

BUSINESS AND THEMES OF GENERAL INTEREST .

PRICE PER YEAR IN ADVANCE EIGHT DOLLARS Communications should be addressed to

C. W. SWEET

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FIFTH AVENUE'S TRANSFORMATION.

URING periods of comparative speculative dullness in New York City the place of the speculator in the real estate market is usually taken by business men who buy or lease centrally situated plots in the service of some specific business. Transactions of this kind usually involve large sums of money and affect high-priced property, and they are extremely useful to the cause of stable values because they maintain prices at a time when speculators might otherwise be forced into making concessions. The most important transaction of the current week has been the sale by the City Investing Company of 50 feet on the corner of 52d street and Fifth avenue to a capitalist who will erect a business building and lease it to a permanent tenant. The transaction merely confirms a tendency which has prevailed during the past few years towards the occupation for business purposes of Fifth avenue as far north as 59th street. It may be many years before the larger mansions on the avenue will be vacated, but all the smaller houses will now be bought for business purposes with some rapidity. There are large numbers of retail firms situated south of 34th street which will have to find locations north of that street, and they are sufficient in number to occupy most of the remaining space both on Fifth avenue and in the adjoining side streets from 34th street to 59th street. Eventually Madison and Sixth avenues will also obtain a share of this business, which can hardly spread north of 59th street, because of the Park, and which will need much more room than can be obtained on the avenue and in the side streets. For the present that part of Fifth avenue north of 50th street will be occupied by decorators, picture dealers and the like, whose business calls only for a few well-to-do customers; but eventually it may well be that the site of the Vanderbilt brownstone mansions will be occupied by a large dry-goods store.

NE of the noblest virtues in a citizen is loyalty, and one ()of the best ways of showing loyalty is, when one is called into the official service of his city, to give it the full honest measure of his time during business hours. Some public officers have been known to give the city only part of their time when they were being paid for all of it.

OUTLOOK FOR WATER-FRONT BETTERMENTS.

P RESUMABLY the adverse report of the Committee of the Board of Fatimete her internet of the Committee of the Board of Estimate has killed Commissioner Tomkins' plan for the construction of a freight terminal on the West It looked like a carefully prepared plan which would Side. really increase the industrial and commercial efficiency of New York City; but unfortunately it did not arouse any interest in the transportation companies. It was bound to fail without their co-operation, and no indication ever appeared above the surface that such co-operation would be forthcoming. In the absence of some plan for the economical handling of freight on the Manhattan water-front it seems certain that the commerce of the past will gradually be transferred to other parts of the water-front. South Brooklyn, after the connecting railway has been built will possess the same facilities which Mr. Tomkins wished to provide for Manhattan, and eventually a scientifically planned system of docks and terminals will be established in Jamaica Bay. In the meantime Manhattan may well lose the passengers as well as the freight business by the development of Montauk Point for fast transportation steamers. The only large corporation whose interest lies along the line of developing the

machinery for handling freight in Manhattan is the New York Central, and it seems impossible for that corporation to reach any agreement with the local authorities as to the vexed problem of Eleventh avenue and a better freight terminal. The outlook for better means of handling freight in Manhattan is even less prosperous than the outlook for new subwayś.

FACTORY LAWS.

REVISED building code and revised factory laws pre-A pared by the right people and demanded by all the people are likely to follow from the late terrible experience with fire in a crowded city factory. One of the great reforms demanded in a building code, and one which is made necessary by the remarkable growth of light manufacturing in the center of the city, is a clear distinction between commercial buildings and factory buildings. And a factory building should be planned under precise laws having reference to its being occupied by as many operatives as the law will permit. There should be a limitation on the number of employees based on the amount of floor space, and quick and safe exits provided for the maximum number in case of fire. Of course factories ought not be perched high above the sidewalk, but there are property rights to be considered, and public opinion could hardly be expected to support at this late day a serious restriction on the amount of revenue to be derived from a business site. In fact, the Corporation Counsel's office in the past has held that a horizontal restriction on the height of buildings would be unconstitutional, and it will be recalled that the last municipal administration vetoed an ordinance of that nature for this reason.

AN OFFICIAL POINT OF VIEW.

T IS deemed improbable that the proposed alterations of the charter recommended by the local administration will ever pass the Legislature. Most of these changes tend in the direction of concentrating and increasing responsibility in the Mayor; and the ruling powers at Albany are not expected to favor anything of the kind. There is a great deal to be said for many of the proposed methods of redistributing the powers exercised by the several administrative departments, but the fact that some of these changes are desirable does not alter the fact that they will be considered by the Legislature as not having been prepared with sufficient care or by the right people. It will be said that they have been hurriedly made by the Mayor's own appointees and that in consequence they represent only an official point of view. When a group of administrative departments recommend that their own powers and those of their chief should be increased they may be entirely right in their recommendations, but under the circumstances public opinion will not be likely to consider them disinterested. A good illustration of this fact may be found in the changes proposed in the Comptroller's Department. When these or similar proposals were first made by the Ivins Commission they excited little or no opposition, but now that they emanate from the Mayor's office people jump to the conclusion, erroneously, no doubt, that they are an incident in the unfortunate hostilities between the Mayor and the Comptroller. There is only one way of preparing legislation respecting the charter and that is by means of an expert commission, empowered to examine fully into the conduct of municipal business, and emancipated from any suspicion of ulterior motives. Mayor Gaynor did good service last Spring by preventing the passage of the charter changes prepared by a group of up-state lawyers; and the recommendations prepared by his appointees are more sensible than those with which the city was threatened a year ago. Nevertheless, under the circumstances, it is far better to leave the charter alone until the time comes when it can be properly changed. All the amendments proposed since the report of the Ivins Commission was turned down at Albany have been a matter of tinkering with the details of an instrument which requires for its effective improvement much more radical changes than have yet been proposed.

DIFFICULTIES OF CHARTER BUILDING.

HERE are several fundamental difficulties with the existing charter, and until these are squarely faced there can hardly be any really useful charter revision. amendments which have been made to the instrument during the last thirty years have tended in two different directions. On the one hand, many changes have been made increasing both the administrative power of the Mayor and his influence over local legislation. On the other hand, most of the powers

formerly possessed by the City Council have been gradually passed on to the Board of Estimate, which has become in some respects a body analogous to the Board of Directors But, unfortunately, there is this difference: of a corporation. A real board of directors is usually responsible for all of a corporation's business both in respect to general policy and in respect to administration, whereas in the City Charter. the Mayor, while sitting on the Board, is yet wholly independ-The former division of powers between the Mayor ent of it. and the Board of Aldermen, which all students of municipal government agree in condemning, has been perpetuated in the existing division of powers between the Board of Estimate and the Mayor. The matter is further complicated by the remnant of authority which has been retained by the Aldermen and by the independent authority which has been granted to the Borough Presidents. The really fundamental question, however, concerns the rival claims of the Board of Estimate and the Mayor. Should the principle be adopted of

making the Mayor subordinate to the Board? Or, should the Mayor's independence be retained and his administrative authority strengthened? Without venturing to pass on such a fundamental question as this dogmatically, it can still be asserted with confidence that the first of these alternatives should be accepted. The experience of other American cities indicates that the necessary concentration of power cannot be obtained without lodging in the hands of a single commission both administrative and legislative authority. The Mayor should be only one member of such a commission with specific authority over a single department. That is the system which is now coming to prevail in the more progressive cities of the United States, and reformers in New York should start a lively campaign for its adoption in this city. The risks of lodging such enormous power in the hands of a single body are minimized by associating with it the plan of the Recall and of the Referendum on certain important questions of policy.

GAYNOR CHARTER WOULD CHANGE BUILDING SYSTEM

Would Combine All the Bureaus Under One Commissioner and Centralize Authority—New Department to Supervise Public Building Construction—Also a New Department of City Engineering.

THERE are now two Charter bills for New York City before the Legislature. The first was prepared by the special committee of the Legislature of which Julius M. Mayer, of this city, is counsel; and the second, which was introduced this week, was prepared for Mayor Gaynor and will be known for a while by his name. As there is no antagonism between the two bills, the expectation is that the two will be amalgamated by the legislators.

At the present time the Mayor's Charter possesses the most interest and dis-It is the most intelligible and tinction. the best edited document of the kind ever Notes of explanaprepared for this city. tion are frequently introduced. One of its fundamental provisions is that the Mayor "shall appoint all heads of depart-ments" and the heads of every board or commission for whose appointment or election express provision is not otherwise made. Accordingly, it will be the Mayor's duty to appoint a commissioner to head a new Department of Buildings created by the proposed charter, a city architect to head a new Department of Architecture, and a city engineer to head the new Department of Engineering.

DEPARTMENT OF ARCHITECTURE. It is asserted that the city expended for architects' fees over \$800,000 during the year 1910. There was a bill in the last Legislature creating the office of Municipal Architect, and the measure has been renewed during the present session. The provisions for the new "Department of Architecture" are contained in Chapter XIX., Sections 611 to 614, inclusive. (The Record and Guide is indebted for a copy of the bill to the Corporation Counsel's The head of the department is office.) to be known as the "City Architect." He is to be a qualified architect of at least fifteen years' practical experience, with a salary of twelve thousand a year, and he is to be a member, ex-officio, of the Art Commission and of the Advisory Board of City Development.

His jurisdiction is to extend to the preparations of all plans and specifications for and of the supervision of the construction and alteration of all Public buildings and structures of the city, or any borough thereof or county comprised therein; provided, that all such plans and specifications shall be subject to the approval of the Art Commission. From and after the date when this act shall take effect, no contract or agreement for the preparation of plans or specifications for any public building or structure shall be made or entered into with any architect or other person, except pursuant to a resolution adopted by the unanimous vote of the Board of Estimate and Apportionment.

The limitations to the jurisdiction of The the City Architect are specified. words "building" and "structure" are not to be construed to mean any bridge, tunnel, subway or any appurtenance thereof. or any building or structure for watersupply purposes, or any wharf or bulk-Nothing in the chapter is to be head. deemed as exempting public buildings and structures from the requirements of any law or ordinance relating to the construction, alteration or removal of buildings in the city. The City Architect is, of course, to have no jurisdiction over private buildings.

A NEW DEPARTMENT OF BUILD-INGS.

Once again it is proposed to set up one Department of Buildings, to have jurisdiction over the whole city. Under the existing Charter, each borough has its separate building bureau, the head of which is appointed by the Borough President. Chapter 20 of the Gaynor Charter (Sections 621 to 633) contains the law for this new department. Part of it is taken from the existing Charter, and only the new part will be quoted here.

It says that the head of the department shall be "a competent architect or builder of at least ten years' experience." He is to be a "Commissioner," and is charged with the enforcement of all laws and ordinances in respect of, and he shall have control throughout the city of the con-struction, alteration or removal of, all buildings and other structures, completed or in the course of completion, including the regulation of foundations, excavations and dangerous earth or rock conditions, except docks, bridges, tunnels, subways and the buildings and structures appurtenant to docks, bridges, tunnels and subways; provided, that no permit shall be granted and no plans approved by the department for the construction or alteration of a tenement house or for the alteration or conversion of any building for use as a tenement house, until there shall have been filed in the department the certificate of the tenement house commissioner, issued as provided in the tene-(The existing Building d before the Tenement ment house act. Code was framed before the House Law was enacted.)

There is to be a bureau of buildings in each borough, the 'head of which shall be known as the "Superintendent of Buildings," who shall be appointed and may be removed by the building commissioner. No person shall be appointed superintendent of buildings in any borough unless he shall be "a competent ARCHITECT, EN- GINEER OR BUILDER of at least ten years' experience."

The Superintendents of Buildings are of course made subject to the commissioner, and they must obtain his consent to modify any rule or regulation of the building code. Appeals can be taken as now to a Board of Examiners, consisting of the Chief of the Fire Department, one member of the New York Chapter of Architects, one member of the Board of Fire Underwriters, two members of the Mechanics and Traders Exchange (now incorporated with the Building Trades Employers' Association), one member of the Society of Architectural Iron Manufacturers, and one member of the Real Estate Owners and Builders Association.

DEPARTMENT OF ENGINEERING.

The head of a new Department is designated the "City Engineer," and the department will be called the "Department of Engineering." The City Engineer shall be a qualified civil engineer of not less than ten years active professional experience, or an officer who has had not less than ten years service as an officer of the corps of engineers of the United States Army.

There is now no statutory authority for "a city engineer." The chief engineer of the Board of Estimate is not mentioned in the existing charter, although reference is made therein to civil engineers employed by the Borough presidents and several of the departments.

The salary of the City Engineer under the Gaynor charter would be \$12,000 a He is to be the civil engineer and year. technical adviser of every department, board, commission or office of the city, and of each borough thereof, and of each of the counties comprised within the city, and of every officer or employee of each of them, respectively, in respect of all matters of topography, civil engineering, public works, and of all standards and tests of building or other construction materials. He will have the power and perform the duties in respect to the city map which are conferred upon and required of him by Chapter 4, Article 3, of the same act, which has reference to the laying out of streets.

ENLARGED POWERS OF THE FIRE COMMISSIONER.

The Fire Commissioner has been given plenary power in respect of fire traps. He is required by Section 516 of the bill to enforce all laws and ordinances in respect of the construction, maintenance, and regulation of fire escapes and the installation and maintenance of automatic

(Continued on page 644.)

UNDERWRITERS' RECOMMENDATIONS FOR FACTORIES.

Fire-Towers and Sprinklers for Both New and Old Buildings—Report on the Late Holocaust.

T HE Board of Fire Underwriters issued this week a report on the fire in the factory of the Triangle Waist Co. It states that the upper three floors of the Asch Building were completely burned over and practically all trim and finish destroyed. The contents of these floors were also mostly destroyed. But the damage to the structural part of the building on these same floors was relatively small.

The lower face of about one-fifth of the tile roof arches was broken off and the covering on one column supporting the roof was slightly broken. The parapet wall at the north court is out of plumb from 4 to 5 inches at top owing to the sagging, under heat, of the unprotected channel iron window lintels which support The floor arches and column covering it. in the Sth and 9th stories were very little damaged. The lower flange of the girder supporting the curtain wall at the north side on the upper three floors was exposed. It was fireproofed by two inches of cement above the wooden window frames. The wired glass panels in the passenger elevator shafts on the upper floors had sof-tened and rolled out of the framing in most cases, demonstrating again the un-reliability of wired glass for inside stair and elevator protection.

This fire, says the report, by the circumstances attending its origin, spread and destruction of life forcibly illustrates:

"First. The prevalent neglect of ordinary precautions to avoid the outbreak of fires due to readily preventable causes.

"Second. The necessity of adequate facilities, particularly automatic sprinklers, to extinguish fires in their incipiency, especially where the nature of the work done and materials used may readily cause fires and rapidly spread them.

"Third. The importance of fire towers suitable for the prompt escape of the occupants and likewise to afford the Fire Department a safe station from which to efficiently fight fires at close range.

RECOMMENDATIONS.

"First. A fire drill and private fire department should be organized among the employes of all factories to prevent panic and extinguish fires. The plan of organization outlined in the recommendations of the National Fire Protection Association should be used as a guide for this purpose.

"Second. All stairways or a sufficient number of them should be located in fireproof shafts having no communication with the building except indirectly by way of an open air balcony or vestibule at each floor. See Plates 4, 5 and 6. Hose connections attached to standpipes should be located on each floor in the stair towers for public or private fire department use.

"Third.—Stairs, if any inside the building, and elevators, should be enclosed in shafts of masonry and have fire doors at all communications to floors.

"Fourth. The provisions ordinarily necessary for fire escape towers might be somewhat modified in buildings equipped with a system of automatic sprinklers installed according to the standards of the National Fire Protection Association.

"Fifth. Present buildings with inadequate fire escapes should be provided with automatic sprinklers and smokeproof stair towers, but ADDITIONAL OUTSIDE FIRE ESCAPES PASSING IN FRONT OF OR NEAR WINDOWS SHOULD BE DISCOURAGED.

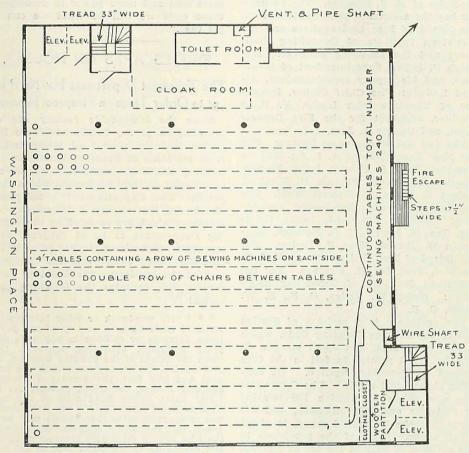
"Sixth. No factory building containing

inflammable goods in process of manufacture, or employing in excess of a limited number of operatives (limit to be definitely fixed), should be without automatic sprinklers. No building over 60 feet high and containing inflammable goods, where a considerable number of people are employed, should be without automatic sprinklers.

"Seventh. Automatic sprinklers should be installed in high buildings to control a fire and thus prevent it from spreading rapidly from floor to floor by way of outside windows. The use of wired glass in per floors," said Mr. Miller. He said it was necessary in some cases for the employes to jump over the machines to reach the stairways. He testified, moreover, that two girls had declared during his own inquiry into the fire that the doors on the Washington place side on the eighth floor were locked, while the Greene street doors were open when the fire started.

More Air Space for Factory Workers.

At the request of the Central Labor Union of Brooklyn, Assemblyman Jacob Schifferdecker of Kings, a member of the union, will introduce a bill providing that the air space in a factory must be 500 cubic feet for each person employed by day, instead of 250 cubic feet, as required under the present law. For night work-



GREENE ST.

NINTH FLOOR PLAN OF THE ASCH BUILDING.

Practically the entire loss of life was confined to those employed on this floor. Twenty-five bodies were found in the cloakroom. Fifty were found at the clothes closet. Twenty were found among the machines. Forty jumped from the windows.

metal frames for all exterior windows would also retard such vertical spread of fire but not so effectively as a complete equipment of automatic sprinklers throughout the building."

Superintendent Miller Before the Fire Marshal.

Mr. Beers, the fire marshal, reopened his investigation into the factory fire on Monday to hear evidence of Rudolph P. Miller, superintendent of buildings. Mr. Miller occupied the stand more than an hour. He called attention to the fact that under the law there is no supervision of alterations made in any building, as, for instance, the changing of a loft building into a factory, unless such alterations are of a structural nature.

Mr. Miller declared that elevator inspectors, who made several calls each year, have no duties to perform beyond the inspection of elevators in buildings. "I think the heavy loss of life in the

"I think the heavy loss of life in the fire was due to the panic and also to the arrangement of the machines on the upers the bill makes the minimum air space 600 cubic feet. The bill provides that the Commissioner of Labor shall have every factory measured and shall post permanently in a prominent position in every workroom a notice giving the number of employees allowed in that room by law."

The Building Bureau's Sphere of Activity.

Explaining the position of the Building Bureau with reference to fire protection, Borough President McAneny, in an open letter to ex-Mayor Low, makes clear a point which is sometimes forgotten, that once the plans for a building are passed and the building constructed, nothing can be done until complaint is made and even then, if the orders of the department are disobeyed, there is no remedy except a lawsuit, and such suits are usually long drawn out. He says that, including arrears of old cases, there are at present 350 that are in the hands of the Corporation Counsel awaiting consideration by the Courts.

THEATRE LAW REVISED.

A Revision of Section 109 Prepared by Architects and Builders' Committee.

The "Committee on City Departments," representing jointly the N. Y. Chapter of the American Institute of Architects. the Building Trades Employers' Association, a body which has been in existence for a year or more, was asked by Borough President McAneney some months ago to recast the theatre section of the Building Code. The report of this joint committee is embodied in an ordinance which the Borough President introduced this week in the Board of Aldermen, and which was referred under the rules to the Building Committee.

The Committee on City Departments has for its chairman Benjamin D. Traitel of the Building Trades Employers Association and for its secretary, Robert D. Kohn of N. Y. Chapter. The committee has the assistance of committees from the Board of Fire Underwriters and the American Institute of Consulting Engineers and the following advisers: Rudolph P. Miller, Superintendent of Buildings, and his deputy superintendent, Alfred Ludwig; Fire Chief Croker, Inspector of Theatres John Lucke, V. Hugo Koehler, architect for the Fire Department, and George A. Just.

The full list of conferees follows: For the New York Chapter A. I. A.: William Emerson, Burt. L. Fenner, Julius Franke, Charles H. Israels, Francis H. Kimball, Robert D. Kohn, D. Everett Waid. For the Building Trades Employers' Association: William Crawford, Lewis Harding, Geo. H. Morris, C. G. Norman, Benjamin D. Traitel, Ross F. Tucker. For the Board of Fire Underwriters: F. J. T. Stewart, Prof. Ira H. Woolson. For the American Institute of Consulting Engineers: Henry W. Hodge, C. E., E. W. Stern, C. E.

The ordinance is a revision of Section 109 of the existing Building Code, which relates to theatres and opera houses. Tt will be found printed in full in the City Record of Thursday, April 6. (It contains about 7,000 words.) The Committee has now taken up Section 108 relating to factories and loft buildings, and expects to make its second report in about Some of the provisions in three weeks. the revision of Section 109 are as follows: "Provisions for emergency exit stairs to be placed in open courts at the sides of buildings and designed to encourage the construction of what is known as the 'fire tower' type of fire escapes. A premium is placed upon the erection of this type of exit by permitting a larger allowance of seating and standing capacity.

"The prohibition of the use of wood in any part of the auditorium of fireproof buildings, the provision accorded by the old code to use wood sleepers and wood floors being stricken out.

"A requirement for the installation of rigid fireproof curtains, to be made of steel concrete or of steel frames with asbestos panels, strong as a bulkhead door, and stiff enough to withstand the pressure of any gases that may be created by fire on the stage. This is a result of the lesson of the Iroquois Theatre disaster in Chicago, since which time no other type of curtains has been permitted in that city. Experience has shown the unreliability of the supposedly fireproof asbestos curtain."

ARCHITECTURAL LEAGUE TO MAKE SUGGESTIONS.

The executive committee of the Architectural League met at the National Academy of Design, Thursday afternoon, and decided to make specific suggestions for more adequate fire protection and present them in the form of a resolution to the Joint Committee on City Departments of the Building Trades Employers' Association and the New York Chapter

of the American Institute of Architects. tions to the visitors.

Much is expected to be accomplished toward the adoption of a new and adequate building code through the co-operative work of these several organizations with the heads of the city departments most concerned.

"We have had the advice of the ablest engineers and experts on this subject for a long time," said Chairman Traitel, of the Joint Committee. "It isn't wise to proceed too hastily in a matter so im-portant to the community, but when our work is done we shall have accomplished some practical and lasting reforms toward real fire protection. The time is now ripe for action, and we are pushing things along with all proper expediency. If we along with all proper expediency. get a revised building code, the next thing to do is to see that it is enforced and lived up to. We have entire confidence in Superintendent Miller, but if he needs more men and more power to accomplish those ends we will do what we can to get that."

FIRE-ESCAPES ON HOUSES.

The Tenement Department Has No P ow er to Order Them on Fireproof Houses.

Since the lamentable factory fire on Washington pl the Tenement House Department is in receipt of many letters from residents of fireproof tenements informing the Department that no fire-escapes exist on the buildings in which they The Department has no power reside. under the law to order fire-escapes on buildings which are certified by the Building Department to be of fireproof construction. Sometimes tenants point to the fact that wood enters into the construction of the building. The Building Code, Section 105, contains the following provision:

vision:
 * ** "No woodwork or other inflammable
material shall be used in any of the partitions, furrings or ceilings in any such fireproof buildings, excepting, however, that
when the height of the building does not exceed twelve stories, nor more than one hundred and fifty feet, the doors and windows
and thir frames, the trims, casings, the interior finish (when filled solid at the back
with fireproof material, and the floor boards
and sleepers directly thereunder) may be of
wood, but the space between the sleepers
shall be solidly filled with fireproof materials
and extend up to the under side of the floor
boards."

In the case of fireproof buildings where non-fireproof alterations have been made, the owner is required to remove such alterations on the order of the Tenement House Department, but this particular Department cannot require him to put up fire-escapes.

A Sprinkler Test at Bush Terminals.

There will be another loft building fire this afternoon, but on this occasion the flames will do no damage. On the contrary, the blaze will have the specific purpose of proving that, under proper building conditions, and with reasonable protection, a disaster like that of the Asch Building, can be rendered utterly impos-The experiment will be made in sible. the Industrial Colony of the Bush Terminal Company in South Brooklyn, where more than 150 manufacturers and wholesalers have their places of business and where approximately 10,000 men, women and girls are employed. A blaze is to be started in one of the lofts and while the automatic sprinklers will be set in operation to battle the flames it is to be demonstrated that, no matter how quickly the blaze may spread, there can be no danger to the workers or obstacles in the way of their escape. Professor Shoudy will bring seventy-five Stevens students to Brook-Invitations have been sent to a limited number of persons interested in fire end engineering problems.

FIREPROOF STAIRWAYS.

Recommended for All Existing Store, Factory or Loft Buildings by Society of Architects.

At a special meeting of the Board of Directors of the New York Society of Architects held Tuesday, March 28, a resolution was unanimously adopted recommending to the Board of Aldermen that "the Building Code be so amended as to require that all existing buildings, and buildings hereafter erected, used for store, factory or loft purposes, and more than three stories in height, shall be provided with fireproof stairs, enclosed in fireproof walls on all sides, to extend from the entrance or grade floor to the roof; the said fireproof stair-shaft shall be connected to the street by a fireproof passage-way not less than 4 feet wide, on the entrance or first floor of the building. Stairs 4 feet 6 inches wide. There shall be no door or other opening from the building leading directly to the said stair-shaft, but access to the stair-shaft shall be had by means of a fireproof vestibule, having an opening to the street, yard or court. The size of said opening to be not less than fifteen square feet."

THE TIPPING EVIL.

Subject of a Report from the Commissioner of Accounts—The Borou_£h President's Message to Builders.

Upon reading the report of the Commissioner of Accounts upon the completion of a brief investigation into affairs connected with the inspection department of the Building Bureau of Manhattan, the Borough President remarked: "The theory that matters in the hands of the inspection force of the Bureau of Buildings can be aided through the use of money has been long established."

The existence of the evil being known and conceded, presumably measures are being taken by the authorities to free the department from it. Several inspectors have recently been released. The prac-tice is, of course, indefensible, but the grossness of an evil of this sort seems to depend on the point of view and the amount of the "tip," or the "graft," demanded. When it is like the nickel tossed to the barber, the quarter to the waiter or the dollar to the ship's steward, the contribution ranks perhaps in the public mind as a concession to "custom" : but when it has the nature of being an involuntary payment under compulsion, it is judged to be "graft" or bribery.

It is either a nuisance or a crime, according to circumstances, this "tipping." Even when it is supposed to buy a little extra service or a legitimate favor, it is still a nuisance; when it surreptitiously purchases immunity for the violation of an ordinance, it amounts to a grave evil, and when it is the price demanded by a public employee for merely doing his duty the practice becomes a crime.

Of late years the practice of "tipping" or "grafting" has become so widespread through the metropolis that eventually there is certain to be a general public revolt.

We are inclined to the opinion that if the builders, through the medium of their trade associations, concluded to lead the crusade, there would be a "clean sweep." Fair treatment of builders and owners by the lawmakers, with due responsibility placed on tenants, would then be their just demand.

Borough President McAneny further remarked, with regard to the contents of the report of the Commissioner of Accounts, that "it is not an inopportune time to again remind both architects and builders that they need pay for nothing to which they are properly entitled."

ENCROACHMENT FIGHT COMING TO A HEAD

Committee of the Board of Estimate Listens to Taxpayers' Views—A Bill to Be Introduced in the Legislature to Settle the Controversy for All Time.

A HEARING was given on Monday af-ternoon at the City Hall, on the subject of building encroachments, by a committee of the Board of Estimate, of which Borough President Miller of the Bronx is chairman and the Borough President of Brooklyn and the President of the Board of Aldermen are also members. The pending resolution provides for extending the prohibition against encroachments over the building-line which is now in force in the Borough of the Bronx to all the Boroughs of the city. The notice of the hearing was very brief, and one of the first suggestions made to the committee was for a continuation of the hearing on some future date. The Brooklyn rep-resentatives particularly said that as the subject was a new one to them and they had had but short notice, they were not prepared to do more than enter a protest against the passing of the resolution, and asked for such an opportunity. The committee decided to continue the hearing next Monday afternoon at 2 o'clock, when it is expected that there will be a crowded house.

At last Monday's hearing, when an opportunity was offered for anyone in favor of the resolution to give his views, there was no response. Then someone called for all those opposed to the measure to rise. Pretty much everybody arose, causing a general laugh. Borough President Miller, in the course of the hearing, took the ground that the law imposed the restriction contained in the resolution and that he, sworn to enforce the law, had no discretion regarding its enforcement. He further said that a committee of the Allied Real Estate Interests and New York Chapter of Architects were conferring with the Committee of the Board of Estimate, and that a legislative bill would be prepared which would be sent to Albany for enactment.

Mr. Alfred R. Conkling, former president of the Realty League, questioning a statement that the Allied Realty Interests was the representative of all real estate interests in this proceeding, recommended that the resolution be made to apply only to longitudinal avenues and not to lateral streets in residential sections of Manhattan Borough. Mr. Charles Buek, of the Builders and Real Estate Owners Association, also appeared against the resolution, but reserved his argument until next Monday, to which date the committee decided to take an adjournment.

AN ARCHITECT'S ARGUMENT.

The principal address in behalf of the protestants was delivered by Albert E. Davis, the architect, representing more particularly Bronx interests. Mr. Davis was a former building code commissioner and is chairman of a committee of the North Side Board of Trade. Mr. Davis said in part:

"The resolution pending before you terms these projections 'encroachments."

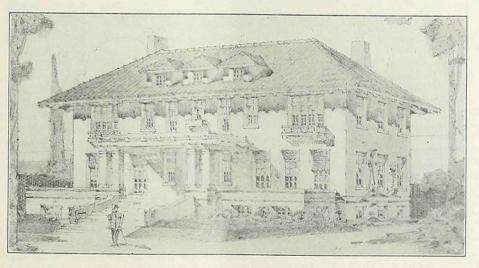
A SHORE HOME OF TERRA COTTA AND STUCCO.

T HE new residence which Dr. H. B. Baruch is having built at Great Neck, L. I., on the water-front, will have an estate of about ten acres surrounding it. Part is woodland with groves of maple and oak trees. The house overlooks the Sound and is raised on a terrace to insure an uninterrupted view of the water. It is placed within 200 feet of the seawall, and is reached by a driveway starting at the main road at the rear and winding through the groves to the entrance facing North.

The house is built of terra cotta blocks with stucco exterior; the roof of red tile with overhanging eaves and rafters of cypress. A porch some twelve feet wide runs along the entire shore front of the house and is covered with a roof in the pagola fashion. The floor of the porch is of quarry tile, while the steps leading to the terrace and the garden are of reinforced concrete. The grounds forming the approaches from the water-front to the house are to be laid out in the form of an Italian garden, while the woodland at the rear is to be left in its natural state. Venetian blinds of a grayish green tone are to be used on the front, while two iron balconies leading from the bedrooms on the 2d floor relieve by their projection the surface of the main facade.

The interior of the house is very simply finished in whitewood painted in enamel. Floors are parquet in oak. Casement windows are made with transoms, so as to permit of proper ventilation.

The greatest simplicity prevails throughout the various rooms and no attempt at elaboration whatsoever has been made. The intention has been to provide essentially a country home, avoiding all elaboration, but seeking to obtain effects by the proper use of color and detail in design.



RESIDENCE FOR DR. H. B. BARUCH. Great Neck, L. I. J. H. Freelander, Architect. Webster says 'encroachment' in law means 'the unlawful gaining upon the rights or possessions of another; the taking of more than is one's right or due.' If stoops, areas, etc., are 'the unlawful gaining upon the rights of another,' they have been permitted by the legally constituted authorities ever since New York began to build up as a city.

'The Code of Ordinances heretofore regarded as authority for such projections authorizes stoops or steps to extend onetenth of the width of a street but in no case more than 7 feet; cellar doors onetwelfth of the width of a street, but never more than 5 feet; areas to be one fifteenth of the width of a street, but in no case wider than 5 feet and bay windows to extend one foot from the house line. These ordinances have been adopted by the Board of Aldermen in pursuance of authority vested in that body by the City Charter granted by the State Legislature. The resolution before you presumably disputes this authority.

"Section 41 of the present City Charter continues in force all City Ordinances in effect, Dec. 31, 1897, not inconsistent with the act, and the stoop and area line ordinances were then in effect. Section 43 of the present City Charter empowers the Board of Aldermen to establish, etc., all ordinances, etc., "and building regulations, not contrary to the laws of the State or of the United States." Neither the United States Constitution nor the State Constitution prohibits the present City Ordinances, either in spirit or substance.

"The courts have decided that the power of the Legislature is absolute and unlimited, except as restrained by the Constitution, (Bank of Chenango v. Brown, 26 N. Y. 467; People v. Flagg 46 id. 401.) But they may delegate powers to pass ordinances to municipal corporations. (Turner v. Trustees of Albion, 5 Hill 121.) And the Municipal authorities of New York, exercising the power vested in them by the Legislature through the Charter, have continuously adopted these ordinances for generations. And the Legislature has sanctioned these ordinances by continuing them in force when a new charter was granted.

"The Courts have decided that 'the long continued and undisputed practical construction of a constitutional provi-sion by the Legislature has almost the force of judicial exposition in its interpretation.' (People ex rel Williams versus Dayton, 55 N. Y. 367.) Section 50 of the City Charter authorizes the Common Council to regulate the use of the streets and specifically recognizes that 'stoop lines' may exist upon the public streets; and authorizes the aldermen to permit "the erection of booths and stands within the stoop lines, with the consent of the owner of the premises." By separate legislation outside of the Charter the Legislature also specifically recognizes a portion of the sidewalk as being set apart for stoops.

"The Legislature makes the laws; the

Courts interpret them. In the case of Jorgensen vs. Squires, 144 N. Y. 280, concerning the right to have outside cellar steps to a building on Third av, in this city, the decision was: 'It is competent for the Legislature to authorize a limited use of sidewalk in front of buildings in cities and villages for stoops or cellar openings or underground vaults for the more convenient and beneficial enjoyment of the adjacent premises. While such uses may restrict somewhat the free and unembarrassed use of the streets for pedestrians, the general interests are subserved by making available to the greatest extent valuable property, increasing business facilities, giving encouragement to improvements, and adding to taxable values."

"And in the case of Linton vs. Coupe, 138 App. Div., 518, it was decided by the Appellate Division Second Department, that "the City may allow owners of land abutting on streets in residential districts to use five feet of the land...... for courtyards, without diverting such street from the public use, to which it was dedicated."

"In the face of this Constitutional, Legislative and Judicial authority backed by generations of undisputed enjoyment of stoop and area rights and privileges, it may be asked what ground exists for the resolution now before you? The author of it, in defense of his Bronx order, has cited seven court decisions, of which the first was an open areaway with stone steps extending 14 feet beyond the building line, the second a building extending into the street 4 feet beyond the building line, the third a platform extending into the street 15 feet 7½ inches, the fourth related to the City's right to remove an open areaway, the fifth was confirmatory of the right of the City to permit courtyards, the sixth was a building 3 ft. 6 in. beyond the line of a street and the seventh was a masonry wall beyond the house line.

"Only one of these Court decisions is applicable to the resolution now before you, in so far as it affects projections now permitted by General City Ordinances and that one is against it. Two confirm the City's right to remove steps and areas, which we concede; for were it otherwise they would certainly constitute permanent encroachments; and the other four relate to buildings, areas, steps, etc., which project beyond the stoop and area lines established by General City Ordinances.

"President Miller says, 'It is difficult to see, as a matter of principle, why such encroachments as bay windows, terraces, walls, areas and stairways and coping. area and stoop should be declared by the Court of Appeals to be nuisances, and other encroachments on the streets, such as stoops, areas, pillars, etc., be declared by City officials not to be nuisances.' respectfully submitted that the diffiis culty disappears in the light of the clear difference between buildings which de and those which do not extend into the public highway; and areas, steps, etc., which extend beyond the limits allowed by General City Ordinances, and those which are within the allowable lines established for such purposes by the Board of Aldermen.

"Why disturb conditions long established and which have given general satisfaction? 6 ft. is not too much space for an entrance stoop to an apartment house, nor is 4 ft. too much space for the light and ventilation of basements.

