a Word of it."

SIX-THOUSAND-STORY BUILDING.

New York, Oct., 1907.—If all the skyscrapers in New York were piled one on top of the other, a building of more than 6,000 stories would rear itself toward heaven.

The building department has just finished counting the lofty buildings in the city; 540 of them have been erected since 1890.

Including the Metropolitan Life Building, which is not finished, the census of high buildings is:

One of the 50 stories; one of 41; two of 26; three of 25; two of 23; four of 22; nine of 20; two of 19; nine of 18; two of 17; nineteen of 16; nineteen of 15; eighteen of 14; thirteen of 13; 169 of 12; 101 of 11; 164 of 10.

Five hundred and forty buildings since 1890! Could anything be more prophetic of my claim as the inventor of the skeleton of steel? Very sincerely,

LEROY S. BUFFINGTON, Architect.

Minneapolis:

BUILDING MATERIAL AND EQUIPMENT.

And News Regarding Source of Supply

CURRENT PRICES.

BRICK.—The current use of brick seems to be only about fifty per cent. of the outgo at the corresponding time last year. The supply is extremely large, and prices are sympathetically in favor of the buyer. It is difficult to quote prices this rain-stunted week, so soft are they. In all respects the market is taking the natural course, and the manufacturers the consequence, and the builders the benefit.

In a word, Hudson River brick is being sacrificed, at prices less than cost, by manufacturers who are so situated that they must release their product. There are many who have shipped no material at all this year, not even when the market was paying \$5.50 to \$5.75 for good cargoes. Over one hundred million bricks are in the makers' hands, which, of course, means, under the present slight demand, a heavy surplus. Hards have sold for as little as \$4.50 per M. by the cargo, but one cannot say whether the shipper will ever be willing to repeat the operation.

Manufacturers have no hesitancy in admitting that the market is without form or comeliness, and that prices are the lowest in years. They prefer to have this generally known, rather than that builders and investors should overlook the opportunity to build at low cost. There are some who are working under long term contracts, others who have set their prices, less than which they will not sell; and a number who are letting cargoes go for what they can get. Under such circumstances quotations on Hudson Rivers continue nominal.

Monday of this week was general resumption day for the works. Fewer hands are employed than heretofore, and some few yards will not manufacture at all this season.

BRICK.	Cargo Lot, Per. M.	@
Hudson River Selected.....	.....	.....
Hudson River Common.....	\$5.00	\$5.50
Hudson River Light Hard.....	.....	.....
Hudson River Pale.....	.....	.....
New Jersey, Hard.....	.....	.....
Croton Point—Brown, f. o. b.....	12.50	.....
Croton Point—Dark and red.....	12.50	.....
Fronts:		
Bufs, No. 1 (delivered at buildings)	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	75.00
American size.....	60.00	65.00
Seconds, etc.....	40.00	45.00

CEMENT.—Eighty members of the Brooklyn Engineers' Club and as many others were guests of Thomas A. Edison last Saturday, the occasion being an inspection of the Edison Portland Cement Works at Stewartville. To the visitors it was a day of many surprises. Every part of the great works is operated automatically. Mr. Edison took a keen delight in being one of the party, among whom were: Dr. Irving W. Fray, professor of chemistry in the Brooklyn Polytechnical Institute; Alfred D. Flinn and David D. Jackson, chemists in the Department of Water Supply of New York; Clarence D. Pollock, assistant engineer of the New York Department of Highways; George L. Rice, consulting engineer of the New York Public Service Commission, and George C. Whipple, president of the Brooklyn Engineers' Club and consulting engineer of that borough.

Luncheon was served on the train, and just before the visitors were permitted to leave the cars each was presented with a dustproof cap and coat. In the clouds of flying cement these garments proved ac-

ceptable. The quarry, which is located about a mile west of the reduction works, was the first place visited. Here three 90-ton steam shovels were in operation loading cement rock on cars. Returning to the plant, the visitors were divided into groups of ten, and each party was taken in charge by a guide. Every building was inspected, the engineers starting with the crusher house, where every hour 250 tons of stone is reduced to pieces not much larger than a pea. The giant rollers in this crusher house were invented by Mr. Edison, and it is claimed that this is the largest revolving crushing device in the world. Blocks of rock often weighing eight tons are placed in the receiving jaw at the top of the building to be reduced to small pieces of stone within a few minutes.

Probably the greatest interest was taken by the visitors in the kiln room, where intense heat is employed to reduce the pulverized rock or "chalk" to a clinker. In this room are ten of the largest rotary kilns in existence.

When the engineers had "blown themselves" with compressed air in order to remove the mantle of cement dust, refreshments were served in the laboratory, and the homeward journey was started at 5 o'clock.

Locally, cement feels the imminence of improved business, without actual realization, though the intervals between large orders seem shorter. A considerable amount of work is in sight, in the shape of excavating operations that will be taking cement soon. Money stringency has caused an accumulation of work in the shape of plans filed, figured and ready for the issuance of contracts, but held up by the shortness of money. The lending institutions continue to say "in a little while" to the majority of applicants. That money is gradually working its way around through some channels is evident from the works commenced. When the real break comes there will be busy times. Quotations are unchanged.

The U. S. Steel Corporation began operations this week at its new cement plant on the Monongahela River, between the Homestead and Duquesne steel mills. The plant is reported to have a capacity of 3,000,000 bbls. a year, and to represent an investment of \$1,000,000. The corporation will convert its slag piles into cement. The slag in the past has been so much waste. Gas from the Duquesne and Homestead furnaces will be used to run the cement plant. It is estimated that the United States Steel Corporation uses 2,000,000 bbls. of cement a year.

CEMENT.

Rosendale, or Natural, in wood, per bbl.....	@ \$0.95
Portland, Domestic, in cloth*.....	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 clo'h, 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
Atlantic.....	1.48
Dyckerhoff (German) Portland.....	2.45
Alsen (German) Portland.....	2.35

IRON, STEEL, ETC.—The prospect of large orders in a short time have produced a better feeling among the foundries. Numerous contracts are pending for structural steel, but no new contracts are out. The bids are in for 400 tons for the new buildings of the Union Theological Seminary. The Municipal Building will take 7,000 tons or more, but the

order will not be given for some time yet. The extension to the Hotel Astor, requiring 4,000 tons, has been temporarily withdrawn. Snare & Triest, general contractors for the South Ferry piers, have not yet placed the order for steel. J. B. & J. M. Cornell have the contract for the steel construction, 500 tons, for a loft building at 99-101 5th av.

During the week the Superintendent of Buildings, Edward S. Murphy, took measures to suppress the practice of some plumbing firms of installing short-weight iron pipe. At a conference held at headquarters with representatives of the Master Plumbers' Association, he was assured of their co-operation.

After the meeting of independent steel manufacturers with the representatives of the U. S. Steel Corporation on Thursday, the following statement was issued: "At the meeting of representatives of the principal manufacturers of steel in this country, the opinion was expressed by each one present that the prices of steel are reasonable and should not be reduced; that reduced prices, would not increase purchases and that most of their customers do not expect, or desire, any change. The opinion was unanimous that the meetings should be discontinued for the summer months unless the chairman should deem it advisable to call a meeting at any time for reasons which now do not appear."

Tin plate manufacturers report a heavy call for nearly all grades. Mills are running to capacity on rush orders, due to the approach of the canning season. Galvanized plates are also in good request, but black plates are still a little slow. Business in sheet zinc continues of small proportions. Consumers are taking nothing beyond actual requirements for immediate use.

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.....	\$16.95 @ \$17.25
No. 2 Foundry x Jersey City.....	16.25 16.75
No. 2 Plain.....	15.75 16.25
Southern.	
No. 1 Foundry, steamship dock...	17.00 17.50
No. 2 Foundry, spot (nominal)...	16.50 17.00
No. 3 Foundry.....	15.75 16.25

STRUCTURAL.

Beams and Channels, 15-in. and under.....	1.85
Angles.....	1.84
Tees.....	1.84 1.94
Zees.....	1.84

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. x ¾ to 1 in., base price.....	2.00
1½ to 4 x ¼ x 5-16.....	2-10c extra
2 to 4 in. x 1½ to 2 in.....	5-10c extra
4½ to 6 in. x 11-16 to 1½ ins.....	4-10c extra
Norway Bars.....	3.60 8.75
Norway Shapes.....	3.75 4.00
Machinery Steel, Iron finish, base.....	2.10
Soft Steel 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.....	2.55
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.....	.....	.....
No. 20.....	2.95	3.40
No. 22.....	3.00	3.35
No. 24.....	3.05	3.40
No. 26.....	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.....	2.30

RUSSIA, PLANISHED, ETC.			
Genuine Russia, according to as-			
sortment, per lb.	11 1/4	@	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.			
Half and Half	22	@	22 1/2
No. 1	19		19 1/2

SPELTER.			
Ton lots	5 1/4		6

TERNE PLATES.			
N. B.—The following prices are for 1C 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	4 1/2		4 3/4
Less	4 1/4		5 1/8

ZINC.			
Sheet, cask lots		per lb.	7 1/2
Sheet		per lb.	8

LUMBER.—The lumber and woodwork interests were represented strongly at the hearing before the Building Code Revision Commission this week. The Lumber Dealers' Association, the Master Carpenters, the Manufacturing Woodworkers, the Interior Decorators, and the corresponding societies of journeymen, all made representations, or will hereafter submit briefs, against unnecessary and undue restriction of wood trim in buildings, or of the area within which frame buildings may be erected. The code which last year's commission reported specified no wood in buildings over one hundred feet in height, and the underwriters' representatives at a recent hearing (before another committee of the Building Code Commission) urged a prohibition against frame building anywhere in the greater city.

The consequences to carpenters and lumber merchants from either course would be disastrous. There are twenty thousand carpenters and joiners, and eight hundred employing firms, not counting the lumber firms, which have rights that cannot be ruthlessly swept away. It was pointed out at this week's meeting, especially by Mr. O'Neil, of the Empire Woodworking Co., that the small amount of ornamental wood trim now allowed in fireproof buildings was not an element of danger. Mr. O'Neil's firm had the distinction of erecting the first building in this city to have fireproof wood trim. This was the Dun Building, at Broadway and Duane st. He defied anyone to kindle a fire from woodwork in that building.

The particular question before the committee was that of woodwork only. The fire limits and the matter of height and area of buildings have the consideration of other committees. All of these subjects affect the lumber and woodworking interests, and the public feeling is so strongly against undue restrictions, especially of frame buildings in the outlying boroughs, that it is not generally believed there will be changes of a harmful nature to the trade.

The question of woodwork involves fireproof wood, but this was only indirectly referred to at the meeting. The Building Trades Employers' Association long ago registered a protest against the compulsory provision for fireproof wood in the existing code. The lumber trade expresses no opinion on this subject, but in general holds that the small amount of wood trim now used in fireproof buildings is not to be considered a fire hazard.

About 3,500,000 poles over 20 ft. long are annually used in this country for stringing wires. About three-fifths of the poles are cedar and one-fourth chestnut. The Government records show that the average price per pole for all kinds of timber in the United States is \$2.65. Round poles bring an average of \$2.63 and sawed poles \$4.22 each. The higher cost of the sawed product is due

chiefly to the additional labor and material necessary in their manufacture.

Mr. R. R. Chapman, president of the Long Island Lumber Co. of Long Island City, says that business in his line is still quiet, as might be expected, though the tunnel constructions have raised quite a demand, which is very welcome. A large number of plans have been figured all over Queens, and the contracts are ready to give out, but it is the same old story—the banks will not lend the money just now.

Henry Morgan, superintendent of the Long Island City Department of the Atlantic Coast Lumber Co., reports good prospects for later in the season. His is a wholesale concern and supplies retail yards throughout this part of the country. "We are doing within twenty-five per cent. of the volume of business of last year," declared Mr. Morgan, "and we expect the usual midsummer run, in expectation of which we are running all our mills at full capacity. Our men cut more than 750,000 feet a day."

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 Sail.			
Building orders, 12-in. & under	\$23.00	@	\$24.00
Building orders, 14-in. and up	27.00		28.00
Yard orders, ordinary assort.	23.00		
Ship stock, easy schedules	27.00		28.00
Ship stock, 40 ft. average	37.00		38.00
Heart face siding, 1 and 1 1/4-in.	29.00		
1 in. wide boards, heart face	36.00		
1 1/4 and 1 1/2 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 DM & HBk 13-16 x 2 1/2 counted 1x3	\$52.00	@	\$54.00
"B" Rift DM & HBk 13-16 x 2 1/2 counted 1 x 3	45.00		47.00
"A" Sap Rift DM & HBk 13-16 x 2 1/2 counted 1 x 3	42.00		43.00
"B" Sap Rift DM & HBk 13-16 x 2 1/2 counted 1 x 3	36.00		37.00
"A" Flat DM & HBk 13-16 x 2 1/2 counted 1 x 3	28.00		29.00
"B" Flat DM & HBk 13-16 x 2 1/2 counted 1 x 3	25.00		27.00
No. 1 Common DM & HBk 13-16 x 2 1/2 counted 1 x 3	20.00		22.00
"A," 13-16 x 3 1/4, counted 1 x 4	25.75		
"B," 13-16 x 3 1/4, counted 1 x 4	24.50		
No. 1 Common, 13-16 x 3 1/4, counted 1 x 4	20.50		
No. 2 Common, 13-16 x 3 1/4, counted 1 x 4	14.00		

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, 1 x 10 in.	50.50		
Shelving, No. 2, 1 x 10 in.	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, 1 x 12 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, 2 1/4 and 2 1/2.			
Clear quartered white oak	\$86.00		
Select quarter-sawed white oak	49.00		
Clear quartered red oak	76.00		
Select quarter-sawed red oak	45.00		
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		

HARDWOOD.			
White Ash, 4-4 in., 1st and 2ds	\$52.00	@	\$55.00
White Ash, Common	36.00		38.00
Brown Ash	38.00		40.00
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	93.00		
Cherry, Common			52.00
Chestnut, 4-4, 1st and 2ds	47.00		49.00
Chestnut, Common, 4-4, 1st & 2ds	36.00		38.00
Cypress, 1st and 2ds, 1 in.			45.00
Cypress, 4-4 selects	42.00		
Cypress, 4-4 shop	30.00		
Cypress, 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, 8-in. and up	42.00		45.00

PREVAILING PRICES ON ROUGH NORTH CAROLINA PINE.

F. O. B. Car or Vessel at Norfolk, Va.				
No. 1. No. 2. No. 3. Box.				
4-4 Edge, under 12 ins.	\$26.00	\$25.00	\$17.00	\$14.00
4-4 Wide Edge, over 12 inches	40.00	33.00		
5-4 Wide Edge over 12 inches	41.00	34.00		
5-4 x 10 inches	36.00	30.00	21.50	16.00
5-4 x 12 inches	40.00	33.00	23.50	17.00
6-4 Edge	32.00	28.00	19.00	15.00
6-4 x 10 inches	37.00	30.00	22.00	16.00
6-4 x 12 inches	41.00	33.00	24.00	17.00
8-4 Edge	33.00	29.00	19.00	15.50
8-4 x 10 inches	38.00	30.00	23.00	16.00
8-4 x 12 inches	42.00	33.00	25.00	17.00

Red Heart Edge	\$11.00
Mill Culls, Edge	10.00
Red Heart and Mill Culls, 8 inches	12.00
Red Heart and Mill Culls, 10 inches	13.00
Red Heart and Mill Culls, 12 inches	14.00
Bark Strips, Nos. 1 and 2	20.00
Bark Strips, Box	10.00

TERMS—Freight, Net Cash; Balance, 2% discount on arrival of car, or net 30 days.

STONE.—Norcross Bros. expect to commence hauling the granite for the Pennsylvania terminal about the first of June. The stone is all cut at their works at Milford. The contract amounts to 400,000 cubic feet, the largest ever put into a building in this city.

Bids have been submitted for the limestone and granite for the Union Theological Seminary buildings, and an award is expected next week.

The walls of the Metropolitan tower are reaching the thirtieth story. About 175,000 cubic feet of Tuckahoe marble has been set, and 75,000 more is to come. The work has proceeded in the smoothest manner, though the setting has required extra care because of the size of the steel members around which the masonry is being laid.

The handling of the material has been exceedingly expeditious. Night work has been necessary at the quarries. Part of the stone has been cut in the shops there and part at Port Morris. The extensive facilities of the contractors, the Waverly Marble Co., has enabled them to have the blocks always ready for the setters at the building. The street has been kept free of accumulations of material in a remarkable degree, considering the size of the work. Mr. O'Reilly, when congratulated on the good work that was being done, replied, "Wait till we have finished."

The status of the stone trades shows improvement in spots. Much work has been figured, but contracts come slowly.

STONE.—Wholesale rates, delivered at New York.			
Nova Scotia in rough, per cu. ft.	\$0.90	@	\$
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
Granite, grey	.50		.90
Granite, black	.75		3.00
Granite, Milford pink	1.00		
Granite, Picton Island red	1.20		
Granite, Picton Island pink	1.25		
Limestone, buff and blue	.80		
Kentucky limestone	.90		.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		

SLATE.—Prices are per square, delivered in New York in car lots.			
Genuine No. 1 Bangor	\$5.25	@	\$6.50
No. 1 Chapman	5.25		6.00
No. 1 Red	10.00		12.00
Brownville and Monson Maine	6.50		8.00
Peach Bottom	6.00		7.50
Unfading Green	6.00		7.00

BUILDING OPERATIONS.

M. J. Degnon to Build at Jamaica.

JAMAICA ESTATES, L. I.—Messrs. Thompson & Frohling, No. 114 East 28th st, Manhattan, architects for the Belmont Terminal Building to be erected in Long Island City, are now preparing plans for a handsome residence for Michael J. Degnon, of No. 60 Wall st, to be erected on the Jamaica Estates, Long Island, to cost about \$60,000. The structure will be about 70x40x irregular. In height it will be three stories, of fireproof terra cotta block construction, with a facade of red brick and white limestone, and every modern improvement. Plans will be ready for figuring in the near future. The same architects are also preparing plans for other important improvements, which will be announced in later issues.

Turner Co. to Erect Brooklyn Warehouse.

The Turner Construction Co., 11 Broadway, has just received the general contract to erect the new warehouse for Fred'k Loeser & Co., of Brooklyn, at Schermerhorn and Livingston sts, Brooklyn. This building will be 170x140 ft. in plan, eight stories, basement and sub-basement, with pent houses. The construction will be reinforced concrete throughout, excepting the Livingston st front, which will be brick with terra cotta trim. Work will be begun at once. Wm. Higginson, Park Row Building, is the architect.

Another Convent Avenue Improvement.

CONVENT AV.—Architect Geo. Fred Pelham, 503 5th av, is now preparing plans for a building operation of three 5-sty high-class apartment houses for the Golde Cohen Construction Co., No. 171 Broadway, to be situated at the northwest corner of Convent av and 128th st, 64x irregular, 53x irregular and 42x irregular, to cost approximately \$200,000. The same owners will also build at the southwest corner of Convent av and 129th st, from plans by Mr. Pelham, two 5-sty similar houses, 73.8x78.8 ft. and 66x101.9 ft., to cost \$145,000. (See issue May 16, 1908.)

Particulars of Riverside Drive Apartment.

RIVERSIDE DRIVE.—Geo. Fred Pelham, 503 5th av, has just been commissioned to design plans and specifications for the new 12-sty elevator apartment house which the Winthrop Realty Company is to erect on a plot of 104x85.3x 100x111.9 ft., at the northeast corner of Riverside Drive and 113th st, as announced in issue of May 16, 1908. The structure will be equipped with every modern improvement in keeping with the neighborhood. The cost is estimated at about half a million.

Proposed Elevator Apartment for the Bronx.

Preliminary sketches have been prepared for the erection of a high-class elevator apartment house to be situated in the eastern section of the Bronx, in the vicinity of Prospect and Longwood avs, by a syndicate now forming. It is proposed that the structure will be six stories in height, and contain about one hundred and twenty rooms. Leo M. Mosauer, of Jacob Leitner's office, Prospect and Westchester avs, can give information.

Apartment Hotel for Brooklyn.

MONTAGUE ST.—Work is soon to be started for the erection of a fireproof apartment hotel, twelve stories in height, on the site of the old Pierrepont House, at Montague and

Hicks st, Brooklyn, to cost nearly \$1,000,000. Messrs. Helmle & Huberty, 190 Montague st, are now preparing the plans. Mr. Louis Bossert, owner of the James Hazen Hyde country place at Bay Shore, L. I., will erect the building. No contracts have yet been placed.

Thompson-Starrett Co. Get 24th Street Contract.

24TH ST.—General contract has been awarded to the Thompson-Starrett Co., 49 Wall st, for the erection of the new 11-sty fireproof loft building at Nos. 49 to 51 West 24th st, to cover a plot 45x 83.10 ft. Messrs. Hill & Stout, 1123 Broadway, are the architects, and Edward Coffin, of No. 34 Pine st, is the owner. The approximate cost is \$140,000.

Cass Gilbert Plans New Haven Library.

NEW HAVEN, CONN.—Plans submitted by Architect Cass Gilbert, Nos. 11-15 East 24th st, Manhattan, for the proposed Ives Memorial Library building to be erected at the corner of Temple and Elm sts, New Haven, have been accepted by the directors, and it is expected that figures will be received soon and the work started without delay. The cost is estimated at about \$300,000.

Riverside Drive and 144th Street Improvement.

RIVERSIDE DRIVE.—The Gracehull Realty Co., 299 Broadway, will soon begin the erection of a 6-sty high-class elevator apartment house on Riverside Drive, the southeast corner of 144th st, on a plot of about 100.1x96.3x110.7 ft.; the cost will be in the neighborhood of \$160,000. Messrs. Neville & Bagge, 217 West 125th st, are preparing the plans.

Broadway and 147th Street Corner.

BROADWAY.—The Braender Building and Construction Co., 141-143 West 125th st, will build on the northeast corner of Broadway and 147th st a high-class 6-sty apartment house, 99.11x110x112 ft., to cost approximately \$175,000. Plans are now being prepared by Clarence True, 95 Liberty st.

Apartments, Flats and Tenements.

MANHATTAN.—Mary Krasnoff, 436 East 138th st, owner, will improve the two 5-sty tenements Nos. 213-213½ East 7th st, from plans by David Stone, 127 Bible House.

MANHATTAN.—John H. Friend, 148 Alexander av, is preparing plans for \$8,000 worth of improvements to the two 4-sty tenements Nos. 220-222 9th av, owned by the M. J. Adrian estate, 472 Grand st.

MANHATTAN.—Nathan Langer, 81 East 125th st, has plans ready for a 6-sty tenement, 25.4x82.2 ft., for Wm. M. Walker, of Bayville, L. I., to be erected at No. 15 West 123d st, at a cost of \$30,000.

MANHATTAN.—Samuel Barkin, 459 West 141st st, will erect on the southeast corner of 1st av and 1st st a 6-sty tenement, 44.4x74.10x73.7 ft., to cost \$45,000. Chas. B. Meyers, 1 Union sq, is making plans.

MANHATTAN.—J. W. Kight, 600 West 146th st, will erect from plans by Neville & Bagge, 217 West 125th st, four 6-sty flat buildings, 43.9x86.11 ft., on the north side of 145th st, 175 ft. west of Lenox av, to cost \$180,000.

MANHATTAN.—John Hauser, 360 West 125th st, is preparing plans for two 5-sty flat buildings, 43.6x88 ft., for Abraham Ruth, 123 West 121st st, to be erected on the south side of 179th st, 100

ft. west of Audubon av, to cost \$86,000.

MANHATTAN.—M. Zipkes, 353 5th av, has plans ready for \$10,000 worth of interior changes to the two 5-sty tenements Nos. 153-155 Essex st, for G. W. Folsom, of Lenox, Mass. Also for improvements to No. 94 Market slip, a 5-sty tenement, for I. Moss and B. F. Feiner, cost, \$5,000. Also Nos. 1833-1835 Madison av, two 5-sty tenements for Wm. H. Mayer, cost, \$5,000. Also No. 156 East 118th st, similar interior changes for J. Coffee, of 1245 Park av, cost, \$5,000.

Armories.

MERIDEN, CONN.—All bids for the erection of the proposed State armory, the plans for which were drawn by C. S. Palmer, have been rejected. Some slight changes will be made in the plans, and the three lowest bidders will be invited to submit new bids.

Banks.

Archts. Mowbray & Ufinger, 95 Liberty st, Manhattan, have been commissioned by the City National Bank of Knoxville, Tenn., to prepare plans for a modern bank building. Sketches only have been made and further details are not available at the present time.

Churches.

LYNNE, CONN.—Architect Ernest Greene, 5 Beekman st, Manhattan, is making plans for a concrete church, 50x65, to be erected for the Congregational Society. Estimated cost, about \$35,000.

NEW ROCHELLE, N. Y.—Architect Franklin D. Pagan, of New Rochelle, has plans ready for the new edifice for the Colored Methodist Episcopal Zion Congregation at New Rochelle, to cost about \$18,000. Rev. M. O. Haynes, pastor.

DANBURY, CONN.—Contract to construct a church for the First Ecclesiastical Society, Danbury, has been let to the H. Wales Lines Co., 134 State st, Meriden, Conn. Howells & Stokes, 100 William st, Manhattan, are the architects.

NAUGATUCK, CONN.—Architects Griggs and Hunt, of Waterbury, Conn., have been commissioned to draw plans for the new parish house to be erected in Naugatuck for St. Michael's parish. It will be a 1-sty brick building, about 50x 90 ft. with two ells.

NAUGATUCK, CONN.—Contract for the new St. Mary's Church, to be erected on North Main st, Naugatuck, has been awarded to John W. Gaffney, of Waterbury, his bid, \$28,000, being the lowest. The church will be 101x48 ft. Rev. William J. Fanning is pastor.

MANHATTAN.—The Mt. Gilead Baptist Church, 167 West 133d st, will alter the two 3-sty dwellings Nos. 41-43 East 132d st, for church purposes. At the rear a 1-sty extension, 40x54.2 ft., will be erected at a cost of \$20,000. J. C. Cocker, 2010 5th av, is the architect.

MONTCLAIR, N. J.—Pledges were made by the congregation First Baptist Church, Montclair, for \$54,000, with which to erect a new church edifice. It is the intention of the trustees and Rev. Harry Emerson Fosdick, the pastor, to erect the new building without one penny of debt. The building will cost \$90,000.

DANBURY, CONN.—The Swedish Congregational Society has purchased property on Liberty st as a site for their new church. A committee, consisting of Rev. A. Ohlson, Peter Soderberg, Charles Larson, Charles Peterson, S. K. Didriksen, Olaf Larson, Andrew Olson and S. Matson has been appointed to secure plans and specifications for the building.

BRIDGEPORT, CONN.—It is reported that contracts will be let soon for a

church to be erected at Hallett and Jane sts for the Russia Orthodox Greek Catholic Church, of which Rev. B. J. Turkovitch, 681 Brooks av, is pastor. It will be a frame edifice, 40x71 ft., with a shingle roof and steam heat. The plans are by Architect F. A. Cooper, of Bridgeport.

be a frame edifice, 40x71 ft., with a shingle

HARTFORD, CONN.—Ground has been staked out preparatory to the erection of the new St. John's Church on the south side of Farmington av, just west of Prospect av. Plans for the structure submitted by Cram, Goodhue & Ferguson, of 170 5th av, Manhattan, have been accepted and the contract has been let to Charles B. Andrus & Son, of Hartford, for approximately \$63,000.

Dwellings.

NEW MILFORD, CONN.—Joseph Murray has purchased a building lot on Bridge st and will erect a new house on the site.

EAST ELMHURST, N. Y.—R. Edwin Archibald Co. have prepared plans for an 8-room bungalow for S. King, owner, all improvements, 22x45 ft.; cost, \$4,500.

COLD SPRINGS, N. Y.—R. Edwin Archibald Co., 147 East 125th st, Manhattan, have plans for a 2½-sty dwelling for Ed. H. McGuire, 20x36 ft.; cost, \$2,800.

ROSELLE, N. J.—R. Edwin Archibald Co., 147 East 125th st, Manhattan, will erect two 2-sty and attic frame dwellings for M. E. Lame, at Roselle, 20x35 ft.; cost, \$2,500 each.

SOUTH ORANGE, N. J.—Plans are ready by R. Edwin Archibald Co. for an 8-room Colonial dwelling, 36x36 ft., all improvements, to be erected at South Orange; cost, about \$8,000.

BRONX AV.—Francis Frey, 1998 Morris av, has purchased a plot 50x80 ft. on the south side of 179th st, 47 ft. east of Creston av, Bronx, on which he will erect a new residence. No contracts let.

MAMARONECK, N. Y.—At Mamaroneck av and Sound View av Mrs. Gordon, owner, will erect a 2½-sty dwelling, 20x35 ft.; cost, \$3,500. R. Edwin Archibald Co., 147 East 125th st, Manhattan, have plans.

JERSEY CITY, N. J.—Plans have been drawn by R. Edwin Archibald Co., 147 East 125th st, Manhattan, for J. Moran, owner, for a 2-family house, flat roof, 22x46 ft., all improvements; approximate cost, \$4,500.

TUCKAHOE, N. Y.—N. Fagnani, owner, will erect a 3-sty stone and brick 6-family house, 26x54 ft., at Tuckahoe, N. Y., to cost \$7,000. R. Edwin Archibald Co., 147 East 125th st, Manhattan, are the architects.

NEW LONDON, CONN.—It is rumored Mr. Hobart, of New London, will build a large residence before next season, which will be situated on the Pequot av side of the land he purchased from the Post Hill Improvement Co.

MANHATTAN.—Miss Kate C. Budd, 500 5th av, has plans ready for \$15,000 worth of alterations to the 4-sty residence No. 29 East 63d st, owned by Henry T. Burchell, Jr., 49 West 57th st. No contracts have yet been awarded.

PEEKSKILL, N. Y.—R. Edwin Archibald Co., No. 147 East 125th st, Manhattan, have drawn plans for three 2-sty and attic frame dwellings, 20x35 ft. each, for George Robinson, of Yonkers, to cost about \$2,500 each.

LONG BEACH.—Architects Blumenstein & McGlashan, 28 East 23d st, Manhattan, are making plans for a 2-family dwelling to be erected at Long Beach for a Mr. Oppenheim. Reinforced concrete, 55x70 ft., cost about \$15,000.

SOUTH NORWALK, CONN.—Henry Kirsch, of Port Chester, has purchased several lots on West st, South Norwalk. Mr. Kirsch will build some first-class houses on the property from plans drawn by Architect Henry R. Miner.

YONKERS, N. Y.—R. Edwin Archibald Co., 147 East 125th st, Manhattan, architects, George Lawrence, owner, will erect on Browning av, 150 ft. south of Elizabeth st, Yonkers, a 2-family house, 20x40 ft.; cost, about \$4,500.

MIDDLETOWN, N. Y.—John W. Whitten, wholesale lumber dealer, of Burlington, has purchased of George W. Evans, of Bullville, a choice building lot on Beacon st, this city. Mr. Whitten intends to build a fine residence on same at once.

LEONIA, N. J.—R. Edwin Archibald Co., 147 East 125th st, Manhattan, have plans for a 2-sty and attic frame double house, containing 15 rooms, 2 baths and all modern improvements, at Leonia, N. J., for Henrietta Brower, owner; cost, \$8,000.

GOFF'S FALLS, N. H.—Harry T. Howell, 3d av and 149th st, Manhattan, has plans on the boards for a 2-sty and attic residence for Mrs. G. L. Pratt, to be erected at Goff's Falls, N. H., suburb of Manchester, 29.2x45.2 ft.; hot water heat and all improvements.

WATERBURY, CONN.—Architects Griggs and Hunt have plans out for figures for the new residence to be erected at Buckingham and Pine sts for Miss Florentine H. Hayden. Slate or tile roof, steam heat, electric lights, six fireplaces and mantels, stained brick finish, etc.

JERSEY CITY, N. J.—Daniel E. Evarts, of the New Jersey Title Co., will erect on Gifford av a new residence, to cost about \$15,000. Plans have been prepared by a friend of the owner, and the mason contract has been awarded to Peter F. Redfern, 571 Jackson av, Jersey City.

Factories and Warehouses.

DANBURY, CONN.—It is reported that work will soon be started on a new machine shop for the N. Y., N. H. & H. R. R. Co. The cost will be about \$15,000.

NEW LONDON, CONN.—The W. B. Forbes Co., of Hoboken, N. J., will begin at once the construction of a 2-sty building for the manufacture of engines and machinery.

BROOKLYN.—The Thompson Water Meter Co., 79 Washington st, Brooklyn, will erect from plans by L. E. Jallade, 1170 Broadway, Manhattan, a new storage building on Bridge st, Brooklyn, 5-stys, 100x100.

NEWARK, N. J.—Architect E. A. Wurth, 75 Market st, Newark, is taking figures on a 1-sty brick warehouse, 138x140 ft., for the W. T. Crane Carriage Co., of Mulberry st, Newark. Contracts will be awarded soon.

BROOKLYN, N. Y.—Meurer Bros., 575 Flushing av, Brooklyn, are considering the construction of a 5-sty brick warehouse, 25x100, to be built at Wallabout st and Nostrand av. Architect, Geo. M. Lawton, 150 Nassau st, Manhattan. Estimated cost, \$22,000.

ELMIRA, N. Y.—Contract has been awarded for a 3-sty tobacco warehouse, 106x40 ft., which Architect J. H. Considine has planned, to be erected for Herbert C. Way, the tobacco dealer, between Church and Second sts. Work on the job is to be commenced at once. W. R. Compton Co. was the lowest bidder.

MANHATTAN.—Wm. Young & Co., 550 West 41st st, has received the contract for extensive alterations to the 4-sty factory, south side of 106th st, 113 ft east of 1st av, for the Nathan Manufacturing Co., 85 Liberty st, from plans by Buchman & Fox, 11 East 59th st. An extension 62x96.6 ft. will be added.

CAPE MAY (Court House).—Stock to the amount of \$10,000 has been subscribed for the proposed new glass factory to be erected this summer and which will be under the management of Leander S. Taylor, former owner and manager of the Taylor-Stites Glass Co., now the Cape

May Glass Co. A number of sites for the plant are under consideration.

NIAGARA FALLS, N. Y.—Henry Ryder, president of the yarn manufacturing establishment which is to locate at the North end, has purchased a piece of land adjoining the strip which he secured recently from the Niagara Falls Hydraulic Power & Manufacturing Co. Mr. Ryder is having plans for the new factory perfected and electrical engineers in Buffalo are now at work on the matter.

Halls and Clubs.

GENEVA, N. Y.—Common Council has appointed a special building committee to arrange for plans and amount necessary for bond issue for the erection of a new city hall. Architect not yet selected.

JERSEY CITY, N. J.—The Young Men's Association has decided to erect a new Y. M. C. A. building on the site of the former clubhouse. Work will be begun as soon as possible. The proposed building will be of brick and two stories high.

TORRINGTON, CONN.—Architect Ernest Greene, No. 5 Beekman st, Manhattan, has been selected to draw plans for the new clubhouse to be erected on Prospect st for the Torrington Club. It will be a brick building, two stories high, with all modern conveniences.

CAMDEN, N. J.—Howes & Morse, 19 W. 38th st, Manhattan, and Joshua C. Jeffries, 1001 Chestnut st, Philadelphia, Pa., associate architects, will receive estimates until May 25 for a 5-sty Y. M. C. A. building, 123x100 ft., to be erected at Camden, N. J. Estimated cost, \$15,000.

ELMIRA, N. Y.—The Independent Order of Odd Fellows is having plans prepared for a temple on Gray st. Three stories, press brick, stone trimmings, containing lodge rooms, club rooms, bowling alleys and all modern club conveniences. Estimated cost, \$25,000. Construction will start about July 1.

ALBANY, N. Y.—Meeting of those interested in the erection of a Hebrew educational building was held at the synagogue of the Sons of Abraham. It is planned to erect a building to cost about \$15,000. The movement was initiated by Rabbi Sadowski, and Samuel Suckno is chairman of the committee in charge.

JERSEY CITY, N. J.—The Seventh Ward Democratic Club, 115 Danforth av, has decided to build in the near future as soon as plans can be drawn, a modern clubhouse to cost between \$10,000 and \$15,000. Committee on building are: City Clerk Michael I. Fagen, Freeholder J. E. Carlock, president of the club Harry Goldowsky and John J. O'Halloran.

Hospitals and Asylums.

BRIDGEPORT, CONN.—Plans for the proposed changes to the Bridgeport Hospital will be out for figures the first of next week. A large amount of steel work will be required. Joseph W. Northrop is the architect.

UTICA, N. Y.—There is imperative need for a new building for St. John's Orphan Asylum. The present building is unsuited to the needs of the institution and in no way offers the right kind of accommodations. No plans or architects have yet been selected.

COBLESKILL, N. Y.—Board of Supervisors has decided to build a new almshouse on the site of the one recently destroyed by fire. Plans as drawn by Architect Finch, of Schenectady, and approved by the State Board of Charities have been selected. Supervisor William J. Holmes, of Richmondville, is chairman of the committee to receive bids. The board will convene again at Schoharie on June 8, when bids will be opened and final decision made. Estimated cost, \$28,000.

JERSEY CITY.—At a meeting of the Board of Governors of the North Hudson Hospital the building committee presented a report on plans submitted for the proposed new hospital to be erected in Clifton Park. The committee reported as its choice of plans those of Hermann Horenburger, Dehli & Howard and L. E. Girard as first, second and third choices. It was decided to ask the first named architect to prepare detailed specifications and if the bids are within the \$50,000 limit fixed by the board, then the work will be proceeded with.

Libraries.

SPRINGFIELD, MASS.—Bids are asked until June 1, to construct a library, 220x86 ft., of granite, marble and terra cotta, two stories and basement, to cost \$300,000. It will have a fireproof interior and a marble exterior. Edward L. Tilton, 32 Broadway, Manhattan, is architect; H. C. Wellman is librarian, Springfield. Bids on equipment will be taken later.

Office and Loft Buildings.

MANHATTAN.—Operations will soon be under way for the 7-sty loft building which Mrs. E. A. Vail is to erect at No. 55 Ludlow st from plans by Messrs. Jackson & Rosencranz, 31 Union sq.

MANHATTAN.—The Marmac Construction Co., 316 W. 30th st, will soon begin the construction of an 11-sty elevator loft building, 46x98 ft., at Nos. 109-111 West 27th st, from plans by Frederick C. Browne, 143 West 125th st.

ROCHESTER, N. Y.—Messrs. York & Sawyer, 156 5th av, Manhattan, have completed plans and will soon take bids for a 10-sty addition to the Rochester German Insurance Co. office building at Rochester to cost about \$150,000.

MANHATTAN.—Neville & Bagge, 217 West 125th st, have completed plans for a 1-sty store building, 100x100 ft., for Heilner & Wolf, 135 Broadway, to be erected at the northeast corner of Audubon av and 181st st, to cost \$10,000. No contracts let.

MANHATTAN.—R. Edwin Archibald Co., 147 East 125th st, have prepared plans for alterations to 461 and 463 4th av to a modern saloon and restaurant and work rooms above. New tile work, plumbing, bar fixtures, furnishings will be required.

MANHATTAN.—Arch. Wm. H. Gompert, 2102 Broadway, is taking estimates on the construction of the new office building to be erected at Broadway and Eighth st. Owner, Sinclair Realty Co., 31 Nassau st. Building to be 16 stories, 50x116, with 39 ft. L on Astor pl.

SOUTH WILLIAM ST.—C. P. H. Gilbert, No. 1123 Broadway, has completed plans for alterations to No. 15 South William st and No. 55 Stone st into stores and offices for Amos F. Eno, Esq. The exterior of the building is to harmonize with No. 13 South William st, which is also the property of Mr. Eno. Contracts have been awarded.

Power Houses.

HORNELL, N. Y.—The Public Service Commission of Albany have granted permission to the Hornell Elec. Co. to make extensive improvements to the amount of about \$25,000.

Schools and Colleges.

NEW HAVEN, CONN.—The city of New Haven will soon ask for bids on an issue of \$325,000 4% bonds, the proceeds of which will be used for street improvements and new schools.

BRISTOL, CONN.—Bids are asked until 8 p. m., May 25, by C. L. Wooding, secretary, for constructing a 2-sty brick addition to the high school. T. B. Peck, of Waterbury, is the architect.

TORRINGTON, CONN.—It has been voted to buy land in the eastern part of

town and erect a 3-sty brick schoolhouse. The town school committee and the Selectmen are authorized to erect the building.

LE ROY, N. Y.—A special meeting will be held by the Board of Education on June 12 to vote on appropriation of \$80,000 for the erection of a new school. Architect has not been selected. (Reported May 9, 1908.)

INDUSTRY, N. Y.—Sealed proposals will be received by Miss Laura E. Aldridge, president board of manufacturers of the New York State Agricultural and Industrial School, until May 26, for the construction of an assembly hall. F. W. Ware is State architect, Albany.

NEW CASTLE, PA.—Architect W. G. Eckles, Newcastle, Pa., has prepared plans for a school building to cost about \$300,000. Brick and stone, fine interior finish, concrete work, iron and steel work, steam heat, electric lights, etc. Mrs. Helen Moskey, Secretary School Board, can give information.

ORANGE, N. J.—Bonds to the amount of \$110,000 have been sold for the erection of a new school to contain sixteen rooms, to take the place of the Lincoln av school building. No plans have yet been accepted. Also for the erection of a six-room addition to the Cleveland st school building. Mr. W. G. McCurdy, Sec.

Estimates Receivable.

Bird S. Coler, president Borough of Brooklyn, is taking figures until May 27 for alterations, improvements and additions to the Kings County Court House building, situated at the junction of Jamaica and Fulton sts.

Contracts Awarded.

Turner Construction Co., 11 Broadway, Manhattan, advise that they have recently obtained the contract for considerable reconstruction work in reinforced concrete for the Murphy Varnish Co. in their factory at Chicago, Ill.

MANHATTAN.—Chas. T. Wills, Inc., 156 5th av, Manhattan, has received the general contract for enlarging and remodeling the 5-sty dwelling No. 35 East 68th st for Mrs. Mary Dows Dunham on premises from plans by Carrere & Hastings, 225 5th av.

MANHATTAN.—Rees & Rees, 232 East 40th st, have awarded to Richard Deever & Son, 309 Broadway, the general contract for the erection of a 6-sty rear addition, 63.2x37 ft., and other interior improvements to the 6-sty factory, No. 232 East 40th st, to cost about \$15,000. F. A. Rooke, 489 5th av, is the architect.

J. B. & J. M. Cornell Co., 11th av and 26th st, has received the contract for 500 tons of steel necessary for the 11-sty office and loft building to be erected by the One Hundred and One Fifth Avenue Building Co., at Nos. 99 to 101 5th av, from plans by Mulliken & Moeller, 103 Park av. Cost is placed at \$300,000.

MANHATTAN.—C. P. H. Gilbert, No. 1123 Broadway, has awarded the contract for the complete interior finish and decorations of the new residence for F. M. Warburg being erected at the northeast corner of 92d st and 5th av, 50x100, and 6½-stys in height, to Messrs. L. Alavoine & Co. and Messrs. Wm. Baumgarten & Co.

Lawrence Tivy, 13 Platt st, Manhattan, has obtained the heating contract on the 16-sty loft building which Phillip Brander, 143 West 125th st, will erect at the southwest corner of Broadway and 4th st, to cost about \$1,000,000. T. F. Scannel, 729 6th av, has the plumbing work. Wm. C. Frohne, 38 East 21st st, architect.

MANHATTAN.—Reis & O'Donovan, 1123 Broadway, have received the contract for steam heating for the new Second Battery National Guard Armory, to be erected at Franklin av and 166th st,

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in the Bronx, at a cost of about \$400,000. Messrs. Guidone & Galardi, 162 East 23d st, are the general contractors, and Chas. C. Haight, 452 Fifth av, is architect.

MANHATTAN.—C. H. Darmstadt, 352 West 43d st, has obtained the plumbing contract for the new 14-sty office and store building which the Fifth Av Building Co. is soon to erect on the west side of Broadway, between 23d and 24th sts, at a cost of about \$2,000,000. The Hedden Const. Co., 1 Madison av, is general contractor, and Maynicke & Franke, 298 5th av, architects.

Wm. Messer Co., Nos. 157-159 Suffolk st, has received the plumbing contract on the 12-sty and basemnt mercantile and office building in course of erection at No. 8 East 12th st for the Master Builders' Realty & Const. Co., owners and general contractors. The Messer Co. has also obtained the contract for plumbing work for additions and repairs to Hook and Ladder House No. 56 Greenpoint av, Brooklyn.

The Raymond Concrete Pile Co., of New York and Chicago, has obtained the contract for placing the concrete piles in connection with the foundation work for the Soldiers' Memorial Hall, at Pittsburgh, Pa. When completed, this building will be one of the most handsome structures in that city. It will be located on a site opposite the Schenley Hotel, at the corner of Bayard st and Grand Boulevard. Messrs. Palmer & Hornbostel, 63 William st, Manhattan, are the architects, and P. W. Finn the general contractor.

Bids Opened.

Bids were received by Allen N. Spooner, Comr. of Docks and Ferries, 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; Snare & Triest Co., 143 Liberty st, \$464,640 (low bid). Other bidders were: P. J. Carlin & Co., 16 East 23d st; Post & McCord, 40 East 23d st; Phoenix Construction Co., 13 Park row; George B. Spearin, 90 West st; Northeastern Construction Co., 225 5th av; Charles Meads & Co., 299 Broadway; John S. Hopper, 215 West 125th st, and Luke A. Burke Sons & Co., 25 West 42d st.

The following bids were opened by the U. S. Engineer Office, Wilmington, Del., for furnishing two ammunition hoists at Fort Mott, N. J.: The Detrick & Harvey Machine Co., Baltimore, Md., \$3,400 (low bid). Other bidders were: George F. Motter's Sons, York, Pa., \$4,600; Heyl & Patterson, Inc., Pittsburgh, Pa., \$5,620; Hoisting Machinery Co. New York, \$4,080; G. & W. Manufacturing Co., New York, \$4,460; Bethlehem Foundry and Machine Co., South Bethlehem, Pa., \$6,300; Fore River Shipbuilding Co., Quincy, Mass., \$5,800; New Jersey Foundry & Machine Co., N. Y., \$4,800.

Bids were opened by the Board of Education Monday, May 18. No. 1, for the general construction of new P. S. 101, Manhattan: Calumet Const. Co., \$258,417 (low bid). Other bidders were: John Kennedy & Co., the Bottsford Dickinson Co., James MacArthur, Patrick Sullivan, Guidone & Galardi Co., Clarke & Stowe, Thomas McKeown, William Werner, P. J. Brennan & Son, Harry Berry & Co., Thomas Cockerill & Son, O'Connell & Hanna. No. 2, for installing heating and ventilating apparatus in P. S. 4, Manhattan: Frank Dobson Co., Inc., \$29,888 (low bid). Other bidders were: Blake & Williams, E. Rutzler Co., Daniel J. Rice, William J. Olvany, Raisler Heating Co., John Hankin & Bro., Gillis & Geoghegan, James Curran Mfg. Co. No. 3, for alterations, repairs to P. S. 35, Manhattan: Duncan Stewart, \$484 (low bid). Other bidders were: Neptune B. Smyth, James I. Newman, Jr., August Wille, Jr., No.

4, for alterations, repairs to P. S. 41, Manhattan: Neptune B. Smyth \$860 (low bid). Other bidders were: Herman Sacks, J. P. Hansen, August Wille, Jr., Duncan Stewart. No. 5, for new fireproof main stairs at P. S. 88, Manhattan: J. M. Knopp, \$2,637 (low bid). Other bidders were: Eagle Iron Works, John F. Kuhn, Neptune B. Smyth, Charles Cochar, William Werner. No. 6, for installing electric equipment in P. S. 75, Brooklyn: Commercial Const. Co., \$8,224 (low bid). Other bidders were: L. K. Comstock & Co., Peet & Powers, T. Frederick Jackson, Inc., Griffin & Co. No. 7, for installing electric equipment in P. S. 156, Brooklyn: Cowden & De Young, \$16,140 (low bid). Other bidders were: L. K. Comstock & Co., T. Frederick Jackson, Inc., Commercial Construction Co., Peet & Powers, Brown & McClure, Reis & O'Donovan, Inc. No. 8, for the general construction of new P. S. 160, Brooklyn: Clarke & Stowe, \$197,300 (low bid). Other bidders were: William J. Moran, Inc., John Kennedy & Co., John F. Reilly, James MacArthur, Peter Guthy, Thomas McKeown, Ormond & O'Brien, George F. Driscoll, William Werner. No. 9, for installing electric equipment in new P. S. 158, Brooklyn: Commercial Const. Co., \$9,952 (low bid). Other bidders were: T. Frederick Jackson, Inc., Griffin & Co., Cowden & De Young, Peet & Powers, Reis & O'Donovan, Inc. No. 10, for alterations and repairs to public schools in Manhattan: P. S. No. 10, Alper & Hyams, \$769 (low bid); P. S. 43, A. Wedderein, \$790 (low bid); P. S. 46, Adam S. Sands, \$1,200 (low bid); P. S. 54, Duncan Stewart, \$684 (low bid); P. S. 93, August Wille, Jr., \$1,197 (low bid); P. S. 157, Adam S. Sands, \$825 (low bid); P. S. 165, Neptune B. Smyth, \$1,814 (low bid); P. S. 166, Alper & Hyams, \$788 (low bid); P. S. 169, Chas. Cockar, \$820 (low bid); P. S. 170, A. Wedderein, \$1,200 (low bid); P. S. 179, A. Wedderein, \$630 (low bid); P. S. 184, J. M. Knopp, \$587 (low bid); P. S. 186, J. M. Knopp, \$927 (low bid); W. H. S. Hahn & O'Reilly, \$1,321 (low bid).

Government Work.

U. S. Engineer Office, Wilmington, Del.—Sealed proposals for dredging in Salem River, N. J., will be received May 29. C. A. F. Flagler, Maj., Engrs.

U. S. Engineer Office, Wilmington, Del.—Sealed proposals for dredging in Salem River, N. J., will be received May 29. C. A. F. Flagler, Maj., Engrs.

The Gorham Co., 5th av, at \$1,250, has obtained the contract for the bronze framework for eight directory boards for the New York Custom House.

U. S. Engineer Office, Boston, Mass.—Sealed proposals for dredging in Malden River, Mass., will be received May 21. Edw. Burr, Lieut. Col., Engrs.

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.

The American Electrical Works, New York City, has received the contract for furnishing 80,000 ft. inside twisted pair wire, bids for which were opened on May 2 by the chief signal officer of the army.

Office of the Constructing Q. M., New London, Conn.—Sealed proposals for the construction of light and fog-signal tower at Fort Michie, N. Y., will be received June 1. Address William E. Horton, Maj. Q. M.

Office of the Constructing Q. M., New London, Conn.—Sealed proposals for the construction of a brick or stone bakery building at Fort Terry, N. Y., and installing plumbing, electric wiring and lighting fixtures and heating plant in same, will be received June 1. Address William E. Horton, Maj., Q. M.

(Continued on page 1002.)

BUILDING NOTES.

Mr. Harriman's prosperity talk put him in the "Dreadnaught" class of financiers.

Money is flowing back into the irrigating ditches of metropolitan business. It will soon be in yours.

City's debt limit is only \$1,443,724, says Controller Metz. Yet, somehow they'll manage to get Brooklyn Fourth av subway started.

Inside of three weeks the plant for the disposal of sewage at the Westchester County Almshouse will be in operation, and the Nepperhan River will be relieved of the refuse that has polluted it for years.

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L. K. Comstock & Co., electrical contractors, formerly at No. 114 Liberty st, have recently moved to the Hudson and Manhattan Terminal Building, No. 50 Church st, where they have taken a large suite of offices on the 15th floor.

O'Boyle Bros. & Hopkins, electrical contractors, on account of increase in business have moved into new offices at 553 Columbus av, Manhattan. They are ready to estimate on any electrical work, large or small, and guarantee satisfaction.

The Turner Construction Co., 11 Broadway, Manhattan, has opened a branch office in the Builders' Exchange Building, Buffalo, N. Y. This office will handle the company's Western business and will be under the direction of Mr. James L. Bruff.

The new Bellevue Hospital buildings being erected at 1st av, 28th to 29th sts, are fully equipped with Cavanagh's patent scaffolding. This scaffolding has been used for the past four years on most of the large buildings erected in New York, without an accident of any kind.

Plans have been approved by the Commissioner of Correction for the new county penitentiary to be erected on Riker's Island as prepared by Messrs. Trowbridge & Livingston, 5th av, Manhattan. The building is to cost \$4,000,000. The award in competition was made to the architects about a year ago.

Local architects are awaiting with much interest the result of the competition for the new prison near Fort Montgomery, N. Y. Although over 300 applications were made for programs it is understood that only about 25 estimates were submitted. The competitors include New York, Boston, Buffalo and Chicago concerns.

At a meeting of the Protestant Episcopal Diocese held at New Brunswick tentative steps were taken toward the erection of a fine cathedral for the Diocese of New Jersey. Bishop Scarborough is the head of the diocese. The edifice will be either at Trenton or Princeton, and the estimated cost at least \$1,000,000.

The validity of the Steinway tunnel franchise under which the Belmont tunnel from 42d st, New York, to Long Island City was constructed, was practically upheld by a decision from the Court of Appeals. A bill has been passed by the Legislature authorizing the city to buy the tunnel. The bill is now before the Governor, but he has given no indication as to what action he will take on it.

Mr. Eli Benedict, architect, who has conducted classes in architectural drawing and in plan reading and estimating at the night school of the 23d St. Young Men's Christian Association during the season, will continue the Architectural Drawing Class during the summer, beginning June 1, in his drafting room at No. 1947 Broadway, cor. 65th st, on Monday and Thursday evenings at 7.30 to 9.30 o'clock.

White and Almost White Floors.

In hospitals, hotels and even office buildings where it is desirable to have floors with the appearance of great cleanliness, a pure white fireproof floor can be obtained by the use of 1 part Berkshire "Snow White" Cement, 2 parts marble screenings or white sand. Apply this as a top coat before the base has reached its final set.

A floor of a very light gray color, almost white, can be obtained by using a mixture of 1 part "Snow White" Cement, 1 part of ordinary Portland Cement, and 3 to 4 parts white marble screenings all passing through 1/8-inch mesh, or 3 to 4 parts white sand.

Another specification giving a very light effect, which was used in laying the 13 acres of floors in the City Investing Building, New York City, Francis H. Kimball, architect, is 1 part Berkshire

"Snow White" Cement, 1 part Vulcanite Portland Cement, 2 parts marble dust, and 1 part light colored grit, all of which will pass through a 1/8-inch mesh. The remainder of the specification should be the same as for sidewalks, particular care being given to keeping the surface continuously wet for as long a time as economy will permit.

The successful use of Berkshire "Snow White" Portland Cement as a paint to be applied to concrete surfaces where considerable moisture occurs, and also to cast iron, has been clearly demonstrated in the snow white tube of the Hudson Tunnel. Over 1,000 barrels have been used for this purpose. There is no cold water paint which gives permanent satisfaction on surfaces where moisture is continuously coming through. Berkshire White Portland Cement lives on water, as do all Portland cements. Therefore, it is particularly adapted to painting tunnels, basements or other wall surfaces which are liable to moisture, and where a snow white effect is desired.

For painting surfaces of concrete work, wash the surface with dilute muriatic acid, rinse with water and see that the concrete is thoroughly wet before application. Mix 2 parts Berkshire "Snow White" Portland Cement, and 1 part marble dust, add sufficient water to bring to the consistency of very thick cream, plaster on a thin coat with a trowel. After final set sprinkle with clean water once or twice each day for a week. The Vulcanite Portland Cement Company is the sole selling agent for the Berkshire Snow White Cement.

Four Months of Building.

Official building reports from forty-seven leading cities of the country for the month of April, 1908, received by the American Contractor, show a marked falling off in the value of building as compared with the corresponding month of last year. Yet, notwithstanding the loss, which amounted to nearly one-third, the operations reported are still large when contrasted with those of only a few years ago.

Statistics for the first four months of the year, from the same cities, give these figures:

City.	April, 1908, cost.	April, 1907, cost.	Per cent. gain. loss.
Baltimore	\$475,420	\$881,929	.. 46
Birmingham	130,606	127,686	.. 2
Buffalo	600,000	1,086,700	.. 44
Chicago	6,130,850	5,336,950	.. 14
Cleveland	1,446,667	1,435,212	.. ..
Chattanooga	195,140	95,835	.. 103
Davenport	53,650	66,430	.. 19
Denver	1,412,745	520,995	.. 171
Detroit	932,350	1,271,400	.. 27
Evansville	50,518	82,515	.. 38
Grand Rapids	105,246	219,077	.. 51
Hartford	226,330	343,700	.. 34
Indianapolis	922,093	729,301	.. 26
Kansas City	1,659,050	1,129,995	.. 46
Louisville	251,421	445,220	.. 43
Manchester	87,475	79,115	.. 10
Milwaukee	897,197	1,454,195	.. 38
Minneapolis	989,030	1,147,960	.. 13
Memphis	248,795	482,639	.. 48
Mobile	31,025	173,270	.. 82
New Haven	245,680	358,839	.. 31
New Orleans	861,740	327,261	.. 163
Manhattan	11,100,798	12,647,223	.. 12
Brooklyn	2,386,302	9,594,515	.. 75
Bronx	1,475,070	2,797,425	.. 47
New York	14,962,170	25,039,163	.. 40
Omaha	301,085	413,375	.. 27
Philadelphia	3,178,535	6,893,500	.. 53
Paterson	166,899	223,493	.. 25
Portland, Ore.	980,410	1,526,977	.. 35
Reading	38,000	423,445	.. 91
Rochester	445,822	786,045	.. 43
St. Paul	539,292	623,119	.. 13
St. Joseph	150,646	109,280	.. 37
St. Louis	2,033,200	2,560,447	.. 20
San Antonio	148,015	130,695	.. 13
San Francisco	2,084,015	8,227,410	.. 74
Scranton	212,803	222,119	.. 4
Seattle	705,875	741,999	.. 4
Spokane	764,630	554,380	.. 37
Syracuse	327,410	666,623	.. 50
Salt Lake City	381,100	178,100	.. 110
Topeka	115,327	91,420	.. 26
Toledo	237,513	341,524	.. 30
Worcester	195,375	430,740	.. 54
Wilkes-Barre	187,162	270,395	.. 30
Total	\$47,816,565	\$72,183,172	.. 33

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20th st, No 122 West, plumbing, windows, skylights, show windows, to 5-sty brk and stone tenement; cost, \$7,000; Rebecca Haims, 990 Trinity av; ar't, M Zipkes, 353 5th av.—987.

33d st, Nos 234-238 E, partitions, to three 5-sty brk and stone tenements; cost, \$150; Solomon Reiner, 314 E 15th st; ar't, M M Loniger, 238 E 10th st.—1008.

38th st, Nos 220-222 E, partitions, toilets, skylights, to 4-sty brk and stone tenement; cost, \$1,200; J C G Hupfel Brewing Co, 229 E 38th st; ar'ts, B W Berger & Son, 121 Bible House.—1010.

39th st, No 530 West, windows, to 5-sty brk and stone tenement; cost, \$150; Max Kapner, 528 W 39th st; ar't, John H Knubel, 318 W 42d st.—999.

40th st, No 232 E, 6-sty brk and stone rear extension, 63.2x37, stairs, toilets, fire-escapes, to 6-sty brk and stone factory bldg; cost, \$15,000; Rees & Rees, 232 E 40th st; ar't, F A Rooke, 489 5th av.—978.

43d st, No 354 W, toilets, to 4-sty brk and stone tenement; cost, \$700; John Anderson, 243A 2d st, Jersey City, N J; ar't, John H Knubel, 318 W 42d st.—977.

45th st, No 218 W, partitions, plumbing, to 4-sty brk and stone dwelling; cost, \$3,500; W W Astor, London, England; ar't, Clarence L Sefert, 410 W 34th st; b'r, John Downey, 410 W 34th st.—980.

45th st, No 307 East, partitions, tank, skylights, to 5-sty brk and stone tenement; cost, \$3,000; Jacob Eidt estate, 875 2d av; ar't, A E Nast, 147 4th av.—989.

45th st, No 350 West, toilets, partitions, to two 4-sty brk and stone tenements; cost, \$750; Claus Bade, 970 Park av; ar't, Adolph E Nast, 147 4th av.—988.

46th st, No 223 East, toilets, windows, skylights, to 5-sty brk and stone tenement; cost, \$2,000; John Courtney, 140 E 31st st; ar't, John H Friend, 148 Alexander av.—984.

49th st, No 148 E, partitions, skylights, windows, toilets, to two front and rear 2 and 5-sty brk and stone tenements and shop; cost, \$1,000; Maze Realty Co, 428 Lexington av; ar't, Walter H C Hornum, 360 W 125th st.—1007.

53d st, No 119 E, toilets, windows, tubs, sinks, to 3-sty brk and stone tenement; cost, \$350; Maze Realty Co, 428 Lexington av; ar't, Walter H C Hornum, 360 W 125th st.—949.

54th st, No 237 East, toilets, partitions, skylights, to 5-sty brk and stone tenement; cost, \$1,000; Gottlieb Hornisch, 237 E 54th st; ar't, A E Nast, 147 4th av.—991.

63d st, No 29 E, 4 and 5-sty brk and stone rear and front extensions, 20x7.8 and 10x25, partitions, stairs, to 4-sty brk and stone residence; cost, \$15,000; Henry T Burchell, Jr, 49 W 57th st; ar't, K C Budd, 500 5th av.—956.

65th st, n s, 79.6 w 2d av, elevator shaft, gallery, columns, to 2-sty brk and stone shops and storage; cost, \$8,000; Third Ave Railroad Co, 65th st and 3d av; ar't, Alex S Hedman, 25 W 42d st.—1014.

67th st, No 32 E, partitions, toilets, windows, to 4-sty brk and stone residence; cost, \$25,000; Wm Boudy, 32 E 67th st; ar't, Wm W Knowles, 1133 Broadway.—1022.

68th st, No 35 E, extend stairs, skylight, bath room, to 5-sty brk and stone dwelling; cost, \$12,000; Mrs Mary Dows Dunham, 35 E 68th st; ar'ts, Carrere & Hastings, 225 5th av.—954.

78th st, No 345 East, partitions, skylights, sash, to 5-sty brk and stone tenement; cost, \$450; Jacob Brietmeier, on premises; ar't, A E Nast, 147 4th av.—992.

82d st, No 233 East, partitions, toilets, windows, skylights, to 5-sty brk and stone tenement; cost, \$3,000; J A Scholes, 562 Park av; ar't, A E Nast, 147 4th av.—990.

90th st, No 55 East, 1-sty brk and stone rear extension, 12x29, stairs, to 3-sty brk and stone garage; cost, \$3,000; Andrew Carnegie, 2 E 91st st; ar'ts, Whitfield & King, 160 5th av.—1006.

90th st, No 245 E, store fronts, to 3-sty brk and stone dwelling; cost, \$500; Mrs H Davis, 439 Dearborn st, Chicago, Ill; ar't, Chas Gens, Jr, 165 E 88th st; b'r, Otto Schaefer, 166 E 87th st.—966.

101st st, No 304 East, partitions, toilets, tubs, to 6-sty brk and stone tenement and stores; cost, \$150; Morris Machter, on premises; ar't, Max Hirsch, 177 Montague st, Brooklyn.—961.

106th st, s s, 113 e 1st av, 1-sty and cellar brk and stone rear extension, 62x96.6, windows, to 4-sty brk and stone factory; cost, \$8,000; Nathan Mfg Co, 85 Liberty st; ar'ts, Buchman & Fox, 11 E 59th st.—963.

108th st, No 236 East, toilets, partitions, windows, skylights, to 4-sty brk and stone store and tenement; cost, \$700; Nicholas M La Rocco, 236 E 108th st; ar't, Frank Hausle, 81 E 125th st.—1005.

110th st, Nos 100-102 East, partitions, plumbing fixtures, store fronts, to 4-sty brk and stone hotel; cost, \$1,200; Christina Meyer, 1035 Forest av; ar'ts, B W Berger & Son, 121 Bible House.—995.

115th st, No 4 East, partitions, store front, to 5-sty brk and stone tenement; cost, \$500; Harris Beaver, 1831 7th av; ar't, Nathan Langer, 81 E 125th st.—970.

119th st, No 305 East, skylights, partitions, windows, to 4-sty brk and stone tenement; cost, \$5,000; Philip Kesler, 241 E 73d st; ar't, Otto L Spannhake, 233 E 78th st.—958.

125th st, No 402 East, toilets, partitions, windows, to 4-sty brk and stone tenement; cost, \$1,500; F Porter, 159 W 125th st; ar't, Frank H Hines, 104 W 124th st.—965.

132d st, Nos 41-43 East, 1-sty and basement brk and stone rear extension, 40x54.2, partitions, stairs, to two 3-sty brk and stone dwellings; cost, \$20,000; Mt Gilead Baptist Church, 167 W 133d st; ar't, J C Cocker, 2010 5th av.—960.

144th st, No 311 W, partitions, windows, plumbing, to 5-sty brk and stone tenement; cost, \$2,000; Frank H Ross, 46 Pine st; ar't, Geo Fred Pelham, 503 5th av.—1017.

Av C, No 155, stairs, partitions, to 5-sty brk and stone hall and lodge rooms; cost, \$5,000; Max Rosenbaum, 15 Herkimer st, Brooklyn; ar'ts, B W Berger & Son, Bible House.—967.

Bowery, No 137, add 1 sty, partitions, new front, to 3-sty brk and stone loft building; cost, \$1,000; Wolf Nadler, 137 Bowery; ar't, John H Knubel, 318 W 42d st.—983.

Lenox av, No 365, construct catchbasin, to 5-sty brk and stone tenement and store; cost, \$45; Mary Wemberg, on premises; ar't, Richard R Davis, 247 W 125th st.—985.

Madison av, erect booths, to 1-sty place of amusement; cost, 4th av \$1,500; Madison Square Garden Co, on premises; 26th and 27th sts, ar'ts, M A Singer, 1-3 E 13th st.—981.

1st av, No 1499, erect brk walls, cornice, to 1-sty brk and stone store; cost, \$3,000; Alfred Weiss, 1525 1st av; ar't, Frank Braun, 1506 1st av.—968.

1st av, No 178, 2-sty brk and stone rear extension, 17.9x42, toilets, partitions, columns, beams, to 3-sty brk and stone dwelling; cost, \$2,000; Tomasi Cassese, Ozone Park, L I; ar't, L De Lorenzo, 415 E 15th st.—951.

2d av, No 1327, windows, partitions, to 5-sty brk and stone tenement; cost, \$800; H Gordon, 87 Eldridge st; ar't, O Reissmann, 30 1st st.—953.

2d av, No 115, brk piers, windows, show windows, to 3-sty brk and stone store and dwelling; cost, \$5,000; A Cohen, 113 2d av; ar't, Geo Fred Pelham, 503 5th av.—1001.

3d av, No 1026, 1-sty brk and stone rear extension, 20x32, columns, beams, to 4-sty brk and stone store and residence; cost, \$1,200; Frederick Zittel, 116 Nassau st; ar't, Herbert R Brewster, 116 Nassau st.—1002.

3d av, No 67, store fronts, to 4-sty brk and stone tenement; cost, \$750; Edward Arhfurth, 11 E 42d st; ar't, O Reissmann, 30 1st st.—952.

12th av, e s, cor 42d st, erect tanks, to —sty brk and stone car barn; cost, \$16,000; N Y City R R Co, 621 Broadway; ar't, A V Porter, 621 Broadway.—993.

BOROUGH OF THE BRONX.

Ditmas st, s s, 275 w Main st, © I, new windows, new doors, new partitions, &c, to 1½-sty frame dwelling; cost, \$240; Henry Hunneke, Crotona Park East; ar't, J J Vreeland, 2019 Jerome av.—221.

Jennings st, No 981, new partitions, to 5-sty brk store and tenement; cost, \$175; Peter Bauer, 741 Jennings st; ar't, Chris F Lohse, 627 Eagle av.—239.

Main st, e s, 26 n Grant av, move 2-sty frame store and dwelling; cost, \$500; Flora Jacobstadt, on premises; ar't, Henry Nordheim, Boston road and Tremont av.—220.

166th st, No 822, add ½ sty and new partitions, &c, to 2½-sty frame rectory; cost, \$1,500; Rev Otto F Strack, on premises; ar't, Anthony F A Schmitt, 604 Courtlandt av.—233.

219th st, n s, 338.3 e Barnes av, move 2-sty frame dwelling; cost, \$300; Emilio Magaldi, on premises, ow'r and ar't.—245.

224th st, n s, 255 e White Plains av, 1-sty frame extension, 12x14, to 2-sty frame dwelling; cost, \$150; Sidney Williamson, on premises; ar't, Geo P Crosier, 223d st and White Plains av.—241.

226th st, n s, 238.1 e Paulding av, 1-sty frame extension, 21.6x12.6, and change from flat to peak roof, 1-sty frame dwelling; cost, \$300; Andrea Russo, on premises; ar't, William Anagnost, 2164 Bathgate av.—228.

Anderson av, e s, 25 n 164th st, new stairs, new beams, new plumbing to 3-sty brk dwelling; cost, \$4,000; Thomas Reynolds, 1014 Nelson av; ar't, John H Friend, 148 Alexander av.—232.

Boston road, No 2127, 1-sty frame extension, 41x45, to 3-sty brk hotel; cost, \$1,500; Richard Tietjen, on premises; ar't, Arthur Boehmer, Tremont and 3d avs.—240.

Boston road, No 1046, two 1-sty brk extensions, 34 and 28x36x49 and 18.8 and 31.8, to 2½-sty frame stores and dwelling; cost, \$1,500; August F Schwarzer, 1340 Brook av; ar't, Charles Schaefer, Jr, 1 Madison av.—236.

City Island av, n e cor Fordham st, 1-sty frame extension, 15x24, to 1-sty frame store and dwelling; cost, \$100; S G Douglas, on premises; ar'ts, S H Booth & Sons, City Island.—225.

City Island av, e s, 35 s Fordham st, move 1-sty frame store and dwelling; cost, \$250; Jos Lattka, on premises; ar't, S H Booth & Sons, City Island.—226.

City Island av, w s, 50 s Fordham st, move 1-sty frame dwelling; cost, \$225; Mrs Elizabeth Arnow, Stamford, Conn; ar'ts, S H Booth & Sons, City Island.—243.

City Island av, w s, 50 s Fordham st, move 1-sty frame store; cost, \$50; Mrs Elizabeth Arnow, Stamford, Conn; ar'ts, S H Booth & Sons, City Island.—244.

City Island av, w s, 25 n Fordham st, move 1-sty frame store; cost, \$250; S G Dayton, 313 City Island av; ar't, James X Cahill, 4448 Furman av.—246.

City Island av, n w cor Fordham st, move 2-sty frame store and dwelling; cost, \$750; William Dayton, on premises; ar't, Geo S Miller, City Island.—251.

City Island av, w s, 500 n Fordham st, move 3-sty brk store and dwelling; cost, \$700; Susan A Miller, on premises; ar't, Geo S Miller, City Island.—252.

Havemeyer av, n w cor Blackrock av, new piazza to 2-sty frame dwelling; cost, \$150; Mrs E Devlin, on premises; ar't, William Koppe, Waterbury av.—253.

Independence av, w s, 350 s 252d st, rear, 1-sty brk extension, 24x30.6, new stall, new partitions, &c, to 2-sty brk stable and dwelling; cost, \$4,000; Geo W Perkins, Riverdale; ar't, R M Byers, 835 Prospect pl, Brooklyn.—249.

Jackson av, e s, 100 n Home st, new toilet, new partitions, to 3-sty brk synagogue; cost, \$200; Congregation Kehilath Israel, S Gottschall, 725 Home st, Pres; ar't, S Rosenberg, 49 Warren st.—227.

Morris av, w s, 375 s Belmont st, move 2½-sty frame dwelling; cost, \$500; Chas Williams, n w cor Gun Hill road and Westchester av; ar't, Frederick Jaeger, 1775 Weeks av.—211.

Mott av, No 346, 1-sty frame extension, 25x13, to 1-sty frame shop; cost, \$400; N Y C & H R R Co, Grand Central Station; ar't, D R Collin, 335 Madison av.—247.

Old West Farms road, n s, 75 e Chauncey st, move 2-sty frame dwelling; cost, \$450; Annie A Shea, on premises; ar't, Chas Schaefer, Jr, 1 Madison av.—237.

Prospect av, w s, 200 n 156th st, new partitions, &c, to 2-sty frame dwelling; cost, \$500; Anna and Edward Breslin, 775 Prospect av; ar't, M J Garvin, 3307 3d av.—222.

Seminole av, junction 252d st and Waldo av, new bathroom, new partitions, &c, to 3-sty stone dwelling; cost, \$3,000; Northern Broadway Realty Co, Geo B Campbell, 78 Irving pl, Pres; ar'ts, Darrach & Beekman, 10 E 33d st.—248.

Walker av, n s, 50 e Bear Swamp road, move 2-sty frame dwelling; cost, \$1,800; E Hoctor, on premises; ar't, Otto C Krauss, 2318 Newbold av.—234.

Walker av, n s, 75 w Chauncey st, move 2½-sty frame dwelling; cost, \$800; Edw Frey, on premises; ar't, Otto C Krauss, 2318 Newbold av.—235.

Walker av, n s, 33.4 e Bear Swamp road, move 3-sty frame store and dwelling; cost, \$900; E Hoctor, 2407 Walker av; ar't, Otto C Krauss, 2318 Newbold av.—242.

West Farms road, n e cor Forrest st, move 3-sty frame dwelling; cost, \$1,000; Edward Grady, on premises; ar't, Henry Nordheim, Boston road and Tremont av.—229.

West Farms road, n e cor Forest st, rear, move 2-sty frame barn; cost, \$200; Edw Grady, on premises; ar't, Henry Nordheim, Boston road and Tremont avs.—230.

West Farms road, n s, 184 e Forest st, move 2-sty and attic frame dwelling; cost, \$500; Emma Parker, on premises; ar't, Henry Nordheim, Boston road and Tremont av.—231.

West Farms road, n s, 470 w Bear Swamp road, move 2-sty frame dwelling; cost, \$500; Eliza Flynn, Main st, Westchester; ar't, Henry Nordheim, Boston Road and Tremont av.—250.

Right of way N Y, N H & H R R R, w s, 200 n 141st st, move 1-sty signal tower; cost, \$500; N Y, N H & H R R Co, New Rochelle; ar't, A C E Mullen, New Rochelle.—238.

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.	
		May 15 to 21, inc.	May 17 to 23, inc.		
Total No. for Manhattan	203	Total No. for Manhattan	254		
No. with consideration	13	No. with consideration	15		
Amount involved	\$524,100	Amount involved	\$944,700		
Number nominal	190	Number nominal	239		
		1908.	1907.		
Total No. Manhattan, Jan. 1 to date		3,964	6,093		
No. with consideration, Manhattan, Jan. 1 to date		270	432		
Total Amt. Manhattan, Jan. 1 to date		\$15,743,198	\$22,694,350		
CONVEYANCES.		1908.		1907.	
		May 15 to 21, inc.	May 17 to 23, inc.		
Total No. for the Bronx	154	Total No. for The Bronx	195		
No. with consideration	9	No. with consideration	17		
Amount involved	\$71,850	Amount involved	\$134,050		
Number nominal	145	Number nominal	178		
		1908.	1907.		
Total No., The Bronx, Jan. 1 to date		2,812	3,665		
Total Amt., The Bronx, Jan. 1 to date		\$2,457,282	\$2,265,615		
Total No. Manhattan and The Bronx, Jan. 1 to date		6,776	9,758		
Total Amt. Manhattan and The Bronx, Jan. 1 to date		\$18,200,480	\$24,959,965		

Assessed Value, Manhattan.

1908.		1907.	
May 15 to 21, inc.		May 17 to 23, inc.	
Total No., with Consideration	13	Total No., with Consideration	15
Amount Involved	\$524,100	Amount Involved	\$944,700
Assessed Value	\$462,500	Assessed Value	\$767,000
Total No., Nominal	190	Total No., Nominal	239
Assessed Value	\$12,142,000	Assessed Value	\$8,666,200
Total No. with Consid., from Jan. 1st to date	270	Total No. with Consid., from Jan. 1st to date	432
Amount Involved	\$15,743,198	Amount Involved	\$23,694,350
Assessed value	\$12,239,700	Assessed value	\$14,451,600
Total No. Nominal	2,694	Total No. Nominal	5,661
Assessed Value	\$197,934,200	Assessed Value	\$242,571,400

MORTGAGES.

1908.		1907.	
—May 15 to 21, inc.—		—May 17 to 23, inc.—	
Manhattan.	Bronx.	Manhattan.	Bronx.
Total number	179	Total number	176
Amount involved	\$3,728,702	Amount involved	\$1,587,186
No. at 6%	81	No. at 6%	54
Amount involved	\$737,284	Amount involved	\$302,764
No. at 5½%	23	No. at 5½%	19
Amount involved	\$334,500	Amount involved	\$56,225
No. at 5¼%	1	No. at 5¼%	2
Amount involved	\$24,500	Amount involved	\$5,050
No. at 5%	9	No. at 5%	75
Amount involved	\$757,818	Amount involved	\$826,281
No. at 4¾%	4	No. at 4¾%	17
Amount involved	\$1,177,000	Amount involved	\$1,571,000
No. at 4½%	1	No. at 4½%	2
Amount involved	\$1,200	Amount involved	\$5,000
No. at 4%	37	No. at 4%	26
Amount involved	\$720,900	Amount involved	\$396,866
No. without interest	42	No. without interest	46
Amount involved	\$720,900	Amount involved	\$396,866
No. above to Bank, Trust and Insurance Companies	38	No. above to Bank, Trust and Insurance Companies	25
Amount involved	\$2,084,500	Amount involved	\$363,650
		1908.	1907.
Total No., Manhattan, Jan. 1 to date		3,508	6,844
Total Amt., Manhattan, Jan. 1 to date		\$133,707,712	\$180,075,984
Total No., The Bronx, Jan. 1 to date		2,358	3,303
Total Amt., The Bronx, Jan. 1 to date		\$13,198,089	\$23,491,395
Total No., Manhattan and The Bronx Jan. 1 to date		5,866	10,147
Total Amt. Manhattan and The Bronx, Jan. 1 to date		\$146,905,801	\$203,567,379

PROJECTED BUILDINGS.

1908.		1907.	
May 16 to 22, inc.		May 18 to 24, inc.	
Total No. New Buildings:		Total No. New Buildings:	
Manhattan	13	Manhattan	30
The Bronx	31	The Bronx	66
Grand total	44	Grand total	96
Total Amt. New Buildings:		Total Amt. New Buildings:	
Manhattan	\$872,600	Manhattan	\$1,716,800
The Bronx	299,850	The Bronx	646,900
Grand Total	\$1,172,450	Grand Total	\$2,363,700
Total Amt. Alterations:		Total Amt. Alterations:	
Manhattan	\$304,895	Manhattan	\$363,475
The Bronx	26,250	The Bronx	7,730
Grand total	\$331,145	Grand total	\$371,205
Total No. of New Buildings:		Total No. of New Buildings:	
Manhattan, Jan. 1 to date	207	Manhattan, Jan. 1 to date	448
The Bronx, Jan. 1 to date	531	The Bronx, Jan. 1 to date	854
Manhtn-Bronx, Jan. 1 to date	738	Manhtn-Bronx, Jan. 1 to date	1,302
Total Amt. New Buildings:		Total Amt. New Buildings:	
Manhattan, Jan. 1 to date	\$21,801,636	Manhattan, Jan. 1 to date	\$36,298,660
The Bronx, Jan. 1 to date	4,789,170	The Bronx, Jan. 1 to date	9,644,025
Manhtn-Bronx, Jan. 1 to date	\$26,590,806	Manhtn-Bronx, Jan. 1 to date	\$45,942,685
Total Amt. Alterations:		Total Amt. Alterations:	
Manhtn-Bronx Jan. 1 to date	\$5,665,997	Manhtn-Bronx Jan. 1 to date	\$9,015,819

BROOKLYN.

CONVEYANCES.

1908.		1907.	
May 14 to 20, inc.		May 16 to 22, inc.	
Total number	615	Total number	835
No. with consideration	36	No. with consideration	53
Amount involved	\$239,300	Amount involved	\$542,895
Number nominal	579	Number nominal	782
Total number of Conveyances, Jan. 1 to date	10,441	Total number of Conveyances, Jan. 1 to date	14,300
Total amount of Conveyances, Jan. 1 to date	\$10,262,177	Total amount of Conveyances, Jan. 1 to date	\$10,200,342

MORTGAGES.

1908.		1907.	
Total number	535	Total number	882
Amount involved	\$1,968,893	Amount involved	\$3,684,353
No. at 6%	388	No. at 6%	424
Amount involved	\$1,213,369	Amount involved	\$1,264,469
No. at 5½%	85	No. at 5½%	299
Amount involved	\$508,550	Amount involved	\$1,585,159
No. at 5¼%	34	No. at 5¼%	128
Amount involved	\$189,940	Amount involved	\$695,850
No. at 4¾%	3	No. at 4¾%	3
Amount involved	\$3,000	Amount involved	\$3,000
No. at 4½%	1	No. at 4½%	1
Amount involved	\$5,200	Amount involved	\$3,500
No. at 4%	24	No. at 4%	27
Amount involved	\$51,834	Amount involved	\$132,375
No. without interest	24	No. without interest	27
Amount involved	\$51,834	Amount involved	\$132,375
Total number of Mortgages, Jan. 1 to date	9,637	Total number of Mortgages, Jan. 1 to date	14,609
Total amount of Mortgages, Jan. 1 to date	\$34,630,769	Total amount of Mortgages, Jan. 1 to date	\$66,717,420

PROJECTED BUILDINGS.

No. of New Buildings	207	No. of New Buildings	159
Estimated cost	\$1,124,956	Estimated cost	\$1,238,500
Total Amount of Alterations	\$154,481	Total Amount of Alterations	\$837,413
Total No. of New Buildings, Jan. 1 to date	1,717	Total No. of New Buildings, Jan. 1 to date	4,248
Total Amt. of New Buildings, Jan. 1 to date	\$9,766,318	Total Amt. of New Buildings, Jan. 1 to date	\$29,038,494
Total amount of Alterations, Jan. 1 to date	\$1,952,572	Total amount of Alterations, Jan. 1 to date	\$3,059,414

THE WEEK.

THERE were several sales of importance consummated in that section south of 59th st. The Delaware, Lackawanna & Western Railroad sold to the Farmers' Loan & Trust Co. the building used by them for their office prior to the removal to West st. This is a 9-sty structure, 79.7x56.8xirregular. The purchasers are the owners of the adjoining property. The Chatham National Bank bought the leasehold on the northeast corner of Broadway and John st from the estate of Austin Corbin. This property belongs to the Dutch Reformed Church. The lease was recently renewed for 20 years at a rental of \$30,000 per annum.

The demand for dwellings is still good. There were a number disposed of. Brokers report that there is a scarcity of private houses well situated. The owners are not willing to sell except at high prices. West End av came in for a couple of properties sold. The 4-sty dwelling No. 330 was purchased by Mrs. Lillian M. Becker, who lives in No. 328 adjoining. This house has a frontage of 18 ft. and a depth of 100 ft. A. F. Holly is reported to be the purchaser of 345 West End av, a 4-sty dwelling. The price was said to have been \$36,000. Hawarden Hall, a 6-sty apartment on 5th av and 129th st, changed hands. This building occupies a plot 100x110. The purchase price reported is \$300,000.

There were a couple of good sized deals put through on Washington Heights. An operating company purchased two lots at the junction of Broadway and St. Nicholas av, 26.3 north of 169th st. The southwest corner of Cathedral Parkway and Amsterdam av was also sold. This lot is in a desirable location, being diagonally opposite the Cathedral of St. John the Divine.

Despite the fact that there was a large sale of Bronx property at auction this week, and another large sale is advertised for next week, there was considerable activity in this zone. A number of sales by the realty company who offered some property last week at auction, and also some speculators that purchased property at this sale have disposed of it at a profit.

Among the mortgages recorded was one for \$1,000,000 given by the Metropolitan Opera and Real Estate Co. to the United States Trust Co. as trustees. This mortgage covers the square block on which the Metropolitan Opera House stands, also all and every other estate, right, title and interest to all property which the mortgagor now owns or holds, or may hereafter acquire, also all scenery, costumes and theatrical properties now

owned by the company. The only parcel exempt is 209 and 211 West 40th st. This loan runs for 10 years and bears interest at the rate of 4½%. It is a gold bond mortgage and tax exempt. There was a mortgage on this property for the same amount, which has been satisfied, bearing interest at 5%.

The North Ward Realty Co. borrowed from the Title Guarantee & Trust Co. \$200,000 for ten years at 5%, from May 16, on the property 45 to 49 John st, on the northwest corner of Dutch st, taking in Nos. 3 and 5 on that thoroughfare. This property is a 12-story mercantile building on leasehold property, the fee of which is vested in the Reformed Dutch Church of America. The size of the plot is 113.10x74.10 irregular, and aggregates about 8,300 sq. ft. About 90% of this building is under lease, one of the principal tenants being the United States Leather Co.

Charles F. Noyes Co. states that leases aggregating one million dollars have been made in the building and that its rental success has been phenomenal. This building is the first of five large structures which will be erected in the immediate vicinity within the next few years. Not a small factor in the upbuilding of this vicinity is the approaching completion of the McAdoo Tunnel system, with its terminal and subway connections at Broadway and John st.

The prevailing rate of mortgage money at the present time in Manhattan is 5%, while in the Bronx 5½% is obtained. There appears to be plenty of lenders, and when an active market comes, undoubtedly there will be plenty of money to supply its needs.

THE AUCTION MARKET

THE way the market acted this week exceeded the hopes of the most optimistic. The voluntary sale of 700 lots in the Bronx, following several other sales of a similar character, was a big surprise to those who follow this branch of the realty field. Bidding was not only brisk, but at times spirited. Those properties, however, that were put up at forced sale did not fare as well. The majority of them were either withdrawn, or went to the plaintiffs in the various actions. As has been stated several times, the chief trouble is with the mortgage market. Bidders fear that they will have difficulty in placing their loans, and are not willing to take a chance. On the other hand, there are a great number of people who have a small amount of money to invest, say a few hundred dollars, who are willing to purchase realty in outlying districts and wait for a speculative rise. Almost the entire success of the latter class of sales depends on the amount allowed to remain on bond and mortgage.

The sale of the Throgg's Neck property, known as Lohbauer Park, was the principal offering of the week. This holding was sold at the stand of Joseph P. Day beginning last Tuesday morning at 11 o'clock. On this day 257 lots were disposed of, bringing \$177,035. The highest price paid for a lot was on the corner of Layton and Waterbury avs. It has a frontage on Pelham Bay and was purchased for \$3,000. Those lots on Eastern Boulevard, between Baisley and Waterbury avs, sold at prices ranging from \$675 to \$1,175, while lots on Waterbury av, between Kearney and Fairfax avs, with a frontage on the Country Club, were knocked down from \$450 to \$725. Lots on the same avenue, a block to the east, brought between \$400 and \$600. A frame dwelling with two lots on the west side of Ellsworth av, 100 ft. north of Fairmount av, was knocked down for \$1,950 to George W. Beal. The block bounded by Town Dock road, Fairmount, Valentine and Vincent avs, brought \$15,525. A total of \$20,675 was realized for the block bounded by Fairmount, Dean, Layton and Clarence avs.

On the second day of the sale 310 lots were disposed of out of a total of 443 remaining unsold. The amount realized was \$226,835. The grand total for the two days' session is 567 lots sold for \$303,870, an average of about \$538 a lot. Late in the afternoon Mr. Day stated that the sale would be postponed until to-day at one o'clock, and would be held on the ground, rain or shine. The block front on the Town Dock road, between Fairfax and Ellsworth avs, brought \$260 apiece, except the corners, which were sold for \$400 and \$370, respectively. Fairmount av lots between these same avenues on the north side were knocked down at \$310 and \$350 each and \$525 for the corner. Inside lots on Vincent av, between Town Dock road and Fairmount av, brought \$475 and \$525 each.

DENIES REPORTED PURCHASE.

The report has recently been going the rounds that the Hudson and Manhattan Railroad Co. purchased 45 to 49 Vesey st and 205 and 207 Fulton st as a site for an arcade building. It was also reported that an agreement was made with the Trinity Mission Society by which the railroad company could buy or lease 209 Fulton st.

William G. McAdoo, president of the railroad company, said to a representative of the Record and Guide: "There is no truth in the report. Every piece of land that changes hands in this vicinity, for some reason or other, is credited to us. We have not purchased nor have we been negotiating for the land in question."

LAW DEPARTMENT

EARNED A COMMISSION.

To the Editor of the Record and Guide:

A placed a parcel of suburban land, not improved, and gave me in writing the full particulars, viz.: size of land, price, mortgages, etc., and promised me a certain amount of commission providing I sell the property for him or get him a partner that would take half of his interest. After getting him a partner, B, according to his price and conditions, and B being ready and willing to make a contract, he finds out that the amount of the mortgage is smaller than A stated, thereby requiring more cash, and causing the deal to be called off. Am I entitled to my commission?

Answer.—If you fulfilled all your part of the contract, and it so appears from your statement, the breakdown is not a ground for depriving you of your right to a commission. A misstatement of facts by the principal cannot prejudice the broker.

REPAIRS AND ALTERATIONS.

To the Editor of the Record and Guide:

I leased a tenement for five years, and three and one-half years have passed. Among other covenants tenant agrees as follows: "And the tenant further covenants that he will comply with all the requirements of the boards, authorities, commissioners and departments of the city and State of New York, and of the Board of Fire Underwriters of the City of New York." The Tenement Department ordered twenty windows put in the house. Can I compel tenant and his sureties to pay for the window alteration? The tenant's sureties covenant to make his rent and covenants good without being called on.

Answer.—This query brings up a debated point which has been in the Court of Appeals for years, on varying facts, and which still is left with many points open. We think the better opinion to be that such covenants relate to "maintenance and repair," as required by department regulation, rather than to "radical changes or improvements." (See late case City of New York vs. United States Trust Co., 116 App. Div. 349 and references.)

CLUB IN TERMINAL BUILDING.

The Railroad Club of New York, which occupies the top floor in the Cortlandt st building of the Hudson Terminal Co., has opened its doors. The membership is limited to 500 resident members, which include all those who live within 50 miles of New York and do business here, and 500 non-resident members. The list of resident members is nearly full, some 475 names having been enrolled on the books. This is essentially a luncheon club, and is open from 9 o'clock in the morning until 6 o'clock in the afternoon. Everything has been provided for the comfort and convenience of the members. The decorations are rich and in good taste. They were executed by the Hayden Co.

On leaving the elevator at the 21st floor you step into a spacious foyer, with a reading and lounging room at one end. There is a large open fireplace which promises to make this spot a favorite place for members wishing to read the papers and magazines, or write letters. In addition to this room there is the main dining-room which will accommodate about 400 diners, a grill room and smoking rooms. There are ten private dining-rooms which connect and can be thrown open in the event of a banquet being given.

On the floor above is a ladies' dining-room, besides two smaller rooms set apart for luncheons at which ladies are present. A special feature has been made of the roof garden, from which an unexcelled view of the river can be obtained. A terrace on the roof of the main building has been arranged for a lounging place during the hot weather, but should it be deemed advisable, this can readily be turned into a place where meals can be served.

E. H. Gary is the president; F. D. Underwood, vice-president; C. W. King, secretary and treasurer. The house committee includes W. G. McAdoo, chairman; W. G. Oakman, W. H. Marshall, F. B. Jennings and W. G. Bresler. J. H. Thorpe, who was connected with the Lawyers' Club for 19 years, has been appointed superintendent.

NEW TERMINAL OPENED.

The new subway terminal station for surface cars going over the Williamsburgh Bridge was formally opened by Mayor McClellan on Tuesday, May 19.

The Mayor, Bridge Commissioner Stevenson and a large party of city officials, escorted by mounted policemen, crossed the bridge in automobiles. On the Long Island side the parlor car Columbia was in readiness, and the trip back to Manhattan was made over the new rails to the new terminal in Delancey st, near Suffolk and Norfolk sts.

The trip ended at one of the island stations. Altogether there are eight of these landings. There are signs in plain view, so passengers will have no trouble in picking out the right trolley car.

SEVENTH AVENUE DEVELOPMENTS.

NEW PAVEMENT LAID, PARKWAY BUILT AND MANY HIGH-CLASS APARTMENTS COMPLETED WHICH ARE WELL TENANTED.

There has been a decided uplift in values on 7th av above 110th st. New pavement has just been laid and a parkway has been built in the middle of the street, similar to the one on Broadway above 59th st. This avenue is the main artery north of the park and daily a stream of carriages may be seen on this thoroughfare. It is the "5th av" north of the park.

The property on the southeast corner of 111th st, 100.11x150, vacant, was purchased by the Apartment Construction Co. on June 13, 1907, a building loan for \$275,000 was obtained and two 6-sty apartments were erected. This property was sold to the Greene Court Building Co., subject to a mortgage for \$275,000. A subsequent mortgage for \$40,000 was put on the property. The parcel on the northeast corner of 113th st changed hands for an amount reported to have been \$230,000. There is a 6-sty apartment on the lot and it was assessed at \$225,000. This sale took place December 28, 1907.

HIGH-CLASS HOUSES BUILT.

These properties are just examples of what transpired during the last twelve months. Any one who has not been in this district for a couple of years would feel lost. The appearance of the avenue has entirely changed. With the exception of the block on the west side between 114th and 115th sts all the property, as far north as 116th st, has been improved with high-class structures.

On the east side between 112th and 113th sts there are two handsome buildings, the Versailles and the Fountainbleau, each occupying a plot 100x100. On the northeast cor. of 113th st is the Chantilly, another 6-sty building, 100x100, and adjoining on the north are two 7-sty houses with a frontage of 50 ft. each.

On the west side the southwest corner of 111th st is improved with the Elise, a 6-sty building, 100x150, and from this street to 114th st every lot is built upon with apartments that are not only artistic, but roomy and comfortable.

GOOD RENTING DEMAND.

The renting condition of this part of Manhattan is splendid. Tenants are willing to give a little more rent on this thoroughfare, as it is restricted against trucking. It therefore makes an extremely desirable residential section. Another reason for its popularity is the fact of its being so accessible. One block to the east is the subway and one block to the west is the elevated railroad. Apartments in elevator houses rent from \$12 to \$18 a room, while the non-elevator houses command between \$10 and \$12 a room.

"A few years ago when the rents were being raised throughout the city," said A. V. Amy, of A. V. Amy & Co., "some uneasiness was expressed on the part of owners of apartments in this section. People were moving out and going elsewhere. Apartments, however, did not remain long vacant. Almost so soon as one family moved out another was ready to step in and fill the vacancy. The result of this is that builders were encouraged to improve property on this avenue with high-class houses instead of cheaper tenements."

BUSINESS ON LENOX AV.

Lenox av between these streets is the business thoroughfare. While there are several handsome apartments, still in the main they are of a cheaper grade than on 7th av. The block front between 111th and 112th sts is occupied by five 7-sty apartments; 112th to 113th sts by four 5-sty houses; 113th to 114th sts by the old Balmoral Hotel. This latter property has been untenanted for some years. This holding is on a plot 201.10x125 and is a 5-sty structure. It was put up at voluntary auction last April, but was bid in by Jacob Mendelssohn for \$300,000. Undoubtedly this house will be torn down and another erected, which will do much towards improving the neighborhood.

The Bernheimer Building is on the northwest corner of 116th st and together with two 6-sty flats occupies the entire block front. The other houses on this side of the way are in the main 5-sty flats with stores. The rental obtained from stores on this side of the avenue averages about \$100 a front foot, while apartments in elevator houses bring from \$9 to \$11 a room. The rents in non-elevator apartments are between \$8 and \$10.

INCREASES HOLDINGS.

Ex-Mayor Charles A. Schieren, of Brooklyn, purchased the building at the northwest corner of Beekman and Cliff sts, 128.5x134.9, from the J. L. Mott Iron Works for \$10,000 over a mortgage of \$150,000. The present sellers purchased this property in 1884 and about two years ago it was leased to the J. E. Linde Paper Co. for 21 years.

Mr. Schieren owns the Schieren Building, a 10-sty fireproof building on the southwest corner of Ferry and Cliff sts, a block to the north of the building just transferred. This latter building occupies a plot, 34.10x136.3. Between these two properties is Chapel Court, a 10-sty fireproof mercantile structure, 69x126, owned by Loring Andrews, of 16 East 38th st, who purchased the plot, together with some adjoining property, on Jan. 11, 1869, for \$150,000.

GOVERNOR SIGNS TORRENS BILL.

Gov. Hughes signed the Torrens Bill, establishing this system of land registration in this State. This bill was introduced by Assemblyman Green, of Kings County, based on the report sent in by the commission appointed by the Governor to investigate this method of registering titles.

In signing the bill Gov. Hughes said: "A commission was appointed last year to examine the matter, and after most careful consideration of the whole subject, including the experience of other States and of foreign countries, the majority of the commission recommended this legislation. Objections were presented in a careful minority report. After this thorough examination, and with the opposing views clearly presented, the Legislature has adopted the recommendations of the commission.

"I believe that this measure represents an important movement in the direction of facilitating land transfers, and that it should become a law. The merits of the objections can best be tested, and indeed can satisfactorily be tested only by experience. If we are ever to escape the complications, delays and expense incident to present methods a beginning must be made, and the painstaking and intelligent efforts which have culminated in the passage of this bill should not be frustrated."

POPULARITY OF BUNGALOWS.

The bungalow has become so popular that a large number of bungalows are being erected in suburban sections near New York. This popularity is not only due to the greater comfort it affords but because they can be constructed at a cost that any one moderately fixed financially can own one. There should be no stairs in a bungalow; all rooms should be on a level, just as in a large apartment.

Oakdale has frequently been spoken of as an aristocratic, seclusive section. These terms should not be applied in a popular sense—they should rather give place to such adjectives which define a community of a spirit and interest and a local pride in one's environment. In this respect the character or tone of Oakdale life is unique among other suburban sections, and gives assurance that its high character as a residential section can never be destroyed.

Bungalow sites on the West Shore road and Great South Bay, within ten minutes' walk from the Oakdale depot, will be sold at public sale on Wednesday, June 10, at 11 o'clock, under the direction of Bryan L. Kennelly, auctioneer, on very easy terms, 60% of the purchase price being allowed on mortgage for three years at the low rate of 4% interest.

A CONTRACT SHOULD GUARD AGAINST CONTINGENCIES.

A decision of much interest to speculators in real property has been handed down by the Appellate Division of the Supreme Court, Second Department.

The action was brought to recover damages for a breach of contract to convey real estate, and the findings of the lower court have been confirmed. The sum involved was \$46,780, and the property figuring in the suit is the widely known Van Dyke farm, in Flatlands, being a portion of the premises conveyed by Wm. C. Stoothoff and others to Nicholas Van Dyke, May 5, 1836.

The case was entitled "Annie M. Marsh, respondent, against James Johnston and William H. Voorhees, appellants."

The defendant Johnston had contracted with one Van Dyke for the purchase of a 33-acre farm in Kings County, at an agreed price of \$2,000 per acre. This contract was dated on the 27th day of September, 1904, and by its terms the title was to be closed on the 1st day of October, 1905, with an option to Johnston to have the time of delivery of the conveyance extended one year upon the payment of \$1,000 in addition to the \$1,200, which was paid upon the delivery of the contract. This additional \$1,000 was paid and an extension of this contract was duly executed by Van Dyke, so that the actual time of delivery, as fixed by the contract, was October 1st, 1906.

On the 3rd day of February, 1906, Johnston entered into a contract with Annie M. Marsh, the plaintiff, by the terms of which he undertook to sell the premises in question to her at an agreed price of \$4,400 per acre, title to be closed on the 7th day of May, 1906. This agreement provided that the plaintiff might extend the time of taking title for one month, on the payment of an additional \$5,000; and this was subsequently done, so that the time when it was the duty of the defendant Johnston to deliver title was on the 7th day of June, 1906.

When the time for Johnston to make his delivery came, Van Dyke refused to transfer the property to Johnston, or to his nominee, and this resulted in Johnston defaulting. The plaintiff brought this action to recover the amount of money paid upon the contract, the incidental expenses, and the value of her bargain. The jury had awarded her \$46,781, and it did not appear to the Appellate Division to be seriously questioned

(Continued Page 9, advertising section.)

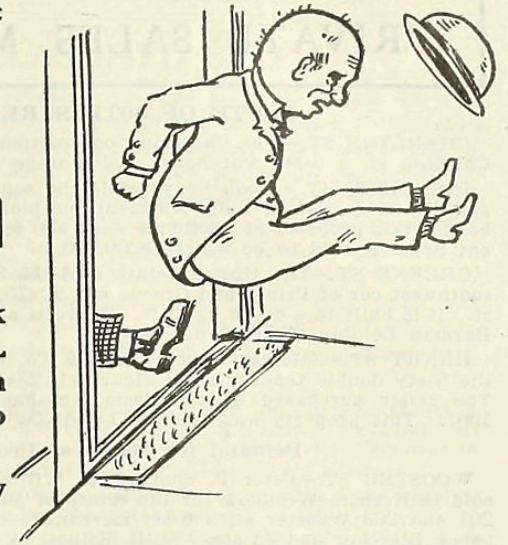
REMEMBER

WHEN YOU WANT REAL Real Estate Information



it is better to sit at your desk and get it from the **REAL ESTATE DIRECTORY** than to have the janitor send you to the agent.

The Real Estate Directory service for 1908 will contain:



- I. **Stated considerations**, beginning with January 1st, 1908, when given in the Record and Guide, indicated, in the geographical classification.
- II. Full description of all tenements, flats and apartment houses, giving number of apartments, rooms and improvements.
- III. Classification by street numbers, obviating the reference to a map.
- IV. Alphabetical classification, giving list of property held by each owner.
- V. Weekly reports of conveyances.
- VI. Weekly reports of property left by will.
- VII. Channel through which mortgage money comes.
- VIII. The automatic **Checking Index**, which does away with the labor of posting transfers.
- IX. **Verified Addresses**. All the addresses of the 1908 Directory will be personally verified.
- X. A complete and up to date card service. The best thing we have to offer.

The following letters attest the great value of the Real Estate Directory:

CHARLES F. NOYES COMPANY.
 May 16, 1908.
 Mr. Ronald C. Lee, General Manager,
 Realty Records Company, 11-15 East
 24th Street, City.

Dear Sir—During the past ten years we have immediately subscribed for every real estate map, system and card scheme that has come on the market. In fact we have taken every office device that has been presented if there was a chance of bettering our channels of information or assisting us in our efforts.

In our judgment, with the exception of the Real Estate maps, the "Real Estate Directory service" is the most useful adjunct in a real estate office. It is the best system that has been devised during our experience. We consider it as a necessity.

Our continued subscription from the time you issued the first copy is the best recommendation that we can give.

Yours very truly,
CHARLES F. NOYES COMPANY.

JAMES KYLE & SONS.
 May 15, 1908.
 The Realty Records Co., 11 East 24th St.,
 City.

Dear Sirs—When we run across a good thing we are always glad to recommend it, and we take pleasure in saying that the service of the Real Estate Directory has been most helpful to us in our business, and we believe every real estate office should take advantage of the opportunities you offer. The saving of time means the saving of money, and your service certainly accomplishes this.

With best wishes for your future success, we are,
 Yours very truly,
JAMES KYLE & SONS.

BERT G. FAULHABER & CO. (Inc.)
 May 15, 1908.
 Realty Records Company, 11 East 24th
 Street, New York City.

Dear Sirs—In reply to your favor of the 12th inst., would say, that we have been a subscriber of the Real Estate Directory for several years, and have found it to be of considerable advantage to us in our business. In fact, an up-to-date real estate office could not afford to be without it.

Yours very truly,
BERT G. FAULHABER & CO.,
 B. G. Faulhaber, President.

F. R. WOOD & CO.
 May 14, 1908.
 The Realty Records Co., 11 East 24th
 Street, City.

Gentlemen—We beg to state that we have been subscribers to the Real Estate Directory service since it was first issued, and have found it very useful, and shall continue same in our office as long as the present policy is continued.

Your recent books have been very much improved over your first issue, and we believe you will continue to make improvements year by year. We can heartily recommend the book to anyone in our line of business.

Yours very truly,
F. R. WOOD & CO.

FREDERICK ZITTEL.
 New York, May 14, 1908.
 The Realty Records Company, 11-15 East
 24th St., City.

Gentlemen—Respecting the new features that you propose to introduce in the Real Estate Directory, we believe the information will be much appreciated by the subscribers. We have always been very well pleased with the service that you have given us and its accuracy has been but seldom at fault.

Very truly,
FRED'K ZITTEL.

CHAMBERS & VEILLER.
 New York, May 12, 1908.
 Mr. Ronald Lee, Mgr., Realty Records
 Co., 11 East 24th St., City.

Dear Sir—After having your records in our office for the past three years, I wish to write and tell you how much it has simplified the detail work of a brokerage office.

Previous to the existence of your company, when we were dependent upon another system for the records of the owners, we were forced to waste a great deal of time in trying to find the right person.

Your system is a great deal better and is a great deal simpler. Of course, we all realize that mistakes are inevitable, but I find that this year your records have improved over last year.

Wishing you continued success and improvement, I am,
 Very truly yours,
FRANK D. VEILLER.

CHARLES S. KOHLER.
 New York, May 15, 1908.
 The Realty Records Co., 11-15 East 24th
 Street, New York City.

Gentlemen—I have used the Real Estate Directory service since its first issue and have found it of great benefit and assistance in my business.

I notice from time to time considerable improvement in its accuracy and cheerfully recommend it to anyone carrying on a real estate brokerage business.

I remain,
 Respectfully,
CHAS. S. KOHLER.

McVICKAR, GAILLARD REALTY COMPANY.
 May 11, 1908.
 The Realty Records Company, 11-15 East
 24th Street, New York City.

Dear Mr. Lee—As subscribers to your systematized real estate information service in all its branches, it is a pleasure to say that we find the heretofore exacting and arduous task of gathering accurate information greatly simplified, and that the factor of error and actual labor are reduced to a minimum. We agree that you provide a progressive plan of efficient records with which to hunt business.

Wishing you success in your work, we are,
 Yours very truly,
McVICKAR, GAILLARD REALTY CO.
 By Charles S. Cosgrove.

HEIL & STERN.
 New York, May 16, 1908.
 Realty Records Co., Mr. Ronald C. Lee,
 Gen. Mgr., 11 East 24th St., City.

Gentlemen—We have used your Real Estate Directory service since it was started, and beg to say that in the short time that it has been in existence we certainly think you have accomplished very excellent results. We can only add that its present standard makes it of great assistance to us, a great time-saver, and we could hardly get along without it.

With best wishes for your future success, we remain,
 Yours very truly,
HEIL & STERN.

EDMUND C. PREISS.
 New York, May 18, 1908.
 Mr. Ronald C. Lee, Manager Realty Records
 Co., New York.

Dear Sir—That the different publications of your company are of the greatest value to all real estate men is a fact well known. The older generation in the business, the men who started before Information Bureaus existed and who had to spend so much of their valuable time on unproductive labor can only acknowledge that your publications have become indispensable to them as they are to the younger. The prices charged are well worth to be considered in a very fair proportion to the information given and the "up-to-date" services rendered. You have my best thanks and also best wishes.

Very truly yours,
EDMUND C. PREISS.

EQUITABLE REALTY COMPANY.
 May 14, 1908.
 The Realty Records Company, 11 East
 24th St., Manhattan.

Dear Sirs—We take pleasure in recommending the Real Estate Directory service in its various departments as absolutely indispensable to the conduct of an efficient real estate office.

We have been subscribers to your Bureau since its inception and could not do without it. The cost is trifling compared with the actual return your service produces.

Yours very truly,
E. ALLENDORF,
 Vice-President.

LAURENCE M. D. McGUIRE.
 May 16, 1908.
 The Realty Records Co., Ronald C. Lee,
 Gen. Mgr., 11 East 24th St., City.

My Dear Sir—I have found the Real Estate Directory service most satisfactory. It is my belief that the new features which you propose to add to the service will be of material assistance to real estate brokers and greatly increase the benefits to be derived from your thoroughly good service.

I believe real estate brokers and others interested in real estate, should co-operate with you and lend every assistance in your good work.

Very truly,
LAURENCE M. D. McGUIRE.

REALTY RECORDS CO., 11 East 24th Street, N. Y.

PRIVATE SALES MARKET

SOUTH OF 59TH STREET.

CHARLTON ST.—The Charlton Construction Co. sold 108 and 110 Charlton st, a 6-sty warehouse and storage building.

DELANCEY ST.—Jacob Levy resold the southeast cor of Chrystie and Delancey sts, a 6-sty tenement on plot 50.7x100. Mr. Levy bought this property at auction a week ago for \$172,500. The present price is said to be nearly \$200,000.

GREENE ST.—The Hinton estate sold the 3-sty buildings on the southwest cor of Prince and Greene sts, 20x75, known as 110 Greene st. It is built to a depth of 72 ft. There is a saloon in the building. Herman Le Roy Edgar is the buyer.