"What the effect of the passage of the resolution pending before you would be may be partially judged by the effect of the order of its author upon buildings in The Bronx. To obtain the fire exits which the Tenement House Act requires and

which formerly ran from the cellar out onto the sidewalk, it is necessary to build an unsightly bulkhead in the parlor or store, as the case may be, and keep these wholly within the building. steps And to obtain the steps necessary to reach the first floor, where the latter is set the requisite distance above the sidewalk required to use the basement, it is necessary to place them inside the vestibule or hall. In case of a fire, with the tenants rushing out in a panic, which do you think would be the safest place for the stepsout on the front of the building, in the open air and light, or in an unexpected place in the passageway where if one were to fall all might tumble in a heap and block the passage? And the same dangerous condition would apply in a factory where the first floor is above the level of the street.

"The logical line of demarcation between the public street and the buildings erected along it is the face of the walls of the buildings and not the outer edge of mouldings, steps or ornamental projections. The legal description of the dimensions of a building is taken to the solid of the building; That is, the face of the walls and not to the outside of stoops, areas and other projections; and so the term "building line" has heretofore always been used to denote the outer face of the wall of the building.

"No public demand has been made for the adoption of the resolution before you. No public necessity for it exists. And, broad as are the powers vested in your Board by Section 242 of the Charter, it may be questioned whether, without specific Legislative action, it has authority to adopt such a resolution; but, even if it had, its exercise would be a harsh restriction of long enjoyed rights and privileges and an injustice to the taxpayer, rentpayer and the public at large."

EASIER FOR HOME BUILDERS.

The Duty of Capitalists to Help Along Industrious Men—Ten-Year Mortgages.

Vice-President Bailey of the Title Guarantee & Trust Co. believes that a system established in New York similar to the "Credit Foncier" in France, but without the lottery feature, would be a great encouragement to home building. The Title Guarantee & Trust Co. has taken a step this direction and, as recently anin nounced in the Record and Guide, is now prepared to lend on mortgage for a term of ten years, on a fair percentage of valuation, in sums of \$10,000 or less. The borrower is to pay interest at the rate of 5½ per cent. per year in semi-annual payments and a small amount of principal. Each semi-annual payment on a \$1,000 loan will amount to \$32.50, of which \$5 has gone toward the payment of prin-cipal. At the end of ten years the borrower will have paid \$130.98 on each \$1,-000 borrowed, leaving a balance on principal due of \$869.02.

An important feature of the new tenyear mortgage is the option given to borrowers to pay the entire principal on thirty days' notice, or to pay on account of principal on any interest day sums of \$100 or multiples thereof. The company binds itself not to call the mortgage for ten years, nor to increase the interest rate during that period if taxes, assessments and interest are paid.

Mr. Bailey says that when this proposition is understood it is going to be a great help to the small house owner. He further says:

"I propose to try, as a beginning, to introduce the French system, modified, but very far from perfect as I see it, and I hope that it will lead to greater perfection and advantages to the borrower each year."

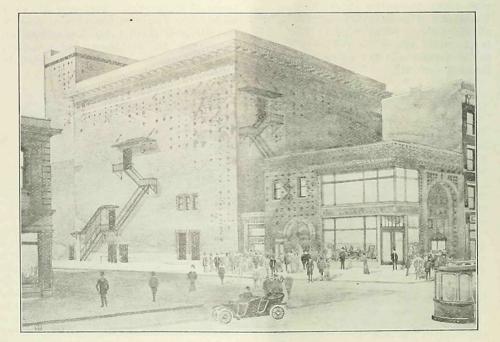
VAUDEVILLE THEATRE FOR SIXTH AVENUE.

Plans have been prepared by S. S. Sugar, of 104 West 42d st, for a new theatre and office building, on the northwest corner of 6th av and 30th st, for the Loew Amusement Company. The store and office building is to be situated on a small irregular plot, about 30.0x40.0, on the corner, while the theatre building will be erected immediately in the rear and extending along West 30th st to the west, 150 feet, and up to the boundary line of the old Stewart Farm on the north.

The theatre will have an orchestra,

balcony and gallery, with a seating capacity of 2,068, and will be devoted to vaudeville and moving pictures. The interior treatment will be in Renaissance and the exterior will be laid up in tapestry brick with terra-cotta cornice. The main entrance to the theatre will be through an arcade, leading from 6th av through the office building.

This will be the largest and handsomest structure devoted to popular priced vaudeville and moving pictures in Manhattan. The theatre and office building will cost about \$250,000.



THEATRE AND OFFICE BUILDING FOR LOEW AMUSEMENT CO. S. S. Sugar, Architect.

BUILDING OPERATIONS IN FIRST QUARTER OF 1911.

BUILDING operations in Manhattan Borough for the first quarter of 1911 compare favorably with those for the corresponding period in 1910, according to the tables prepared by James W. Spen-cer, statistician of the Bureau of Buildings, of which Rudolph P. Miller is Superintendent. The total value of new buildings projected for the current year so far is only \$3,852,570 less than last year's The alteration work for 1911 figures. shows an actual increase of \$165,696 in value. More applications for permits for new buildings and alterations together have been made so far this year than in the first three months of 1910. While fewer projects were begun than in either 1910 or 1909, the record for projects completed outnumbers either of the two preceding first quarters. The same is true of alterations completed. A comparative statement follows, showing the statistics of the first quarter of the current year, compared with the corresponding quarter last vear

last year:		
	1910.	. 1911.
Applications filed for new		
buildings and altera-		1
	63	975
Estimated cost of new		
buildings and altera-		
tions \$29,141,5	26 :	\$25,740,807
	62	121
	35	165
	32	552
Alterations completed 2	82.	614

In the first quarter of 1909 the number of new buildings commenced was 146, new buildings completed, 132; alterations commenced, 532; alterations completed, 542; applications for permits for new buildings and alterations, 1,135; estimated cost of new buildings and alterations, \$43,947,350.

The statistics herewith presented show the inflated building conditions of 1909, when owners rushed to have their plans filed in anticipation of the enactment of a new building code, the effect of the unstable building conditions which continued into the first part of last year and finally, the restoration, in a more or less restricted sense, of the building movement in the early part of this year when structures planned late last year went ahead in January, February and March of this year, although the number of projected new buildings and alterations fell off considerably, no doubt owing to restlessness in the money market.

Official reports showing plans and specifications for new buildings, filed and acted upon during the first quarter of 1911, with comparisons for the corresponding period in 1910 operations in apartment houses. classed here as tenements; loft and stores and office buildings, reveal a falling off in values and numbers from last year's fig-ures, by approximately half. There was a decided increase in the number and value of manufactories and workshops, the difference in 1911 as against 1910 being \$1,124,150. Credited to this year's totals is the plan for the Grand Central Station costing \$4,000,000, as against the item of "Public buildings, places of amusement" noted in last year's reports, which aggregated in value \$101,290 and miscellaneous structures, mostly out of doors moving picture shows, with a total value of \$3,950, not included in last year's tables.

A comparison of the number of new buildings and alterations in progress on March 31 of 1910 and 1911 leaves a favorable balance for 1911:

1910. New buildings 471 Alterations 637	$1911. \\ 460 \\ 724$
Total Excess, 1911, 76.	1,184

Had the plans for only one of the big operations now projected been filed, the total decrease shown in the total of values for projected buildings thus far in 1911 would have been wiped out. Reference is made to the Woolworth building, the estimated cost of which, completed, is between \$4,000,000 and \$5,000,000. FIRE-ESCAPES AND THE BUILDING DEPARTMENT.

Since the Washington place fire the newspapers have been concentrating their attacks upon the alleged negligence of the building department in looking after fire-While the department has no escapes. jurisdiction in a building once it is completed, except in the matter of passenger elevator inspection, it nevertheless issued during the last quarter 1,053 notices to place fire-escapes on buildings which had none, as against 556 such notices issued in 1910. The number of cases of insufficient means of escape in case of fire, pending in this department on December 31, 1910, was 436; received since then 614; total, 1,050; dismissed, 177; pending March 31, 1910, 873; forwarded for prosecution, 91, as compared with 46 cases brought forward for prosecution in a similar period in 1910.

The first quarter reports for Manhattan for 1910 and 1911 follows: Building Operations at Berkeley Heights.

BERKELEY HEIGHTS, N. J.-Robert G. Rogers is building a bungalow on Harwood av. Frank C. Shaffer is remodeling Alabama Cottoge. The new St. Marys Church Rectory on St. Marys av is a large and attractive building. The Berkeley Library is now completed and the first installment of 1,000 volumes installed. The Commuter Bungalow Company has completed three attractive and artistic bungalows on Wardle av. Gustave Davies is building a bungalow on Mountain av. Wm Kellogg is building an addition to No. 2 Berkeley av. The spacious old homestead on the C. P. Browning Farm is being remodeled and put in first class order for Mr. Deeny of Union, Mrs. Murray has completed her bungalow on "Free Acres." Bolton Hall has plans for a bungalow on Grey Acres. The old and until recently unused hotel has been thoroughly overhauled by the Wolf Novelty Company for the manufacture of novelties. Joseph Kuntz has completed a bungalow on Snyder av. Harry Lucas is remodeling the old Hess Homestead and will begin the erection of a bungalow on Bunker Hill this Spring.

Plans and specifications for new buildings and alterations filed and acted upon during the first quarter of 1911, with comparisons for the corresponding period in 1910.

New Buildings,	-1st qu	arter. 1911	-1st qua	rter, 1910.
	No. of		No. of	
Dwelling houses:	Bldgs.			Est. cost.
Over \$50,000		\$150,000	0	
Between \$20,000 and \$50,000	4			000 000
Between \$20,000 and \$50,000	4	- 171,000	8	\$300,000
Less than \$20,000	3	33,000	3	31,000
Flats and tenements	42	4,880,000	66	9,380,000
Hotels and boarding houses	3	4,900,000	3	760,000
Stores, loft and warehouses over \$30,000	32	3,973,000	40	8,980,000
Estimated cost between \$15,000 and \$30,000		274,000	11	239,000
Estimated cost less than \$15,000		26,500	9	46,200
Office buildings		483,000	11	2,467,800
Manufactories and workshops	12	1,284,154	11	160,000
			3	
		540,000		664,000
Churches		150,000	1	15,000
Public buildings, Municipal	5	340,800	4	2,785,000
Public buildings, places of amusement		1,862,700	6	314,000
Railroad stations	. 1	4,000,000		
Stables and garages	10	1,698,000	18	467,420
Other structures and frame tenements		48,205	26	243,150
Total first quarter 1910	191	\$23,286,155	214	\$26,852,570
Decrease, 1911 from 1910	23	\$3,852,570		\$=0,00±,010
Decrease, 1911 11011 1910	20	φ0,00=,010		
Alterations.				
	125	\$323,875	118	\$319,785
Dwelling houses			303	
Flats and tenements		250,550		374,953
Hotels and boarding houses		320,637	20	89,053
Stores, loft and warehouses		658,560	167	528,636
Offce buildings	87	535,400	37	225,752
Manufactories and workshops		75,485	29	140,550
Schools		19,600	1	100
Churches		62,100	3	21.000
Public buildings		49,200	46	510,200
Public buildings places of amusement		101,290		and the second second second
Public buildings, places of amusement		54,000	25	78.930
Stables and garages				the state of the second
Other structures	. 4	3,950		
m. t. 1. C. t	704	20 454 650	749	\$2,288,956
Totals first quarter 1911 and 1910		\$2,454,652	149	\$4,488,990
Increase number buildings altered	. 35	\$165,696		

Bronx Borough.

Classified statement of plans and specifications filed, for new buildings and alterations, in the Borough of the Bronx, during the first quarter of 1911, and compared with the corresponding period in 1910

compared with the corresponding period	m 1910.			
New Buildings.	-First Qu No. of bldgs.	arter, 1911.¬ Estimated cost.	-First Qu No. of bldgs.	arter, 1910– Estimated cost.
Brick Dwellings:				
Estimated cost over\$50,000				
Estimated cost between \$50,000 and \$20,000				
Estimated cost between \$50,000 and \$20,000	60	\$347,000	91	\$643,500
Estimated cost less than\$20,000	00	95±1,000	51	\$010,000
Brick Tenements:		2,204,000	182	7.324,500
Estimated cost over\$15,000	57			
Estimated cost less than\$15,000	2	23,000	õ	55,000
Frame Tenements				
Hotels			1	6,000
Stores, estimated cost over\$30,000	1	40,000		
Estimated cost between \$30,000 and \$15,000	4	81,000		
Estimated cost less than \$15,000	11	33,100	29	131,900
Office Buildings	3	145,250	3	15,400
Manufactories and Workshops	10	54,100	22	589,750
Schoolhouses	2 .	86,000	1	300,000
	ĩ	40,000	î	85,000
Churches	4	41,000	$1\hat{2}$	164.050
Public Buildings (Places of Amusement)	19	75,850	23	130,705
Stables and Garages	61	282,100	84	423,100
Frame Dwellings			10	2,200
Other Structures	11	4,100	10	2,200
	010	2 470 700	467	9,871,105
Totals	246	3,456,500	401	9,811,103
				and the second second
Alterations.		00.070	-	000 050
Brick Dwellings	8	\$8,050	5	\$23,050
Frame Dwellings	60	57,650	93	98,100
Brick Tenements	15	12,350	7	5,600
Frame Tenements	6	2,550	7	7,655
Hotels			7	10,000
Stores	9	12,900	7	101,675
Office Buildings	3	2,500	1	50
Manufactories and Workshops	9	18,330	17	78,025
Schools	ĩ	1.000	1	180
	5	3,000	ī	1.500
Churches	2	1,500	3	6,600
Public Buildings	ž	2,025	7	3,100
Stables and Garages	4	1,000	3	725
Miscellaneous	4	1,000		120
Totals	246	\$3,456,500	467	\$9,871,105

RECORD AND GUIDE

WHERE BUILDING MATERIALS ARE NEEDED

The Present Market in Its Entirety-A Report of Every Building Operation in the Boroughs of Manhattan and the Bronx

AN AID TO ALL SALES DEPARTMENTS

INDEX

Where bids may be wanted and by whom. The numbers given below represent the kind of materials, as well as labor, for which esti-mates are requested. The star (*) indicates that bids are wanted immediately. For further details and particulars see under "Projected Buildings and Advance Reports." S-Electric power 9-Electric wiring 0-Lighting fixtures 1-Plate glass 2-Interior woodwork and trim

	see under	Flojected Dunuings and Ad		
1-Demolishing 2-Excavating 3-Foundations 4-Masonry 5-Carpentry 6-Terra cotta blocks 7-Steel and iron work	8-Reinforced concrete 9-Fireproofing 10-Tin roof 11-Roofing other than tin 12-Front brick 13-Granite 14-Limestone	15—Marble 16—Terra cotta 17—Mosaic 18—Tile 19—Metal lath 20—Plaster partition blocks 21—Coping	22-Galvanized iron sky- lights and cornices 23-Fire-escapes 24-Plumbing 25-Heating 26-Elevators 27-Dumbwaiters	28- 29- 30- 31- 32- 33- 34-

Nestor Holding Co, owners, 302 Bwav; 4, 14, 7, 12, 22, 16, 25, 23, 24, 9.
Herman Roth, President, Congregation Besa, Hachneses, Ansher Mellec, 73 Av C; 4, 8, 12, 16, 21, 22, 11, 23, 1 and coal stoves.
Walter B Chambers, archt, 35 Wall st; 4, 15, 16, 10, 22, 25, 20, 7.
Edward Necarsulmer, archt, 507 5th av; 4, 7, 8, 11, 9, 12, 16, 25, 23, 24, 28, 29, 30, 34

7, 34.

Birch Realty Co, 319 W 64th st, owner; all subs

E McManus, 45 E 42d st, owner; all Chas subs. Brentmore Realty Co, 505 5th av. owner;

Brentmore Realty Co. 505 5th av. owner; all subs.
Geo A Fisher Co, 414 Riverside Drive, owner; all subs.
Maximilian Zipkes, 103 Park av; all subs.*
Fred F French Co, Smith Bldg. 3d av & 148th st; all subs.*
John W Kearney, archt, 37 Liberty st; 4, 8, 11, 25, 24, spruce and copper cornices.

PROJECTED BUILDINGS. Manhattan.

Apartments Flats and Tenements.

130TH ST, n s, 205 w Amsterdam av, 6-sty brick tenement, 74.41/2x81.8, tin roof; cost, \$60,000; owner, Nestor Holding Co. 302 Broadway; architect, Samuel Sass, 32 Union Sq. Plan No. 185.

Jacob Manheim, Pres.; Louis Manheim, Secy.; William Jasic, Treas.; all of 302 Broadway.

PLEASANT AV, 351.3 - --. 4-sty brick tenement, 33.4x75, plastic slate roof; cost, \$10,000; owner, 481 E. 167th St. Co., 215 Montague st; architect, Lorenz F. J. Weiher, 271 W. 125th st. Plan No. 175.

James J. Burke, 215 Montague st, Pres. BROADWAY, w s, 428.51/4 n 122d st, 6sty brick apartments, 55.2%x84.6, slag roof; cost, \$70,000; owner, Friedman Con-struction Co., 171 Broadway; architect, Harold L. Young, 67 W. 125th st. Plan No. 177.

Henry Friedman, 171 Broadway, Pres. 187TH ST, s e cor Wadsworth av, 5-sty brick apartments, plastic slate roof; cost, \$60,000; owner, Crist Realty Co., 71 Nas-

sau st; architect, Geo. Fred Pelham, 507 5th av. Plan No. 182. Owners superintend. Isaac Boehm, 71 Nassau st, Pres.; Max Boehm, same address, Treas.

Churches.

BLACKWELL'S ISLAND, opposite E 74th st, 1-sty rubble stone church and rectory, 47.10x141.8, and extension, 35x39.8, and tower 60 ft. high, slate, slag and asphalt; cost, \$30,000; owner, Department of Charities, City of New York, foot East 26th st; architect, John W. Kearny, 37 Liberty st. Plan No. 179.

Michael J. Drummond, Commissioner of Dept. of Charities, representing owner of property; John M. Farley, Archbishop of N. Y., Madison av and 50th st, owner of building; Rev. John W. Casey, S. J., Blackwell's Island, rector of the Church of the Sacred Heart.

Factories and Warehouses.

19TH ST, Nos 455-457 W, 2-sty and cellar brick storage, 50x90, slag roof; cost, \$6,000; owner, A E Stokes, 191 9th av; architect, Paul C. Hunter, 191 9th av. Plan No. 174.

L. J. Rice, 103 Park av, carpentry and masonry.

Crest Realty Co, owners, 71 Nassau st; 4, 7, 22, 11, 6, 19, 18, 25, 23 and yellow

pine. J & H Bauman, owners, 79 E 4th st; 11, 4, 12, 16, 23, 22, 14, 7, 25, 24, yellow pine,

kalamein. Chas R Forulo, lessee, 45 Houston st; 24, 7, 4.

La Spina-Morris Cut Stone Co, 108th st & Pleasant av, 10, spruce & yellow pine. Herbert M Baer, archt, 21 W 45th st; 5, 7, 16, 11 and spruce. Frank Straub, archt, 122 Bowery; 4. 7, 24.

Benj W McCormick, owners agent, S3 E 52d st; 7, 24, 23, 20, 8. Paul W Gussow, archt, 23 Duane st; 4, 7, 24. Geo B de Gersdorff, archt, 103 Park av; 4, Geo B 7, 24.

Friedman Const Co, 960 Prospect av, owner;

all subs. George Cranwell, 311 Union st, Hoboken, N J, owner; all subs.

129TH ST, s s, 92.8 w Convent av, 1-sty and concrete garage, 22x20, galvanized iron roof; cost, \$800; owners, Bernheimer & Schwartz, Pilsener Brewing Co., W. 128th st, near Amsterdam av; architect, L. Oberlein, same address. Plan No. 172.

Simon E. Bernheimer, Pres., 107 W. 57th

Miscellaneous.

FRANKLIN ST, No. 184, 1-sty brick outhouse, 6.4x15.9, tin roof; cost, \$1,000; owner, Pauline Meyer, 111 N. Y. av, Jamaica, L. I.; architect, O. Reissmann, 30 Plan No. 184. First st.

23D ST, No. 149 East, 3-sty brick moving picture and loft and extension, 20.9x 94.9 and 25.9x4.0, tin roof; cost, \$15,000; Alwold Realty Co., 111 Broadway; architect, Gronenberg & Leuchtag, 7 West 22d st. Plan No. 186.

L. T. Alton, Pres., 111 Broadway.

16TH ST, No. 432 E, 1-sty outhouse, 10x 13.8, tin roof; cost, \$1,100; owner, Mrs. Elsie Schaeffer, s w cor 23d st and 3d av; architect, Henry Regelman, 133 7th st. Plan No. 176.

19th st, No. 407 E, 1-sty metal covered wood and brick outhouse, 6.2x13.4, tin roof; cost, \$1,000; owner, M. Muller, 405 E. 19th st; architect, O. Reissmann, 30 1st st. Plan No. 178.

19TH ST, No. 405 E, brick outhouse, 6x 13.4, tin roof; cost, \$1,000; owner, M. Muller, 405 E. 19th st; architect, O. Reissmann, 30 1st st. Plan No. 181.

Chas. Bondy, agent, 405 E. 19th st. 109TH ST, n e cor Manhattan av, two outdoors moving picture shows, 4x4 and 6x5, tin roofs; cost, \$200; owner, M. G. Ferguson, 50 Morningside av; architect, Somerfeld & Steckler, 39 Union sq. Plan No. 180.

Stores, Offices and Lofts.

59TH ST, s w cor Columbus Circle, 3-sty brick and cast iron store and loft, 39.8x 95.8, and extension, 50x5, tar and gravel roof; cost, \$25,000; owner, Chas E. Appleby, 11 John st; architect, J. C. Wester-velt, 36 W. 34th st. Plan No. 173.

4TH ST, No. 61 E, 7-sty brick, limestone and terra cotta store and lofts, 25x 86.2, and extension, 25x7, slag roof; cost, \$20,000; owner, J. & H. Bauman, 79 E. 4th st; architect, M. A. Cantor, 29 W. 42d t. Plan No. 183. BROADWAY, s w cor 181st st, 1-sty st.

brick office and stores, 133.21/2x irregular,

Dodge & Morrison, 82 Wall st, archts; G C. Edward Dunn, Firemans Bldg, Newark, N J, archt; G C.*

-Paints -Paints -Hardware

M Rosenthal, 35 Nassau st, owner; 12, 14. Geo N Thurber, 46 Gautier av, Jersey City, N J; all subs.

John Chatterton, 108 South Sth st. Bklyn, owner; all subs

Bernheimer & Schwartz, owners, 128th st near Ams av; 4, 7, 11.

J C Westervelt, archt, 36 W 34th st; 12, 7, 22, 25, 23, Paul C Hunter, archt, 191 9th av; 11, 22, 26, 25, 21.

Libman Contracting Co, 1968 Bway, The

The Libman Contracting Co. 1968 Bway, bldrs; all subs.*.
Alexander Grant Const Co, owners, 701 W 78th st; 4, 7, 11, 22, 21, 31, 25.
248 4th Av Co, owners, Samuel Jackson, Pres, 149 Bway; 2, 3, 4, 5, 6, 7, 8, 9, 11, 12, 14, 15, 16, 18, 20, 21, 22, 23 24, 25, 29, 34.

slag roof; cost, \$35,000; owner, Alex. Grant Construction Co., 701 West 178th st; architects, Schwartz & Gross, 347 5th Plan No. 188. av.

Alexander Grant, president, 701 West 178th st; W. R. Adams, secretary, 25 Broad st.

4TH AV, s w cor 20th st, 12-sty brick, limestone and terra cotta lofts, 100x irregular, slag roof; cost, \$650,000; owner, 248 4th Av. Co., 149 Broadway; architects, Rouse & Goldstone, 38 West 32d st. Plan No. 189.

Samuel Jackson, 149 Broadway, president; Walter Rosenthal, same address, secretary; and Barnett Cohen, same address, treasurer.

Synagogues.

4TH ST, No. 372 East, 3-sty brick synagogue, 23x92, slag roof; cost, \$20,000; owner, Congregation Besa Hachneses Ausher Millec, 118 Columbus st; architect, Jacob Fisher, 296 East 3d st. Plan No. 187.

Herman Roth, 73 Av C. Pres.; Isaac Planze, 183 Broome st, Secy.

MANHATTAN ALTERATIONS.

BRIDGE ST, Nos. 32-34, and Pearl st, Nos. 45-47, new front wall, windows and general alterations in 4-sty brick workshop; cost, \$15,000; owner, Bush Terminal Building Co., 100 Broad st; architects, H. P. Kirby and J. J. Pettit, 103 Park av. Plan No. 681.

BRIDGE ST, No. 28, and Pearl st, No. 39, new front wall, windows and general alterations in 5-sty brick workshop; cost, \$15,000; owner, Bush Terminal Building Co., 100 Broad st; architects, H. P. Kirby and J. J. Petit, 103 Park av. Plan No. 680

HENRY ST, No. 49, exit in 5-sty brick dance hall and meeting rooms; cost, \$500; owner, Schultze Estate, 271 Broadway; architects, Bernstein & Bernstein, 24 East Plan No. 725. 23d st.

KING ST, No. 29, change stairs in Pub-lic School No. 8; cost, \$3,500; owner, City of N. Y., City Hall; architect, C. B. J. Snyder, 500 Park av. Plan No. 721. MONROE ST, No. 71, new partitions in

3-sty brick store and lofts; cost, \$500; owners, Camman, Voorhees & Floyd, 84 William st; architect, Jacob Fisher, 296 E. 3d st. Plan No. 689.

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NEW BOWERY, No. 26, new columns, girders, stairs and toilet in 4-sty brick cafe, club and furnished rooms; cost, \$5,-000; owner, James J. Hughes, 10 Madison st; architect, Paul W. Gussow, 23 Duane Plan No. 703. st.

ODELL ST, e s, 530 n Sterling av, 2-sty frame extension, 18.6x28, to 2-sty frame dwelling; cost, \$300; owner, Frank Regno, on premises; architect, Otto C. Krauss, 2318 Newbold av. Plan No. 116. PIKE ST, No. 24, change partitions in

6-sty brick tenement; cost, \$250; owner, Julian Fischman, 25 West 9th st; architect, Max Muller, 115 Nassau st. Plan No. 728.

PIKE ST, No. 48, make door of window, new partitions in 5-sty brick tenement; \$250; owner, Lawrence Schoen, 119 cost, W. 112th st; architect, Max Muller, 115 Nassau st. Plan No. 693.

WILLIAM ST, 24 South, stair well made wider, new stairs and change warehouse to office building; cost, \$1,000; lessee. Price-Campbell Cotton Picker Corp., 82 Beaver st; architect, Pennington Satter-thwaite, 27 East 22d st. Plan No. 737. Wright & Brown, 304 West 25th st, car-

pentry. Owner, John A. Brown, Real Estate Trust Building, Philadelphia.

4TH ST, No. 109 East, cut windows in rear wall of front building and front wall rear building, new partitions in 4-sty brick tenement; cost, \$3,000; owner, Es-tate of H. Kuebel, 37 West 9th st; architect, O. Reissmann, 30 1st st. Plan No. 731.

Joseph K. Savage, 39 West 9th st, executor.

5TH ST. No. 721, change front wall of 5-sty brick tenement; cost, \$500; owner, Joseph Schaeffler, Cambreling av and Grote st, Bronx; architect, Fred Ebeling, 506 East 84th st. Plan No. 719.

5TH ST, No. 719, change front wall and install wash tubs in 5-sty brick tenement; cost, \$500; owner, Joseph Schaeffler, Cambreling av and Grote st. Bronx; architect, Fred Ebeling, 506 East 84th st. Plan No. 718.

7TH ST, No. 123-125, cut windows, put in toilets in 5-sty brick tenement; cost, \$3,000; owner, Max G. Wildman, 125 7th st; architect, O. Reissmann, 30 First st. Plan No. 715.

10TH ST, No. 290 W, rebuild front of 2sty stable; cost, \$2,000; owner, Ernest G. W. Woerz, 1 E. 63d st; architect, Louis Weber Building Co., 1 Madison av. Plan No. 704.

Architect has masonry and carpentry contracts.

12TH ST, No. 108 East, general alterations in 4-sty residence; cost, \$4,000; Marie Gangelmann and Gertrude Mager, 104 East 12th st; architect, William G. Ki-lian, 110 East 23d st. Plan No. 716. Plan No. 716.

14TH ST, Nos. 116-118, new fire escape, &c, in 12-sty brick lofts; cost, \$7,500; owner, Samuel Weil, 194 Franklin st; architects, Buchman & Fox, 11 E. 59th st. Plan No. 690.

18TH ST, No. 44, W, hollow tile partition in 12-sty store and office building; cost, \$450; owner, Broadway Renting Co., 44 W. 18th st; architect, L. E. Denslow, 44 W. 18th st. Plan No. 705.

J. H. McCahill, 442 E. 59th st, masonry, and H. P. Blot, 442 E. 59th st, carpentry; United Cigar Stores Co., 44 W. 18th st, lessee; C. A. Whelan, President, 44 W. 18th st.

22D ST, No. 125 West, change rear wall of 3-sty brick dwelling and store; cost, \$1,000; owner, Sarah Siegel, 125 West 22d st; architect, Cohn Bros., 361 Stone av.

v. Plan No. 724. 23D ST, No. 163 W, remove stoop, put in new stairs in 4-sty and basement stores and offices; cost, \$800; owner, Alice H. Greenleaf, 200 W. 55th st; architect, P. F.

Brogan, 119 E. 23d st. Plan No. 687. 27TH ST, n s, 51.8 e 13th av, fire-escape on 7-sty brick warehouse; cost, \$400; own-er, Terminal Stores Co., 17 So William st; architect, Otto M. Beck, 1349 53d st, Brooklyn. Plan No. 668.

27TH ST, n e cor 13th av, fire-escape on 7-sty brick warehouse; cost, \$400; owner, Terminal Stores Co, 17 So William st; architect, Otto M Beck, 1349 53d st, Brooklyn. Plan No. 666.

27TH ST, n s, 253.10 w 11th av, fire-escapes on 7-sty brick warehouse; cost, \$400 owner, Terminal Stores Co, 17 So William st; architect, Otto M Beck, 1349 53d st, Brooklyn. Plan No. 669.

27TH ST, n w cor 11th av, fire-escape on 7-sty brick warehouse; cost, \$400: owner, Terminal Stores Co, 17 So William st; architect, Otto M Beck, 1349 53d st, Brooklyn. Plan No. 670.

28TH ST, s e cor 13th av, fire-escape on 7-sty brick warehouse; cost, \$400; owner, Terminal Stores Co, 17 So William st; architect, Otto M Beck, 1349 53d st, Brook-Plan No. 667. lvn.

34TH ST, No 124 W, change windows, install new stairs in 4-sty stores and dwelling; cost \$1,000; owner, Mrs E Watts, 127 E 57th st; architect, W G Clark, 438 W 40th st. Plan No. 677,

36TH ST, No. 553 West, remove partitions and make door of rear window in 4-sty brick tenement; cost, \$1,000; owner, Munch Brewing Co., 277 Vernon av. Brooklyn; architect, John H. Knubel, 318 West 42d st. Plan No. 726. Ernest F. Distler, 400 Warwick av,

Brooklyn, president.

40TH ST, n s, 25 e 12th av, new slag roof on 1-sty slaughter house; cost, \$1,-000; owners, Joseph Love & Co., foot of West 40th st; architect, Seymour E. Schonewald, 18 East 42d st. Plan No. 736.

Sloane E. Miller, 316 East 65th st, carpentry.

41ST ST, No. 116 W, change front wall in 4-sty brick stable, store, offices and dwelling; cost, \$1,200; owner, Middle States Realty Co., 500 5th av; architect, Charles C. Thain, 4 E. 42d st. Plan No. 688.

J. P. Robinson, Pres., 500 5th av. 42D ST, Nos 228-232 W, change front wall of 6-sty bk restaurant; cost \$5,000; owner, Denmore Realty Co, 200 W 72d st; architect Louis A Fort, 224 W 52d st. Plan No. 682.

42D ST, No 11 W, reconstruct show windows in 4-sty bk restaurant; cost, \$800; owner, N B Drake, 111 West 42d st; architect, John G Reuhler, 66 10th av, White-Plan No. 672. stone, L I.

42D ST, No. 35 W, general alterations to 4-sty store and studio; cost, \$5,000; owner, Estate of Naomi Andrews, 160 Broadway; architect, Frank Straub, 122 Bowery. Plan No. 699.

Lessee, Edward Berger, care of architect, superintends.

44TH ST, No 15 W, renew partitions in 5-sty brick restaurant; cost, \$4,500; owner, Schuyler Corporation, 141 W. 41st st; architect, H. W. Baer, 21 W. 45th st. Plan No. 698.

G. W. Barnett, 109 W. 47th st, plumbing. Architect superintends.

45TH ST, Nos 65-69 W, general alterations in 3-sty and basement hotel; cost, \$2,500; owner, William Rafel, 65 W 45th st; architect, Augustus N. Allen, 65 W. 45th st. Plan No. 692.

46TH ST, No 340 E, cut window, new door and bk extension, 5x6, 1-sty high, tin roof; cost, \$400; owner, J M Cannon, 340 E 139th st; architect, Albert J Kunzi, 289 Floyd st, Brooklyn. Plan No. 691.

Geo Lengenfelder, Plumbing, 36 Sumner av, Brooklyn.

51ST ST, No. 121 East, change stairs in Public School No. 18; cost, \$4,000; owner, City of New York, City Hall; architect, C. B. J. Snyder, 500 Park av. Plan No. 722.

56TH ST, No. 408 W, new windows, change fire escapes, new partitions in 5sty brick store and tenement; cost, \$2,-000; owner, Catherine J. McCormick,

Grenoble Hotel, n w cor 56th st and 7th av; architect, James W. Cole, 403 W. 51st st. Plan No. 700.

Benjamin W. McCormick, 83 E. 52d st, superintends.

59TH ST, No 336 E, change sink and tubs, new partitions in 4-sty brick tenement; cost, \$100; owner, James Duggan, 336 E 59th st; applicant, owner. Plan No. 695.

60TH ST, No 225-7 w, enlarge windows, new steel partitions to 4-sty brick tenement & stores; cost \$2,000; owner, Louis A Cushman, 519 W 59th st; architect, Chas Stegmayer, 168 E 91st st. Plan No. 679.

62D ST, No 355 E, side extension, 16x54.4 flat roof to 4-sty bk dwelling; cost, \$2,000; owner, Eugene Lucchesi, 355 E 62d st; architects, Horenburger & Bardes, 122 Bowery. Plan No. 671,

66TH ST, No. 338 East, new partitions in 4-sty brick tenement; cost, \$1,500; owner, F. C. Fairchild, 149 Broadway; architect, O. Reissmann, 30 1st st. Plan No. 732.

Ben. L. Fairchild, 149 Broadway, agent. 70TH ST, No. 171 E, remove front wall and rebuild, extend party wall, chimney in 4-sty brick dwelling; cost, \$10,000; owner, Georgiana H. Stevens, 171 E. 70th st; architect, George B. de Grosdorff, 103 Park av. Plan No. 706.

71ST ST, No. 347 W, add 1 story to 4sty and basement dwelling for bathroom, brick roof; cost, \$1,500; owner, Mrs. Maimee Murry Smyth, 347 W. 71st st; architect, Eli Benedict, 1947 Broadway. Plan No. 702.

Daniel P. Webster, 215 Columbus av, superintends; Joseph B. Gillie, 181st st and Amsterdam av, masonry; superintendent takes carpentry.

75TH ST, No. 13 East, change front wall, new partitions, skylights, plumbing and mantels, in 4-sty brick dwelling; cost, \$7,500; owner, George Heck, 13 East 75th st; architect, W. B. Chambers, 35 Wall st. Plan No. 710.

78TH ST, No 167 E, remove porch, new partitions to 2-story brick dwelling; cost, \$1,000; owner, Chas N Trippe, c'o McDer-mott & Hanigan, 31 W 42d st; architects, Gross & Kleinberger, Bible House. Plan No. 673.

84TH ST. No. 101 W. change partition in 5-sty brick apartments and stores; cost, \$375; owner, Simpson, Werener & Cardozo, 11 Broadway; architect, Chas. J. Perry, 3184 Perry av. Plan No. 708. 98TH ST, No. 224 East, remove dumb

waiter and put in new bathroom in 5-sty brick tenement; cost, \$600; owner, Samuel Snow, care architects, Harrison & Sackheim, 230 Broad st. Plan No. 713. 106TH ST, No. 339 East, remove and

put new tin roof on shaft in 5-sty brick tenement; cost, \$150; owner, Antonio Sorgi, 2057 1st av; architect, Lorenz F. J. Weiher, 271 West 125th st. Plan No. 712.

116TH ST, n w cor Lenox av, new elevator shaft, kalomein doors and general alterations in 2-sty stores and offices; cost, \$9,000; owner, S. E. & M. E. Bernheimer, cor 128th st and Amsterdam av; architect, Joseph Hoffmann, 318 West Plan No. 720. 121st st.

118TH ST, No. 531 East, change partitions and put in fireproof door in 4-sty brick tenement; cost, \$200; owner, S. Stronczer, 533 East 118th st; architect, Henry J. Feiser, 150 Nassau st. Plan No. 729.

125TH ST, Nos. 207-211 West, increase height of stage wall, new tank in 4-sty music hall; cost, \$1,000; owner, Alex. Lichenstein, 209 West 125th st; architects, Neville & Bagge, 217 West 125th st. Plan No. 738.

Leesees, Hurtig & Seamon. 211 West 125th st.

John J. Halloran, 241 West 125th st, plumbing.

126TH ST, No. 210 E, brick wall in cel-

lar of 5-sty brick tenement; cost, \$1,000; owner, H. Hallach, 160 W. 132d st; architect, O. Reissmann, 30 1st st. Plan No. 707.

140TH ST, s s, 266 e Willis av, new partitions, new windows, etc., to 3-sty brick dwelling; cost, \$1,200; owner, Jos. Silbermann, on premises, architect, Edw. H. Lebies, 460 East 137th st. Plan No. 117.

147TH ST, No. 400 West, add bulkhead, three rooms and bath on top of 3-sty and basement residence, tin roof; cost, \$2,500; owner, Jacob Hasslacher, 400 West 147th st; architect, Frederick Mathiews, 103 Park av. Plan No. 735.

AMSTERDAM AV, No 807, install dumb waiter in 5-story brick store & ten; cost, \$200; owner, Geo Ash, 109 W 45th st; owner, John Brandt, 271 W 125th st. Plan No. 676.

M. Wolf, 303 W 117th st, contractor.

AMSTERDAM AV, No. 1784, new steel partitions in 5-sty brick tenement and stores; cost, \$100; owner, John D. Wilkins, 701 West 177th st; architect, Grass & Kleinberger, Bible House. Plan No. 683.

BROADWAY, 26-28-30, alter store fronts in 3-sty stores offices and loft; cost, \$200; owner, Wm F Loew, 2630 Broadway; architect, Lorenz F J Weiher, 271 W 125th st. Plan No. 684.

BROADWAY, No 280, new store fronts in 7-sty stores and offices; cost, \$10,000; owner, Felix Isman, 1328 Penn Square, Philadelphia, Pa; architect Thos W Lamb. Plan No. 694.

BROADWAY, No. 452, alter toilet partitions in 5-story stores & lofts; cost, \$200; owner, Estate Myer Gutman, 25 Broad st, N. Y.; architect, Alfred Freeman, 320 5th av. Plan No. 674.

Abe Gutman, 6 E 80th st & Saunders Gutman, 12 E 80th st, extrs.

BROADWAY, Nos. 1841-3, erect sky sign on 2-sty stores and offices; cost, \$150; owner, Peter Vogler, 341 East 10th st; architect, The O. J. Gude Co., 935 Broadway. Plan No. 734.

BOWERY, No. 96, brick retaining wall, 1-sty high at 5-sty brick store and lodgings; cost, \$250; owner, William Gahlan, 132 Nassau st; architect, J. McCabe, 96 5th av. Plan No. 723. BOWERY, No. 15, new partitions for

BOWERY, No. 15, new partitions for toilets in loft and moving picture theater; cost, \$100; owner, S. Stein, 15 Bowery; architects, Gronenberg & Leuchtag, 7 W. 22d st. Plan No. 709.

BOWERY, No. 217, openings in front and rear wall, steel beams for tank and toilet compartments in 6-sty tenement; cost, \$2,500; owner, Germania Bank, 190 Bowery; architect, C. H. Dietrich, 1112 2d av. Plan No. 696.

Chas. R. Farulo, 45 E. Houston st, lessee.

CRUGER AV, e s, 1,525 s Bear Swamp rd, 2-sty brick extension, 6x36, to 2-sty brick dwelling and stable; cost, \$1,500; owner, Louis C. Rose, on premises; architect, J. J. Vreeland, 2019 Jerome av. Plan No. 121.

EAGLE AV, e s, 94 n 156th st, new roof, new girders, etc., to 2-sty brick boiler house; cost, \$3,000; owner, Ebling Brewing Co., on premises; architect, Robt. Wilson Co., 200 5th av. Plan No. 123.

LEXINGTON AV, No. 59, new partitions, new tile floor in 8-sty brick hotel; cost, \$1,500; lessee, Peter Flannery, 59 Lexington av; architect, Bruno W. Berger & Son, 121 Bible House, Plan No. 717.

LEXINGTON AV, No 732, change show window in 4-story store & factory; cost, \$200; owner, Carl Gotscheck, 732 Lex av; architect, same. Plan No. 678.

Owner takes contract.

PALISADE AV, e s. 3,600 s 261st st, move 1½-sty frame stable; cost, \$300; owner, Susan E. Robinson, Riverdale; architect, Wm. A. Kenny, Riverdale, Plan No, 120, PLEASANT AV, w s, 25.2 s 108th st, repairs to 1-sty shed in stone yard; cost, \$2,500; owner, La Spina-Morris Cut Stone Co., 108th st and Pleasant av; architect, M. W. Del Gaudio, 401 E. Tremont av. Plan No. 697.

Owner superintends.

PARK ROW, No 207, alter front of store and loft building for moving picture show; cost \$2,500; owner, Rosie Gordon, 253 Grand st; architect, Lorenz F J Weiher, 271 W 125th st. Plan No. 685.

PARK AV, Nos. 565-569, new fireproof passageway in 5-sty brick apartments; cost, \$150; owner, Owning Corporation, 27 William st; architects, Pollard & Steinman, 10 E. 33d st. Plan No. 701.

James A. McUelus, 27 William st, Secy. and Treas., and W. C. Culver, Pres., same address.

SOUTHERN BOULEVARD, s w corner 176th st, new bathroom to 6-sty brick tenement; cost, \$200; owner, J. H. Lavelle, 795 East 176th st; architect, F. V.

Lavelle, 795 East 176th st, areineet, F. V. Lavelle, 795 East 176th st. Plan No. 122. WEST END AV, n e cor 67th st, cut door opening, new elevator shaft, raise floors easterly wing of 5-sty brick factory; cost, \$10,000; owner, F. L. Leland, care F. Seery, 244 East 52d st; architect, Otto L. Spannhake, 233 East 78th st. Plan No. 730.

Frank Seery, 244 East 52d st, masonry. The Helebrook Co., lessees, 421 West 57th st.

WEBSTER AV, No. 1508, move 3-sty frame dwelling and meeting rooms; cost, \$500; owner, Rev. Barth F. Galligan, 1510 Webster av; architect, John V. Van Pelt, 381 4th av. Plan No. 118.

Pelt, 381 4th av. Plan No. 118. WEBSTER AV, No. 1510, 2-sty frame extension, 7.5½x8, to move 3-sty frame church and dwelling; cost, \$1,000; owner, Rev. Barth F. Galligan, on premises; architect, John V. Van Pelt, 381 4th av. Plan No. 119.

1ST AV, No. 2057, remove and put tin roof on shaft in 5-sty brick tenement; cost, \$250; owner Antonio Sargi, 2057 1st av; architect, Lorenz F. J. Weiher, 271 West 125th st. Plan No. 711.

THIRD AV, No 997, new front and rear walls, skylights and stairs in 3-sty bk restaurant and dwelling; cost, \$2,500; owner, John P Lake, executor, 169 E 60th st; architect, John H Friend, 148 Alexander av. Plan No. 686.

R Johnson, 204 E 58th st, superintends and takes contracts. THIRD AV, No 1997, change partitions

THIRD AV, No 1997, change partitions in 4-sty brick store & lofts; cost, \$800; owner, F W Binzer, 1997 3d av; architects, Harrison & Sackheim, 230 Grand st. Plan No. 665.

3D AV, Nos. 3491, 3493 and 1395, new storm fronts to three 5-sty brick tene ments; total cost, \$1,600; owner, Wm. Stahl, 1387 Crotona av; architects, Hormburger & Bardes, 122 Bowery. Plan No. 115.

5TH AV, No. 611, divide store, new toilets in 8-sty brick store and apartments; cost, \$500; owner, The Geo. Kemp Real Estate Co., 615 5th av; architects, Renwick, Aspinwall & Tucker, 320 5th av. Plan No. 739.

5TH AV, No. 858, erect 4-ton marble altar in chapel of 4-sty residence; cost, between \$4,000 and \$6,000; owner, Thomas F. Ryan, 858 5th av; architect, C. T. Matthews, 381 4th av. Plan No. 733.

Batterson & Eisele, marble contractors, Times Building.

5TH AV, No. 538, remove wooden stairs, build new iron ones and kalamein door in 6-sty brick store and work room; cost, \$300; owner, Lichenstein Millinery Co., 538 5th av; architects, Bagge, Stillman Co., Southern Boulevard and 144th st. Plan No. 727.

5TH AV, Nos. 414 to 416 38th st, No. 4 West, present party walls between buildings will be removed, present beams and girders carried on new columns and girders, new partitions, new tar and gravel

roof, new floors and build 12-sty extension to 6-sty brick store; cost, \$130,000; lessees, Franklin Simon Co., 414 5th av; architect, E. Necarsulmer, 507 5th av. Plan No. 714.

Duncan Realty Co., 414 5th av and 416 5th av Co., owners. 7TH AV, No 2130, erect skysign on 3-sty

7TH AV, No 2130, erect skysign on 3-sty store & dwelling; cost, \$250; lessee, Alfred Levin, 2130 1st av; architect, The O J Gude Co, 935 Broadway. Plan No. 675.

PROJECTED BUILDINGS.

Bronx.

Apartments, Flats and Tenements. INTERVALE AV, w s, 375 s 169th st, 5-sty brick store and tenement, tin roof, 25x111.6; cost, \$35,000; owner, Jacob Streifler, 1340 Wilkins av; architects, Schaefer & Jaeger, 401 Tremont av. Plan No. 194.

FOREST AV, w s, 154.2 n 161st st, 4-sty brick tenement, plastic slate roof, 33.7x68; cost, \$15,000; owners, Sheeran Estate, Edward J. Sheeran, 931 Forest av, Pres.; architect, Koppe & Daube, 830 Westchester av. Plan No. 189.

Westchester av. Plan No. 189. FULTON AV, w s, 103.10 s 168th st, two 5-sty brick tenements, plastic slate roof, 49.107/sx103.5½; total cost, \$120,000; owners, Wahlig & Sonson, So. Boulevard and Freeman st; architects, Moore & Landsiedel, 148th st and 3d av. Plan No. 190.

MARMION AV, s w cor 179th st, two 4-sty brick tenements, tin roof, 36x70.4; total cost, \$61,000; owners, C. K. Realty Co., Richard Keil, 2061 Ryer av, Pres.; architect, Franz Wolfgang, 535 East 177th st. Plan No. 199.

Dormitory.

SPUYTEN DUYVIL PARKWAY, w s, 75 s Van Cortlandt av, 2-sty frame dormitory, rubberoid roof, 43.2x107.10; cost, \$15,000; owners, Sisters of Charity of St. Vincent de Paul, Margaret E. Cullen, Mt. St. Vincent, Pres.; architect, I. E. Ditmars, 111 5th av. Plan No. 184.

Dwellings.

259TH ST, s s, 30 w Fieldstone av, 2sty brick dwelling, plastic slate roof, 25x 95; cost, \$5,000; owner, Daniel Sullivan, 503 West 158th st; architect, Wm. A. Kenny, Riverdale. Plan No. 193.

McGRAW AV, n s, 75 w Taylor av, 2sty frame dwelling, tin roof, 22x56; cost, \$5,500; owner, Thos. A. Murray, on premises; architect, B. Ebeling, 1136 Walker av. Plan No. 188.

SPUYTEN DUYVIL RD, e s, 390 s 227th st, two 2-sty brick dwellings, slate roof, 21x26; total cost, \$7,000; owner, Chas. R. Demarest, Supyten Duyvil; architect, Robt. W. Gardner, 122 West 29th st. Plan No. 185.

180TH ST, s e cor Belmont av, three 1-sty stores and dwellings, slag roof, 25.10x76; total cost, \$10,000; owners, T. J. McGuire Con. Co., Thos. J. McGuire, 100 West 139th st; architects, Enell & Enell, 103 East 125th st. Plan No. 197. 216TH ST, n s, 75 w Laconia av, 2-

216TH ST, n s, 75 w Laconia av, 2sty brick dwelling, tin roof, 25x62; cost, \$5,000; owner, Francesco De Luca, 355 East 105th st; architect, Geo. P. Crosier, 223d st and White Plains av. Plan No. 198.

WALES AV, w s, 201.11 s Dater st, or 147th st, 5-sty brick tenement, slag roof, 50x88; cost, \$48,000; owners, Altwal Const. Co., Domenick Altieri, 468 Concord av, Pres.; architect, Robt. E. Lavelle, So. Boulevard and Freeman st. Plan No. 196.

Miscellaneous.

TURNBULL AV, s e cor Castle Hill av, 1-sty frame barn, tin roof, 30x13; cost, \$200; owner, Antonio Marcinoci, 2260 2d st; architect, Henry Nordheim, 1087 Tremont av. Plan No. 200.

STEPHENS AV, w s, 580 s Clason Point rd, Witching Waves; cost, \$5,000; owners, Bronx Witching Waves Whirlpool Co.,

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on premises; architects, Clinton Stephens, with new wall, new windows and doors, Jr., on premises. Plan No. 191. will be cut. New railing will be pu BRONX RIVER AV, s s, 55 w Stephens around areas and new cast iron step

BRONX RIVER AV, s s, 55 w Stephens av, 1 circling wave; cost, \$1,000; owner, Clinton Stephens, on premises; architect, Clinton Stephens, Jr., on premises. Plan No. 186.

STEPHENS AV, e s, 225 s Clason Point rd, 1-sty frame store, 16x20; cost, \$150; owner, Clinton Stephens, on premises; architect, Clinton Stephens, Jr., on premises. Plan No. 187.

ises. Plan No. 187.
CORLEAR AV, e s, 96.7 s 236th st, 1sty brick garage, plastic slate roof, 35x 35; cost, \$500; owners, Ames Transfer Co., Jas. Ames, Kingsbridge, Pres.; architect, Wm. A. Kenny, Riverdale. Plan No. 192.

CLASON POINT RD, n w cor Newman av, 1-sty frame restaurant and cafe, slag roof, 50.10x135.10; cost, \$5,000; owners, Heekler & Byrne, 251 East 137th st; architect, B. Ebeling, 1136 Walker av. Plan No. 195.

Schools and Colleges.

RIVERDALE AV, Randolph la, Hudson River & City Line, 6-sty brick College, tile roof, 98x46; cost, \$80,000; owners, Sisters of Charity of St. Vincent de Paul, Margaret E. Cullen, Mt. St. Vincent, Pres.; architect, I. E. Ditmars, 111 5th av. Plan No. 183.

BRONX ALTERATIONS.

HEATH AV, w s, 112 n Hub terrace, 1-sty of frame built upon 1-sty extension of 2-sty frame dwelling; cost, \$350; owner, Chas. W. Sturges, 1816 Anthony av; architects, Almenau & Younkhure, 3320 Bailey av. Plan No. 124.

ADVANCE REPORTS.

Thomas W. Lamb Plans Many Theatres.

MANHATTAN.-Architect Thomas W. Lamb, of No. 501 5th av, is finishing up plans for several theatre operations in this city. At the northwest corner of Broadway and 96th st there is soon to be erected a 3-sty theatre and business building, brick and limestone, taking in a plot 100x150 ft. Robert E. Dowling, president of the City Investment Co., 165 Broadway, the lessee, has sub-leased the premises to the William Fox Amusement Co., of 116 East 14th st. On this work Mr. Lamb will ask for bids on the general contract. Another improvement has been arranged for by Solomon Brill, president of the "East Eighty-Sixth Street Theatre Co.," for a 3-sty theatre covering No. 182 East 86th st and Nos. 163-169 East 85th st, estimated to cost about \$100,000. These plans have been out for figures since the middle of March. The fireproof playhouse also designed by the same architect at the northeast corner of Delancey and Eldridge sts for the Delancey & Eldridge Theatre Co., Solomon Brill, president, and Fox, secretary, will cost another Wm. \$150,000, and figures are now asked for. Other improvements include the remodeling of the Academy of Music at Irving pl and 14th st for the Gilmore estate for which the contract is about to be placed, the completion of the "Davenport" Theatre in 63d st, and interior changes to the "Nemo Theatre" at Broadway and 110th the southeast corner, owned by Josephine Schmidt.

Bush Terminal Co. Alters Buildings.

BRIDGE ST.—The Bush Terminal Building Co., owner of 28-32 and 34 Bridge st and 39, 45 and 47 Pearl st, plans to make extensive alterations to the building costing approximately \$30,000. The structure has been occupied as a workshop but it is the intention of the owners to use it for office purposes. Irving T. Bush, 100 Broad st, is president; Herbert Boughton, same address, is secretary and treasurer. The entire front wall of No. 28 Bridge st will be taken down above second floor and replaced with new wall, new windows and doors, will be cut. New railing will be put around areas and new cast iron steps will lead to them also from street to first floor and cement facing on first floor will take place of cast iron facing. Brick piers, light and vent shafts and stairs will be included in the specifications.

Large Bridge Contracts.

QUEBEC, CANADA.—The contract for construction of the new bridge across the St. Lawrence River, at Quebec, which collapsed in August, 1907, has been awarded to the St. Lawrence Bridge Co., which is a combination of the interests of the Dominion Bridge Co. and the Canadian Bridge Co. The contract price is \$8,650,-000, and the bridge is to be finished before December 31, 1915. The cash deposit with the government is to be \$1,297,500. George P. Graham, Minister of Railways and Canals, signed the contract for the government. The contractors will erect a million-dollar plant near Montreal to carry on the construction work, as no existing Canadian plant is big enough. The contract for the steel goes to the United States Steel Corporation. The Dominion Bridge Co. and Canadian Bridge Co. guarantee the contract.

Another Irving Place Structure.

IRVING PL.-Messrs. Mulliken & Moel-ler, architects, No. 103 Park av, have just been commissioned to design plans for a 12-sty store and loft structure to occupy the southeast corner of Irving pl and 16th st, which will complete the permanent improvement of the four cor-The owner is known as the Central Realty Co., composed of William H. Barse and David M. and J. M. Todd. The property has a frontage of 103 ft. on Irving pl and 80 ft. in the street. It is also stated that negotiations are pending for the leasing of the entire building to one concern, and that work will be undertaken immediately, so that the entire operation will be ready for occupancy by the first of January next. The building contract has not yet been placed.

Warren & Wetmore to Plan Aeolian Hall.

42D ST.-Messrs. Warren & Wetmore, architects, 3 East 33d st, were commissioned during the week to prepare plans for the new 16-sty business building which the Aeolian Company, is to erect on the West Presbyterian Church property in 42d st, between 5th and 6th avs. The plot which the building will cover has a frontage of 78 ft. in 42d st, with a depth of 200 ft. through to 43d st. One of the principal features to be installed will be a large auditorium for private and public concerts. The upper stories will be rented for studios and offices. It is estimated that the cost will reach \$1,500,000. No building contracts have yet been made.

5th Ave. and 52d St. Corner

5TH AV.—The plot fronting 50 ft. at the northeast corner of 5th av and 52d st, now covered by the Langham Hotel, is soon to be improved with an S-sty highclass business building. The property was purchased this week by a syndicate (all names withheld), who will improve the corner. No other information bearing upon the character of the operation could be gathered for publication in this issue. The plot has had an interesting history, as it was acquired several years ago by the Vanderbilts and William D. Sloane for the purpose of protecting the residential character of the avenue. Mr. Robert E. Dowling is the seller of the plot.

Contract for Parochial School.

108TH ST.—The Thomas B. Leahy Building Co., of No. 1 East 42d st, has received the general contract to build the new parochial school in West 108th st, near Broadway, for the Parochial School and Auditorium of Ascension, West 107th st and Amsterdam av, of which the Rev. E. M. Sweeney, 221 West 107th st, is pastor. The construction will be strictly fireproof, 4 stories in height, measuring 100x70 ft., having an exterior of light brick, limestone and terra cotta. The cost is expected to reach \$100,000. F. A. De Meuron, 31 East 27th st, prepared these plans.

Building for the Van Buren Estate. UNION SQ.—The new twelve-story loft and office building which the Van Buren estate is about to erect at the northwest corner of Union sq and 15th st. is to be completed, ready for occupancy, by the first of October next. The facade will be of limestone and glazed terra cotta, with cinder concrete arches, automatic sprinkler system and five electric elevators in the interior equipment. The general contract has been awarded to Edwin Outwater, 225 5th av. The plans

ANDREW J. ROBINSON COMPANY BUILDERS

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PUTNAM A. BATES, E. E. CONSULTING ENGINEER 2 RECTOR STREET, NEW YORK DESIGNER of Power Plants, Heating and Ventilating Installations and Equipments for the Proper Diumination of Buildings: Plans, Specifications, Supervision, Reports, Etc. are by Architect Charles Volz, of No. 60 5th av.

Sussex Court House to Be Rebuilt. NEWTON, N. J.—The old County Court House, which was seriously damaged by fire on December 29, last, is now to be rebuilt. Messrs. Crow, Lewis & Wickenhoefer, No. 200 5th av, Manhattan, have been selected to design the plans. The rebuilding will involve general changes to the interior, new furnishings, and a ventilating system. It is expected that plans will be ready for estimates within a few days. The committee in charge include H. T. Kays, 60 Park pl, Newton, N. J., and D. S. Goble, of Sussex, N. J.

Friedman Co. Build in the Bronx.

ST. JOHN'S AV.—The Friedman Construction Co., No. 960 Prospect av, Bronx, state that they will break ground immediately for the erection of three 4-sty apartment houses, 83.3x67x100.11 ft., on the west side of St. John's av, between Beck and Kelly sts, covering a plot fronting 250 ft. on the av and 100 ft. in each street. Harold Young, of No. 67 West 125th st, who has prepared plans in previous operations for this concern, will most likely be selected. No building contracts have yet been issued.

5th Ave. to Have Apartment Hotel.

5TH AV.—Messrs. Klein & Jackson, No. 149 Broadway, are having plans prepared by William L. Rouse and L. A. Goldstone for a high type apartment hotel, 12-stys in height, to be erected fronting 52 ft. on 5th av and 110 ft. in 56th st, at the southeast corner. There will be suites of 2, 3 and 4 large rooms, with baths, with every up-to-date equipment. The cost is estimated at about \$350,000. Plans will be put out for figures in about one month.

West End Av. and 86th St. Corner.

WEST END AV, N. Y. C.—No plans have yet been perfected for the improvement of the southeast corner of West End av and S6th st, a plot 102.2x80 ft., with a 10-sty elevator apartment house, announced elsewhere during the week. The plot is owned by Franklin Pettitt, of No. 2 Wall st, who has about closed contracts for reselling the property.

Eight-Story House for S1st Street.

SIST ST .- The John M. Slattery Building & Construction Co., care of Froman & Taubert, 1235 Lexington av, will soon begin the erection of an 8-sty elevator apartment house at Nos. 155-159 East 81st, covering a plot measuring 56.2x102.2 The property is now occupied with ft. three 3-sty dwellings. Architects Schwartz & Gross, 347 5th av, will make the plans. Estimates Wanted for 27th St. Loft. 27TH ST.-Maximilian Zipkes, architect, 103 Park av, has been commissioned by Louis Levy, owner of Nos. 135-37 West 27th st to prepare plans and specifications for a 12-sty loft building to be The architect will erected on the site. take all estimates and will proceed with the demolishing of the buildings now on the premises at once.

Business Building for Goerck Street. GOERCK ST. – Messrs. Harrison & Sackheim, architects, 230 Grand st, are preparing plans for a 7-sty fireproof loft building, 50x75 ft., in size, to be erected at Nos. 71-73 Goerck st, for H. Rosenthal, of No. 35 Nassau st. The cost is placed at about \$80,000. No awards have yet been made.

Figures Wanted on Two Apartments. PARK AV.—The Fred F. French Co., Smith Building, 3d av and 148th st, state that they are now accepting estimates on all sub-contracts for two apartment houses to be erected at the southeast corner of Park av and 172d st. Messrs. Nast & Springsteen, 21 West 45th st, are the architects.

Plans for \$600,000 Home Ready.

WEST END AV.-Neville & Bagge, architects, 217 West 125th st, have comple-

ted plans for the 12-sty elevator apartment house, 92.4x81 ft., which Charles E. McManus, 45 East 42d st, is to erect at the southeast corner of West End av and 84th st, costing in the neighborhood of \$600,000.

Chop House for 7th Ave. Corner.

7TH AV.—Clinton & Russell, 32 Nassau st, are preparing plans for a 3-sty and basement building to be used as a chop house and restaurant on plot 40x80x80 ft., at the northeast corner 7th av and 33d st, for Frank J. Cassidy, owner, of No. 100 William st.

Apartments, Flats and Tenements.

HOME ST, N. Y. C.—Excavating is under way for the erection of a 5-sty apartment house, 50x100 ft., on the southeast corner of Home and Simpson sts, Bronx, for the Schmidt Construction Co., 1200 Simpson st, Bronx. The company is open for bids on all materials.

114TH ST, N. Y. C.—Gellert & Goldberg, 31 Liberty st, owner, will make extensive alterations to the 5-sty tenement No. 24 East 114th st. Max Muller, 115 Nassau st, is planning.

MADISON AV, N. Y. C.—Bertha C. Stafford, 53 Orange st, Brooklyn, owner, will improve the 5-sty apartment house, No. 1340 Madison av, from plans by H. Davidson, 400 West 23d st. Estimated cost is \$12,500.

PARK ST, N. Y. C.—Andrea Capparelli, 95 Park st, owner, will make alterations to the 6-sty tenement, 95 Park st. O. Reissmann, 30 1st st, will make the plans.

NORTHERN AV, N. Y. C.—The Birch Realty Co., 319 West 64th st, will erect a 6-sty flat, 92.6x90 ft., at the northeast corner of Northern av and 178th st, to cost \$150,000. Moore & Lansiedel, 3d av and 148th st, have plans ready.

55TH ST, N. Y. C.—Schwartz & Gross, 347 5th av, have prepared plans for a 9sty elevator apartment house, 100x100 ft., for the Brentmore Realty Co., 505 5th av, to be erected at Nos. 350-358 West 55th st, to cost \$150,000.

st, to cost \$150,000. AUDUBON AV, N. Y. C.—The George A. Fisher Co., 414 Riverside Drive, will soon start the erection of two 5-sty flat houses, 56.7x85.6, and 45x82.2 ft., at the northeast corner of Audubon av and 169th st, to cost \$105,000. George A Pelham, 507 5th av, has prepared plans.

JERSEY CITY, N. J.,—Geo. N. Thurber, builder, 46 Gautier av, is having plans prepared by Walter Hankin, Orpheum Building, Jersey City, for two 4-sty apartments with stores to be erected on Ocean av, near Forest st, costing about \$25,000. The owner will take all figures.

Contracts Awarded.

LAFAYETTE ST.—Russo & Stola Construction & Building Co., of 1123 Broadway, N. Y. C., have the general contract for the mason-work of the 12-sty loft building to be erected at 237-9 Lafayette st from the plans of Wm. S. Birkmire, of 396 Broadway for Dominick Abbate, of 226 Lafayette st.

18TH ST, N. Y. C.—Herman Probst, 103 Park av, has just signed the contract to erect the 6 sty loft building, 53x90 ft., at Nos. 356-362 West 18th st, for T. & E. Casselman, of 163 West 10th st. John Ph. Voelker, 979 3d av, is architect.

5TH AV.—The Cauldwell-Wingate Co., No. 381 4th av, will make alterations to the building, No. 578 5th av, corner of 47th st, for Theodore B. Starr, from plans by Warren & Wetmore, architects. The granite columns in the front of the building are to be replaced with marble. New elevators will be installed and general interior changes made.

FT. WRIGHT.—The contract has been awarded to the Harry McNally Building Co., 5 East 42d st, Manhattan, for the construction of the Ft. H. G. Wright hospital. The building will cost \$40,000.

Factories and Warehouses.

NEWARK, N. J.—Joseph Colyer & Co. (carriage builder), 229 Halsey st, have had plans prepared by Edward Dunn, architect, Firemen's Insurance Building, Newark, for a 4-sty brick and limestone factory, mill construction, 67x100 ft., to be erected on Central av near 7th st. The architect is now taking bids.

SYRACUSE, N. Y.—Alfred T. Taylor, of Aldrich Bldg., Syracuse, N. Y., 'has been selected as architect for the 6-sty and basement, about 40x148, probably brick and fireproof department store, to be erected on Warren st for Dey Bros. & Co., Inc., of 401-409 South Salina st, Syracuse, N. Y. Project will go ahead this summer. Estimated cost, \$50,000 to \$75,000.

NORWICH, N. Y.—Sketches are being made by Architect Melvin H. Hubbard, 82 Arcade st, Utica, N. Y., for a 3-sty and basement store and office building, 40x90, which is contemplated being built on Broad st, Norwich, N. Y. Frank H. Diminick, 280 North Broad st; Joseph Sturdevant, 73 South Broad st; James B. Marquise, care the Home Telephone Co., and J. J. Bixby, all of Norwich, N. Y., are the persons interested.

NORTH ADAMS, MASS.—It is reported that plans have been drawn for a new spindle mill, to be built for the Berkshire Cotton Mfg. Co.

Halls and Clubs.

LEXINGTON AV, N. Y. C.—Architect Donn Barber, 25 East 26th st, will soon take bids for the 10-sty fireproof Y. W. C. A. building to be erected at the northwest corner of Lexington av and 52d st, on a plot S0x110 ft. The association 'nas for its officers Mrs. Clarence E. Beebe, president; Mrs. Ethel Rockwell, treasurer; Mrs. Robert Jaffray and Miss Julia F. Bangs, secretaries. The estimated cost of the building has not yet been announced.

NEW ROCHELLE, N. Y.—Members of the Huguenot Yacht Club have authorized the trustees to erect a modern clubhouse on a recently purchased site on Neptune Island. Plans will be drawn soon.

MOUNT VERNON, N. Y.—The Hiawatha Lodge, F. and A. M., has decided to erect a temple at a cost of \$50,000. Robert A. Greenfield is interested.

Hospitals and Asylums.

RICHMOND.—Bids will be received by Michael J. Drummond, Commissioner of Public Charities, until April 13, for furnishing labor and materials required for the construction of sewers and sewage disposal plant for the Sea View Hospital, at the New York City Farm Colony, Richmond.

BOSTON, MASS. — The New England Reform Society is about to erect a group of three buildings near Forest Hills for hospital purposes. Proposed cost, about \$62,000. Edward F. Stevens is architect.

Miscellaneous.

BROOKLYN.—Architect Frank J. Schefeik, has completed plans for alterations to a frame dwelling, 2-stys, 13x22 ft., at 1905 Homerey av, Brooklyn, and desires bids on the general contract at once. The owner will purchase a billiard table. ROCHESTER, N. Y.—Gordon & Madden, Sibley Bldg., 'have completed plans and will soon receive bids for a church and school building, 60x130 ft., for the Church of the Sacred Heart, Flower City Park, between Lake av and Raines Park. Estimated cost, \$75,000. Rev. Geo. V. Burns is pastor.

CAMDEN, N. J.—At Camden it is proposed to make additions to the water plant. Bids will be asked in about a month. Estimated cost, \$400,000. Levi Farnham is City Engineer

Schools and Colleges.

RANDOLPH AV, N. Y. C.—The Libman Contracting Co., 1968 Broadway, is receiving bids on all sub-contracts for public school No. 47 to be erected on the south side of Randolph av, the Bronx. Figures must all be in by April 14.

BRONX .- Bids will be received by C. B. J. Snyder, 500 Park av, until April 17, for the general construction of Public School 47 on the southerly side of Randolph av, between St. Lawrence and Beach avs, the Bronx.

YONKERS, N. Y. - Bids will be re-ceived by John H. Claxton, Secretary Board of Education, until April 14, for specified power transmission apparatus for the Saunders Trades School, now being built.

UTICA, N. Y.-Bids will be received by D. J. Kelly, clerk, until April 11, for combination gas and electric fixtures to be installed at the John E. Brandegee School.

BUFFALO, N. Y .- The Common Council has voted for the purchase of a site bounded by South Park av, Josie pl, Taylor pl and Macawley st, for the erection of the South Side high school.

ARLINGTON, N. J.—The citizens of North Arlington have voted in favor of erecting a \$20,000 school.

ELIZABETH, N. J.-The Board of Education has accepted the plans of C. Godfrey Poggi, 2 Julian pl, for the high school.

Stores. Offices and Lofts. 5TH AV, N. Y. C.—Thomas W. Lamb, 501 5th av, will superintend the changes to be made to the store and loft building No. 331 5th av for H. G. Dyar and P. N. Knoss, of Washington, D. C. Martin & Martin (harness), 235 5th av, are the lessees of the store. The estimated cost is \$18,000.

42D ST, N. Y. C.-Thos. W. Lamb, architect, 501 5th av, has taken figures on the 7-sty loft and office building, 80×100 ft., at Nos. 236-242 West 42d st. The owner's name has not been announced.

29TH ST.-Frederick C. Zobel, architect of 118 East 28th st, has been commissioned by the East Thirtieth Street Construction Company, P. N. Ramsey, president, to draw plans for a twelve story store and loft building to be constructed upon the plot 74 ft. front by 98 ft. 9 in. in depth, including 129-35 West 29th st. This plot was recently acquired by the East Thirtieth Street Construction Company from the State Realty & Mortgage Company, Judson S. Todd, president, and adjoins the two new buildings for the Twenty-fifth Construction Company, for which Mr. Zobel is also the architect. The feature of these three buildings will be that the floors will be level throughout with openings between the buildings connecting them. Although the three buildings will be entirely separate except for these connecting openings, the facade of the buildings will be treated harmoniously to give the impression of a single large structure. The total frontage of the three buildings will be 182.0.

BROOKLYN .- John Chatterton, care of Chatterton & Warwick, 108 South 8th st, is about to erect a new business building on Broadway, near Driggs av, brick, stories, 92x96 ft., to cost about \$75,000. H. Holder, Jr., 242 Franklin av, is making the plans. The owner will handle all figures on materials and contracts.

BROOKLYN.-Dodge & Morrison, 82 Wall st, Manhattan, have prepared plans and are ready for bids on the general contract for a brick addition to the 6-sty bakery, No. 30 Waverly av, for the Empire Biscuit Co.

WEST HOBOKEN, N. J.-F. Hensel, architect, 809 Savoy st, West Hoboken, is preparing plans for a 5-sty loft building, 90x118 ft., brick and fireproof, with an L 60x75 ft., for George Cranwell, general contractor, 311 Union st, to be erect-

NORWICH, N. Y .- Melvin H. Hubbard, architect, 82 Arcade st, Utica, is preparing plans for a store and office building, 3-stys, 40x90 ft, brick, to be erected in Broad st this place, for a company composed of Frank H. Diminick, Joseph Sturdevant, and James B. Marquise, of the Home Telephone Co.

Theatres.

UTICA, N. Y.-Leon H. Lempert & Son, f 31 Pearl st, Rochester, N. Y., have plans in progress for a 100x150 ft. theatre to be erected on Washington st, near Lafayette st, for Harris Lumberg, proprietor of the Lumberg Theatre of Niagara Falls, N. Y. The building will be fire-proof and of reinforced concrete and terra cotta construction, having a seating capacity of 1,800, and will have six stores on the lower floor. Bids will probably be called for about April 5.

Bids Opened.

MANHATTAN.-A. Silberberg & B. Berman, submitted the lowest bid on April 3, for alterations and repairs at public school 40, Manhattan.

NEW YORK, N. Y .- The contract has been awarded to Snare & Triest Co., New York, for the installation of the electrical equipment of the conduit tracks, and the construction of the track extension on the plaza of the Queensboro Bridge, over the East River, between the boroughs of Manhattan and Queens.

QUEENS .- The School Board opened bids April 3 for installing electric equipment in addition to and alterations in Public School 7, Queens. L. J. Wads-worth, at \$7,337, submitted the lowest bid.

ELLIS ISLAND .- Bids for constructing a garbage crematory and dock at U.S. Immigration Station, Ellis Island, New York Harbor, were received as follows: Morse-Boulger Destructor Co., 39 Cortlandt st, \$12,875; North Eastern Construction Co., Brunswick Bldg., \$13,940; Raymond Concrete Pile Co., 90 West st, \$13,900; McHarg, Barton Co., 165 Broadway, \$15,424.

Government Work.

HOBOKEN.-All bids for installing metal and vault shelving in the U.S. public building, Hoboken, N. J., has been rejected, the amount of the lowest bid being excessive to the amount available. MANHATTAN.-Supervising Architect, Washington, D. C. Sealed proposals will be received April 18 for the construction including drainage system, plumbing, pumps, of the United States barge office, Manhattan. Drawings may be had at the office of the chief engineer and superintendent, United States Public Buildings, room 727, U. S. Custom House, New York.