HENRY ST.—Salomon Oppenheimer & Co. sold for Jacob Levine, the 5-sty double tenement 294 Henry st, 25x100, near Scammel st. The seller purchased ½ part from Abraham Halprin on July 3, 1907. This property was assessed at \$18,000.

Demand for Business Property.

WOOSTER ST.—Peter P. Sherry and William Douglas Kilpatrick sold to Herman Wronkow for the estate of Mary Lewis for \$85,000, 201 and 203 Wooster st, a 6-sty mercantile building, 36.9x100, between Bleeker and 3d sts. W. D. Kilpatrick was the broker. This building is built to the full depth of the lot.

Trust Company Increases Holdings.

WILLIAM ST.—The Delaware, Lackawanna & Western Railroad Co. sold to the Farmers' Loan and Trust Co. the building at the southeast cor of William st and Exchange pl. It is a 9-sty structure 79.7x56.8x63.8x49.5. The railroad company occupied this building for its offices, prior to moving into the West St Building. This sale was expected for some time. The purchaser is already the owner of the adjoining property on the northeast cor of William and Beaver sts as well as a plot on the rear running through from Beaver st to Exchange pl. On this latter plot a 15-sty building is in the course of erection. The Farmers' Loan and Trust Co. now controls the block on William st, between Beaver st and Exchange pl, a frontage of 173 ft., and on either of the two latter thoroughfares its holdings extend east 125 ft. The reported price is \$700,000.

30TH ST.—The Irving P. Lovejoy Co. sold for Joseph L. Buttewier the 5-sty apartment house 143 East 30th st.

43D ST.—Huberth & Gabel sold for Isaac Greenwald the 4-sty front and rear tenements, 25x100.4, at 349 West 43d st to an investor. The adjoining property was sold in June, 1905, for \$24,000.

Investor Buys Tenement.

44TH ST.—Henry A. Goldman sold for Herman Altman to Vessenzo Vessella the 4-sty double tenement, 27x103, at 305 East 44th st.

54TH ST.—Henry D. Winans & May sold 28 East 54th st, a 4-sty residence, 20x100.5, for Robert L. Redfield, Esq., as executor for the estate of Clementine L. Stephens.

Bank Purchases Leasehold.

BROADWAY.—The Chatham National Bank purchased from the Corbin Building Co., the northeast cor of Broadway and John st. This plot has a frontage of 20 ft. on Broadway and 162 ft. on John st, with a rear line of 42 ft. J. Rogers Maxwell is the president of the selling company. The heirs of the Austin Corbin estate are also interested in the sale. The property is a leasehold, the land being owned by the Dutch Reformed Church. This lease was recently renewed for a period of twenty years at an annual rental of about \$30,000, and carries with it the privilege of renewal for an additional 21 year term. The Chatham National Bank has been a tenant in the building for some years.

2D AV.—The Cruikshank Co. sold for Schmeidler & Bachrach the southeast cor of 2d av and 52d st, 25x100, known as 300, 300½ and 302 East 52d st. The first number is a 4-sty tenement, the second a 2-sty tenement and the third a 4-sty tenement. The old Eastern Post road ran in a northeasterly direction in front of this holding. A ½ part of the northeast cor of 2d av and 52d st, 20x71, was sold to Louisa Stolzenburg in the latter part of May, 1906, for \$13,750.

NORTH OF 59TH STREET.

Dwellings In Demand.

70TH ST.—McVickar, Gaillard Realty Co., sold 24 West 70th st, a 4-sty high-stoop dwelling, 19x100, for Alfred Jaros to a Mr. Hollander. This holding was mortgaged on Jan. 16, 1906, for \$20,000. This mortgage is payable on demand. There is no interest rate mentioned.

71ST ST.—John Outcault sold 114 West 71st st, a 4-sty brownstone dwelling, 19x100.5, to Alder C. Muttart.

74TH ST.—Pease & Elliman sold for the estate of Gustav Schwab, 148 West 74th st, a 4-sty and basement dwelling, 18x100.2. The buyer, Dr. Arlander C. Bridges, will occupy the house.

78TH ST.—Daniel E. Seybel sold to E. A. Tinker, 22 East 78th st, a 4-sty and basement brownstone dwelling, 15.4x102.2.

89TH ST.—Herman Scheuer sold the 4-sty dwelling, 22 West 89th st, 20x100.8. The building is 58 ft. deep. Adjoining on the east are two vacant lots. On the southwest cor of Central Park West is the St. Urban, a 12-sty fireproof apartment, 125.11x150.

95TH ST.—The McVickar-Gaillard Realty Co. sold for Walter Graef to H. Veith for occupancy 9 West 95th st, a 4-sty dwelling, 19x100.

97TH ST.—The Cruikshank Co. sold for Edwin A. Cruikshank, 126 West 97th st, a 3-sty dwelling, 17x100.11. This property was purchased on July 17, 1907, subject to a mortgage of \$8,000.

Handsome Residence Purchased.

100TH ST.—Herman Cohen sold for E. Melius to Mrs. Ray Polstein, 311 West 100th st, a 5-sty American basement dwelling, 18x100, between West End av and Riverside Drive. The house is built to a depth of 58 ft.

107TH ST.—William J. Casey sold 308 West 107th st, a 5-sty American basement dwelling, 18x100.11. This is one of a row of four buildings built by Mr. Casey, and is located between Riverside Drive and Broadway. The purchaser is a Western man, who will take title in a couple of months. The property is free and clear, and all cash is being paid. The house is built to a depth of 56 ft. There is a 4-sty extension. Schuyler Square is near by. It is a desirable residential section.

Deal for Big Apartments.

111TH ST.—Adelstein & Avrutine sold the two new 6-sty apartment houses 214 and 218 West 111th st, each 50x100.11, between 7th and 8th avs. The buyers take a block front in the Bronx in part payment. This is a fine apartment house block, and these houses are conveniently located both to the subway and elevated railroad stations. They have a depth of 87 ft. A mortgage of \$55,000 for 5 years at 5% was recorded on Sept. 12, 1907, on No. 214 to Wilson M. Powell, of 29 Wall st, and on Sept. 5, 1907, Ruth W. Price loaned a similar amount for the same period and interest rate on No. 218. These houses were purchased by the present sellers from Lowenfeld & Prager Aug. 27, 1907.

134TH ST.—Duff & Brown sold for Cora E. Booth the lot 25x150, on the south side of 134th st, 125 ft. west of Broadway.

Resells Flat.

137TH ST.—The F. Dornberger Realty Co. bought from Mrs. Clementina Merzbach 131 West 137th st, a 5-sty double flat, 25x100, and resold the same to John W. Cannon.

AV A.—Salomon Oppenheimer & Co. sold for Wolf Lazarus the two 4-sty single flats 1688 and 1690 Av A, between 88th and 89th sts, each 20x75. The buyer Frederick Lesser, also owns the similar adjoining houses 1684 and 1686. He controls a plot 80x75.

AMSTERDAM AV.—The Dixon estate sold the plot 70x100, at the southwest cor of Amsterdam av and Cathedral Parkway to a builder who contemplates erecting a 7-sty apartment house. Adjoining on the south is a 6-sty apartment, 40x87x100. Diagonally across the av is the Cathedral of St. John the Divine.

Avenue Property Changes Hands.

WEST END AV.—Frederick Zittel sold for Peter Gilsey to a client 330 West End av, a 4-sty dwelling, 18x100, to Lillian M. Becker, who lives at 328 West End av. Title will be taken June 15.

WEST END AV.—S. Osgood Pell & Co. sold for a client to A. F. Holly the 4-sty dwelling 345 West End av, for \$36,000.

1ST AV.—Ernest N. Adler sold for Mrs. Karoline Adler to Elias Rosenbaum 1431 1st av, a 5-sty triple flat with stores, 25x74.

2D AV.—Maier Brothers bought from J. Netri the 4-sty double flat 2032 2d av, 25x80.

Large Fifth Avenue Deal.

5TH AV.—John H. Berry sold for Charles Wolfson to Emile Utard the Hawarden Hall apartment house, at the northwest cor of 5th av and 129th st, a new 6-sty structure, 100x110. The price is reported to have been \$300,000. There are 36 apartments and two stores in this house. The gross rents aggregate \$32,500.

WASHINGTON HEIGHTS.

BROADWAY.—Lowenfeld & Prager sold to Charles S. Albert 25x100 on the east side of Broadway, 75 ft. south of 152d st.

Company to Improve Purchase.

BROADWAY.—Arnold, Byrne & Baumann sold for the Fort Washington Syndicate to the Brodie Realty Co., Geo. A. Fisher, president, for immediate improvement, the block front on the west side of Broadway, between 177th and 178th sts, 255x110. It is the intention to start the immediate construction of 2 high-class elevator apartment houses similar to those at 144th st and Broadway, erected by Mr. Fisher. A plot on the east side of Broadway, between 178th and 179th sts, recently changed hands, as did the northeast cor of 179th st.

To Improve Broadway Plot.

BROADWAY.—I. Randolph Jacobs & Co. sold for Sonn Bros. 100x150 at the northwest cor of Broadway and 151st st, to D. Chrystal & Sons, who will build a 6-sty apartment house. A \$240,000 loan has been obtained for the operation. The Panama, a 6-sty elevator apartment on the northeast cor of Broadway and 150th st, 100x100.11, was purchased recently by a speculator. The same brokers also negotiated the recent sale of the Riviera apartment house at the southeast cor of Broadway and 99th st for Solomon Lindenberg to Nathan Grabenheimer.

BROADWAY.—Bernard Smyth & Sons sold for John J. Geraty to the Webster Realty Co., 2 lots on the west side of Broadway, at its junction with St. Nicholas av, 26.3 ft. north of 169th st, 55.11x113.9 x irregular, on the south is a 5-sty apartment which has been built some years ago, but is considered one of the best renting houses of its class on the Heights.

10TH AV.—M. & L. Hess sold for William I. Rosenfeld the plot on the west side of 10th av, 30.6 ft. north of Isham st, running through to Sherman av, 122.1x145.5x100x75.4. The property, which is 2 blocks north of the 207th st Subway station, has been held at \$50,000.

BRONX.

Hunts Point Sections' Activity.

FAILE ST, ETC.—The Hunt's Point Realty Co. also sold the plot 100x100, on the east side of Faile st, 100 ft. south of Seneca av, to a builder; also, the lot adjoining to the south on the east side of Faile st, to a Mr. Kennedy, who will erect a dwelling thereon.

FAILE ST.—The Hunts Point Realty Co. sold 100x100 on the east side of Faile st, 100 ft. south of Garrison av to a builder. Title will be closed June 10.

LONGFELLOW ST.—The Hunt's Point Realty Co. sold 50x122 on the east side of Longfellow st, 117 ft. north of Garrison av.

WHITTIER ST.—The Hunt's Point Realty Co. sold the plot 100x105, at the southeast cor of Whittier st and Garrison av.

WHITTIER ST.—Tony McOwen resold 8 lots on the north side of Whittier st, 175 ft east of Garrison av, which he purchased at the Hunt's Point auction sale. The buyers are Samuel Spears, Adrian Graffely and Patrick Fitzgerald.

136TH ST.—Moses Schwitzer sold for Asher Salwen to Goldberg & Greenberg 242 and 244 East 136th st, two 5-sty triple flats, 50x100, 175 ft. west of 3d av.

137TH ST.—Leo Hutter sold 291 East 137th st, a 3-sty building, 25x100, 200 ft. east of Lincoln av. The buyer, Albyn Anderson, will use it for business.

152D ST.—Louis Reiss sold for the estate of Maria Ackermann the 4-sty double flat, 25x100, 423 East 152d st.

154TH ST.—Pisa & Johns sold for Louis Lese the 3-sty dwelling, 629 East 154th st, to Giuseppe Gallo.

177TH ST.—P. N. Gardner sold for J. Homlen 61 East 177th st, a 3-sty brk house, 20x100. This property was given in part payment for the cor of Daly av and 178th st.

178TH ST.—P. N. Gardner sold for George Hooks and J. Julius Langbein 81x162 at 178th st and Daly av, to J. Homlen.

179TH ST.—Elizabeth Steinmuller sold to Francis Frey, 50x80, on the south side of 179th st, 47 ft. east of Creston av. The buyer will build a private dwelling.

179TH ST.—Hertz & Co. sold for A. Kaufman, 361 East 179th st, a 2-sty frame dwelling, 16.8x125.

Will Improve Purchase.

ANDERSON AV.—Louis Meekes sold for Hirsch & Kaiser to a client 125x150 in the east side of Anderson av, 600 ft. north of Jerome av. The purchaser intends to improve the plot with high-class apartment houses.

BOONE AV.—Jesse W. Ehrich sold the plot 29.4x155x irregular on the west side of Boone av, 29.4 ft. north of West Farms road, to an investor.

LA FONTAINE AV.—Ernst & Cahn sold to Bertha Keating the 2-sty and basement dwelling known as 2080 La Fontaine av, 16x100.

LONGFELLOW AV.—Jesse W. Ehrich sold the plot of 12 lots at the northeast cor of Longfellow av and 172d st, fronting 300 ft. on the av and 100 ft. on the st. The buyer is a builder, who will erect 2-family houses on the property.

MOHEGAN AV.—Hertz & Co. sold for a Mr. Stahl to a builder the plot 66x145 on the east side of Mohegan av, 165 ft. north of 179th st. Bronx Park is a couple of blocks to the north.

SENECA AV.—James F. Meehan resold the northeast cor of Seneca av and Irvine st, which he purchased at the auction sale of the Hunts Point Realty Co. a week ago.

SHERIDAN AV.—R. I. Brown's Sons sold for Gertrude I. Skinner the lot on the west side of Sheridan av, 350 ft. north of 153d st, 25x100.

WEST FARMS ROAD.—The Henry Morgenthau Co. sold an irregular plot at the junction of West Farms road and Hoe av, fronting 145 ft on West Farms road. The buyer is James C. McCarthy, who recently bought the adjoining lots on Hoe av, and will improve the entire plot with 2-family houses.

3D AV.—R. I. Brown's Sons sold for Charles W. and William H. Kurtz the 3-sty frame building, 3462 3d av, 25x110. There is a mortgage of \$7,500. Title will be taken June 15.

LEASES.

Frank J. Cassidy leased 243 East 49th st, a private dwelling, to Mrs. M. Herman.

Pocher & Co. leased 109 East 28th st, for M. R. Williams to E. Rosendale for 2 years.

G. Brettell & Son leased for a Miss Freeborn the brk business building 2236 3d av.

G. Brettell & Son report that they have leased for Louis Lese, the dwelling 333 East 120th st.

Louis Becker & Co. leased for Spencer L. Hillier to Kate D. Curran, the 3-sty dwelling, 540 West 156th st, for a term of years.

John H. Berry as trustee of the Breese estate, leased the building 159 8th av, at the southwest cor of 18th st, together with the building 304 West 18th st, to the Cushman Co., bakers, for a term of years.

William P. Rooney leased for Stephen McPartland the 4-sty building 671 8th av, near 42d st, to Edward Aarons for a term of years; also for D. E. Franklin Smith to a Mr. McIntosh, 324 West 46th st, a 3-sty dwelling.

The McVickar-Gaillard Realty Co. leased for Wilbur F. Wakeman to Wm. H. Spelman for a term of 21 years the buildings 111-113 East 24th st. The lessee will make extensive alterations and occupy a portion of the premises.

William Henry Folsom rented for Margaret L. Catlin for a term of years, at an aggregate rental of \$50,000, the 5-sty dwelling 17 East 24th st, 25x100 to a Mr. Spencer, who will convert the structure into a store-and-loft building.

The Prudential Real Estate Corporation, Chas. E. Duross, president, has secured a 63-year lease from Mrs. E. A. Deming upon the property at the northwest cor of 7th av and 30th st, 75x75, in the Pennsylvania section, comprising 5 old houses from 3 to 5 stories in height. The Duross company negotiated the lease. The property will shortly be improved by a large hotel. The total rental amounts to about \$300,000.

H. C. Senior & Co. report the following leases: For Walter Dickson the entire building, 412 West 48th st, to the Salvation Army for a term of years; for Mrs. J. Sexton the 4-sty dwelling, 153 West 64th st, to Mrs. Harriet Johnston for a term of years; for N. & L. Hirsch the 4-sty dwelling, 127 West 64th st, to Mrs. Paula Poethe for a term of years, and for Mayer S. Auerbach the 4-sty dwelling, 26 West 60th st, to James Burns.

SUBURBAN.

PATERSON, N. J.—Ernst & Cahn sold for Jacob Marx the 3-sty detached 2-family house, 732 Market st, Paterson, N. J., 45x89.

HASBROUCK HEIGHTS, N. J.—Duross Co. sold for W. J. Martin, his residence on Raymond st, Hasbrouck Heights, N. J., to Nelson E. Biffar.

WHITE PLAINS, N. Y.—E. Nelson Ehrhart sold for a client the house and lot 75x180 at 23 Ridgeview av to Professor Ralph Waldo Gifford of the Law School of Fordham College and has leased the same to Richard B. Arrington for 1 year.

ROSELLE PARK, N. J.—The American Selling & Developing Co. announces sales of lots at Roselle Park, N. J., to J. Pranti, Mrs. Anna Broedel, Joseph Wolfson, P. D. Learnard, Harry Andrews, A. B. Caldwell, Esther Seabeck and Esther Sipp.

MORRISTOWN, N. J.—Thomas F. Whalen bought the Mansion House property on Washington st, Morristown, N. J., from the Ballantine estate. The purchase price is said to have been \$45,000. Mr. Whalen has been the lessee of the property for the last few years. The plot has a frontage of 95 ft. and is 300 ft. deep.

WHITE PLAINS, N. Y.—E. Nelson Ehrhart sold to Dr. Lewis Cole a plot on Ridgeview av, 80x175, which, together with the buyer's previous lot, will make a plot 110x175 upon which Dr. Cole will erect a \$10,000 residence, plans for which have been prepared by Architect W. S. Phillips of the Terminal Bldg., N. Y. City.

LEONIA, N. J.—The Leonia Heights Land Co. announces the following sales at Leonia, N. J.: A plot 50x125 on the south side of Summit av to F. W. Harrison, of Brooklyn; a plot 50x125 on the north side of Summit av to Harold V. Searson, of Brooklyn; a plot 50x150 on the north side of Highland av to Emily Ellison Post, of this city.

NEW BRIGHTON.—J. Sterling Drake sold for the Staten Island Savings Bank to the Penn Realty Co., the 5-sty Richmond building, 100x100, at the cor of Richmond terrace and York av, New Brighton. The buyers will make extensive alterations.

UNCLASSIFIED SALES.

The total number of sales reported is 70, of which 16 were below 59th st, 27 above, and 27 in the Bronx. The sales reported for the corresponding week last year were 115, of which 43 were below 59th st, 37 above, and 35 in the Bronx.

The total number of mortgages recorded for Manhattan this week were 179, as against 173 last week, and in the Bronx 141, as against 130 last week. The total amount involved is \$1,403,902, as against \$5,853,104 last week.

The amount involved in the auction sales this week was \$963,465, and since January 1, \$20,368,837. Last year the total for the week was \$555,984, and from January 1, \$19,690,421.

CHRYSTIE ST.—Jacob Levy resold 138 and 140 Chrystie st, southeast cor of Delancey st, a 6-sty tenement with stores, 50.7x100. Mr. Levy bought the property a week ago in foreclosure for \$500 over incumbrances, which amounted to about \$180,000.

CENTRE ST.—J. J. Lyons has sold 61 Centre st, a 4-sty building, 25x30x irregular, adjoining the northwest cor of Pearl st.

57TH ST.—John J. Clancy sold 343 West 57th st, a 4-sty dwelling, 19x100.5.

82D ST.—G. A. Walton sold 115 West 82d st, a 4-sty dwelling, 19x102.2.

95TH ST.—Mrs. Josephine I. Harrington sold 123 West 95th st, a 3-sty and basement dwelling, 17x100.8.

KELLY ST.—Emil Loewenthal sold for the Hensol-Powell Realty Co. to Jane Kitchen 50x100 on the west side of Kelly st, 131 ft. north of 165th st. The buyer will erect 3-sty double flats.

169TH ST.—S. Ullman sold for the Thornton Bros. Co. the northwest cor of 169th st and College av, a 3-family house, 22x90.

WEST END AV.—Slawson & Hobbs sold for W. E. D. Stokes the 4-sty high-stoop dwelling 547 West End av, 20x55x98.

ELM ST.—The Fidelity Trust Co. is reported to have sold 28 Elm st, a 7-sty business building, 25x73.

163D ST.—John M. Linck sold to Charles S. and Pauline Levy the 6-sty apartment 574 East 163d st, near 3d av, 39x100. Smith & Phelps were the brokers.

139TH ST.—John M. Linck sold to Charles S. and Pauline Levy 460 and 464 East 139th st, two 5-sty apartments, 75x100, between Brook and Willis avs. Smith & Phelps were the brokers.

BOSTON ROAD.—Charles S. and Pauline Levy gave to John M. Linck in part payment for the houses 460 and 464 East 139th st and for 574 East 163d st the plot on the east side of Boston road, 160 ft. north of 168th st, 198x261x184x181, with an old frame mansion. This property is going to be improved with four 5-sty apartments with four families on a floor from plans being prepared by Harry T. Howell, architect, Willis av and 149th st. Smith and Phelps were the brokers.

TRASK ESTATE AT AUCTION.

On Tuesday, May 26th at the stand of Joseph P. Day, 600 lots belonging to the Trask estate will be sold. This property has frontages on Westchester av, Classon's Point road, Harrod, Lafayette, Story, Ludlow and several other avenues. The choice of 70% remaining on mortgage for one, two or three years at 5%; 50% for the same period at 4½%, or 40% at 4%. is given to the purchaser. The expense of drawing the bond and mortgage and the recording tax must be paid by the buyer. Each lot is insured free of charge and a policy of the Title Guarantee & Trust Co. will be handed to the purchaser.

ST. CHARLES LEASE SOLD.

John F. Fife Co., hotel brokers, sold the lease and good will of the St. Charles Hotel, 140 to 144 West 49th st, for the St. Charles Co. to M. F. Meehan. The lease was for 15 years at an aggregate rental, including taxes, of \$450,000. A bonus of \$30,000 was given.

This property is located 192.6 ft. east of 7th av. Directly opposite is a concrete automobile garage with a frontage of 64.4 ft. and a depth of 200.10 ft. It has a frontage on 50th st. The Oakland is situated 42.6 ft. to the west of the St. Charles.

RECORD AND GUIDE DESIGNATED OFFICIAL PAPER.

The Record and Guide has been designated as the official paper of the Brooklyn Board of Real Estate Brokers. A resolution to that effect was unanimously adopted at a meeting of the Board of Directors of the Board held on May 21.

Two new members have been elected to the Brooklyn Board—William A. A. Brown, of the Westwood Realty Co., 738 Flatbush av, and S. Noonan, 75 6th av, Brooklyn.

REAL ESTATE VALUES IN MANHATTAN.

"Real Estate Values in Manhattan" is the title of a little book published by the Evening Post. All the transfers recorded in Manhattan between January, 1904, and April, 1908, in which the consideration is stated, appear in this little volume. These sales include voluntary, estate and partition auction; sales by executors and trustees; sales by and to corporations and estates; contracts to buy and sell; and other transactions in which considerations are stated. The name of the purchaser and the month and year in which the sale took place is also recorded. This little book will be found useful not only to real estate brokers but also to property owners. It is gotten up in convenient form, and the price is nominal.



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REAL ESTATE NOTES

F. Dornberger Realty Co. moved its offices to 1232 Lexington av.

O. G. Connfelt, formerly of the firm of Connfelt & Stickney, is now associated with Geo. R. Read & Co.

A building loan of \$80,000 was secured by Lorenz Weiher from William R. Rose on the property, 99.9x100.11, on the north side of 105th st, 275.2 ft. west of Amsterdam av.

City Chamberlain James J. Martin wrote a letter to Borough President Coler in which he states that there is \$10,000,000 available for subways, instead of \$1,443,734, as figured by the Comptroller.

Charles F. Noyes Co. negotiated a \$200,000 mortgage bond issue for the North Ward Realty Co. covering the "Frankel Building," a 12-sty building, 45-49 John st, corner of Dutch. The bond issue is for 10 years at 5%, and the Title Guarantee & Trust Company is the trustee for the bondholders.

The following real estate men were recently elected to membership of the New Jersey-New York Real Estate Exchange: Stewart Hartshorn, of Short Hills; Frank A. Stumm, of Arcola; Robert T. Neely, of Burrows, Neely & Co., New York; C. S. Story, of Hawthorne; George E. Sedgwick and Edmund Rushmore, both of New York.

John P. Kirwin moved his offices to 138 West 42d st, two doors east of the Knickerbocker Hotel. Mr. Kirwin has long been identified with the Times sq section. For thirteen years he was located on the block between 43d and 44th sts, in the building known as the Barrington. The tenants were forced to move from this building, as it is going to be immediately converted into a store, office and studio building.

The May business meeting of the Washington Heights Taxpayers' Association took place on Friday, May 22, at Corrigan Hall, Broadway and 157th st. The matter of the extension of Riverside Drive, from 155th st to the Hudson Memorial Bridge, was taken up. Committees were appointed and the policy of the association on this matter was decided. This association strongly favors making the entire westerly portion of the drive into a park.

PROPERTY OWNERS' SECTION.

PUBLIC WORKS.

CLAY AV.—Sewer, between East 165th st and East 164th st. Proceedings initiated.

ELM PL.—Paving with asphalt blocks, between East 189th st and Kingsbridge rd. Proceedings initiated.

TYNDALL AV.—Acquiring title from Mosholu av to 260th st. Proceedings initiated.

WEST 259TH ST.—Sewer between Broadway and Riverdale av. Proceedings initiated.

EDEN AV.—Regulating, etc., from Morris av at East 172d st to East 174th st. Proceedings initiated.

MANHATTAN ST.—Receiving basin on north side west of 12th av. Estimated cost, \$414. Assessed valuation of property affected \$66,000. Proceedings initiated.

BROADWAY.—Laying out as a part of West 157th st the triangular piece of property at intersection of Broadway, Audubon pl, and West 157th st. Proceedings initiated.

UNNAMED ST.—Opening along westerly side of Harlem River, from Broadway to Muscoota st (225th st), and to the extensions of 226th st (Hyatt st) and 227th st (Ashley st), from their present terminals to the new st. Before Board of Estimate.

DOROTHEA PL.—Laying out on the map Dorothea pl, in the block bounded by Fordham rd, Marion av, East 193d st and Decatur av, in accordance with black print sketch dated March 27, 1908, and prepared by the Topographical Bureau of the office of the President of the Bronx. Proceedings initiated.

APPROACH TO MACOMB'S DAM BRIDGE.—From a point on Exterior st adjoining the New York Central Railroad, and extending Macomb's Dam Park to include that portion of Cromwells Creek west of the railroad. Proceedings initiated.

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; Beacon av, between Rosedale av and Beach av; Wood av, between Beach av and Storrow st; Gray st, between Wood av and Tremont av, and Storrow st, between Wood av and public place at the junction of Tremont av with Westchester av. Approved by Board of Estimate.

VAN CORTLANDT PARK SOUTH.—Widening from Putnam av, east to Mosholu Parkway South, to a width of eighty (80) ft., and laying out a public place at the junction of Albany road and Van Cortlandt av, and changing grades where necessary, in accordance with "Map or plan showing the widening and change of grades of Van Cortlandt Park South, from Putnam av East to Mosholu Parkway South," and showing the widening and change of grades at the junction of Albany road and Van Cortlandt av. Proceedings initiated.

GARFIELD ST.—Reducing width from 60 to 50 ft. between Morris Park av and land of New Haven R. R. Favored by Board of Estimate.

HULL AV, PERRY AV, NORWOOD AV.—Amended proceedings for opening and extending area fixed by Board of Estimate as follows:

Bounded on the southwest by the northeasterly side of Mosholu Parkway North as heretofore; on the northeast by the southwesterly side of Woodlawn road as heretofore; on the southeast by a line midway between Norwood av and Webster av as heretofore, and on the northwest by a line midway between Hull av and Perry av.

PUBLIC PL.—Opening at intersection of Mosholu av and Broadway. Board of Estimate will consider proposed area of assessment on June 5.

WEST 231ST ST.—Opening and extending from Bailey av to Riverdale av. Board of Estimate will consider proposed area of assessment on June 5.

WEST 235TH ST.—Opening between Riverdale av and Spuyten Duyvil Parkway; Cambridge av, between West 235th and West 236th st; West 236th st, between Cambridge av and Riverdale av. Board of Estimate will consider proposed area of assessment on June 5.

BARRY ST.—Regulating, grading, etc., from Longwood av to Tiffany st. Proceedings initiated.

FOILE ST.—Acquiring title from Garrison av to a point about 183 ft. north of Whitlock av. Proceedings initiated.

EAST 180TH ST.—Local Board has recommended to Board of Estimate the laying out of a public park at northwest corner of East 180th st and Bryant av, including the property known as the Old West Farms Presbyterian Cemetery, and that a street 30 ft. wide be laid out on the north and west sides of said cemetery, the northerly and westerly sidewalks of said proposed street to be 10 ft. wide, with a roadway 15 ft. wide, and the southerly and easterly sidewalks to be 5 ft. wide, in accordance with sketch.

WEST 142D ST.—Sewer extension from end of present sewer to Harlem River. Proceedings initiated.

CONDEMNATION PROCEEDINGS.

EAST 208TH ST.—Opening and extending from Reservoir Oval West to Jerome av. Commissioners Edward D. Dowling, Michael Rauch and Roderick J. Kennedy will present final report in this proceeding to Supreme Court on May 29.

BECK ST.—Opening and extending from Prospect av to Leggett av. Commissioners Jos. Jacobs, Wm. H. Buckhout and Chas. P. Storrs will present final report in this proceeding to Supreme Court on May 29.

ASSESSMENTS.

EAST 135TH ST.—Repairing sidewalk on north side and 136th st, south side, from Cypress av to a point 95 ft. easterly therefrom; also on Cypress av, from 135th st to 136th st, and erecting guard rails where necessary. Area of assessment: East side of Cypress av, from 135th st to 136th st. Assessment entered May 19. Payable within 60 days.

EAST 149TH ST.—Repairing sidewalks, etc., where necessary, south side, from Tinton av to Union av; in Tinton av, east side, from East 149th st to a point 175 ft. southerly therefrom, and in Union av, west side, from East 149th st to a point 100 feet southerly. Area of assessment: South side of 149th st, from Tinton av to Union av, east side of Tinton av from 149th st to a point 175 ft. south. Assessment entered May 19. Payable within 60 days.

FRANKLIN AV.—Repairing sidewalk, east side, from 160 ft. north of 3d av to 270 ft. north of 3d av, Block 2607, Lot No. 32. Area of assessment: Southeast side of Franklin av, from a point 160 ft. north of 3d av to a point 270 ft. north of 3d av, and known as Lot No. 32 in Block 2607. Assessment entered May 19. Payable within 60 days.

TELLER AV.—Sewer, between East 170th st and the summit southerly therefrom. Area of assessment: Both sides of Teller av from the junction of 170th st and Findlay av to a point about 534 ft. southerly to the existing sewer. Assessment entered May 19. Payable within 60 days.

THIRD AV.—Repairing sidewalk and placing guard rail, west side, about 230 ft. north of East 172d st. Area of assessment: West side of 3d av 230.78 ft. north of 172d st, and known as Lot No. 32 in Block 2920. Assessment entered May 19. Payable within 60 days.

POND PL.—Repairing flagging and placing fences at the northwesterly cor. of Pond pl and East 197th st, extending northerly on Pond pl 50 ft. and westerly on East 197th st 125 ft. Area of assessment: Northwest cor. of 197th st and Pond pl and known as Lot No. 65 in Block 3290. Assessment entered May 19. Payable within 60 days.

39TH ST.—Alteration and improvement to sewer, between the Hudson River and 11th av, and new outlet under pier at the foot of 39th st. Area of assessment: Both sides of West 39th st, from the Hudson River to 10th av; east side of 12th av, between 38th and 40th sts; west side of 11th av, between 38th and 39th sts; east side of 11th av, between 38th and 40th sts, and west side of 10th av, between 38th and 40th sts. Assessment entered May 19. Payable within 60 days.

158TH ST.—Sewer, between Edgecombe road and Av St. Nicholas. Assessment completed and lodged in office of Board of Assessors for examination.

EDGECOMBE AV.—Paving, etc., from 150th to 155th st. Assessment completed and lodged in office of Board of Assessors for examination.

EDGECOMBE AV.—Paving, etc., from north side of 45th st to north side of 150th st. Assessment completed and lodged in office of Board of Assessors for examination.

205TH ST.—Regulating, etc., from 10th av to the bulkhead line of the Harlem River. Assessment completed and lodged in office of Board of Assessors for examination.

WEST 99TH ST.—Fencing and filling a lot in front of No. 302 West 99th st. Assessment completed and lodged in office of Board of Assessors for examination.

WEST 215TH ST.—Sewer between the Harlem River and 9th av. Assessment completed and ready for examination.

WEST 174TH ST.—Regulating, etc., between Broadway and Amsterdam av. Assessment completed and ready for examination.

204TH ST.—Regulating, etc., from 10th av to the bulkhead line of the Harlem River. Assessment completed and lodged in office of Board of Assessors for examination.

EAST 75TH ST.—Paving, etc., from the west line of Exterior st to a point 160.86 ft. westerly therefrom. Assessment completed and lodged in office of Board of Assessors for examination.

143D ST.—Paving, etc., between Lenox av and the easterly line of 5th av. Assessment completed and lodged in office of Board of Assessors for examination.

144TH ST.—Paving, etc., between Lenox av and the westerly line of Exterior st along the Harlem River. Assessment completed and lodged in office of Board of Assessors for examination.

FLETCHER ST.—Sewer between South and Front sts. Assessment completed and lodged in office of Board of Assessors for examination.

49TH ST.—Alteration and improvement to sewer between 10th and 11th avs. Assessment completed and lodged in office of Board of Assessors for examination.

214TH ST.—Sewer between 10th av and Broadway. Assessment completed and lodged in office of Board of Assessors for examination.

206TH ST.—Regulating, grading, etc., from 10th av to the bulkhead line of the Harlem River. Assessment completed and lodged in office of Board of Assessors for examination.

WEST 71ST ST.—Alteration and improvement to sewer in West 71st st, between Broadway and Columbus av, and to curves at Columbus av. Assessment completed and lodged in office of Board of Assessors for examination.

CARTER AV.—Opening from East 173d st to Tremont av. Assessment entered. Area of assessment as follows: Beginning at the point of intersection of the easterly line of Anthony av with the southerly boundary line of those lots in Block 2888 fronting on the southerly side of East 173d st, running thence easterly along said line and its easterly prolongation to its intersection with the westerly line of Webster av; thence northerly along the westerly line of Webster av to its intersection with the southerly line of Tremont av; thence northwesterly to the point of intersection of the southerly line of Tremont av and the southerly prolongation of the westerly line of Ryer av; thence southerly along said prolongation of Ryer av to its intersection with the northerly line of East 176th st; thence southerly to a point in the southerly line of East 176th st distant 314.97 ft. easterly from Anthony av; thence southerly along the westerly boundary line of the lots facing Carter av in Block 2892, and also along the base of the retaining wall lying south of East 175th st and West of Carter av to the southerly end thereof; thence westerly on a line at right angles to Carter av to the easterly line of Anthony av; thence southerly along said line of Anthony av to the point or place of beginning. Payable to the Collector of Assessment and Arrears, Bronx.

EAST 139TH ST.—Sewer, between Walnut av and Cypress av. Area of assessment: Both sides of East 139th st, from Walnut av to Cypress av. Assessment entered May 21. Payable within 60 days.

7TH AV.—Sewer, west side, between 144th and 145th sts. Area of assessment: West side of 7th av, from 144th st to 145th st. Assessment entered May 21. Payable within 60 days.

ASSESSMENT FOR RIVERSIDE DRIVE.

EXTENSION OF AREA DEMANDED.

A largely attended meeting was held on the 20th inst. before Commissioners of Assessment and Award, at the Gerken Building, under the auspices of the Washington Heights Taxpayers' Association, the chairman of whose special committee, Mr. William B. Selden, presented the arguments advanced by the association in its effort to induce the commissioners to increase the tentative area of assessment for the one-half of the cost of this great public work, which by legislative action was ordered to be placed upon property "incidentally benefited." The hearing room was completely overcrowded, and many interested persons found themselves unable to even approach the door, and were obliged to leave without taking part in the proceedings. That great interest in the matter has been aroused was shown by the important amount of property interests represented.

Among those attending were Mr. John D. Beals, president of the association; the Rev. Milo H. Gates, the Rev. John Mackay, and several other leading ministers of different denominations from upper Manhattan. There were also present: Alderman M. J. Mulcahy, Alderman Frederick Meyer, Messrs. Clarence Dorsett, Robert Hoguet, Cornelius Trink, W. Seeligsberg, Daniel F. Mahoney, Hon. John Whalen, Collin H. Woodward, Robert D. Kohn and other leading residents and property owners, representatives of estates and builders.

Mr. Selden and Mr. Beals, for the association, urged that without any question of favors, the property owners in the tentative area, which extends only south as far as 72d st, and as far east as 8th av, were entitled, in simple justice, to a widening of the burden of cost to include other parts of the city, but since the act appeared to preclude an area of assessment exceeding the Borough of Manhattan, the association demanded that the area be made to include the entire borough.

They pointed out that, in this action, the commissioners could incur no reflections as to their prolonging their duties, because the conditions are exceptional, and the amount involved is large, and the injustice which would be done under existing proposition would be widespread.

The association has already presented statistics secured from the persons using that portion of Riverside Drive which is already completed, and have shown that only one per cent. of the automobiles using the driveway come from the section pro-

posed to be assessed, and that no more than 1½ per cent. of the pedestrians upon the driveway are residents in the section abutting upon the drive.

This information was remarkably confirmed by Mr. Bernard Loth, who spoke as a large property owner, and as president of the Fort Washington Hill Association, representing many millions of dollars of property along the line of the future extension of the drive. Mr. Loth stated that he had secured statistics from a number of the police who had been requested to inquire of visitors on Riverside Drive as to the residential locality, and he finds that out of a large number of answers less than three per cent. reside in the vicinity of the drive. The majority of vehicles came from other portions of the city, and a considerable proportion came from other parts of the country.

The Rev. Milo H. Gates stated that by inquiry among the members of his congregation, he had ascertained that the burden of assessment among smaller property owners would be very severely felt.

Mr. Minturn Post Collins, who had been invited to speak for the Dyckman Taxpayers' Association, made an earnest plea for relief on behalf of that section.

The secretary of the association, Mr. Reginald Pelham Bolton, presented a large number of letters that had been received, protesting against the present proposed area of assessment, and these are filed with the association.

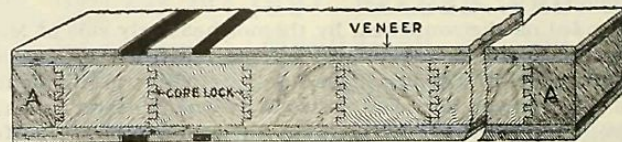
Mr. Beals, in his concluding remarks, urged upon the representatives of the Corporation Counsel that in this matter they should not oppose the widening of the area, which could not injuriously affect the city, and could only impose some delay and some expense by re-advertising and mapping in the larger area. This course was, however, justifiable by the circumstances, and in view of the precedent which would otherwise be set for future extensions and improvements of the driveway, it would be to the city's interest that the matter of the equitable adjustment of the cost of the present section should be properly decided.

The Board of Estimate decided yesterday that a public hearing be given on June 19 on the project of changing the line of Riverside drive, between West 155th st and Dyckman st; laying out an extension of Riverside drive to the Hudson Memorial Bridge; and laying out a park adjoining the drive through its entire length.

This change of line will remove the sharp angles in the drive north of 155th st, and will provide a connection with the Hudson Memorial Bridge. It is proposed to build a viaduct over the Dyckman valley about 1,650 ft. long at an elevation of about 160 ft. The cost of the land to be acquired will aggregate about \$1,800,000, and the park about \$5,760,000.

UNAFFECTED BY CLIMATIC CHANGES.

Among the many annoyances with which the average property owner contends is the warping and twisting of doors due to climatic changes. This condition usually manifests itself at first by a slight swelling of the stiles and panels and sooner or later results in rendering them an unsightly part of the building. When it is considered that in most instances the material entering into the construction of doors is cut up into all sizes and shapes and put together without any reference to the character of the wood, the result is obvious. Instead of doors being an



CROSS SECTION OF COMPOUND INLAID DOOR.

unsightly part of the building they should lend tone and dignity to it.

Recently, however, a compound door has been put upon the market which is attracting no little attention, and may be said to be meeting requirements in the indicated direction. As will be seen by the accompanying cut it has a corelock center and double veneered on each side. It is claimed that compound doors wear exceptionally well, because of their cross-bonded construction, and since the core is encased in an airtight compartment shrinkage and swelling is so little as to be a negligible quantity. An important feature in the make up of a door of this character is that there are no joints to pull apart. The entire door is glued together and dried out in one solid mass. The prices compare favorably with other veneered doors.

Additional Stairway Necessary.

Taxpayers in East 161st st who have occasion to board elevated trains at 3d av are loud in their complaints over the insufficiency of one stairway at the lower end of the platform, and to further their requirements a petition has been drawn up which will be presented to the Interborough Rapid Transit Company when sufficient signatures are obtained. The matter will doubtless be brought to the attention of the Public Service Commission.

MISCELLANEOUS.

JOSEPH P. DAY

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NOTICE TO PROPERTY OWNERS. HEARINGS FOR THE COMING WEEK.

Monday, May 25. Baker av, opening from Baychester av to city line, at 2 p m. City Island Bridge, at 1 p m. East 210th st, &c, opening, at 3 p m.

AUCTION SALES OF THE WEEK.

The following is the complete list of the property sold, withdrawn or adjourned during week ending May 22, 1908, at the New York Real Estate Salesroom, 14 and 16 Vesey St. Except where otherwise stated, the properties offered were in foreclosure.

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

JOSEPH P. DAY.

Tuesday, May 26. Gun Hill rd, widening from Webster av to Elliott av, at 12 noon. West 161st st, opening from Broadway to Riverside Drive, at 11 a m.

*114th st, Nos 208 and 210, s s, 122.4 e 3d av, 42.3x100.11, 6-sty brk tenement and store. (Amt due, \$17,317.62; taxes, &c, \$777.19; sub to a mort of \$40,000.) Joseph L Buttenweiser 49,000

Wednesday, May 27. Burnett pl, opening from Garrison av and Tiffany st, at 3 p m. West 160th st, opening from Broadway to Riverside Drive, at 2 p m.

(Voluntary Sale of 700 Lots of Lohbauer Park.) Town Dock rd, n e cor Valentine av, 50x100. H Westfelling 1,225

Thursday, May 28. East 140th st, opening from Park av to Morris av, at 1.30 p m. Spuyten Duyvil rd, opening from Spuyten Duyvil Parkway to Riverdale av, at 4 p m.

Monday, May 25. Baxter and Hester sts, school site, at 10.30 a m. Willard Parker Hospital, at 12 noon.

Tuesday, May 26. Brooklyn Bridge, at 10.30 a m. Westchester av, rapid transit, at 11 a m.

Wednesday, May 27. Clinton st, police station, at 11 a m. Pier 36, at 10.30 a m.

Thursday, May 28. Brooklyn Bridge, arches, at 10.30 a m. Westchester av, rapid transit, at 11 a m.

Friday, May 29. Westchester av, rapid transit, at 11 a m. Bridge 4, Queens, at 3 p m.

Clarance av, w s, 100 n Town Dock rd, 50x100. Geo W Jarchow 1,300
Clarance av, w s, 150 n Town Dock rd, 50x100. Ellen McDonough 1,300
Clarance av, w s, 200 n Town Dock rd. T J Allers 725
Clarance av, w s, 100 s Fairmount av, 50x100. Gustav Trenker 1,350
Wilcox av, e s, 100 n Town Dock rd, 75x100. A C Kraft 1,650
Wilcox av, e s, 175 n Town Dock rd, 50x100. Wm J Merritt 1,100
Wilcox av, e s, 100 s Fairmount av, 50x100. Denis McNamara 1,150
Fairmount av, s e cor Wilcox av, 25x100. J F Bokelmann 800
Fairmount av, s s, 25 e Wilcox av, 25x100. J F Bokelmann 625
Fairmount av, s s, 50 e Wilcox av, 100x100. Wm Topp 2,500
Fairmount av, s s, 25 w Clarence av, 25x100. Aug Buhmister 625
Fairmount av, s w cor Clarence av, 25x100. Aug Buhmister 925
Town Dock rd, n e cor Clarence av, 25x100. Jacob Vetter 950
Town Dock rd, n s, 25 e Clarence av, 50x100. Jacob Vetter 1,300
Town Dock rd, n s, 75 e Clarence av, 25x100. Geo O Boldtmann 625
Town Dock rd, n s, 125 e Clarence av, 25x100. Michael King 675
Town Dock rd, n s, 25 w Dean av, 25x100. W Hallahan 650
Town Dock rd, n w cor Dean av, 25x100. W Hallahan 1,000
Clarance av, e s, 100 n Town Dock rd, 175x100. Herman Waner 4,550
Fairmount av, s e cor Clarence av, 25x100. Geo J Seifert 875
Fairmount av, s s, 25 e Clarence av, 50x100. Eliz Pratt 1,200
Fairmount av, s s, 25 w Dean av, 75x100. Geo W Weiland 1,950
Fairmount av, s w cor Dean av, 25x100. Esther M Desjardin 925
Dean av, w s, 100 s Fairmount av, 75x100. Benj Haas 2,025
Dean av, w s, 100 n Town Dock rd, 100x100. Geo McMullen 2,700
Town Dock rd, n e cor Dean av, 25x100. Michael Ilg 950
Town Dock rd, n s, 25 e Dean av, 75x100. H Westfelling 1,950
Dean av, e s, 100 n Town Dock rd, 100x100. J H Green 2,600
Dean av, e s, 125 s Fairmount av, 50x100. Wm M Greer 1,300
Fairmount av, s e cor Dean av 25x125. J H Plemis 900
Fairmount av, s s, 25 e Dean av, runs e 7 to Waterbury av x s e 34.5 x s 95.7 x w 25 x n 125 to beg. M H Weil 850
Waterbury av, s w s, 34.5 s e Fairmount av, 96x13.6x50x95.7. J J Rucker, Jr. 750
Waterbury av, w s, 225 n Town Dock rd, 12.6x100x38.6x100.10. Paul V Coletti 625
Waterbury av, w s, 200 n Town Dock rd, 25x100. Paul V Coletti 725
Waterbury av, w s, 175 n Town Dock rd, 25x100. Annie Duskin 700
Waterbury av, w s, 125 n Town Dock rd, 50x100. Andrew A Kurz 1,450
Waterbury av, w s, 100 n Town Dock rd, 25x100. Mrs L Wesel 700
Waterbury av, w s, 50 n Town Dock rd, 50x100. Michael J Walsh 1,400
Waterbury av, w s, 25 n Town Dock rd, 25x100. Paul & H Ludvig 925
Waterbury av, n w cor Town Dock rd, 25x100. Paul & H Ludvig 1,475
Waterbury av, n e cor Town Dock rd, 25x206 to Pelham Bay x - x 207. Dr Robert A Kempl 3,000
Waterbury av, e s, 25 n Town Dock rd, 25x206 to Pelham Bay, x - x 207. Dr Robert A Kempl 2,500
Waterbury av, e s, 50 n Town Dock rd, 25x205 to Pelham Bay, x-x203. Dr Robert A Kempl 2,400
Waterbury av, e s, 75 n Town Dock rd, 25x210 to Pelham Bay, x-x205. Dr Robert A Kempl 2,500
Waterbury av, e s, 100 n Town Dock rd, 25x220 to Pelham Bay, x-x210. Augustus G Miller 2,600
Waterbury av, e s, 125 n Town Dock rd, 25x215 to Pelham Bay, x-x220. Augustus G Miller 2,600
Waterbury av, e s, 150 n Town Dock rd, 50x220 to Pelham Bay, x-x215. Edw Brady 4,700
Waterbury av, e s, 200 n Town Dock rd, 74.8x216.10 to Pelham Bay, x-x220. J Vetter 3,400
Fairmount av, n e cor Wilcox av, 200x100. 2-sty frame building. Wm E Mason 12,000
Fairmount av, n s, 200 e Wilcox av, 50x100. Margaret Walker 1,350
Waterbury av, n w cor Fairmount av, 29.3x130.2x25x145.5. F K Siggemann 1,025

(Continued on page 981.)

OFFICIAL LEGAL NOTICES

PUBLIC NOTICES.

ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD of May 16 to June 1, 1908, of the confirmation by the Supreme Court, and the entering in the Bureau for the Collection of Assessments and Arrears, of assessment for OPENING AND ACQUIRING TITLE to the following named avenue in the BOROUGH OF THE BRONX:

24TH WARD, SECTION 11. CARTER AVENUE—OPENING, from East 173d Street to Tremont Avenue. Confirmed March 28, 1908; entered May 14, 1908.

HERMAN A. METZ,
Comptroller.
City of New York, May 14, 1908. (3514)

ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD of May 22 to June 5, 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 MANHATTAN:

12TH WARD, SECTION 7. 7TH AVENUE—SEWER, west side, between 144th and 145th Streets.

HERMAN A. METZ,
Comptroller.
City of New York, May 21, 1908.

ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD of May 22 to June 5, 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 BROOKLYN:

31ST WARD, SECTION 21. WEST 5TH STREET—REGULATING, GRADING, CURBING AND LAYING CEMENT SIDEWALKS, from Neptune Avenue to Sheepshead Bay Road. WEST 5TH STREET—PAVING, from Neptune Avenue to Sheepshead Bay Road.

HERMAN A. METZ,
Comptroller.
City of New York, May 21, 1908.

ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD of May 22 to June 5, 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 THE BRONX:

23D WARD, SECTION 10. EAST 139TH STREET, between Walnut and Cypress Avenues.

HERMAN A. METZ,
Comptroller.
City of New York, May 21, 1908.

ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD of May 21 to June 4, 1908, of the confirmation by the Board of Assessors, and the entering in the Bureau for the Collection of Assessments and Arrears, of assessment for LOCAL IMPROVEMENTS in the BOROUGH OF QUEENS:

1ST WARD. 8TH STREET—GRADING, PAVING AND CURBING, from Jackson Avenue to East Avenue.

HERMAN A. METZ,
Comptroller.
City of New York, May 19, 1908.

ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD of May 21 to June 4, 1908, of the confirmation by the Board of Assessors, and the entering in the Bureau for the Collection of Assessments and Arrears, of assessment for LOCAL IMPROVEMENTS in the BOROUGH OF MANHATTAN:

20TH WARD, SECTION 3. ALTERATION AND IMPROVEMENT TO SEWER in THIRTY-NINTH STREET, between the Hudson River and 11th Avenue, and new OUTLET under pier at the foot of 39th Street.

HERMAN A. METZ,
Comptroller.
City of New York, May 19, 1908.

ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD of May 21 to June 4, 1908, of the confirmation by the Board of Assessors, and the entering in the Bureau for the Collection of Assessments and Arrears, of assessment for LOCAL IMPROVEMENTS in the BOROUGH OF THE BRONX:

23D WARD, SECTION 10. REPAIRING SIDEWALK AND ERECTING GUARD RAIL on 135TH STREET, north side, and 136TH STREET, south side, from Cypress Avenue to a point 95 feet easterly therefrom; also on CYPRESS AVENUE, from 135th to 136th Streets.

REPAIRING SIDEWALKS, ERECTING GUARD RAILS AND LAYING FLAGGING, in EAST 149TH STREET, south side, from Tinton to Union Avenues; in TINTON AVENUE, east side, from EAST 149TH STREET to a point 175 feet southerly therefrom, and in UNION AVENUE, west side, from 149th Street to a point 100 feet southerly.

FRANKLIN AVENUE—REPAIRING SIDEWALK, east side, 160 feet north of 3d Avenue to 270 feet north of 3d Avenue, Block 2607, Lot 32. 23D WARD, SECTION 11. TELLER AVENUE—SEWER, between East 170th Street and the summit southerly therefrom. 24TH WARD, SECTION 11. 3D AVENUE—REPAIRING SIDEWALK AND PLACING GUARD RAIL, west side, about 230 feet north of East 172d Street. 24TH WARD, SECTION 12. REPAIRING THE FLAGGING AND PLACING FENCES, at the northwesterly corner of POND PLACE AND 197TH STREET, extending northerly on Pond Place 50 feet, and westerly on 197th Street 125 feet.

HERMAN A. METZ,
Comptroller.
City of New York, May 19, 1908.

ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD of May 22 to June 5, 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 BROOKLYN:

31ST WARD, SECTION 21. WEST 5TH STREET—REGULATING, GRADING, CURBING AND LAYING CEMENT SIDEWALKS, from Neptune Avenue to Sheepshead Bay Road. WEST 5TH STREET—PAVING, from Neptune Avenue to Sheepshead Bay Road.

HERMAN A. METZ,
Comptroller.
City of New York, May 19, 1908.

PUBLIC NOTICES.

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

At the request of the Public Service Commission, 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 the terminal of the Manhattan Bridge, in the

BOROUGH OF MANHATTAN.

Being all those buildings, parts of buildings, etc., situated on the southerly side of Canal Street and the west side of Chrystie Street, known as Nos. 130, 132, 134, 136 and 138 Canal Street and 27 Chrystie Street, Borough of Manhattan, and which are more particularly described on a certain map on file in the office of the Collector of City Revenue, 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 1st, 1908, the sale of the above described buildings will be held, by the direction of the Comptroller, on

FRIDAY, MAY 29, 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, May 16, 1908, Department of Finance, Comptroller's Office. (3599)

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 MANHATTAN.

Being all those buildings, parts of buildings, etc., situated within the lines of property taken for bridge purposes and known as Nos. 144, 146 Madison Street, 125, 127 Madison Street, 53 and 55 Monroe Street, 70 Henry Street and 80 Division Street, Borough of Manhattan, and which are more particularly described on a certain map on file in the office of the Collector of City Revenue, Department of Finance, 280 Broadway, Borough of Manhattan.

PURSUANT to a resolution of the Commissioners of the Sinking Fund, the sale of the above described buildings and appurtenances thereto will be sold, by the direction of the Comptroller, on

THURSDAY, MAY 28TH, 1908,

at 12 o'clock M., on the premises, upon the terms and conditions as appearing in the City Record.

(Signed) H. A. METZ,
Comptroller.

New York, May 16, 1908, Department of Finance, Comptroller's Office. (3601)

NOTICE TO CONTRACTORS.