ELIZABETH, N. J.-Sealed proposals will be received on the 26th day of April for an hydraulic freight lift and pumping plant in the U.S. Post Office at Elizabeth. N. J., in accordance with the drawing and specification, copies of which may be obtained at the office of the Supervising Architect, James Knox Taylor, Washington, D. C.

FT. H. G. WRIGHT, N. Y.-The contracts for erecting brick hospital at this post (bids opened Mar. 7, at the office of the Constr. Q. M. at New London, Conn.) have been awarded as follows: General construction, to Harry McNally, N. Y. City, for \$36,672; plumbing and heating, to Warner & Rittenhouse, Washington, D. C., for \$7,490, and electric wiring and fixtures, to Whitall Electric Co., Westerly, R. I., for \$990.

BARRE, VT.—As previously reported, the contract for the construction of the U. S. public building at Barre, Vt., was awarded on March 3 to the Westchester Engineering Co., New York city, at \$77,-550. The following fixtures and material will be used in the construction of the building: Plumbing fixtures, John Douglas Co.; boiler, Kewanee Boiler Co.; di-rect radiators, American Co.; gate and radiator valves, Jenkins Bros.

WASHINGTON, D. C.-Treasury Department, Bureau of Engraving and Printing, Washington, D. C. Sealed proposals will be received Monday, May 1, to fur-nish during the fiscal year beginning July 1, brass castings and iron castings. Awards will be made only to established manufacturers of or dealers in the articles. Blank forms with specifications for proposals and other information desired will be furnished intending bidders on application to Joseph E. Ralph, director of bureau.

GALVESTON, TEX.-Treasury Department, Office of the Supervising Architect, Washington, D. C. -- Sealed proposals will be received at this office until 3 o'clock P. M. on the 6th day of May, 1911, and then opened, for the construction of the Quarantine Station at Galveston, Texas, in accordance with drawings and specifications, copies of which may be had at the discretion of the Supervising Architect, at the office of the medical officer in command, Galveston, Texas, or at this office. James Knox Taylor, Supervising Architect.

Municipal Work.

MANHATTAN.-Estimates will be received by the Park Board until 3 o'clock p. m., on Thursday, April 13, for furnishing and delivering lumber for the American Museum of Natural History.

MANHATTAN.-The Superintendent of School Buildings, 500 Park av, will receive bids on Monday, April 10, for alterations, repairs, etc., at Public School 92, Broome and Ridge sts, Manhattan. MANHATTAN.—The Commissioner of

Docks will open bids on Thursday, April 13, for furnishing and delivering lumber. Also, on Monday, April 10, for preparing for and painting the hulls of the municipal ferryboats.

RICHMOND.-On April 10, bids will be opened by the School Board for the general construction of portable building, annex to Public School 17, on the westerly side of Lafayette av, about 110 ft. south of Henderson av, New Brighton, Borough of Richmond.

BIDS will be received by the president of the Borough of Manhattan at the City Hall, Room 14, Thursday, April 13, No. 1, miscellaneous supplies, consisting of building material, iron manhole heads and covers, sewer pipe, hardware, tools, etc. No. 2, miscellaneous electrical supplies

RANDALLS ISLAND.-Estimates will be received by the Department of Public Charities Wednesday, April 12, for labor and materials required for the laying of new flooring throughout the two buildings known as Wards 21-24 and Wards 25-28, New York City Children's Hospital and Schools, Randalls Island.

MANHATTAN .- Bids will be received by the President of the Board of Trustees in the Staff Room of Bellevue Hospital, until Tuesday, April 11, for labor and materials necessary for the recon-struction of the electric light system at Gouverneur Hospital, situated at Gouverneur Slip, 621 Water st, Manhattan.

JOSEPH L. BAUMAN AND MAURICE M. RINGLER have opened a real estate office at 200 5th av for the purpose of conducting a general brokerage business. These gentlemen have been associated with real estate for a number of years, and are thoroughly equipped with the knowledge of values, and state that they have behind them considerable sums for investing in real estate.

RECORD AND GUIDE

PERSONAL NEWS AND TRADE GOSSIP

THE HOUGHTON CONSTRUCTION CO. has moved its offices from Nos. 18-20 East 42d st, to the Southern Boulevard and 145th st, the Bronx.

DURANDO MILLER structural and ornamental iron contractor, formerly of 500 Fifth av, has removed his office and opened up a factory at 2576-78 Park av, Bronx.

THE BEAVER CONSTRUCTION CO., formerly of No. 26 Exchange pl, have moved their offices to No. 22 William st. The shops of the company are located at Nos. 85-87 Broad st.

A. WILFRED TUTHILL, manager of sales for the common brick department of the Sayre & Fisher Co., 261 Broadway, returned on Tuesday from a few week's vacation in Bermuda.

NEW YORK LUMBER TRADE ASSO-CIATION.—Charles Atherton & Co., 108 Worth st, S. E. Barr, 1 Madison av, wholesale lumber dealers, have been admitted to membership in this organization.

W. F. HOFSTRA, president of the Sea Coast Lumber Co., 1 Madison av, has been in the hospital following an operation for appendicitis and expects to be back again in his office about the middle of April.

JESSIE I. EPPINGER, senior member of the Eppinger & Russell Company, wholesale yellow pine dealers, City Investment Building, is expected back from a trip abroad about the first week in May.

THE HIRSCH LUMBER COMPANY announces that after April 10, their new address will be 26-28 Beaver st, which is the new Stock Quotation Building. The company will occupy the thirteenth floor. THE AMERICAN BRIDGE CO., 30

THE AMERICAN BRIDGE CO., 30 Church st, has taken the fabricating contract from Thompson-Starrett Co. for the 7,900 tons of steel required in the construction of the Hotel McAlpin in Greeley Square.

STATE ARCHITECT WARE has appointed Richard A. Sanders, of Newburgh Superintendent of Construction in the State Architect's office at a salary of \$2,-100 a year. For two or three years he was superintendent of construction of West Point.

POUGHKEEPSIE is so much in need of houses at moderate rental that the subject is to be discussed at the next "municipal luncheon." The city on the middle Hudson has had a comparatively large growth in recent years after a long period of stagnation.

HORSEY-MILLS, INC.—This is the name of a new wholesale lumber house recently established at 45 Broadway. G. H. Horsey will have charge of the business in this city and Burritt S. Mills will make his headquarters at Wilmington. The company specializes in rough and dressed North Carolina Pine and Cypress.

THE ATLANTIC BOX & LUMBER CO., 392 Madison st, Manhattan, has bought a plot of land in Jersey City, where it will be established for the purpose of box manufacturing. The present plant will be sublet later in the year when the Atlantic Company plans to go to their new building at Jersey av, between 14th and 15th sts, Jersey City.

THE BERGER MANUFACTURING CO —Something new in garage construction was installed by this company in the case of a garage built by the Globe Realty Co., in Indianapolis. It was desired to use the basement as a workshop and Raydiant Floor Lights made by the Berger company were used. The architects were Robert L. Bass & Co. and the contractors Henry Dollman and J. C. Pierson & Son, all of Indianapolis.

WILLIAM C. BERGEN, builder, of 180th st and Andrews av, has begun work on the erection of five, 5-sty apartments on the northeast corner of Arthur av and 176th st on a plot, 180x125. The construction will be of brick, marble and copper bay-window fronts. The house will face on Crotona Park. Chas. S. Clark, architect, of 441 Tremont av, is now preparing plans.

HANDLING EXPLOSIVES—At a meeting of the Rock Blasters' Union, held at their meeting rooms, Hunts Point and Garrison av, Bronx, on Sunday afternoon last, a resolution was passed to urge the Mayor to put under a thorough examination all who apply for a license to handle explosives. At the present day a fee of \$5 and a recommendation of one party procures a license. The Mayor is taking the matter in hand and will consider it.

LUMBERMEN'S CLUB ELECTS.—At the annual meeting of the Lumbermen's Club recently held in the Hoffman House, the following members were re-elected: Waldron Williams, President; George M. Stevens, treasurer; Henry Cape, vicepresident, and Arthur E. Lane, secretary. The membership now totals one hundred and nine resident and one hundred and fifteen non-resident members. The proposition to reduce the membership fee for non-residents from \$20 to \$10 was lost. The headquarters are now at No. 1 Madison av.

THE UNDERWOOD BUILDING at the northeast corner of Church and Vesey st, consisting of eighteen stories is making a record for quick construction. The steelwork was erected in 69 days. It is expected that the building will be ready for occupancy on June 1. The Tidewater Building Company, of which A. M. Napier is president and H. Stevenson vice-president, has the general contract and built all the masonry, carpentry and fireproof floors, the Hay Foundry & Ironworks, doing the structural steel. Goldwin Starrett & Van Vleck, were the architects and F. A. Burdette the consulting engineer for the structural steel work.

THE METAL EXCHANGE—James E. Pope was elected president, A. P. Hall, vice-president and Robert L. Crooke, treasurer of the Metal Exchange this week. B. Hochschild, of the American Metal Co., Ltd.; H. W. Hendricks, of Hendricks Bros.; G. E. Behr, of Behr & Steiner; E. Baerwald, Edwin Groves, of James W. Phyfe & Co.; Charles J. Marsh, of the Standard Underground Cable Co.; W. Parsons Todd of the Quincy Mining Co. and A. Gardner Cooper, of Bruce & Cook were elected members of the Board of Directors. E. A. Caswell, E. J. Keane, J. Langleloth, P. R. Jennings and C. S. Trench, comprise the new arbitration committee.

THE STAR FIREPROOF DOOR AND SASH CO. of 2650 Park av, Bronx, has just completed the kalamein work on four cottages for the Manhattan State Hospital at Wards Island. Luke A Burke of 25 W 42d st was the general contractor. The company has also just completed the installation of the Bronx gothic window frames on the Merrill Memorial Chapel at Classon av & Prospect pl, Bklyn. H. P. Moore of 730 St. Marks pl, Brooklyn was the architect. The company has also received from the Keeps Dry Construction Company of 167 W 27th st, the contract for all kalamein work necessary on the new Washington Market bounded by Fulton, Vesey, Washington and West sts.

NATIONAL ELECTRIC LIGHT ASSO-CIATION.—A public conference will be held in the United Engineering Building, 29 West 39th st, New York city, April S, to consider the important subject of the relation of the national and State governments to the conservation and utilization of water powers. Two sessions will be held, afternoon and evening, and papers and addresses will be delivered by several well-known men. The National Electric Light Association has issued a partial list of topics, which will be discussed at this meeting. The list can be obtained by addressing the National Electric Light Association at 29 West 39th st.

THE GENERAL FIREPROOFING CO. The General Reinforcement Co., recently acquired the steel bar business of the General Fireproofing Co. and will, in the future, occupy offices with the General Fireproofing Co., at Youngstown, Ohio. The new organization is in the hands of men of long experience in fabrication and sales in reinforcements for concrete. Ρ. R. Clark is manager of sales for the General Fireproofing Co. The company has recently issued a graphically illustrated booklet on fireproofing hotels and apartment houses of particular interest to architects and builders, illustrating the Herringbone expanded metal lath.

THE BUILDING TRADES COUNCIL has, through its secretary, Roswell D. Tomkins, notified the Record and Guide that the members of the council, 74 in number, and all experienced building inspectors, stand ready to contribute their services free of charge to any city department engaged in making an inspection of buildings to determine their safety from fire and panic, in view of the recent ter-Some departments have rible lesson. Some departments have stated that they were not sufficiently manned to make proper inspection. The council is prepared to furnish competent men from its own membership to do what they can to help in the cause of protecting the lives of factory and office workers.

THE STATE ARCHITECT, Franklin B. Ware, has not yet found it possible to give the merits of the new law governing competitions for State work a trial. This statute that when competitions are held for State work, such competitions shall be under the supervision of the State Architect and on such terms and conditions as he may prescribe, subject to the written approval of the Governor. The appropriations made by the Legislature of 1910 were decided upon prior to the passage of the competition bill, and the amounts appropriated for construction work did not these appropriations being warrant charged with the expense of conducting a competition and the subsequent fees to be paid the successful architect.

Builders' Election.

The Building Trades Employers' Association will have its annual election of officers at the Builders' Exchange, 30-34 West 34th st, on Tuesday, April 11. The nominating committee, consisting Charles T. Wills, chairman; Charles committee, consisting of L. Eidlitz, Hugh Getty, Robert Christie, Lewis Harding, James R. Strong and John Beattie, have reported on the present officers for re-election. These are: For president, Benjamin B. Traitel; for vice-president, Charles J. Kelly; for second vice-president, Harry Stevenson; for treasurer, A. N. Chambers; for chairman of the Board of Governors, C. G. Norman. There are no contests.

Reports of officers will be made. The joint committee of builders and architects will probably ask through Mr. Traitel, the chairman, for a ratification of Section 109 of the Building Code (relative to theatres and places of public amusement) upon which a great deal of work has been done.

A report of progress may be made on the matter of arranging a new Arbitration plan, but nothing definite can be stated about it yet. Its revival is freely spoken of as a future matter, as a convention has to be arranged first. Some of the unions have not consented to enter the convention upon the basis proposed and they are holding out for their contentions.

FIRE-ESCAPE MANUFACTURERS IN MARKET FOR IRON.

Jobbers Report Increased Business in Bars and Strips-Owners Fear New Law-Iron Men Expect Higher Prices-The Material Market.

RON jobbers were the most active fac-tors in the building material market this week. Inquiries were numerous from fire-escape manufacturers throughout the whole district, and especially in Newark and Brooklyn, for bars and strips. Manufacturers who have been carrying low stocks of this material have suddenly come into the market for larger supplies. many of them increasing their stocks fifty, and some seventy-five per cent. They fear an advance in price if the present clamor for fire-escapes results in a district-wide overhauling of present and installation of new fire-escapes as a result of the recent fire in Washington place. On the other hand, owners believe that some State, city or department legislation will be demanded by factory workers and philanthropic organizations for a different type of fire-escape, such as wide fireproof stairways or fire towers, and accordingly they are hurrying plans for installing new-law escapes to take advantage of present statutes.

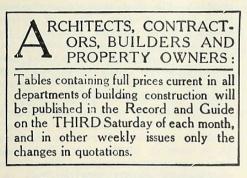
The lumber market has not developed much strength within the last week. There is a fair quantity of ordinary building grades moving into the suburbs, but New York city requirements are light. A canvass of the trade shows that most of the business is being handled by companies taking long credits and calling for deliveries within sixty days. In Newark several important changes in the trade have taken place.

The common brick situation shows some improvement over last week. Front brick, on the other hand, is in steady demand, but most of the business being taken is for alteration work, due to recent rulings regarding the building-line encroachments. The result is a slight stiffening in prices.

The building stone market is without feature. Lime and plaster are moving out better than they did early in the year, but the demand is not noteworthy. Architectural terra cotta is finding a steady call, but in this line, as in nearly all others, there is not sufficient impetus to present business to remove the element of keen competition and shading of prices. Portland cement is also featureless.

All through the material market there is a tenseness. The increased activity i real estate reported during the last two weeks, has helped to revitalize the material market and the announcement that several large projects, such as a million dollar apartment, lofts and dormitories, are contemplated, also had a good effect. Prices are low, too low, for dealers' comfort and they will not in all probability find their proper level until the business horizon is cleared by the Supreme Court.

Elsewhere in this issue the first quarterly Building Bureau report for 1911 will be found. This shows that building activity so far this year compares favorably with activities in corresponding periods of recent years.



Brick Market More Active.

Common brick prices were stiffer this week. Some brick brought higher than \$5.25. but the average figure was \$5 to \$5.25. \$5.25. There is only one covered barge-load now in the market. This one is carrying Carey brick. Transactions last week by days follow:

Left over, March 25 8

												A	rrivals.	Sales
Monday .													16	13
Tuesday .		١,			 								16	8
Wednesday	1												7	14
Thursday													11	10
Friday													9	12
Saturday		•											8	7

Two hundred and sixty-seven barge loads of brick have come into this market since the first of the year. The highest price received at any time in that period for this commodity was \$6.121/2. The lowest was \$4.75 a thousand. The shipments were divided into 156 for Haverstraw: 58 for Newburgh and 43 from Roundout and above.

Shipments of brick for the month of March gave Haverstraw 90, Newburgh 57 and Roundout and above 27 barge loads. Sixteen barge loads arrived on March 10 and 28, when 7 came in from Haverstraw and 9 from Newburgh. 10 and 28, in from The largest single day's receipt was on March 23, when 7 bargeloads came in from Haverstraw; 11 from Newburgh and 2 from Roundout and above. Seventeen arrived on March 13, ten being from Haverstraw and 7 from Newburgh. On April 1 there were only 11 barge loads in the market.

The two weeks preceding the one just closing were featured by the lowest prices of the quarter. One dealer is reported to have taken a contract for \$5.90 a thousand delivered on Fifth av, in the midtown section.

Some of the manufacturers will not reopen their yards until June 1. Many will not open until May 1. Those who open within the next few days will restrict their annual output to about 25 per cent. of last year's total.

Labor prices will be reduced on the vards. Those who received \$2.60 last will receive approximately vear only \$2.20 this year. This ratio of cutting will be followed all down the line. If strikes follow the manufacturers will shut down. It will not be a question of how many brick can be manufactured, but how cheaply.

Robert Main, George Washburn and Senator J. B. Rose met in the Palatine Hotel, Newburgh, on Thursday to discuss plans for the organization of the brick makers. The conference was a secret one and the only information given out was that conditions now look as though the proposed organization will go through for the simple fact that the manufacturers are between two issues; to continue manufacturing irrespective of market conditions or so adjust their shipments and operations, so that the market will not be oversupplied. Without organization the latter seems impossible of accomplishment. The manufacturers are, therefore, more than casually interested.

There are about 230,000,000 brick now up the river. There were 150,000,000 brick under the same sheds last year at this time. The first new brick sold in this market last year was brought down by Senator Rose on April 29. The date of the arrival of the first new Hudson River brick this year is problematical.

The De Noyelles plant at Haverstraw is digging clay from the river bed, but is not yet manufacturing. This is practically the only activity along the two banks that has been reported in this market.

Dealers here are making a lively scramble for the new post office brick contract. This will require approximately 4,000,000 It is considered desirable because of easy haulage from either river.

The John B. Rose Co. began delivering 100,000 brick a day at the Municipal building this week. It has already delivered 1,500,000 brick on this contract and it has about 5,000,000 to deliver. To meet the requirements of this contract the company is sending from its Roseton yards on an average of two and a half barges a week. They tie up at the Market st docks, East River.

Cement Market Featureless.

There is no feature to the Portland cement market. The demand for this commodity has been gradually increasing, but present prices do not leave a very satisfactory margin to the manufacturer There seems to be a temporary cessation to new contracts, but there is a very large quantity of cement coming into this market on contracts made last Fall. The John P. Kane Co., for example, is de-livering 45,000 barrels to the Municipal building for floor arches and fireproofing. A large part of this quantity, however, will be used for the mason work, Alpha being specified for that purpose and Nazareth for the fireproofing.

PORTLAND CEMENT EXPORT FIGURES.

On November 19, the Record and Guide reported some Portland cement export statistics in which reference was made to the shipments to the Panama canal. It showed at that time that while actual Portland cement shipments from American ports in 1910 would show a marked increase in volume, the total figures should not be considered as export business inasmuch as the Panama canal is an American operation on American soil. The total export business, for 1910, there-fore, should read 475,957 barrels and not 2,475,957 barrels as announced by the Department of Commerce and Labor, The difference of 2,000,000 Washington. barrels is the approximate shipment made by the Atlas Portland Cement Co. to the Panama Canal Commission for the 12 months ending December of last year.

W. P. Corbett, Secretary and Manager of Eastern sales of the Alsen's American Portland Cement Works, recently called the attention of the Commerce and Labor Department to this fact and it has an official letter in its files admitting that the basis of figuring adopted by The Record and Guide was the correct one.

Outside of the Panama shipments, therefore, the gain in Portland cement export business for 1910 over the 1909 total was only 56,922 and the increase in the shipments of Atlas Portland cement to the canal in 1910 were approximately 1,000,-000 more than in the preceding year.

The value of all cement shipped from American ports in 1910 was \$2,060,447 more than in the preceding year.

Suburban Lumber Trade Optimistic.

Although the lumber market has failed develop the strength expected of it earlier in March, there is, nevertheless, a fair volume of business moving. The suburbs are the most active factors in the market owing to the large quantity of development there. This is a natural result of the great real estate buying movement so conspicuous last year. In Union, Bergen, Hudson, Essex and Passaic counties in New Jersey there is hardly a single farm to be found to-day. In three of these counties, Essex, Hudson and Union, there is not a single farm worthy All have been cut into of the name. building lots or have been bought up by speculators who plan to cut them into lots within the near future.

In many instances a condition of sale was that construction shall begin within a year. There were 2,174 building lots sold in new sections of New Jersey suburbs in 1911 according to statistics supplied by Registers in North Jersey counties, and the Record and Guide is informed that of this total fully 70 per cent. will be improved this year according to the terms of sale. If this is true, a splendid year awaits the building material man who has stocked when the price of materials were low last winter and early this year.

PRICES ARE STILL DEPRESSED.

A survey of the building material market in this district reveals exceptionally low prices in all commodities. There is a slight disposition on the part of New Jersey brick makers to stiffen prices for local deliveries, but it is by no means general and the season is still young. Dealers therefore will do well to place their specifications early because prices are bound to move up, especially on lumber, within the next few weeks.

LOCAL BUSINESS ON LONG CREDITS While conditions are bright in the suburbs and collections are reasonably satisfactory, local business is being taken on long credits by dealers. This is the result of competition since prices are shaded as low as conditions will permit. Most of this business calls for immediate delivery showing that dealers have been waiting until the last call before placing their spring orders and are even then, buying cautiously. Cash in the hand is better than stock in the yard, the dealers argue.

THE LUMBER CLUB IN NEW QUARTERS.

The Lumbermen's Club, which had commodious quarters in the Hoffman House, has moved to No. 1 Madison av.

Steel Mill Capacities Larger.

Buyers of finished structural steel products for local building construction may expect stiffer prices in the near future if the present attitude of Buffalo iron producers is reflected in the steel market. The canal rate is a factor directly responsible A year ago for this apparent tendency. furnaces quoted on Eastern deliveries at a flat price and assumed the responsibility for fluctuations in canal freights. Now quotations are made f. o. b. Buffalo and the buyer assumes the risk. Last year's rates were higher than the basis used by furnaces in early season sales, but there has been an inclination to stiffen on quotations calling for deliveries in the third and fourth quarter and many furnaces will not take effect at old basis.

Many conditions, however, could arise to upset this standard within the next thirty days. Architects and prospective

builders seem to realize this, judging by the comparatively small quantity of fin-The total ished steel taken in March. number of orders booked will not exceed that for February, but the steel mills, as this department stated in last week's survey, were enabled to make heavier shipments to the East than in any month since last September. This, of course, means a better demand ultimately for other building materials in this district, because most of the steel business now being shipped is consigned to New York contractors having operations in various parts of the Metropolitan district.

IRON JOBBERS AND FIRE-ESCAPE MAKERS.

Jobbers in steel and iron are reporting an increase in bar and strip iron from fire-escape manufacturers. The entire metropolitan district has felt this im-The petus since the Washington Place factory holocaust.

Most of the fire-escape manufacturers have been carrying stocks barely sufficient to take care of their ordinary volume of business. As soon as the popular cry went up for more fire-escapes they began to increase their stocks in anticipation of a possible advance in prices as a result of the increase in demand.

An illustration of the sudden increase in the demand for fire-escapes, doubtless in a measure due to the increased activity in this line on the tenement and building departments inspectors, is shown in the case of the New York Terminal Stores Co., at 27th st, 12th and 13th avs, which filed plans this week for more than \$2,000 worth of fire-escapes for the five large buildings. There are other similar cases. These merely show a tendency and the fire-escape and iron interior stairs manufacturers are taking time by the forelock.

Architects have been ordered to inspect the fire-escapes in buildings belonging to clients. As some of these are old law escapes, it is merely a matter of time before they would have to come down and give way to newer types and so, rather than run any risk of criminal responsibility in the event of fire, many owners are ordering the old ripped out and new ones installed.

It is still too early to note the extent of this activity, except insofar as the fire escape manufacturers are scurrying about to cover themselves at the present prices now prevailing for raw material.

FEAR NEW FIRE-ESCAPE RULINGS. Another reason for the activity on the part of owners of factories and lofts, as well as tenements and apartments, is the fear that the Washington place fire will cause new rulings to be established by some department or by the Board of Aldermen requiring a different or more costly type of fire-escape and for that reason desire to have their plans filed and new fire-escapes installed under present rgulations.

Probe for Jersey Building:

Investigation of the expenditures of the Building committeee of the new Hudson County Court House, at Newark and Baldwin avs, Jersey City, was resumed this week at the Court House by Francis J. Swayne, Supreme Court Justice. Robert McCarter, ex-Attorney-General, ap-peared for the investigating committee selected by the twenty-five taxpayers who petitioned for the inquiry. Gilbert Collins and William A. Edwards represented the building committee, and J. Merritt Lane was present on behalf of Hugh Roberts, the architect of the new Court House.

ROBERT E. BELKNAP of the Pennsylvania Steel Co., 71 Broadway, has been elected president of the Railway Appliance Association.

CHARTER REVISION.

(Continued from page 630.)

or other auxiliary fire alarm systems and fire extinguishing equipment. To this end the Commissioner is empowered to-

1. Cause any building, structure, inclos-ure, vessel, place, or premises, or any part thereof, or thing therein, or attached thereto, to be examined and inspected by any officer or employe of the department designated for or such purposes. 2. Order, in

or employe of the department designated for such purposes. 2. Order, in writing, the remedying of any condition found to exist in, on, or about any building, structure, inclosure, vessel, place, or premises in violation of any law or ordi-nance in respect of fires or their prevention. 3. Require, in writing, the installation in any building, structure, or inclosure of auto-matic or other auxiliary fire alarm system or fire-extinguishing equipment, or the con-struction of adequate and properly secured fire escapes upon buildings or structures, as prescribed by any law or ordinance. 4. Cause any order of the department which is not complied with, within the time fixed in the order for such compliance, to be executed forthwith at the expense of the department, and the amount of such expense shall be recoverable in an action by the city against the person to whom such order shall be addressed, and shall be a lien upon the property affected, which shall be enforceable by the city in the same manner and to the same extent as is provided by law in the matter of the abatement of nuisances by the Board of Health. 5. Cause any building or structure which

matter of the abatement of nuisances by the Board of Health. 5. Cause any building or structure which is, in the opinion of the Commissioner, in-adequately protected against fire perils to be vacated, or to be condemned and razed in the same manner and to the same extent as is provided by law in the matter of the abate-ment of nuisances by the Board of Health.

REAL PROPERTY NOT DIRECTLY AFFECTED

In regard to the other matters contained in the bill it is to be said that the general scheme of city government is unchanged, but there is, as disclosed above, a certain redistribution of func-Chapter III. on Real Property, tions. contains but two new clauses, one of which requires the Sinking Fund Commissioners to keep a record of all property owned by the city, and the other paragraph transfers to the trusteeship of this body all property now in the charge of any department that is abolished by the Act.

Judicial procedure provisions in respect. of street opening, street closing and condemnation proceedings are to be transferred to a new chapter (XXIV) of the Code of Civil Procedure, the pocket editions of which are revised and annotated yearly.

THE TAX DEPARTMENT.

The Gaynor Charter requires that the taxable status of all persons and property assessments for taxation in the city shall be fixed for each year on the first day of January. The Tax Department employes are to have the right of entry into buildings at reasonable times. The Department is to maintain maps of each separately assessed parcel, properly numbered. Also maps showing the unit value of real property.

ADMINISTRATIVE DETAIL.

The Department of Public Hospitals takes the place of the Board of Trustees of Bellevue and Allied Hospitals. The department of the City Treasury succeeds the powers now vested in the City Chamberlain. The Commissioner of Weights and Measures becomes the Commissioner of Markets, Weights and Measures, The Mayor's Bureau of Licenses becomes the Department of Licenses, in which is concentrated most of the powers in relation to the granting, supervision, and revocation of licenses.

There shall be a board for the determination of matters of administrative detail, relating to the several departments, which shall be composed of the Mayor, Comptroller and the Corporation Counsel. This board shall regularly determine and have exclusive control of the jurisdiction functions, duties and responsibilities of all departments,

REAL ESTATE SECTION News For Brokers and Owners-General Information From All Branches of the Market-Municipal Affairs and Related Subjects.

THE WEEK IN REALTY.

THE volume of business for the current week has been by far the largest recorded in a year's time. The character of the transactions reported recently has been subject to variation. The remarkable series of deals published a week ago, still fresh in the minds of the followers of the market, is this week succeeded by a wholesome volume of trading affecting properties of a less costly grade. This is all the more encouraging when one considers that last week activity in this line seemed to have ceased. While changes in the character of the trading have been frequent, the volume of business for six weeks has remained fairly consistent. The trend of recent affairs emphasized the idea that trading has at last assumed the normal aspect of an active spring market.

The leasing business is also active, although not given to the sudden spurts so common in the selling field.

The only branch of the market which has not shown a decided improvement is the auction room business. The properties sold at foreclosure were in most instances purchased by the plaintiff in the action. Of the voluntary sales there were very few, and judging from the results these were not very attractive to the outside bidder.

One of the leading title companies reports that its sale of mortgage certificates for the month of March has been fully six times as large as in the corresponding month in 1910. As many of these certificates are sold outside of New York, it would indicate that this is a means of bringing money to New York for investment in real estate mortgages, which would not otherwise be available for that purpose.

Robert E. Dowling, who has contributed to the activity of the real estate market by some large downtown deals recently, figured in another transaction which proved the feature of the week's trading. The deal in question was the sale of the northeast corner of Fifth avenue and 52d street. The buyer is said to be the mys-terious foreign investor who last week secured the southwest corner of Broadway and Dey street. This latest sale foreshadows the encroachment of a business house into the locality guaranteed for years by the Vanderbilts and other millionaires as an exclusive residential district. Another transaction in this immediate neighborhood of almost equal importance was the leasing of the southeast corner of Fifth av and 56th st, for a term of twenty-one years. This site is to be improved with a high-class apartment hotel.

The sale of 32 East 40th street means the first commercial invasion in this vicinity of the Murray Hill section. The midtown district also furnished an interesting news item in the reported sale This plot will of 37 to 41 West 42d st. probably be improved with a structure to the one which will grace the similar site of the West Presbyterian Church recently sold to the Aeolian Co.

On the upper West Side and in the Washington Heights and the Dyckman sections the demand for sites for apartment houses continues unabated. The sale of the holdings of the Hebrew Sheltering Guardian Society, occupying the block front on the west side of Broadway, between 150th and 151st streets, was the most important of this class of trading.

The Bronx, after a brief lapse in the

activity, again loomed up prominentiy in the week's business. This section furnished numerous transactions affecting every type of realty holding.

The cheaper grade of property contributed fully sixty per cent. of the vol-ume of trading for the week. Sales of Sales of were reported in almost this character every section of the city.

Grand Boulevard Water Mains.

Borough President Miller, of the Bronx, and Water Commissioner Thompson are at present involved in a lively controversy due to the delay in the laying of the water mains in the Grand Concourse and Boulevard, against which the citizens of the Bronx have long been protesting. President Miller says the fault lies with the Commissioner, and charges that the main reason for his insisting that the pipes be laid in the street instead of under sidewalks is that the Hanover Contracting Co. holds the \$35,000 contract for the work. Philip J. Donohue, treasof Tammany Hall, and Michael urer Norton constitute the Hanover Contracting Co., which in 1910 obtained the contract from the then Borough President, Louis F. Haffen.

The contract called for the laving of a twenty-inch main in the roadway and two twelve-inch service pipe lines under the sidewalk. The twenty-inch main was laid according to contract, but the hitch comes over the service pipe.

President Miller has refused to grant permits to lay the pipes in the street, and for a year the Concourse has been torn up and obstructed by the contractors' material. The digging is much easier under the street than under the sidewalk, and Mr. Miller declares that the contractors will save about \$20,000 if Commissioner Thompson's idea is carried out.

It is said the contractors will ask the courts for an order to compel President Miller to issue the permit.

Why a Bronx Development is Delayed.

Within the past week a delegation of property owners called upon the Borough President of the Bronx to ascertain from him why work is not begun on the bridge which is to span over the tracks of the Putnam Division of the N. Y. Central Railroad at 231st st, Kingsbridge. They reminded him that the street is fully regulated and graded on both sides of the railroad and that the only thing lacking to open the street is the bridge. In reply the Borough President said:

"The railroad company is ready to begin work to-morrow on the construction of the bridge, but cannot because there is yet to acquire a strip of land twenty ft wide by 800 ft long, making about seven city lots, which is owned by the Goodwin Estate, and the railroad wishes to acquire this land to build the bridge and widen their tracks. I have been informed," continued the Borough President, "that the railroad offered to purchase this land for \$23,500, but the offer was refused by the estate, which are asking \$50,000.

"I have tried for the past year to induce the railroad and the Goodwin estate to come to some agreement. I think the railroad company has made a reasonable proposition, and that the Goodwin estate is holding up the project."

A Peculiar Fire Insurance Policy.

In closing a title the other day, the Title Guarantee and Trust Co. turned up an exceptional form of fire insurance policy, a form probably unknown to most brokers and real estate dealers. The policy was issued by the Liverpool and London and Globe in 1876. The policy is for \$15,000, and the premium paid at that time was \$1,500. A peculiar thing about the policy is that it never expires, and no new premium ever has to be paid. It is permanent fire insurance, without further cost to the owner. Should any loss occur, the policy is reduced by that amount unless the owner again pays ten per cent. of the amount of the loss, which reinsures the policy for its full amount.

The insurance company has the option of canceling the policy at any time on thirty days' notice upon the return of the original premium paid, and the owner has the privilege of canceling the policy at any time, but the insurance company must pay him back within three days the full amount of the \$1,500, less five per cent. as a penalty.

Upon inquiry, it was learned that the insurance companies no longer issue this form of policy, and have arranged for the cancellation of most of those now in existence.

Fifth Avenue Dangerous for Pedestrians -Safety Isles Suggested.

Editor Record and Guide: The time is now at hand for continuing

to 58th st the widening of 5th av roadway.

I recall that you have heretofore suggested safety isles for pedestrians crossing. Why not have them every few blocks apart?

As a boy resident of Yorkville, I crossed, without fear, 4th av when the New York Central trains came on the surface, and with all the present talk about the 11th av death track removal, I would sooner cross there on crutches than to venture over 38th st and 5th av at four o'clock any weekday afternoon (even if with a large accident insurance policy in my pocket and a bodyguard to accompany me).

This city must be "crossed" from east to west, even by non-shopping intruders, and as for the latter class, the stores must suffer when shopping is done on both sides of an avenue so hazardous to cross.

"OBSERVANT."

Real Estate Active Up-State.

Public interest in real estate is having a revival in most up-state cities this A report from Rochester, for spring. example, says real estate is "booming" Those who have walked in the there. outer parts of the city, in the newer districts, for the past two or three Sundays, cannot fail to have been impressed with the large numbers of home-seekers that they have seen going from one new house to another in the endeavor to choose a home. If evidence were wanting that this means actual business, the long lists of real estate transfers published in the newspapers furnish it in ample quantity. As for prices, the threatened reduction both in the selling price and rentals, have failed to materialize. Prices are keeping up and rentals are at or near the level of recent years.

OPPOSITION TO AN ANNUAL MORTGAGE TAX. A Statement Prepared for Governor Dix's Information—Taxes on Serial Bonds, Automobiles and Checks Proposed Instead of More Mortgage Taxation.

OVERNOR DIX is reported to be cast-G ing about for sources of additional revenue for the State, and it has been proposed to him by men who do not look far into taxation principles to lay an annual tax on real estate mortgages, which are under the present law, exempt after the recording tax has once been paid. A committee of the Allied Real Estate Interests of the State of New York recently had an audience with the Governor, at which a protest was entered against any further taxation of real estate. The committee consisted of Messrs. E. B. Boynton, Louis V. Bright, Waldron P. Belknap, Walter Lindner, and President Allan Robinson. The committee has since prepared and forwarded to the Governor a formal statement of the objections to an annual mortgage tax which were referred to at the hearing. Following is the statement in full:

1. An annual mortgage tax will increase the interest rate on mortgages.

The following tables show the effect of the enactment of the annual mortgage tax in 1905. The figures are taken from the record of all mortgages filed during specified weeks in New York and Kings Counties: Ave. rate. Ave. rate.