SEALED PROPOSALS

will be received by the NEW COUNTY BUILDING COMMITTEE of the County of Hudson, N. J., at its office, 573 Newark Avenue, Jersey City, N. J., on

WEDNESDAY, JUNE 10, 1908,

at three o'clock in the afternoon, for the furnishing of all the material and the performance of all the work included in the specifications for the interior work of the New Court House, and the Power House building and equipment, which specifications were adopted May 4, 1908.

Proposals must be enclosed in a sealed envelope, addressed to the New County Building Committee. The envelope must also contain the name and address of the person offering the proposal. Proposals must be handed to the Clerk of the Committee in open meeting at the time and place above mentioned, and will be opened and read in open meeting at that time.

Bidders must hand to the County Collector, or to the Clerk of the Committee, at or before the time above mentioned, a certified check upon a National Bank or Trust Company doing business in Hudson County, in an amount not less than ten per cent. of the amount of the bid.

Plans and specifications may be seen and inspected at the office of the Committee, 573 Newark Avenue, Jersey City, or at the office of the Architect, Mr. Hugh Roberts, 1 Exchange Place, Jersey City.

Copies of the plans and specifications may be borrowed from the Architect by intending bidders, upon a deposit being made of a certified check of five hundred dollars, to ensure the safe return of such plans and specifications.

Blank forms of proposals may be obtained from the Architect, or from the Clerk of the Committee, 573 Newark Avenue, Jersey City. Dated May 14, 1908.

FREDERICK RIPPE, President;
WILLIAM E. SMITH, Vice-Pres.;
ALEX. J. CLEMENTS, Secretary;

New County Building Committee of the County of Hudson.

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

At the request of the President of the Borough of Queens, 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 and parts of buildings and machinery included therein, owned by the City of New York and

which were acquired for park purposes, located in the

BOROUGH OF QUEENS.

Being all buildings, parts of buildings, etc., situated upon the following described premises:

Beginning at a point formed by the intersection of the westerly line of the right of way of the New York and Queens County Railway Company, with the southerly line of Oak Avenue, as the same is laid down on the map of Ingleside, adopted by the Board of Estimate and Apportionment, May 1st, 1903, and running thence southerly along said westerly line of the right of way of the New York and Queens County Railway Company, to the northerly line of the right of way of the Stewart Railroad, and thence westerly along the northerly line of the right of way of the Stewart Railroad to a point where the easterly line of Parsons Avenue, if prolonged, would intersect the right of way of the Stewart Railroad; thence northwesterly along the easterly line of said prolongation of Parsons Avenue to a point where said easterly line of Parsons Avenue would be intersected by the southerly line of Rose Street, if the latter were prolonged; thence northeasterly along the prolongation of said southerly line of Rose Street to a point where the said southerly line of Rose Street intersects the southerly line of Oak Avenue; thence easterly along the southerly line of Oak Avenue to the westerly line of the right of way of the New York and Queens County Railway Company to the point or place of beginning, together with the following machinery situated on the property at Kissena Lake, in the Borough of Queens:

- 1 25 H. P. Boiler,
- 1 25 H. P. Engine,
- 1 Ice Elevating Machine,
- 1 Ice Lowering Machine,
- 240 Feet Ice Runs,
- 1 Wagon Scales,
- 1 Drilling Machine and Drills,
- 8 Ice Saws,
- Whistle Trees,
- 9 Ice Bars,
- 2 Ice Markers,
- 1 Hand Plow (ice),
- 1 Ice Plane,
- 4 2-Horse Snow Scrapers,
- 3 Snatch Blocks,
- 1 Ice Net,
- 1 Grinding Mill,
- 1 Turbine Mill Wheel,
- 1 Farm Plow,
- 1 Road Hone,
- 1 Lot Ice Hooks, Short Handle,
- 1 Lot Ice Hooks, Long Handle,
- 1 Stump Puller,
- Ropes,
- 6 Ice Plows,
- 4 Naphtha Torches,
- 4 Stands for Torches,
- 1 Portable Blacksmith's Forge,
- 5 Pairs Hoisting Tongs.

All buildings and machinery contained therein, all of which are more particularly described on a certain map on file in the office of the Collector of City Revenue, Department of Finance, 280 Broadway, Borough of Manhattan.

PURSUANT to a resolution of the Commissioners of the Sinking Fund, adopted at a meeting held May 6th, 1908, the sale of the above described buildings and machinery will be held by direction of the Comptroller, on

MONDAY, JUNE 1ST, 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, May 15, 1908, Department of Finance, Comptroller's Office. (3603)

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 BROOKLYN.

List 9095, No. 1. Sewers in Steeplechase walk, from the Bowery to a point about 225 feet southerly therefrom; in Kensington walk, from Surf avenue to a point about 325 feet south of the Bowery; in Van Bergen walk, from Surf avenue to a point about 325 feet south of the Bowery; in Buschman's walk, from Surf avenue to a point about 325 feet south of the Bowery; in Schweickert's walk, from Surf avenue to a point about 325 feet south of the Bowery; in Stratton's walk, from the end of the existing sewer north of the Bowery to a point about 300 feet south of the Bowery; in Jones walk, from Surf avenue to a point about 550 feet south of Surf avenue, and in Swan walk, from Steeplechase walk to Tillyou walk, in the Thirtieth Ward, Borough of Brooklyn.

List 9703, No. 2. Paving with asphalt Norwood avenue, between Atlantic avenue and Jamaica avenue.

List 9772, No. 3. Paving with asphalt Decatur street, between Hamburg and Knickerbocker avenues.

List 9728, No. 4. Paving with asphalt Greenwood avenue, between Coney Island avenue and Gravesend avenue.

List 9750, No. 5. Paving with asphalt East Fourth street, between Vanderbilt street and Fort Hamilton avenue.

List 9751, No. 6. Paving with asphalt East Twenty-ninth street, between Farragut and Glenwood roads.

List 9754, No. 7. Paving with asphalt East Third street, from Ditmas avenue to a point about 120 feet north of Avenue F.

List 9809, No. 8. Sewer in the Bowery, from Jones walk to Steeplechase walk.

PUBLIC NOTICES.

List 9813, No. 9. Sewer basin at the northeast and southeast corners of Dumont avenue and Rockaway avenue.

List 9814, No. 10. Sewer in Eastern Parkway Extension, northerly side, between Prospect place and Rockaway avenue.

List 9816, No. 11. Sewer in Forty-fourth street, between Fifth and Sixth avenues.

List 9817, No. 12. Sewer basins southwest corner of Fountain avenue and Atlantic avenue; northeast corner of Fountain avenue and Magenta street; Fountain avenue, opposite Magenta street; northwest corner of Belmont avenue and Fountain avenue.

List 9821, No. 13. Sewer in Hale avenue, from Jamaica avenue to Force Tube avenue, with an outlet sewer in Etna street, from Hale avenue to Norwood avenue.

List 9824, No. 14. Laying cement sidewalks on west side of Prospect Park West, between Fourteenth and Fifteenth streets; south side of Prospect place, between Classon and Grand avenues; south side of Fifteenth street, between Tenth and Eleventh avenues; south side of Forty-fourth street, between Sixth and Seventh avenues; east side of Sixth avenue, between Forty-fourth and Forty-fifth streets; south side of Fifty-eighth street, between Fifth and Sixth avenues; west side of Sixth avenue, between Fifty-eighth and Fifty-ninth streets; north side of Fifty-ninth street, between Fifth and Sixth avenues; south side of Fifty-eighth street, between Sixth and Seventh avenues; east side of Sixth avenue, between Fifty-eighth and Fifty-ninth streets; northwest side of Smith street, between Nelson and Luquer streets; southeast side of Smith street, between Sixth and Seventh streets; northwest side of Keap street, between Bedford and Lee avenues.

List 9827, No. 15. Sewer basin at the north corner of St. Nicholas avenue and Harmon street.

List 9828, No. 16. Sewer in East Twenty-first street (Kenmore place), from Emmons avenue to the end of the existing sewer north of Emmons avenue.

List 9831, No. 17. Sewer in Rockaway avenue, between Lott and Hegeman avenues, and basins northwest and southwest corners of Rockaway avenue and Dumont avenue; northwest corner of Rockaway avenue and Livonia avenue; northwest corner of Rockaway avenue and Riverdale avenue.

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 23, 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, May 21, 1908. (3626)

AUCTION SALES OF THE WEEK.

(Continued from page 979.)

Waterbury av, w s, 29.3 n Fairmount av, 29.3 x130.2x25x115. F K Siggemann. 700
Waterbury av, w s, 58.6 n Fairmount av, 106.10x84.7x irreg x115. Chas Horstmann. 2,500
Waterbury av, w s, 165.4 n Fairmount av, 17.10x76.8x30.6x84.6. J A Plenies. 600
Waterbury av, s s, 275 e Wilcox av, 25x77.11 x45.7x79.8. D A Trotta. 575
Waterbury av, s s, 100 e Wilcox av, 75x100.6 x77.7x116.1. A Wickes. 1,425
Waterbury av, s s, 75 e Wilcox av, 25x100. H Westfehling. 500
Waterbury av, s s, 25 e Wilcox av, 50x100. Joseph Wendt. 1,050
Waterbury av, s e cor Wilcox av, 25x100. C J L Rickart. 750
Wilcox av, e s, 100 s Waterbury av, 36x97.6 x16.2x100. A & J Cohen. 625
Fairmount av, n e cor Valentine av, 25x100. Henry Grossmann. 600
Fairmount av, n s, 25 e Valentine av, 50x100. W McKoron. 900
Fairmount av, n s, 75 e Valentine av, 50x100. Thomas Price. 950
Fairmount av, n s, 50 w Vincent av, 25x100. D E Crocheron. 525
Fairmount av, n s, 25 w Vincent av, 25x100. D E Crocheron. 525
Fairmount av, n w cor Vincent av, 25x100. D E Crocheron. 650
Vincent av, w s, 125 n Fairmount av, 25x100. Mr Rush. 425
Vincent av, w s, 150 n Fairmount av, 30x100 x57.5x100. C J Tulinger. 650
Vincent av, w s, 150 s Baisley av, 50x100. Wm Sexton. 850
Baisley av, s w cor Vincent av, 25x100. Mrs J K Sehambrot. 525
Baisley av, s s, 25 w Vincent av, 75x100. John G Dolan. 1,200
Baisley av, s s, 50 e Valentine av, 25x100. Daniel Nihil. 425
Baisley av, s e cor Valentine av, 25x100. Wm P Rooney. 550
Valentine av, e s, 100 s Baisley av, 50x100. Chas E Deverman. 800
Valentine av, e s, 125 n Fairmount av, 50x100. Patrick McKeogh. 850
Valentine av, e s, 100 n Fairmount av, 25x100. Henry Grossmann. 450
Fairmount av, s s, 75 e Vincent av, 25x100. Paul Scheiner. 525
Fairmount av, s w cor Wilcox av, 100x150. Loncena Calontion. 3,200
Wilcox av, w s, 150 s Fairmount av, 25x100. Frank Zarg. 550
Wilcox av, w s, 175 s Fairmount av, 25x100. W B Whyte. 525
Wilcox av, w s, 100 n Town Dock rd, 75x100. Irene L Adam. 1,575
Town Dock rd, n e cor Ellsworth av, 32.4x100. Daniel Gundacker. 630

Town Dock rd, n s, 32.4 e Ellsworth av, 50x100. Peter J Clarke. 880
Town Dock rd, n s, 30.6 w Valentine av, 50x100. Joseph Jencsik. 900
Valentine av, w s, 100 n Town Dock rd, 175x80.6. S B Hickox. 2,240
Fairmount av, s w cor Valentine av, 30.6x100. Samuel Cohen. 600
Fairmount av, s s, 30.6 w Valentine av, 100x100. Samuel Cohen. 1,760
Fairmount av, s e cor Ellsworth av, 31.3x100. Samuel Cohen. 550
Ellsworth av, e s, 100 s Fairmount av, 25x81.7. Paul Albrecht. 290
Ellsworth av, e s, 125 s Fairmount av, 50x81.7. Herman Hopfe. 570
Ellsworth av, e s, 100 n Town Dock rd, 100x82.1x100x81.8. Bendet Isaacs. 1,120
Town Dock rd, n e cor Fairfax av, 25x100.7. Bendet Isaacs. 400
Town Dock rd, n s, 25 e Fairfax av, 150x100.2 x150x100.7. B Isaacs. 1,560
Town Dock rd, n w cor Ellsworth av, 25x100.2. Bendet Isaacs. 370
Ellsworth av, w s, 100 n Town Dock rd, 100x100. Bendet Isaacs. 960
Ellsworth av, w s, 100 s Fairmount av, 75x100. Julian E Ingle, Jr. 690
Fairmount av, s s, 75 e Fairfax av, 25x100. J Clarence Davies. 320
Fairmount av, s s, 50 e Fairfax av, 25x100. J Clarence Davies. 310
Fairmount av, s s, 25 e Fairfax av, 25x100. J Clarence Davies. 330
Fairmount av, s e cor Fairfax av, 25x100. J Clarence Davies. 375
Fairfax av, e s, 100 s Fairmount av, 175x100. Bendet Isaacs. 1,960
Town Dock rd, n e cor Kearney av, 27.3x101 x25x89.11. M H Weil. 820
Town Dock rd, n w cor Fairfax av, 108x125.8 x100x84.5. Germaro Talermo. 2,200
Fairfax av, w s, 125.8 n Town Dock rd, 150x100. Bendet Isaacs. 2,190
Fairmount av, s w cor Fairfax av, 25x100. John Burke. 545
Fairmount av, s s, 75 w Fairfax av, 25x100. J Goossen. 480
Fairmount av, s s, 100 w Fairfax av, 25x100. Robert L Moran. 500
Eastern Boulevard, e s, 25 s Baisley av, 200x100. E N Sorgenfrei. 6,160
Baisley av, s s, 25 w Kearney av, 75x100. E N Sorgenfrei. 1,605
Baisley av, s w cor Kearney av, 25x100. Emil N Sorgenfrei. 710
Kearney av, w s, 100 s Baisley av, 50x100. Annie E & Jennie F Boldtmann. 1,000
Kearney av, w s, 150 s Baisley av, 25x100. Daniel Gundacker. 480
Kearney av, w s, 175 s Baisley av, 75x100. Bendet Isaacs. 1,350
Kearney av, e s, 100 n Baisley av, 100x100. F A Bernheimer. 1,300
Baisley av, n s, 75 w Kearney av, 25x100. Edw Sauber. 525
Baisley av, n s, 25 w Kearney av, 50x100. F T Schirentine. 1,000
Baisley av, n w cor Kearney av, 25x100. Wm Landzicke. 600
Fairmount av, n e cor Kearney av, 25x100. Wm P Hutching. 670
Fairmount av, n s, 25 e Kearney av, 25x100. Bendet Isaacs. 475
Fairmount av, n s, 25 w Fairfax av, 125x100. Bendet Isaacs. 2,250
Fairmount av, n w cor Fairfax av, 25x100. V A Catoggio. 610
Kearney av, e s, 100 n Fairmount av, 150x100. Bendet Isaacs. 2,280
Kearney av, e s, 250 n Fairmount av, 30.7x100x17.3x100. Bendet Isaacs. 420
Kearney av, e s, 150 s Baisley av, 125x100. Bendet Isaacs. 1,900
Kearney av, e s, 100 s Baisley av, 50x100. John Themak. 780
Baisley av, s e cor Kearney av, 25x100. V A Catoggio. 680
Baisley av, s s, 25 e Kearney av, 25x100. V A Catoggio. 450
Baisley av, s s, 50 e Kearney av, 25x100. V A Catoggio. 410
Baisley av, s s, 75 e Kearney av, 25x100. Cornelius K Sutton. 400
Baisley av, s s, 100 e Kearney av, 50x100. Geo Murray. 800
Baisley av, s s, 25 w Fairfax av, 25x100. Julian E Ingle, Jr. 400
Baisley av, s w cor Fairfax av, 25x100. Julian E Ingle, Jr. 510
Fairfax av, w s, 100 s Baisley av, 75x100. Bendet Isaacs. 960
Fairfax av, w s, 175 s Baisley av, 75x100. John A Vormbaum. 770
Fairfax av, w s, 250 s Baisley av, 50x100. Joseph McGowan. 540
Fairfax av, w s, 225 n Fairmount av, 42.4x100x73x100. Bendet Isaacs. 680
Fairfax av, w s, 150 n Fairmount av, 25x100. V A Catoggio. 340
Fairfax av, w s, 125 n Fairmount av, 25x100. V A Catoggio. 350
Fairmount av, s s, 50 e Kearney av, 25x100. Harry J Williams. 510
Fairmount av, s s, 25 e Kearney av, 25x100. John W Dember. 530
Fairmount av, s e cor Kearney av, 25x100. John W Dember. 700
Kearney av, e s, 100 s Fairmount av, 50x100. Thomas T Patersen. 1,200
Kearney av, e s, 150 s Fairmount av, 50x100. N H Weil. 1,200
Fairmount av, n s, 75 e Fairfax av, 50x100. Bernard McMahon. 700
Fairmount av, n s, 25 w Ellsworth av, 50x100. Jacob Rumpf. 700
Fairmount av, n w cor Ellsworth av, 25x100. Edw Miller. 525
Fairfax av, e s, 100 n Fairmount av, 25x100. Bernard Mullin. 260
Fairfax av, e s, 125 n Fairmount av, 25x100. John Glrshon. 255
Baisley av, s w cor Ellsworth av, 25x100. Wm P Rooney. 525
Ellsworth av, w s, 100 s Baisley av, 175x100. Wm P Rooney. 2,450
Ellsworth av, w s, 200 n Fairmount av, 39.8x100x56.3x100. Wm H Hodgens. 475
Ellsworth av, w s, 100 n Fairmount av, 50x100. 1-sty brk building. Geo N Beal. 1,950
Waterbury av, s w cor Ellsworth av, 25.7x100. H Brenner. 600

Waterbury av, s s, 25.7 w Ellsworth av, 25.7 x100. H Brenner. 475
Baisley av, n e cor Fairfax av, 75x100. Wm Landguhe. 1,020
Ellsworth av, w s, 225 n Baisley av, 25x100. Geo Woelfel. 340
Ellsworth av, w s, 250 n Baisley av, 75x100. John Flynn. 1,020
Fairfax av, e s, 100 s Waterbury av, 47.8x100x24.4x102.8. Richard W Shaw. 340
Fairfax av, e s, 147.8 s Waterbury av, 20x100. Richard W Shaw. 250
Baisley av, n e cor Kearney av, 25x100. S B Hickox. 575
Baisley av, n s, 25 e Kearney av, 25x100. W W Richardson. 450
Baisley av, n s, 50 e Kearney av, 25x100. Frederick Holderman. 400
Baisley av, n s, 75 e Kearney av, 25x100. Carl Pohe. 375
Baisley av, n s, 75 w Fairfax av, 25x100. Chas Kerby. 350
Baisley av, n w cor Fairfax av, 75x100. Wm Landguhe. 1,050
Fairfax av, w s, 100 n Baisley av, 50x100. Jas Crowe. 700
Fairfax av, w s, 275 n Baisley av, 25x100. Chas Rangler. 390
Fairfax av, w s, 300 n Baisley av, 75x100. x33x100. Adam G Wasskill. 460
Fairfax av, w s, 375 n Baisley av, 29.6x102.7. Lizzie Dennin. 1,140
Kearney av, e s, 100 s Waterbury av, 51.4x100x28x102.7. Joseph Jencsik. 490
Kearney av, e s, 176.4 s Waterbury av, 50x100. Julius Rosenberger. 710
Kearney av, e s, 250 n Baisley av, 25x100. Frank E Lashford. 345
Waterbury av, s e cor Fairfax av, 76.8x100. Nora Goldschmidt. 1,275
Waterbury av, s w cor Fairfax av, 25.7x100. Nora Goldschmidt. 675
Waterbury av, s s, 76.10 w Fairfax av, 25.7x100. John L Karl. 475
Waterbury av, s s, 76.8 e Kearney av, 25.7x100. John J Condon. 500
Waterbury av, s s, 25.7 e Kearney av, 51.3x100. Mrs E Arzberger. 1,050
Waterbury av, s e cor Kearney av, 25.7x100. Matthew W Del Gaudeo. 725
Kearney av, w s, 100 n Baisley av, 50x100. A Krohe. 1,100
Kearney av, w s, 250 n Baisley av, 50x100. Mrs E Arzberger. 950
Kearney av, w s, 300 n Baisley av, 25x100. Albert Mayer. 475
Kearney av, w s, 325 n Baisley av, 50x100. Sarah McCarthy. 950
Kearney av, w s, 375 n Baisley av, 25x100. Frank Vepronsky. 475
Kearney av, w s, 100 s Waterbury av, 43.2x102.7x66.6x100. Wm E Golding. 850
Waterbury av, s s, 25.7 w Kearney av, 51.3x100. Josephine Kipp. 1,150
Waterbury av, s s, 102.7 e Eastern Boulevard, 25.7x100. John A Lindsay. 525
Eastern Boulevard, s e cor Waterbury av, 40x100x16.6x102.7. E L Jacobs. 1,075
Eastern Boulevard, e s, 40 s Waterbury av, 20x100. Wm J Norton. 675
Eastern Boulevard, e s, 60 s Waterbury av, 50x100. Frank Horton. 1,500
Eastern Boulevard, e s, 110 s Waterbury av, 25x100. Mrs J C Cohn. 725
Eastern Boulevard, e s, 135 s Waterbury av, 25x100. Conrad J Dietz. 750
Eastern Boulevard, e s, 160 s Waterbury av, 100x100. Frank Horton. 2,900
Eastern Boulevard, e s, 50 n Baisley av, 125x100. Wm E Golding. 3,500
Eastern Boulevard, e s, 25 n Baisley av, 25x100. John A Plemis. 725
Eastern Boulevard, n e cor Baisley av, 25x100. John A Plemis. 1,175
BRYAN L. KENNELLY.
*Tiffany st, w s, 356.3 n 165th st, 90x100, vacant. (Amt due, \$10,672.33; taxes, &c, \$550.) The Twelfth Ward Bank of the City of N Y. 6,000
171st st, n s, 200 w Ft Washington av, 25x149.8x25x147.11, vacant (voluntary). M J Brown. 4,450
JAMES L. WELLS.
133d st, No 52, s s, 195 w Park av, 20x99.11, 3-sty stone front dwelling (partition). Georgianna Smith, defendant. 6,500
Lexington av, No 30, w s, 80 s 24th st, 20x50, 3-sty brk tenement and store (partition). Ess Eff Realty Co. 21,000
*Water st, Nos 614 and 616, n s, 52.5 w Gouverneur st, 46.8x64.5x46.1x65.11, two 6-sty brk tenements and stores. (Amt due, \$14,158.74; taxes, &c, \$1,489.08; sub to a first mort of \$25,000.) Jacob Spielberg et al. 38,156
SAMUEL MARX.
*112th st, Nos 522 and 524, s s, 375 w Amsterdam av, 50x100.11, 6-sty brk tenement. (Amt due, \$9,093.63; taxes, &c, \$163.) Susan Van Praag. 85,330
22d st, No 265, n s, 225 e 8th av, 18.9x98.9, vacant. (Amt due, \$7,596.14; taxes, &c, \$—) Withdrawn.
Broadway, e s, 100.8 s Isham st, 75.6x149.1x75x140.2, vacant. (Amt due, \$12,222.65; taxes, &c, \$1,011.36. Five Boroughs Realty Co, defendant. 15,000
121st st, No 351, n s, 170 w Manhattan av, 16x100.11, 3-sty and basement stone front dwelling. (Amt due, \$12,345.89; taxes, &c, \$186.19.) F N Gilbert. 15,050
*Southern Boulevard, e s, 150 s Longwood av, Whitlock av, runs s 50 x e 200 to Whitlock av, x n 25 x w 100 x n 25 x w 100 to beg, vacant. (Amt due, \$6,827.16; taxes, &c, \$349.19.) Henry Dreyer et al. 5,000
L. J. PHILLIPS & CO.
*17th st, Nos 138 and 140, s s, 500 w 6th av, 42.2x92.1x38.5x92, building being constructed. (Amt due, \$15,981.30; taxes, &c, \$374.64; sub to two mortgages aggregating \$30,000.) William Rau. 35,000
Total. 963,465
Corresponding week, 1907. 555,984
Jan. 1st, 1908, to date. 20,368,837
Corresponding period, 1907. 19,690,421

WATER SUPERVISION CO.

3 PARK ROW, NEW YORK

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GENTLEMEN: I consider the methodical supervision of water consumption to be an up to date and progressive step in the right direction. Untold of losses aggregating large sums may thereby be saved to an owner.

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Very truly yours,

LEON S. ALTMAYER

Broome st, Nos 249 and 251, s s, 60.1 e Orchard st, 40.2x87.6, 7-sty brk tenement and store. Louis Jerchow to Anna Jerchow, all of. Sub to mort 1/2 of \$67,000. May 19. May 21, 1908. 2:408-11. A \$35,000-\$70,000. nom

Broome st, Nos 222 and 224, n s, 25.1 e Essex st, 40x75x40.5x75, 6-sty brk tenement and store. Louis Jerchow to Moritz Jerchow. 1/2 part. All title. Mort 1/2 of \$57,000. May 19. May 21, 1908. 2:352-34. A \$35,000-\$60,000. nom

Same property. Moritz Jerchow to Joseph D Goldstein, all of. Mort \$57,000. May 19. May 21, 1908. 2:352 nom

Catherine st, Nos 40 to 44 | n w cor Madison st, 54x100, two 3 Madison st, Nos 63 and 65 | and one 3-sty brk tenements and stores, 3-sty frame brk front tenement and store and 2-sty brk rear shop. Cath L Fox widow to Geo L Fox of Brooklyn. 1/2 part. June 29, 1874. May 19, 1908. 1:279-34 to 36. A \$30,000-\$46,000. nom

Same property. Geo L Fox to The Church of Saint James located in James Street. 1/2 part. B & S. May 19, 1908. 1:279. nom

Cherry st, Nos 87 to 91, s s, 45.8 e James slip, runs s 70.4 x e 33.5 x n 10.4 x e 17.2 x n 60 to st x w 50.7 to beginning, two 3 and one 4-sty brk tenements and stores. FORECLOS. May 13, 1908. John P O'Brien referee to Business Mens Realty Co. Sub to all liens. May 15, 1908. 1:251-77 to 79. A \$15,000-\$21,000. 1,200 over and above all liens

Cherry st, No 144, n s, abt 235 w Market st, 27x147x26.9x149, w s, 5-sty brk tenement and stores and 5-sty brk tenement in rear. Louis Pierce to Lazar Shulman. Mort \$25,750. May 16. May 18, 1908. 1:253-16. A \$15,000-\$24,000. other consid and 100

Chrystie st, No 228, e s, 99.3 s Houston st, 25x75, 6-sty brk tenement and store. Emil Abeles to The Peoples Trading Co, a corpn. Mort \$27,200. May 16. May 18, 1908. 2:422-8. A \$19,000-\$29,000. nom

Division st, No 72, n s, 25 e Forsyth st, 25x76.5x25x76.9, 5-sty brk tenement and store. Samuel Katz to The City of N Y. May 6. May 19, 1908. 1:292-38. A \$19,000-\$28,000. 42,000

Eldridge st, No 218, e s, 49.6 s Stanton st, 24.6x87.6, 5-sty brk tenement and store.

Eldridge st, No 220, e s, 25 s Stanton st, 24.6x88.7, 5-sty brk tenement and store.

Samuel Williams to Joseph H Schwartz. 1/2 part. B & S. All liens. May 15. May 19, 1908. 2:416-12 and 13. A \$36,000-\$56,000. nom

Essex st, No 108, e s, abt 150 n Delancey st, 25x100, 5-sty brk tenement and store and 4-sty brk tenement in rear. Abraham Landsman to Rachel wife of Abraham Landsman. All title. All liens. May 18. May 19, 1908. 2:353-6. A \$22,000-\$37,000. other consid and 100

Front st, Nos 300 to 306 | n e cor Montgomery st, 105.10x70. Montgomery st

Front st, No 308, n s, 84.10 w Gouverneur st, 21x70, vacant.

Max Lipman to Max Gold. 1/2 part. Sub to 1/2 of all liens. May 5. May 15, 1908. 1:244-19 and 20. A \$-\$. other consid and 100

Henry st, No 294, s s, 95.3 e Scammel st, 24x95x25x94.10, 5-sty brk tenement and store. Jacob Levin to Annie Lazarus. Mort \$23,150. May 15, 1908. 1:267-73. A \$13,000-\$22,000. other consid and 100

Ludlow st, No 52, e s, abt 140 s Grand st, 20x87.6, 4-sty brk tenement and store. David Warshawsky to Beckie Warshawsky. Mort \$22,250. May 15. May 19, 1908. 1:310-9. A \$15,000-\$21,000. other consid and 100

Maiden lane, the small gore now covered by the north and east walls of No 57 Maiden lane, begins abt 93 from Maiden lane, runs n 0.2 1/4 x w 1 x e 1 to beginning. North River Ins Co to Seth S Terry. B & S. May 13. May 21, 1908. 1:67. nom

Monroe st, No 18, s s, abt 250 e Catharine st, 25x50.10x25x47, e s, 5-sty brk tenement and store.

Hamilton st, No 21, n s, 244.2 e Catherine st, runs e 19.10 x n 62.10 x w 12.2 x n 4 x w 6.9 x s 66 to st at beginning, 2-sty brk tenement.

Rosa Rappaport to Peter Otten. Mort \$30,880. May 18. May 19, 1908. 1:253-74 and 99. A \$11,500-\$18,000. other consid and 100

Mulberry st, No 3, w s, abt 45 n Park row, 30x25x29.9x25, 5-sty brk tenement and store. Guiseppe Termini to Rosina wife of Guiseppe Termini, of Brooklyn. Mort \$9,500. May 20. May 21, 1908. 1:161-32. A \$8,500-\$12,000. other consid and 100

Orchard st, No 186, w s, abt 195 s Houston st, 21x87.6, 6-sty brk tenement and store and 4-sty brk tenement in rear. Jacob Neidel to Rosie Neidel. May 16. All liens. May 18, 1908. 2:412 S. A \$18,000-\$33,000. other consid and 100

Prince st, Nos 143 and 145 | n e cor West Broadway, 40x71.3, 6-West Broadway, Nos 445 to 449 | sty brk loft and store bldg. Geo H Pigueron to Frank Cecil. Mort \$80,000. April 30. May 21, 1908. 2:515-45. A \$45,000-\$90,000. other consid and 100

Prince st, No 184, s s, 50 e Sullivan st, runs e 22 x s along alley 26 x w 10 x n 7 x w 12 x n 19 to beginning, with rights to alley, 4-sty brk tenement and store. Barnett Levy to Moritz Gruenstein. 1/2 part. All title. Mort \$6,000. June 3, 1907. May 20, 1908. 2:503-18. A \$4,500-\$5,500. other consid and 100

St Marks pl, No 76 | s s, 100 w 1st av, 25x97.6, 5-sty brk tenement. 8th st | Release dower. Martha E Schultz widow to John J Gibbs. Apr 28. May 15, 1908. 2:449-27. A \$18,000 \$36,000. nom

South st, No 110, n w s, 133.11 n e Beekman st, 16.9x79.2x16.9x 80.1, 4-sty brk tenement and store. Release mort. Hermina Werbe widow and EXTRX Geo F Werbe to Henry Leerburger. May 11. May 21, 1908. 1:97-6. A \$10,800-\$14,000. nom

Wall st, No 120 | n w cor South st, 38x30, 4-sty brk tenement and store. Release CONTRACT guarantee mort. National Surety Co to Anna R wife of and Henry D Schutte and Helene Ranken. Apr 2. May 20, 1908. 1:37-53. A \$51,000-\$55,000. nom

Water st, No 658, n s, 325 w Jackson st, 25x86.7x25x87.6, 4-sty brk tenement and store and 2-sty brk stable in rear. Margaret wife of Daniel O'Neill to said Daniel O'Neill. Party 1st party reserves life estate. B & S and C A G. Mort \$7,000. May 14. May 15, 1908. 1:260-20. A \$5,500-\$11,000. nom

4th st W, No 307, e s, abt 60 n Bank st, -x-, 3-sty brk dwelling. Henry Chastain deed by will to Lauretta Chastain his daughter. April 1, 1904. May 21, 1908. 2:615-4. A \$7,500-\$9,000.

5th st E, No 327, n s, 325 e 2d av, 25x97, 5-sty brk tenement. Kalman Sadowsky et al to Sarah Sadowsky. Mort \$30,200. May 8. May 15, 1908. 2:447-45. A \$18,000-\$26,000. other consid and 100

6th st E, No 530, s s, 424.7 e Av A, 25.1x97, 5-sty brk tenement and store. Kalman Sadowsky et al to Nathan Sadowsky. Mort \$29,800. May 8. May 15, 1908. 2:401-25. A \$14,000-\$24,000. other consid and 100

12th st E, No 643, n s, 108 w Av C, 37.6x103.3, 6-sty brk tenement and store. Sigmund Blourock to Sigmund Morgenstern. All liens. Dec 6, 1907. May 20, 1908. 2:395-40. A \$22,000-\$60,000. nom

12th st E, Nos 639 and 643, n s, 108 w Av C, 75x103.3, two 6-sty brk tenements and stores. Sigmund Morgenstern to Jacob Tepper, of Brooklyn. All liens. May 15. May 20, 1908. 2:395-40 and 42. A \$44,000-\$120,000. nom

12th st E, No 639, n s, 145.6 w Av C, 37.6x103.3, 6-sty brk tenement and store. Cecelia Neumann to Sigmund Morgenstern. 2-3 right, title and interest. All liens. Apr 6. May 20, 1908. 2:395-42. A \$22,000-\$60,000. other consid and 100

Same property. Sigmund Blourock to same. 1-3 part. All liens. Dec 6, 1907. May 20, 1908. 2:395. nom

12th st E, Nos 332 to 338, s s, 382.9 e 2d av, 67.1x49.6x79.10x93.8, two 6-sty brk tenements and stores. Domenico Bonomolo to Philip Schlachetzky. Mort \$70,030. May 19. May 20, 1908. 2:453-25 and 27. A \$35,000-\$76,000. other consid and 100

12th st E, Nos 648 to 652, s s, 83 w Ave C, 75x103.3, one 4-sty and two 5-sty brk tenements and stores, and 3-sty brk building in rear. Julius Drosin to Lizzie, wife of Julius Drosin, 1/4 part. All liens. May 12. May 15, 1908. 2:394-33 to 35. A \$39,000-\$64,000. other consid and 100

Same property. Jacob Drosin to Rosie, wife Jacob Drosin, 1/4 part. All liens. May 12. May 15, 1908. 2:394. other consid and 100

13th st E, Nos 313 and 315, n s, 171 e 2d av, 46x103.3, 6-sty brk tenement and store. Louis Jerchow to Morris Jerchow. Mt \$75,750. May 19. May 21, 1908. 2:455-58. A \$-\$. nom

13th st E, Nos 313 and 315, n s, 171 e 2d av, 46x103.3, 6-sty brk tenement and store. Morris Jerchow to Morris W Lazarus. 1/2 part. Mort \$73,750. May 19. May 21, 1908. 2:455-58. A \$-\$. nom

13th st E, No 511, n s, 158.6 e Av A, 37.6x103.3, 6-sty brk tenement and store. Vincenzo Pernicario to Salvatore and Giuseppe Zuccaro. 1/2 part. All title. All liens. April 28. May 16, 1908. 2:407-54. A \$20,000-\$55,000. 3,750

17th st E, No 421, n s, 294 e 1st av, 25x92, 5-sty brk tenement and store. Emil Abeles to Pauline Abeles. Mort \$13,000. May 16. May 18, 1908. 3:949-13. A \$9,000-\$14,000. nom

17th st W, Nos 23 to 27 | n s, 360 w 5th av, 75x184 to s s 18th 18th st W, Nos 18 to 22 | st, 11-sty brk and stone loft, office and store building. J C Lyons Bldg & Operating Co to Susquehanna Silk Mills, a corpn. Mort \$625,000. May 14. May 15, 1908. 3:819-56. A \$290,000-\$740,000. nom

Same property. Order of court confirming composition offered by bankrupt to its creditors upon basis of 100%, payable in notes, etc., due in two years from Feb 25, 1908, in the matter of the J. C. Lyons Building & Operating Co., bankrupt. May 15, 1908. 3:819.

21st st E, No 211 (134), n e s, 169 s e 3d av, 23.6x98.9, 6-sty brk tenement and store. David Lentin to David Lentin Realty Holding Co. Mort \$33,600. May 20. May 21, 1908. 3:902-11. A \$11,750-\$-. nom

23d st W, No 346, s w s, abt 275 e 9th av, 25x98.8, 4-sty brk dwelling. Samuel B Goodale and ano EXRS Nathan A Chedsey to James S and Joseph W Cushman EXRS, &c, E Holbrook Cushman. All liens. April 15. May 21, 1908. 3:746-67. A \$18,000-\$22,000. 24,000

25th st E, No 325, n s, abt 350 e 2d av, 25x98.9, 4-sty brk tenement and store. Bridget A Gaffney widow et al HEIRS, &c, Bartholomew Gaffney to Chas F Henderson. May 15. May 20, 1908. 3:931-17. A \$9,500-\$12,500. nom

25th st W, No 32, s w s, 375 s e 6th av, 25x98.9, 4-sty stone front dwelling. FORECLOS. April 24, 1908. Chas S Guggenheimer ref to Franklin Bartlett. Mort \$51,000 and all liens. May 20, 1908. 3:826-61. A \$48,000-\$54,000. 11,214.99

27th st W, Nos 39 and 41, The Beverwyck.

27th st W, No 43.

Agreement as to wall, chimneys, &c. Advance Realty and Construction Co with the Beverwyck Co, a corpn. June 18, 1906. May 21, 1908. 3:829. nom

27th st W, Nos 114 and 116, s s, 200 w 6th av, 43.9x98.9, 12-sty brk loft, office and store building. Nathaniel W Billig to Jacob Wolf. All liens. May 20. May 21, 1908. 3:802-52. A \$-\$. other consid and 100

27th st W, Nos 114 and 116, s s, 200 w 6th av, 43.9x98.9, 12-sty brk loft, office and store building. Felt Construction Co to Nathaniel W Billig. Mort \$190,000. May 20. May 21, 1908. 3:802-52. A \$-\$. other consid and 100

29th st W, No 127, n s, 300.4 w 6th av, 19x42x19x46.6, 3-sty brk tenement. Margt E Weill to Charles Gachot. Mort \$20,000. May 19, 1900 (?) probably 1908. May 21, 1908. 3:805-35. A \$8,500-\$10,000. other consid and 100

31st st W, No 16, s w s, 250 n w 5th av, 25x70.

Interior lot, rear of above, begins at c 1 blk bet 30th and 31st sts and 250 n w 5th av, runs n w 25 x n 28.9 x s e 25 x s w 28.9 to beginning, 4-sty stone front dwelling.

United States Trust Co of N Y EXR Horace P Dickie to Oothout Realty Co, a corpn. May 19, 1908. 3:832-55. A \$75,000-\$83,000. other consid and 100

40th st W, No 226, s s, 271.3 w 7th av, 14.3x98.9, 4-sty brk tenement. Morris J. Warm et al to Harriet S. James. Mort \$13,000. May 14. May 15, 1908. 3:789-56. A \$10,000-\$13,000. other consid and 100

41st st W, No 458, s s, 116.8 e 10th av, 16.8x98.9, 4-sty brk tenement and store. Joseph I West to Stephen S Johnson, of Orange, N J. Mort \$6,200. May 21, 1890. May 19, 1908. 4:1050-60. A \$7,000-\$8,000. 8,300

46th st W, No 146, s s, 265 e 7th av, 15x100.4, 4-sty stone front dwelling. John F Conway to Lawrence J Osborne. Mort \$26,000. April 23. May 16, 1908. 4:998-54. A \$20,000-\$23,000. omitted

47th st W, Nos 56 to 60, s s, 197 e 6th av, 63x100.5, 10-sty brk and stone tenement and 4-sty stone front dwelling. Mary Palm to Forty-Seventh Street Realty Co. Mort \$240,000. May 20, 1908. 5:1262-64 and 65. A \$136,000-\$303,000. other consid and 100

52d st E, No 156, s s, 256.6 e Lexington av, 21x100.5, 4-sty stone front tenement. Annie J Bonillon to Mary B Hughes. 1/2 part. Mort \$30,000 on this and other property. May 14. May 15, 1901. 5:1306-43. A \$11,500-\$17,000. other consid and 100

52d st E, No 158, s s, 277.6 e Lexington av, 22.6x100.5, 4-sty stone front tenement. Mary B Hughes to Annie J Bonillon. 1/2 part. Mort \$30,000 on this and other property. May 14. May 15, 1908. 5:1306-42. A \$12,500-\$18,000. other consid and 100

58th st E, No 340, s s, 470 e 2d av, 20x100.5.

58th st E, No 342, s s, 490 e 2d av, 20x100.5. two 5-sty brk tenements. Elizabeth Schmidt to Louis Gordon, Barnett Levy and Moritz Gruenstein. Mort \$37,500. May 21, 1908. 5:1350-32 1/2 and 33. A \$16,000-\$34,000. other consid and 100

60th st E, No 141, n e cor Lexington av, runs n 100.5 Lexington av, Nos 767 to 771, x e 45 x s 20 x w 20 x s 80.5 to st, x w 25 to beginning, 4-sty brk tenement and store and 2-sty brk tenement. PARTITION, April 15, 1908. John J Delany ref to Henry F Deane. May 15. May 18, 1908. 5:1395-20. A \$70,000-\$77,000. 55,000

66th st W, No 36, s s, 300.5 w Central Park West, 25x100.5, 1 and 3-sty brk stable. J Brandt Walker to Charles P Caldwell. May 16. May 18, 1908. 4:1118-45. A \$20,000-\$25,000. other consid and 100

66th st E, Nos 324 and 326, s s, 275 e 2d av, runs s 50.5 x e 5.6 x s 50 x e 19.6 x n 0.5 x e 16.8 x n 100 to st x w 41.8 to beginning, 3-sty stone front dwelling and vacant. David Lentin to David Lentin Realty Holding Co, a corpn. Mort \$46,000 and all liens. May 20. May 21, 1908. 5:1440-40 and 41. A \$14,500-\$17,000. nom

68th st W, No 308, s s, 175 w West End av, 25x100.5, 1-sty frame shop. John F Cockerill to Joseph Egan. April 15. May 19, 1908. 4:1179-40. A \$6,000-\$6,000. other consid and 100

71st st E, No 411, n s, 138 e 1st av, 25x102.2, 6-sty brk tenement and store. FORECLOS, April 29, 1908. Chas I Taylor Ref to Samuel Golde. Mort \$25,000. May 14. May 15, 1908. 5:1466-6. A \$8,000-\$28,000. 3,000

74th st E, Nos 170 and 172, s s, 104.10 w 3d av, 60x102.2, two 4-sty stone front tenements. Thos F McLaughlin EXRS Catharine Irwin to Simon Lewald. Mort \$33,000. May 15. May 21, 1908. 5:1408-41 and 43. A \$36,000-\$50,000. 100

76th st E, No 346, s s, 300 e 2d av, 25x102.2, 6-sty brk tenement and store. Louis Ober to Joseph Grumet. All liens. May 7. May 19, 1908. 5:1450-40. A \$9,000-\$30,000. 100

76th st E, No 114, s s, 136 e Park av, 18x102.2, 3-sty stone front dwelling. Virginia D H Furman to Angela M C Worden. Mort \$17,000. May 14. May 18, 1908. 5:1410-67. A \$14,000-\$21,000. other consid and 100

78th st E, No 351, n s, 125 w 1st av, 25x73.1x25.4x68.7, 3-sty brk tenement. Hugo Prager to Joseph Herman. Mort \$9,000. May 12. May 15, 1908. 5:1453-21. A \$7,500-\$9,500. 100

79th st E, No 79, n s, 100 w Park av, 16x102.2, 4-sty stone front dwelling. Richard Stein to Chas S Sykes, B & S. May 18. May 19, 1908. 5:1491-32. A \$32,000-\$39,000. * nom

Same property. Chas S Sykes to Richard Stein and Sophie his wife, joint tenants. B & S. May 18. May 19, 1908. 5:1491. nom

79th st E, Nos 59 and 61, n s, 142 e Madison av, 27.11x102.2, two 4-sty stone front dwellings. Power of attorney. Jessie S wife of Wm A Taylor to Thos B Hewitt. April 10. May 16, 1908. 5:1491-26 1/2 and 27. A \$54,000-\$62,000.

Same property. Release dower. Same to Caroline L Iselin. Q C. May 15. May 16, 1908. 5:1491. nom

Same property. Wm A Taylor to same. Mort \$55,000 and all liens. May 15. May 16, 1908. 5:1491. 100

80th st W, No 118, s s, 525 e Amsterdam av, 17.6x102.2, 4-sty and basement stone front dwelling. FORECLOS, April 28, 1908. Richard H Clarke to Albert L Schomp, of Plainfield, N J. May 15. May 18, 1908. 4:1210-43. A \$10,000-\$21,000. 72,000

80th st E, No 231, n s, 228.9 w 2d av, 25.5x102.2, 4-sty stone front tenement. Samuel Cohen to Annie Bollert. All liens. May 19. May 21, 1908. 5:1526-15. A \$10,500-\$14,000. nom

81st st W, No 308, s s, 120 w West End av, 20x102.2, 3-sty and basement stone front dwelling. Mary I wife of George Macdonald to Lee W Groves. May 18, 1908. 4:1244-52. A \$13,500-\$24,000. nom

82d st E, No 18, s s, 119 w Madison av, 26x102.2, 5-sty stone front dwelling. Clara T Reis to Wesley Thorn, of Plainfield, N J. May 18, 1908. 5:1493-61. A \$57,000-\$145,000. other consid and 100

82d st E, No 18, s s, 119 w Madison av, 26x102.2, 5-sty stone front dwelling. Wesley Thorn to Fanne C Hoadley. Mort \$130,000. May 18, 1908. 5:1493-61. A \$57,000-\$145,000. other consid and 100

82d st E, Nos 202 and 204, s s, 70 e 3d av, 41x102.2, 6-sty brk tenement and store. Release mort. Sender Jarmulowsky to Abram Hillman and Albert Price. May 18. May 19, 1908. 5:1527-44. A \$14,000-\$6,000

82d st E, Nos 202 to 216, s s, 70 e 3d av, runs s 102.2 x e 83 x n 0.2 x e 16.6 x s 0.2 x e 23.6 x n 102.2 to st, x w 133 to beginning, three 6-sty brk tenements and stores. Abram Hillman et al to Frank Hillman. Mort \$155,000. Mar 10. May 19, 1908. 5:1527-41 to 44. A \$56,000-\$ other consid and 100

82d st W, No 146, s s, 300 e Amsterdam av, 25x102.2, 6-sty brk tenement. Henry P Gardner to North River Impt Co. Mort \$37,500. May 18. May 20, 1908. 4:1212-52. A \$14,000-\$40,000. other consid and 100

83d st W, No 6, s s, 118 w Central Park West, 15x102.2, 3-sty and basement stone front dwelling. The Flatiron Realty Co to Mary Corduke. Mort \$17,000. Oct 1, 1907. May 16, 1908. 4:1196-37 1/2. A \$10,000-\$16,000. 20,500

83d st E, Nos 127 and 129, n s, 41.8 w Lexington av, 51.1x102.2, vacant. Hannah J Gillette widow to Charles Gulden and Andrew A Smith. R S \$33.00. April 15, 1901. (Re-recorded from June 11, 1901.) May 19, 1908. 5:1512-14 and 15. A \$32,000-\$33,000

84th st W, No 317, n s, 183 w West End av, 17x102.2, 5-sty stone front dwelling. Louis de W Hollub to Winifred W Gatling. Mt \$18,000. May 2. May 18, 1908. 4:1246-25. A \$10,500-\$26,000. nom

85th st E, s s, 75 e Madison av, 25x102.2, vacant. Godspeed Realty Impt Co to Mary Danziger. Mort \$22,500. May 12. May 15, 1908. 5:1496-51. A \$20,000-\$20,000. other consid and 100

85th st W, Nos 252 and 254, s s, 100 e West End av, 80x102.2, four 5-sty brk tenements. Mary P Gage to Acme Realty Co. May 18, 1908. 4:1232-57 and 59. A \$50,000-\$90,000. nom

87th st E, No 120, s s, 235.7 e Park av, 17.5x100.8, 4-sty stone front tenement. Louis C Muller et al to Thomas Nelson, Jr, and Edward G Halsey EXRS and TRUSTEES Thomas Nelson. Q C. April 18. May 16, 1908. 5:1515-62. A \$9,000-\$13,500. nom

88th st W, No 340, s s, 462 w West End av, 21x100.8, 4-sty and basement brk dwelling. Josephine Y wife Alfred M Judson to The Realty Company of America. Mort \$22,000. May 19. May 20, 1908. 4:1249-51. A \$12,500-\$32,000. other consid and 100

88th st W, No 56, s s, 183 e Columbus av, 19x100.8, 4-sty and basement stone front dwelling. Moses Cohen to Eugene Vallens. Mort \$22,000. May 15. May 21, 1908. 4:1201-56 1/2. A \$13,000-\$25,000. nom

88th st W, No 305, n s, 66.8 w West End av, runs n 24 and 11.10 x 26.8 x w 21.6 x s 50.8 to st, x e 33.4 to beginning, 4-sty and basement brk dwelling. Leighton Williams et al to Wm M Fliess. Mort \$18,000. April 30. May 15, 1908. 4:1250-28. A \$11,000-\$24,000. 27,500

95th st W, No 23, n s, 255.8 w Central Park West, 20x100.8, 3-sty and basement stone front dwelling. Saml Kahn to Helen R wife Samuel Kahn. All liens. May 14. May 15, 1908. 4:1209-22. \$11,000-\$22,000. nom

95th st W, No 319, on map Nos 317 and 319, n s, 287.6 w West End av, 62.6x100.8, 7-sty brk tenement. North River Impt Co to Henry P Gardner. Mort \$144,000. May 20, 1908. 4:1253-60. A \$30,000-\$150,000. other consid and 100

95th st E, No 168, s s, 188.9 e Lexington av, 18.9x100.8, 3-sty stone front dwelling. Flora Schachne to Solomon N Rosenbaum. 1/2 part. All title. Mort \$3,000. May 20, 1908. 5:1523-45. A \$8,500-\$11,000. nom

95th st E, No 168, s s, 188.9 e Lexington av, 18.9x100.8, 3-sty stone front dwelling. Louis Schachne and ano EXRS Emma Rosenbaum to Solomon N Rosenbaum. Mort \$3,000. May 20, 1908. 5:1523-45. A \$8,500-\$11,000. nom

97th st E, No 104, s s, 100 e Park av, 25x100.11, 5-sty stone front tenement. FORECLOS, May 15, 1908. Edward J McGean ref to Moritz Weil. Mort \$25,000. May 18. May 19, 1908. 6:1624-68. A \$10,000-\$24,000. 500

97th st E, No 108, s s, 150 e Park av, 25x100.11, 5-sty stone front tenement. Benjamin Weissman to Michael Lupowitz. All liens. May 20. May 21, 1908. 6:1624-66. A \$10,000-\$24,000. other consid and 100

98th st E, No 213, n s, 210 e 3d av, 25x100.11, 5-sty brk tenement. Tessie Friedman and ano to Lucy George, of Borough of Queens, N Y. Mort \$30,000. May 19. May 20, 1908. 6:1648-9. A \$8,000-\$20,000. nom

98th st E, No 304, on map No 306, s s, 125 e 2d av, 25x100.11, 5-sty brk tenement and store. Jacob Larschan to Margt Weiss. Mort \$19,000. May 14. May 15, 1908. 6:1669-47. A \$6,000-\$20,000. nom

99th st E, Nos 54 and 56, on map No 54, s s, 150 e Madison av, 37.3x100.11.

99th st E, Nos 62 and 64, on map No 60, s s, 225 e Madison av, 37.6x100.11, two 6-sty brk tenements and stores. Minnie wife of Joseph Shenk to Shenk Realty and Construction Co. All liens. May 11. May 19, 1908. 6:1604-42 and 45. A \$28,000-\$94,000. nom

100th st E, No 411, n s, 211.3 e 1st av, 37.1x100.11, 6-sty brk tenement and store. Nicolo Lagiusa to John Rives. Mort \$39,000. May 14. May 15, 1908. 6:1694-10. A \$7,500-\$42,000. other consid and 100

100th st E, No 319, n s, 300 e 2d av, 25x100.11.