TOTH	Storre Section 1	Ave. rate.	Ave. rau	5.
Week en	ding	1904.	1905.	Increase
	uing.	4.956	5.31	.354
July	14		5.284	.364
July	21	4.92	0.401	
	28	4.92	5.21	.29
		4.94	5.255	.315
August	4	Ave. rate.		à
			Ave. Tau	Transada
Week en	ding	1904.	1905.	Increase
week en	11	4.92	5.51	.59
August	11		5.459	.559
August	18	4.90		.58
August	25	4.95	5.53	
August	20	4.93	5.22	.29
September	1		5.54	.62
September	8	4.92		.59
September	15	4.95	5.54	
		4.92	5.59	.67
September	22	4.92	5.57	.65
September	29			.61
October	6	4.93	5.54	
		4.94	5.56	.62
October	13	1.01		

"The present rate of interest on mortgages in New York and Kings counties is under 5%, and those best qualified to express an opinion on the matter are firmly convinced that an annual mortgage tax would have the same effect on interest rates that the tax had in 1905, namely, that the interest on mortgages would rise to a level representing an increase of something more than the amount of the yearly tax."

2. An annual mortgage tax would be double taxation in its worst form.

The following simple illustration proves the truth of this assertion:

"If A owns \$10,000 in personality, he pays a tax on but \$10,000. If he uses this \$10,000, to buy real property for \$20,000 with a mortgage of \$10,000 such property is assessed at its full value, i. e., \$20,000, and he pays a tax on that paying not only on amount. thus the \$10,000 which he has, but on the \$10,-000 which he has not. If this latter item (represented by mortgage) be again taxed, and the owner of the property (being the borrower) compelled by higher interest charges to pay this tax, the effect is to impose upon him a total taxation upon \$30,000, when the sole value of what he possesses is \$10,000."

3. An annual mortgage tax would discriminate against the small real estate owner, who is obliged to mortgage his property in order to improve it.

"If one owns unencumbered real property he pays a tax on its full value. If a more unfortunate neighbor owns property of equal value which he has mortgaged, he must not only pay the tax upon the full value of the property, but the annual mortgage tax in addition in the shape of higher interest."

4. Foreign capital will not enter the state for investment in mortgage securities when it can find better protection in adjoining states which exempt mortgages from taxation.

5. An annual mortgage tax tends to prevent the improvement of land by making it more difficult for the owners to pay the carrying charges.

6. The annual mortgage tax would impose undue burdens upon members of Building and Loan Associations.

"These associations draw their membership very largely from among persons of limited means and even such a small burden as an increase in the interest rate might ruin many a poor man who has been endeavoring to acquire a home through the medium of such an association."

7. Land values would tend to depreciate. "The double taxation which would be involved in the imposition of an annual mortgage tax would render real estate less desirable as an investment and would check the flow of investment funds into the real estate market. The ultimate result of such a condition would be land depression throughout the state."

Various plans have been suggested for taxing mortgages on a different basis from the recording tax, one of them being to impose a tax every three or five years during the life of the mortgage. The effect of such a tax would be that lenders of money would call their mortgages a year before the expiration of the date at which time a new tax is to be imposed and this continual calling of mortgages and placing of new ones would seriously interfere with the stability that is essential to normal development and improvement of real property.

In place of such a tax or any tax which would add to the present burdens of real estate owners, we beg respectfully to suggest the advisability of seeking new sources of revenue by taxation of other forms of property.

1. In our opinion a law could be passed exempting all serial bonds from assessment for personal taxation if the equivalent of a mortgage tax be paid; that is to say, \$5 on each \$1,000 bond. If this law were supplemented by another providing that no serial bond could be sold or delivered unless a similar tax had been paid, the state revenue would be largely increased. We have no means of ascertaining how much money could be raised from these sources, but we believe it would be considerable.

2. A tax on automobiles, averaging \$50 per automobile, graded according to the horse power of the car, would bring the state at least \$2,000,000 over the amount it now receives from automobiles. There are over 60,000 automobiles in New York state and the average tax paid to the state amounts to less than \$20. In view of the fact that automobiles are largely a luxury, and that they are directly the cause of much of the damage to our roads and streets, it would seem that they should pay more toward the expenses of the government than they do. Objection has been made to such a tax on the ground that it would be unconstitutional to single out one kind of vehicle or conveyance for taxation and not tax all vehicles. If automobiles were exempted from other taxation they could constitutionally be subjected to a state tax, as indicated above. There is no more reason from the point of view of constitutionality why automobiles cannot be singled out for state taxation than mortgages

3. In addition to the two sources of revenue above set forth, a small stamp tax on checks, such as was imposed during the Spanish-American war, would produce considerable revenue without undue hardship to anyone,

There is a tendency to load real estate with taxes because it cannot escape. We do not consider that this is a sufficient reason for seeking to impose new burdens upon it when owners of other kinds of property can be made to pay their share of the expense of government. Legislation should tend toward increasing rather than diminishing the desirability of owning real estate to the end that as many members of the community as possible may own their homes.

New Real Estate Corporations.

- The Alba Realty Co., 44 Court st, Bklyn, N. Y.; inc., Mar. 4, 1911; capital, \$5,000; directors, Philip V. Manning, 463 72d st, Bklyn; Anthony F. Tuozzo, 947 76th st, Eklyn, N. Y.; Joseph Sessa, 10th av and 68th st, Bklyn.
- Advance Land & Improvement Co.; inc. Mar. S, 1911; capital, \$25,000; directors, Arville M. Rosenheimer, 527 Riverside Dr., N. Y. C.; Sidney Sencer, 32 W. 116th st., N. Y. C.; Edw. T. Rosenheimer, 79 E. 130th st N. Y. C.
- All-Boro Realty and Construction Co. Corona, L. I.; inc., Mar. 10, 1911; capital, \$25,000; directors, Fred. G. De Witt, 3 Hammond pl, Elmhurst, L. I.; James H. McCarthy, 60 East Grand av, Corona, L. I.; Louis Gallucci, 16 Vine st, Corona, L. I.
- American European Contracting Co., 60 Wall st., N. Y.; inc. Mar. 6, 1911; capital, \$10,000; directors, Sally Beuthner, Bernard G. Heyn, Paul A. Schmitt, 60 Wall st, N. Y.
- A. S. Realty Co.; inc. Mar. 10, 1911; capital, \$2,000; directors, Abraham Shatzkin, 50 Church st, N. Y.; Maxwell R. Slutzkin, 496 E. 171st st, N. Y.; Maurice E. Goldfein, 127 E. 86th st, N. Y.
- Astoria Building Co, 27 William st, N. Y.; inc. Mar. S, 1911; capital, \$50,000; directors, Ravaud H. Truax, Frank L. Zabriskie, James B. Finster, 27 William st, N. Y.
- SI, N. I.
 Aspromonte Building Co., 26 Court st, Bklyn, N. Y.; inc. Mar. 2, 1911; capital, \$5,000; directors, Antonio Aspromonte, 2061 W. 7th st, Bklyn; Leonardo Aspromonte, 13 Hancock st, N. Y.; Luigi Barbato, 135 Mott st, N. Y. C.
- Bainbridge Building Co., 324 East 197th st, N. Y.; inc. Feb. 17, 1911; capital, \$1,-000; directors, James O'Donnell, 2224 Gleason av, Bronx; Elizabeth Gilleran, 322 East 197th st, Bronx; Mary O'Donnell 2224 Cleason av Bronx
- nell, 2224 Gleason av, Bronx. Bauman & Ringler; inc. Mar. 15, 1911; capital, \$1,000; directors, Samuel L. Marcus, 864 1st av, N. Y.; Edward F. Spitz, 265 Kosciusko st, Bklyn; David Herman, 1313 Clinton av, Bronx.
- Bero Company; inc. Mar. 3, 1911; capital, \$1,000; directors, James R. Schloss, 722 Quincy st, Bklyn; Henry C. Plarre, 1392 Flatbush av, Bklyn; Henry Leroy, Jr, 1834 Hancock st, Bklyn.
- Bow River Valley Development Co., 134 E. 76th st, N. Y. C.; inc. Mar. 8, 1911; capital, \$25,000; directors, Karl Etzgold, 134 E. 76th st, N. Y.; Lena Calmbacher, 134 E. 76th st, N. Y.; Hellmuth Moerchen, 165 B'way, N. Y. C.
- Cottage and Bungalow Construction Co., 45 W. 34th st, N. Y.; inc. Mar. 10, 1911; capital, \$40,000; directors, Wm. Geiger, 45 W. 43d st, N. Y.; Geo. F. Riemann, Jr., 443 Seventh st, Bklyn; B. R. Baer, 214 Windsor pl, Bklyn,
- Craftsman Building & Construction Co.; inc. Mar. 10, 1911; capital, \$10,000; directors, Harry M. Olsen, 562 61st st, Bklyn; Harry Freise, 663 55th st, Bklyn; Franklin J. Egan, 31 Smith st, (Continued on page 651.)

April 8, 1911.

PRIVATE REALTY SALES'

SOUTH OF 59TH STREET.

BEEKMAN ST .- J. N. Kalley & Son and Ruland & Whiting sold for George M. Olcott, 83 Beekman st, a 5-sty building on plot 31x107x irregular, near Cliff st.

BLEECKER ST.-Peter A. Meagher sold for Mrs. Marie Kurtz to a Mrs. Forstner the southeast corner of Bleecker and Perry st, a 5-sty flat, on lot 25x62.3.

DIVISION ST .- Mandelbaum & Lewine resold to an investor 20 Division st, a 4-sty building, on lot 13x117, near the Bowery.

Site Purchased for Loft Building.

IRVING PL.-Hayes & Robertson, sold for August Eimer, of Eimer & Amend, to the Central Realty Co. (Irons & Todd), the southeast corner of Irving pl and 16th st, fronting 103.3 ft. on Irving pl and 80 ft. on 16th st. Plans have been prepared by Mulliken & Moeller, architects, and the purchasers will proceed at once with the erection of a 12-sty high-class store and loft building, to be completed January 1st, 1912. Hayes & Robertson have been appointed agents for the building. This will complete the permanent improvement of the four corners of Irving pl at this point. The Eimer prop-erty was held at \$340,000. The negotiations are under way for the lease of the entire building to one tenant.

MORTON ST .- Pepe & Bro. sold for A. Lillienthal to Michael Gerardi, 14 Morton st, a 5-sty tenement on lot 25x100.

Deal in South Street.

SOUTH ST.-Wm. H. Whiting & Co. sold for Catherine J. Pryor to a client the property 378, 379 South st, and 337, 339, 341 and 343 Front st, a plot of 14,000 sq. ft., having a frontage of 100 ft. on each street, and being 140 ft. in depth. The property has not changed hands since 1830.

13TH ST .- John P. Kirwan sold for John Ahern, 129 West 13th st, a 3-sty brick dwelling, on lot 20x100.

19TH ST.-D. Sylvan Crakow resold for the Criterion Construction Co., the vacant lot 25x92 at 21 West 19th st, to the Brown Realty Co., which gave in part payment a farm in the Adirondacks.

26TH ST.-John T. Wall and John K. Moors sold the 5-sty tenement, 438 West 26th st, on lot 25x98.9, for I. Blum to a client for investment.

Douglas 28TH ST.-The Robinson. Charles S. Brown Co., sold for the General Investment Co., 130 West 28th st, a 7-sty loft building, on lot 25x98.9. The property has been held at \$120,000.

31ST ST .- George Dudley Waring sold for Harriet G. Fox 12 East 31st st, a 4sty dwelling, on lot 25x75, between 5th and Madison avs, to Robert M. Fulton. Mrs. Fox acquired the property in 1880.

Resale on 32nd St.

32D ST.-I. Randolph Jacobs resold 19 East 32d st, a 5-sty building, on lot 25x 98.9, adjoining the northwest corner of Madison av. William A. White & Sons Madison av. were the brokers. The house, together with 160 Madison av, was acquired a few days ago by Mr. Jacobs from L. S. & A. M. Bing through A. & C. Levis. The buyer is understood to be the corporation known as Holworthy Chambers, which owns the adjoining property 152 156 Madison av, northwest corner of 32d st. With this purchase the corporation would control a plot fronting 49.4 feet on the avenue and 120 feet on the street.

36TH ST .- Pease & Elliman sold for Mrs. Polka M. Wilkens, 416 East 36th st. a 4-sty and basement dwelling, on lot 25x98.9, to a client for occupancy The property, which was held at \$90,000, has not changed hands in 35 years.

37TH ST .- Mrs. Martha L. Bishop sold 152 East 37th st, a 4-sty and basement dwelling, on lot 20x98.9, between Lexington and 3d avs.

Costikyan & Co. Buys New Site.

40TH ST.-Costikvan & Co., the rug dealers bought, through Pease & Elliman, from James O. Sheldon, 12 East 40th st, 4-sty and basement dwelling on lot 26.6x98.9, between 5th and Madison avs. The property, which has been in the same hands for more than thirty years, will be improved with a new six story structure, which will be occupied entirely by the rug company as offices, storehouse, show and sales rooms.

Commercial Invasion of Murray Hill.

40TH ST.-Parish, Fisher & Co. sold to client of George R. Read & Co., 32 East 40th st, a 2-sty stable, on a lot 25x98.9. The new owner will erect on the site a 9 or 10-sty mercantile building as soon as the present lease expires. This will be the first commercial invasion of 40th in the Murray Hill section. st

41ST ST.-Pease & Elliman sold for Mrs. R. B. Kimball, 15 East 41st st, a 4-sty dwelling on lot 22x98.9 to a client who will extensively remodel the building.

Another Sale in 42d St.

42D ST .- Negotiations are completed for a sale of the McDonald estate holdings, at 37 to 41 West 42d st, running through to and including 46 and 48 West 43d st. The 42d st frontage is improved with old 4 and 5-sty buildings, while on the 43d st side there are two 1-sty buildings. It is understood that the property has been held at about \$700,000, and that while no contracts have been signed as yet, the preliminary details have been arranged.

44TH ST.-Calder, Nassoit & Lanning sold for William R. Mason, 343 and 345 West 44th st, two 5-sty flats, on plot 50x 100.5, to Louis Martz, who buys for investment.

50TH ST.-Jacob Spector and Marcus King sold to Morris Jacoby 242 to 246 East 50th st, a 6-sty new law house, on plot 50×100.5 , near 2d av.

51st St. Site Sold for Improvement. 51ST ST.—Janpole & Werner purchased from Dr. S. Nelson Irwin, Ella A. Christie, W. P. Craig and the estate of Morris Littman, respectively, 241 to 249 West 51st st, five 3-sty dwellings, occupying a plot 82.6x100.5, between Broadway and 8th av. Although no definite plans have been announced, an apartment house will probably be erected on the site. Edward C. Williams & Co. negotiated the deal.

52D ST.-Mrs. Adolph Kischel sold the 4-sty and basement brownstone front dwelling, at 228 West 52d st, on lot 25x 100.5, adjoining the Albany apartment house, which occupies the block front on Broadway from 51st to 52d sts, and which was recently leased for a term of 21 years to John L. Murray, the restaurateur.

57TH ST.-Mrs. Magdeline Lieb sold to John J. Clancy, 317 West 57th st, a 4-sty dwelling, on a lot 25x100.

58TH ST.—The Douglas Robinson. Charles S. Brown Co., sold for Mrs. Anna Price Fowler, 18 East 58th st, a 4-sty and basement dwelling, on lot 20x100.5, to an investor.

58TH ST.-E. de Forest Simmons for Mrs. Caroline E. B. Condit, 23 West 58th st, a 4-sty and basement dwelling, on lot 20x100.5, to a client who will occupy the house after extensive alterations have been made.

NORTH OF 59TH STREET. Brierley School's New Site.

61ST ST. — The Douglas Robinson, Charles S. Brown Co. sold for Jacob Kot-tek the 4-sty dwelling 58 East 61st st, 19x100.5; also, the adjoining southwest corner of Park av and 61st st, 20x100.5, for Dr. Walker Gill. The purchaser is the Brierley school, which has been in existence for about twenty years and now is preparing to remove from its present school buildings in 44th st, just west of 5th av

64TH ST .- The Douglas Robinson, Charles S. Brown Co. sold for Dr. John R. Middleton, 169 East 64th st, a dwelling on lot 16x100.5. The purchaser is Herbert Pell of Tuxedo, N. Y., who acquired the property for the occupancy of his son. Herbert Jr.

65TH ST.-Henry Broder sold for Henry H. Korn the 3-sty dwelling 157 East 65th st, on lot 18.9x100.5.

West 70th St. Houses Sold.

70TH ST.-I. Randolph Jacobs purchased from Mrs. Edith Brice the four 4-sty dwellings 305 to 311 West 70th st, occupying a plot 80x100, 100 feet west of West End av. Mr. Jacobs will resell the property to a builder for improvement with an apartment house. The brokers in the transaction were Charles Griffith Moses & Bro.

71ST ST.-Dr. Robert S. Morris sold 152 East 71st st. a 3-sty dwelling on lot 16.3x100.5, between Lexington and 3d avs.

78TH ST.-Slawson & Hobbs sold for N. L. Ottinger, 134 West 78th st, a 4-sty, high stoop dwelling, 18x55x97.6 to a client for occupancy.

78TH ST.—Ada L. Shilling sold 262 West 78th st, a 5-sty dwelling, on plot 32x27.2 x41.2x irregular. The property adjoins the southeast corner of West End av, being directly opposite the Apthorpe apartment house. It was said on the West Side that the Astor estate is the buyer. This would not seem unreasonable, as the estate has been known to purchase similarly located properties for protection to their own improvements.

Large Deal in 79th Street.

79TH ST.-Edgar A. Levy sold the new 12-sty apartment house known as the Hereford, at 310 West 79th st, on plot The purchaser is William J. 65x100 Stitt, of the Adler Glove Co., who will hold the property for investment. It has been held at \$400,000. The Hereford was completed last year along with the Kelmscott, a similar house adjoining on the The houses have been unusually successful. They were finished last fall and by October 1 were fully tenanted. the block to the east are the Apthorpe apartments owned by the Astor estate.

80TH ST.—George R. Read & Co., sold for Philip A. and William G. Ehnl, 209 East 80th st, a 5-sty flat on lot 25x102.2, The purchaser is George near 3d av. M. Adrian, who owns 207, adjoining.

81st St. Plot Sold for Improvement. 81ST ST .- Froman & Taubert sold for Klein & Jackson, 155-157-159 East 81st st, three 3-sty and basement dwellings on plot 56.2x102.2 to the John M. Slattery Building & Construction Co., who will improve the same with a modern 8apartment house. sty

82D ST.-Mrs. Emma Weiss sold the 4-sty tenement at 340 East 82d st, on lot 25x102.2, to May Kempter. 86TH ST.-William Schroeder sold the

4-sty tenement at 348 East 86th st, on lot 25x102.2, to May Kempter.

West Side Plot Assembled.

87TH ST.-I. Randolph Jacobs purchased from Mrs. Elizabeth J. Bennett, through George Ranger, 320 West 86th st, a 3-sty dwelling, on a lot 20x100. Mr. Jacobs bought last week 316 and 318, adjoining and now controls a plot 60x100. The combined parcel will be sold to a builder for improvement with an apartment house.

Sale and Resale in 88th St. SSTH ST. — The McVicker, Gaillard Realty Co. sold for Paula Wolfson to R. Fleming Handy 42 West 88th st, a 4-sty dwelling, on lot 20x100. The buyer gave in part payment 51 West 92d st, a 3-sty dwelling, on lot 20×100 . The same brokers have resold the 92d st house to Bernard Boekelman, who owns 53, adjoining.

Quick Resale in 95th St.

95TH ST.—The Fischell Realty Co. resold to Ignatz Roth 307 to 319 East 95th st, five 6-sty new law houses, each on plot 37.6x100.8. The sellers acquired the property on Tuesday from Selma Alexander in exchange for the block front on the east side of 7th av, between 131st and 132d sts.

96TH ST.-J. C. Hough & Co. sold to James Quinlan for the Levy & Weinstein Realty and Construction Co., the 5-sty single flat at 166 West 96th st, on lot 19x101.5. Mr. Quinlan is the owner of No. 164, adjoining. This is the last one of the parcels taken in exchange in the sale of apartment house at 611 West 141st st, sold recently by the same brokers.

Resale in 96th Street.

96TH ST.-J. C. Hough & Co. sold to Calvin G. Doig for the Levy & Weinstein Realty and Construction Co., the 5-sty single flat 158 West 96th st, on a lot 19x101.5. This is one of the parcels taken in exchange for the 6-sty elevator apartment house 611 West 141st st, sold by the same brokers recently.

100TH ST.—Percy and William Sage sold to Albert A. Doctor, 256 West 100th st, a 3-sty and basement dwelling, on plot 29.10x50.11.

.101ST ST.—The Narvo Realty Co., Samuel Wacht, president, sold 343 and 345 East 101st st, a 6-sty new law tenement, on plot 40x100, near 1st av. The buyer gave in part payment 380 2d st, Brooklyn, a 4-sty flat, on plot 30x100, between 5th and 6th avs.

\$850,000 in Apartment Deal.

112TH ST .- The Houston & Spraker Co. has sold for the Kaw Realty Co. to an investor 521 West 112th st, an 8-sty apartment house, on plot 75x100. The same brokers have also sold 523 West 112th st, an adjoining and similar building, to another investor, who gives in part payment the La Touraine apartment house, at the northwest corner of Morningside Drive and 115th st, on plot 100.11x85. The 112th st houses have just been completed by the Theodore Starrett Construction Co. and were held at \$300,000 each. The total amount involved in the transaction was about \$850,000. The Houston & Spraker Co. has been appointed agent for the two new buildings and retained as agent for La Touraine.

139TH ST.—Pepe & Bro. sold for George W. Orcutt 259 West 139th st, a 4-sty dwelling, on lot 19x99.11, to Louis Malavita for occupancy. It is one of the King model row of dwellings.

147TH ST.—H. B. Davis resold to the Saranac Construction Co., the plot 175x 99.11, on the south side of 147th st, 100 feet east of Amsterdam av. The seller bought the property recently from the estate of C. R. Simpins through the Mc-Vickar, Gaillard Realty Co.

New Owner for the La Salle.

151ST ST.—The new 6-sty apartment house at 605 West 151st st, known as the La Salle, on plot 75 by 99.11, has been sold to an investor by the Karnack Realty Co., Alexander Allen, president, through Shaffner & Anderson. The house adjoins the Washington Irving, at the northwest corner of Broadway, and was erected two years ago. The property has been held at \$150,000.

154TH ST.-L. J. Phillips & Co. sold for the Lillienthal estate, 408 West 154th st, a 3-sty and basement limestone, front dwelling, on lot 20x99.11, adjoining the southwest corner of St. Nicholas av. The same brokers recently sold the house adjoining at 410.

157TH ST.-John P. Kirwan sold for Jackson & Stern the plot 75x99.11 on the north side of 157th st, 200 feet east of Broadway.

Plot Sold for Improvement.

171ST ST.-Arthur J. Kautner sold the plot 50x95, on the north side of 171st st, 125 feet west of Amsterdam av. The buyer is a builder, who will improve the site in the near future.

227TH ST.-Lauter & Blackner sold for Leo Levenson the plot, 50x100, on the north side of 227th st, 100 feet east of Jansen av to a builder for improvement.

AMSTERDAM AV.—Edward D. Sniffen sold for the Elba Realty Co., 2125 Amsterdam av, a 6-sty elevator apartment house with stores, on plot 52.3x100, between 165th and 166th sts. The property was held at \$135,000 and was sold for about that figure.

BROADWAY.—Tucker, Speyers & Co. sold for the Reliant Holding Co., I. Randolph Jacobs, president, 454 Broadway, a 5-sty business building, on lot 25x100, between Howard and Grand sts. The buyer, Dr. James F. Hasbrouck, gave in exchange 62 West 3Sth st, a 4-sty and basement dwelling, on lot 21x98.9, near 6th av.

Guardian Society Will Hold Broadway Block a Year Longer.

BROADWAY .- The Hebrew Sheltering Guardian Society, which recently erected buildings at Pleasantville, Westnew chester County, has disposed of its large realty holdings in this city, consisting of the block front on the west side of Broadway, between 150th and 151st sts. The property, on which there are several brick structures occupied by the institution, has a Broadway frontage of 200 ft. and extends 225 ft. in depth on either The buyers are A. L. Mordecai & street. Son, Heilner & Wolf and D. B. Freedman. The new owners control an adjoining 75 through the ft. to the west, running block, making their total holdings a plot 200x300. L. J. Phillips & Co. were the brokers in the transaction. Under the contract, the property is not to be de-livered until May, 1912, when it will probably be improved with apartment houses. This was practically the last Broadway plot south of 157th st of any size that had not passed into the hands of apartment builders, but this they will eventually secure. The Hebrew also Sheltering Guardian Society was organized 1879, and its home on Washington Heights has long been one of the landmarks of that region. Since the opening of the subway and the building up of the heights, the property has increased enormously in value, until it has come to be regarded as one of the choicest parcels in that section still available for improvement.

CLAREMONT AV. – A. C. & L. A. Marks sold for the New York Improvement and Investment Co., to the Tomahawk Realty Co., the vacant plot, 150x100, on the east side of Claremont av, 100 ft. south of 125th st.

Madison Av. Site Sold for Improvement MADISON AV.—S. Osgood Pell & Co. sold for the estate of Frederick A. Adams to a newly formed company 295 Madison ave, a 4-sty dwelling, on a lot 23.5x85, adjoining the southeast corner of 41st st. The property will be improved, in conjunction with the corner parcel, with a 25-sty office building, having a frontage of 47 ft. and a depth of 85 ft. A portion of the new structure will be set aside for the exclusive use of doctors and dentists.

PARK AV.—Dr. W. Gill Wylie sold the southwest corner of Park av and 61st st, a dwelling on a lot 20x100, for about \$130,000. The property was acquired by the seller for use as a sanitarium, but was subsequently found impracticable on account of its size. Pease & Elliman were the brokers.

Justice Buys Dwelling.

PARK AV.—Supreme Court Justice Joseph F. Mulqueen purchased from Emily P. Regensburger, 888 Park av, a 4-sty and basement dwelling, on lot 17x75. The house is midway between 78th and 79th sts, and has been occupied by Justice Mulqueen under a lease. L. J. Phillips & Co. and William S. Lalor were the brokers in the transaction.

Dyckman Plot Sold to City

VERMILYEA AV.—Max Marx sold to the city the plot, 50x150, on the east side of Vermilyea av, 200 ft. south of Acadamy st. A firehouse will be erected on the site. The site forms part of a larger plot at this point owned by Mr. Marx. He still retains 100x150, adjoining the corner of Academy st. There has been considerable building of apartments in the section in the last year, and several other big operations are contemplated.

Carlisle Dwellings Sold.

WEST END AV.—Mrs. Morris K. Jesup sold to a company, of which Franklin Petit is president, the 6-sty apartment house at the southeast corner of West End av and 82d st, known as the Carlisle Dwellings, on a plot 100x102.2. The property has been valued at about \$350,-000 and has an annual rent roll of about \$40,000. Mark Rafalsky & Co. and Douglas Robinson, Charles S. Brown Co. were the brokers. The building was built in 1904 under the direction of Mr. Rafalsky.

Another Plot Assembled.

WEST END AV.—Franklin Pettit bought from Agnes Lynch, 536 West End av, southeast corner of 86th st, a 4-sty and basement dwelling, on lot 25.2x80. Mr. Pettit recently acquired the adjoining property at 528 to 534 and with the above purchase he now controls a plot 102.2x80. The corner parcel was held at \$75,000. Leroy Coventry negotiated the deal.

2D AV.—Henry Broder sold for Mrs. Ida Cohen the 4-sty tenement 2428 2d av on lot 20x80.

2D AV.-A. Humpner & Co. resold for Charlotte Geissler 347 2d av, a 3-sty building with store, on lot 20x79. The parcel adjoins the Onawanda club and was recently bought by the seller at auction for \$15,000.

3D AV.—Joseph Lederer sold to Charles Schnabel, 2908 3d av, a 4-sty building on lot 25x88.6x irregular, for \$65,000.

\$1,000,000 Deal on Fifth Avenue.

5TH AV .- Douglas Robinson, Charles S. Brown Co. sold for Robert E. Dowling to a client the vacant plot at the north-east corner of 5th av and 52d st, having frontages of fifty ft. in the avenue and 115 ft. in the street. The property is sold free and clear. The sale involves the south portion of the parcel bought last The sale involves the year by Mr. Dowling from Mrs. E. H. Harriman and William D. Sloane, which measured 115 ft. in the avenue and 130 ft. in the street, formerly the site of the Hotel Langham. At the time of the sale, parties in interest entered into an agreement canceling certain restrictions, which prohibited the use of the property for other than private dwelling purposes. The same brokers have arranged a lease of the property just sold with a tenant for a term of eighty-four years. A new com-mercial building, not more than eight stories in height, will be erected on the The purchase price has not been plot. disclosed, but the property has been held at \$1,100,000. Opposite the plot just sold, on the southeast corner, is Morton B. Plant's big house, with the Union Club on the 51st st corner. On the west side of the avenue, opposite, are the homes of the two W. K. Vanderbilts, which occupy the block between 51st and 52d sts. The lower one is leased by Henry C. Frick.

Harlem Block Front Sold.

7TH AV.—The Fischel Realty Co. sold the block front on the east side of 7th av, between 131st and 132d sts, to Bernard Alexander, who gave in exchange the row of five 5-sty tenement houses, 307 to 319 East 95th st, each on plot 37.6x 100.8, about 137 feet east of 2d av. The Fischel Realty Co. acquired the block last October from the estate of William V.



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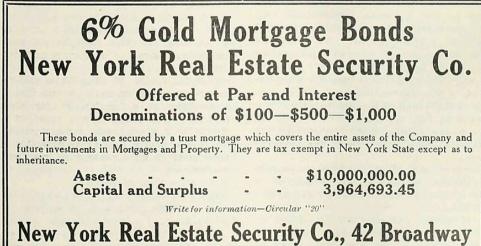
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649

Brady in exchange for the 12-sty loft building at 48 and 50 West 21st st. Quick Resale on 7th Avenue.

7TH AV.—Max M. Nathanson sold for Max Beck to the Hennessy Realty Co., the 5-sty building at the northeast corner of 7th av and 121st st, on lot 26x92. The same broker has resold the property to Morris R. Stang.

Deal on 8th Avenue.

STH AV.—Edgar Fitz Gibbon and George A. Hampton & Bro., sold for Marder & Boehm, to Christian Buckman, 2,-734 and 2,736 Sth av, a 6-sty quadruple apartment, on a plot 40x100, for about \$85,000. This is the third parcel in the row of five, occupying the block front in the east side of the avenue, between 145th and 146th sts, sold to Mr. Buckman within one year through the same brokers.

10TH AV.—William A. White & Sons sold for James J. McCourt and others to a client 538 10th av, northeast corner of 40th st, a 4-sty store and tenement, on lot 29.5x irregular.

BRONX.

FOX ST.-Joshua Velleman sold 1034 and 1036 Fox st, two 5-sty new law houses, on plot 74.10x100, between 165th and 167th st.

BECK ST.-Lauter & Blackner sold for the Maze Realty Co., 669 Beck st, a 4-sty flat on plot 33.3x125; also for the same seller the 4-sty flat on lot 25x125 at 695 Beck st.

BECK ST.-S. Cowen sold 724 Beck st, a two family dwelling, on lot 25×100 , for H. Smith.

135TH ST.—Emanuel Simon has sold for the Phoenix Realty Co. to A. Antosch 532 and 534 East 135th st, a 6-sty apartment house, on plot 39x100. The buyer gave in exchange 1591 Madison av, a 5sty flat, on lot 25x100, and 1846 2d av, a similar building, on lot 25x100. 149TH ST.—The Bronx National Bank

149TH ST.—The Bronx National Bank purchased a plot 50x80, on 149th st, near Melrose av, from S. E. Jacok as a site for its new building. R. E. Scoble was the broker in the transaction.

168TH ST.—Clement H. Smith sold for a client 761 East 168th st, near Boston rd, a 1-family house, on lot 25x148. 172D ST.—Arthur F. Du Cret & Co. sold

172D ST.—Arthur F. Du Cret & Co. sold a 4-sty flat on plot 33x100, at 891 East 172d st, to a client, who gives in part payment, a country place near Passaic and a plot of lots at Hastings-on-Hudson.

Site for a Large Building Operation.

AVENUE ST. JOHN.-E. D. MacMannus sold for the Lawyers' Title Insurance and Trust Co. the block front on the west side of Avenue St. John, between Beck and Kelly sts, a plot fronting 250 ft. on the avenue and 100 ft. on each street. The buyer is the Friedman Construction Co., which will erect on the site three 4-sty apartment houses, each 83.3 ft. front. The same broker has secured a building and permanent loan of \$182,500 for the new owners. Mr. MacMannus recently sold the property to the Lawyers' Title Co.

AQUEDUCT AV.—Mayer S. Auerbach sold to the Towanda Construction Co., the northeast corner of Aqueduct av and 172d st, a plot 112x137. The company will erect on the site two high class apartment houses from plans by Emery Roth. The property is opposite the Convent of the Sacred Heart.

BAINBRIDGE AV.—Clement H. Smith has sold for a client, 2700 Bainbridge av, a two family house on lot 25x100, between 194th and 196th sts, Bedford Park.

BROOK AV.—Kurz & Uren have sold for Frank Starkman, 1310 Brook av, a 6-sty new law apartment house, on plot 43x100.

CROTONA AV.—Lauter & Blackner sold for Isaac Sandusky to a builder the plot, 65x100, at the southeast corner of Crotona av and 181st st. HOUGHTON AV.—Charles F. Stein, as executor of Michael J. Stein, sold to Edward A. Schill the plot, 50x216, on the north side of Houghton av, running through to Ludlow av, between Castle Hill and Havemeyer av.

JACKSON AV.—Lauter & Blackner sold for Rose Robinson, 982 Jackson av., a 3sty dwelling and garage on plot 32x75. KINGSBRIDGE RD.—Peter Gilsey sold

KINGSBRIDGE RD.—Peter Gilsey sold for Frederick W. Edelsen the northeast corner of Kingsbridge road and Kingsbridge terrace, a 2-sty house on a triangular plot, 163x100x171.

LONGFELLOW AV.-J. J. Haggerty sold for Nicholas Lopard to Margaret Foldey, the two-family dwelling, 1421 Longfellow av, on lot 25x100.

PARK AV.—Clement H. Smith sold 4053 Park av, a 2-family house, between Ittner pl and 174th st.

PERRY AV.-W. L. Varian sold for George D. Kingston 2985 Perry av, a dwelling, on lot 20x115. It is one of a row of five similar houses recently completed.

SOUTHERN BOULEVARD.—S. Cowen sold for H. Cryer a plot 50x200 on the south side of Southern Boulevard running through to Whitlock av, 75 feet west of Longwood av.

SOUTHERN BOULEVARD.—Joseph P. Day sold for Joseph M. Spengler the lot, 25x100, on the east side of Southern Boulevard about 235 feet north of the Freeman st subway station.

SUMMIT AV.—Lauter & Blackner sold for William Lauter, 999 Summit av, a 4sty flat on plot 30x87.6.

TAYLOR AV.—Charles Ringelsten, Jr., sold the 2-sty 2-family house, 1721 Taylor av, near Morris Park av.

New Owners for Large Bronx Tract.

WHITE PLAINS AV .- Crawford estate sold, through David Stewart, to the North Side Investing Co., the plot 100x117x irregular, in the west side of White Plains av, 100 ft. south of 213th st; also the plot, 114.6x181, at the northeast corner of White Plains av and 230th st; also the plot, 114.6x130.6, at the northeast corner of White Plains av and 232d st; also the plot. 114.6x80, at the northeast corner of White Plains av and 234th st; also the plot, 114.6x80, at the northwest corner of White Plains av and 235th st; also the Crawford mansion on the plot, 201x229, running from 231st st to 232d st, 280 ft. east of White Plains rd; also the block front in the west side of Old White Plains road from 232d to 233d st; also the plot 100x64.6, in the south side of 233d st, 9.6 west of Old White Plains road; also the plot 100x64.6 ft. west of Old White Plains road, and the stable, on a plot 90.6x114.6 in the north side of 232d st, 103.6 ft. west of Old White Plains road.

LEASES.

JOSEPH F. FEIST leased for Samuel Blumenstock the store at 506 10th av for a term of 5 years.

LUDWIG C. TRAUBE rented for Alice C. Nathans to Francis J. McCooey, 136 East 93d st, a 3-sty dwelling for a term of years.

THE DUFF & BROWN CO. leased for a term of years 470 West 145th st, a 4sty building, to The Redmond Beauty Parlor Co., Inc.

GEORGE B. JUCKETT leased for Mrs. Thomas H. White, of Yonkers, the 5-sty loft building 143 Front st to the Manhattan Office Partition Co. for a term of years.

SENIOR & STOUT leased for H. Stanford a loft at 727 7th av to the Tenny Press, and for W. A. Wynkoop the 3-sty dwelling, 150 West 48th st, to George C. Clarke for a term of years.

THE CUOZZO & GAGLIANO CO., leased for Mrs. Emma B. Atterbury, of Plainfield, N. J., to the Caesar Realty & Construction Co., the 6-sty tenement house, 225 East 106th st, for a term of 5 years. A. HUMPFNER & CO. leased for Anna Wengenroth, the 5-sty private dwelling, 232 East 12th st, for a term of 3 years also for Patten & Van Sant, the 5-sty private dwelling at 138 East 16th st, for a term of 3 years.

THE DUROSS CO. leased to The Lundborg Co., formerly Ladd & Coffin, manufacturing perfumers, who have been located at the corner of Church and Barclay st for the past 30 years, a part of the new fireproof building, 227-241 West 17th st, for a long term of years.

THE TITLE GUARANTEE & TRUST CO. has renewed for 4 years its lease of premises 137 West 125th st. The company has used these premises for a number of years for its Harlem office. This branch will continue in charge of Mr. Ernest T. Bauer and his assistant, Mr. Rullman.

L. TANENBAUM, STRAUSS & CO. leased for the Labarem Realty Holding Co., Louis Steckler, president, the 10th and 11th lofts, containing about 23,000 sq. ft., in the building 137-41 Madison av and 23-27 East 31st st, to Geo. C. Heimerdinger Co. and Freitag & Keim, for a long term of years.

H. C. SENIOR & CO. leased for Ida L. Ross the 4-sty dwelling, 63 West 95th st, to Rozella Kennedy; for William S. Patten the 4-sty dwelling 123 West 64th st, to Anna Parker; for Janet Isabel Dominick Lockwood, the 4-sty dwelling, 554 West 113th st to Louis Allenberg; for Arsbog Karagheusian to A. K. Gormally 896 West End av, a 3-sty dwelling.

THE CHARLES F. NOYES CO. leased, in the Hilliard Building, a large portion of the 12th floor to C. Monteith Gilpen; offices in the Wolfe Building to M. N. Levy; offices in the Broadway-Maiden Lane Building to Sweiger & Michaels; offices in 95-97 Liberty st to Alfred G. Bishop, and in the Fulton-Chambers Building to Simon Zucker.

MARK RAFALSKY & CO. have leased space in the new 14-sty building located on the northwest corner of 5th av and 43d st for a term of years as follows: Offices to H. Prescott Wilcox, D. D. S.; William Francis Garner, D. D. S., Walker & Perrett Co. and the General Kompolite Co. "Hoyt," the milliner, has also leased space in the same building for a term of years.

DENZER BROS. leased for Rosa Zindel a loft in the Zindel Building, 367-73 4th av; also for the Eugatnom Realty Co. two lofts containing 10,000 sq. ft. at 143-5 West 30th st; also for Benjamin H. Kaufman to Herbert B. Tobey the parlor store at 28 East 23d st; also to Julius Goetz the store at 497 Broome st; also to the New England Button Co. the 1st loft at 52 West 21st st; also to the Hip Fit Mfg. Co. the 4th loft at 60 Grand st, and to A. Smoke the 1st loft at 125 Grand st.

THE BUSH TERMINAL CO. leased to Success Magazine 11,685 sq. ft. of space in the easterly section of Model Loft Building No. 5, at the foot of 36th st, South Brooklyn. The lease was signed by the National Post, which is the name of a new magazine to be issued by the Success Publishing Co.; also to the New York and New Jersey Lubricant Co., manufacturers of cils, 11,685 square feet in the same building, and to the John Simmons Co., plumbers' supplies, additional space in another section of Building No. 4.

FRANK X. KELLING purchased from Albert Babcock, 115 Market st, Newark, N. J., a building, on a lot 13½x85, for \$87,000, which establishes a new record price for property in this thoroughfare. The buyer has been the lessee of the property since 1894, and the price paid demonstrates the rapid rise in values that has taken place in Market st during the last few years. Julius Vogel bought the property in 1885 for \$15,000, and in 1904 he disposed of it to Mr. Babcock for \$50,000

WILLIAM J. ROOME & CO. leased the following dwellings: 193 Madison av, on lot 25x100, for Mrs. Sarah C. Goodhue to Mrs. Margaretta Armstrong: 110 West 29th st, on lot 20x100, for Alex-Kahn to Celestin Bergeron; 318 ander West 56th st for a term of years for the Marzolf Estate to Joseph Seifert; 23 7th av for the Devlin Estate to M. Powers; also the store at 113 East 34th st to Sart & Lucchessi, plaster reproducers, who for the last 16 years have been located at the northeast corner of 23d st and Lexington av.

Leasing Active on 4th Av.

FREDERICK FOX & CO. leased for the Braender Const. Co. about 30,000 sq. ft. of space in the new Ashland Building, corner 4th av and 24th st. The lessees are Robert Ingersoll & Bros., Inc., manufacturers of Ingersoll watches, who for a great many years have been located in jewelry district on John st, and Beckerman & Co., importers of tailors' trimmings, who for many years have been located at the corner of 5th av and 21st st. The former concern will occupy the top loft and the latter the first loft. This completes the renting with the exception of a few offices of the entire 20sty building which was just completed. The leases just closed are at an aggregate rental of \$200,000.

21 Year Lease on 5th Av. A 12-sty apartment hotel with stores is to be erected in the midst of several fine old residences on upper 5th av. It is to go up at the southeast corner of 56th st and 5th av, and will have a frontage of 52 ft. on the avenue and 100 ft. on the street. The project is to be carried out by Klein & Jackson, who have taken a 21-year lease of the property. The new structure is estimated to cost \$400,-000, and will be of the highest type of construction. Opposite, at the northeast corner, is the old Astor residence, occupied by Mrs. K. A. Kingsland, and at the 57th st end of the block is the big mansion owned by Mrs. Collis P. Huntington. Mrs. Cornelius Vanderbilt still occupies her famous old house on the westerly block front on the avenue, between 57th and 58th sts. Harry Payne Whitney's residence is opposite Mrs. Vanderbilt's, and he has stated that he would consider renting his house to a certain class of business which would not alter the appearance of the exterior of the structure.

SUBURBAN.

THE LEWIS H. MAY CO. has opened a branch office at Woodmere, L. I., which is operated in conjunction with its suburban offices at Cedarhurst, Far Rockaway and Arverne, for the general transaction of real estate and insurance

THE OBELISK CONSTRUCTION CO. purchased the estate of Emerson T. An-gell, comprising about 9½ acres, at Tarrytown, N. Y. The company will begin at once to develop the property. The property is situated next to the \$2,000,000 estate of T. C. Eastman, the cattle mer-The property will be known as chant. Hendrick Hudson Park.

J. STERLING DRAKE sold for Dr. Percival K. Nichols, of Port Richmond, his farm of 140 acres at Parksville, Sullivan County, N. Y., to Messrs. Bernhard Preefer, Adolph Nadelstein and Simon Rosenzweig, of New York, who will open a fine summer hotel; also for John F. Vroome, a plot, 40x90, in Westerleigh, Richmond Borough, N. Y. THE LEWIS H. MAY CO. has leased

for Henry Hart the hotel on the southwest corner of Meredith and Ocean avs, Arverne, to R. & E. Diamond, for a term of 3 years. After extensive alterations same will be occupied as a summer hotel; also for Anna L. Rutherford the Spray

Villa, a summer hotel on Amerman av to Sadie Grossman for the season; and at Far Rockaway a cottage on Channel av for Helen Faber to Ernestine Wise; also a cottage on Gipson pl to Joseph Bleyer for Sarah Gipson.

HENRY J. BERRY sold for James H. Cruikshank and William D. Kilpatrick to Nathan H. Berger, 14 and 201/2 East Newark, N. J., two dwellings Kinney st. on plot 20x60 each. These two dwellings as well as the dwelling now occupying the northeast corner of Broad and Kinney sts, Newark, N. J., was recently taken as part payment for the southeast corner of Morton and Greenwich sts, a new 8sty fireproof building, leased to the General Electric Co., and now owned by General Edward P. Meany.

A SYNDICATE in which Max Marx and Andrew J. Connick are interested, purchased the famous Robert Bonner place at Mamaroneck-on-the-Sound. The property has been held at \$300,000. The sale was negotiated by George R. Read & Co. The Bonner place consists of about 118 acres of land, and has a large mansion, besides numerous cottages and outbuildings. It lies between the Post road and sound, and is beautifully laid It is one of the handsomest estates out. along the sound. There is also a private Just before he died Mr. Bonner pier. placed the property in the market, the asking price being \$600,000.

Dr. Washington Buys Country Site.

Dr. Booker T. Washington purchased the J. Cornell Brown property overlooking Long Island Sound at Ft. Salonga in the town of Huntington. The property consists of a new 12-room house and 21% acres with 250 ft of shore front on the sound. The land is on a knoll and commands a fine view of the sound and surrounding country, including Smith-town Bay and Crane Neck Point.

Dr. Washington's purchase is near the famous Indian Head Farm, and it is said he will make the place his summer home.

Monastery for Shelter Island.

The Passionist Fathers, an organization of Roman Catholic priests whose headquarters are in Hoboken, have purchased thirty-eight acres in one of the choicest parts of Shelter Island and will establish a monastery. The property they have secured is in a splendid location overlooking Gardiner's Bay, a portion of it being cleared, while there is much woodland which will be preserved in its present beauty. The fathers will have charge of the parish on the island known as Our Lady of the Isle. Work will be begun on the new buildings at once and the advance guard of the order will move from Hoboken some time during this month. It is said that the monastery will be a retreat for study for the novices of the order and also a place of meditation for the priests of the diocese of Brooklyn.

Mount Vernon Brokers.

Mt. Vernon Real Estate Brokers have organized under the name of The Real Estate Board of Brokers of Mt. Vernon. Robert A. Anderson was elected president. W. J. Brogan, vice-president. George Spicer, secretary. H. M. Dickinson, treasurer. The board has adopted sev-eral rules and regulations. The two most important are: 1st. That on all private sales in the City of Mt. Vernon the commission rate shall be 21/2 per cent. to brokers and all exchanges shall be considered two separate sales.

2nd. No sale shall be made by a member where the commission charged is less than \$25.

EARLE & CALHOUN, as agents for the Kenedy Estate, deny that the property, 28 West 32d st, has been sold, as recently reported.

New Real Estate Corporations.

(Continued from page 646. Administrative Realty & Mortgage Co.; inc. Feb. 23, 1911; capital, \$2,000; directors, Benj. Bernstein, 100 Park av, N. Y.; G. F. Martin, 154 Nassau st, N. Ү.; В N. Y. Bernard J. Morse, 156 Broadway

- Barnthal Realty Co., 35 Nassau st, N. Y .; inc. Feb. 27, 1911; capital, \$1,000; directors, Walter Loewenthal, 50 W. S5th st. N. Y.; Barnett Cohen, 73 W. 116th st, N. Y.: Sydney, Bouch N. Y.; Sydney Bernheim, "The Corn-wall," Broadway and 90th st, N. Y.
- M. Butler Co.; inc. Feb. 25, 1911; capital, \$6,000; directors, E. Morris Butler, 150 Wadsworth av, N. Y.; E. Hayes Kauffman, 123 William st, N. Y.; Eugene M. Willard, 712 W. 180th st, N.
- Cassano Construction Co.; inc. Feb. 23, 1911; capital, \$1,000; directors, Frank Martirani, 215 E. 107th st, N. Y.; Geo. Craziadio, 238 E. 114th st, N. Y.; Louis Craziadio, 226 E. 108th st, N. Y.
- Circlet Realty Co., 527 6th av, N. Y.; inc. Feb. 27, 1911; capital, \$25,000; directors, Herman King, 527 6th st, N. Y.; Martin King; Adolph Feil, 280 Broadway, N. Y. C.
- City Line Construction Co., 378 Stone av. Brooklyn; inc. Feb. 28, 1911; capital, \$1,000; directors, Alex Sachs; Ross Sachs, 378 Stone av, Brooklyn; Leon Sachs, 573 Hopkinson av, Brooklyn.
- The Consolidated Contracting Co.; inc. Feb. 24, 1911; capital, \$3,000; directors, Michael Margolin, 2019a Bergen st, Brooklyn; Samuel Rosen, 2009 La Fontaine av, N. Y.; Phillip Mittleman, 625 E. 12th st, N. Y.
- Era Realty Co., S20 Ritter pl, Bronx, N.
 Y.; inc. Feb. 27, 1911; capital, \$5,000; directors, August Stoltz, 269 S. First st, Mt. Vernon, N. Y.; Joseph Stoltz, 143 W. 4th st, Mt. Vernon, N. Y.; Geo. Stoltz, Jr., 820 Ritter pl, N. Y.
- F & J. Realty Co., 359 Van Sicklen av, Brooklyn, N. Y.; inc. Feb. 24, 1911; capital, \$1,000; directors, Jennie Foox, 359 Van Sicklen av, Brooklyn; Isaac Foox, 359 Van Sicklen av, Brooklyn; Ray Jacowitz, 1469 St. Marks av, Brooklyn.
- Farnon Realty Co., 60 Wall st, N. Y.; inc. Feb. 25, 1911; capital, \$20,000; directors, L. A. Williams, Jr., 25 Broad st, N. Y .; E. A. Volk, 250 S. 5th av, Mt. Vernon, N. Y.; L. V. Whitney, 49 Union st, Jersey City, N. J. Forsyth Street Realty Co., 220 Broome st,
- Y.; inc. Feb. 24, 1911; capital, \$10,-000; directors, Jacob Levy, 157 W. 119th st, N. Y.; Joshua Herzog, 157 W. 119th st, N. Y.; Abraham Levy, 157 W. 119th st, N. Y.
- Willis Fox Company; inc. Feb. 24, 1911; capital, \$6,000; directors, John M. De-laney, 202 W. 130th st, N. Y.; Harold B. Roberts, 133 Pelhamdale av, Pelham, Y.; J. Willis Fox, 97 Paulison av, N Passaic, N. J.
- Hammersley Realty Co., 39 East 42 st, N. Y.; inc. March 1, 1911; capital, \$1,-000; directors, Samuel W. Freund, 760 Freund, 760 3d av, N. Y.; Le Roy Lockwood, Trick-ahoe, N. Y.; Harry Russell, 2767 De-catur av, N. Y. Jacklow Realty Co., 35 Nassau st, N. Y.;
- inc. Feb. 27, 1911; capital, \$1,000; directors, Walter Loewenthal, 50 West 85th st, N. Y.; Barnett Cohen, 73 West 116th st, N. Y.; Sydney Bernheim, "The Cornwall," Broadway and 90th st, N. Y.
- Jacob A. King Company, 1 Union sq, N. Y.; inc. Feb. 27, 1911; capital, \$50,000; directors, Henrietta Ingber, Amadeo A. Bertini, Chas. M. Rosenthal, 31 Nassau st. N. Y.
- Kleisman Realty Co., 35 Nassau st, N. Y.; inc. Feb. 27, 1911; capital, \$1,000; directors, Waltor Lowenthal, 50 West 85th st, N. Y.; Barnett Cohen, 73 West 116th st, N. Y.; Sydney Bernheim, "The Cornwall," Broadway and 90th st, N. Y.

LEGISLATIVE BILLS AFFECTING REAL ESTATE. A Digest by the Law Committee of the Allied Interaction With Wine and Committee

Allied Interests, With Views and Comments.

THE Law Committee of the Allied Interests of the State of New York systematically scans the bills introduced in the Legislature at Albany and makes a digest of those affecting real estate and kindred affairs and passes judgment upon them. The chairman of this committee is Mr. Walter Lindner, of the Title Guarantee and Trust Company. The committee's last report is as follows:

Assembly—Introductory No. 993, printed No. 1119.—Mr. Fry's bill to amend Section 435 of the Code of Civil Procedure so as to make it possible to serve a domestic corporation with summons in an action by substituted service within the State. This is a bill in the line of making it more difficult to evade service in foreclosure cases where property has been conveyed to a dummy corporation for the purpose of hindering and delaying the mortgagee in getting his judgment. The bill should be favored.

DAMAGES FOR CHANGE OF GRADE. Assembly—Introductory No. 996, Printed No. 1122.—Mr. Gillen's bill, authorizing the Board of Assessors to allow damages for change of grade caused by the construction of the Manhattan Bridge. This is a type of the special legislation granting damages out of the City Treasury which this association has consistently opposed. The bill should again be opposed. ARCHITECTURAL PROJECTIONS.

Assembly-Introductory No. 915, Printed No. 1014. Senate-Introductory No. 620, Printed No. 677 .- Mr. Mork's and Mr. Stilwell's bill, to license all projections of buildings into the public streets now existing or hereafter constructed, provided the projections do not extend beyond the stoop line. The entire subject of regulating projections is now being considered by your Law Committee, and it is engaged in trying to evolve with other organizations interested, and if possible, with the assent of the city authorities, some scheme by which a reasonable amount of projection shall be authorized in a lawful and reasonable manner. This bill, granting a permanent right to encroach without revocable quality, should be opposed.

PROPER HEATING.

Assembly—Introductory No. 959, Printed No. 1065. Senate—Introductory No. 718, Printed No. 791.—Mr. Herrick's and Mr. Saxe's bill, requiring public buildings, public places, banks, offices, stores, meetingrooms, lodgerooms, hotels and every place that is used by the public to be properly heated from October 1 to May 1, and putting the duty of seeing to this upon the President of the corporations owning the buildings and the porters, firemen, janitors and engineers thereof, and making failure to comply a misdemeanor. This is an absolutely unnecessary penal law and should be opposed.

SEMI-ANNUAL PAYMENT OF TAXES. Assembly—Introductory No. 1008, Printed No. 773.—Mr. Shortt's and Mr. Harte's bill, providing for the semi-annual payment of taxes in the City of New York. This is the bill prepared at the instance of the Comptroller. It has been examined and found to be accurate in its main provisions. The things that it does are as follows:

1. It makes the time for application for revision of assessments as to real estate run from the first of October to the 16th of November, and as to personal estate from the 1st of October to the 1st of December. That period at present is from the second Monday of January to the first day of April. The hearings on such applications are to be had between the first Monday of October and the first of December. That period at present runs from day of April. 2. The time within which the decision of the Board of Taxes and Assessments on any application for revision, reduction or cancellation shall be rendered, is changed from June 1st to February 1st.

3. The time for opening the books of assessed valuations is changed from the second Monday of January to the first day of October.

4. The Comptroller is directed to submit to the Aldermen the annual estimate of amounts to be raised two weeks before the 3d of March. At present this estimate is submitted four weeks before the annual meeting.

5. The time to commence certiorari to review assessments is moved forward from November 1 to July 1.

6. The time for the preparation of assessment rolls is between the first of December and the first of March. At present this work is done between the first of April and the first Monday of July. The meeting of the Board of Aldermen to fix the annual tax rates is to be held not later than the 3d day of March.

7. The time when the tax roll is to be completed and the warrant delivered to the collector is changed from the 15th day of September to the 28th of March.

8. Instead of the entire tax being payable on the first Monday of October as at present, this bill makes one-half of the taxes due and payable on the first day of May and the other one-half due and payable on the first day of November and preserves the language of the present Section 914 of the Charter, by which taxes become a lien when they become due and payable. The result of this would be that as to titles which close between May first and November first, the seller would be liable only for one-half of the tax theretofore confirmed and unpaid and the purchaser would have to bear the other one-half on the first of November when it became due and payable.

9. The second half of the tax may be paid at any time between May first and November first at a discount at the rate of four per cent. per annum.

10. At present the tax may be paid flat without interest between the first Monday of October and the first day of November. This bill requires interest to be paid on the first one-half of the tax if not paid before May 15, on the second one-half if not paid before November 15, and on personal property tax if not paid before May 15.

11. The commissioner of water supply is directed to transmit arrears of water rents for the preceding year to the Comptroller on the first day of March, instead of as now on the first day of August. 12. The bill in several places requires

12. The bill in several places requires acts to be done by the public authorities on a definite day "not a Sunday or legal holiday." This language should be supplemented by a requirement that if the specified day fall on a Sunday or legal holiday, then the act shall be done on the next day thereafter which is not a Sunday or legal holiday..

13. Section 13 of the bill provides for the time when it shall take effect and contains saving clauses. Among others, it provides beginning at line eighteen of page 22, that this act shall not affect or invalidate taxes levied for nineteen hundred and eleven or any prior year. It is suggested that after the word "collection" in the 21st line, there be added the words "or enforcement" and after the word "thereof" at the end of the 21st line there be added the words "or of the tax lien therefor" so as to make sure that tax

the second Monday of January to the first day of April. 2. The time within which the decision of

The committee calls attention to the fact that Senator Bayne's bill (Senate 161, Printed 164) to repeal Section 333 of the Real Property Law, which requires addresses to be put into instruments to be recorded, has been passed in the Senate and referred to the Judiciary Committee in the Assembly, and the committee suggests that measures be taken to have the bill reported and put on its passage.

Plan to Widen Fifth Avenue.

The Board of Estimate, on Thursday, voted to hold a public hearing on April 20 on the plan submitted to it by Borough President McAneny for widening 5th av, between 48th and 58th sts. The homes of many wealthy people will be affected if the scheme is eventually carried out. The purpose is to widen the roadway to fifty-five feet by cutting down each sidewalk seven and one-half feet. As compensation for this loss of space for pedestrians, it is proposed that all encroachment beyond the building line shall be removed at the expense of the property owners, just as was done below 48th st.

A number of the houses have high stoops, all of which will have to go. A narrow slice of the lawn of St. Patrick's Cathedral will have to be taken, and many clubs and private houses will lose their areaways.

Among the persons of note whose property will be affected are Cornelius Vanderbilt, Mrs. Russell Sage, W. Seward Webb, Harry Payne Whitney, Samuel Untermeyer, W. D. Sloane, Woodbury Langdon, Mrs. W. E. Iselin, Henry C. Frick, Mrs. Herman Oelrichs and W. K. Vanderbilt.

CHARLES F. NOYES CO. has been appointed managing agent for the following buildings: 94 to 98 Pine st, 70 South st, 235 Water st, and 4 to 10 Dutch st.

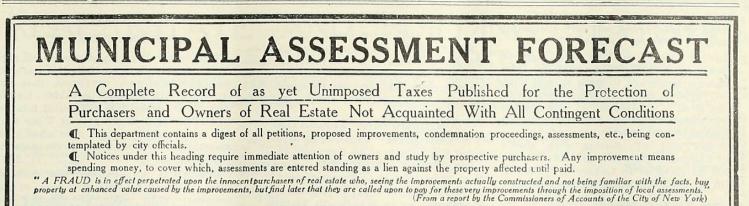
CUOZZO AND GAGLIANO CO., have procured a building and permanent loan of \$14,500 for Mr. J. Di Puma on the northwest corner of 213th st and Barnes av; also a building and permanent loan of \$10,000 for F. & R. Bracco, on premises east side of Barnes av, between 213th and 214th sts.

LAW DEPARTMENT

Editor of the Record and Guide:

A and B make a contract to exchange certain properties. At the time of signing the contract both parties were in a position to live up to same. But owing to certain circumstances B is unable to live up to his contract at the time of closing. B recognizes the broker's services and pays him his commission. Can the broker hold A for the commission on his end, or can he hold B for A's commission in the event of A refusing to pay?

in the event of A refusing to pay? ANSWER.—The test of a broker's right to his commission is: Did he produce a customer able and willing? In this case apparently not, for the purpose of holding A personally, unless A so far accepted B as an "able" purchaser, as to relieve the broker of any further responsibility. B's responsibility for both commissions is another matter. Let us suppose B to have been an ordinary purchaser for cash who failed to complete. A would have paid the broker from the deposit on contract, and held the balance as damages. From this reasoning it is probable that B is liable for both commissions.



HEARINGS FOR THE COMING WEEK.

BUREAU OF STREET OPENINGS. Monday, April 10.

WESTCHESTER AV. - Opening, from Bronx River to Main st; 10 a. m.

- WEST 231ST ST .- Opening, from Bailey av to Riverdale av; 1 p. m.
- WEST 231ST ST. Assessment, from Bailey av to Riverdale av; 1 p. m. WEST 169TH ST.—Sewer; 2 p. m.

GLEBE AV, ETC.-Opening; 3 p. m.

EAST 210TH ST.-Opening, from Jerome to Wayne avs; 1.30 p. m.

BRONX BOULEVARD .- Opening, from Old Boston Post rd to East 242d st; 10 a. m.

BENSON AV, ETC.-Opening; 2 p. m.

BOSTON RD. — Opening, from White Plains rd to north line of the city; 3 p. m. Tuesday, April 11. SEAMAN AV.—Opening, from Academy

to Dyckman sts; 10.30 a. m.

BUENA VISTA AV.-Opening, from Haven av to West 176th st; 4 p. m.

WEST 178TH AND 179TH STS .- Opening, from Haven av to Buena Vista av; 10 a.m.

CASTLE HILL AV .- Assessment, from West Farms rd to the Public pl; 1.30 p. m. ROSEWOOD ST .- Opening, from Bronx

Boulevard to Cruger av; 2 p. m. MATHEWS AV.-Opening, from Burke av to Boston rd; 3.30 p. m. NORTHERN AV.-Opening, north of

181st st; 3 p. m.

PARKER ST .- Opening, from Protectory av to Wellington av; 3.45 p. m.

Wednesday, April 12.

LUDLOW AV .- Opening, from Tremont to Whitlock av, etc.; 11 a. m. GRAND BOULEVARD.—Opening, from

East 158th st to East 164th st; 3 p. m.

ST. GEORGE'S CRESCENT .- Assessment, from East 206th st to Van Cortlandt Park; 11 a. m.

Thursday, April 13.

LUDLOW AV.-Assessment, from Tremont to Whitlock avs, etc.; 11 a. m. TREMONT AV .-- Closing, from Aque-

duct to Sedgwick avs; 12 m.

A NEW STREET.—Between Broome and Spring sts; 4 p. m. JEROME AV.—Opening, from Cameron

pl to East 184th st; 3.30 p. m.

COMMISSIONERS OF APPRAISAL.

Monday, April 10. NEW STREET.-Objections; 10 a. m.

LOOP NO. 1.-Rapid transit; 2 p. m.

15TH TO 18TH STS, NORTH RIVER. -Dock proceeding; 2.30 p. m.

Wednesday, April 12. 15TH TO 18TH STS, NORTH RIVER.

-Dock proceeding; 2.30 p. m.

Thursday, April 13.

BROADWAY FERRY .-- 2 p. m. 15TH TO 18TH STS, NORTH RIVER. -Dock proceeding; 2.30 p. m.

BY THE PUBLIC SERVICE COMMIS-SION, TRIBUNE BUILDING.

Monday, April 10. LONG ACRE ELECTRIC LIGHT &

POWER CO .- Further hearing upon application for approval of \$10,000,000 stock \$50,000,000 bonds. - Commissioner and Malthie; 10.30 a. m.

LONG ISLAND RAILROAD CO .- Investigation into rights and franchises.-Commissioner Bassett; 2.30 p. m.

Tuesday, April 11. BROOKLYN UNION ELEVATED RAILROAD CO.-Station facilities at Covert av station of the Myrtle av ele-

p. m. BROOKLYN & JAMAICA BAY RAIL-WAY CO.—Application for certificate of public convenience and necessity for railroad in Brooklyn.-Commissioner Bassett: 2.30 p. m.

vated line.-Commissioner Bassett; 2.30

Wednesday, April 12

KINGS COUNTY LIGHTING CO .- Application for approval of sliding scale for rates of gas.-Commissioner Bassett; 2.30 p. m.

KINGS COUNTY LIGHTING CO.-Rate for gas.-Commissioner Bassett; 2.30 p.m. Thursday, April 13.

BROOKLYN BOROUGH GAS CO .- Informal hearing as to rate for gas in 31st Ward, Brooklyn.-Commissioner Maltbie;

2.30 p. m. NEW YORK CENTRAL & HUDSON RIVER R. R. CO.-Further hearing upon noise and smoke nuisance and other improper operation of railroad in vicinity of Riverside Drive. - Commissioner Eustis: 2.30 p. m.

Friday, April 14. CITY OF NEW YORK AND JOHN B. McDONALD. - Arbitration of determination of George S. Rice, Chief Engineer; 11 a.m.

LOCAL BOARD DOINGS.

The following are the results of the meetings of the Local Board of the Bronx held at the Bronx Borough Hall, 177th st and 3d av, on Thursday, March 30, 1911, at 8 p. m.:

CHESTER DISTRICT.

FORT SCHUYLER ROAD.-Acquiring title, from Eastern Boulevard to Shore rive. Adopted. EAST 225TH ST.—Regulating, grad-Drive.

ing, setting curb stones, flagging side-walks a space 4 ft. wide, laying crosswalks, building approaches and erecting fences where necessary, from Bronxwood av to Laconia av, together with all work incidental thereto. Laid over until April 17.

ZEREGA AV.-Regulating, grading. setting curb stones, flagging sidewalks, a space 4 ft. wide, laying crosswalks, building approaches and erecting fences where necessary, from Ludlow av to Westchester av, together with all work incidental thereto. Adopted.

SACKET AV.-Laying out on the map of the City of New York Sacket av, from Williamsbridge rd to Eastchester rd. at a width of 60 ft. instead of 80 ft. Adopted. LAID OVER MATTERS.

WHITE PLAINS RD.-Acquiring title to lands necessary for Unionport rd, from White Plains rd at the N. Y., N. H. & H. R. R. to White Plains rd near Bear Swamp rd or Broxdale av. A new petition has been presented for acquiring title to said road from Morris Park av to White Plains rd, near Baker av. Adopted. MATTHEWS AV.-Acquiring title to

lands necessary, from the property of the

New York, New Haven & Hartford Railroad Co. to Bear Swamp rd (Bronxdale Resolution adopted on petition 56 av).

of year 1906 to be amended accordingly. EASTCHESTER AV.-Further subdividing the two blocks bounded by East-chester av, Arnow av, Woodhull av and Mace av., and also of at once initiating proceedings for acquiring title to the public park areas bounded by Adse av, Eastchester rd, Gun Hill rd, Arnow av and an unnamed street, comprising an area of about 2.93 acres. Laid over. ALLERTON AV.—Acquiring title to park

at the junction of Allerton av, Wilson av and the right of way of the N. Y., Westchester & Boston Railway, 0.11 acres, the expense of acquiring park areas to be assessed upon property beneted. Laid over. EAST 222D ST.—Raising elevation east fited.

of Burke av up to a maximum of 5.5 ft. Discontinuance of Saw Mill lane. Laid

BRONX RIVER AV .- Acquiring title to the lands necessary, from Walker av and Rosedale av to East 174th st. Adopted.

BRONX RIVER AV .- Regulating and grading, etc., from Walker av and Rosedale av to East 174th st, and all work incidental thereto. Laid over.

SAND ST .- Protest of property owners against the widening of Sand st, between Westchester av and Walker av

VAN CORTLANDT DISTRICT.

EAST 167TH ST .- Paving with asphalt blocks on a concrete foundation, where the gradient is 6 per cent. or less, and with granite blocks on a concrete foundation, where the gradient is over 6 per cent., the roadway from Jerome av to the approach to the Grand Boulevard and Concourse, and setting curb where necessary, together with all work incidental thereto. Adopted. WEST 238TH

ST'.-Acquiring title, from Broadway to Riverdale av. DAVIDSON AV. - Regulating

and grading, setting curb stones, flagging the sidewalks a space 4 ft. wide, laying crosswalks, building approaches and erecting fences where necessary, from a point about 435 ft. north of West 180th st to West 190th st, together with all work incidental thereto. Laid over to April 17.

164TH ST.-Erecting a guard rail on the northwest corner of Morris av. Cost of the work to be charged as a lien against the abutting property. Adopted.

SEDGWICK AV.—Regulating, grading, etc., Sedgwick av, from Cedar av to the north side of 177th st, with all work in-

cidental thereto. Laid over to April 17. EAST 172D ST.-Laying out on map, between Plympton av and Aqueduct av. Tentative map adopted Dec. 15, 1910, by the Board of Estimate and Apportion-Adopted. ment.

EAST 187TH ST .- Regulating, grading and steps from Valentine av to Marian Adopted. av. Estimated cost, \$8,000. CROTONA DISTRICT.

EAST 175TH ST .- Paving, between 3d and Park avs. Laid over to April 17.

MORRISANIA DISTRICT.

BEACH AV.-Paving with sheet asphalt on concrete foundation, from Crimmins av to Beekman av, setting curb where necessary and all work incidental thereto. Laid over to April 17.

LEGGETT AV .- Paving with asphalt blocks on a concrete foundation, from Southern Boulevard to Beck st, and with sheet asphalt on a concrete foundation, from Beck st to Dawson st, and setting curb where necessary, together with all work incidental thereto. Adopted.

WHITTIER ST .- Setting curb stones and flagging sidewalks a space 4 ft. wide, from Garrison av to Ludlow av, together with all work incidental thereto. Adopted.

The following are the results of the Local Board meeting of Tuesday, April 4: WASHINGTON HEIGHTS DISTRICT.

VERMILYEA AV .- Paving with asphalt block pavement on concrete foundation, curbing and recurbing, between Dyckman st and 211th st, and in connection therewith the furnishing and setting of necessary sewer manhole covers. Estimatéd cost, \$44,175; assessed valuation of property affected, \$953,000. The Chief Engineer of Highways reports that water mains have not been provided, but the Chief Engineer of the Department of Water Supply, Gas and Electricity states, in a letter dated April 1, 1911, that these mains will be advertised for about the first of May. For consideration.

214TH ST .- Paving with asphalt block pavement on concrete foundation, curbing and re-curbing 214th st, between Broadway and a point 300 ft. east of 9th av, and in connection therewith the furnishing and setting of necessary sewer manhole covers. Estimated cost, \$15,485; assessed valuation of property affected, \$528,000. The sub-surface structures have been provided with the exception of gas mains. Provision for these can be made prior to the date of final authoriza-Laid over indefinitely. tion.

206TH ST .- Paving with asphalt block pavement on concrete foundation, curbing and re-curbing, between 10th av, and a point 420 ft. east of 9th av, and in connection therewith the furnishing and setting of necessary sewer manhole covers. Estimated cost, \$13,917; assessed valua-tion of property affected, \$261,000. Water mains have not been provided, but the Chief Engineer of the Department of Water Supply, Gas and Electricity states that bids for this work will be advertised about the first of May. Laid over.

168TH ST.-Paving with asphalt block pavement on concrete foundation, curbing and re-curbing, between Broadway and Fort Washington av, and in connection therewith the furnishing and setting of necessary sewer manhole covers. Estimated cost, \$13,075; assessed valuation of property affected, \$675,000. All sub-surface structures have been provided with the exception of gas mains. Provision for these can be made prior to the date of final authorization. Resolution for adoption.

169TH ST .- Paving with asphalt block pavement on concrete foundation, curbing and re-curbing, between Broadway and Fort Washington av, and in connection therewith the furnishing and setting of necessary sewer manhole covers. Es-timated cost, \$10,330; assessed valuation of property affected, \$876,000. All subsurface structures have been provided with the exception of gas mains. Provision for these can be made prior to the date of final authorization. Laid over for two weeks.

141ST ST .- Sewer between Riverside Drive and Broadway. Estimated cost, \$4,630; assessed valuation of property affected, \$1,230,000. Resolution for adoption.

RIVERSIDE DISTRICT.

Establishing a playground in the district known as Manhattanville. No quorum.

CONDEMNATION PROCEEDINGS BILL OF COST.

EAST 161ST ST. - As widened, from Brook av to 3d av. Bill of costs, charges and expenses incurred by reason of the above proceeding, will be presented for taxation to the Supreme Court on April

COMMISSIONERS APPOINTED.

WADSWORTH TERRACE .- Opening, from West 188th st to Fairview av. BROADWAY TERRACE. - Opening,

from West 193d st to Fairview av. from

- WEST 188TH ST. Opening, from Wadsworth av to Wadsworth Terrace. WEST 190TH ST. Opening, from
- Wadsworth av to Wadsworth Terrace. WEST 193D ST .- Opening, from Broad-
- way to Broadway Terrace.

Charles J. Leslie, John C. Fitzgerald and Michael J. Quigg were appointed Commissioners of Estimate, and Charles J. Leslie Commissioner of Assessment in the above proceedings.

FINAL REPORT. PLEASANT AV.-Opening, from Gun Hill rd to East 219th st.

The final report of the Commissioners of Estimate and Assessment will be presented to the Supreme Court for confirmation on April 10.

PROPOSED ASSESSMENTS.

The following proposed assessments have been completed and are lodged in the office of the Board of Assessors for examination by all persons interested.

The area of assessment of the improvement extends to half the block at the intersecting streets except where otherwise stated.