100th st E, No 325, n s, 375 e 2d av, 25x100.11. two 5-sty brk tenements and stores. Bernhard Klingenstein to Ignatz Wiener. All liens. May 1. May 18, 1908. 6:1672-13 and 16. A \$12,000-\$46,000. other consid and 100

101st st E, No 315, n s, 400 w 1st av, 25x100.10, 6-sty brk tenement and store. Marjorie G Singer to Annie Craddock. B & S. Mort \$20,000. May 5. May 15, 1908. 6:1673-10. A \$6,000-\$27,000. 100

101st st E, No 106, s s, 47.9 e Park av, 16x100.11, 3-sty brk dwelling. Emil Erber to John L and Louis A Cella. Mort \$7,000. May 14. May 15, 1908. 6:1628-70. A \$6,000-\$7,500. other consid and 100

102d st E, Nos 326 to 330, s s, 175 w 1st av, 74.11x100.11, two 6-sty brk tenements and stores. Max Cohen to Selma Alexander. All liens. May 14. May 19, 1908. 6:1673-34 and 36. A \$20,000-\$98,000. nom

104th st E, No 157, n s, 95 e Lexington av, 25x100.11, 4-sty brk tenement. Zachary Levin et al to Joel Gelman. Mort \$17,000. May 20, 1908. 6:1632-24. A \$10,000-\$14,000. other consid and 100

105th st W, n s, 275.2 w Amsterdam av, 99.9x100.11, vacant. The Realty Company of America to Lorenz Weiher. Mort \$85,000. May 18. May 20, 1908. 7:1877-18 to 21. A \$48,000-\$48,000. other consid and 100

105th st E, Nos 211 and 213, on map Nos 211 to 215, n s, 138.11 e 3d av, 40.10x100.11, 6-sty brk tenement and store. Sadie Drescher to Nathan Sadowsky. Mort \$54,000. May 6. May 18, 1908. 6:1655-7. A \$12,000-\$50,000. 100

107th st E, Nos 210 and 212, s s, 156.10 e 3d av, 43.9x100.11, two 4-sty brk tenements, store in No 212. Wm and Julius Bachrach to Chas A Person. Mort \$16,550. May 11. May 18, 1908. 6:1656-41, 42. A \$14,000-\$21,000. 100

Same property. Chas A Person to William and Julius Bachrach. Mort \$18,000. May 18, 1908. 6:1656. 100

109th st E, No 232, s s, 360 e 3d av, 25x100.11, 5-sty brk tenement and store. Mark Weiss to Ernest N Adler and Anna S Miller. Mort \$21,000. April 10. May 20, 1908. 6:1658-34. A \$7,000-\$22,000. 100

112th st W, Nos 522 and 524, s s, 375 w Amsterdam av, 50x100.11, 6-sty brk tenement. FORECLOS, May 21, 1908. Jacob E Salmon ref to Van Praag Realty Co. May 21, 1908. 7:1883-48. A \$26,000-\$50,000. 8,500

112th st E, No 155, n s, 320 w 3d av, 25x100.11, 5-sty brk tenement. Leo Goldsmith et al to Henry Henschel. Mort \$20,000. May 15. May 16, 1908. 6:1640-24. A \$10,000-\$25,000. nom

113th st W, n s, 125 e Broadway, 200x100.11, vacant. Ephraim Samuels to Sun Construction Co. Mort \$116,000. May 1. May 21, 1908. 7:1885-7 to 14. A \$104,000-\$104,000. nom

114th st E, No 81, n s, 80 w Park av, 25x100.11, 5-sty brk tenement. Giuseppe Termini to Joseph Hyams. Mort \$15,000. May 20, 1908. 6:1620-32. A \$10,000-\$19,000. other consid and 100

115th st E, No 233, n s, 338.10 e 3d av, 21.2x100.11, 4-sty stone front tenement. John Thomas to Susanna Mazzola. Mort \$10,000. Feb 1. May 19, 1908. 6:1665-16. A \$6,000-\$11,000. other consid and 100

- 115th st E, No 460, s s, 74 w Pleasant av, 20x100.11, 4-sty brk tenement. Leopold Hutter to Samuel C Baum. Mort \$6,500. May 18, 1908. 6:1708-28½. A \$4,500-\$11,000. nom
- 115th st E, No 235, n s, 230 w 2d av, 20x100.11, 4-sty brk tenement. John Thomas to Susanna Mazzola. Mort \$10,000. Feb 1. May 19, 1908. 6:1665-17. A \$5,800-\$11,000. other consid and 100
- 116th st E, Nos 424 and 426, s s, 333.7 w Pleasant av, 35.5x100.11, 6-sty brk tenement and store. Apollonia Gallo et al to Gabriele Vecchio. Mort \$42,500 and all liens. May 20. May 21, 1908. 6:1709-38. A \$9,000-P \$35,000. other consid and 100
- 117th st E, Nos 519 and 521, n s, 204.6 e Pleasant av, 43.6x100.10, 6-sty brk tenement. Carrie W Solomon to Carl Ernst. Mort \$43,000. May 2. May 15, 1908. 6:1716-9. A \$8,000-\$48,000. other consid and 100
- 118th st W, No 10, s s, 175.6 w 5th av, 25.6x100.11, 5-sty brk tenement. Saml Seff to Rosa W Friedman. Mort \$20,666.66. Apr 29. May 20, 1908. 6:1601-14. A \$13,000-\$26,000. nom
- 119th st W, No 139, n s, 285 e 7th av, 20x100.11, 3-sty and basement stone front dwelling. Leroy B Crane to Frances Bernstein. Mort \$12,000. May 15. May 16, 1908. 7:1904-13½. A \$9,600-\$22,000. nom
- 121st st E, No 245, n s, 85 w 2d av, 25x100.11, 5-sty brk tenement and store. David Mager to Jacob Newman, of Dupont, Pa. ½ part. Q C. All liens. May 4. May 21, 1908. 6:1786-21. A \$7,000-\$23,000. nom
- 121st st E, No 129, n s, 95 w Lexington av, 16.8x100.11, 3-sty stone front dwelling. Louis Lese to Julia Spitz. Mort \$8,000. May 14. May 18, 1908. 6:1770-14. A \$5,000-\$9,000. other consid and 100
- 122d st E, No 170, s s, 202 w 3d av, 26.2x70.3x26.3x71.4, 5-sty brk tenement. Jacob Shaffer to Joseph Mamolen, of Benton, Pa. Mort \$19,000. May 14. May 15, 1908. 6:1770-46. A \$7,000-\$19,000. other consid and 100
- 123d st E, Nos 408 to 412, s s, 136.6 e 1st av, 75.6x100.11, three 4-sty brk tenements. Mort \$30,000.
- 94th st E, No 310, s s, 175 e 2d av, 25x100.8, 5-sty brk tenement. Mort \$13,000. George Schilling et al to Anna D Bartels. Mar 16. May 18, 1908. 6:1810-41 to 43. A \$15,100-\$36,000; 5:1556-45. A \$7,500-\$16,500. nom
- Same property. Wm Schilling by Wilhelmine Schilling guardian to same. B & S. Confirmation deed. Mort as above. Mar 16. May 18, 1908. 5:1556; 6:1810. nom
- 124th st W, No 148, s s, 225 e 7th av, 25x100.11, 5-sty brk tenement. Emil Abeles to Pauline Abeles. Mort \$21,950. May 16. May 18, 1908. 7:1908-54. A \$12,000-\$23,000. nom
- 124th st W, No 262, s s, 100 e 8th av, 18.9x100.11, 4-sty stone front tenement. Wesley Thorn to City Real Estate Co. Mort \$6,500. May 20, 1908. 7:1929-60. A \$8,200-\$11,000. other consid and 100
- 124th st W, No 262, s s, 100 e 8th av, 18.9x100.11, 4-sty stone front tenement. City Real Estate Co to Wesley Thorn, of Plainfield, N J. B & S and C a G. Mort \$8,000. May 19, 1908. 7:1929-60. A \$8,200-\$11,000. other consid and 100
- 124th st W, Nos 510 to 516, s s, 200 w Amsterdam av, 100x100.11, 7-sty brk and stone tenement. FORECLOS, May 12, 1908. Edward Browne ref to Solomon Oppenheimer. Mort \$165,000 and all liens. May 14. May 16, 1908. 7:1978-41. A \$41,000-\$175,000. \$30,000 over and above mort for \$165,000 and costs. 100
- 124th st W, Nos 510 to 516, s s, 200 w Amsterdam av, 100x100.11, 7-sty brk and stone tenement. Solomon Oppenheimer to Eliza Guggenheimer. Mort \$165,000. May 14. May 16, 1908. 7:1978-41. A \$41,000-\$175,000. 100
- 126th st W, No 4, s s, 85 w 5th av, 17.6x100.9, 3-sty and basement stone front dwelling. Belle S Danziger to Louis Duschnes. Mort \$10,000. May 18. May 21, 1908. 6:1723-40¼. A \$7,000-\$15,000. nom
- 128th st W, No 40, s s, 397.6 e Lenox av, 37.6x99.11, 6-sty brk tenement. Max Artlich to Margaret Graham. Mort \$57,500 and all liens. May 14. May 15, 1908. 6:1725-55. A \$15,000-\$55,000. nom
- 131st st E, No 56, s s, 230 w Park av, 17.6x99.11. Mort \$7,500.
- 131st st E, No 62, s s, 177.6 w Park av, 17.6x99.11. Mort \$7,500.
- 131st st E, No 64, s s, 160 w Park av, 17.6x99.11. Mort \$6,000.
- 131st st E, No 68, s s, 125 w Park av, 17.6x99.11. Mort \$5,000.
- 131st st E, No 70, s s, 107.6 w Park av, 17.6x99.11. Mort \$5,000.
- 131st st E, No 72, s s, 90 w Park av, 17.6x99.11. Mort \$4,750.
- six 3-sty stone front dwellings. Pilgrim Realty Co to Sundel Hyman. May 20, 1908. 6:1755-41 to 42, 43½ and 44 and 46½. A \$30,000-\$48,000. other consid and 100
- 131st st W, Nos 528 to 532, s s, 90 e Old Broadway, 85.3x107 to c 1 Byrd st, x75x66.1, two 6-sty brk tenements. FORECLOS, April 24, 1908. Lytleton Fox ref to North American Mortgage Co. May 15. May 18, 1908. 7:1985-49 and 51. A \$20,000-P \$50,000. 15,000
- 131st st W, No 464, s s, 100 e Amsterdam av, 25x99.11, 5-sty stone front tenement. Ann O'Connor to Margaret Griffin and Ann T O'Connor. 2-3 of all right, title and interest. Mort \$17,500. May 5. May 21, 1908. 7:1970-29. A \$6,500-\$22,000. nom
- 132d st W, No 103, n s, 74 w Lenox av, 13x99.11, 3-sty stone front dwelling. O May Ruhl to Catherine York. Mort \$4,000. May 14. May 15, 1908. 7:1917-28½. A \$5,200-\$7,500. other consid and 100
- 132d st E, No 39, n s, 300 w Park av, 20x99.11, 3-sty stone front dwelling. Pauline Eisler to Mount Gilead Baptist Church. Mort \$9,000. May 12. May 15, 1908. 6:1757-24. A \$4,800-\$8,000. other consid and 100
- 132d st E, No 39, n s, 300 w Park av, 20x99.11, 3-sty stone front dwelling. Jennet wife of and John W Smith to Laura A Fellowes. All liens. Certified copy. Rerecorded from Oct 31, 1893. Oct 24, 1893. May 15, 1908. 6:1757-24. A \$4,800-\$8,000. nom
- 133d st W, No 221, n s, 240 w 7th av, 20x99.11, 5-sty brk tenement. Lena S wife Louis Lesser to Rose Grossman. Q C and correction deed. All liens. April 29. May 15, 1908. 7:1939-21½. A \$8,000-\$20,000. nom
- 133d st W, No 12, s s, 185 w 5th av, 25x99.11, 5-sty brk tenement. Bernhard Mainzer to Rachel Hattenbach. Mort \$17,000. May 15, 1908. 6:1730-44. A \$10,000-\$23,000. other consid and 100
- 133d st W, No 221, n s, 240 w 7th av, 20x99.11, 5-sty brk tenement. Rose Grossman to Lizzie Paley. Mort \$21,450. May 18. May 19, 1908. 7:1939-21½. A \$8,000-\$20,000. other consid and 100
- 134th st W, No 227, n s, 266.8 w 7th av, 16.8x99.11, 3-sty stone front dwelling. Lilian E Reed to Richard Conwell. Mort \$7,000. May 8. May 19, 1908. 7:1940-21. A \$6,600-\$9,500. other consid and 100
- 136th st W, Nos 36 and 38, s s, 255 e Lenox av, 77.6x99.11, two 6-sty brk tenements. Hyman Kaplan et al to Isaac Edelson and Max Shapiro. Mort \$95,250 and all liens. May 18. 6:1733-56 and 58. A \$25,000-\$96,000. other consid and 100
- 136th st W, No 140, s s, 350.6 e 7th av, runs s 62 x w 0.6 x s 37.11 x e 16.8 x n 99.11 to st, x w 16.2 to beginning, 3-sty stone front dwelling. Mort \$12,500, valued at \$14,000. 7:1920-49. A \$6,500-\$11,500.
- 117th st W, No 121, n s, 250 w Lenox av, 18x100.11, 5-sty brk and stone dwelling. Mort \$18,750, valued at \$22,250. 7:1902-21. A \$9,300-\$19,000. CONTRACT to exchange for A mortgage on No 245 West 137th st. Wm C Hyde with Ervin G Gollner. April 20. May 20, 1908. exch
- 138th st W, Nos 108 and 110, s s, 150 w Lenox av, 50x99.11, 6-sty brk tenement. FORECLOS, May 14, 1908. Fredk S Rauber ref to Sundel Hyman. Mort \$48,000. May 15, 1908. 7:2006-40. A \$20,000-\$63,000. \$10,000 over and above mort for 48,000
- 139th st W, No 316, s s, 139 e Edgecombe av, 18x99.11, 3-sty stone front dwelling. Celia Kraus to John L Moore. Mort \$15,000. May 18. May 19, 1908. 7:2041-64. A \$4,800-\$14,000. other consid and 100
- 139th st W, Nos 44 and 46, s s, 341.8 e Lenox av, 41.8x99.11, 6-sty brk tenement. Release mort. John J McBride to Hunterdon Realty and Construction Co. May 20. May 21, 1908. 6:1736-57. A \$12,000-P \$35,000. nom
- 144th st W, No 474, s s, 30 e Amsterdam av, 17.6x99.11, 4-sty stone front dwelling. Alphonse Hogenauer to Thos D McBride. Mort \$12,000. May 8. May 20, 1908. 7:2059-30. A \$4,500-\$13,000. other consid and 100
- 146th st W, No 408, s s, 159 w St Nicholas av, 19x99.11, 3-sty stone front dwelling. Reta A Yawger to Susan Betts. Mort \$14,000. May 19, 1908. 7:2060-39. A \$5,300-\$14,500. other consid and 100
- 147th st W, No 533, n s, 383.4 w Amsterdam av, 16.8x99.11, 3-sty brk dwelling. Saul Deiches et al to Congregation Peni El, a corp. Mort \$10,000. May 13. May 19, 1908. 7:2079-17. A \$6,000-\$10,000. other consid and 100
- 148th st W, No 241, n s, 80 e 8th av, 39x99.11, 5-sty brk tenement. Pincus Lowenfeld et al to Chas S Albert. Mort \$37,000. May 20. May 21, 1908. 7:2034-5. A \$11,000-\$36,500. other consid and 100
- 151st st W, No 515, n s, 175 w Amsterdam av, 25x99.11, 5-sty brk tenement. Albert Scharf to Frederick Kleinschmidt. Mort \$15,000. May 12. May 16, 1908. 7:2083-25. A \$10,000-\$24,000. 100
- 159th st W, No 535, n s, 325 w Amsterdam av, 50x99.11, 3-sty frame dwelling and vacant. Strange & Slawson Co to Wm I Adams. B & S. Mort \$17,000 and all liens. May 19, 1908. May 20, 1908. 8:2118-53 and 54. A \$16,000-\$21,000. nom
- 161st st W, No 577, n s, 118.11 e Broadway, 18x99.11, 4-sty brk dwelling. FORECLOS, April 28, 1908. Edward L Parris ref to Agnes A McGirr. May 19, 1908. 8:2120-68. A \$5,700-\$12,500. 15,500
- 167th st W, No 460, s w s, 119.3 s e Amsterdam av, 19.11x120.4x 16.9x131.11, 3-sty brk dwelling. William and Julius Bachrach to Robert Bader. Mort \$4,000. May 6. May 18, 1908. 8:2111-93. A \$5,500-\$6,500. 100
- Same property. Robert Bader to William and Julius Bachrach. Mort \$5,000. May 8. May 18, 1908. 8:2111. 100
- Av A, Nos 1688 and 1690, e s, 20 s 89th st, 40x60, two 4-sty stone front tenements and stores. Annie Lazarus to Jacob Levin. Mort \$18,250. May 15, 1908. 5:1585-50 and 51. A \$12,000-\$18,000. other consid and 100
- Av A, Nos 1688 and 1690, e s, 20 s 89th st, 40x60, two 4-sty stone front tenements and stores. Jacob Levin to Fred Lesser and Michael Peiffer. Mort \$18,250. May 15, 1908. 5:1585-50 and 51. A \$12,000-\$18,000. other consid and 100
- Av A, No 270. Agreement as to management, &c. Frank M Franklin with Morris Rosen. May 16. May 18, 1908. 3:974. nom
- Amsterdam av, Nos 1981 and 1983 | n e cor 158th st, 39.11x106, 6-158th st | sty brk tenement and store. Abraham Ruth to James G Mulcahy. Mort \$67,000. May 15. May 16, 1908. 8:2108-73. A \$-\$. other consid and 100
- Amsterdam av, w s, 24.11 s 189th st, 75x100, vacant. Max Marx to John B Berry. Mort \$18,000. May 12. May 16, 1908. 8:2159-52. A \$24,000-\$24,000. other consid and 100
- Amsterdam av, Nos 691 to 699 | s e cor 94th st, 88 to c 1 Old 94th st, No 180 | Apthorps lane, x30x89.1x30, 5-sty stone front tenement and store. Hannah Maher to Edw G Glennon. Mort \$40,000. Mar 23. May 18, 1908. 4:1224-63. A \$34,000-\$53,000. 100
- Amsterdam av, No 1477 | s e cor 133d st, 25x75, 5-sty brk tenem't and 133d st, No 498 | store. Henry Schaefer to Harry Wolfe. Mort \$31,000. May 15, 1908. 7:1970-61. A \$14,000-\$30,000. other consid and 100
- Bowery, No 51, e s, abt 125 s Canal st, 25x155, 3-sty frame brk front loft and store building, with 1-sty brk extension. Release annuity of \$1,000. Ernest H Ruschen LEGATEE Pierrepont H Duryea to Hermanus B Duryea, of Redbank, N J. All title. Q C. April 10. May 18, 1908. 1:290-12. A \$28,000-\$36,000. nom
- Bradhurst av, No 28, e s, 78.11 n 143d st, 21.1x75.5x21x77.6, 2-sty frame dwelling. Ina Hiller and ano to Equitable Realty Co, of Newark, N J. Mort \$5,000 and all liens. Dec 8, 1903. Rerecorded from Dec 11, 1903. May 18, 1908. 7:2044-4. A \$5,000-\$6,000. exch
- Broadway | s w cor 162d st, 97.7x100, vacant. Henry Morgenthau 162d st | Co to Henry T Bulman. Mort \$48,000. May 15, 1908. 8:2137-part of lots 26 and 29. other consid and 100
- Broadway, No 4232, e s, 25.6 s 180th st, 25.6x92.7x25x87.6, 3-sty brk dwelling. John J Barry to Thomas S Walker, of Long Lake, N Y. C a G. Mort \$10,000. April 29. May 15, 1908. 8:2163-31. A \$9,500-\$13,500. other consid and 100
- Broadway, e s, 51 s 180th st, 51x102.10x50x92.7, vacant. James Alexander to Thos S Walker, of Long Lake, Hamilton Co, N Y. May 19. May 20, 1908. 8:2163-29. A \$18,000-\$18,000. other consid and 100
- Broadway, Nos 2281 to 2299 | n w cor 82d st, runs n 204.4 to 82d st, Nos 251 to 255 | s s 83d st, x w 104 x s 102.2 x w 83d st, Nos 250 to 260 | 5.9 x s 102.2 to n s 82d st, x e 107.7 to beginning, two 2-sty brk stores and 2-sty brk chapel. Zachariah Zacharias to Emanuel Heilner. 1-3 part. Mort \$450,000. May 8. May 18, 1908. 4:1230-S and 54. A \$350,000-\$380,000. nom
- Same property. Same to Samuel Jackson 1-15 part, Samuel Eisenman ½ part and Lee Shubert and William Klein 1-10 part. Mt \$450,000. May 8. May 18, 1908. 4:1230. nom
- Lexington av, No 1705 | s e cor 107th st, 20x82.9, 4-sty stone front 107th st, No 150 | tenement and store. Samuel F Jacobs to Thos J Healey and William V McCarthy. C a G. May 19, 1908. 6:1634-49. A \$13,000-\$22,000. other consid and 100
- Lexington av, No 825, e s, 20.5 n 63d st, 20x70, 3-sty and basement stone front dwelling. Gustave S Boehm to Minnie Weinstein. Mort \$15,000. May 20, 1908. 5:1398-21. A \$14,000-\$18,000. 100

Lexington av, No 695 | s e cor 57th st, 20.5x80, 5-sty stone front
57th st, No 136 | tenement and store. Jeanne H Bock to
Meriden Building Co, a corpn. Mort \$55,000. May 12. May 20,
1908. 5:131-50. A \$40,000-\$52,000. other consid and 77,500

Lexington av, Nos 57 and 59 | s e cor 25th st, 39.6x72, 8-sty brk
25th st, No 134 | hotel. 3:880-64. A \$35,000-
\$100,000.

Cortlandt st, No 78 | n w cor Washington st, 25.8x55.7x25.9x
Washington st, No 172 | 59.2 w s, 5-sty brk loft and store build-
ing. 1:59-part lot 18.

West st, Nos 115 and 116 | n e cor Cortlandt st, runs e 55.3 x n
Cortlandt st, Nos 90 and 92 | 59.2 x w 75.5 to West st, x s 44.4,
4-sty brk hotel and 4-sty brk loft and store building. 1:59-1
and 2. A \$121,000-\$136,000.

Marie W Brandes to Peter Wilkins TRUSTEE for Marie W, Wm
P and Edw W Brandes. All title. Deed of trust. May 15. May
16, 1908. nom

Madison av, Nos 1994 | n w cor 127th st, 20.4x35, 4-sty brk dwell-
127th st | ing. FORECLOS, May 15, 1908. Wm A
McQuaid ref to Geo F Handel. May 15. May 16, 1908. 6:1752
-16. A \$10,000-\$15,000. 10,000

Madison av, No 1014, w s, 30 n 78th st, 23x100, 5 and 6-sty stone
front dwelling. Star Holding Co to Wm C Reick. Mort \$75,000.
May 19. May 21, 1908. 5:1393-15. A \$65,000-\$120,000.
other consid and 100

Madison av, No 1845, e s, 51.4 n 120th st, 16x83, 3-sty stone front
dwelling. FORECLOS, April 23, 1908. Jos T Ryan ref to John
Ingle, Jr. May 18, 1908. 6:1747-2½. A \$11,000-\$14,000. 15,300

Madison av | s e cor 96th st, runs e 100 x s 100.8 x w 20 x n
96th st, No 50 | 25 x w 80 to av x n 75.8 to beginning, 6-sty brk
tenement. Benjamin Nieberg to The Sun Construction Co. All
liens. May 9. May 15, 1908. 5:1507-50. A \$110,000-\$195,000.
nom

Madison av, Nos 1133 and 1135, e s, 62.2 s 85th st, 40x75, two 5-sty
brk tenements. Godspeed Realty Impt Co to Mary Danziger.
Mort \$57,500. May 12. May 15, 1908. 5:1496-53½ and 54.
A \$44,000-\$60,000. other consid and 100

Mt Morris av, No 12, w s, 25.11 n 121st st, 25x78, 4-sty and
basement brk and stone dwelling.

128th st, No 117, n s, 216 e Park av, 16x99.11, 3-sty stone front
dwelling.

128th st, No 119, n s, 232 e Park av, 16x99.11, 3-sty stone front
dwelling.

Mary Robinson to Wm J Robinson. May 20, 1908. All liens.
6:1720-52. A \$15,500-\$29,000; 6:1777-10½ and 11. A \$9,000-
\$17,000. nom

Old Broadway, Nos 2376 and 2378, e s, 52.5 s 132d st, 51.6x100x
49.8x112.3, all right, title and interest to strip adjoining, —x—.
6-sty brk tenement and store. Charles Buchbaum to J B Tyler.
Morts \$74,500 and all liens. Mar 26. May 19, 1908. 7:1986-
50. A \$17,000-\$60,000. 100

Park av | n e cor 115th st, runs n 75 x e 90 x s
115th st, Nos 101 to 109 | 56.6 x w 0.6 x s 18.6 to n s 115th st, x w
89.6 to beginning, two 6-sty brk tenements and stores. Mary
Danziger to Godspeed Realty Impt Co. ½ part, all title. Mort
\$98,000 and all liens. May 12. May 15, 1908. 6:1643-1 and 5.
A \$35,000-\$101,000. other consid and 100

Park av, No 1982, w s, 24.10 n 133d st, 25.5x86, 5-sty brk tene-
ment and store. Julius Levy to Joseph Eisenberg. Mort \$9,500.
May 15. May 18, 1908. 6:1758-34. A \$5,500-\$16,000.
other consid and 100

Park av, Nos 480 and 482 | w s, 50.5 n 58th st, runs n 50 x w 200
58th st, Nos 43 to 53 | x n 100.5 to s s 59th st, x w 25 x s
59th st, No 54 | 100.5 x w 25 x s 100.5 to n s 58th st,
x e 150 x n 50.5 x e 100 to beginning, five 8-sty brk tenements,
stores on 59th st. Otto J Herter to Alfred Gartner, of Pater-
son, N J, and Ezra C Blair, N Y. Mort \$750,000. May 15. May
18, 1908. 5:1294-35, 45 and 27 to 31. A \$460,000-\$920,000.
nom

Park av, No 1982, w s, 24.10 n 133d st, 25.5x86, 5-sty brk tene-
ment and store. FORECLOS, May 15, 1908. Almut C Vandiver
ref to Julius Levy. Mort \$9,500. May 15. May 16, 1908. 6:
1758-34. A \$5,500-\$16,000. 4,500

Pleasant av, Nos 317 and 319 | s w cor 117th st, 35.8x94, 6-sty brk
117th st, No 452 | tenement and store. The Sun Con-
struction Co to Moses Cohen. Mort \$45,000. May 15. May 21,
1908. 6:1710-part of lot 29. other consid and 100

St Nicholas av, No 167, w s, 95.7 n 118th st, 22.9x85.2x19.5x97.1,
5-sty brk tenement. Rachel Hattenbach to Bernhard Mainzer.
Morts \$19,000. May 15, 1908. 7:1924-16. A \$9,000-\$19,000. 100

Wadsworth av, Nos 120 and 122 | n w cor 179th st, 50x100, 5-sty
179th st, No 651 | brk tenement. John B Berry to
Max Marx. Morts \$65,000. May 15, 1908. 8:2163-41. A
\$—\$. other consid and 100

West End av, No 195 | s w cor 69th st, 25.5x100, 5-sty stone front
69th st, No 300 | tenement and store. Release mort. Solo-
mon Feiner to E Kapelsohn Co. May 18, 1908. 4:1180-36. A
\$19,000-\$33,000. nom

West End av, No 195 | s w cor 69th st, 25.5x100, 5-sty stone
69th st, No 300 | front tenement and store. E Kapelsohn
Co to Augustus L Hayes. Mort \$47,600. May 18, 1908. 4:
1180-36. A \$19,000-\$33,000. other consid and 100

West End av, No 609, w s, 83.5 n 89th st, 18x90, 4-sty and base-
ment stone front dwelling. Pennington Whitehead EXR Emeline
W Fitch to Robert Reis. May 15, 1908. 4:1250-95. A \$12,000
-\$25,000. other consid and 100

1st av, No 2132, e s, 50.10 s 110th st, 25x95, 7-sty brk loft and
store building. Gaetano Rossano to Giuseppe Rossano. ½ part.
Mort \$7,000. May 15. May 19, 1908. 6:1703-49. A \$6,500.
-P \$11,000. other consid and 100

1st av, No 206, e s, 87.4 n 12th st, runs e 74.2 x n 7.9 to s s
Stuyvesant st, x n e 23.2 to av, x s 19.2 to beginning,
3-sty brk tenement and store. John Murphy EXR Edward Mur-
phy to Louis Klinger. May 20, 1908. 2:440-5. A \$7,000-
\$9,000. 8,000

Same property. Louis Klinger to Jonas Weil and Bernhard Mayer.
May 20, 1908. 2:440. other consid and 100

1st av, No 2 | s e s, at n e s Houston st, 25.2x80.5
Houston st, Nos 172 to 178 | x25.4x92, 4-sty brk tenement and
store. Mary J Pittman to Josephine Pittman Hamilton. 1-3
part. June 15, 1896. May 18, 1908. 2:428-1. A \$28,000-
\$42,000. gift

Same property. Lemuel Pittman by Thos W Pittman ATTY to
same. 1-3 part. June 11, 1896. May 18, 1908. 2:428. gift

Same property. Power of attorney. Lemuel Pittman to Thomas
W Pittman. Jan 25, 1887. May 18, 1908. —

2d av, No 1114, e s, 25.3 s 59th st, 25x75, 5-sty brk tenement and
store. Caroline Elkann and ano to John Wendt. May 15, 1908.
5:1351-50. A \$16,000-\$23,000. other consid and 100

2d av, No 692, e s, 74 n 37th st, 24.8x136.5x25x132.4,
2d av, No 694, e s, 98.9 n 37th st, 24.8x139.7x25x136.5,
two 5-sty brk tenements and stores and two 4-sty brk tene-
ments in rear.
Barnett Levy to Annie Zinstein. All liens. May 18. May 19,
1908. 3:943-4 and 62. A \$28,000-\$48,500. other consid and 100

2d av, No 203, w s, 52.1 s 13th st, 26.2x110, 4-sty brk tenement.
Lina A Weber and ano to Ignatz M Rottenberg. May 18, 1908.
2:468-36. A \$22,000-\$30,000. other consid and 100

2d av, No 2103, w s, 76.3 s 109th st, 25x100, 5-sty brk tenement
and store. Frank Gens to Samuel Rodman. ½ part. All title.
Mort \$19,300. May 20. May 21, 1908. 6:1658-25. A \$9,000
-\$24,500. other consid and 100

3d av, e s, 73.11 n 24th st, runs e 97.7 x n 0.7½ x s w — to be-
ginning, gore. Agnes wife of and John Upshur said Agnes Up-
shur HEIR Hugh Maxwell to Hugh Maxwell, Marks Rosenberg,
Harry Sandler and William Goldberg. All title. Q C. July 8,
1907. May 18, 1908. 3:905. nom

5th av, No 400, w s, 65.4 s 37th st, 27.7x120, 5-sty brk building
and store, 25-48 parts. All title.

Broadway, Nos 1744 to 1748 | s e cor 56th st, 131.9x88.7x120.2x
56th st | 122.7, 7-sty brk tenement, "The
Rockingham," 9-48 parts. All title.

Arthur H Hartshorn to Island Realty Co, a corpn. Sub to life
interest of Julia L Butterfield. Morts \$100,000. April 29. May
15, 1908. 3:838-47. A \$330,000-\$350,000; 4:1027-23. A
\$500,000-\$615,000. other consid and 100

5th av, Nos 218 and 220 | n w cor 26th st, runs w 127 (this course
26th st, Nos 3 to 9 | omitted in deed) x n 58 x e 27.6
x s 23.8 x e 100 to av, x s 34.4 to beginning, probable error of
omission, 6-sty brk building and store. Adelia D Ireland to
James D Ireland. All liens. May 8. May 16, 1908. 3:828-
35. A \$500,000-\$560,000. nom

5th av, No 2100 | n w cor 129th st, 99.11x110, 6-sty brk tene-
129th st, No 1 | ment. Charles Wolfson to Emilie Utard. Mort
\$180,000. May 16. May 18, 1908. 6:1727-33. A \$85,000-P
\$150,000. other consid and 100

5th av, No 2190, w s, 24.11 s 134th st, 25x85, 5-sty brk tenement
and store. Minnie wife of Joseph Shenk to Shenk Realty and
Construction Co. All liens. April 31. May 19, 1908. 6:1731-
39. A \$12,000-\$24,000. nom

8th av, No 163, w s, 25 n 18th st, 22.4x78, 2-sty brk tenement
and store. Louis Lowenstein to Joseph Fistere. Mort \$16,000.
May 20. May 21, 1908. 3:742-35. A \$13,000-\$16,000.
other consid and 100

MISCELLANEOUS.

Ante Nuptial agreement in lieu of dower. Louis Marx of Brook-
lyn with Gussie Stamper of Brooklyn. April 10. May 15, 1908.
(Misc.) 10,000

Copy of last will. Elizabeth Seton of Huntington, L I, to James P
Lee of Tuxedo Park, N Y, in trust. Mar 1, 1905. May 21, 1908.

Exemplified copy last will and testament of Henry Seton of Balti-
more, Md. May 13, 1904. May 21, 1908.

Power of attorney. Solomon Frankel to Samuel Werner. May 16.
May 19, 1908. nom

Power of attorney. Eliza P Schrader to Otto C Schrader. May 13.
May 19, 1908.

Power of attorney. Pepi Adel or Udel to Sam L Adel or Udel.
May 16. May 19, 1908.

Power of attorney. Jacob Gumperz to Herman Joveshof. April 26.
May 19, 1908. nom

Power of attorney. Louis Kaufman to Henry Kaufman. April 4.
May 18, 1908.

Power of attorney. Edwin V Morgan, of Aurora, N Y, to Thos M
Hunt of Auburn, N Y. Feb 6, 1906. May 20, 1908.

Power of attorney. Bertha Kreshover to Leo J Kreshover. May
29, 1907. May 20, 1908.

BOROUGH OF THE BRONX.

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

Charlotte st, No 1519, w s, 340 n 170th st, 40x100, 5-sty brk tene-
ment. Release two morts. N Y Trust Co to Fleischmann Realty
and Construction Co. May 15, 1908. 11:2966.
each, other consid and 1,000

Dawson st, No 878, e s, 659.2 n Longwood av, 40.7x100, 5-sty brk
tenement. Release mort. Lambert Suydam to Geo J Schnatz.
May 20. May 21, 1908. 10:2702. 5,698.60

Dawson st, No 768, old No 1108, e s, 175 n 156th st, late Craven
st, 25x100, 2-sty brk dwelling. Charles Ehret to Gustavus S
Smith, of Brooklyn. All liens. May 18. May 20, 1908. 10:2701.
nom

Same property. Gustavus S Smith to Charles Ehret. B & S. All
liens. May 18. May 20, 1908. 10:2701. nom

Elsmere pl, n s, 175.8 w Southern Boulevard, 35x100, 4-sty brk
tenement. Release mort. N Y Trust Co to Elsmere Realty Co.
May 19. May 20, 1908. 11:2960. other consid and 1,000

Same property. Release mort. John Bell Company to same.
May 18. May 20, 1908. 11:2960. nom

Elsmere pl, No 861, n s, 280.8 w Southern Boulevard, 35x100.
Elsmere pl, No 865, n s, 245.8 w Southern Boulevard, 35x100.
two 4-sty brk tenements.
Release mort. N Y Trust Co to Elsmere Realty Co. May 18,
1908. 11:2960. other consid and 1,000

Fox st, No 1037, late | w s, 211 n 165th st, 50x100, 2-sty frame
Barretto st | dwelling, and 2-sty frame stable in rear.
Wm E White to Frank McCullough. Mort \$7,000. May 18. May
19, 1908. 10:2717. other consid and 100

Fox st, or | e s, 498.2 n 165th st, 75x100, vacant. Benjamin Kau-
Barretto st | ser to John Lurie. May 15. May 18, 1908. 10:-
2726. other consid and 100

Same property. Release mort. Equitable Life Assur Soc of the
U S to same. May 16. May 18, 1908. 10:2726. 6,000

*Fillmore st, w s, 255 n Columbus av, 50x100. Berko Kopelowitz
to Max Fine. All liens. May 19, 1908. nom

Kelly st, w s, 266 n Longwood av, 80x100.
Kelly st, w s, adj above on n s, —x—.
Kelly st, w s, adj above on s s, —x—.

Party wall agreement. Emanuel Stern with Kellwood Realty Co.
May 7. May 18, 1908. 10:2702. nom

Lorillard pl, Nos 2365 and 2367, n w s, 173.8 n 3d av, 50x90, 4-sty
brk tenement. Julius H Haas and ano to Rosa P Easterbrook.
½ part. Mort \$30,000. May 15. May 20, 1908. 11:3055.
other consid and 100

Oak Tree pl, No 892, s s, 176.3 w Hughes av, 18.9x95, 2-sty frame dwelling. Nathan Stein to Yetta L Gardner. 1-3 part. Right, title and interest. All liens. May 15, 1908. 11:3070. other consid and 100

Rogers pl, No 975, w s, 613.10 n Westchester av, 19.6x81.1x19.6x 78, 2-sty frame dwelling. Matilda S Davis to James G Patton, of New Rochelle, N Y. B & S. Sept 5, 1906. May 18, 1908. 10:2698. nom

*Silver st, n e cor Roselle st, 25x100, Westchester. Silver st, n s, 25 e Roselle st, 25x100. Mary A wife of John Murphy to Wm H Pound. Mort \$1,700. May 12, 1908. other consid and 100

Teasdale pl, No 587 (old No 7), n s, 574.9 w Trinity av, 25 to point 155 e Boston road, x100, 4-sty brk tenement. John Muth to Eduard Heil. Mort \$10,000. May 14, 1908. 10:2621. other consid and 100

*Washington st, w s, 125 s Columbus av, 25x70. Patrick Quigley to Anton M Ziegler. May 19, 1908. other consid and 100

*Wright st, w s and being lots 86 and 87 map No 1064 of 107 lots of Hudson Park, 50x—x69. Thos J McDonough to Bridget O'Brien Sullivan. May 14, 1908. 10:2698. nom

*2d st, s s, 105 w Av B, 50x108, Unionport. Henrietta Isaacs to Margaret L McDonald. May 19, 1908. other consid and 100

*11th st, s s, 105 w Av C, 100x108, Unionport. Margaret Schaefer widow to John Cook. May 13, 1908. other consid and 100

135th st, No 600, s s, 325 e St Anns av, 25x100, 4-sty brk tenement. Wilhelm C D Mornhinweg to Jacob Steber. Mort \$7,000. May 15, 1908. 10:2547. other consid and 100

Same property. Jacob Steber to Wilhelm C D and Rosine Mornhinweg. Mort \$7,000. May 15, 1908. 10:2547. other consid and 100

136th st, Nos 469 and 471 (715 and 717), n s, 95 w Brown pl, 50x 100, 5-sty brk tenement. George Ludwig to Fredk W Gerlich. Mort \$50,000. May 15, 1908. 9:2281. other consid and 100

137th st | n s, 125 e Willow av, runs e 101 x n 202 to s s 138th 138th st | st, x w 30.6 x s 100 x w 100 x s 100 to beginning, 2-sty brk iron works and vacant. FORECLOS. Mar 31, 1908. E Mortimer Boyle ref to Manhattan Mortgage Co, a corpn. May 15, 1908. 10:2589. 17,000

137th st, No 219, old No 519, n s, 200 e Lincoln av, 25x100, 2-sty frame factory. FORECLOS, Jan 16, 1908. Jesse W Tobey to May wife of Albin Anderson. May 20, 1908. 9:2313. 8,450

141st st, No 477 (737), n s, 757 e Willis av, 18.9x100, 2-sty brk dwelling. Francis A Curry et al EXRS Wm O'Gorman to Emeline W Johnston, of Riverdale, Bergen Co, N J. Mort \$3,000. May 1, 1908. May 18, 1908. 9:2286. 3,900

144th st, Nos 223 to 231 | n s, 240.5 e Park av, runs e 107.2 x n 146th st | 200.2 to s s 146th st, x w 22.2 x s 95 x w 50 x s 5 x w 35 x s 99.10 to beginning, 2-sty brk shop and vacant. Rockland Realty Co to Mouritz F Westergren. Mort \$12,500. May 21, 1908. 9:2335. other consid and 100

149th st, No 450 (724), s s, 125 w Clifton av, now Brook av, 25x 100, except part for st, 2-sty frame tenement and store. Louise F Bond to Albert Zimmermann. All title. Q C. Mar 9, 1908. May 18, 1908. 9:2293. nom

Same property. Louise F Bond to Wilhelmina Zimmermann. Q C. Feb 7, 1907. May 18, 1908. 9:2293. nom

149th st, No 450 (724), s s, 125 w Clifton av, now Brook av, 25x 100, except part for st, 2-sty frame dwelling and store. Wilhelmina Zimmermann widow to Albert Zimmermann. 1-3 part. Q C. Mar 2, 1908. May 18, 1908. 9:2293. nom

152d st, No 319, n s, 350 w Courtlandt av, 50x100, 6-sty brk tenement. Margt T Johnston to Mary Altieri. All liens. May 14, 1908. 9:2412. other consid and 100

Same property. Stephen H Jackson to Margt T Johnston. All liens. May 5, 1908. 9:2412. other consid and 100

152d st, No 823, n s, 20 w Union av, 20x50, 3-sty frame tenement. John J Brennan to Alois Gruschka. Mort \$3,000. May 16, 1908. 9:2265. other consid and 100

152d st, No 312, old No 542, s s, 400 w Courtlandt av, 50x116.7x 50x116.6, 2-sty frame dwelling and vacant. Mort \$9,500. other consid and 100

155th st, No 317, old No 549, n s, 400 w Courtlandt av, 75x100, 2 and 3-sty frame dwelling and vacant. Mort \$13,500. Charles Galewski to Helene Galewski. May 12, 1908. 9:2411 and 2415. other consid and 100

154th st, No 385, old No 629, n s, 275 e Courtlandt av, 25x100, 3-sty frame dwelling. Louis Lese to Giuseppe Gallo. Mort \$5,500. May 14, 1908. 9:2401. other consid and 100

163d st, No 735, n s, 27.6 w Forest av, 26.6x67.4, 4-sty brk tenement. Fredk Haas to Elizabeth Mund. Morts \$13,000. May 19, 1908. 10:2649. nom

163d st, No 764, s s, 134.11 e Forest av, 18.4x100, 2-sty frame dwelling. Ellen L Keegan to Richard, Grace A, Margaretta and Robert Edwards and Eliz E Van Winkle. May 18, 1908. 10:2658. other consid and 100

165th st, No 928, old No 1116, s s, 76.2 w Kelly st, 17.10x95, 2-sty frame dwelling. Peter C T Guyon to James G Patton. Mort \$4,000. Dec 25, 1907. May 18, 1908. 10:2704. nom

169th st, No 287 | n w cor College av, 22.6x90, 2-sty frame dwell- College av | ing. Thornton Brothers Co to Julia Goebel. Mort \$6,000. May 20, 1908. 11:2785. other consid and 100

176th st, Nos 454 and 456, s s, 100 w Washington av, 47x108, 5-sty brk tenement. Robert Pinder to William Dattelbaum. Q C and correction deed. June 20, 1907. May 15, 1908. 11:2908. nom

186th st, No 462, s s, 220 e Park av, 20x100, 4-sty brk tenement. Saml A Archibald, Jr, to Thekla M Speth. B & S. All liens. Jan 18, 1908. May 20, 1908. 11:3039. 100

189th st | n e cor Elm pl, 20.7x91.9x26.1x91, vacant. Release mort. Elm pl | Charles Keary et al TRUSTEES, &c, Patrick J Keary to Thos C Lisk. May 16, 1908. 11:3023. 3,080

197th st, s s, 31.1 e Valentine av, 25x90, 2-sty frame dwelling. John F Fetzler to Christian Leonard of Mt Vernon, N Y. Mort \$5,000. May 15, 1908. 12:3301. other consid and 100

*214th st, n s, 225 e 6th av, 25x100, Laconia Park. A Shatzkin & Sons to Salvatore and Elizabeth Imperato. Morts \$600. May 14, 1908. other consid and 100

*216th st, n s, 175 w Tilden av, 25x109, Laconia Park. A Shatzkin & Sons to Carl C A Plisckke. Mort \$350. May 14, 1908. 100

*227th st, n s, 180 e Barnes av, 25x114, Wakefield. Herman A Rappolt to Joseph P Schwab. Mort \$4,000. May 16, 1908. other consid and 100

*224th st, s s, 316.7 e Paulding av, 25x109.6. Release mort. Mark Lurie to A Shatzkin & Sons, Inc. May 20, 1908. 100

*234th st (20th av), n s, 181 e 2d st, 25x114.6, Wakefield. Release mort. Hamilton Bank, N Y, to Max Germansky. May 16, 1908. 1,000

260th st, w s cor Liebig av, 50x100, vacant. Wm P O'Keefe et al HEIRS, &c, Wm O'Keefe to Alice O'K Fitzgerald, of Yonkers, N Y, and John O'Keefe, of Riverdale, N Y. Q C and C a G. Mar 26, 1908. 13:3423. nom

260th st (Beech st), s s, 75 w Liebig av, (Forrest st), 50x100, 2-sty frame dwelling and 2-sty frame stable and vacant. Alice O'Keefe Fitzgerald et al HEIRS, &c, Wm O'Keefe to Mary O'Keefe, of Riverdale, N Y. Q C and C a G. Mar 26, 1908. 13:3423. nom

260th st, s s, 50 w Liebig av, 25x100. 260th st, s s, 125 w Liebig av, 25x100. 2-sty frame dwelling. Mary O'Keefe et al HEIRS, &c, Wm O'Keefe to Wm P O'Keefe, of Yonkers, N Y, and Hannah O'Keefe McArdle, of Riverdale, N Y. Q C and C a G. Mar 26, 1908. 13:3423. nom

*Av C, s w cor 7th st, 108x130, Unionport. Jacob Cohen to Christian Vorndran. Mort \$19,000. May 19, 1908. other consid and 100

*Av C, s w cor 7th st, 108x130, Unionport. Christian Vorndran to Frank L Bacon, of Far Rockaway, L I. 1/2 part. Morts \$19,000. May 19, 1908. other consid and 100

Arthur av, No 2352, e s, 50 s William st, lot 346 map S Cambreling et al at Fordham, 25x87.6, except part for av, 4-sty brk tenement and store. Francesco Morelli to Antonio Morelli, Camilla M and Erminia M Salerno and Giovannina M Russo. 1/2 right, title and interest. Mort \$15,500. May 21, 1908. 11:3073. other consid and 100

Same property. Antonio Russo to Giovanni Paloni. 1/2 right, title and interest. Mort \$15,500. May 20, 1908. 11:3073. other consid and 100

Bainbridge av, e s, 336.4 n 194th st, 50x111.2x50x114.4, vacant. Alina Boeckell to Theodore Sattler. All liens. May 18, 1908. 12:3287. other consid and 100

Same property. Theodore Sattler to Julius Boeckell. All liens. May 18, 1908. 12:3287. other consid and 100

Brook av, w s, — s Anna pl, and being 25 n from s s lot 165, 25x—, to e l Mill Brook, and being part lot 165, map Morrisania. Anna Ruser INDIVID and EXTRX Ferdinand Ruser to Julius, Julius, Jr., George and Frank Kinderman firm of J Kinderman & Sons. All liens. April 13, 1906. (Re-recorded from April 27, 1907.) May 19, 1908. 11:2893. 125

*Bogart av, n s, abt 272.4 w Bronx and Pelham Parkway, 50x100. Fidelity Development Co to Marjory M Butler. B & S. May 18, 1908. 100

*Same property. Release mort. Van Nest Land and Impt Co to Fidelity Development Co. May 20, 1908. nom

*Burdett av, n s, 584.4 w Fort Schuyler road, 25x100. *Burdett av, s s, 450 w Fort Schuyler road, 25x100. Burdett av, n s, 109.4 w Fort Schuyler road, 25x100. Lampport av, s s, 550 w Fort Sshuyler road, 25x100, Tremont Heights. Release mort. Eugene R Dennis et al to the Lampport Realty Co. Aug 3, 1907. May 19, 1908. (Re-recorded from Dec 17, 1907. 800

Bryant av, e s, abt 178 n Freeman st, 50x100, vacant. Florence Hill to Sadie Hofflin. Mort \$3,000. May 27, 1905. Re-recorded from Oct 16, 1906. May 21, 1908. 11:2999. other consid and 100

Bryant av, No 1462, e s, 100 n Jennings st, 25x100, 3-sty brk dwelling. Bernard Badanes et al to Elizabeth Westerhouse and Eva Badanes. Morts \$10,000. May 6, 1908. May 21, 1908. 11:3000. other consid and 100

Beekman av | s e cor St Marys st, 120x95.2x120x94.7, vacant. St Marys st | Cypress av, s w cor St Marys st, 100.4x100.4x100x94.10, vacant. Clementine M Silverman et al to Hyman Horwitz. Mort \$27,500. May 12, 1908. 10:2554. other consid and 100

*Broadway, e s, 325 s Tremont road, 52x114.5x50x100, Tremont terrace. Tekla Martenson to Jacob H Amsler. Mort \$5,000. May 14, 1908. other consid and 100

Boston road, Nos 2023 to 2025, n w s, 60.7 s 178th st, deed reads adj land Francis Barretto at West Farms, runs n w 107 x n e 50 x s e parallel with 178th st, late Mechanic st, 97 to rd at point 60.7 s w 178th st, late Mechanic st, x s w 46.5 to beginning, three 1-sty frame stores. Wesley Thorn to Joseph Hamerslag. Mort \$17,500. May 12, 1908. 11:3135. other consid and 100

*Beech av, n s, 251 e Elm st, 25x100, Laconia Park. Release mort. Workmens Sick and Death Benefit Fund of the U S of A to Egidio and Rosario Cacciola. May 14, 1908. 400

*Beech av, n s, 276 e Elm st, 25x100, Laconia Park. Release mort. Same to Antonino Mafaraci. May 7, 1908. May 18, 1908. 400

Belmont av | w s, 200.5 s 177th st or Tremont av, 200x163.5 to Arthur av | thur av, x201.8x189 to beginning, 2-sty frame dwelling and 1 and 2-sty frame stable and vacant. Agnes K Mulligan to Mary A Fell. May 15, 1908. 11:2947. nom

Creston av, e s, 182.11 n Wellesley st, 100x51.5x100.6x61.6, vacant. Juliet M Hotchkiss to Geo E Buckbee. Mort \$3,750. May 18, 1908. 12:3315. nom

*Commonwealth av, e s, 225 s Merrill st, 25x100. Max Lax et al to Esther wife of Max Lax. Mort \$4,500. May 16, 1908. other consid and 100

*Cedar av, n s, 26 e Elm st, 25x100, Laconia Park. A Shatzkin & Sons to Michele Bimonte. Mort \$400. May 15, 1908. 100

Crotona Park East, or | s s, 154 e Suburban pl, 22x101.10x27x108, Penfold av | vacant. FORECLOS, May 5, 1908. John C Ruff ref to Jacob Frees. May 12, 1908. 11:2939. 3,000

Cypress av, No 114, e s, 19.9 n 133d st, 20.10x80, 3-sty frame tenement and store. Wilhelm C D Mornhinweg to Jacob Steber. Mt \$3,500. May 15, 1908. 10:2562. other consid and 100

Same property. Jacob Steber to Wilhelm C D Mornhinweg. Mort \$3,500. May 15, 1908. 10:2562. other consid and 100

Cambreleng av, No 2303, w s, 100.10 n 183d st, 16.9x100, 2-sty frame dwelling. Charles Singer to Harry Cahn and Junius P Pittman. Mort \$2,500. May 21, 1908. 11:3088. other consid and 100

Creston av, e s, 536.2 n 196th st, 25x97, 2-sty frame dwelling. Amalia Pirk to Frederick Eichin and Henrietta his wife, joint tenants. Mort \$6,000. May 20, 1908. 12:3315. other consid and 100

Creston av, e s, 182.11 n 196th st, 50x103.1x50.2x107.7, vacant. Geo E Buckbee to August Nelson. May 19, 1908. 12:3315. nom

Cambreleng av, No 2305, w s, 117.7 n 183d st, 16.7x100, 2-sty frame dwelling. Charles Singer to Harry Cahn and Junius J Pittman. Mort \$2,500. May 15, 1908. 11:3088. other consid and 100

Creston av | n w cor 181st st, late 5th st, 50x130.6, being lot 156
Av B | map Prospect Hill estate at Fordham, 1-sty building
181st st | and vacant. Exemplified copy of order of surrogates
court adjudging the right of Geo W Le Vere and Arabella J Do-
gan to inherit above as HEIRS of Geo W Le Vere deed, each
being entitled to 1/2 part. Sept 20, 1907. May 20, 1908. 11:3162.

College av, No 941, w s, 192 s 164th st, 17x100, 2-sty frame dwell-
ing. Auguste L Sevestre to Eugene H Maute. Mort \$3,750. May
13. May 20, 1908. 9:2423. other consid and 100

Decatur av, w s, 34.11 s 193d st, runs w 145.11 x s w 93.2 x s e
69 x s w 1.1 x e 73.7 to av, x n 100 to beginning, vacant.

Decatur av, w s, 284.11 s 193d st, runs w 78.10 x s 50.3 x e 80.6
to av, x n 50 to beginning, vacant.
Release mort. Francis M Bacon and ano TRUSTEES Edward
Baldwin to Francis E McKiernan. April 29. May 20, 1908.
12:3275. 9,000

Decatur av, w s, 59.8 s 193d st, 50x143.2x50x145, vacant. David
B Cocks to Julius Grossmann. Dec 19, 1907. May 19, 1908.
12:3275. other consid and 100

Decatur av, w s, 284.8 s 193d st, 50x80.6x50x78.8, vacant. Same
to same. Dec 19, 1907. May 19, 1908. 12:3275. other consid and 100

Decatur av, w s, 109.8 s 193d st, 25x irreg, x21x143.2, vacant.
Same to James C Voorhees and Roger L Sullivan. Dec 19, 1907.
May 19, 1908. 12:3275. other consid and 100

Decatur av, w s, 34.8 s 193d st, 25x145x25x145.8, vacant. Same
to Catherine Tierney. Dec 19, 1907. May 19, 1908. 12:3275. other consid and 100

Decatur av, w s, 134.8 s 193d st, 150x78.8x150x73.6,
Decatur av, w s, 334.8 s 193d st, 67.2x82.8x65.7x80.6, vacant.
David B Cocks to Francis E McKiernan. Dec 19, 1907. May
20, 1908. 12:3275. other consid and 100

Decatur av | s w cor 198th st, 75.2x88.7x75.6x91.11, vacant. Chas
198th st | A Schmitz to Wm C Bergen. May 18. May 19,
1908. 12:3283. other consid and 100

*Edison av, e s, 465 n Liberty st, 99x152x115, gore, Westchester.
Theodore Prince to Edwin L Kalish, 1/2 part (held by parties of
1st and 2d parts as joint tenants, and in trust only). B & S. May
19. May 21, 1908. nom

*Fort Schuyler road, e s, at n line land Nathan Hart, runs e 65 to
the Old road, x n e 95.7 to land of Davencourt, x n w 105.4 x s
w 25 x n w 11.4 x n 2.6 x n w 11.5 to Fort Schuyler road, x s
154.7 to beginning, Throggs Neck. The City of New York to
John Davis and John Murphy EXRS Cath A Skennion. All title.
Q C and confirmation deed. April 30. May 19, 1908. 100

Grove av | n e s, 294 n e 181st st, late John st, runs n w 150 x n
Crotona av | e 50 x s e — to n w s Crotona av, x s w — to point.
294 n e John st, x n w — to beginning, vacant. Bridget M Reg-
an to John F Smith, of Jersey City, N J. B & S. All title.
Feb 1. May 19, 1908. 11:3083. other consid and 100

*Grace av, n s, 234 e Lyon av, 16x130, Westchester. Release mort.
Sound Realty Co to Herman Tuchman. May 14. May 15, 1908. 300

*Grace av, n s, 225 e Lyon av, 25x130. Release mort. Marcus Na-
than to same. May 15, 1908. other consid and 100

*Grace av, n s, 225 e Lyon av, 9x130. Release mort. Same to
same. May 15, 1908. nom

Grand Boulevard and Concourse | e s, 100 s Kirk pl, late 2d st, runs
Ryer av | s 25 x e 100 x s 25 x e 97.3 to
Ryer av, x n 50.3 x w 191.9 to beginning, except part for said
Concourse and New Ryer av, the parts taken and excepted being
66 ft in depth of lot fronting on Concourse and abt 24 ft in
depth of the lots fronting on New Ryer av, leaving the Con-
course lot abt 34 ft deep and Ryer av, lots 67.10 deep on n s and
73.9 on s s, vacant. Harry W Davis to Mary S Frost of Rising
Sun, Kent Co, Del. May 8. May 16, 1908. 11:3159. nom

*Holland av, w s, 75 s 215th st, 25x100, Village of Jerome. Bern-
ardo Ruffino et al to Congettina R Ruffino. May 18. May 20,
1908. nom

Hughes av, No 2132, e s, 86.2 n 181st st, 16.5x85.5x16.5x85.3, 2-
sty frame dwelling. Solomon J Cohen and Mary his wife to Sarah
Cohen. All liens. May 7. May 19, 1908. 11:3082. nom

Jackson av, No 1005, w s, 94.2 s 165th st, runs s 16.8 x w 75 x n
16.6 x e 17.2 x n 0.2 x e 57.10 to beginning, 3-sty frame tenement.
Nanny Privial to Leopoldina Domitz. Mort \$3,000. May
15. May 16, 1908. 10:2639. other consid and 100

Jerome av, No 2441, n w s, 575.11 s w 190th st, 27x90, 4-sty brk
tenement and store. Chas F Klingenschmitt to Nicholas J and
Dimos J Lales. Mort \$12,000. May 15, 1908. 11:3199. nom

Jerome av | n e cor Tremont av, 33.9x100x41.2x100.3, vacant.
Tremont av | Mary L Cassidy widow to Fredk H Marjenhoff. B
& S. Mort \$15,000. April 14. May 19, 1908. 11:2854. other consid and 100

Jackson av, e s, 174.10 s 163d st, 76x87.6, vacant. FORECLOS,
May 12, 1908. Chas E Moore ref to John Corbett. May 16. May
19, 1908. 10:2648. 5,000

Jerome av, w s, 262.7 s Kingsbridge road or 194th st, 100x113.7x
100x114.1, vacant. Arthur W Saunders to August Kuhn. Mort
\$14,000. May 20. May 21, 1908. 11:3202. nom

Jerome av, w s, 262.7 s Kingsbridge road or 194th st, 100x113.7x
100.9x114.1, vacant. FORECLOS, April 23, 1908. Chas Fire-
stone ref to Arthur W Saunders. Mort \$13,000. May 20. May
21, 1908. 11:3202. 8,000

La Fontaine av, No 2058, e s, 100.4 s 180th st, 16x100, 2-sty frame
dwelling. Helmar B Soderberg to Bertha Keating. Mort \$3,-
074.15. May 15. May 18, 1908. 11:3069. other consid and 100

Longfellow av, No 1152, e s, 319.5 n Westchester av, 20x90.9x21.6
x98.8, 3-sty brk tenement. Samuel S Cohen to Herman Langer.
Mort \$6,000. May 16. May 18, 1908. 10:2758. other consid and 100

La Fontaine av, w s, 112.6 n 178th st, 37.6x100, 5-sty brk tenement.
Francesco La Sala to John J Dowling. May 19. May 20,
1908. 11:3061. other consid and 100

Same property. Release mort. Emanuel Arnstein et al to Fran-
cesco La Sala. May 19. May 20, 1908. 11:3061. nom

Monroe av, No 1667 | s w cor 173d st, 95x95, 2-sty frame dwell-
173d st | ing and vacant. Marcus Rosenthal to Mar-
tin Goldfarb. Mort \$9,000. April 23. May 20, 1908. 11:2792. other consid and 100

*Middletown road, n e cor Williams av, 50.2x101.4x50x96.7, Tre-
mont terrace, Bankers Realty and Security Co to Elizabeth Bou-
chier. May 5. May 20, 1908. 100

McCombs dam road | w s, 286.4 n 183d st, formerly Hampden or
Aquaduct av | 206th st, 151.10x100 to Aquaduct av, x151.10
x100.2, 2-sty frame dwelling and vacant. James Griffin to Ann
O'Connor. Mort \$5,000. May 12. May 21, 1908. 11:3212. nom

Same property. Ann O'Connor to Margaret Griffin and Ann T
O'Connor. 2-3 of all right, title and interest. Mort \$5,000. May
21, 1908. 11:3212. nom

Mohegan av, e s, 39.1 s 179th st, 33x145.2, 2-sty frame dwelling.

Ida F Grote widow et al HEIRS, &c, John F Grote to Margt J
Black. All title. Q C and confirmation deed. April 16. May 18,
1908. 11:3123. nom

Same property. Margt J Black to Adam C Wicke. Mort \$2,500.
May 16. May 18, 1908. 11:3123. nom

Marion av | s e cor 198th st, 25.3x90x25.2x91, vacant. Mary Bost-
198th st | wick to Wm C Bergen. All liens. May 18. May 19,
1908. 12:3285. other consid and 100

Marion av, w s, 19.3 s 193d st, 30.9x77.8x30.9x78, 3-sty frame
tenement. Rosie R Ullman to Ascher Ullman her husband. 1/2
right, title and interest. B & S. May 18. May 19, 1908. 12:-
3286. nom

Marion av, No 2583, w s, 19.3 s 193d st, 30.9x77.8x30.9x78, 3-
sty frame tenement. Joseph Schiffer to Rosie R Ullman. Mort
\$7,500. May 15, 1908. 12:3286. other consid and 100

*Middletown road, n s, 76 e Broadway, 50.2x110.7x50x105.11, Tre-
mont terrace. Jacob H Amsler to Tekla Martenson. May 14.
May 15, 1908. other consid and 100

*Murdock av, w s, 250 n Jefferson av, 75x100. Land Co A of
Edenwald to Harry Fishel. Mar 19. May 15, 1908. nom

*Murdock av, w s, 325 n Jefferson av, 75x100. Land Co A of Eden-
wald to Geo M Fishel. Mar 19. May 15, 1908. nom

*Newell av, w s, 150 s Juliana st, 50x246 to Bronx River, x52x229,
Olinville. Charlotte A Naudin to Ada E Maslen. May 14. May
15, 1908. other consid and 100

Ogden av, No 952, e s, 30 n 162d st, 25x90, 3-sty frame tenement.
Ann M Milner to David J Dowell. Morts \$9,000. May 15. May
18, 1908. 9:2511. other consid and 100

*Prospect av, s s, abt 750 e Ft Schuyler road, 75x112.11x75x115.4,
Westchester terrace. Mary Robinson to Wm J Robinson. All
liens. May 20, 1908. nom

Prospect av, No 593, w s, 175 n 150th st, 20x100, 4-sty brk tenement.
John J Gillis to Peter Knauf. Mort \$8,750. May 16.
May 18, 1908. 10:2674. other consid and 100

Prospect av, No 1020, e s, 25 n 165th st, 20x79.5, 2-sty frame
dwelling. Joseph Liebertz to Bertha Schonberger. Q C. May
16. May 18, 1908. 10:2691. nom

Park av, Nos 3758 and 3760, e s, 280 s 171st st, 35x150.5, two
3-sty frame tenements. Christian Becker to Ida Kraus. Mort
\$6,300. May 16. May 18, 1908. 11:2902. other consid and 100

Prospect av, e s, 24.10 n 165th st, strip abt 0.2x81. Bertha Schon-
berger to Geo L Seltenreich. Q C. May 16. May 18, 1908.
10:2691. nom

Plympton av, e s, 50 n 170th st, 75x112.3x97x48.4, vacant. Morts
\$875 on lot 21 and \$1,750 covering lots 19 and 20.

Undercliff av | n w cor 176th st, 22.9x100x55.4x105.2, vacant. |
176th st | Undercliff av, e s, abt 271 s stairs leading to Palisade pl, 150x167x
150.3x—, vacant. Morts \$5,500.
Emile Utard to Charles Wolfson. May 16. May 19, 1908. 9:-
2521. 11:2877 and 2880. nom

*Paulding av, s w cor 225th st, 34.6x109.6x34.6x111.4. Bertha
Keating to Helmer B Soderberg. Mort \$1,430. May 5. May
16, 1908. other consid and 100

Penfold av, s s, 154 e Suburban pl, 22x101.10x27x108, vacant. Ja-
cob Fries to Mathias Haffen. May 14. May 16, 1908. 11:2939. nom

*Parker av, s w s, 234 s e Lyon av, 41x130, Westchester. Release
mort. Sound Realty Co to Herman Tuchman. May 14. May 15,
1908. 600

*Parker av, s w s, 225 s e Lyon av, 50x130. Release mort. Mar-
cus Nathan to Herman Tuchman. May 15, 1908. other consid and 100

Ryer av, e s, 303.4 s 183d st, 25x100, vacant. Release mort. Wm
H Harris TRUSTEE Thomas Morton to Michael J Sheridan. May
14. May 15, 1908. 11:3150. nom

Robbins av | s e cor 139th st, runs e 205.2 to n w s
Southern Boulevard | Southern Boulevard, x s w 231 to n s 138th
139th st | st, x w 64.2 to e s Robbins av, x n 201.7 to
beginning, vacant. Henry S Herrman to Sydney H Herman. 1/2
part. Mort \$35,000. May 12. May 13, 1908. 10:2569. Cor-
rects error in last issue when one course ran to 238th st.
other consid and 100

Robbins av | s w cor 140th st, 101x92.2, vacant. FORECLOS, Apr
140th st | 15, 1908. Walter B Caughlan ref to Gerhard Kuehne.
Jr, of Leonia, N J. All liens. May 15, 1908. 10:2568. 10,000

Robbins av | n w cor 139th st, 101x92.3, vacant. FORECLOS, Apr
139th st | 15, 1908. Same to same. All liens. May 15, 1908.
10:2568. 10,000

Summit av, e s, 75 n 162d st, 50x95, vacant. Thos H Reynolds to
Wm J Gilson. All liens. May 13. May 15, 1908. 9:2524. other consid and 100

Sherman av, w s, 207.6 n 163d st, 100x90, vacant. Harry Wolfe to
Henry Schaefer. Mort \$5,000. May 15, 1908. 9:2455. other consid and 100

St Anns av, Nos 443 and 445, w s, 25 n 145th st, 50x100, 5-sty brk
tenement and store. Mendel Kaufman to Ferdinand R Horn. Mt
\$42,500 and all liens. May 14. May 15, 1908. 9:2272. other consid and 100

Spuyten Duyvil & Port Morris R R Co, w s, at n s 176th st, runs
n 1,012.7 to s s land of Yacht Club and Engine Co, x w 382.10
to e s Harlem River, x s — to n s 176th st, x e 253.7 to begin-
ning, sub to rights of way to docks, &c.

Andrews av, e s, at line between lands of Morris & Montgomery,
runs n along av, 836.5 to s s Tremont av, x e 245.1 to w s Aqued-
uct av, x s 636 x w 216.7 to beginning.

Morris av, e s, 100 n 177th st, 40.7x110x38.9x110.
Lot 165 block 2882 on tax map 16.8x—.
Lot 164 1/2 block 2882 on tax map 16.8x—.
Cedar av, s e cor 179th st, 168.11x157.2x130.1x98.8.
Cedar av, n e cor 179th st, 268.11x138.1x286x90.5.
Cedar av, w s, 115 s 177th st, 146.4x80.9x146x80.
Cedar av, w s, 311.4 s 179th st, 179.11x84.1x174x82.7.
Sedgwick av, n w cor 176th st, runs n 67.3 x w 100 x n 50 x w 44.2
x s 174 to n s 176th st, x e 164 to beginning.

Tremont av, s w s, 115.8 n Grand Boulevard and Concourse, 59.4x
89.9x37.6x136.9.

Aquaduct av, n w cor Tremont av, runs w on curve along n s Tre-
mont av, 335.3 to e s Andrews av, x s — x w — to c l Andrews
av, x n — x e along c l of a lane 284.7 to w s Aquaduct av, x s
352.4 to beginning.

Cedar av, w s, at c l 179th st, runs n 315 x w 108.4 x s 214.11
to c l 179th st, x e 208.1 to beginning.

Cedar av, w s, at c l 179th st, runs s 206.7 x w 48.10 x s 150 x
w 141.5 x n 44.6 to c l 179th st, x e 208.1 to beginning.

Also any other property in Borough of Bronx of which Lewis G
Morris died seized, vacant.
Hermann H Cammann TRUSTEE Alice M Chessman will Lewis G
Morris to Alice M Chessman. 1/4 part. May 6. May 15, 1908.
11:2885, 2806, 2882, 2881, 3230, 2878 and 3231. nom

Same property, also 1/4 interest to bonds and mortgages in the aggregate of \$110,375. Deed of trust. Alice M Chessman, of Sharon, Mass, to N Y Life Insurance and Trust Co in trust. 1/4 part. B & S. May 6. May 15, 1908. 11:2885, 2806, 2882, 2881, 3230, 2878 and 3231. nom

*St Lawrence av, s w cor Merrill st, 25x100. Johanna Birnhaupt to Edward Keil and Helene his wife, joint tenants. Mort \$10,500. May 15. May 16, 1908. other consid and 100

Sheridan av | n w cor 161st st, 114.9x99.11x115.7x99.11, vacant. 161st st | Herman Joveshof to Jurgen H Witt. Mort \$8,550. May 12. May 18, 1908. 9:2460. other consid and 100

*Seton av, w s, 200 n Randall av, 25x100, Edenwald. Katie Dowd to Emelia Harff or Harf. April 25. May 18, 1908. nom

Stebbins av, No 944, e s, 166 (?) n Westchester av, 18.10x80, 3-sty frame tenement. Fannie Sheinart to Ricka Oscar. Mort \$3,500. May 15. May 18, 1908. 10:2698. other consid and 100

Tinton av, w s, 50 n 150th st, 50x94.11x50x94.9, vacant. James Kessner to Heyman Kessner. 1/2 part. All liens. May 18. May 19, 1908. 10:2653. other consid and 100

Same property. James Kessner to Minnie and Ida H Kessner. 1/2 part. All liens. May 18. May 19, 1908. 10:2653. other consid and 100

Union av, No 847, old w s 62.3 n 160th st, late Denman pl, 20.9x 106, 3-sty frame dwelling. Edward W Wood to Sarah H Wood. Mort \$3,500. Oct 4, 1906. May 20, 1908. 10:2667. 100

Union av | n w cor 168th st, 26.7x96.1x22.6x96.2, 5-sty brk 168th st, No 801 | tenement. Ida Kraus to Christian Becker. Mt \$24,000. May 16. May 18, 1908. 10:2673. other consid and 100

*Unionport road, e s, abt 275 n Sagamore st, 47.2x105.5x—x—. Delia Werle to Emil Lichtenfels. Q C. May 20. May 21, 1908. 100

*Same property. Gustavus S Green to Emil Lichtenfels. May 20. May 21, 1908. other consid and 100

Valentine av, No 2249, w s, 279.9 s 183d st, 25x100, 2-sty frame dwelling. Michael J Sheridan to James J O'Brien. Mort \$2,800. May 14. May 15, 1908. 11:3150. nom

Wyse av, w s, 200 s Jennings st, 75x100, 3-sty brk dwelling. Emma A Hoffmann to Esther Bellows. Morts \$7,892.60. May 15. May 16, 1908. 11:2987. 100

Wyse av, w s, 191.4 n Home st, 75x100, vacant. FORECLOS, Oct 8, 1907. Vincent W Woytisek to Adrian Grasselly. May 9. May 21, 1908. 11:2986. 6,500

*Wyse av, w s, 191.4 n Home st, 75x100, vacant. Adrian Grasselly to Wm L Phelan. May 9. May 21, 1908. 11:2986. other consid and 100

*White Plains road, w s, 75 s 243 st, and being lots 180 and 181 map Penfield property. South Mt Vernon, 50x102, except part for road. William Lechnyr to The Becker-Scaison Co, a corpn. Mort \$4,650. May 19. May 20, 1908. 100

*White Plains road, w s, lots 180 and 181 map Penfield property, 50x90, except part for road. Mt Vernon Trust Co et al trustees Susan A Penfield to Wm Lechnyr. April 15, 1907. Re-recorded from May 3, 1907. May 18, 1908. nom

*Watson av (9th st), s s, 50 w line between lots 201 and 202, runs s 8.8 to n e s Tremont av, x n w 19.4 to 9th st, x e 16.7 to beginning, being that part of w 1/2 of lot 201 map Unionport, not taken for Tremont av. Wm J Hyland to John C Taylor. May 15. May 18, 1908. other consid and 100

*Westchester av, s s, 100 w Pugsley av, 100x150. Tremont av, n s, abt 160.4 w Pugsley av, runs w 116 x n w 43.11 x n 130.4 x e 50 x s 150.11. Christian Vorndran to Jacob Cohen. Mort \$8,100. May 19, 1908. nom

*Westchester av, s e cor Av C, runs e — to w s of road leading to G M Wilkins pl, x s 190 x w 35 to e s Av C, x n 181 to beginning, except part for Westchester av. Chas F Camerer to Mary M Henning. All liens. Sept 17, 1906. May 15, 1908. nom

Wendover av, Nos 495 and 497, n s, 25.3 w Bathgate av, 50x78.4x 50x85.7, 5-sty brk tenement and store. Isidore Fatowsky et al to Sarah wife of Isidore Fatowsky. Mort \$37,500. Feb 4. May 21, 1908. 11:2913. other consid and 100

West Farms road | n w s, at w s Hoe av, 100x80.6. Hoe av |

West Farms road, n w s, at w s Hoe av, runs w 100 x s 119.5 x e 22.5 to said road, x n e 142.5 to beginning, vacant. Release mort. The Washington Life Ins Co to Henry Morgenthau. May 20. May 21, 1908. 10:2744. nom

3d av, No 3888, e s, 119 s 172d st, 27x125, 4-sty brk tenement and store. Laurel Realty Co to Helene Galewski. Mort \$21,000. May 19. May 20, 1908. 11:2929. other consid and 100

3d av, No 4284, e s, 205.2 n 178th st, 50x106.1x49.11x104. 3d av, No 4288, e s, 255.2 n 178th st, 50x108.1x49.11x106.1, two 6-sty brk tenements and stores and vacant. Kedgwick Co to J Charles Weschler and Saml Gotthelf. Mort \$91,850. May 8. May 18, 1908. 11:3061. other consid and 100

3d av, No 4284, e s, 205.2 n 178th st, 50x106.1x49.11x104. 3d av, No 4288, e s, 255.2 n 178th st, 50x108.1x49.11x106.1, two 6-sty brk tenements and stores and vacant. J Charles Weschler et al to Wolf Goldberg. Mort \$90,700. taxes, &c. May 8. May 18, 1908. 11:3061. 100

*Lot 150 amended map No 1131 of Adeo Park. Release mort. George McCauslan to Ellen F King. July 5, 1907. May 18, 1908. 600

*Lot 29 map Unionport. Peter Knauf to John J Gilles. Mort \$24,000. May 16. May 18, 1908. 100

*Lots 7 and 8 map No 1089 map Hudson P Rose formerly known as plot 455 map Unionport, each lot 25x108. Rachela Ruocco to Salvatore Ruocco. May 15. May 16, 1908. nom

*Lots 327, 328 and 339, map No 1106 of Arden property. Walter W Taylor to Sarah A Vaden. Oct 17, 1906. May 19, 1908. other consid and 100

Plot begins 9 n 139th st, and 341.5 w St Anns av, runs n 90.11 x w 29.3 x s 94.6 x e 10.4 to beginning, vacant. Joshua Kantrowitz et al to Mary Ehrmann. All liens. May 19, 1908. 9:2267. other consid and 100

Plot begins 125 w Grand Boulevard and Concourse and 173.8 n 196th st, runs n 175.8 x w 47.11 x s 175.11 x e 46.1 to beginning, vacant. Richard D Jewett to Geo E Buckbee. May 18. May 19, 1908. 12:3315. nom

*Plot begins 840 e White Plains road, at point 950 n along same from Morris Park av, runs e 100 x n 25 x w 100 x s 25 to beginning, with right of way over strip to Morris Park av. Filippa Laquidara to Rosario Orlando. 1/2 part. All title. Mort \$3,000. May 20, 1908. other consid and 100

*Plot begins 840 e White Plains road at point 1100 n along same from Morris Park av, runs e 100 x n 25 x w 100 x s 25 to beginning, with right of way over strip to Morris Park av. Appollonia Gallo to Giovina Colletti. Mort \$3,000. May 20, 1908. other consid and 100

Southeast part of lot 11073 section 78 map of Woodlawn Cemetery, contains 130 superficial feet. The Woodlawn Cemetery, a

corp, to Mary C, Thos E and Rose F Hamill. May 21, 1908. 12:3361. 162.50

*West 1/4 of plot No 80 map of Olinville, 25x100. A Shatzkin & Sons to Maria La Bagnata. Mort \$1,250. May 6. May 15, 1908. other consid and 100

*Eastchester Creek, Givins or Griffins Creek, plot known as the Straddle lot being salt meadow adj lands of Greenalgh, Avery & Watsons meadows and contains 11 45-100 acres. Lydia Taylor and ano to Kath F Curtin of Brooklyn. May 18, 1908. other consid and 100

MISCELLANEOUS.

Agreement that Warner W Westervelt et al EXRS Wm O'Gorman TRUSTEES for Julia A Nagle (share No 5) assure Gertrude I Grummon and stipulate and agree with her that they will not do or permit any act or impair her title, etc., to the several parcels allotted and conveyed to her by said EXRS (for property see Record and Guide of Feb 1 and Feb 22, 1908). May 9. May 21, 1908. 9:2283, 2284, 2285, 2286, 2287 and 2314. order of court

Confirmation of allotment and division of property as DEVISEES of Wm O'Gorman by deeds dated Jan 20, 1908, (for property see Record and Guide of Feb 1 and Feb 22, 1908). Gertrude I Grummon share No 1, Julia A Nagle share No 5 and Maurice J O'Gorman share No 8, to whom it may concern. April 17. May 21, 1908. 9:2283, 2284, 2285, 2286, 2287 and 2314. order of court

Confirmation of allotment and division as above by Gertrude L Grummon (share No 1, for property see Record and Guide Feb 22, 1908), Mary C Mahoney (share No 2, for property see Record and Guide of Feb 1, 1908), Wm J O'Gorman (share No 4, for property see Record and Guide of Feb 1, 1908), Eliz L Materne (share No 7, for property see Record and Guide of Feb 1, 1908), Joseph F O'Gorman share No 6, Maurice J O'Gorman (share No 8, for property see Record and Guide of Feb 1, 1908), Edward M O'Gorman share No 3. April 15. May 21, 1908. 9:2283, 2285, 2286, 2287 and 2314. order of court

Confirmation of allotment and division as above by Nellie wife of Joseph F O'Gorman, Addie wife of Wm J O'Gorman and Jeanne W wife of Maurice J O'Gorman as wives of said DEVISEES under said will. May 19. May 21, 1908. 9:2283, 2284, 2285, 2286, 2287 and 2314. order of court

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.

May 15, 16, 18, 19, 20 and 21.

BOROUGH OF MANHATTAN.

Bond st, No 2, basement and cellar. Clara Nagler to Lena Dolan; 5 years, from May 1, 1908. May 15, 1908. 2:530...1,380 and 1,500

Broome st, Nos 222 and 224, store and two basements. Louis Jerchow and ano to Harry Wolf; 1 year, from May 1, 1908; 4 years renewal at \$1,400. May 21, 1908. 2:352... 1,200

Broome st, No 206, west store. Isaac Portman to Abraham Rosen; 2 years, from May 1, 1908. May 19, 1908. 2:352... 432

Broome st, No 212, corner store..... 432

Norfolk st, No 69, store..... 1,200

Joseph Rudinsky to Esther Khasan; 5 years from Jan 1, 1908; 5 years renewal. May 15, 1908. 2:352... 1,560

Centre st, No 182. Assign lease. Charles Glock to John Just. Mt \$3,700. May 18. May 21, 1908. 1:207... nom

Centre st, No 45, room 5, 2d story. Thos J Donigan to The L & I J White Co, a corpn, of N J; 1 year, from May 1, 1906; 2 years renewal. May 21, 1908. 1:155... 300

East Broadway, No 50, store, basement and 1st loft. N Y and White Plains Construction Co to Bernard S Brody and ano; 3 years, from May 1, 1909. May 18, 1908. 1:281... 3,000

Fulton st, No 197, west store. H P Sampers to Julius Blankenstein; 3 years, from May 1, 1908. May 21, 1908. 1:85... 1,700

Grand st, No 474, west store. Max Gruber to Vincent Russo; 2 11-12 years, from June 1, 1908. May 21, 1908. 2:336... 480

Grand st, Nos 314 to 320, 3d floor. Samuel M Hyman to Lew Gluck; 2 years, from May 1, 1908. May 20, 1908. 1:308... 2,800

Grand st, No 149, all. Frederick Feuring et al EXRS Philip Feuring to John Schierloh; 5 years, from May 1, 1908. May 20, 1908. 1:233... 3,000

Grand st, No 256, basement, store and 1st floor. Benedict Puddin to Harry Ostrov; 3 years, from May 1, 1908. May 18, 1908. 2:418... 2,280

Grand st, s e cor Chrystie st, 100x100, all; also lot 47 in length x 27 in depth and bounded on e by Forsyth st, Nos 83 and 85 on w by Grand Theatre and being premises formerly occupied by the Grand Theatre (reserves box A) with fixtures, furniture, scenery, &c. Rebecca Jacobs to Rubin Mogilewsky; 5 3-12 yrs, from Mar 1, 1906. May 18, 1908. 1:305... 33,500

Same property. Assign lease. Bessie R Mogilewsky and Meyer Bernstein INDIVID and ADMRS Reuben Mogilewsky to Jacob P Adler. May 7, 1907. May 18, 1908. 1:305... 500

Houston st, No 436 East. Assign lease. Max Bauman to Geo C Kienzle. Mort \$1,735. May 21, 1908. 2:357... nom

Same property. Re-assign lease. Geo C Kienzle to Max Bauman. May 19. May 21, 1908. 2:357... nom

Henry st, No 22, s s, 80 e Catharine st, 20x50. Assign lease. Beatrice Fisher to Sidonia M Bernstein. May 18. May 20, 1908. 1:277... gift

Houston st, No 436 East, store, &c. Samuel Glatner to Max Bauman; 5 years, from May 1, 1908. May 19, 1908. 2:357... 720 and 840

Howard st, No 12, n w cor Lafayette st, a strip —x—, Henrietta C S Dodd to Frank Hett; 3 years, from May 1, 1908. May 19, 1908. 1:233... 1,000

Hudson st, No 298, s w cor Spring st. Assign lease. Edw F Hill to Patrick E Magee. All title. May 12. May 21, 1908. 2:579. 1,650

James slip, Nos 10 and 12, n e cor Water st, all. Mary L Fraser to Madison Paper Stock Co; 5 years, from May 1, 1908. May 19, 1908. 1:110... 2,000

Same property. Madison Paper Stock Co to Antonio Berardi et al; 4 11-12 years, from May 1, 1908. May 19, 1908. 1:110... 2,700

Lawrence st, Nos 17 and 19, two 2-sty frame and brk buildings. Maria Trabold widow to Max Muller; 5 years, from May 1, 1907. May 18, 1908. 7:1967... 1,200

Lawrence st, No 19. Assign lease. Max Muller to Davies J Marshall. Mort \$3,000. May 16. May 19, 1908. 7:1967...nom
 Same property. Re-assign lease. Davies J Marshall to Max Muller. May 18. May 19, 1908. 7:1967...nom
 Leonard st, No 91. Assign lease. Martin F Meehan to Chas O Thompson. May 12. May 20, 1908. 1:174...nom
 Same property. Assign lease. Chas O Thompson to the Leonard Cafe Co. May 18. May 20, 1908. 1:174...nom
 Ludlow st, No 52, basement, ground floor and 1st floor. Beckie Warshawsky to David Warshawsky and Falk Cohen; 5 years, from July 1, 1908. May 21, 1908. 1:310...2,500
 Ludlow st, Nos 13 and 15, south store. Isidor Tager to Aaron J Gites; 5 8-12 years, from Sept 1, 1907. May 16, 1908. 1:298...1,200 and 1,320
 Monroe st, No 39. Surrender lease. Raffaele La Porta and ano to David Kotler and ano. All title. May 20. May 21, 1908. 1:276...nom
 Monroe st, No 113, w store, &c. Annie Rittmaster EXTRX Alexander Rittmaster, Jr, to Meyer Kesselstein; 10 years, from May 1, 1908. May 16, 1908. 1:272...1,140
 MacDougall st, No 51, all. Maria Brogan to Denis M Gallo; 5 yrs, from May 1, 1910. May 19, 1908. 2:520...1,500 and 1,600
 Monroe st, No 18. Hamilton st, No 21. Surrender lease. Benjamin Schorr to Peter Otten. All title. May 19, 1908. 1:253...450
 Monroe st, No 176, cor store, &c. Eva Sandberg to Morris L Lipschitz; 5 years, from May 1, 1908. May 15, 1908. 1:258...1,500
 Pearl st, Nos 491½, 493 and 495. Assign lease. Victor Urbano to John D Haas. May 20. May 21, 1908. 1:158...nom
 Same property. Re-assign lease. John D Haase to Victor Urbano. May 21, 1908. 1:158...nom
 Rivington st, Nos 173 and 175, store, &c. Abraham L Kass to Louis Spitz; 5 years, from May 1, 1908. May 16, 1908. 2:348...1,800 to 2,100
 Rutgers st, No 22, basement, store. Abraham Feifer to Oscar Goldberg and ano; 3 years, from May 1, 1908. May 18, 1908. 1:273...780
 St Marks pl, No 113, all. Joseph Langman to Harry Friedman; 3 years, from June 1, 1908. May 20, 1908. 2:436...2,776
 South st, No 52, cor Jones lane, store. Wm M Van Anden to John P Cahill; 5 years, from May 1, 1908. May 16, 1908. 1:35...2,300
 Water st, No 254, all. J M A C Bancroft to George A Squires, doing business as M H Dingee & Co; 3 years, from May 1, 1908. May 16, 1908. 1:98...1,350
 West Washington pl, No 110, all. Nicholas Gerdes to Denis M Gallo; 4 11-12 years, from Jan 1, 1906. May 19, 1908. 2:592...1,050 and 1,100
 William st, Nos 165 and 167, part of show window and 8 ft adj same. Isidor Newman to Joseph Goldfish; 5 years, from May 1, 1908. May 20, 1908. 1:92...744
 6th st, No 728 East, all. Minnie Goldstein to Aaron Sonkin; from June 1, 1908, until May 1, 1911. May 18, 1908. 2:375...1,370
 10th st, No 412 East. Assign lease. Arnold and Harry Sameth to Hyman Lanes. Feb 7. May 21, 1908. 2:379...nom
 12th st, No 138 East, two upper floors. Charles Muller to Tobias H Lentz; 2 5-12 years, from July 1, 1907. May 20, 1908. 2:556...600
 Same property. Tobias H Lentz to Mathilde Schumitz; 1 7-12 years, from June 1, 1908. May 20, 1908. 2:556...600
 17th st, Nos 33 and 35 West, all. Raymond Lockwood to Meteor Realty and Construction Co; from Feb 21, 1908, to Feb 1, 1909. May 18, 1908. 3:819...18,833.33
 21st st, Nos 22 to 28 West, store and basement. Henry Corn to Joseph and David Steiner; 5 years, from Feb 1, 1908. May 15, 1908. 3:822...11,000
 23d st, No 521, n e s, 200 w 10th av, 25x98.8, the lot. Kath E Moore to William Muller; 21 years, from May 1, 1908. May 18, 1908. 3:695; taxes, &c, and \$500 for each of 1st 5 years and thereafter...1,000
 23d st, No 523, n e s, 225 w 10th av, 25x98.8, the lot. Margt V C MacNutt to William Muller; 21 yrs, from May 1, 1908. May 18, 1908. 3:695; taxes, &c, and \$500 for each of 1st 5 years and thereafter...1,000
 25th st, No 325 East. Assign lease. Ebling Brewing Co to Michael Browne. May 15. May 21, 1908. 3:931...nom
 Same property. Surrender lease. Michael Browne to Bridget A Gaffney. All title. May 15. May 21, 1908. 3:931...nom
 Same property. Surrender lease. James Everards Breweris to Bridget A Gaffney. All title. May 16. May 21, 1908. 3:931...nom
 42d st, No 358 West. 6th av, No 699, n w cor 40th st. 6th av, No 701. Assigns 3 leases. Aaron Kosofsky to Marcus Rosenthal. May 15, 1908. 4:993 and 1032...2,500
 47th st, No 410 West, stable, &c. Maggie H Wheeler to John Viehman and ano; 10 years, from May 1, 1908. May 21, 1908. 4:1056...2,600
 49th st, No 142 West. Assign lease. Ryland Hamilton to Thos W Hamilton of South Orange, N J. May 9. May 20, 1908. 4:1001...nom
 56th st, Nos 208 and 210, s s, 122.7 e Broadway, 50x116.2x50.2x 120.2, all. Chas E Ellis to Jacques Hoffer; 5 5-12 years, from May 1, 1908. May 15, 1908. 4:1027...21,466
 59th st, n s, 253 w Broadway, as it existed before the Grand Circle and Boulevard were laid out, 22x100.5. Assign lease. Ely J Rieser to Chas F Bates. May 16, 1908. 4:1112...15,000
 60th st, No 141 East. Assign lease. N Y and White Plains Construction Co to Nettie Deane. May 14. May 15, 1908. 5:1395...other consid and 100
 63d st, No 170, s s, 90 w 3d av, 20.10x98.10x irreg x75.5, the lot. The Beekman Estate to Patrick McMorrow; 20 years, from May 1, 1908. May 16, 1908. 5:1397...taxes, &c, and 450
 63d st, No 170, s s, 90 w 3d av, 20x98.10x irreg x75.5. Surrender lease. Patrick McMorrow to The Beekman Estate, a corpn. All title. April 30. May 16, 1908. 5:1397...nom
 65th st, No 158, s s, 80 w 3d av, 20x100.11. Surrender lease. Lena Noss to The Beekman estate. April 30. May 21, 1908. 5:1399...nom
 Same property. Assign lease. John Behrens et al EXRS Ernst Conrades to Lena wife of Joseph H Noss. Feb 1, 1908. May 21, 1908. 5:1399...2,750
 Same property, the lot. The Beekman estate to Lena Noss; 20 years, from May 1, 1908. May 21, 1908. 5:1399...taxes, &c, and 550
 72d st, No 415 East, west store. Herman Drucker to Joseph Martinek; 5 years, from June 1, 1908. May 21, 1908. 5:1467...720
 82d st, No 50 East, all. Henry Bloch to Robert V McKim; 5 yrs, from Oct 1, 1908. May 19, 1908. 5:1493...2,500

112th st, No 330 East. Assign lease. Wm Zoll to Enrico Giuliano, All title. April 22. May 19, 1908. 6:1683...nom
 Same property. Assign lease. Enrico Giuliano to H Koehler & Co. All title. May 9. May 19, 1908. 6:1683...nom
 113th st, No 204 East, west store, &c. Adolph Gross and ano to Frank Infantino; 2 years, from May 1, 1908. May 18, 1908. 6:1662...240
 125th st, No 122, s s, 115 w Lexington av, 25x100.11, all. James A Whitcomb to Henry E Fox; 21 years, from May 1, 1908. May 15, 1908. 6:1773...taxes, &c, and 3,600
 145th st, Nos 227 and 229 West, double store. Assign lease. Wm H Muller to Arthur Norman and ano. May 20. May 21, 1908. 7:2031...nom
 148th st, No 310 West, store, &c. Mary Nally to Frank Mangold; 3 years, from June 1, 1908. May 20, 1908. 7:2045...420
 Av C, No 155, all. Max Rosenbaum to Max Cohen; 7 years, from May 1, 1911. May 19, 1908. 2:392...3,000
 Same property. Assign lease. Max Cohen to H Koehler & Co. May 5. May 19, 1908. 2:392...nom
 Amsterdam av, s e cor 78th st (?). Assign lease. Peter Geoghegan to Frank Arth. All title. May 9. May 18, 1908. 7:1852...nom
 Amsterdam av, No 52. Cancellation of lease. Henry W Gehle and ano to Gehle & Pankow Co. May 13. May 16, 1908. 4:1153...nom
 Amsterdam av, No 1320, n w cor 125th st. Assign lease. Edw F Luddy to Davies J Marshall. Morts \$5,998.34. May 12. May 15, 1908. 7:1980...nom
 Same property. Re-assign lease. Davies J Marshall to Edw F Luddy. May 13. May 15, 1908. 7:1980...nom
 Broadway, No 192, n e cor John st, 20x161.5x48.11x162.9. Consent John st, No 11 to assign lease, dated Nov 26, 1907. The Minister, &c, of the Reformed Protestant Dutch Church to The Corbin Building, a corpn. May 8. May 16, 1908. 1:79...
 Same property. Assign lease. Corbin Building, a corpn, to The Chatham National Bank. May 15. May 16, 1908. 1:79...110,000
 Same property. The Minister, Elders and Deacons of the Reformed Protestant Dutch Church to the Corbin Building; 20 5-12 years, from Dec 1, 1907. May 16, 1908. 1:79...taxes, &c, and \$32,500
 Broadway, No 3548a, store. John W Knight to Ellis Abel; 5 yrs, from Jan 1, 1908. May 19, 1908. 7:2077...1,000 and 1,100
 Broadway s e cor 8th st, runs e 116.8 x s 98.4 to n s Astor pl, Astor pl x w 37 x n 59.3 x w 97.3 to Broadway, x n 50.1 to pl 8th st | ginning. Agreement modifying lease, &c. TRUSTEES of The Sailors Snug Harbor in City of N Y, a corpn, with Sinclair Realty Co and Ellen A Ashman. May 16. May 19, 1908. 2:545...nom
 Lenox av, No 362, store. Mary Schaefer to Emanuel Freedman; 3 years, from May 1, 1908. May 21, 1908. 6:1726, 1,140 and 1,200
 1st av, No 184, e s, 46 s 17th st, 23x94. Bill of sale of building on leased premises. Helen M T Meyer widow to Robt W Goelet. May 15. May 16, 1908. 3:948...2,400
 1st av, No 141, store, basement and ½ of 3d floor, s s. Marie Fuller to Henry C Fogel; 3 years, from May 1, 1908. May 15, 1908. 2:450...1,320
 1st av, No 1354, store, bakery, &c. Adolph Pechner and ano to Joseph Cuchal; 3 years, from May 1, 1908; 2 years renewal. May 20, 1908. 5:1467...960
 2d av, No 792, store, cellar, 1st floor above store. Samuel Hirsch to Frank J Bauer; 2 years, from May 1, 1908. May 19, 1908. 5:1316...1,404
 2d av, No 2218, part above grade floor. Mattia Valente to Giuseppe Di Girolamo; 3 years, from May 1, 1908. May 18, 1908. 6:1685...900
 2d av, No 2126, north store, &c. Joseph Rascin to Gaetano Riccio; 5 years, from May 1, 1908. May 18, 1908. 6:1681...384
 2d av, No 557, store, cellar and 1st floor. Helen E C Madigan to Salo Leichtentritt; 3 years, from May 1, 1908. May 18, 1908. 3:911...1,000
 3d av, No 2356, all. Olivia Thompson to Obermeyer & Liebmann; 1 year, from Aug 1, 1909. May 18, 1908. 6:1776...1,200
 3d av, No 1090, n w cor 64th st, 20x80, the lot. The Beekman Estate to John Devine; 20 years, from May 1, 1908. May 15, 1908. 5:1399...taxes, &c, and 1,275
 3d av, No 1501, 4-sty brk and stone building. Alfred A Keller to Louis Van Brink; 5 years, from May 1, 1908. May 19, 1908. 5:1530...2,058
 3d av, No 1925, n e cor 106th st, all. Wm A Rodgers to Henry Emanuel; 5 years, from June 1, 1908, at \$651.67 monthly to \$693.33 monthly (15 years renewal at \$693.33 to \$735 monthly, &c.). May 16, 1908. 6:1656...
 6th av, No 364, all. 364 Sixth Avenue, a corpn, to O'Neil & Bristol Restaurant Co; 6 years, from May 1, 1908. May 19, 1908. 3:824...11,500 and 12,000
 6th av, No 364, e s. Surrender lease. O'Neil & Bristol Restaurant Co to 364 Sixth Avenue, a corpn. All title. May 14. May 18, 1908. 3:824...nom
 6th av, No 364, e s, all. 364 Sixth Avenue, a corpn, to O'Neil & Bristol Restaurant Co; 6 years, from May 1, 1908. May 18, 1908. 3:824...11,500 and 12,000
 6th av, No 847, s w cor 48th st, all. Marie J Lydon et al to Gustav J Dohrenwend; 5 years, from May 1, 1910. May 15, 1908. 4:1000...3,000
 Same property. Assign lease. Recorded May 8, 1900. Cath and Chas J Cunz EXRS Charles Cunz to same. May 14. May 15, 1908. 4:1000...nom
 7th av, n w cor 136th st, store. Hyman Margolin and ano to Jacob Harris; 1 3-12 years, from Feb 1, 1908. May 15, 1908. 7:1942...1,200
 7th av, Nos 362 to 368 | n w cor 30th st, 75x75, all. Harriet L 30th st, No 203 West | Deming to Prudential Real Estate Corpn; 21 years, from May 1, 1907. May 20, 1908. 3:780...taxes, &c, and \$12,500 and 14,000
 7th av, No 448, store and floor above. Willmarth A Robinson to Meyer Brovinsky; 3 years, from May 1, 1908. May 16, 1908. 5:1500 and 1,620
 8th av, No 259 | n w s, at s w s 23d st, runs s w 18.6 x n 23d st, Nos 300 to 310 | w 73 x s w 37.10 x n w 27 x n e 56.4 to 23d st, x s e 100 to beginning, the two lots. Margt V C MacNutt to Geo W Allen TRUSTEE John Walton; 21 years from May 1, 1908. May 19, 1908. 3:746...taxes, &c, and 2,900
 9th av, No 517, w s, 49.4 s 39th st, 24.8x100, all. Laura Bloch to Revolving Picture and Amusement Co; 5 years, from Mar 1, 1908, option of 5 years renewal. May 19, 1908. 3:736...2,000 and 2,100
 10th av, No 360, store, &c. Assign lease. Natale Mallone to Susan Pieroni. May 12. May 16, 1908. 3:728...675

BOROUGH OF THE BRONX.

*Van Buren st, s w cor Van Nest av, corner store, &c. Henry Bursing to E Degliantoni; 3 years, from Sept 15, 1907. May 20, 1908. 300 and 360

136th st, No 510 East, two single stores. Samuel Kandell and ano to Markus H Grauer; 3 years, from May 1, 1908. May 21, 1908. 9:2263.....456
 138th st, No 540 East, store. Ferdinand Schindele to Antonio Longo; 3 years, from May 1, 1908. May 19, 1908. 9:2265.....780 and 840
 163d st, No 831 East, n w cor Prospect av, store, &c. Hermann Bullwinckel to Solomon Scheuer; 8 years, from May 1, 1908. May 18, 1908. 10:2678.....1,200 to 1,500
 200th st (Bronx Park Boulevard), n e cor Decatur av, store, &c. The Kingston & Smyth Construction Co to Ernest W Schomaker and ano; 3 years, from May 1, 1908. May 21, 1908. 12:3280.....900
 Brook av, No 293, s w cor 140th st. Assign lease. Timothy J Maloney and ano to John D Haase. Mort \$3,210. May 18. May 21, 1908. 9:2284.....nom
 Same property. Re-assign lease. John D Haase to Timothy J Maloney and ano. May 19. May 21, 1908. 9:2284.....nom
 Brook av, No 553, store. Samuel Brenner to Jacob Katz; 3 yrs, from May 1, 1908. May 20, 1908. 9:2294.....336 and 360
 Brook av, No 293, s w cor 140th st. Assign lease. Thos P Cannon to Timothy Maloney and ano. May 18. May 19, 1908. 9:2284.....nom
 Franklin av, No 1303, n w cor 169th st, ground floor. Wm T Traud to Herman Globe; 3 years, from May 1, 1908. May 19, 1908. 11:2931.....450
 Melrose av, Nos 602 to 606, all. Leopold Guttag to Arthur and Jacob Cahn; 2 years, from May 1, 1909. May 18, 1908. 9:2374.....600 and 660
 Morris av, Nos 635 and 637.....
 152d st, No 480 East.....
 Surrender lease. Carmine Moccia and Filomena Fu Pietro to Agnes Rizzuti. All title. May 15. May 20, 1908. 9:2441.....nom
 *St Lawrence av, s w cor Merrill st, cor store and 1st floor. Edward Keil to Adele Wacker; 4 11-12 years, from June 1, 1908. May 19, 1908.....660
 *White Plains av, No 28, store and 4 rooms, 1st floor above store on n s. Otto Mollenhauer to M Reichgott; 5 years, from May 1, 1908. May 20, 1908.....480 and 540
 Willis av, No 144, store, &c. Hiram L Phelps to Richard J Wallace; 5 years, from May 1, 1908. May 19, 1908. 9:2279.. 1,200
 3d av | office on 2d floor of the Smith Bldg. Addie A Sullivan
 Willis av | to James A Kirkland; 2 years, from May 1, 1908. May
 148th st | 19, 1908. 9:2307.....780
 3d av, No 2937, south 1/2 of store. Carl T Holder to Richard Steegmuller; 5 years, from May 1, 1906. May 20, 1908. 9:2374.....1,140 and 1,200
 Same property. Assign lease. Richard Steegmuller to Chas W Kendrick. May 6. May 20, 1908. 9:2374.....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 mortgage, the time for which it was given and the amount. The general dates used as headlines are the dates when the mortgage was handed into the Register's office to be recorded.

Whenever the letters "P. M." occur, preceded by the name of a street, in these lists of mortgages, they mean that it is a Purchase Money Mortgage, and for fuller particulars see the list of transfers under the corresponding date.

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

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

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

May 15, 16, 18, 19, 20 and 21.

BOROUGH OF MANHATTAN.

Alexander, Emanuel to Arthur Essing. Park Terrace West, s e s, at n w s 217th st, 52.4x99.2x50x114.7; Park Terrace West, s e s, 78.5 n w 217th st, 26.1x83.10x25x91.6, s w s; Park Terrace West, s e s, 52.4 n w 217th st, 26.1x91.6x25x99.2 s w s. May 20, 1908, 3 years, 5 1/2%. 8:2243. 6,500
 Acme Realty Co to MUTUAL LIFE INS CO of N Y. 85th st, Nos 252 and 254, s s, 100 e West End av, two lots, each 40x102.2. Two P M mortgages, each \$33,000. May 18, 1908, due, &c, as per bond. 4:1232. 66,000
 Ayer, Charles to LAWYERS TITLE INS & TRUST CO. 23d st, No 20, s s, 201 w 5th av, 28.6x98.9. May 18, 3 years, 4 1/2%. May 19, 1908. 3:824. 150,000
 Alpers, Clara to Emil Lindemann. Columbus av, No 495, s e cor 84th st, store lease. April 7, 45 notes, each \$200, payable monthly, 6%. May 15, 1908. 4:1197. 9,000
 American Mortgage Co with William and Anna M Stubenbord. 2d av, No 1187. Extension agreement. May 15. May 21, 1908. 5:1417. nom
 American Mortgage Co with William Stubenbord and ano. 2d av, No 1189. Extension mort. May 15. May 21, 1908. 5:1417. nom
 American Mortgage Co with William Stubenbord and ano. 2d av, No 1185. Extension mort. May 15. May 21, 1908. 5:1417. nom
 Adams, Emma J and Mary E Saunders to TITLE GUARANTEE & TRUST CO. Washington st, No 311, e s, 49.6 n Duane st, 25.6 x45.8. May 21, 1908, due, &c, as per bond. 1:142. 10,000
 Augustin, Louise and Louise W. of Hicksville, L I, to TITLE GUARANTEE & TRUST CO. Greenwich st, No 64, w s, 262.1 n Morris st, 26.2x99.10x24.7x103. May 21, 1908, due, &c, as per bond. 1:18. 15,000
 Boylan, Eliz wife James to Allen W Evarts. 25th st, No 211, n s, 144 w 7th av, 21x98.9. Prior mort \$10,750. May 21, 1908, 3 years, 5 1/2%. 3:775. 3,000
 Bochicchio, Nicola to whom it may concern. 101st st, No 327 East. Estoppel certificate. May 16. May 21, 1908. 6:1673. —
 Brin, Henry to Morris Ettinger. 1st av, No 2396, e s, 24 s 123d st, 19x83. May 20, 5 years, 6%. May 21, 1908. 6:1810. 2,000
 Bowden, Alexa C with Anthony McOwen. Lands under water of East River at Long Island City and Astoria, adj lands of A W Winans, contains 43,808 sq ft. Extension agreement. Jan 15. May 20, 1908. 5:1373. nom
 Beekman Estate consents unto Lena Noss to assign lease by way of mort unto Wm F Calusen, Wm H Steinkamp, Fredk Kracke and John Behrens exrs Ernst Conrades. 65th st, No 158, s s, 80 w 3d av, 20x100.10. May 1. May 21, 1908. 5:1399. —

Bulman, Henry T to Henry Morgenthau. Broadway, s w cor 162d st, 97.7x100. May 15, 1908, due May 1, 1913, 6%. 8:2137. 150,000
 Same to Henry Morgenthau Co. Same property. P M. Prior mort \$150,000. May 15, 1908, due Nov 1, 1911, 6%. 8:2137. 42,000
 Braunstein, Julius, Berman and Chas to Joseph L Pascal. 5th st, No 516, s s, 225 e Av A, 25x96.2. Leasehold. Feb 15, due Nov 14, 1908, —%. May 15, 1908. 2:400. 2,000
 Bober, Nathan and Nathan Oshinsky with Frederic de P Foster, of Tuxedo Park, N Y. Orchard st, Nos 127 and 129. Extension agreement at interest increased from 4 1/2% to 5%. May 9. May 15, 1908. 2:415. nom
 Buzzini, Salvatore, of Nyack, N Y, to Anna M Theurer. Fort Charles pl East, late Van Corlear pl, s e s, 155 n e Jacobus pl, runs n e 31.11 x s e 70.9 x s w 31.11 x n w 72.2 to beginning. May 18, 3 years, 5 1/2%. May 19, 1908. 13:3402. 7,000
 Baylies, Nathalie E, of Taunton, Mass, with SEAMENS BANK FOR SAVINGS in City of N Y. 71st st, No 1 East. Extension mort at increased interest from 4% to 4 1/2%. May 11, May 19, 1908. 5:1386. nom
 Baylies, Nathalie E with SEAMENS BANK FOR SAVINGS in City of N Y. 71st st, No 1 East. Extension mort at increased interest from 4% to 4 1/2%. May 11. May 19, 1908. 5:1386. nom
 Bookman, Samuel with BANK FOR SAVINGS in City N Y. Amsterdam av, Nos 373 and 375, s e cor 78th st, No 170 W, 53.1x 75.5x irreg x100. Extension mort at increased interest from 4 1/2% to 5%. May 18, 1908. 4:1149. nom
 Bonomolo, Domenico to Vitina Alagna. 11th st, No 328, s s, 225 w 1st av, 94.10x25. May 8, 2 years, 6%. May 18, 1908. 2:452. 2,200
 Brinkman, Diedrich to N Y City Mission and Tract Society. 50th st, No 151, n s, 107 w 3d av, 53x100.5. May 18, 1908, 5 yrs. 5%. 5:1305. 6,000
 Baum, Saml C to Leopold Hutter. 115th st, No 460, s s, 74 w Pleasant av, 20x100.11. P M. Prior mort \$6,500. May 18, 1908, 3 years, 6%. 6:1708. 3,600
 Bernstein, Frances to Leroy B Crane. 119th st, No 139, n s, 285 e 7th av, 20x109.11. Prior mort \$12,000. May 15, 3 years, 5 1/2%. May 16, 1908. 7:1904. 12,000
 Bader, Robert to American Mortgage Co. 167th st, No 460, s w s, 119.3 e Amsterdam av, 19.11x120.4x16.9x131.11. P M. May 8, 3 years, 5 1/2%. May 18, 1908. 8:2111. 5,000
 Braun, August to Emma Hassey. 76th st, Nos 427 and 429, n s, 363 e 1st av, 50x102.2. Prior mort \$20,000. May 18, 1908, 5 years, 6%. 5:1471. 5,000
 Bates, Chas F to Ely J Rieser. 59th st, No 311 West. Agreement as to assignment of lease to secure a mortgage of \$15,000 and an assignment of rents, &c. May 13. May 16, 1908. 4:1112. nom
 Baron, Solomon L, of Iselin, N J, to Kassel Edelson. Suffolk st, No 71, w s, 125 n Broome st, 25x100. Prior mort \$32,000. May 20, 1908, installs, 6%. 2:352. Notes 3,000
 Bleistift, Jeannette to Lewis S Goebel. 103d st, No 154, s s, 75.6 e Lexington av, 26x100.11. May 19, 1 year, 6%. May 20, 1908. 6:1630. 466.79
 Bleistift, Jeannette to Jonas Weil. 62d st, No 233, n s, 355 e 3d av, 16.8x100.5. May 19, 1 year, 6%. May 20, 1908. 5:1417. 500
 Brann, Henry A to Edw E Black. Amsterdam av, w s, 50 s from s w cor Amsterdam av and the s s of lands now or late of Eliza B Jumel, runs w 100 x s 50 x e 100 to av, x n 50 to beginning. May 19, due, &c, as per bond. May 20, 1908. 8:2123. 16,000
 Byrne, Horatio S to Wm O Chichester. Assignment of all title, &c, to plot on D st, e l at s Dyckman st, runs e 125 x s 116 x w 125 to c l of D st, x n 116 to beginning to secure note. Mar. 26, 1904, due, &c. May 20, 1908. 8:2246. Note 1,000
 Business Mens Realty Co with Georgiana B Maclay. Monroe st, Nos 184 and 186, s e cor Montgomery st, No 55, sides 60x20; Montgomery st, No 57, e s, 20 s Monroe st, 18x60. Subordination agreement. May 18. May 20, 1908. 1:259. nom
 Business Mens Realty Co with Georgiana B Maclay. Monroe st, Nos 184 and 186, s e cor Montgomery st, No 55, 60x20; Montgomery st, No 57, e s, 20 s Monroe st, 18x60. Subordination agreement. May 18. May 20, 1908. 1:259. nom
 Berliner & Greenberg Inc to Georgiana B Maclay. Monroe st, Nos 184 and 186, s e cor Montgomery st, No 55, 60x20; Montgomery st, No 57, e s, 20 s Monroe st, 18x60. May 18, due, &c, as per bond. May 20, 1908. 1:259. 45,000
 Same to same. Same property. Certificate as to above mort. May 18. May 20, 1908. 1:259. —
 Brackett Realty Co with EMPIRE TRUST CO and Frank Lugar. 25th st, Nos 137 and 139, n s, 79.10 e Lexington av, runs n 59 x e 0.2 x n 19.9 x e 20 x n 118.9 to s s 26th st, No 138, x e 25 x s 197.6 to 25th st, x w 45.2 to beginning. Agreement that mortgage for \$6,000 remain as security for two notes, &c. May 16. May 19, 1908. 3:881. nom
 Buchanan, James and Albert H Atterbury trustee Edw J C Atterbury to whom it may concern. 102d st, No 155, n s, 291.8 w Columbus av, 25x100.11. Certificate as to receipt for payment of \$5,000 on account of mort. May 15. May 19, 1908. 7:1857. —
 Cleveland, Edith R to NORTH RIVER SAVINGS BANK. 64th st, No 131, n s, 100 w Lexington av, 20x100.5. Prior mort \$35,000. May 18, due, &c, as per bond. May 20, 1908. 5:1399. 10,000
 Corcoran, Bridget to Bridget Duffy. 71st st, No 404, s s, 85 e 1st av, 28x75.3. Prior mort \$10,000. May 19, due June 3, 1911. 6%. May 20, 1908. 5:1465. 2,000
 Cramer, Herrman to BOWERY SAVINGS BANK. 84th st, No 504, s s, 123 e Av A, 25x102.2. May 15, 1908, 5 years, 5%. 5:1580. 6,000
 Caldwell, Charles P to TITLE GUARANTEE AND TRUST CO. 66th st, No 36, s s, 300.5 w Central Park West, 25x100.5. P M. May 16, due, &c, as per bond. May 18, 1908. 4:1118. 20,000
 Cella, John L and Louis A to Emil Erber. 101st st, No 106, s s, 47.9 e Park av, 16x100.11. May 14, 3 years, 6%. May 18, 1908. 6:1628. 1,500
 Cloos-Longo, Grace L to Frank N Waterman. Edgecombe av, No 58, e s, 92 n 137th st, 15.10x100. Prior mort \$11,000. May 18, 1908, due, &c, as per bond. 7:2041. 3,000
 Campania Real Estate Co to Teresa Lehrenkrauss. Certificate as to mort for \$4,500 on land in Kings Co. May 11. April 24, May 18, 1908. —
 Same to Emily King. Certificate as to mort for \$2,500 covering land in Kings Co. April 24. May 18, 1908. —
 Cuttitta, Apostolo, and Antonino and Paolo Bisulca and Pietro Cotrono and Alfred L M Bullowa with LAWYERS TITLE INS & TRUST CO. 15th st, No 521, n s, 295.6 e Av A, 25x103.2. Subordination agreement. May 15. May 19, 1908. 3:973. nom
 Cohen, Morris L to Julius H Reiter. 76th st, No 230, s s, 180 w 2d av, 25x102.2. Prior mort \$—. May 15, due May 1, 1910. 6%. May 19, 1908. 5:1430. 300