All persons whose interests are affected by the proposed assessments and who are opposed to the same, are requested to present their objections, in writing, to the Secretary of the Board of Assessors, 320 Broadway, on or before May 2, at 11 a. m., at which time and place the objections will be heard and testimony received in reference thereto.

149TH ST.-Regulating, regrading, paving, recurbing, reflagging, etc., Broadway to Riverside Drive. To from Together with a list of awards for damages caused by a change of grade.

CLAREMONT AV .- Regulating, grading, paving, curbing and flagging the widened portion of Claremont av, at the northwest corner of 116th st. WEST 169TH ST.—Regulating,

grading, curbing, flagging, etc., from Ft. Washington av, to Haven av. BARROW ST.-Repairing, from West

st to a point 155 ft. 8 in., therefrom, being a grant of land under water. Area of assessment affects Lots 5, 6, 10 and 11 of Block 603.

JOHNSON AV.-Regulating, grading, etc., from Kappock st, to Spuyten Duyvil rd, at West 227th st, and in Spuyten Duyvil rd from Johnson av at West 227th to West 230th st. st

BURNETT PL.-Regulating, grading, curbing, flagging, etc., between Garrison av and Tiffany st. GRAND BOULEVARD AND CON-

COURSE .- Regulating, grading, curbing, flagging, etc., from East 161st st to Mosholu parkway. Together with a list of awards for damages caused by a change grade.

GROTE ST .- Paving and curbing from East 182d st to the Southern Boulevard. SENECA AV.-Regulating, grading, curbing, flagging, etc., between Whittier st and a point 100 ft. east of Edgewater rd.

AQUEDUCT AV .- Basin at the southeast corner of Fordham rd. Area of as-sessment affects Block 3212.

WEST 181ST ST .- Basin at the northwest corner of Aqueduct av. Area of assessment affects Block 3211.

ASSESSMENTS.

DUE AND PAYABLE.

The Comptroller gives notice to all persons affected by the following assessments, which were confirmed, that the same are now due and payable. Unless paid on or before date mentioned interest will be charged at the rate of 7 per centum per annum from the date when such assessments become liens to the date of payment:

CONCORD AV .- Paving and curbing, from 149th st to 152d st. Area of as-sesment: Both sides of Concord av, from 149th st to 152d st, and to the extent of half the block at the intersecting streets. June 3.

168TH ST.-Regulating, grading, etc., from Shakespeare av to Boscobel av. Area of assessment affects blocks Nos. 2506, 2510, 2515, 2517, 2519, 2855, 2864 and 2871. June 3.

ST. PAULS PL .- Paving and curbing, from Webster to Fulton av. Area of as-sessment: Both sides of St. Pauls pl, from Webster av to Fulton av, and to the extent of half the block at the intersecting streets. June 3.

MORRIS PARK AV .- Receiving basins at the southeast corner of Morris Park av and Wallace av; northeast and southeast corners of Morris Park av and Cruger av; northwest corner of Morris Park av and Amethyst st, and at the southeast corner of Morris Park av and Fillmore st. Area of assessment affects blocks bounded by Columbus av, Jefferson st, Morris Park av and Madison st; north side of Morris Park av, between Louise st and Lincoln st; south side of Morris Park av, between Lincoln st and Louise st., and west side of Lincoln st, between Columbus and Morris Park avs; block bounded by Morris Park av, Mianna st, Unionport rd and Amethyst st; south side of Morris Park av, between Union-port road and Fillmore st, and east side of Fillmore st, between Morris Park av and Columbus av. June 3.

EAST 174TH ST and EASTBURN AV. -Receiving basins at the northeast and southeast corners. Area of assessment affects Blocks 2793 and 2796. May 27.

CROTONA PARK EAST .-- Receiving basin opposite East 173d st on the west Area of assessment: Crotona Park. side. May 27.

RIVERSIDE DRIVE .- Opening, from West 139th st to West 142d st. Area of assessment can be learned at the Bureau for the Collection of Assessments, Room H, 280 Broadway. May 31.

UNNAMED ST.—Opening, located about 1,500 ft. north of West 181st st, extending from Ft. Washington av to Northern av. Area of assessment can be learned at the Bureau for the Collection of Assessments, 280 Broadway. May 31.

THE WEEK'S STATISTICS.

The total number of sales reported in this issue is 96, of which 30 were below 59th st, 40 above, and 26 in the Bronx. The sales reported for the corresponding week last year were 79, of which 34 were below 59th st, 25 above, and 20 in the Bronx.

The total number of mortgages recorded for Manhattan this week was 197, as against 132 last week, and in the Bronx 136, as against 98 last week. The total amount was \$14,489,890, as against \$5,-306,021 last week.

The amount involved in the auction sales this week was \$287,905, and since January 1, \$9,891,133. Last year the total for the week was \$3,246,812, and from January \$20,390,781.

RECORD AND GUIDE

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REAL ESTATE AND BUILDING STATISTICS AUCTION SALES, CONVEYANCES, MORTGAGES, LEASES

JUDGMENTS, FORECLOSURE SUITS, LIS PENDENS, LIENS, ETC.

MANHATTAN AND THE BRONX.

CONVEYANCES

	EYANCES.
1911 Mar. 31-April 6, 11	1910 April 1 to 7 inc.
Fotal No. for Manhattan 2	April. 1 to 7, inc. 80 Total No. for Manhattan 235
Amount involved	April. 1 to 7, Inc. April. 1 to 7, Inc. S0 Total No. for Manhattan 235 20 No. with consideration. 29 63 Amount involved \$1,571,300 60 Number nominal 206
Number nominal 2	60 Number nominal 206
	1011 1010
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1 to date	$ \begin{array}{c} & & & & & & & \\ & & & & & \\ & & & & & $
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Mar. 31-April 6, in Total No. for the Bronx 16	April. 1 to 7, inc. Total No for the Bronx 156
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Number nominal	April 10 7, inc. S8 Total No. for the Bronx 156 00 No, with consideration 8 25 Amount involved \$31,850 58 Number nominal 148
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	••• \$1,014,604 \$1,253,262
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Bronx, Jan. 1 to date	e \$12,742,139 \$15,876,919
Total No. for Manhattan fo	
March Total Amt. for Manhattan fo	or
March Botad No. Nominal	\$4,149,660 \$43 \$43 \$994
Total No. for The Bronx, for	r (1)5 (2)1
Total No. Nominal Total No. for The Bronx, for March. TotalAmt. for The Bronx, for	
March Total No. Nominal	. 50//,909 5011,00-
Assessed Valu	e Manhattan.
(From assessme	ent roll of 1910)
x.	1911. 1910 Iar. 31.April 6, inc. April 1 to 7, inc.
Total No. with consideration Amount involved	20 29
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Total No. nominal	
Assessed value. TotalNo. with consid., from Jan. 1 to date	
Assessed value	\$11,727,535 \$14,623,657 \$10,994,000 \$13,163,700
Amount involved	2,500 2,844 \$148,664,000 \$193,264,230
	GAGES.
1911.	1910
Mar. 31-April 8, in Manhattan	Bronx Manhattan Bronx
Total number 197 Amount involved	1910 ac April 1 to 7, Inc Bronx. Manhattan Bronx 136 217 147 \$1,363,325 \$6,939,077 \$1,566,280
Amount involved	\$1,363,325 \$6,939,077 \$1,566,280
No. at 12% 1 Amount involved \$915 No. at 6% 90	56 86 57
Amount involved \$2,306,700	
Amount involved \$2,306,700 No. at 5½% 7 Amount involved \$292,050 No. at 5% 54	\$299,300 \$77,000 \$25,928
Amount involved \$292,050 No. at 5% 54 Amount involved \$2,238,449	40 56 45 \$407,005 \$1,950,425 \$584,948
NO. at 4/2% 14	$\begin{array}{cccccccccccccccccccccccccccccccccccc$
Amount Involved \$2,505,500 No. at 4% 1	$\begin{array}{cccccccccccccccccccccccccccccccccccc$
Amount involved \$7,000	\$50,000
Amount involved \$3,900,000	28 33 36
No. with interest not given 29 Amount involved	28 33 36 \$203,950 \$2,371,500 \$306,164
No. above to Bank, Trust	φοσιμοι
and Insurance Companies 37 Amount involved \$8,919,500	$\begin{array}{cccccccccccccccccccccccccccccccccccc$
	1911. 1910.
Total No., Manhattan, Jan. 1 to date Total Amt., Manhattan, Jan. 1 to date	2,028 2,518 \$69,331.955 \$110,652,772
Total No., The Bronx, Jan. 1 to date	1,640 1,834
Total Amt., The Bronx. Jan 1 to date Total No., Manhattan and The	\$14,482,210 \$16,549,769
Bronx, Jan. 1 to date Fotal Amt. Manhattan and The	3,668 4.352
Bron x. Jan. 1 to date	\$83,814,165 \$127,202,541
Total No. for Manhattan for	
March Total Amt. for Manhattan for	689 824
March Total No. for The Bronx, for	
March	493 624
Total Amt. for The Bronx, for March	

EXTENDED MOI	RTGAGES

Ľ.	ALENDED H	ONTUAGES				
	1911.		1	910.		
Mar. 31 t	o April 6, inc.		- April 1	1910. pril 1 to 7, inc		
	Manhattan.	Bronx.	Manhattar	. Bronx		
Fotal number	43	8	107			
Amount involved	\$1,006,500	\$85,500	\$4,702,675			
No.at 6 %	8	2	10	8		
Amount involved	\$153,000	\$6,000	\$58,675	\$14,800		
Ng. at 51/2%	2	2	2	1		
Amount involved	\$46,000	\$7,500	\$56,000	\$4.000		
No. at 5%	15	2	27	17		
Amount involved	\$339,500	\$7,500	\$1,126,500	\$155,500		
No.at 41/2%	17		62			
Amount involved	\$164,500		\$3,337,500			
No. at 4%			1			
Amount involved			\$35,000			
No.with interest not given	1	2	5	2		
Amount Involved	\$3,500	\$61,500	\$69,000	\$3,000		
No. above to Bank, Trust						
and Insurance Companies	12		74	11		
Amount involved	\$430,500		\$4,152,800	\$95,000		
]	1911			
Fotal No Manhattan, Jan. 1 t	o date		742	690		
Total Amt., Manhattan, Jan.	1 to date	\$28.30		\$28,412,906		
Fotal No., The Bronx, Jan. 1			165	190		
Fotāl Amt., The Bronx, Jan. 1			24.629	\$2,649,881		
Fotal No. , Manhattan	and The			04,010,001		

907 880

\$30,725,597 \$31,062,787

T

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T

Total No. for Manhattan, for March Total Amt. for Manhattan, for March Total No. for The Bronx, for March. Total Amt. for The Bronx, for March. 269 219 \$10,062,300 \$6,286,900 51 39 955,700 \$536,787

PROJECTED BUILDINGS.

Fotal No. New Buildings: Manhattan		1910 April 2 to 8, inc. 18 40
Grand total		
total Amt. New Buildings:		. 58
Manhattan The Bronx	418,350	\$2,892,300 718,975
Grand total Total Amt. Alterations :		\$3,106,275
Manhattan	. \$304,725	\$207.01=
The Bronx	.,	\$327,315 189,025
Grand total Total No. of New Buildings :		\$466,340
Manhattan, Jan. 1 to date	200	232
The Bronx, Jan. 1 to date	264	232 501
Mahtn-Bronx, Jan. 1 to date Total Amt. New Buildings:		733
Manhattan, Jan. 1 to date The Bronx, Jan. 1 to date	3,743,350	$$29,817070 \\ 10,447,980$
Mnhtn-Bronx, Jan. 1 to date Total Amt. Alterations:	7	\$40,265,050
Mnhtn-Bronx, Jan. 1 to date Total No. New Bidgs., Man-	e \$2,468,707	\$3,195,361
hattan, for March	95	103
Total No. New Bldgs., The	\$7,481,705	\$12,964,270
Total Amt. New Bldgs., The	139	220
Bronx, for March	\$1,923,450	\$4,613,850
BROOKL	YN.	

CONVEYANCES.

CONVEYANCES.				
Mar	1911. : 30-April 5, inc. Ma	1910		
fotal number	640	r. 31-April 6, inc.		
No. with consideration	0.0	787 47		
Amount involved Number nominal	\$353,380	\$562 255		
TOTAL HUMDER OF CONVEYSICOS.		650		
Jan. 1 to date	6,725			
Total amount of conveyances,	0,7 = 0	7,104		
Jan. I to da	\$3,244,951	\$4,876,678		
Mar.		1-10103013		
TOIS AMT. OF CONVOUSDOOD CON	2,246	1,957		
Mar. Total No. of Nominal Convey-	\$1,090,365	\$1,362,129		
ances for Mar,		\$1,002,129		
	2,136	1,851		
MORTGAG	ES.			
Fotal number.	488	665		
Amount involved No. at 6%	\$1,887,189	\$2,667,482		
Amount involved	\$591,906	829		
No. at 5½% Amount involved	84	\$850,530		
Amount involved	\$318,800	\$221,250		
No. at 51% Amount involved	617.05			
No. at 5%	\$17,050 113	226		
Amount involved	\$662,128	\$1,182,745		
No. at 4½% Amount involved.	1	\$1,102,745		
No. at 4%	\$9,000			
Amount involved	\$75,400	8		
No. at 3%		\$4,200		
Amount involved No. at 14		*******		
Amount involved	\$500	*******		
No. with interest not given				
Amount involved	\$212,405	\$408,707		
Total number of Mortgages, Jan. 1 to date.		1100,101		
Total amount of Mortgages.	5,501	6,646		
Total amount of Mortgages, Jan. 1 to date	\$19,553,491	\$29,904,515		
Total No. of Mortgages for Mar				
Total Amt. of Mortgages for	1,864	1,825		
Total Amt. of Mortgages for Mar.	\$7,016.321	\$7 550 -00		
PROIFCTED BI		\$7,556,530		
No of New Buildings.	113			
Estimated cost	\$508,800	\$1,193,490		
Fotal Amount of Alterations	\$60,850	\$58,994		
Jaa, 1 to date.	876			
Fotal Amount of Alterations Total No. of New Buildings, Jaa. 1 to date Total Amt. of New Buildings,	010	1,695		
Jan. 1 to date	\$5,518,503	\$10,639,075		
Total Amount of Alteration, Jan. 1 to date				
Total No. of New Buildings	\$757,347	\$1,487,738		
HOT MELT.	413	0.01		
Total Amount of New Build-		631		
ings for Mar	\$3,327,925	\$5,029,000		
QUEENS				
PROJECTED BUILDINGS.				
	1911	1010		
A	1911 pril 1 to 6, inc.	1910 April 1 to 7 inc		
No. of New Buildings	pril 1 to 6, inc. 122	April 1 to 7, inc, 93		
No. of New Buildings	pril 1 to 6, inc. 122 \$306,835	April 1 to 7, inc, 93 \$406,770		
A. So, of New Buildings Estimated cost Total Amount of Alterations Total No. of New Buildings.	pril 1 to 6, inc. 122	April 1 to 7, inc, 93		
No. of New Buildings	pril 1 to 6, inc. 122 \$306,835	April 1 to 7, inc, 93 \$406,770		

fotal No. of New Buildings,		
Jan. 1 to date	1,325	1,020
Fotal Amt. of New Buildings,		-,0.00
Jan. 1 to date	\$5,458,534	\$3,800,567
Fotal Amount of Alterations.		00,000,000
Jan. 1 to Date	\$236,364	8000 000
Fotal No. of New Buildings	0000004	\$200,039
forMar	578	480
Cotal Amount of New Build-	010	472
ings for Mar.	60 0*1 100	
TARMO AVA MACCATION	\$2,271,103	\$1,595,720

Bronx, Jan. 1 to date..... Total Amt. Manhattan and The Bronx, Jap. 1 to date.....

HE TITLE INSURANCE CO., OF NEW YORK 135 Broadway, Manhattan CAPITAL AND SURPLUS, \$3,000,000

and 203 Montague St., Brooklyn Examines and Insures Titles to Real Estate on Sales and Loans, and Deals in Mortgages

Fred'k G. Hobbs, Pres. Fred'k H. Birch, Trea«. Geo. L. Slawson, Vice-Pres. Chas. D. Hobbs, Secy. Fred'k H. Birch, Treas. SLAWSON & HOBBS Real Estate

162 WEST 72D STREET

656

VOLUNTARY AUCTION SALES.

JOSEPH P. DAY.

April 11. Broadway, Nos 326 to 330 e s, 30.3 s Worth st, Worth st, Nos 94 to 98 | runs s 75.2 x e 150 x Pearl st, No 552 | s 75.3 to Pearl st, x e 25.2 x n 180.7 to Worth st, x w 75.4 x s 30.4 x w 100.2 to beg, 5-sty bk & stn loft & str bldg.

x w bldg.

x w 100.2 to beg, 5-sty bk & sin loft & str bldg. Madison av, No 168 s w cor 33d st, 25.4x53, 3-33d st Bowery, No 46 & 48 W s. 150.1 s Canal st, runs Elizabeth st w 80.1 x n 87.7 x e 200.3 to beg, 3-sty bk theatre (Thalia). 36th st, Nos 49 & 51, n s, 255 e 6th av, 40x 98.9, two 4-sty bk & stn dwgs. Maiden lane, Nos 96 to 100, s s, 81.5 w Pearl st, runs w 65.11 x s 86.2 x e 43.7 x n 28.11 x e 22.2 x n 48.2 to beg, 5 & 6-sty bk office & loft bldg. Av A, No 1313 Bleecker st, No 356, w s, 70.3 n 10th st, 24.11 x 75.10, 4-sty bk tnt with strs. Lexington av, Nos 1437 to 1443[s e cor 94th st, 94th st st nts. 1 x = 20 x West End av 20x

Lexington av, Nos 1437 to 14458 correction of the solution of bldg with str.

BRYAN L. KENNELLY. April 11.

27th st, Nos 254 to 258, s s, 60 e 8th av, 50.11 x12.10x51x14.4, vacant.

ADVERTISED LEGAL SALES.

April 8. No Legal Sales advertised for this day. April 10.

April 10. Cherry st, No 306, n s, 233.1 e Jefferson st, 25x 80, 5-sty bk tnt & strs. Sheriff's sale of all right, title, &c, which Harris Falkin et al had on Dec 20, 1910, or since; Eidlitz & Hulse, att'ys, 31 Nassau st; Jno S Shea, sheriff. By Daniel Greenwald. 30th st, Nos 245 & 247, n s, 100 w 2d av, 50x 98.9, 6-sty bk tnt. Wm L Shearer et al agt Ethel A Dow et al; Lyon & Smith, att'ys, 128 Bway; Harry N French, ref. (Amt due, \$48,-476.06; taxes, &c, \$---.) By Herbert A Sher-man.

- Toluo, takes, ec., e., is an interference of the interfer

AUCTION SALES OF THE WEEK.

The following is the complete list of property sold, withdrawn or adjourned during the week ending April 7, 1911, at the New York Real Estate Salesroom, 14 and 16 Vesey St. Except where otherwise stated, the properties offered were in foreclosure. Adjournment of legal sales to next week are noted under Advertised Legal Sales. *Indicates that the property described was bid in for the plaintiff's account. account

JOSEPH P. DAY.

1st av, No 168, e s, 47.4 n 10th st, 23.8x94, 5-sty bk tht & str. (Par-tition.) Adj to April 20.

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3d av, w s, 110.1 s 176th st, 54x100, vacant. Mary J Archer agt Myron W Cuddeback et al; Harry Overington, att'y, 2804 3d av; W Ar-rowsmith, ref. (Amt due, \$4,526.67; taxes, &c, \$502.49; sub to a first mt of \$7,000.) By Bryan L Kennelly.
Grand st, Nos 554 & 556[n w cor Lewis st, 50x85, Lewis st, No 1 6-sty bk tnt & strs. Mary B Schwab agt Abraham Kassel et al; Schenck & Punnett, att'ys, 19 Liberty s^t; Francis W Pollock, ref. By Joseph P Day. April 11.

- April 11. Carpenter av, No 3983, w s, 174.6 s 226th st, 24.9 x105, Wakefield. Jos E Dutey et al agt Gustave Blass et al; T Emory Clocke, att'y, 2022 Boston rd. Ignatius M Wilkinson, ref. (Amt due, \$1,229.86; taxes, &c, \$75.14; sub to first mt of \$4.250.) By Bryan L Kennelly. 165th st, No 410, s s, 105.11 e Brook av 25x88.6, 4-sty bk tnt. Geo A Meyer, trustee, &c, dgt Bessie Anderson; Elmer A Allen, att'y, 42 Bway; Francis S McAvoy, ref. (Amt due, \$12,441.97; taxes, &c, \$3,289.19.) By J H Mayers.
- Mayers. 21st st, No 627, n s, 50 e 2d av, 27.6x105, Wakefield. Julius Wolff agt Irene F Briggs et al; Wager & Acker, att'y, 287 Bway; Thos Keogh, ref. (Amt due, \$1,706.43; taxes, &c, \$225; sub to first mt of \$3,000.) By Joseph P Day \$225 Day.

- \$225; sub to first mt of \$3,000.) By Joseph P Day. April 12.
 130th st, No 67, n s, 134.6 e Lenox av, 20x99.11, 4-sty & b stn dwg with 1-sty ext. Blanche Walter agt Mary F Olcott et al; Kiernan & Moore, at ys, 141 Bway: Jno W Collopy, Jr. (Amt due, \$17,695.73; taxes, &c, \$361.4.) By Joseph P Day.
 206th st, No 180, s s, 273.4 w Mosholu Park-way So, 16.18x120, 3-sty fr dwg. Wilson M Powell, Jr. trustee, agt Emilia Badolati et al; Wilson M Powell, att'y, 29 Wall st; W E Cur-tis, ref. (Amt due, \$577.50; taxes, &c, \$373.69.) Mort recorded July 17, 1.09. By Joseph P Day.

- Wilson M Powell, att'y, 29 Wall st; W E Curris, ref. (Amt due, \$\$7.50; taxes, &cc, \$37.3.69.) Mort recorded July 17, 1.09. By Joseph P Day.
 206th st, No 182, s s, 256.8 w Mosholu Parkway So, 16.8x120, 3-sty fr dwg. Fredk Reiss trus agt Emilia Badolati et al; Wilson M Powell, att'y, 29 Wall st; Jas Kearney, ref. (Amt due, \$\$76.11; taxes, &cc, \$\$373.69.) Mt recorded July 17, 1909. By Joseph P Day.
 21st st, Nos 31 & 33, n s, 465.3 w 5th av, 55.11x 98.9x55x08.9, 11-sty bk loft & str bldg. Margaret O Sage agt Acme Building Co et al; De Forest Bros, att'ys, 30 Broad st; Phoenix Ingraham.
 Creston av, No 2238, e s, 50 n 182d st, 50x125, 3-sty fr dwg. Geo H Culver agt Ellen Johnston et al; Ronald K Brown, att'y, 320 Bway; Edw D Dowling, ref. (Amt due, \$2,98.03; taxes, &c, \$4,879.88.) Mt recorded June 27, 1905. By Joseph P Day.
 127th st, No 132, s s, 65 w Lex av, 35.10x99.11x 35.11x99.11, 6-sty bk tht & strs. Solonon Wiener agt Wm Sibbert et al; Adam Wiener att'y, 320 Bway; Max S Levine, ref. (Amt due, \$2,51.09.3; taxes, 4c, \$904.89; sub to first mt of \$35,000.) By Joseph P Day.
 26th st, No 231, n s, 275 w 2d av, 25x100.5, 5-sty bk tht & str. Alfred Mixsell admr agt ref. (Amt due, \$2,1.17.37; taxes, &c, \$447.67.) Mt recorded June 27, 1908. By Joseph P Day.
 Pearl st, No 67 n s, 139.1 e Broad st, Yual; Frank C Hayden, ref. (Amt due, \$2,1.17.37; taxes, &c, \$447.67.) Mt recorded Androw at was a star as 7.3.2 x w 20.4 to beg, one 4 and two 3.4 x s 7.3.2 x w 20.4 to beg, one 4 and two 3.4 y 5.4 w 20.4 x s 7.3.2 x w 20.4 to beg, one 4 and two 3.4 x s 7.3.2 x w 20.4 to beg, one 4 and two 3.4 x s 7.3.2 x w 20.4 to beg, one 4 and two 3.4 x s 7.3.2 x w 20.4 to beg, one 4 and two 5.4 x w 3.4 x s 7.3.2 x w 20.4 to beg, one 4 and two 5.4 x w 3.4 x s 7.3.2 x w 20.4 to beg, one 4 and two 5.4 x w 3.4 x s 7.3.2 x w 20.4 to beg, one 4 and two 5.4 x w 3.4 x s 7.3.2 x w 20.4 to beg, one 4 and two 5.4 x w 3.4 x s 7.3.2 x w 20.4 to beg, one 4 and two 5.4 x w 3.4 x s 7.3.2 x w 20.4

JAMES L. WELLS CO.

SAMUEL GOLDSTICKER.

CHARLES A. BERRIAN.

*Evelyn pl |n e cor Davidson av, 46x100, 4-sty bk tnt. (Amt Davidson av, No 2300| due, \$5,458.46; taxes, &c, \$76.46; sub to two mts aggregating \$6,500.) Emma G Badgeley10,662

Notice is hereby given that infringement will lead to prosecution.

wine, att'ys, 135 Bway; Royal E T Riggs, ref. (Amt due, \$15,226.31; taxes, &c, \$2,827.16.) By Joseph P Day. Joseph P Day. April 13. Sth av, No 2180, e s, 50.5 s 118th st, 25x75, 5-sty bk tnt & str. Hannah Greenebaum agt Patrick T McGlynn et al; Myron Sulzberger, att'ys, 38 Park Row; J Campbell Thompson, ref. (Amt due, \$5,473.40; taxes, &c, \$500; sub to a first mt of \$26,500.) By Joseph P Day. 100th st, No 158, s s, 250 w 3d av, 25x100.11, 5-sty bk tnt. Lincoln Trust Co agt Maurice J Katz; Bowers & Sands, att'ys, 31 Nassau st; Rudolph A Seligmann, ref. (Amt due, \$14,-943.38; taxes, &c, \$874.63.) By Joseph P Day. April 14. Lewis st. Nos 99 & 99% la w cor Stanton st, 50

EDGAR J. LEVEY, President JOHN D. CRIMMINS, Vice-Presidents CUINTON R. JAMES, Vice-Presidents CVRIL H. BURDETT, Gen'l Mgr. and Counsel FRANK L. COOKE, Secretary CHAUNCEY H. HUMPHREYS | Asst, EDWIN A. BAYLES, Sec'ys, GERHARD KUEHNE, Jr., Asst. Treas, Hon, ABRAHAM R. LAWRENCE, Counsel

April 14. Lewis st, Nos 99 & 95/2 |s w cor Stanton st, 50 Stanton st, Nos 293 to 295 | x100, four 5-sty bk tnts & strs. Sheriff's sale of all right, title, &c, which Bernhard Cohn had on Sept 8, 1910, or since; Wm C Kellogg, att'y, Yonkers, N Y; John S Shea, sheriff. By Daniel Greenwald. 93d st, No 58, s s, 120 e Mad av, 25x100.8, 5-sty stn tnt. Ernest H Herb agt Auguste Buchner et al; Action No 1; Deyo & Bauerdorf, att'ys, 111 Bway; Melvin G Palliser, ref. (Amt due, \$31,804.64; taxes, &c, \$671.84.) Mt recorded Sept 30, 1904. By Bryan L Kennelly. 93d st, No 60, s s, 145 e Mad av, 25x100.8, 5-sty stn tnt. Same agt same; Action No 2; same att'ys; same ref. (Amt due, \$31,799.84; taxes, &c, \$671.84.) Mt recorded Sept 30, 1904. By Brya n L Kennelly. 178th st, No 711, n s, 100 e Crotona av, 21.7x 95x22.3x95, 2-sty fr dwg. Geo W Moore agt Giosue Galiani et al; Jas B Potter, att'y, 17 Battery pl; Jas Kearney, ref. (Amt due, \$5,-S86.96; taxes, &c, \$206.57.) By Chas A Ber-rian. Carmine st, No 49 |n e cor Bedford st, 25x75,|

- Box22.3x90, 2-sty if dwg. Geo whole age Giosue Galiani et al; Jas B Potter, att'y, 17 Battery pl; Jas Kearney, ref. (Amt due, \$5,-886.96; taxes, &c, \$206.57.) By Chas A Berrian.
 Carmine st, No 49 |n e cor Bedford st, 25x75, Bedford st, Nos 32 & 34 | 4-sty bk tnt & str & 2-sty bk tnt & str.
 E Broadway, No 183, s s, 78.4 w Jefferson st, 26.1x100, 3 & 5-sty bk tnt & str.
 14th st, No 108, s s, 125 w 6th av, 25x100, 3-sty bk loft & str bldg.
 Camilla Clark agt Camilla M Peters et al; Rastus S Ranson, att'y, 128 Bway; Walter B Caughlan, ref. (Partition.) By Joseph P Day.
 Prospect av, Nos 2068 & 2070, e s, 199 s Samuel st, now 180th st, 33x100, two 2-sty fr dwgs. Earle V Rodgers et al agt Giosue Gallani et al; H A Vieu, att'y, 320 Bway; Mark Goldberg, ref. tAmt due, \$7,606.21; taxes, &c, \$1,100.49. Mt recorded Sept 14, 1905. By Joseph P Day.
 136th st, No 137, n s, 368.6 e 7th av, 15.6x99.11, 4-sty bk dwg. N Y Life Ins & Trust Co, trus, &c, agt Annie W Talley et al; W T Emmet, att'y, 52 Wall st; Walter B Coughlan, ref. (Amt due, \$13,504.63; taxes, &c, \$---.) Mt recorded June 1, 1907. By Joseph P Day.
 West Farms rd, e s, 523.6 n Home st (Lyon st), 64x291.7x50.2x257.1, vacant. Harry S Purdy et al exrs, &c, agt Bethoven Englander et al; W Stebbins Smith, att'y, 462 E 167th st; Eugene L Parodi, ref. (Amt due, \$6,-580.00; taxes, &c, \$205.53.53. Mt recorded Dee 19, 1904. By Herbert A Sherman.
 108th st, No 169, n s, 190.3 e Lex av, 16.9x 100.11, 4-sty stn tnt. Arnold Adler agt Genevieve Schwarz et al; Lese & Connolly, att'ys, 35 Nassau st; Jas A Foley, ref. (Amt due, \$12, 50.83; taxes, &c, \$207.70.) Mt recorded Nov 26, 1909. By Samuel Marx.
 Bowery, Nos 231 & 231

Mayer

April 11.

April 8, 1911.

Conveyances **RECORD AND GUIDE**

HERBERT A. SHERMAN.

*Broome st, No 316, n s, 85 e Chrystie st, 22.3x100.8x622.9x100.8, 3-sty bk tnt & str & 1-sty fr hall in rear. (Amt due, \$7,012.09; taxes, &c, \$4,115.39; sub to two prior mts aggregating \$16,250.) Excelsior Brew-ing Co.

Manhattan

555 REAL ESTATE RECORDS SRZ

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

CONVEYANCES

BOROUGH OF MANHATTAN.

Mar. 31, Apr. 1, 3, 4, 5 and 6.

- Mar. 51, Apr. 1, 5, 4, 5 and 6. Broome st, No 20, n s, 25 w Mangin st, 25x79.2, 5-sty bk tnt & strs. Sarah Weinstein to Sophia Mayer, 41 E 72d st. Mt \$30,-200. Mar 30. Mar 31, 1911. 2:322-27. A \$12,500-\$22,000. O C & 100 Broome st, No 431, s s, abt 25 w Crosby st, 25x103x25x102, 4-sty bk loft & str bldg. Rudolph Schalk to Fredk J Kaldenberg at North Tarrytown, N Y. Mt \$55,000 on this & No 433 Broome st. Mar 30. Mar 31, 1911. 2:473-17. A \$38,500-\$41,000. nom nom
- Broome st, No 433, s s abt 50 w Crosby st, 26x101x26x102, 4-sty bk loft & str bldg. Rudolph Schalk to Fredk J Kaldenberg at North Tarrytown, N Y. Mts \$55,000 on this & No 431 Broome st. Mar 30. Mar 31, 1911. 2:473-16. A \$40,000-\$43,000. nom
- Brocme st, No 318, n s, 62.6 e Chrystie st, 22.6x100, 4-sty bk tht & strs. Sarah Goldstein to Rose Sonneberg, 1064 Clay av. Q C. All liens. Apr 3. Apr 6, 1911. 2:419-39. A \$22,000-\$23,000.

- Same prop. Rachel Sonneberg to Rose Sonneberg, 1064 Clay av. Q C. All liens. Mar 28. Apr 6, 1911. 2:419. nom Bedford st, No 80 s e cor Barrow st, 25x41, 3-sty fr bk ft tht & Barrow st str. Wilber V Knapp to Chas H Knapp TRUS-TEE for Martha W & Muriel E Knapp all at Montclair, N J. Mt \$6,000. Feb 15. Mar 31, 1911. 2:587-42. A \$7,500-\$8,-500. Redford st. No 86
- TEE for Martha W & Muriel & Knapp to Olas Montelair, N J. Mt \$6,000. Feb 15. Mar 31, 1911. 2:587-42. A \$7,500-88. 500. nom Bedford st, No 86, e s, 48.9 n Barrow st, 25x68.5x25x67.4, 2-sty bk tnt & 2-sty bk bldg in rear. Maria De Barbieri widow to Angelo Musanti or Muzanti or Massanti or Musante, 95 Mac Dougal st. Mt \$5,000. Apr I. Apr 3, 1911. 2:588-3. A \$7,500-\$85,500. nom Beekman st, No 83, s w s, S3.2 n w Cliff st, runs s w 64.10 x n w 1.6 x s w 45.2 x n w 25.6 x n e 107.11 to st x s e 30.11 to beg. 5-sty bk loft & str bldg. Geo M Olcott to Manhattan Freehold Co. 31 Nassau st. Mar 28. Apr 5, 1911. 1:94-28. A \$30,-500-\$49,000. O C & 100 Crosby st, Nos 45 & 47, e s, abt 140 n Broome st, 50x100, 7-sty bk factory. Central Trust Co to H Lieberknecht Co. 46.46 Crosby st, No 174, n s, 50 w Attorney st, 25x100, 5-sty bk tnt & str and 5-sty bk tnt in rear. Russek & Klinger Realty Co, 156 5th av, to Sophie Gruenstein, 60 W 95th st. B & S. Mt \$47,000. Mar 31. Apr 1, 1911. 2:348-72. A \$28,000-\$40,000. o C & 100 Essex st, No 80, e s, 75.6 n Broome st, 27.6x100.6x27.6x100.5, 6-sty bk tnt & strs, all title. Louis Witchik to Lena Hirschowitz, 496 Whaley av, New Haven, Conn. All liens. Mar 27. Mar 31. 1911. 2:325-1 & 2. A \$49,000-\$88,500; 417-72. A \$16,000-\$25.000. O C & 100 Greenwich st, No 68 have a str and 16. Apr 5, 1911. 1:218-13. A \$28,000-\$55,000. G Laight st, 37.3x75, 7-sty bk loft on map Nos 424 & 424½ k str bidg. Henry Doscher et al Laight st, No 68 have a str and 16. Apr 5, 1911. 1:218-13. A \$28,000-\$55,000. G Laight st, 37.3x75, 7-sty bk loft on map Nos 424 & 424½ k str bidg. Henry Doscher et al to Laight st, No 68 have a str and 11. Parket st, 87.3x75, 7-sty bk loft on map Nos 424 & 424½ k str bidg. Henry Doscher et al to Laight st, No 68 have a str and 16. Apr 5, 1911. 1:218-13. A \$28,000-\$55,000. G Laight st, 37.3x75, 7-sty bk loft on map Nos 424 & 424½ k str bidg. Henry Doscher et al to Laight st, No 68 have a str and 11. Parket st map str d Herrman Grad, 159 W 120th st. Mt \$18,000. Mar 24. Mar 31, 1

- O C & 100 .6, 2-sty O C & 1 Hudson st, No 529, w s, 48.7 s Charles st, 21x78x16x78.6, 2-sty bk tnt. Palladium Realty Co to Chas Winters, 265 N 5th st, Roseville, N J. Mt \$6,750 & all liens. Apr 1. Apr 4, 1911 2:631-41. A \$10,000-\$13,500. nom

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

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

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

the instrument as filed is strictly followed. Sth.—A. \$20,000—\$30,000 indicates the assessed value of the prop-erty, the first figures being for the lot only and the second figures representing both lot and building. Letter P before second figure indicates that the property is assessed as in course of construction. Valuations are from the assessment roll of 1910. 9th.—T. S. preceding the consideration in a conveyance means that the deed or conveyance has been recorded under the Torrens System.

System.