- Colonial Real Estate Assoc with BOWERY SAVINGS BANK. White st, Nos 83 and 85, s s, 250 e Broadway, 50x100. Extension mort at increased interest from 4% to 5%. May 19, 1908. 1:172. nom
- Same to same. Consent of stockholders to above extension of mort. Apr 24. May 19, 1908. 1:172. —
- Same to same. Certificate as to consent of stockholders to above mort. May 19, 1908. 1:172. —
- Cuttitta, Apostolo, and Antonino and Paolo Bisulca and Pietro Cutrono and Giovanni Lordi with LAWYERS TITLE INS & TRUST CO. 15th st, No 521, n s, 295.6 e Av A, 25x103.2. Subordination agreement. May 15. May 19, 1908. 3:973. nom
- Conwell, Richard to Lillian E Reed, of Brooklyn. 134th st, No 227, n s, 266.8 w 7th av, 16.8x99.11. P M. May 8, due May 8, 1912, 6%. May 19, 1908. 7:1940. 1,000
- Conwell, Richard to Lillian E Reed, of Brooklyn. 134th st, No 227, n s, 266.8 w 7th av, 16.8x99.11, P M; 134th st, No 63, n s, 310 e Lenox av, 18.9x99.11. May 8, due May 8, 1911, 6%. May 19, 1908. 7:1940, 6:1732. 3,900
- Congregation Peni-El, a corpn, to Saul Deiches and ano. 147th st, No 533, n s, 383.4 w Amsterdam av, 16.8x99.11. P M. Prior mort \$—. May 13, 1 year, 6%. May 19, 1908. 7:2079. 500
- Cuttitta, Apostolo, Antonino Bisulca, and Paolo Bisulca, and Pietro Cutrono to LAWYERS TITLE INS & TRUST CO. 15th st, No 521, n s, 295.6 e Av A, 25x103.3. May 15, 1908, 5 years, 5½%. 3:973. 10,000
- Century Association, a corpn, with SEAMENS BANK FOR SAVINGS IN CITY N Y. 43d st, Nos 7-13 West. Extension mort at increased interest from 4% to 4½%. May 20. May 21, 1908. 5:1259. nom
- Cushman, Joseph W and James S exrs, &c, E Holbrook Cushman to BOWERY SAVINGS BANK. 23d st, No 346, s w s, abt 275 e 9th av, 25x98.8. Apr 15, due May 21, 1911, 5%. May 21, 1908. 3:746. 15,000
- De Beixedon, Edw F with TITLE GUARANTEE & TRUST CO. Wooster st, No 158, e s, 95 s Houston st, 25x100. Subordination agreement. May 11. May 15, 1908. 2:514. nom
- Domestic and Foreign Missionary Society of the Protestant Episcopal Church in U S of America with Israel and Abraham Gottlieb. Lewis st, Nos 85 to 89, w s, 122.4 s Stanton st, 54.3x100. Extension mort at increased interest from 5 to 5½%. April 21. May 15, 1908. 2:329. nom
- Dugro, P Henry to Isaac Untermyer et al trustees Elsie L Herzog. 58th st, No 17, n s, 455 e 6th av, 20x100.5. Equal lien with following mortgage for \$25,000. May 14, 5 years, 5%. May 15, 1908. 5:1274. 25,000
- Same to same as trustees Sadie Untermyer. Same property. Equal lien with above mort for \$25,000. May 14, 5 years, 5%. May 15, 1908. 5:1274. 25,000
- Dahlman, Charles to BOWERY SAVINGS BANK. 80th st, No 127, n s, 90 w Lexington av, 20x100. May 18, 1908, 3 years, 4½%. 5:1509. 2,000
- DuBois, Nina C to Patrick H Whalen. Wadsworth av, w s, 25 n 180th st, 50x90. May 20, 1908, 1 year, 6%. 8:2163. 2,000
- DeWitt, Amelia P wife of Thomas D to Robert Olyphant and ano. 78th st, No 133, n s, 430 e Amsterdam av, 20x102.2. Prior mort \$—. May 13, 1 year, 5%. Given to secure \$6,418.31 for coal delivered to party first part. May 20, 1908. 4:1150. 6,418.31
- Dunne, Ellenora to Gertrude H Gardiner. 9th av, No 277, w s, 61.9 n 26th st, 18.6x70. May 20, 1908, due July 1, 1908, 6%. 3:724. gold, 1,800
- Dennis, Frederic S to FARMERS LOAN AND TRUST CO. Madison av, No 542, s w cor 55th st, No 28, 80x20.6. May 20, 1908, 3 years, —%. 5:1290. 60,000
- Engel, Martin and Esther Minsky to Simon Engel. 2d av, No 43, w s, 89.9 n 2d st, 22x100. Prior mort \$30,000. May 20, 1908, 3 years, 5%. 2:459. 2,500
- Elsasser, Hermann to Karl Heidt. 9th av, Nos 746 and 748, e s, 75.5 n 50th st, two lots, each 25x100. Two mortg, each \$7,500. Two prior mortg \$28,000 each. May 20, due July 1, 1909, 6%. May 20, 1908. 4:1041. 15,000
- Esterbrook, Minnie N and Richd, Jr, to Mervyn Mackenzie. West End av, No 778, e s, 19.11 s 98th st, 18x90. May 20, 1908, 2 years, 6%. 7:1869. 2,000
- Eisenberg, Joseph to Julius Levy. 62d st, No 208, s s, 150 w Amsterdam av, 25x100.5. May 14, 5 years, 5½%. May 18, 1908. 4:1153. 15,500
- Eisenberg, Joseph to Julius Levy. Park av, No 1982, w s, 24.10 n 133d st, 25.5x86. P M. Prior mort \$9,500. May 15, 5 years, 6%. May 18, 1908. 6:1758. 7,900
- EQUITABLE LIFE ASSUR SOC of the U S with Walter E Hildreth. 57th st, No 333 West. Extension mort. May 19, 1908. 4:1048. nom
- Ebling, William with Alice E Schoeneberger. Lenox av, No 408, e s, 50 n 130th st, 24.11x100. Extension mort. May 13. May 19, 1908. 6:1728. nom
- EQUITABLE LIFE ASSUR SOC of the U S with Joseph J Little. 24th st, Nos 425-435 East. Extension mort. May 20. May 21, 1908. 3:956. nom
- Fraad, Therese wife Daniel (and Daniel Fraad in bond only) to Frances L Schwab. 120th st, No 54, s s, 94 e Madison av, 27x 100.11. May 20, due, &c, as per bond. May 21, 1908. 6:1746. 24,000
- Fitzgerald, Luke with SEAMEN'S BANK FOR SAVINGS IN CITY N Y. 23d st, No 312 West. Extension mortgage at increased interest from 4% to 4½%. April 30. May 15, 1908. 3:746. nom
- Fitzgerald, Luke with SEAMEN'S BANK FOR SAVINGS IN CITY N Y. 23d st, No 326 West. Extension mortgage at increased interest from 4% to 4½%. April 30. May 15, 1908. 3:746. nom
- Fitzgerald, Luke with SEAMEN'S BANK FOR SAVINGS IN CITY N Y. 20th st (?) No 334 West. Extension mortgage at increased interest from 4% to 4½%. May 15, 1908. 3:746. nom
- Fitzpatrick, Joseph, of Ocean Grove, N J, to Thomas H Kelly. Emerson st, s e cor Cooper st, 25x100. April 20, due May 1, 1909, 6%. May 15, 1908. 8:2248. 5,000
- Fruhling, Jacob to Louis Fruhling. Clinton st, Nos 240 and 242, e s, 100.10 n Cherry st, 40.4x71.10x39.11x72. Prior mort \$38,000. May 15, due June 1, 1913, 6%. May 19, 1908. 1:258. 10,000
- Fleischmann (Maximilian) Co with James Burke. 34th st, No 446, s s, 480 w 9th av, 20x98.9. Extension agreement at increased interest from 4½% to 5½%. May 18, 1908. 3:731. nom
- Foersch, John and Jacob Platt exrs, &c, Michl Schmitt, and Gustavus W Rader with SEAMENS BANK FOR SAVINGS IN CITY N Y. 51st st, Nos 609 to 619, n s, 150 w 11th av, runs n 200.10 to s s 52d st, Nos 606 to 610, x w 100 x s 100.5 x w 50 x s 100.5 to n s 51st st x e 150 to beginning. Extension mort at increased interest from 4% to 4½%. Apr 15. May 21, 1908. 4:1099. nom
- Same with same. Same property. Extension mort at increased interest from 4% to 4½%. Apr 15. May 21, 1908. 4:1099. nom
- Furst, Arnold S and Edw Herrmann with Francis J Kuerzi. 133d st, Nos 503 and 505 West. Participation agreement. May 11. May 19, 1908. 7:1987. nom
- Fricke, Emma heir Otto Dill, of Edgewater, N J, to Emma W Wingate. 90th st, No 163, n s, 225 w 3d av, 25x100.8. May 15, 1 year, 6%. May 16, 1908. 5:1519. 500
- Frankenstein, Louis to James Devlin. St Nicholas av, No 966, e s, 64.7 s 159th st, 37x95x36.5x101.9. May 18, 1908, due, &c as per bond. 8:2108. 31,500
- Frankenstein, Louis to James Devlin. St Nicholas av, No 968, e s, 27.5 s 159th st, 37.1x101.9x36.6x108.7. May 18, 1908, due, &c, as per bond. 8:2108. 31,500
- Goldbacher, Nina V to TITLE INS CO of N Y. Seaman st or av, n s, 575 w Emerson st, 50x166.7x50.7x174.4. May 20, 3 years, 6%. May 21, 1908. 8:2248. 2,000
- Goldsmith, Leo and Theresa Henry with J Herbert Carpenter and ano trustees Cath G Robin. 112th st, No 155 East. Extension mort at increased interest from 5% to 5½%. May 13. May 16, 1908. 6:1640. nom
- Gaffney, Annie to TITLE GUARANTEE & TRUST CO. 122d st, No 420, s s, 169 w Pleasant av, 18.6x100.10. May 18, due, &c, as per bond. May 19, 1908. 6:1809. 5,000
- Same to Mary E Brettell. Same property. Prior mort \$5,000. May 18, 2 years, 6%. May 19, 1908. 6:1809. 300
- Grossman, Rose to Celia Siegel. 133d st, No 221, n s, 240 w 7th av, 20x99.11. P M. Prior mort \$18,950. Apr 25, installs, 6%. May 19, 1908. 7:1939. 2,500
- Glasser, Saml and Henrietta Feist to TITLE GUARANTEE AND TRUST CO. 46th st, No 437, n s, 371.4 e 10th av, 26.4x100.5. May 18, 1908, due, &c, as per bond. 4:1056. 16,000
- Groves, Lee W to Edward Hirsh. 81st st, No 308, s s, 120 w West End av, 20x102.2. P M. May 18, 1908, 5 years, 5%. 4:1244. 20,000
- Goldsmith, Geo E to Cecilia Lauer. 2d av, No 52, e s, 24 n 3d st, 24x60. Prior mort \$20,000. May 16, 3 years, 6%. May 18, 1908. 2:445. gold, 4,000
- Greenbaum, Saml with John A Aspinwall and ano trustees Kath A Kingsland will Wm H Aspinwall. Abingdon sq, No 19. Extension mort at increased interest from 4½ to 5%. Mar 25. May 16, 1908. 2:624. nom
- Grune, Margt to August Brandes and ano exrs, &c, Henry G Peters. 134th st, No 234, s s, 350.2 e 8th av, 24.10x99.11. May 20, 1908, due, &c, as per bond. 7:1939. 16,000
- Gross, Ray to H B Scharmann & Sons. Stanton st, No 77, s w s, 65.6 n w Allen st, 23x50. May 15, due as per bond. May 20, 1908. 2:416. 200
- Henderson, Chas F to Fredk A O Schwarz. 25th st, No 325, n s, abt 350 e 2d av, 25x98.9. P M. May 20, 1908, 3 years, 5½%. 3:931. 10,000
- Henry, Louise F with Chas A Person. 107th st, No 212, s s, 178.9 e 3d av, 21.11x100.11. Extension mort. May 1. May 19, 1908. 6:1656. nom
- Hutcheson, Henrietta R, of Baldwins, L I, to BOWERY SAVINGS BANK. 30th st, Nos 217 and 219, n s, 209 e 3d av, 28.6x98.9. May 20, 1908, 3 years, 5%. 3:911. 4,000
- Hall, Susie S to N Y LIFE INS CO. 125th st, No 428, s s, 425 e Amsterdam av, 25x100.11. May 7, due May 1, 1911, 5%. May 20, 1908. 7:1965. 13,500
- Hoffman, Charles and Saml Koplik to V Loewers Gambrinus Brewery Co. 3d av, n e cor 81st st. Saloon lease. May 4, demand, 6%. May 20, 1908. 5:1527. 3,788.60
- Hutcheson, Henrietta R of Baldwins, L I, to BOWERY SAVINGS BANK. 3d av, Nos 399 and 401, e s, abt 50 n 28th st, 49.4x100. May 20, 1908, 3 years, 5%. 3:909. 5,000
- Hoag, Lena K to Thomas H Kelly. 43d st, Nos 6 and 8, s s, 158 e 5th av, 41x100.5. Prior mort \$185,000. May 16, 1 year, 6%. May 18, 1908. 5:1277. 15,000
- Henning, Julia D to TITLE GUARANTEE & TRUST CO. 55th st, No 110, s s, 108.9 e Park av, 18.9x100.5. May 13, due, &c, as per bond. May 19, 1908. 5:1309. 17,000
- Hillman, Frank to Abram Hillman and ano. 82d st, Nos 202 and 204, s s, 70 e 3d av, 41x102.2. P M. May 18, 5 years, 6%. May 19, 1908. 5:1527. 15,000
- Same and Emanuel Arnstein and Samuel Levy with same. Same property. Subordination agreement. May 18. May 19, 1908. 5:1527. nom
- Healey, Thos J and Wm V McCarthy to Fanny Ellinger. Lexington av, No 1705, s e cor 107th st, No 150, 20x82.9. P M. May 19, 1908, 3 years, 5%. 6:1634. 15,000
- Hattenbach, Rachel to Bernhard Mainzer. 133d st, No 12, s s, 185 w 5th av, 25x99.11. P M. Prior mort \$17,000. May 15, 1908, due, &c, as per bond. 6:1730. 3,000
- Hirschberg, Sigmund to Irvin Lissner. 125th st, No 33, n s, 390 w 5th av, 20x99.11. May 15, 1908, 3 years, 5%. 6:1723. 42,000
- Hart, Martin T to DRY DOCK SAVINGS INSTITUTION. 96th st, No 67, n s, 99.6 e Columbus av, runs n 99.1 x e 0.6 x n 1.10 x e 20.6 x s 100.11 to st x w 21 to beginning. May 15, 1908, 5 years, 5%. 7:1832. 16,000
- Harburger, Ray and Bella Glaser to LAWYERS TITLE INS & TRUST CO. 49th st, No 340, s s, 175 w 1st av, 25x100.5. May 20, 5 years, 5½%. May 21, 1908. 5:1341. 15,000
- Same to Henry C Glaser. Same property. Prior mort \$15,000. May 20, 3 years, 6%. May 21, 1908. 5:1341. 3,000
- Hunterdon Realty & Construction Co to John McBride. 139th st, Nos 44 and 46, s s, 341.8 e Lenox av, 41.8x99x41.8x99.11. Prior mort \$35,000. May 19, due, &c, as per bond. May 21, 1908. 6:1736. 6,500
- Same to same. Same property. Certificate as to above mort. May 19. May 21, 1908. 6:1736. —
- IRVING SAVINGS INSTITUTION to whom it may concern. 93d st, Nos 69 and 71 East. Certificate as to reduction of mort. May 15, 1908. 5:1505. —
- Ingle, John Jr to Friend Hoar. Madison av, No 1845, e s, 51.4 n 120th st, 16x83. P M. Prior mort \$—. May 14, due Nov 14, 1910, 6%. May 19, 1908. 6:1747. 3,800
- Ingle, John, Jr, to LAWYERS TITLE INS AND TRUST CO. Madison av, No 1845, e s, 51.4 n 120th st, 16x83. P M. May 18, 1908, 3 years, 5½%. 6:1747. 11,000
- Iselin, Caroline L to Wm A Taylor. 79th st, Nos 59 and 61, n s, 142 e Madison av, 27.11x102.2. P M. Prior mort \$—. May 15, 1908, 2 years, 5½%. 5:1491. 20,000
- Jaeger, Margt with Eliza M Zeraga et al trustees Augustus Zeraga. 8th st, Nos 322 and 324 East. Extension mort. Apr 6. May 19, 1908. 2:390. nom
- Kraus, Celia to Joel A Kraus. 139th st, No 316, s s, 139 e Edgecombe av, 18x99.11. Prior mort \$12,000. May 18, 2 years, 6%. May 19, 1908. 7:2041. 3,000
- Klipstein, August with SEAMEN'S BANK FOR SAVINGS IN CITY N Y. Pearl st, No 124, and Water st, No 88. Extension mortgage at increased interest from 4% to 4½%. April 30. May 15, 1908. 1:31. nom

THE GEORGE A. JUST CO. IRON WORK

239 VERNON AVENUE FOR BUILDINGS

LONG ISLAND CITY NEW YORK

Kunold, Katie and Margt Conover to Blanche Wesselman. Amsterdam av, No 1470, w s, 50 s 133d st, 25x100. May 15, due July 15, 1911, 5½%. May 19, 1908. 7:1986. 18,000

Klinker, Ida E wife Herman H D to Hamilton F Dean. 2d av, No 993, w s, 80.5 s 53d st, 20x60. Prior mort \$8,000. May 19, 1908, due May 19, 1911, 5%. 5:1326. 1,000

Korn, Henry H with Rosalind R Cane. 121st st, No 315 West. Extension mort at increased interest from 4½ to 5½%. May 5, May 20, 1908. 7:1948. nom

Kahn, Samuel to David Mayer Brewing Co. Boston road, s e e, 302.7 s w 169th st, runs s e 125 x s w 7.5 x n w 139.11 to road, x n e 70.5 to beginning; 94th st, Nos 70 to 74, s s, 80 w Park av, 75x100.8. ½ part. May 14, 3 years, 5½%. May 15, 1908. 10:2663; 5:1505. 10,000

Kleinschmidt, Frederick to Jacob Liebmann. 151st st, No 515, n s, 175 w Amsterdam av, 25x99.11. P M. Prior mort \$15,000. May 15, due, &c, as per bond. May 16, 1908. 7:2083. 11,000

Klapper, Anna with Fanny Ellinger. East Broadway, No 163. Extension mort at increased interest from 4 to 5%. Mar 24, May 18, 1908. 1:284. nom

Kaliski, John E with Saml Sagolowitz. 2d av, No 1977. Extension mortgage at increased interest from 5 to 5½%. May 15, 1908. 6:1651. nom

Kneeland, Adele extrx Chas Kneeland with Margt wife Daniel O'Neill. Water st, No 658, n s, 325 w Jackson st, 25x86.7x25x87.6. Extension mort. Mar 12, May 15, 1908. 1:260. nom

Klipstein, August with SEAMEN'S BANK FOR SAVINGS in City N Y. Pearl st, No 116. Extension mortgage at increased interest from 4% to 4½%. May 15, 1908. 1:31. nom

Koracs, Anna to Lion Brewery. Av A, No 46. Saloon lease. May 18, demand, 6%. May 21, 1908. 2:399. 2,500

Little, Joseph J to EQUITABLE LIFE ASSUR SOC of the U S. 24th st, Nos 425 to 435, n s, 350 e 1st av, 150x98.9. Prior mort \$175,000. May 20, due July 1, 1912, 6%. May 21, 1908. 3:956. 50,000

Lyman, Jennie and Loretto G to James Boyd. 116th st, No 91, n s, 115 w Park av, 50x100.11; 122d st, No 53, n s, 280 w Park av, 25x100.11. Prior mort \$81,500. May 15, installs, 6%. May 19, 1908. 6:1622-1748. 2,250

Laufer, Nathan to Saranac Realty Co. Greenwich st, No 40. Leasehold. May 16, demand, —%. May 18, 1908. 1:14. 5,200

Lyman, Loretto G to LAWYERS TITLE INS AND TRUST CO. 116th st, No 91, n s, 115 w Park av, 25x100.11. May 12, 3 years, 5½%. May 18, 1908. 6:1622. 22,500

Lyman, Loretto G to Michl Nathan. 116th st, No 91, n s, 115 w Park av, 25x100.10. Prior mort \$22,500. May 18, 1908, due, &c, as per bond. 6:1622. 5,500

Loewensohn, Salomon to Edmund Bittiner. Brook av, No 875, n w s, 116.10 n 3d av, 28.7x98.6x25x86.11; Broome st, No 118, n s, 25 w Willett st, 25x87.6; Brook av, s w cor 161st st, runs s 47.5 x w 97 x n 56.2 x e 54.11 to 161st st x e again 49.3 to beginning. May 19, 1908, due May 1, 1909, 6%. 9:2365 and 2:337. 2,500

Luciano, Sebastiano to David Stevenson Brewing Co. 2d av, No 2250, e s, 80.11 s 116th st, 20x80; 114th st, No 221, n s, 310 e 3d av, 100.11x25; 60th st, No 236, s s, 450 w Amsterdam av, 25x100.5. May 15, demand, 6%. May 18, 1908. 6:1687, 1664 and 4:1151. 600

Lyman, Jennie wife of Wm to LAWYERS TITLE INS AND TRUST CO. 116th st, No 89, n s, 140 w Park av, 25x100.11. May 12, 3 years, 5½%. May 18, 1908. 6:1622. 22,500

Same to Jos Wiener. Same property. Prior mort \$22,500. May 8, due Nov 8, 1909, 6%. May 18, 1908. 6:1622. 6,000

Lunitz, Lippe and Maurice Weingarten to Jacob Finkelstein. Ridge st, No 132, e s, 67 s Stanton st, 27x100. Given in place of mort for \$3,400 on Pitt st, No 102. May 20, 1908, due Feb 1, 1912, 6%. 2:344. 3,400

Luthin, Reinhard H to Ida B Iden. 6th av, No 153, w s, 25.3 n 11th st, 18x60. May 19, 5 years, 5%. May 20, 1908. 2:607. 15,000

Margulies, Irving and Moritz Schlesinger, Laurette Schlesinger & Sylvan Bier with Moses Goldsmith. 113th st, No 69, n s, 228.7 w Park av, 25.9x100.11. Subordination agreement. May 18, May 20, 1908. 6:1619. nom

Margulies, Irving and Moritz Schlesinger to Moses Goldsmith. 113th st, No 69, n s, 228.7 w Park av, 25.9x100.11. May 18, 5 years, 5½%. May 20, 1908. 6:1619. 19,000

Murray, Edward J to Joanna Donnelly. 126th st, No 237, n s, 300 w 7th av, 25x99.11. Prior mort \$14,000. May 15, 3 years, 6%. May 16, 1908. 7:1932. 3,500

Mulcahy, James G to Abraham Ruth. Amsterdam av, Nos 1981 and 1983, n e cor 158th st, 39.11x106. P M. Prior mort \$55,000. May 15, due, &c, as per bond. May 16, 1908. 8:2108. 12,000

McClatchey, Thomas G to Jacob Froehlich Cabinet Works. 7th av, No 169, and 20th st, No 164 West, abt 23 front and rear, x abt 80 deep on each side. Leasehold. May 13, installs, 6%. May 16, 1908. 3:795. 3,360

Mela, Fannie to Solomon Stern. 61st st, No 217, n s, 209 e 3d av, 18x100.5. Prior mort \$12,000. May 15, 1908, due May 15, 1910, 6%. May 15, 1908. 5:1416. 5,000

McCoy, Frank and Edward to EMIGRANT INDUSTRY SAVINGS BANK. 125th st, No 20, s s, 241.3 w 5th av, 18x100.11. May 15, 1908, 3 years, 5%. 6:1722. 24,000

Metropolitan Opera and Real Estate Co to U S TRUST CO as trustee. Broadway, 7th av, 39th st and 40th st, the block, all title to land in said sts and av in front of and adj above; also all title and every other estate right, title and interest, property or thing which the mortgagor owns or holds or may hereafter acquire, &c; also all scenery, costumes, &c, except Nos 209 and 211 West 40th st. Mort or deed of trust. May 1, 10 years, 4½%. May 15, 1908. 3:815. gold bonds \$1,000,000

Same to same. Same property. Certificate as to above mort. May 14, May 15, 1908. 3:815. —

Ministers, &c, of Reformed Protestant Dutch Church of City N Y to North Ward Realty Co. John st, Nos 45 to 49, n w cor Dutch st, Nos 3 and 5, 75.1x104.9x74.10x113.10. Leasehold. Consent to mort above premises to Title Guarantee and Trust Co as trustees for \$200,000. April 24, May 18, 1908. 1:78. —

Mechanic, Barney and Isadore to Wm J Amend. 6th st, No 310, s s, 150 s e 2d av, 25x97. Prior mort \$25,000. May 18, 1908. 1 year, 6%. 2:447. 1,000

Same to J Frederic Kernochan. Same property. May 18, 1908, 3 years, 5½%. 2:447. 25,000

Same to Leopold Hellinger. Prior mort \$26,000. May 18, 1908, due May 1, 1909, 6%. 2:447. 1,000

Medallion Hotel Co to Henry Kroger & Co. 6th av, Nos 384 and 386, e s, 61.8 s 24th st, Medallion Hotel. Leasehold. May 15, installs, 6%. May 18, 1908. 3:825. Notes. 2,200

Same to same. Same property. Consent as to above mort. May 15, May 18, 1908. —

Same to same. Same property. Certificate as to above mort. May 15, May 18, 1908. 3:825. —

MUTUAL LIFE INS CO of N Y with Noah C Rogers. 144th st, No 474 West. Extension mort. Nov 9, 1906. May 19, 1908. 7:2059. nom

McAleenan, Alvina V and Louise B O'Donohue with SEAMEN'S BANK FOR SAVINGS in City N Y. 6th av, No 624. Extension mort. Apr 30, May 19, 1908. 3:838. nom

Muller, William to Margaret V C MacNutt. 23d st, No 521, n e s, 200 w 10th av, 25x98.8; 23d st, No 523, n e s, 225 w 10th av, 25x98.8. Leasehold. May 1, 5 years, 6%. May 18, 1908. 3:695. 5,000

Mount Gilead Baptist Church to Pauline Eisler of Brooklyn. 132d st, No 39, n s, 300 w Park av, 20x99.11. P M. Prior mort \$—. May 12, due, May 1, 1912, 6%. May 15, 1908. 6:1757. 3,000

Miltenberger, Edw with Leon M Hirsch. 123d st, No 521 West. Extension mort. Apr 27, May 21, 1908. 7:1978. nom

Magee, Patk E to Lion Brewery. Hudson st, No 298, s e cor Spring st, Saloon lease. May 19, demand, 6%. May 21, 1908. 2:579. 6,353.55

Martinek, Joseph to Steinhardt Bros & Co. 72d st, No 415 East. Saloon lease. May 15, demand, 6%. May 21, 1908. 5:1467. 1,200

MAIDEN LANE SAVINGS BANK and Rosina Termini with Giuseppe Termini. 114th st, No 81, n s, 80 w Park av, 25x100.11. Extension agreement at interest increased from 5% to 5½%. May 3, 1907. May 20, 1908. 6:1620. nom

Monomoy Co, a corpn, to Harry S Lyons. Riverside Drive, s e cor 97th st, runs e 71.11 x s 106.10 x w 58.11 x n 5.11 x w 50 to Drive x n 107.6 to beginning. Prior mort \$175,000. May 20, due Feb 1, 1910, 6%. May 21, 1908. 7:1887. 25,000

Same to same. Certificate as to consent of stockholders to above mort. May 20, 1908. May 21, 1908. 7:1887. —

Monahan, Margt B with Eugenia A W Gage. 109th st, No 126, s s, 400 w Columbus av, 25x100.11. Extension mort. May 18, May 20, 1908. 7:1863. nom

Norman, Arthur and Charles Wilkie to V Loewers Gambrinus Brewery Co. 145th st, Nos 227 and 229 West. Saloon lease. May 20, demand, 6%. May 21, 1908. 7:2031. 1,532.75

Newman, Jacob, of Dupont, Pa, to David Mager. 121st st, No 245, n s, 85 w 2d av, 25x100.11. P M. May 4, installs, 6%. May 21, 1908. 6:1786. 3,300

Noss, Lena wife Jos H to John Behrens et al exrs, &c, Ernst Conrades. 65th st, No 158, s s, 80 w 3d av, 20x100.10. Leasehold. May 1, installs, 6%. May 21, 1908. 5:1399. 2,000

N Y City Mission & Tract Society with Diedrich Brinkman. 50th st, Nos 151 and 153, n s, 107 w 3d av, 53x100.5. Extension mort at increased interest from 4½% to 5%. May 18, May 20, 1908. 5:1305. nom

N Y & White Plains Construction Co to Sadye Cohen. East Broadway, No 50, n s, 264.2 w Market st, 24.11x68.10x25x68.10, leasehold. Prior mort \$6,500. May 14, 1 year, 6%. May 15, 1908. 1:281. 2,500

North Ward Realty Co to TITLE GUARANTEE AND TRUST CO, as trustee. John st, Nos 45 to 49, n w cor Dutch st, Nos 3 and 5, runs n 113.10 x w 74.10 x s 104.9 to John st, x e 75.1 to beginning. Leasehold. Trust mortgage. May 16, 10 years, 5%. May 18, 1908. 1:78. gold bonds 200,000

Same to same. Same property. Certificate as to above mort. May 16, May 18, 1908. 1:78. —

Oothout Realty Co to U S TRUST CO of N Y. 31st st, No 16, s w s, 250 n w 5th av, 25x70; plot begins at e 1 blk bet 30th and 31st sts, distant 250 n w 5th av, runs n w 25 x n e 28.9 x s e 25 x s w 28.9 to beginning. P M. May 19, 1908, due May 1, 1913, 5%. 3:832. 63,000

Osborne, Lawrence J to John F Conway. 46th st, No 146, s s, 265 e 7th av, 15x100.4. P M. May 15, installs, 6%. May 16, 1908. 4:998. 2,750

Orsillo, Francesco and Domenico De Lauro to LAWYERS TITLE INS & TRUST CO. 13th st, No 445, n s, 100.1 w Av A, runs n 63.2 x w 9.6 x s 4 x w 3.5 x s w 2 x w 10.4 x s 57.4 to st, x e 24.11 to beginning. May 15, 3 years, 6%. May 16, 1908. 2:441. 9,000

Same and Caroline Weinland with same. Same property. Subordination agreement. May 16, 1908. 2:441. nom

Oppenheimer, Solomon with Matilda Veith. 124th st, No 510 West. Extension mort at increased interest from 4½ to 6%. May 14, May 16, 1908. 7:1978. nom

Person, Charles A to American Mortgage Co. 107th st, No 210, s s, 156.10 e 3d av, 21.10x100.11. P M. May 18, 1908, 3 years, 5½%. 6:1656. 9,000

Plath, Ernst F to Edw E Black. Bowery, No 283, e s, 23 n Houston st, 26.10x70.1x27.2x70. May 18, 1908, due, &c, as per bond. 2:456. 22,000

Pye, Regina D wife of John E to Jennie Bernstein. St Nicholas av, No 350, e s, 50.6 s 128th st, 25.2x97.5 x 24.10 x 93.9. Release dower to secure mort. May 15, May 16, 1908. 7:1954. nom

Pieroni, Susan to V Loewers Gambrinus Brewery Co. 10th av, No 360. Saloon lease. May 12, demand, 6%. May 16, 1908. 3:728. 340.10

Pye, Regina D wife of John E to Ida Edman. St Nicholas av, No 348, e s, 75.8 s 128th st, 25x101.2x25.3x97.5. Release dower to secure mort. May 15, May 16, 1908. 7:1954. nom

Phyfe, Jas W with SEAMEN'S BANK FOR SAVINGS in City N Y. Front st, Nos 121 and 123. Extension mort at increased interest from 4% to 4½%. May 21, 1908. 1:37. nom

Padve, Julius to Nancy L Sherwood and ano. 117th st, No 139, n s, 20 w Lexington av, 45x100.11. May 15, 1908, 5 years, 5½%. 6:1645. 23,000

HECLA IRON WORKS

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North 10th, 11th and 12th STREETS

BROOKLYN,

NEW YORK

- Plummer, Mary E trustee under deed of trust with SEAMEN'S BANK FOR SAVINGS in City N Y. Madison av, No 971. Extension mortgage at increased interest from 4% to 4½%. May 13, 1908. 5:1390. nom
- Phyfe, James W with SEAMENS BANK FOR SAVINGS IN City N Y. 73d st, No 246 West. Extension mort at increased interest from 4% to 4½%. Apr 30, May 21, 1908. 4:1164. nom
- Ruff, Maria with SEAMENS BANK FOR SAVINGS in City N Y. 82d st, No 232 East. Extension mort at increased interest from 4% to 4½%. May 18, May 21, 1908. 5:1527. nom
- Reaney, Emma L to Cornelia G Chapin. 36th st, No 142, s w s, 136.8 s e Lexington av, 20.10x98.9. Prior mort \$——. May 16, due Nov 13, 1910, 6%. May 21, 1908. 3:891. 10,000
- Reis, Robert to Pennington Whitehead exr Emmeline W Fitch. West End av, No 609, w s, 83.5 n 89th st, 18x90. P M. May 15, 1908, 5 years, 5%. 4:1250. 27,000
- Rosenberg, Betsy to Leah Goldstein and ano. 3d st, No 66, s s, 25 w West Broadway, 25x100. 1-3 part. May 14, 2 years, 6%. May 15, 1908. 2:537. 3,000
- Ruff, John to Emilie Schuster. 10th st, No 121, n s, 318 w 2d av, 25x94.7. Prior mort \$28,000. May 19, 1908, 3 years, 6%. 2:466. 10,000
- Rossano, Gaetano and Giuseppe to Century Mortgage Co. 1st av, No 2132, e s, 50.10 s 110th st, 25x95. May 18, 3 years, 5½%. May 19, 1908. 6:1703. 24,000
- Rosenthal, Jennie, of Yonkers, N Y, to Robt J Rosenthal. 123d st, No 447, n s, 138 w Pleasant av, 17.1x100.11. May 11, 1 year, 4%. May 15, 1908. 6:1811. 1,200
- Rosen, Abraham to Ethel P Arnold. 117th st, No 48, s s, 275 e Lenox av, 25x100.11. May 20, 1908, 5 years, 5%. 6:1600. 20,000
- Roehrich, Wm G, Jr, of North Bergen, N J, with Sarah Radden. 137th st, No 174, s s, 175 e 7th av, 50x99.11. Extension mort. May 18, May 19, 1908. 7:1921. nom
- Rottenberg, Ignatz M to Lina A Weber and ano. 2d av, No 203, w s, 52.1 s 13th st, 26.2x110. P M. May 18, 1908, 5 years, 5%. 2:468. 30,000
- Same to same. Same property. P M. Prior mort \$30,000. May 18, 1908, due Nov 18, 1908, 6%. 2:468. 2,000
- Reese, Augusta E, of Orange, Essex Co, N J, with Rosa Herschman. 8th av, No 2059, w s, 50.8 s 112th st, 25x100. Extension agreement at interest increased from 4½ to 5%. May 14, May 18, 1908. 7:1846. nom
- Rosciano, Joseph and Antonio to Rising Sun Brewing Co. 111th st, No 307, n s, 129.2 e 2d av, 27.1x100.10. May 15, 3 years, 5½%. May 18, 1908. 6:1683. 2,000
- Scoville, Lila S and John H with Emma D Cummins. 53d st, No 34 West. Extension mort. May 12, May 18, 1908. 5:1268. nom
- Schomp, Albert L, of Plainfield, N J, to Alexander T Mason. 80th st, No 118, s s, 525 e Amsterdam av, 17.6x102.2. P M. May 15, due, &c, as per bond. May 18, 1908. 4:1210. 14,000
- Spitz, Julia to Fredk Lese. 121st st, No 129, n s, 95 w Lexington av, 16.8x100.11. P M. Prior mort \$5,500. May 16, 3 years, 6%. May 18, 1908. 6:1770. 2,500
- Schnoering, John to MERCANTILE NATIONAL BANK, of City N Y. 5th av, Nos 2096 and 2098, s w cor 129th st, No 2, 55.11 x110. April 14, 6 months, —%. May 18, 1908. 6:1726. Note, 17,500
- Sessa, Lucia to Angelo Daurio. 121st st, No 316, s s, 160 e 2d av, 20x100.11. Jan 30, 2 years, 5%. May 18, 1908. 6:1797. 900
- Samuels, Abraham with John A Aspinwall and ano trustees Wm H Aspinwall for benefit Kath A Kingsland. 5th av, No 1444. Extension mort at increased interest from 4½ to 5%. Dec 26, May 16, 1908. 6:1601. nom
- Silverman (Arthur E) Building Co to Wm M G Watson. Cathedral Parkway, n e cor Manhattan av, Nos 240 to 246, 75.11x110; Manhattan av, Nos 254 to 258, s e cor 111th st, 75.11x100. May 15, demand, 6%. May 16, 1908. 7:1846. 20,000
- Same to same. Same property. Certificate as to above mort. May 16, 1908. 7:1846. —
- Stern, Henry R to SEAMENS BANK FOR SAVINGS in City N Y. Amsterdam av, No 749, e s, 89.2 s 97th st, 32.1x100. May 15, 1908, 5 years, 5%. 7:1851. 10,000
- Supreme Realty Co to Albert Fries. 122d st, Nos 509 and 511, n s, 175 w Amsterdam av, 75x90.11. May 11, due Aug 11, 1919, 6%. May 16, 1908. 7:1977. 5,000
- Salvage Realty Co to Mary J Kingsland. 135th st, Nos 514 to 520, s s, 237.6 w Amsterdam av, 2 lots, each 45.10x99.11. Two certificates as to mortg. May 12, May 15, 1908. 7:1988. —
- Strauss, Rachel wife of and Aaron to Valentine Grondstra and ano. Lexington av, No 1775, n e cor 110th st, No 151, 20.11x70. May 19, 1908, 5 years, 5%. 6:1638. 15,000
- Solomon, Joseph to DRY DOCK SAVINGS INSTN. 20th st, No s w s, abt 80 e 7th av, 23x93.10. May 19, 1908, 5 years, 5%. 3:795. 15,000
- Schierloh, John to Beadleston & Woerz. Grand st, No 149. Saloon lease. May 18, demand, 6%. May 20, 1908. 1:233. 2,200
- Sill, Harold M and Thomas H Dougherty, of Philadelphia, Pa, trustees Amelia W Dougherty with Madge I Hennen. 80th st, No 215, n s, 225 w Amsterdam av, 25x102.2. Extension mort at increased interest from 4½ to 5%. April 2, May 20, 1908. 4:1228. nom
- Steinthal, Lena with Ethel P Arnold. 117th st, No 48 West. Subordination agreement. May 14, May 20, 1908. 6:1600. nom
- Simpson, Hazen F to the EQUITABLE TRUST CO of N Y, assignment of all right, title and interest in estate of Beni B Hoffman to extent of \$55,000 and consisting of bonds and mortg on No 20 East 46th st, No 349 West 49th st, Nos 532 and 534 Broadway, No 203 West 148th st and No 656 Madison av, &c. May 19, 1908, due, &c, Recorded in decedents estate liber. May 20, 1908. 55,000
- Seidenberg, Charles to Harris Mayer. 120th st, No 60, s s, 175 e Madison av, 19x100.11. Prior mort \$15,000. May 21, 1908, 2 years, 6%. 6:1746. 2,000
- Sun Construction Co to Ephraim Samuels. 113th st, n s, 125 e Broadway, 2 lots, each 100x100.11. 2 mortg, each \$17,000. May 1, installs, 6%. May 21, 1908. 7:1885. 34,000
- Strauss, Chas A and Rachel widow to Mary G Richardson. Av B, No 7, e s, abt 80 s 2d st, 25x81.2x24x84.4 s s. May 21, 1908, 5 years, 5%. 2:384. 21,000
- Swan, Chas F with GERMANIA LIFE INS CO. 99th st, Nos 122 and 124, s s, 291 w Columbus av, 42x100.11. Extension mort at increased interest from 4½% to 5%. May 19, May 20, 1908. 7:1853. nom
- Sterling Realty Co to Sarah Taylor. Broadway, s w cor Emerson st, 100x101x100x100. May 14, 3 years, —%. May 15, 1908. 8:2235. 28,000
- Same to same. Certificate as to above mortgage. May 14, May 15, 1908. 8:2235. —
- Stern, Henry R with SEAMENS BANK FOR SAVINGS in City N Y. Amsterdam av, No 749. Extension mort at increased interest from 4½% to 5%. May 15, 1908. 7:1851. nom
- Steinthal, Lena with Abraham Rosen. 117th st, No 48 West. Extension mortgage. May 14, May 15, 1908. 6:1600. nom
- Shaw, Samuel T to Scholle Bros, a corpn. 74th st, No 41, n s, 280 e Columbus av, 20x102.2. May 15, 1908, 5 years, 4½%. 4:1127. 25,000
- Thom, Wm B to TITLE GUARANTEE & TRUST CO. 66th st, No 40, s s, 350 w Central Park West, 25x100.5. May 19, 1908, due, &c, as per bond. 4:1118. 15,000
- Tyler, Jay B to Charles Buchbaum. Old Broadway, Nos 2376 and 2378, e s, 52.5 s 132d st, 51.6x100x49.8x112.3, with all right, title and interest to strip adj, —x—. Prior mort \$45,000. Mar 20, due Jan 1, 1910, 6%. May 19, 1908. 7:1986. 15,000
- TITLE INS CO of N Y with Celia Kraus. 139th st, No 316 s s, 139 e Edgecomb av, 18x99.11. Extension mort. May 18, May 19, 1908. 7:2041. nom
- TITLE INS CO of N Y with Morris L Cohen. 76th st, No 230, s s, 180 w 2d av, 25x102.2. Extension mort at increased interest from 5 to 5½%. May 16, May 19, 1908. 5:1430. nom
- Tucker, Eliza R to BOWERY SAVINGS BANK. 2d av, No 541, s w cor 30th st, No 250, 18.5x65. May 20, 1908, 3 years, 5%. 3:910. 2,500
- Toplitz, Joseph to Abraham Jacobi and ano trustees for Abraham Meyer and ano under will Jacob Meyer. 81st st, No 429, n s, 156.6 w Pleasant av, 25x102.2. May 18, 1908, 3 years, 5½%. 5:1561. 17,500
- Thorn, Wesley, of Plainfield, N J, to TITLE GUARANTEE AND TRUST CO. 82d st, No 18, s s, 119 w Madison av, 26x102.2. May 18, 1908, due, &c, as per bond. 5:1493. 100,000
- Thorn, Wesley, of Plainfield, N J, to Wm E Reis. 82d st, No 18, s s, 119 w Madison av, 26x102.2. P M. Prior mort \$100,000. May 18, 1908, 2 years, 5%. 5:1493. 30,000
- TITLE GUARANTEE AND TRUST CO with John L Fogliasso, Antonio Prato and Joseph Raffo and John Garbarino. Bleecker st, Nos 189 and 191, n w cor Macdougall st, Nos 91 and 93, 75x74. Extension mort. May 16, 1908. 2:542. nom
- Terry, Frances E and Wm H, and Danl E and Grace A Morse and Lillie M Knapp to Somerset Realty Co. Grand st, No 523, s w s, abt 195 e East Broadway, mort reads 46.4 n w from n e cor of estate formerly Edward Laight, runs s w 53.11 to n s Henry st x w 9.4 x n 20.4 x n e 40.1 to Grand st x s e 17.5 to beginning, being part of estate Edw Laight. May 18, 1 year, 6%. May 20, 1908. 1:288. 500
- Teschner, Goldine to A Gertrude Cutter. 61st st, No 134, s s, 60 w Lexington av, 20x80. Prior mort \$17,000. May 11, 3 years, 6%. May 21, 1908. 5:1395. 7,000
- Utard, Emile to Saml Wacht. 112th st, Nos 540 and 542, s s, 125 e Broadway, 50x100.11. May 16, due July 1, 1908, 6%. May 18, 1908. 7:1883. 10,000
- Utard, Emile to Charles Wolfson. 5th av, No 2100, n w cor 129th st, No 1, 99.11x110. P M. Prior mort \$180,000. May 16, due July 1, 1913, 6%. May 18, 1908. 6:1727. 50,000
- Von Schwanenflugel, Louis to Marianne Rothkopf and ano trustees Solomon Rothkopf. 72d st, No 134, s s, 60 w Lexington av, 20x102.2. May 20, due June 1, 1913, 5%. May 20, 1908. 5:1406. 32,000
- Warm, Joseph to Esther Surut. Monroe st, No 254, s s, 250 w Jackson st, 25x97.6. May 15, 1908, 5 years, 5½%. 1:261. 27,000
- Warm, Joseph to Joseph Golding. Monroe st, No 254, s s, 250 w Jackson st, 25x97.8. Prior mort \$27,000. May 15, due Sept 15, 1908, 6%. May 16, 1908. 1:261. 8,000
- Walters, Mary E to LAWYERS TITLE INS AND TRUST CO. Manhattan av, No 140, e s, 17.3 s 106th st, 17x70. May 15, 1908, 5 years, 5%. 7:1841. 9,000
- Westervelt Co (Isaac) to Berghoff Brewing Co of Fort Wayne, Indiana. Whitehall st, Nos 15 to 25; Broadway, Nos 135 to 137; Broadway, No 55. Leasehold. May 14, installs, —. May 20, 1908. 1:10, 20, 50. 7,000
- Westervelt Co (Isaac), a corpn, to Berghoff Brewing Co of Fort Wayne, Indiana. Whitehall st, Nos 15 to 25, also No 2 Stone st, rooms 102 and 102A. Leasehold. May 14, due Oct 1, 1910, —%. May 20, 1908. 1:10. Notes, 2,000
- Weiber, Lorenz to Wm G Rose. 105th st, n s, 275.2 w Amsterdam av, 99.9x100.11. Building loan. Prior mort \$85,000. May 18, due July 19, 1909, 6%. May 20, 1908. 7:1877. 80,000
- Same to Franklin Pettit. Same property. P M. Prior mort \$85,000. May 18, due, &c, as per bond. May 20, 1908. 7:1877. 25,000
- Westervelt (Isaac) Co to Berghoff Brewing Co of Fort Wayne, Indiana. Broadway, Nos 135 and 137. Leasehold. May 14, installs, —%. Collateral mortgage. May 20, 1908. 1:50. 3,000
- Weinstein, Minnie to Gustave S Boehm. Lexington av, No 825, e s, 20.5 n 63d st, 20x70. P M. Prior mort \$15,000. May 20, 1908, 3 years, 6%. 5:1398. 3,000
- Ward, Ella F to Ella C Burns. 45th st, No 241, n s, 150 w 2d av, 25x100.5. May 9, 1 year, 6%. May 20, 1908. 5:1319. 3,000
- Wolf, Harry to Obermeyer & Liebmann. Broome st, Nos 222 and 224. Saloon lease. May 19, demand, 6%. May 21, 1908. 2:352. 750
- Wendt, John to Caroline Elkann and ano. 2d av, No 1114, e s, 25.3 s 59th st, 25x75. P M. May 15, 1908, 3 years, 5%. 5:1351. 25,000

MAPLEDORAM & CO.
REAL ESTATE BROKERS

Bay Ridge Property **FIFTH AVE. AND 79th ST.**
Our Specialty **BROOKLYN, N. Y.**

TELEPHONE, 724 BAY RIDGE

BOROUGH OF THE BRONX.

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

Alexanderson, Frieda M wife John A to Emma F Brogan. Walton av, w s, 133.10 s Burnside av, 75x100. May 18, due, &c, as per bond. May 20, 1908. 11:2854. 1,000

Anderson, May wife Albin Anderson to Leopold Hutter. 137th st, No 519, n s, 200 e Lincoln av, 25x100. P M. Prior mort \$6,000. May 20, 2 years, 6%. May 21, 1908. 9:2313. 1,500

Anderson, May to Chas F Hauselt trustee Charles Hauselt for benefit Marie Steinbauer. 137th st, No 519, n s, 200 e Lincoln av, 25x100. P M. May 20, due May 1, 1913, 5%. May 21, 1908. 9:2313. 6,000

Arnold, Anna L widow to John M Wefer. Prospect av, w s, 83 n Jennings st, 40x103; plot begins 83 n Jennings st and 103 w Prospect av, runs n 40 x n w 53.11 x s e 67.2 to beginning. May 15, due June 1, 1911, 6%. May 16, 1908. 11:2962. 4,000

Brown, Isaac to Amy B Upson. Teller av, s e s, 499.1 from n e s 169th st, 25x80.7x25x80.9. May 15, 1908, 5 years, 5½%. 11:2782. 7,250

Bronx Borough Realty & Construction Co to Victor A Rotholz. Fox st, Nos 760 and 762, e s, 100 n 156th st, 2 lots, each 40x100. 2 mortg, each \$8,000; 2 prior mortg, \$25,000 each. Feb 1, 2 years, 6%. May 19, 1908. 10:2720. 16,000

Same to same. Same property. 2 certificates as to above mortg. Feb 1. May 19, 1908. 10:2720.

Bergen, Wm C to Chas A Schmitz. Decatur av, s w cor 198th st, 75.2x88.7x75.6x91.11. P M. May 18, due Jan 1, 1909, 5½%. May 19, 1908. 12:3283. 9,000

Bergen, Wm C to Mary Bostwick. Marion av, s e cor 198th st, 25.3x90x25.2x91. P M. May 18, 1 year, 6%. May 19, 1908. 12:3283. 4,500

Bergen, Wm C to Mary B Crook. Aqueduct av, e s, 187.6 s 183d st, 37.6x101.11 to Macombs Dam road x37.6x101.9. May 18, 3 years, 5½%. May 19, 1908. 11:3211. 7,000

Bergen, Wm C to Kate L Nugent. Aqueduct av, e s, 225 s 183d st, 37.6x102.3 to w s Macombs Dam road x37.6x101.11. May 18, due May 14, 1911, 5½%. May 19, 1908. 11:3211. 7,000

*Bacon, Frank L, of Far Rockaway, N Y, to Christian Vorndran. 7th st, s w cor Av C, 130x108. Prior mort \$19,000. May 20, due, &c, as per bond. May 21, 1908. 11:3000

*Butler, Marjory M to Fidelity Development Co. Bogart av, n s, abt 272.4 w Bronx and Pelham Parkway, 50x100. P M. May 18, 3 years, —. May 20, 1908. 2,500

*Butler, Marjory M to Fidelity Development Co. Bogart av, n s, abt 272.4 w Bronx and Pelham Parkway, 50x100. P M. May 18, 3 years, —. May 20, 1908. 1,500

*Bentz, John E to Susan F Brennan. Eastern Boulevard (6th st), n s, 130 e Av C, 25x108, Unionport. May 19, due July 1, 1911, 5½%. May 20, 1908. 3,500

Brandes, David and THE TWELFTH WARD BANK of N Y with Henry P Journeay. Elsmere pl, n s, 175.8 w Southern Boulevard, 35x100. Subordination agreement. May 18. May 20, 1908. 11:2960. nom

*Becker-Scaison Co to Wm Lechnyr. White Plains road, w s, 75 s 243d st, and being lots 180 and 181 map Penfield property, South Mt Vernon, 50x102, except part for road. P M. Prior mort \$4,650. May 19, due Nov 19, 1909, 6%. May 20, 1908. 1,350

*Bonavia, Mildred to Jacob Lesser. 217th st, late 3d av, n s, 281 e White Plains road, 50x114, Wakefield; 217th st, late 3d av, n s, 331 e White Plains road, 50x114, Wakefield. Prior mort \$4,000. Mar 2, 1 year, 6%. Re-recorded from Mar 6, 1908. May 18, 1908. 1,500

Bailey, Thomas to Mary F Hoes. 233d st, n s, 90.5 w Katonah av, 79.9x166.9x75x193.11, except part for 233d st. May 15, due May 1, 1911, 6%. May 18, 1908. 3,000

Barth, Emilie M with Geo R Schroeder. Arthur av, No 2143. Extension mort. April 22. May 18, 1908. 11:3063. nom

Cowen, Saml to Mary E Smith. Dawson st, No 786, s e s, 135 s w Longwood av, 25x100. Prior mort \$10,000. May 12, 2 years, 6%. May 18, 1908. 10:2701. 500

Cowles, Charles W to Frank A Schorer. Morris av, w s, 125 s 176th st, 25x120. May 6, 2 years, 6%. May 18, 1908. 11:2826. 250

*Curtin, Kath F, of Brooklyn, N Y, to Lydia Taylor and ano. Salt meadow adj Eastchester Creek, known as the "Straddle Lot," bounded on n by said creek, on e by said creek, on s by Jos Greenalghs meadow and on w by Mrs Watsons meadow and a ditch, contains 11 45-100 acres. P M. May 18, 1908, due, &c, as per bond. 10,000

*Charles, John F X to Gonzalez Lodge. Chestnut st, w s, s ½ plot 2 map Arden property, Eastchester and Westchester, 50x100. May 18, 2 years, 5½%. May 20, 1908. 1,400

Cowman, Ellen to Joseph Bierhoff. Webster av, s e cor 171st st, runs e 92.4 to w s Mill Brook x s 31 x w 93.8 to av x n 25 to beginning; also all title to strip begins 171st st, s s, at w s Mill Brook, also distant 92.4 e Webster av, runs n 31 x e 6 to c 1 Mill Brook x n 31.5 to st x w 6 to beginning. Prior mort \$32,750. May 12, due Oct 1, 1908, 6%. May 19, 1908. 11:2896. 5,000

*Cook, John to Cogswell-Taylor Impt Co. 11th st, s s, 105 w Av C, 100x108, Unionport. P M. Prior mort \$2,000. May 14, 1 year, 5%. May 15, 1908. 500

*Same to Margt Schaefer. Same property. P M. May 14, 3 yrs, 5%. May 15, 1908. 2,000

Domitz, Leopoldina to Nanny Privial. Jackson av, No 1005, w s, 94.2 s 165th st, runs s 16.8 x w 75 x n 16.6 x e 17.2 x n 0.2 x e 57.10 to beginning. P M. Prior mort \$4,300. May 15, 2 years, 6%. May 16, 1908. 10:2639. 1,200

*Delgaudio, Rebecca to John J and Ellen Buckley. Gleason av, s s, 50 w 174th st, 75x106.8. May 18, 3 years, 6%. May 19, 1908. 1,000

*Doelle, Fredk H and John E Thron and Otto A Glesser to Edward Perfect. 11th st, s s, lots 241, 574, 575, 576 map Unionport, —x— to 10th st. May 14, 3 years, 6%. May 15, 1908. 5,000

*Devermann, Geo A to Geo Brown. Plot begins 590 e White Plains road, at point 720 n along same from Morris Park av, runs e 100 x n 25 x w 100 x s 25 to beginning, with right of way over strip to Morris Park av. May 20, 1908, 3 years, 5½%. 3,500

Dowell, David J to Ann M Milner. Ogden av, No 952, e s, 30 n 162d st, 25x90. P M. May 15, 3 years, 6%. May 18, 1908. 9:2511. 2,500

Everson, Duane S with Mary E Tuttle. Prospect av, w s, 100 n 179th st, late Lebanon st, 25x100. Extension mort. April 25, May 21, 1908. 11:3094. nom

Elsmere Realty Co to TITLE GUARANTEE AND TRUST CO. Elsmere pl, No 861, n s, 280.8 w Southern Boulevard, 35x100. May 18, 1908, due, &c, as per bond. 11:2960. 15,000

Same to same. Elsmere pl, No 865, n s, 245.8 w Southern Boulevard, 35x100. May 18, 1908, due, &c, as per bond. 11:2960. 15,000

Same to same. Elsmere pl, No 861, n s, 280.8 w Southern Boulevard, 35x100; Elsmere pl, No 865, n s, 245.8 w Southern Boulevard, 35x100. Certificate as to two mortg for \$15,000 each. May 18, 1908. 11:2960.

Elsmere Realty Co to whom it may concern. Elsmere pl, No 871, n s, 175.8 w Southern Boulevard, 35x100. Certificate as to mort for \$17,000. May 15. May 20, 1908. 11:2960.

Elsmere Realty Co to Henry P Journeay. Elsmere pl, No 871, n s, 175.8 w Southern Boulevard, 35x100. May 19, 3 years, 5½%. May 20, 1908. 11:2960. 17,000

Eichin, Frederick to Amalia Pirk. Creston av, e s, 536.2 n 196th st, 25x97. P M. May 20, 3 years, 5½%. May 21, 1908. 12:3315: 500

Fleischmann Realty and Construction Co to Alonzo G Van Nostrand. Charlotte st, No 1519, w s, 340 n 170th st, 40x100. May 15, 1908, due May 1, 1913, 6%. 11:2966. 21,000

Same to same. Same property. Certificate as to above mort. Apr 20. May 15, 1908. 11:2966.

Same and Fredk W Marks and Asher Holzman with same. Same property. Subordination agreement. May 14. May 15, 1908. 11:2966. nom

Fell, Mary A to Agnes K Mulligan. Belmont av, w s, 200.5 s Tremont av, 200x163.5 to Arthur av, x201.8x189. P M. May 15, 1 year, 6%. May 18, 1908. 11:2947. 60,000

Goldberg, Wolf to J Charles Weschler. 3d av, No 4284, e s, 205.2 n 178th st, 50x106.1x49.11x104; 3d av, No 4288, e s, 255.2 n 178th st, 50x108.1x49.11x106.1. P M. May 14, due Aug 14, 1908, 6%. May 18, 1908. 11:3061. 5,000

Goodfield, Chas H to Chas A Benkiser. Chisholm st, No 1317, w s, 144.6 n Freeman st, 25.6x115.2x27.1x106. Prior mort \$5,000. May 16, due, &c, as per bond. May 18, 1908. 11:2971. 2,000

*Germansky, Max to Abbie J wife David McKown. 234th st, or 20th av, n s, 181 e 2d st, 25x114.6, Wakefield. May 16, 3 years, 6%. May 18, 1908. 3,000

Goldfarb, Martin to Marcus Rosenthal. Monroe av, No 1667, s w cor 173d st, 95x95. P M. Prior mort \$9,000. Apr 23, due Oct 23, 1909, 6%. May 20, 1908. 11:2792. 3,500

Grummon, Gertrude I to LAWYERS TITLE INS & TRUST CO. 142d st, No 496, s s, 816.8 e Willis av, old line, 16.8x100. May 19, 3 years, 5½%, until May 19, 1909, and 6% thereafter. May 21, 1908. 9:2286. 4,000

Same to same. 142d st, s s, 275 e Willis av, old line, 15x100. May 19, 3 years, 5½% until May 19, 1909, and 6% thereafter. May 21, 1908. 9:2286. 4,000

Grummon, Gertrude I to LAWYERS TITLE INS & TRUST CO. 139th st, No 479, n s, 733.4 e Willis av, old line, 16.8x100. May 19, 3 years, 5½% until May 19, 1909, and 6% thereafter. May 21, 1908. 9:2284. 4,000

Grossmann, Julius to Agnes K Mulligan. Decatur av, w s, 284.8 s 193d st, 50x80.6x50x78.8. P M. Dec 19, 1907, due, &c, as per bond. May 19, 1908. 12:3275. 3,060

Same to same. Decatur av, w s, 59.8 s 193d st, 50x143.2x50x145. P M. Dec 19, 1907, due, &c, as per bond. May 19, 1908. 12:3275. 3,480

*Ginsberg, Solomon and Louis Bart to Louis Gold. Plot begins 395 w White Plains road at point 525 n along same from Morris Park av, runs e 100 x n 25 x w 100 x s 25 to beginning, with right of way over strip to Morris Park av. May 14, in-stalls, 6%. May 21, 1908. 400

*Gamache, Joseph and Dolphis Allard to Andrew Riedell and ano. Unionport road, n w cor Grant av, 25x105. Prior mort \$5,000. Mar 30, 3 years, 6%. May 19, 1908. 1,500

Gerlich, Fredk W to Geo Ludwig. 136th st, Nos 469 and 471, n s, 95 w Brown pl, 50x100. P M. Prior mort \$—. May 15, 3 yrs, 6%. May 16, 1908. 9:2281. 1,900

Gallo, Giuseppe to Louis Lese. 154th st, No 385, old No 629, n s, 275 e Courtlandt av, 25x100. P M. Prior mort \$4,000. May 15, 1908, due May 15, 1911, 6%. 9:2401. 1,500

Heil, Eduard to John Muth. Teasdale pl, No 587, n s, 574.9 w Trinity av, 25x100. P M. Prior mort \$10,000. May 14, 1 yr, 6%. May 15, 1908. 10:2621. 1,500

Hollerith, Henry with Leo Levinson. Valentine av, w s, 210.3 n 183d st, 100x200 to e s Ryer av. Extension mort. April 22. May 20, 1908. 11:3151. nom

Hasselmeyer, Cath W and Louisa R Moore with Mary A Brown, of Brooklyn. Lyman pl, s w cor Freeman st, 31.11x45.6. Extension agreement. May 20. May 21, 1908. 11:2970. nom

Hartman, Herman and Cornelius J Horgan to Wilhelmina Kieger. Lorillard st, e s, 274 s 187th st, 50x100. May 14, 1 year, 6%. May 15, 1908. 11:3054. 5,000

Hofflin, Sadie to Sarah A Wright, of White Plains, N Y. Bryant av, e s, 177.5 n Freeman st, 50x100. May 20, due July 1, 1911, 6%. May 21, 1908. 11:2999. 3,000

*Hendry, Wm E to James A Hendry. Union av, w s, 75 n 1st st, 25x100, Westchester. May 9, 1 year, 5%. May 20, 1908. 1,000

Higgins, Cath to Mary Farmer. Trinity av, e s, 275 n 161st st, 25x100. May 18, 1908, due, &c, as per bond. 10:2638. 1,500

*Imperato, Salvatore to A Shatzkin & Sons (inc). 214th st, n s, 225 e 6th av, 25x100, Laconia Park. P M. May 14, due Jan 1, 1909, Without interest. May 16, 1908. 200

Johnson, Alice E, of Newark, N J, to Chas E Rushmore trustee Waldemar Caspary. Cauldwell av, w s, 150 s 161st st, 33.4x 130. May 19, 1908, 3 years, 6%. 10:2628. 18,000

Johnstone, James to Mary S Todd. Perry av, e s, 125 s Wood-lawn road, 2 lots, each 25x110. 2 mortg, each \$5,500. May 19, 1908, 3 years, 5½%. 12:3333. 11,000

Johnston, Margt T to Stephen H Jackson. 152d st, No 319, n s, 350 w Courtlandt av, 50x100. May 5, due July 1, 1910, 6%. May 18, 1908. 9:2412. 1,000

Kraus, Ida to Max Borck. Park av, No 3760, e s, 280 s 171st st, 15x150.5. P M. Prior mort \$2,700. May 16, 3 years, 6%. May 18, 1908. 11:2902. 1,800

Same to same. Park av, No 3758, e s, 295 s 171st st, 20x150.5. P M. Prior mort \$3,600. May 16, 5 years, 6%. May 18, 1908. 11:2902. 2,200

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Knauf, Peter to John J Gilles. Prospect av, No 593, w s, 175 n 150th st, 20x100. P M. Prior mort \$8,750. May 16, due, &c, as per bond. May 18, 1908. 10:2674. 1,800

Keil, Francis X to Donatus Klingenberg et al trustee Victor Klingenberg. Kelly st, e s, 115 s 165th st, 30x100. May 20, 1908, 3 years, 6%. 10:2715. 5,000

Kohm, Theresa to Ernst Koch. 176th st, n s, 240.4 e Prospect av, 50x108.7x50.10x104.4. May 15, 1908, 3 years, 5%. 11:2954. 5,000

*Keil, Edward and Helene, joint tenants, to Wm Peters. St Lawrence av, s w cor Merrill st, 25x100. P M. Prior mort \$10,500. May 15, installs, 6%. May 16, 1908. 500

Kessler, Wm to TITLE GUARANTEE AND TRUST CO. 3d av, No 4171, w s, 30 n 176th st, 26x97.10x26x98.10. May 13, due, &c, as per bond. May 15, 1908. 11:2924. 12,000

Same to Geo Mandel. Same property. Prior mort \$12,000. May 13, due, &c, as per bond. May 15, 1908. 11:2924. 4,000

Kessler, Charles with TITLE GUARANTEE AND TRUST CO and Chas Mandel. 3d av, No 4171. Subordination agreement. May 13, May 15, 1908. 11:2924. nom

Linck, John M to Geo S Runk. 139th st, No 464, s s, 587.6 e Willis av, 37.6x100. May 16, 1908, 3 years, 5%. 9:2283. 25,000

Lales, Nicholas J and Dimos J to Chas F Klingenschmitt. Jerome av, No 2441, n w s, 575.11 s w 190th st, 27x90. P M. Prior mort \$12,000. May 15, 1908, 2 years, 6%. 11:3199. 5,000

Lisk, Thomas C to Emeline A Kemp. Elm pl, n e cor 189th st, 91 x26x91.9x20.7. May 18, 3 years, 5 1/2%. May 21, 1908. 11:3023. 6,000

Langan, Sarah to David Blocks. Webster av, w s, 108.6 s 193d st, 25x92.7x25x95.8. P M. Dec 19, 1907, due, &c, as per bond. May 20, 1908. 12:3275. 1,620

Lowe, Mary to Annie T Howard. Clinton pl, n s, 175 e Grand av, 25x100. May 20, 1908, 3 years, 6%. 11:3195. 3,000

Same to same. Clinton pl, s s, 175 e Grand av, 25x100. May 20, 1908, 3 years, 6%. 11:3195. 3,000

Langer, Herman to Saml S Cohen. Longfellow av, No 1152, e s, 319.5 n Westchester av, 20x90.9x21.6x98.8. Prior mort \$6,000. May 16, 2 years, 5%. May 18, 1908. 10:2758. 1,000

Millinger, Heinrich to Johanna Anderson. Hull av, No 3169, n w s, at s w s 205th st, 20.8x75x13.6x75.4. May 18, 1908, 3 yrs, 5 1/2%. 12:3345. 5,000

Manhattan Mortgage Co to Annie A M Dennerheim et al. 137th st, n s, 125 e Willow av, runs e 101 x n 202.2 to 138th st, x w 30.6 x s 100 x w 100 x s 100 to beginning. P M. May 15, 1908. 10:2589. 10,000

McGovern, Mary C to James C Gaffney. 169th st, No 932, s w s, 85.6 e Fox st, 18.6x45x22.10x58.4. May 13, due Jan 1, 1909, 6%. May 15, 1908. 10:2718. 1,000

Marx, Magdalena with Eliz M Pendas. 183d st, s s, 25 w Hughes av, 25x75. Extension mort. Dec 27, 1907. May 21, 1908. 11:3071. nom

*Maslen, Ada E to Charlotte A Naudin. Newell av, w s, 150 s Juliana st, 50x246 to Bronx River, x52x246. P M. May 14, due, &c, as per bond. May 15, 1908. 1,800

Muller, Louis to Gottlob Brenzinger. 3d av, s e s, 362.11 n e 153d st, late Grove st, 36x180x36x164. Prior mort \$18,000. May 15, 1908, 3 years, 6%. 9:2363. 3,500

McElroy, Frank to Jacob Schmitzer. Brook av, No 990, e s, 56.3 n 164th st, 27x92.11x25.6x83.6. May 19, 1908, 3 years, 6%. 9:2386. 2,000

Marjenhoff, Fred H to Mary L Cassidy. Jerome av, n e cor Tremont av, 33.9x100x41.2x100.3. P M. Apr 14, 3 years, 5 1/2%. May 19, 1908. 11:2854. gold, 15,000

Moorehead Realty & Construction Co to Geo J Elliott. 149th st, No 524, s s, 309.4 w St Anns av, 40x100. May 15, 3 years, 6%. May 19, 1908. 9:2275. 6,000

McKiernan, Frances E to David B Cocks. Decatur av, w s, 334.8 s 193d st, 44x82x44x80.6. Two P M mortg, each \$1,920. Dec 19, 1907, due, &c, as per bond. May 20, 1908. 12:3275. 3,840

Same to same. Decatur av, w s, 209.8 s 193d st, 50x77.11x50x76.2. Two P M mortg, each \$1,380. Dec 19, 1907, due, &c, as per bond. May 20, 1908. 12:3275. 2,760

Same to same. Decatur av, w s, 378.8 s 193d st, 23.2x82.8x21.7x82. P M. Dec 19, 1907, due, &c, as per bond. May 20, 1908. 12:3275. 2,040

Same to same. Decatur av, w s, 184.8 s 193d st, 25x74.6x25x73.6. P M. Dec 19, 1907, due, &c, as per bond. May 20, 1908. 12:3275. 1,545

Same to same. Decatur av, w s, 184.8 s 193d st, 25x76.2x25x75.3. P M. Dec 19, 1907, due, &c, as per bond. May 20, 1908. 12:3275. 1,440

Same to same. Decatur av, w s, 159.8 s 193d st, 25x75.3x25x74.6. P M. Dec 19, 1907, due, &c, as per bond. May 20, 1908. 12:3275. 1,545

Same to same. Decatur av, w s, 259.8 s 193d st, 25x78.8x25x77.10. P M. Dec 19, 1907, due, &c, as per bond. May 20, 1908. 12:3275. 1,470

*Melnik, Ike to Elvey K Johnson. Plot begins 740 e White Plains road at point 595 n along same from Morris Park av, runs e 100 x n 25 x w 100 x s 25 to beginning, with right of way over strip to Morris Park av. May 15, 3 years, 5 1/2%. May 21, 1908. 3,500

*Moffett, Hugh to Minnie J Douglass, of San Diego, Cal. Green lane, w s, 100 s Glebe av, 25x100, Westchester. May 15, 3 years, 5 1/2%. May 21, 1908. 3,500

McGuire, Michl J to TITLE GUARANTEE & TRUST CO. Vyse av, No 1493, w s, 150 s 172d st, 25x100. May 10, due, &c, as per bond. May 20, 1908. 11:2988. 3,000

Mellert, Emma M to Mary Miller. Monroe av, e s, 150 s 174th st, 25x100. May 15, 1 year, 6%. May 20, 1908. 11:2791. 2,000

Maaskoff, Rose to TITLE GUARANTEE & TRUST CO. Hughes av, No 2153, w s, 62.11 s Oak Tree pl, 16.8x85. May 20, 1908, due, &c, as per bond. 11:3070. 2,000

Maute, Eugene H to Auguste L Sevestre. College av, w s, 192 s 164th st, 17x100. P M. May 13, due July 1, 1911, 5 1/2%. May 20, 1908. 9:2423. 3,750

Mund, Elizabeth to Frederick Haas. 163d st, No 735, n s, 27.6 w Forest av, 26.6x67.4. P M. Prior mort \$10,000. May 19, 3 years, 6%. May 20, 1908. 10:2649. 3,000

Nelson, August to Geo E Buckbee. Creston av, e s, 182.11 n 196th st, 50x103.1x50.2x107.7. P M. May 19, due Nov 19, 1908, 6%. May 20, 1908. 12:3315. 5,000

*Norwood Heights Realty & Construction Co to Alida McIlroy. Herschel st, s w s, 202.6 s e Halsey pl, runs s w 98.10 x s e 10 x n e 5 x s e 15 x n e 97.10 to st x n w 25.3 to beginning. Apr 7, 3 years, 6%. May 20, 1908. Rerecorded from Apr 7, 1908. 3,500

*O'Donnell, Peter to Wm N O'Donnell. 4th st, s e s, 220 n e Union av, 20x100. May 12, 1 year, 6%. May 15, 1908. 300

*Same to Frank Gass. Same property. P M. May 11, 1 year, 6%. May 15, 1908. 150

O'Keefe, Mary, Alice Fitzgerald, Hannah O'Keefe McArdle, Wm O'Keefe and John J O'Keefe heirs Wm O'Keefe with Laura wife of Wm O'Keefe. 260th st, s w cor Liebeg av, 150x100. Agreement appointing Mary O'Keefe to collect rents, &c, of above property and after paying all taxes, &c, then to pay principal and interest on mort of \$1,700. Mar 26. May 16, 1908. 13:3423. nom

O'Brien, Mary to John W Linhart. Intervale av, n w s, 233.5 n e 169th st, 25x184.10. May 14, 3 years, —%. May 15, 1908. 11:2973. 2,000

O'Brien, James J to Michael J Sheridan. Valentine av, No 2249, w s, 279.9 s 183d st, 25x100. P M. Prior mort \$2,800. May 14, installs, \$75 on Sept 14, 1908, and monthly thereafter, —%. May 15, 1908. 11:3150. 3,700

Oscar, Ricka to Fannie Sheinart. Stebbins av, No 944, e s, 166(?) n Westchester av, 18.10x80. P M. Prior mort \$3,500. May 15, due Jan 1, 1912, 6%. May 18, 1908. 10:2698. 3,850

O'Connor, Mary E to Fannie Levey. Clay av, No 1379, n w s, 880.9 n e 169th st, 16.8x98.6x16.9x97. May 2, 1 year, —%. May 20, 1908. 11:2782. 700

Pincus, Heyman and Louis Jarrett with TITLE GUARANTEE AND TRUST CO. Elsmere pl, n s, 245.8 w Southern Boulevard, 35x100; Elsmere pl, n s, 280.8 w Southern Boulevard, 35x100. Subordination agreement. May 18, 1908. 11:2960. nom

Pfaff, Franz F to Marie Adelman. Elm pl, No 2494, e s, 114.9 s Kingsbridge road, 25x83.5x25x84.2. May 18, 1908, due July 1, 1913, 5%. 11:3023. 4,000

*Proll, Rudolf to Annie V H Tappenbeck. Van Buren st, w s, 150.6 n Columbus av, 23.6x100. May 15, 3 years, 6%. May 18, 1908. 2,700

Pirk, Amalia to Friedhold Hemmann. Creston av, e s, 536.2 n 196th st, 25x97. May 20, 3 years, 5 1/2%. May 21, 1908. 12:3315. 6,000

Phelan, Wm L to Anthony McOwen. Vyse av, w s, 191.4 n Home st, 75x100. May 19, due, &c, as per bond. May 21, 1908. 11:2986. 12,000

Phelan, Wm L to Adrian Gasselly. Vyse av, w s, 191.4 n Home st, 75x100. P M. May 9, due, &c, as per bond. May 21, 1908. 11:2086. 12,500

Prescott Realty Co to Sydney H Herman. 140th st, s s, 202.9 e St Anns av, 114x100. Prior mort \$90,000. May 18, demand, 6%. May 19, 1908. 10:2552. 9,000

Same to same. Same property. Certificate as to above mort. May 18, May 19, 1908. 10:2552.

*Penfield, Wm W to Wm T Mapes. White Plains av, n w s, 25 n e Becker av, runs n e 91.1 x n w 92.7 x s w 116.6 to n e s Becker av, x s e 49.11 x n e 25 x s e 39.4 to beginning, except part for White Plains road. May 13, due Aug 13, 1908, 6%. May 15, 1908. 2,000

Rose, Wm R with Israel Leibsohn. Union av, n e cor Kelly or 152d st, 50x95. Extension mort. April 7. May 15, 1908. 10:2675. nom

Roberts, Joseph to Emma C Wallace. 167th st, n s, 49.7 e Kelly st, 34x92.5x34x95. Prior mort \$4,000. May 14, 2 years, 6%. May 19, 1908. 10:2706. 3,500

Robinson, David to Frances Schwab extrx, &c, Noah Schwab, Teller av, w s, 139.6 s 166th st, 2 lots, each 20x100. 2 mortg, each \$7,500. May 20, 1908, 3 years, 5 1/2%. 9:2428-2433. 15,000

Same and Adolf Mandel with same. Same property. Subordination of 2 mortg. May 20, 1908. 9:2428 and 2433. nom

Rust, Lusie to Geo Wm Muller. 182d st, n e s, 57 w Hughes av, if extended, runs s 83.11 x w 28 x n 31.6 x w 3.5 x s 104.11 to st x e 33.2. Prior mort \$—. May 19, 1 year, 6%. May 20, 1908. 11:3071. 800

Schmitt, Emilie wife of and Louis to Sophie Berkowitz. 150th st, n s, 175 e Brook av, 25x100. Prior mort \$14,000. May 15, 1908, 3 years, 6%. 9:2276. 3,500

Singer, Charles to Hermine Brudi. Cambreleng av, No 2305, w s, 117.7 n 183d st, 16.7x100. May 14, 3 years, 5 1/2%. May 15, 1908. 11:3088. 2,500

Singer, Charles to Marie Herterich. Cambreleng av, No 2303, w s, 100.10 n 183d st, 16.9x100. May 14, 3 years, 5 1/2%. May 15, 1908. 11:3088. 2,500

*Shatzkin (A) & Sons, Inc, to Max Hoffman trustee. 224th st, s s, 316.7 e Paulding av, 25x109.6. May 16, 1 year, 6%. May 20, 1908. 100

Schnatz, Geo J to Lambert Suydam. Dawson st, e s, 659.2 n Longwood av, 40.7x100. May 20, due, &c, as per bond. May 21, 1908. 10:2702. 4,000

*Sattler, Laura to Amelia Loercher. Magenta st (Julianna st), s w cor Olinville av, No 3367, 100x50. May 21, 1908, 3 years, 6%. 4,500

Saunders, Arthur W, of Brooklyn, N Y, to Geo H Rudolph. Jerome av, w s, 262.7 s Kingsbridge road, or 194th st, 100x113.7x100.9x114.1. May 20, 3 years, 6%. May 21, 1908. 11:3202. 14,000

*Stumpf, Henry L to Emil N Sorgenfrei. Mulford av, w s, 175 s Alice st, 75x100, Benson estate. P M. Prior mort \$1,100. May 18, 2 years, 6%. May 19, 1908. 700

*Tuchman, Herman to Caroline M Phraner. Parker av, w s, 225 s Lyon av, 25x130. May 13, due June 1, 1911. May 15, 1908, 5 1/2%. 4,000

*Tuchman, Herman to FISHKILL SAVINGS INST. Parker av, w s, 250 s Lyon av, 25x130. May 13, due Oct 1, 1911, 5 1/2%. May 15, 1908. 4,000

*Same to same. Grace av, e s, 225 s Lyon av, 25x130. May 13, 3 years, 5 1/2%. May 15, 1908. 4,500

ATLAS PORTLAND CEMENT

30 BROAD STREET, NEW YORK

Turney, Emma to Bronx Security and Brokerage Co. Willis av, s w cor 141st st, 16.8x81. Assign rents to extent of \$600 at 6% interest. May 15, 1908. 9:2303. nom

Thompson, Edw J with Sydney H Herman. 140th st, s s, 202.9 e St Anns av, 100x114 (?) probable error. Subordination agreement. May 18, May 19, 1908. 10:2552. 3,000

*Thorn, Thos H to Robert A B Dayton trustee Anson Blake for benefit Mary M Martindale. Lots 119 to 122 map 163 lots of estate of Mary J Radway. May 18, due May 1, 1911, 5½%. May 19, 1908. 3,000

Tierney, Cath to Agnes K Mulligan. Decatur av, w s, 34.8 s 193d st, 25x145x25x145.8. P M. Dec 19, due, &c, as per bond. May 19, 1908. 12:3275. 1,800

*Thompson, John to Henry Schorske. Thomas st, s e cor Dock st, 80x20x80x50, Westchester. May 20, 3 years, 6%. May 21, 1908. 2,500

Tappen, Susan S with Minnie E Flagg. 195th st, n s, 102.4 e Marion av, 40.9x68.2x39.10x74.6. Extension mort. May 2, May 21, 1908. 12:3283. nom

Tuite, Eliz widow to Grace E Marvin. Clinton av, w s, 215 n Tremont av, 16.8x100. May 20, 3 years, 5½%. May 21, 1908. 11:3092. 1,500

Ullman, Rosie R to Joseph Schiffer. Marion av, No 2583, w s, 19.3 s 193d st, 30.9x77.8x30.9x78. P M. Prior mort \$7,500. May 15, 1908, 3 years, 6%. 12:3286. 3,000

*Van Nest Wood Working Co to Moses S Hyne. Columbus av, s e cor Van Nest st, runs e 128 x s 106 x e — to Adams st x s 120 x w 49.3 to Van Nest st x n 215 to beginning. Prior mort \$10,000. May 15, 2 years, 6%. May 20, 1908. 8,000

Wood, Sarah H to Cyrus Hitchcock. Union av, No 847, w s, old line, 62.3 n 160th st, 20.9x106. May 20, 1908, due June 1, 1911, —%. 10:2667. 4,000

Wicke, Adam C to Margt J Black. Mohegan av, e s, 39.1 s 179th st, 33x145.2. P M. May 16, due, &c, as per bond. May 20, 1908. 11:3123. 2,600

Welde, Ida C with Fredk W Budd. Anthony av, w s, 25 n Bush st, 19.5x86.2x18.5x92.3. Extension mort. May 15, May 19, 1908. 11:2813. nom

Wendler, Millie M to Josephine Radley. Nelson av, e s, at w s Macombs road, 125x89x125, gore. May 21, 1908, 3 years, 5%. 11:2876. 4,000

Wolf, Johann A to David B Cocks. Webster av, w s, 158.6 s 193d st, 25x86.7 to Decatur av, x25x89.7. P M. Dec 19, due, &c, as per bond. May 20, 1908. 12:3275. 1,650

Wallas, Wm A to David B Cocks. Webster av, w s, 183.7 s 193d st, 50x80.7 to Decatur av, x50.3x86.7. P M. Dec 19, 1907, due, &c, as per bond. May 20, 1908. 12:3275. 3,250

Westergren, Mouritz F to Rockland Realty Co. 144th st, n s, 125.5 e Park av, runs e 222.2 x n 200.2 to s s 146th st, x w 22.2 x s 95 x w 50 x s 5 x w 150 x s 99.7 to beginning. P M. Prior mort \$72,500. May 21, 1908, 5 years, 5½%. 9:2335. 24,500

Wicks, Jacob Jr with Harry M Austin. Bergen av, n e cor 147th st, 27.5x94x25x105.4. Extension mort. Apr 27, May 21, 1908. 9:2292. nom

*Zuelch, George to Susan A Tier. Barker av, e s, 133 n Julianna st, 33x125. May 18, 3 years, 6%. May 19, 1908. 2,000

*Ziegler, Anton M to Patrick Quigley. Washington st, w s, 125 s Columbus av, 25x70. P M. May 19, due, &c, as per bond. May 20, 1908. 1,000

JUDGMENTS IN FORECLOSURE SUITS.

May 14.

8th av, e s, 77.2 s 16th st, 26.1x93.6, leasehold. Barbara Krebs agt Benedict A Klein; Emile A Hassey, att'y; Richard H Clarke, ref. (Amt due, \$13,051.88.)

Union av, n w cor 150th st, 25x100. Moses S Nordlinger agt Carlo Massaro et al; S Norlinger, att'y; Francis S McAvoy, ref. (Amt due, \$34,097.29.)

7th av, n w cor Cathedral Parkway, 70.11x100. Mathilda Veith agt August Oppenheimer; James L Pinks, att'y; Richard H Clarke, ref. (Amt due, \$36,736.54.)

11th st, Nos 337 to 345 West.

Washington st, Nos 719 and 721.

William Carter agt Builders Construction Co; Geo A Sterns, att'y; Sampson H Weinhandler, ref. (Amt due, \$7,419.33.)

May 15.

Norwood av, e s, 330.8 s Gun Hill rd, 50x190 to Webster av. Benjamin Abert agt Charles Kornfeld; Edward Herrmann, att'y; Chas W Ridgway, ref. (Amt due, \$4,138.77.)

101st st, Nos 412 to 416 East. Van Norden Trust Co agt Henry Wilchinsky; Nicholas Aleinkoff, att'y; Cecil B Rusky, ref. (Amt due, \$38,095.02.)

32d st, s s, 220 w 4th av, 40x98.9. Potter & Bro agt St Louis Realty Co et al; Wm C Arnold, att'y; Isaac F Russell, ref. (Amt due, \$30,712.50.)

Attorney st, Nos 155 and 157. Cornelia F Wechsler agt Mary Cohen et al; S Wechsler, att'y; William Bernard, ref. (Amt due, \$1,680.)

Cypress av, No 362. Hyman Schulman agt Mary Mueller et al; Kantrowitz & Esberg, att'ys; Roger A Pryor, ref. (Amt due, \$16,246.20.)

115th st, s s, 320 e 1st av, 41.8x100.10. Realty Mortgage Co agt Giovanni Lordi; Simpson, Werner & Cardozo, att'ys; Chas J Leslie, ref. (Amt due, \$23,169.66.)

May 19.

161st st, No 551 West. Joseph E Ismay agt John A Donnegan et al; Chas S Noyes, att'y; Geo A Newman, ref. (Amt due, \$14,115.)

Arthur av, s w cor 188th st, 54.9x112.10x50.11 x112.7. Ferdinand R Minrath agt Joseph McEvoy et al; Hoadly, Lauterbach & Johnson, att'ys; Sylvester L H Ward, ref. (Amt due, \$4,449.74.)

Trinity av, s e cor 158th st, 105.9x8.6x105x98.8. Theodore Schmidt agt Northwestern Realty Co et al; Simpson, Werner & Cardozo, att'ys; S L H Ward, ref. (Amt due, \$13,509.17.)

107th st, n s, 258 e Riverside Drive, 17x100.11. Wm F Decker agt B Sherwood Dunn et al; Rounds, Hatch, Dillingham & Debevoise, att'ys; Archibald R Watson, (ref. (Amt due, \$22,020.83.)

May 20.

163d st, s s, lot 30, map North Melrose, 90x50 x115x56. Hamilton Bank of N Y City agt Annie Linder et al; Gifford, Hobbs & Beard, att'ys; Joseph Pool, ref. (Amt due, \$43,567.)

70th st, n s, 373 e Av A, 150x100.4. Mutual Life Ins Co of N Y agt Carrie J Weil; James McKeen, att'y; M Linn Bruce, ref. (Amt due, \$26,283.33.)

Prospect av, w s, 283 n 165th st, 42.8x175. Caroline Wiegand agt Louis Harrison; Thomas Gilleran, att'y; Joseph F McLoughlin, ref. (Amt due, \$17,894.86.)

Weingarten; action to foreclose mechanics' lien; att'y, E A Isaacs.

17th av, n s, lot 335, map of Village of Wakefield, Bronx. Elizabeth J Hay agt Mary McClain et al; action to obtain possession, &c; att'y, W J Cahill.

Amsterdam av, s w cor 114th st, 150x100. Wm H Dewey agt Sender Jarmulowsky et al; counter claim; att'y, J C Weschler.

May 21.

109th st, Nos 101 and 103 East.

Park av, No 1501.

Wm A Soles agt Elizabeth Riemer et al; action to foreclose mechanics lien; att'ys, B J Tinney.

41st st, n s, 275 e 8th av, 25x98.9. Aaron Coleman agt Morris Manheimer et al; partition; att'y, M Cooper.

May 22.

Morris av, s e cor 153d st, 50x70.3. Celia Mendelson agt Robert Friedman et al; action to foreclose mechanics lien; att'y, J Gordon.

Broadway, No 390. Wm L Bruen agt Alexandra L Ide et al; partition; att'ys, Stewart & Shearer.

FORECLOSURE SUITS.

May 16.

Lexington av, n e cor 107th st, 17.7x65. Gustav Basch agt Wm T Keogh Amusement Co et al; att'y, E Herrmann.

61st st, n s, 225 e 11th av, 25x100.5. Mary A Henshaw trustee agt Israel H Goldberg et al; att'y, J H Henshaw.

118th st, n s, 100 e Amsterdam av, 50x100.11. Chas E Hess agt Abraham Felt et al; att'y, Eisman, Levy, Corn & Lewine.

Amsterdam av, n e cor 118th st, 74.10x100. Chas E Hess agt Kathleen E Walsh et al; att'ys, Eisman, Levy, Corn & Lewine.

111th st, s s, 175 e 8th av, 125x100.11. The State Bank agt Samuel Makransky et al; att'y, W T Kohn.

119th st, n s, 175 e 10th av, 100x100.11; four actions; Caroline E Wetmore agt Sydney Hersh; att'y, G Nathan.

May 18.

Burnside av, n s, 57.11 w Anthony av, 18.8x75.8 x irreg. Annie A Colgate agt Thomas Morgan et al; att'ys, Joline, Larkin & Rathbone.

Hoffman st, n w cor 188th st, 97.5x39.7. Twenty-third Ward Bank of the City of N Y agt William Wainwright et al; att'ys, Lexow, MacKellar & Wells.

126th st, No 223 East. Miriam Schwarz agt Gerson Seklir et al; att'ys, A & H Bloch.

Prospect av, n w cor 181st st, 66x150. City Real Estate Co agt Arthur G Larkin et al; (amended); att'y, H Swain.

May 19.

Elton av, s e s, 52 n 158th st, 50x100. Italian Savings Bank of the City of N Y agt Frank Mezger et al; amended; att'y, J E Wayland.

Vanderbilt av, e s, 94.9 s Tremont av, runs e 140 x s 108 x w 40 x s 100 x n 68 to beg. Eliza N Hall agt Chas W Tarbox et al; att'y, E C Dusenbury.

62 lots on map entitled -62 lots belonging to Bronx Mortgage Co, Bronx, with strip adj on West Farms rd, St Peter's av, Overing av, Maclay av and Montgomery pl. Wm L Brower agt Bronx Mortgage Co et al; att'ys, Gifford, Hobbs & Beard.

214th st, n s, 200 e 10th av, runs n 100 x e 150 x s 130 to e l 214th st x w 150 x n — to beg. Frank H Petteson et al agt M McCormack Construction Co et al; amended; att'ys, Sullivan & Cromwell.

133d st, n s, 360 w 5th av, 50x99.11. Sender Jarmulowsky agt David Shaff et al; att'y, M Clark.

LIS PENDENS.

May 16.

Broadway, w s, 26.6 n 91st st, runs n 26.5 x w 325.7 to West End av, x s 26.6 x e 325.8 to beg.

West End av, w s, 54.4 n 91st st, runs n 26.6 x w 400.10 to Riverside av, x s 26.6 x e 409.10 to beg.

Grace R Johnson agt Justine Aleshire et al (amended partition); att'y, J A Deering.

May 18.

Broadway, s e cor Howard st, 52x100.

Howard st, s s, 100 e Broadway, 25x101.8.

Grace E Lewis agt Chas De K Townsend et al (action to recover possession); att'y, R B Honeyman.

May 19.

23d st, n s, 100 e 7th av, 22x112.6. Conrady Co agt Edgar Sterek et al; action to foreclose mechanics' lien; att'y, E I S Hart.

86th st, s s, 100 e Columbus av, 25x102.2. Peter Regelsen et al agt Sarah Harris et al; action to foreclose mechanics' lien; att'y, C Grossman.

126th st, Nos 127 and 129 East.

Lexington av, Nos 2092 to 2098.

John J Mulcahy agt Virginia J Colnon et al; partition; att'y, B Hamilton.

56th st, Nos 120 and 122 West. Eugene L Busha, rec'r, agt Harry F Colanan et al; action to set aside deed; att'y, N Smith.

47th st, No 76 West. Jacob Doniger agt Alice Simpson; action to declare lien; att'y, S N Tuckman.

133d st, No 54 West. Harry W Perelman agt Marcus L Osk et al; partition; att'ys, Bowers & Sands.

May 20.

University pl, w s, 51.9 n 13th st, 25.10x104.3x 25.9x102.10. Herbert A Weeks agt Geo S Baxler, exr, et al; action to declare ½ ownership, &c; att'ys, May & Jacobson.

30th st, n s, 100 e 5th av, runs e 42.11 x n 82 x 47.4 x n 12.5 x n w 30.2 x s 15.6 x w 25 x s 98.9 to beg. Sam S Glauber, Inc, agt Morris

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Table listing various companies and their associated costs or values, such as Edison United Phonograph Co, Brooks & Brooks, N Y Electric Music Co, etc.

Table listing individuals and their associated values or costs, such as Ruth, Abraham, Roberts, Joseph, Same, A Sandblom, etc.

Table listing addresses and associated values or costs, such as 120-White Plains rd, 121-Church st, 122-Park av, etc.

SATISFIED JUDGMENTS.

May 16, 18, 19, 20, 21 and 22.

Table listing names and associated values or costs under the 'Satisfied Judgments' section, such as Black, Henry M, Same, Same, Baumgartner, etc.

Table listing corporations and their associated values or costs, such as Harry W Catlin Co, Mutual Reserve Life Ins Co, etc.

Table listing addresses and associated values or costs under the 'Satisfied Judgments' section, such as 135-47th st, 136-230th st, etc.

1. Vacated by order of Court. 2. Satisfied on appeal. 3. Released. 4. Reversed. 5. Satisfied by execution. 6. Annulled and void.

MECHANICS' LIENS.

May 16.

Table listing mechanics' liens with addresses and values, such as 106-Villa av, 107-85th st, etc.

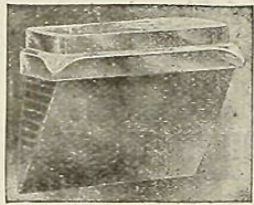
Table listing mechanics' liens with addresses and values, such as 110-Av D, 111-Grand st, etc.

Table listing mechanics' liens with addresses and values, such as 150-Westchester av, 151-100th st, etc.

BUILDING LOAN CONTRACTS.

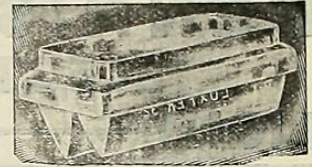
May 19.

Table listing building loan contracts with addresses and values, such as Webster av, 105th st, etc.



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SATISFIED MECHANICS' LIENS.

May 16.
Riverside drive, s e cor 97th st, 107.6x71.1x irreg. Richard A Thibaut, Inc, agt Monomoy Co et al. (March 12, 1908).....288.68
40th st, Nos 252 to 262 West. Hull, Grip-pen & Co agt New York Cab Co et al. (March 19, 1908).....100.99
172d st, No 457 East. Ike Apseloff agt Gussig Albert et al. (April 27, 1908).....357.13
99th st, No 302 West. Frank W Herter agt Leo Lowenthal et al. (Aug 17, 1907).....2,000.00

May 18.
Madison av, No 1318. J F Walsh & Bro agt Gustav Stilljes. (Aug 21, 1907).....1,081.00
Same property. R A Schoenberg & Co agt Same. (July 19, 1907).....292.50
Paulding st, s w cor, land of N Y, N H & H R R Co. Church E Gates & Co agt New York, New Haven & Hartford R R Co et al. (May 11, 1908).....421.40
John st, Nos 45 to 49.....
Dutch st, Nos 3 and 5.....
Thompson Starrett Co agt Protestant Dutch Church et al. (Jan 7, 1908).....92,675.36
118th st, Nos 411 to 415 East. N Y Metal Covered Door Co agt Lippman & Gold et al. (March 5, 1908).....125.00
12th st, No 15 East. Chas W Hoffman Co agt Bach Fur Co et al. (Jan 24, 1907).....323.70
Hull av, n w cor 205th st. Frank Ramstedt agt Heinrich Millinger et al. (May 13, 1908).....2,336.00
Mangin st, Nos 83 to 87. Harry Applebaum agt Sarah Sheinart. (April 11, 1908).....450.00

May 19.
116th st, Nos 89 and 91 East. Morris Talkin agt Jennie Lyman. (March 27, 1908).....208.00
Henry st, No 37. Fagan Iron Works et al agt Katzen Realty Co et al. (Dec 3, 1907).....123.00
Jennings st, n w cor Intervale av. Dimock & Fink Co agt Second Moravian Church et al. (Feb 6, 1907).....95.23
11th st, No 600 East. Froment & Co agt Samuel Lorber et al. (Aug 30, 1907).....124.99
231st st, s s, 381.8 w White Plains rd. Ric-cardi Bros agt David H Sarfaty et al. (July 26, 1907).....150.00
85th st, Nos 252 and 254 West. Isaac Loter-stein agt James E Kelly et al. (Jan 27, 1908).....117.96
2d av, No 2380. Alois L Ernst agt Catherine Doran et al. (April 9, 1907).....250.00
164th st, No 119 West. Louis C Bergman agt Margaret P Collieran et al. (Oct 26, 1907).....70.00
213th st, n s, 150 e White Plains rd. Moses Blumenfeld agt Lo Curto, Colletti & Co. (Jan 24, 1908).....53.00
11th st, n s, 605 e Av E. Thomas Bible agt Henry L Neubert. (Oct 11, 1907).....200.00
Same property. Langin P Tonis agt same. (Oct 11, 1907).....165.00
Same property. Frank P Van Riper agt same. (Oct 11, 1907).....22.00
11th st, n s, 155 w Av D. James H Coggin agt same. (Aug 31, 1907).....300.00
Burnside av, Nos 101 to 109. L J Mueller Furnace Co agt Lochinvar Realty Co. (Feb 17, 1908).....726.70
Webster av, s e cor 171st st. Standard Damp-proofing & Roofing Co agt Ellen Cowman. (May 1, 1908).....25.00
Same property. Frank Miletello & Co agt same. (April 25, 1908).....600.00
Same property. Landau Heating Co agt same. (April 28, 1908).....1,200.00
Same property. Harry W Bell agt same. (April 29, 1908).....110.00

May 20.
3d st, No 231 East. Brown Supply Co agt Hymes Con Co et al. (Oct 30, 1907).....30.00
122d st, n s, 101.6 w 2d av. Sagowitz & Shan-iro agt Abraham I Weltfisch. (Aug 2, 1907).....400.00

Morris av, n e cor Burnside av. L J Muller Freiman Co agt Lochinvar Realty Co et al. (Feb 13, 1908).....900.00
75th st, No 240 East. Joseph Orobello agt Salvatore Canniarito. (March 11, 1908).....1,548.00
Beach st, No 10. R & C Henry agt Charlton Contract Co et al. (May 5, 1908).....750.00
Greenwich st, No 533. Same agt same. (May 5, 1908).....560.00
Canal st, Nos 125 to 131. Brooklyn Vault Light Co agt David Shaff et al. (Oct 30, 1907).....250.00

May 21.
165th st, s s, 150 e Stebbins av. M R Stari agt George Tremberger et al. (April 16, 1908).....150.00
Montgomery st, No 57. Wm A Thomas Co agt John Berliner et al. (Oct 30, 1907).....66.25
Broadway, No 58.....
New st, Nos 25 to 29.....
George A Fuller Co agt Downtown Build-ing Co. (Oct 24, 1907).....1,993,500.73
Monroe st, No 18.....
Hamilton st, No 21.....
Philip Levitt agt Rosa Rappaport et al. (Feb 26, 1908).....67.75
Same property. Same agt same. (Feb 26, 1908).....400.00
10th st, Nos 236 and 238 West. Thomas Crump agt Lipman & Roth. (Jan 13, 1908).....924.75
Taylor st, w s, 450 s Van Nest av, 50x100. Thomas B Bowne & Son agt August Rehbock et al. (Feb 11, 1908).....1,779.58
Tiffany st, w s, 100 s Dongan st. Schmidt Gas & Electric Fixture Co agt James F Meehan et al. (March 16, 1908).....772.00
Norfolk st, No 178. D Bravin agt First Hungarian Cong Ohab Zudek. (April 6, 1908).....81.00

May 22.
Hester st, No 55. Louisa Krauss agt Rubin Satenstein. (Feb 27, 1908).....191.20
Same property. Adam Hoppel agt same. (Feb 28, 1908).....3,162.54
Same property. Nathan Kohreister agt same. (March 12, 1908).....175.00
Same property. N Hutkoff et al agt same. (March 12, 1908).....173.00
Same property. G B Raymond & Co agt same. (March 20, 1908).....156.70
Vyse av, w s, 168 n Freeman st. Morell & Scio agt George Hoffman et al. (Dec 9, 1907).....425.00
28th st, Nos 122 and 124 East. M J Donohue agt Young Men's Christian Assn et al. (May 20, 1908).....195.00
East Broadway, Nos 35 and 37. T H Simon-son & Son Co agt Joseph H Cohen et al. (March 6, 1908).....1,120.75
Same property. Teddy Connolly agt same. (Jan 17, 1908).....512.17
Same property. J Cohen & Bro agt same. (March 5, 1908).....298.24
Same property. S P Pearson & Co agt same. (March 5, 1908).....1,535.50
Same property. Max Rothbart agt same. (May 11, 1908).....362.00
Same property. United Cornice & Skylight Works agt same. (March 23, 1908).....300.00
Same property. Marx & Jacobson agt same. (March 6, 1908).....731.25
Same property. Kazemier & Uhl agt same. (April 22, 1908).....300.00
Same property. Jacob Maisel agt same. (May 8, 1908).....93.52
Madison av, Nos 1424 to 1432.....
99th st, No 24 East.....
98th st, Nos 40 and 42 East.....
Goodman Telzer agt William Schuster. (May 14, 1908).....785.00

ATTACHMENTS.

May 7.
Brian Pottery Co; Paul E Mead; \$567.08; W E Cooks.
Bank of Topeka; Frank D Bavey; \$69; C W Harper, Jr.

May 8.
Parker, Susan Day; Web & Prall; \$10,000; Stet-son, Jennings & Russell.

May 9.
Carter, Ella P G; John W Gray; \$5,645; H A Sperry.
The Alcorn Woolen Mfg Co; Samuel G Siegel et al; \$715; J S Freedman.
Sanutry, William; F R Wood & Co; \$2,500; H S Mack.

May 15.
Carter, John A; Clarence McDaniel; \$1,080.85; F M Thompson.
Lovejoy, Francis T F; Bankers & Merchants Agency Co; \$2,960.67; Kearney & Davis.
The Reserve Trust Co; Edw J Ryan; \$2,250; Rounds, Hatch, Dillingham & Debevoise.

May 20.
Irwin, Leon & Melvern B Griffin; Hamilton Fire Ins Co; \$2,338.50; C L Livingston.

CHATTEL MORTGAGES.

AFFECTING REAL ESTATE.

May 8 to 21, inclusive.

Banincass, M. N e cor Lexington av and 30th st. U S Gas Fixture Co. Gas Fixtures. 1,000
Cirrrie, V. 406-410 E 101st. Shonfeld Chan-de-lier Works. Chandeliers. 380
Cohen, R. 239 Broome. J Mayer. Electric Fixtures. 200
Diehl & Cohen. 237-243 and 234-236 E 55th. Silberstein & Silver. Mantels. 755
Diamond Cupped Bearing Co. 136 Manhattan. G D Reinert. Electrical Fixtures. 86
Fitzgerald, J. H. 8 W 13th. G D Reinert. Electric Fixtures. 85
Felt & Malakoff. N e cor 118th st and Am-sterdam av. A B See El Co. (R) 637
Graham, M. 321-23 Grimmers av, Bronx. A Spiro. Chandeliers, &c. 500
Graham, M. 25 W 136th. A Spero. Refriger-ators, Gas Fixtures. 500
Godron, T C. 253-255 W 28th. G D Reinert. Electric Fixtures. 149
Graham, M. 40 W 128th. A Spiro. Chan-de-liers, Refrigerators, &c. 500
Kay, H. 207 Madison. Abendroth Bros. Ranges. 297
Kennedy, M D. 772 E 189th. Abendroth Bros. Radiators. 298
Lynch, D. 8th av and 151st st. Roesser & S Co. Gas Fixtures. 135
McMann & Taylor. 126th st and 2d av. W J Baldwin, Jr, Heating Co. Heating Fix-tures. 1,500
Pekelner Bros. S s 143d st, 150 ft e of 7th av. Silberstein & S. Mantels. 1,575
Romas Realty Construction Co. 334-336 E 15th. Washington Gas Fix Co. Gas Fixtures. 160
Schollenberger & Co. Iroquois Door Co. Doors 5,282
Vaccoli, M. E s 2d av, 75 s 49th st. Silber-stein & Silver. Mantels. 25 at 7.50 each
W J Baldwin, Jr, Heating Co. 126th st and 2d av (Sulzers Casino). Keiley & Mueller. Heating Fixtures. 137
Same. Same. McMann & Taylor. Heating Fixtures. 1,000
Wellwod, J H. Burnside & Morris avs. Co-lumbia Gas Fix Co. Gas Fixtures. 275

Government Work.

(Continued from page 966.)

Fort Slocum, N. Y.—Sealed proposals will be received June 10 for construction, plumbing, steam heating and electric wiring of one administration building and one drill hall and gymnasium. Address Constructing Q. M.

Fort Hancock, N. J.—Sealed proposals for construction, plumbing, heating, electric wiring and fixtures of gymnasium and bowling alley at this post will be received May 29. Address M. N. Falls, Capt., Constructing Q. M.

West Point, N. Y.—Sealed proposals will be received June 4 for erection of one set of double civilians' quarters at West Point, N. Y. Forms for proposals furnished upon application. Address Quar-termaster, West Point, N. Y.

Office of the Supervising Architect, Washington, D. C.—Sealed proposals will be received June 4 for the installation of an interior conduit and wiring system for

vacuum tube lighting in the basement of the U. S. Court-House and Postoffice Building, N. Y. James Knox Taylor, Su-pervising Architect.

Sealed proposals will be received at the Office of the Light-House Engineer, Tompkinsville, N. Y., June 4, for material and labor of all kinds necessary for the construction and delivery of the South-west Ledge Light-House, New London Harbor, Conn.

A circular proposal will soon be issued by the Isthmian Canal Commission call-ing for bids for furnishing 1,052 steel angle bars of various sizes, 100 steel "I" beams, size 15-in., length 18 ft. 6 ins., weight per foot 60 lbs.; 50 steel channel bars, 60 bars double refined square iron, 10 bars double refined flat iron, and 3 bars double refined iron flats, 10 ft. to 12 ft.; 750 bars of merchant bar iron, 700 bars of flat machine steel for general shop use, 10 bars 1 1/4 in. by 2 in. flat machine steel, 30 bars of hexagon machine steel,

The machinery steel is to be hot rolled and open hearth. The bars to be of a grade suitable for bolts, shafts, piston rods, etc.

There will soon be needed by the Isth-mian Canal Commission a quantity of repair parts for 40-ton flat cars and a circular proposal will be issued calling for bids for 200 right hand truck col-umns, 200 left hand truck columns, 800 draft sill caps, 3,000 extension side brackets, 1,000 brake shaft step brackets and 600 brake shaft supports. For re-pairs to 95-ton shovels there will be needed 100 Panama shanks and 400 Pan-ama tips in accordance with drawings submitted from the isthmus. Also a quantity of manganese steel castings, consisting of 252 pinions, 60 racks, being repairs to boom machinery and 65 latch keepers, repairs to dippers, also a quan-tity of swing and propelling chains of various lengths for repairs to Marion shovels.