- Hester st, No 103, n s, 50.8 e Eldridge st, runs n 100 x e 73 x s 50 x w 36.2 x s 50 to st x w 36.10 to beginning, 6-sty bk tht strs. Isaac Polansky to Sarah Goldstein, 20 Rivington st. Mts \$88,800 & all liens. Apr 4, 1911. 1:307-40. A \$45,000-\$95,-0 C & 10
- O C & 100 Same property. Sarah Goldstein to Morris Goldstein her husband 20 Rivington st. Mts \$84,500 & all liens. Apr 4, 1911. 1:307 nom
- Hall pl, No 1In e cor 6th st, 22.9x75, two 5-stv bk6th st, Nos 213 & 213½tnts & strs. Sarah L Muth widow to
Caroline W Bade, 491 4th st, Bklyn. ½ part. All title. Apr
1. Apr 3, 1911. 2:462—2. A \$14,000—\$24,000. O C & 100Hudson st, Nos 455 & 457, w s, 100 n Morton st, 50x100, cne 2 &
one 3-sty bk tnts & strs. Pincus Lowenfeld et al to Trinity
Constn Co, 415 Hudson st. Mt \$25,500. Apr 1. Apr 5, 1911.
2:663—65 & 66. A \$34,000—\$36,000. O C & 100Houston st, No 316, n s, abt 195 e Av B, 24.11x88.1x24.10x89.9,
4-sty bk tnt & strs. Clara S Bloom et al to Moses Zimmermann,
1109 Mad av. Mt \$15,000. Apr 3. Apr 6, 1911. 2:384—57.
A \$16,000—\$23,000. O C & 100Le Roy st or St Lukes nl No 15 n s, 318.9 e Hudson st 21.8x100
- A \$16,000—\$23,000. O C & 100 Le Roy st or St Lukes pl, No 15, n s, 318.9 e Hudson st, 21.8x100, 3-sty & b stn dwg. Providence Giglio widow to Enrichetta & Jennie Dauria, 1 King st. Mt \$8,500. Apr 1. Apr 3, 1911. 2:583—46. A \$11,000—\$13,500. nom Lewis st, No 91, w s, 98.2 s Stanton st, 24.1x100. Agreement as to division from proceeds of sale. Saml Stoopack, 254 W 112th st, with Samuel Meshel, 6 E 10Sth st. Apr 3. Apr 4, 1911. 2:329. nom

- with Samuel Meshel, 6 E 108th st. Apr 3. Apr 4, 1911. 2:329. nom Morton st, Nos 38 & 40, s s, 125.2 w Bedford st, 49.11x96.6x49.10 x96.6, 2, 5-sty bk tnts & strs. Harry Wolfe to Marcus Rosen-thal, 61 E 73d st. Mt \$53.000. Correction deed. Mar 31, 1911. 2:583-24 & 25. A \$27,500-\$57,500. O C & 100 Macdougal st, No 95, w s, 74 n Bleecker st, 25.6x75, 5-sty bk tnt & strs. Angelo Musanti to Maria De Barbieri, 86 Bedford st. 2-3 parts. All title. Mt \$13,500. Apr 1. Apr 3, 1911. 2:-540-3. A \$15,000-\$29,000. O C & 100 Macdougal st, No 95, w s, 74 n Bleecker st, 25.6x75, 5-sty bk tnt & strs. Maria De Barbieri widow to Angelo Musanti or Muzanti or Mazzanti or Musante, 95 Mac Dougal st. Mt \$15,000. Apr 1. Apr 3, 1911. 2:542-53. A \$11,500-\$22,000. nom Mulberry st, No 88, s e s, 100.7 s w Canal st, 25x101.2x24.9x100.10, 5-sty bk tnt & strs & 3-sty bk tnt in rear. Jos A McCormick to Gaetano Malzone, 555 48th st, Bklyn. 1-6 part. B & S. Apr 3. Apr 5, 1911. 1:200-11. A \$19,000-\$29,000. nom Macombs pl, No 30 (Macombs Dam rd), e s, 69.2 s 151st st, 44.3 x106.1x39x85.1, 6-sty bk tnt. Thos J Curran to Wille Constn co, 1839 Harrison av. Mts \$39,750. Apr 1. Apr 6, 1911. 7:-2036-57. A \$17,500-\$42,500. nom Pine st, Nos 94 and 96. | n e s, 73.6 n w South st, 44.10x53.10 De Peyster st, Nos 30 and 32| to De Peyster st x44.8x52.10. 2 5-sty bk loft & str bldgs. Willis Browning to Gustav H Gossler, 112 W 59th st. B & S. Mar 27. Apr 1, 1911. 1:37-20 & 21. A \$24,700-\$37,000. 100 Pine st, Nos 94 and 96 | n e s, 73.6 n w South st, 44.10x53.10 De Peyster st, Nos 94 and 96 | n e s, 73.6 n w South st, 44.10x53.10 De Peyster st, Nos 94 and 96 | n e s, 73.6 n w South st, 44.10x53.10 De Peyster st, Nos 94 and 96 | n e s, 73.6 n w South st, 44.10x53.10 De Peyster st, Nos 94 and 96 | n e s, 73.6 n w South st, 44.10x53.10 De Peyster st, Nos 94 and 96 | n e s, 73.6 n w South st, 44.10x53.10 De Poyster st, Nos 94 and 96 | n e s, 73.6 n w South st, 44.10x53.10 De Poyster st, Nos 94 and 96 | n e s, 73.6 n w South st, 44

- \$\phi_2\$+,100-\$\phi_5\$1,000.
 10

 Pine st, Nos 94 and 96
 | n e s, 73.6 n w South st, 44.10x53.10

 De Peyster st, Nos 30 and 32
 to De Peyster st, x44.8x52.10, 2 5

 sty bk'loft & str bldgs.
 Gustav H Gossler to Edw S Savage, at

 Rahway, N J.
 Mt \$15,000.

 21.
 A \$24,700-\$\$37,000.

 OC& 100
- 21. A \$24,700-\$37,000.
 Pacific pl, No 6, e s, abt 85 n 29th st, also described as rear or east end of lot, begins 319.4 w 6th av, bet 29th and 30th sts, 19 ft on e & w x abt 35 ft on n & s, 3-sty 5k tht. Release mt. Central Trust Co, 54 Wall st, to Wm P Dixon, 29 W 49th st. Mar 31. Apr 5, 1911. 3:805-30. A \$5,500-\$6,000. nom
 Pearl st, No 12, s s, abt 130 e State st, 19.6x83x19.8x83, 5-sty bk loft & str bldg. Ruth Livingston to Chesebrough Building Co, 17 State st. Feb 24. Apr 5, 1911. 1:9-20. A \$26,000-\$000.

- Co. 17 State st. Feb 24. Apr 5, 1911. 1.0 2010 omitted \$33,000. 0mitted Perry st, No 8, s s, 107.8 w Greenwich av, 22x95, 3-sty & b bk dwg. FORECLOS, Apr 4, 1911. Myron Sulzberger ref to Cath McDermott, 8 Perry st. Mt \$11,000. Apr 5. Apr 6, 1911. 2:-612-53. A \$11,000-\$13,000. 14,000 Renwick st, No 31, w s, abt 200 s Spring st, -x60, 3-sty fr bk ft tnt & 2-sty bk stable in rear. Geo D Bartholomew to Jno C White, 113 Watts st. Mt \$5,000. Mar 25. Mar 31, 1911. 2:-594-41. A \$7,000-\$8,500. 0 C & 100 Renwick st, No 29½, w s, abt 250 n Canal st, 25x60, 3-sty bk tnt. Edgar F Knapp HEIR, &c, Julius Wooding to John White, 113 Watts st. Mt \$5,000. Apr 3. Apr 4, 1911. 2:594-42. A \$6,300-\$8,500. 0 C & 100

Notice is hereby given that infringement will lead to prosecution.

657

100

60.200

- st. Mts \$37,650. Apr 1. Apr 3, 1911. 2:427-50. A \$22 000 -\$32,000. O C & 16 Union pl or Union sq, No 30 |s e s, 128.6 n e 15th st, 26x125, 5-sty 4th av, No 187 | bk loft & str bldg with 1-sty ext. Jno H Hicks et al to Thirty Union Sq Co, 15 Broad st. All liens. Mar 31, 1911. 3:871-84. A \$75,000-\$87,000. O C & 10 West st, Nos 270 & 271 |s e cor Desbrosses st, 43.9x85: also Desbrosses st, Nos 37 to 39 |strip adj on e 0.5x44x0.3x43.9, 3, 5 & 1 2-sty bk tnts & strs. Henry Doscher et al EXRS & Claus Dos-cher to Gesine Engel, 98 Montague st, Bklvn, N Y. Mar 16. Mar 31, 1911. 1:223-9. A \$45,500-\$53,000. 60.20 Same property. Henry Doscher et al to same. B & S & con-firmation deed. Mar 16. Mar 31, 1911. 1:223. non 3d st E, No 21, n s, 175 w 2d av, 25x96, 6-sty bk tht & strs. Peter Doelger to David Lippmann, 50 Central Park W. Harry Lippmann, 215 W 101st st. Harris Mandelbaum, 12 W S7th st. Fisher Lewine, 116 E 78th st; Pincus Lowenfeld, 106 E 64th st; Wm Prager, 129 E 74th st & Max Eisman, 1 W 70th st. Mt \$32,-000. Mar 29. Mar 31, 1911. 2:459-39. A \$49,500-\$39,000. 4th st E. Nog 212 and 215 n s, 273.4 w Av B. 47 \$206.2 6. sty bk
- 4th st E, Nos 213 and 215, n s, 273.4 w Av B, 47.8x96.2, 6-sty b tnt & strs. Jas C Heinsheimer et al to Rosie Putterman, 67 Dekalb av, Bklyn. Mt \$54,000. Mar 30. Apr 1, 1911. 2:400-50. A \$39,000-\$75,000. O C & 5000 5000 5000 5000 5000 5000 5000 500000 50000 500000 500000 50000 500000 500000 50000

- 50. A \$39,000-\$75,000.
 attr 50. Apr 1, 1911. 2:400-O C & 100

 Same property. Rosie Putterman to Heiman Weisner, 111 E 7th

 st. Mts \$80,000. Mar 31. Apr 1, 1911. 2:400.

 nom

 4th st E, Nos 310 & 312, s s, 102 e Av C, 44x96.2, 6-sty bk tnt &

 strs. Louis Borowitz to Morris Goldstein, 20 Rivington st. Mts

 \$47,900. Oct 4, 1909. Apr 6, 1911. 2:373-8. A \$28,000-\$63,-000.

 5th st E. Nos 309 & 211
- 000. O C & 10 5th st E, Nos 309 & 311, on map Nos 305 & 311, n s, 100 s e 2d av, 50x97, 6-sty bk tnt & strs. Fannie Kahn, 252 Decatur st, Bklyn, N Y, to Mary Cohen, 11 E 109th st. All liens. Mar 24. Apr 4, 1911. 2:447-53. A \$40,000-\$75,000. O C & 10 Sth st E, Nos 339 & 341, n s, 75 w Av C, 39.9x94, 6-sty bk tnt & strs. Amelia Zipser, 125 W 33d st to Michl Zipser, 125 W 33d st. All liens. Mar 31. Apr 6, 1911. 2:391-39. A \$30,-000-\$55,000. nor 9th st E, No 218 s s 220 w 2d or 21.55 to 1000

- b) of st. All Hens. Mar 51. Apr 6, 1911. 2:391-39. A \$30,-000-\$55,000.
 9) th st. E, No 218, s. s, 329 w 2d av, 21x75, 4-sty bk tnt & str with 1-sty ext. Fannie Scharff to Jennie M Beattie, 940. Metropolitan av, Bklyn. B & S. All liens. Mar 13. Mar 31, 1911. 2:464-19. A \$11,000-\$17,000.
 12 th st. E, Nos 504 & 506, asst of rents from Apr 1, 1911 to Sept 1, 1911 to secure notes for \$1,000. Hyman Katz & Sarah Fierstein both at 504 & 506 E 12th st to Frank Gens, 204 W 119th st. All title. Feb 14. Apr 6, 1911. 2:405. nom
 12 th st E, No 539, n. s, 148 w Av B, 22x103.3, 3-sty bk tnt & str & 1-sty fr bldg in rear. Eliz Schneider INDIVID & EXTRX Mary E Collins to City Real Estate Co, 176 Bway. Confirmation deed. Feb 21. Apr 3, 1911. 2:406-45. A \$13,500-\$15,500. 1,100 1.100

- 1,100 Same prop. City Real Estate Co to Margt Brown, 539 E 12th st. B & S. Feb 24. Apr 3, 1911. 2:406. O C & 100 16th st E, Nos 15 & 17, n s, 200 w Union pl or Union sq W 50x 92, 12-sty bk loft & str bldg. Carrie Aronson to Philip N Aron-son, 216 W 100th st. ½ part. All title. Mt \$221,000. Mar 30. Apr 5, 1911. 3:844-11. A \$98,000-\$245,000. O C & 100 17th st E, Nos 211 & 213, n e s, 406 n w 2d av, 30x92, 4-sty bk home. St Andrews Convalescent Hospital to Geo Kilian, 330 E 18th st. Apr 4. Apr 5, 1911. 3:898-10 & 11. Exempt—ex-empt. 27,000
- 100
- empt. 27,00 17th st W, No 207, n s, 100 w 7th av. runs n 75 x w 25 x s 29 x e 5 x s 45.7 to st, x e 20 to beg, 3-sty bk tnt. Jas C Russell et al to Bernard Courtney, 456 W 148th st. Mar 27. Mar 31, 1911. 3:767-35. A \$8,000-\$9,000. 10 19th st W. No 345, n s, 287.6 e 9th av, 21.10x63.6, 3-sty & b bk dwg. Emma Clarkson et al, HEIRS Jas & Mary J Clarkson to Rector, etc, of Protestant Episcopal Church of St Peter, 240 W 23d st. Jan 30. Apr 1, 1911. 3:743-16. A \$8,500-\$11,000.

- Rector, etc, of Protestant Episcopal Church of St Peter, 240 W 23d st. Jan 30. Apr 1, 1911. 3:743-16. A \$8,500-\$11,000. nom 24th st E, Nos 117 & 119, n s. 204 e 4th av, 46x98.9, 2, 3-sty & b bk dwgs. Century Holding Co to 117 E 24th St Co at 134 E 24th st. Mts \$105.000 & all liens. Mar 30. Mar 31, 1911. 3:880-12 & 13, A \$46,500-\$54,500. O C & 100 24th st E, No 230, s s, 195.2 w 2d av, 24.4x98.9, 5-sty bk tnt & strs. Wolf Wolt to Salvatore Ragona, 323 E 14th st. Mts \$22,558 and all liens. Mar 29. Apr 1, 1911. 3:904-35. A \$12,000-\$24,500. nom 26th st W, No 206, s s, 100 w 7th av, 23.4x98.9, 4-sty bk tnt & strs & 2-sty bk bldg in rear. Terence P Smith to Harriet E McGarry, 726 Ams av. $\frac{1}{2}$ part. Mar 27. Apr 3, 1911. 3:775 -45. A \$12,500-\$15,000. nom 26th st W, No 438, s s, 400 w 9th av, 25x98.9, 5-sty bk tnt. Israel Blum to Max Rothstein, 590 10th av. Mt \$21.000. Apr 1. Apr 3, 1911. 3:723-58. A \$9.000-\$23,000. O C & 100 26th st W, ns, 521.4 w 6th av, a strip, runs n 98.9 x e 1 x s 98.9 to beginning. Sarah E Furnald & ano EXRS Francis P Furnald to Fabian Const Co, 1133 Bway. All title. Feb 28. Apr 4, 1911. 3:802. 100 27th st W, Nos 22 & 24, s s, 375 e 6th av, 50x98.9, 12-sty bk loft & str bldg. Realty Holding Co to Ellmont Realty Co, 56 Worth st. Mts \$280,000. Apr 1. Apr 6, 1911. 3:828-61. A $\$122,000-\$305\,000$. 100 28th st E, No 120, s s, 160 w Lex av, 20x98.9, 3-sty bk dwg. Josephine E Egan to International Committee of Young Mens Christian Assocs, 124 E 28th st, all of. Mar 27. Apr 4, 1911. 3:883-80. A \$20,000-\$22,000. nom Same pfoperty. Josephine M Nicholas (Egan) EXTRX. &c, Wm G Egan to same. $\frac{1}{2}$ part, Mar 27. Apr 4, 1911. 3:822. 000. Apr 5, 1911. 3:804-15. A \$24,000-\$45,000. 0 C & 100 29th st W, No 139, n s, 500 w 6th av, 29.6x-x31x98.9, 5-sty bk tnt & strs. Salo Cohn to J's Manheimer, 212 E 60th st. Mt \$32. 000 Apr 5, 1911. 3:804-15. A \$24,000-\$45,000. 0 C & 100 29th st W, No 129, n s, 319.4 w 6th av, 17.8x37.7x18.2x42, 3-sty bk dwg. Mary R Heather widow to Holland Holdi

- att \$5,000. Apr 1, 1911. 3:805-33. A \$8,800-\$10,300. O C & 100
 29th st W, No 125, n s, 283.8 w 6th av, 16.8x46x-x50, 3-sty bk dwg. Fannie E Clark to Aaron Coleman, 50 W 68th st. Mar 31. Apr 4, 1911. 3:805-37. A \$8,800-\$10,300. nom
 29th st W, Nos 131 to 141|n s, 346.7 e 7th av, runs n 98.9 x e 125.10
 Pacific pl, Nos 1 to 7 | x s 43.11 x e 3.10 x s 14.1 x w 18.2 x s 37.7 to n s 29th st x w 116.5 to beg, 11 3-sy bk tnts with str in No 137. Wm P Dixon to Holland Holding Co, 11 Pine st. Apr 4. Apr 5, 1911. 3:805-19 to 32. A \$104,300-\$109,900.
 20th at W Mer 107 is 107.

4. Apr 5, 1911. 3:805-19 to 32. A \$104,300-\$109,900. 0 C & 1 29th st W, Nos 137 to 141|n s, 346.7 e 7th av, 60x98.9, 6, 3-sty Pacific pl, Nos 1 to 7 | bk tnts with str in No 137. Hol-land Holding Co to Twenty-Fifth Constn Co, 31 E 27th st. Apr 5. Apr 6, 1911. 3:805-19 to 21 & 23 to 25. A \$48,600 -\$58,100. 0 C & 1 Hol-100

30th st W, No 113, n s, 163 w 6th av, 25.6x90.2x25x95.6. 30th st W. No 111, n s, 163 w 6th av, runs n 95.6 x e 25 x s 99.6 to n s Stewart st, x s w 6 to n s 30th st, x w 18.8 to beg, 2, 4-sty bk tnts & strs & 1, 3 & 1 4-sty bk tnts in rear. Oestreicher Realty Co to Utility Realty Co, 165 Bway. Mts \$60,000. Mar 30. Mar 31, 1911. 3:806-28 & 29. A \$70,000-\$82,000. Oc & 100 Same prop. Utility Realty Co to Henry Morgenthau, 30 W 72d st. Mts \$80,000. Mar 30. Mar 31, 1911. 3:806. O C & 100 Same prop. Henry Morgenthau to Samson Lachman, 313 W 106th st & Abraham Goldsmith, 50 W 75th st as joint tenants. Mts \$\$80,000. Mar 30. Mar 31, 1911. 3:806. O C & 100 30th st W, n s, 144.4 w 6th av, runs e along former n s Stewart st, closed 6 x s - to 30th st at pt 138.2 w 6th av x w 6.1 to beg. gore, vacant. Oestreicher Realty Co to Utility Realty Co, 165 Bway. B & S. All liens. Mar 30. Mar 31, 1911. 3:806-part lot 29. A \$--,\$--. O C & 100 Same property. Utility Realty Co to Henry Morgenthau, 30 W 72d st. B & S. All liens. Mar 30. Mar 31, 1911. 3:806. Same property. Utility Realty Co to Henry Morgenthau, 30 W 72d st. B & S. All liens. Mar 30. Mar 31, 1911. 3:806. O C & 100 Same property. Utility Realty Co to Henry Morgenthau, 30 W 72d st. B & S. All liens. Mar 30. Mar 31, 1911. 3:806. O C & 100 Same property. Henry Morgenthau to Samson Lachman, 313 W 106th Mar 30. Mar 31. 1911. 3:806. O C & 100 Same property. Henry Morgenthau to Samson Lachman, 313 W 106th Mar 30. Mar 31. 1911. 3:806. O C & 100 Same property. Henry Morgenthau to Samson Lachman, 313 W 106th Mar 30. Mar 31. 1911. 3:806. O C & 100 Same property. Henry Morgenthau to Samson Lachman, 313 W 106th Mar 30. Mar 31. 1911. 3:806. O C & 100 Same property. Henry Morgenthau to Samson Lachman, 313 W 106th Mar 30. Mar 31. 1911. 313 W 106th

- 72d st. B & S. All liens. Mar 30. Mar 31, 1911. 3:806. O C & 100

 Same prop. Henry Morgenthau to Samson Lachman, 313 W 106th st & Abraham Goldsmith, 50 W 75th st as joint tenants. Mar 30. Mar 31, 1911. 3:806. O C & 100

 30th st W, No 624, s w s, 325 n w 11th av, 25x98.9, 1-sty bk & fr bldg. Wm N Crane to Maytie D Crane, at Claverack, Colum-bia Co, N Y. May 11, 1904. Apr 3, 1911. 3:675-46. A \$7,-500-\$7,500.

 30th st W, No 144, s s, 190 e 7th av, 23x82.7x23.1x85.6, 3-sty bk tnt & 2-sty bk tnt in rear. Ellen McDonough to Kath M O'Con-nell,2362 Crotona av. Apr 3, 1911. 3:805-89. A \$27,000-\$29,000.

 Same property. Kath M O'Connell to Louis M Bailey, 113 St Johns pl, Bklyn & Wm H P Oliver, at Morristown, N J. Mt \$23,000. Apr 3, 1911. 3:805. 30th st E, No 317, n s, 197.2 e 2d av, 19.5x98.9, 3-sty & b stn dwg. Sally C Spiegel to Mary E Stapleton, 317 E 30th st. B & S. Mt \$9,000. Apr 1. Apr 3, 1911. 3:936-13. A \$7,800-\$11,000.

 31st st E, No 40, s s 235 e Mad av 20y8.9, 4 str. 6 to str.

- 10 31st st E, No 40, s s, 235 e Mad av, 20x98.9, 4-sty & b stn dwg. Amelia Bingham to Emile J & Martha S Wittnauer, 46 E 31st st. Mt \$46,000. Apr 1. Apr 3, 1911. 3:860-52. A \$36,000 -\$47,000. O C & 10 32d st E, No 314, s s, 180 e 2d av, 20x98.9. 32d st E, No 316, s s, 200 e 2d av, 25x98.9, 2, 4-sty bk tnts & ctw 100

strs. Henry Reuning to Franbro Realty Co, 122 5th av. Feb 1. Ap 3, 1911. 3:937-59. A \$18,000-\$22,000. O C & 1 32d st W, No 154, s s, 231.1 e 7th av, 18.11x72.8x15.11x72.8 32d st W, No 156, s s, 212.1 e 7th av, 18.11x73x15.5x73.6. two 4-sty bk tnts. Lawyers Realty Co to Seybert Realty Co, 149 Bway. B & S. Al liens. Apr 5, 1911. 3:807-70 & 71. A \$87,000-\$91,000. O C & 1 100

All

liens. Apr 5, 1911. 3:807-70 & 71. A \$87,000-\$91,000. O C & 100 35th st W, No 25, n e s, 363 n w 5th av, 22x98.9.4-sty bk 10ft & str bldg. Sterling Realty Co to Henry C Trumbower, 1829 Venango st, Phila, Pa. Mt \$100,000. Mar 22. Mar 31, 1911. 3:837-27. A \$70,500-\$85,000. O C & 100 36th st W, Nos 25 & 27, n s, 388.9 w 5th av, 37.6x98.9, 2, 4-sty bk bldgs & strs. D R Perry Heaton to Mary A W Heaton, 1341 New Hampshire av, Washington, D C. B & S. Feb 24. Apr 6, 1911. 3:838-27 & 28. A \$107,500-\$120,500. nom 38th st W, Nos 4 & 6, s s, 108 w 5th av, 37x38, subject to rights of way over alley being w 12 ft of above, part 2-sty bk bldg & str. Ellerton P Whitney et al TRUSTEES, &c, Joseph Whitney & Caroline E Johnson to Hermann A Flurscheim, 131 W 77th st. & Franklin Simon. 98 Riverside Drive. Mar 23. Apr 1, 1911. 3:839-52 & 52½. A \$68,000-\$70,000. 105,000 same property. Josephine W wife Henry A C Taylor et al to same. Q C. Mar 27. Apr 1, 1911. 3:839. nom 38th st W, No 337, n s, 300 e 9th av, 25x98.9. 4-sty bk tnt. Christian Kuster to Florence S Lovejoy, 59 W 87th st. Mar 25. Apr 3, 1911. 3:762-14. A \$12,000-\$16,500. O C & 100 38th st E, No 106, s s, 120 e Park av, 20x98.9, 4-sty & b stn dwg. Jos D Nagel to Dolly R wife Jos D Nagel, 61 W 35th st. Mt \$35,000. Apr 3. Apr 5, 1911. 3:893-86. A \$34,000-\$53,000. gift 38th st W, Nos 4 & 6, s s, 108 w 5th av, 37x38, part 2-styl

Jos D Nagel to Dolly R wife Jos D Nagel, 61 W 35th st. Mt \$35,000. Apr 3. Apr 5, 1911. 3:893-86. A \$34,000-\$53,000. gift 38th st W, Nos 4 & 6, s s, 108 w 5th av, 37x38, part 2-sty bk bldg & str. 5th av, No 416, w s, 38 s 38th st, 28.3x133, 4-sty & b stn dwg & part 2-sty bk bldg in rear. Right of Way to 38th st on an alley 12 ft wide. Hermann A Flursheim et al to Four Hundred & Sixteen Fifth Avenue Co, 414 5th av. Mt \$600,000. Apr 1. Apr 5, 1911. 3:-S39-47, 48, 52 & 52½. A \$439,000-\$461,000. O C & 100 38th st W, No 62, s s, 162.6 e 6th av, 20.10x98.9, 4-sty & b stn dwg. valued at \$103,500. Sub to mt \$30,000. 3:839-80. A \$63,000-\$67,500. CONTRACT to exchange for Broadway, No 454, e s, abt 55 s Grand st, 25x100, 5-sty bk loft & str bldg, valued at \$125,000. Sub to mort for \$75,000. 1:232-10. A \$75,000-\$90,000. Florence D Hasbrock, 62 W 38th st, with Reliant Holding Co, 160 Bway. Mar 9. Apr 5, 1911. exch 39th st W, Nos 636 to 640, s s, 465 w 11th av, 60x98.9, 2-sty bk bldg & str. Release mt. Polka M Wilkens & farmers Loan & trust Co TRUSTEES Louis Wilkins to Polka M Wilkens, 116 E 36th st. Q C. Apr 5. Apr 6, 1911. 3:684-53 & 54. A \$21,- 500-\$25,000. Same prop. Polka M Wilkens widow to Jno J Shea, 117 8th st, Elmhurst, Boro of Queens. All liens. Apr 5. Apr 6, 1911. 3:- 684. O C & 100 41st st E, Nos 234 to 242. Power of atty. Ida C Kelsey to Her-bert L Lyall. All title Anr 9 1908 Apr 5, 1911.

684. O C & 10 41st st E, Nos 234 to 242. Power of atty. Ida C Kelsey to Her-bert J Lyall. All title. Apr 9, 1908. Apr 5, 1911. — Same property. Power of atty. Bryant Kelsey to same. All title. Apr 9, 1908. Apr 5, 1911. — Same property. Power of atty. Sarah M Dunning to same. All title. Apr 9, 1908. Apr 5, 1911. — 41st st E, No 236, s s, 153 w 2d av, 26x98.9, 5-sty bk tnt. Abbie Lockwood widow to Chas W Paul, 401 E 58th st, & Louise S Koenig, 401 E 58th st & Tillie C Koenig, 445 E 58th st, & Min-nie G Moeller, 469 W 165th st, ½ part, & Mary Scheidel & Mary Bierfield, both at 236 E 41st st, the other ½ part. All title. Q C. June 23, 1910. Apr 5, 1911. 5:1314—31. A \$10,000—\$18,-000. nor Q

nom

000. nom Same property. Hamilton S Battin et al to same. All title. Q C. June 25. Apr 5, 1911. 5:1314-31. A \$10,000-\$18,500. nom Same property. Bryant Kelsey et al to same. All title. Q C. Dec 5, 1910. Apr 5, 1911. 5:1314. nom Same property. Sarah A Dusenbury widow to same. All title. Q C. June 25, 1910. Apr 5, 1911. 5:1314. nom 41st st W. Nos 329 to 341½, n s, 250 e 9th av, 50x98.9, three 4-sty bk tnts with two 3-sty fr tnts in rear. Edward Klein to Florence B D Reynolds, 151 Central Parw West. Morts \$31,000. Mar 21. Apr 5, 1911. 4:1032-11 to 12. A \$29,000-37,000. omitted

omitted

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- April 8, 1911.
 Conveyances
 RECORD A

 43d st E, No 316, s s, 183 e 2d av, 17x1005, 3-sty & b bk dwg. Eliz McClelland widow to Thos C Buek at Stamford, Conn. All title to life estate. All liens. Mar 31, 1911. 5:1335-45. A \$6,500-\$8,500.
 O C & 100

 43d st W, Nos 255 to 261, n s, 100 e 8th av, runs n 100.5 x e 50 x s 0.1 x e 25 x n 0.1 x e 25 x s 100.5 to st x w 100 to begin-ning, two 3-sty, 1 4-sty and one 5-sty bk and stin thus with three 3-sty bk this in rear. Chas Lask to Tomahawk Realty Co. 436 Convent av. 1-7 part. Q C. Mar 11. Apr 1, 1911. 4:1015-5 to 8. A \$120,000-\$124,000.
 100

 43d st W, Nos 255 to 261, n s, 100 e 8th av, runs n 100.5 x e 50 x s 0.1 x e 25 x n 0.1 x e 25 x s 100.5 to st x w 100 to be-ginning, two 3-sty, one 4-sty and one 5-sty bk & stn tnts, with three 3-sty bk this in rear. Tomahawk Realty Co to Forty-Third St Associates, 135 Bway. Mits \$163,000. Mar 31. Apr 1, 1911. 4:1015-5 to 8. A \$120,000-\$124,000. O c & 100

 43d st W, No 240, s s, 383.4 w 7 th av, 16.8x100.4, 4-sty bk dwg. Mary J French to Forty-Third St Associates, 135 Bway. B & 8. Mits \$30,000. Mar 29. Apr 1, 1911. 4:1014-48. A \$25, 000-\$29,500. O c & 100

 44th st E, No 304, s s, 100 e 2d av, 25x100.5, 4-sty bk thi. Katte Rhodes to Michi Cosgrove, 241 E 49th st. Mt \$7,000. Mar 30. Apr 4, 1911. 5:1336-48. A \$9,000-\$15,000. O c & 100

 47th st W, No 342, s s, 200 e 9th av, 20x100, 4-sty bk thi. Justus H H Lauer to Henry Lauer, 342 W 47th st. Apr 3. Apr 4, 1911. 4:107-56. A \$12,000-\$9,000. O c & 100

 47th st W, No 342, s s, 200 e 9th av, 20x100, 1, 5-sty bk th. Justus H H Lauer to Henry Lauer, 342 W 47th st. Apr 3. Apr 4, 1911. 4:105-56. S \$12,66 C th av, 37,65(100.5, 5-sty bk stable. Harold E Stanford to Wn H & Frec

- omitted
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 48th st W, No 134 s s, 365 w 6th av, 20x100.5, 4-sty stn dwg.

 Floro Wollheim to Ernest M Corey, Jasmine st near Parsons av,

 Flushing, Queens Co, N Y. Apr 3, 1911. 4:1000-47½. A \$32,

 000-\$33,000.

 woilte

 48th st W, No 438, s s, 275 e 10th av, 25x100.5, 3 & 4-sty bk

 bakery. Edw J Walsh & ano HEIRS, &c, Patrick Walsh to Jas

 Clarey, 438 W 48th st. Mts \$8,500. Apr 4, 1911. 4:1057

 53. A \$12,000-\$17,500.

 Same property. James Clarey to Geo Schuchman, 142 E 40th st.

 Mts \$24,500. Apr 4, 1911. 4:1057.

 O C & 10

 49th st E, No 343, n s, 187.6 w 1st av, 18.9x100.5, 3-sty bk dwg.

 Milly Stern to Potter & Bro, 137 Bway. Mt \$6,000 & all liens.

 Mar 30. Apr 4, 1911. 5:1342-18½. A \$6,500-\$8,500.

 O C & 10

 49th st E, No 342

 Assignment of rents from May 1, 1911, to

 & 100
- 00. D C & 100 1911, to
- Mar 30. Apr 4, 1911. 5:1342-18%. A \$6,000-\$8,500. O C & 100 O C & 100 Aug 1, 1911, to secure \$200. Elias Feldman to Frank Gens, 204 W 119th st. All title. Apr 4. Apr 6, 1911. 5:1341. nom 50th st W, No 552, s s, 128.2 e 11th av, runs s 93.6 x e 17.4 x s e 15.5 x n 102.5 to st x w 30.1 to beginning, 2 & 3-sty bk chapel. SHERIFFS SALE, Mar 19, 1909. John S Shea, Sheriff, to August H Von Hollen, 2431 Morris av. All title which the Evangelical Lutheran Christ Church, the defendant, had on Dec 10, 1908. Mar 16, 1911. Apr 1, 1911. 4:1008-59. E-empt—exempt. 50th st W, Nos 512 & 514, s s, abt 200 w 10th av, -x-, two 5-sty stn tnts & strs, all real estate of which Adolph Schlesinger is now seized or possessed. Release dower. Celia wife Adolph Schlesinger to Adolph Schlesinger. All title. Q C. May 18, 1905. Rerecorded from June 14, 1910, & July 28, 1910. Apr 1, 1911. 1:243, 3:905, 4:1078-41 & 42. A \$18,000-\$38,000. nom 50th st E, Nos 242 to 246, s s, 100 w 2d av, 50x100.5, 6-sty bk tnt. Mayer Slotkin et al to Marcus King, 173 Henry st, & Jos Spector, 241 E 68th st. Rerecorded from Feb 27, 1911. Mts \$65,500. Feb 25, 1911. Apr 4, 1911. 5:1323-30. A \$25,000- \$72,000. Same property, Marcus King et al to Morris Jacoby. 285 Central

- Same 51st
- \$65,300. Feb 25, 1011. Apr 7, 11,000
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- blst st W, No 339, n s, 431.9 w Sth av, 18.5X100.5, 3-sty sth dwg. Wm J Mahon TRUSTEE in bankruptcy of estate Chas H Minder to Julia A wife John Minder, 339 W 51st st. All title. B & S. All liens. Mar 31. Apr 1, 1911. 4:1042-15. A \$10 500-\$16,000. 475 Same property. Release dower. Anna M wife Chas H Minder to same. Mar 31. Apr 1, 1911. 4:1042. n nom 51st st W. No 247, n s, 145 e Sth av, 15x100.5, 3-sty stn dwg. CONTRACT. Wm P Craig with Janpole & Werner Const Co. Mt \$20,000. Mar 31. Apr 4, 1911. 4:1023-674. A \$17,000-\$19,000. 25,000 52d st W, Nos 115 & 117, n s, 200 w 6th av, 50x100.5, 2 & 3-sty bk garage. Bernard M Baruch to Henry M Thompson, 44 Henry st. Mar 28. Apr 1, 1911. 4:1005-23 & 24. A \$60,-000-\$72,000. 0 C & 100 52d st W, Nos 115 & 117, n s, 200 w 6th av, 50x100.5, 2 & 3-sty bk garage. Henry M Thompson to Eugene L Stemdler, 102 W 70th st. Mt \$83,000. Apr 1. Apr 3, 1911. 4:1005-23 & 24. A \$60,000-\$72,000. 0 C & 100 53d st W, Nos 146, s s, 150 e 10th av, 25x100.5, 4-sty bk tnt & str with 2-sty fr tnt in rear. David Mandel to Fredk Lovinger, 716 Cauldwell av. ¼ part. Mt \$11,000. Apr 1, 1911. Apr 3, 1911. 4:1062-58. A \$12,000-\$14,500. 100 54th st E] s, 469 e 1st av, runs s 200.10 to n s 53d st x e to 53d st E] Harbor Commissioners Bulkhead & Pier Line x n e to 54th st x w to beg, bk & fr bldgs & lumber yard & 9-sty bk shot tower & vacant. Ward Bread Co, a corpn of New Jersey, 417-419 Market st, Camden, N J, to Ward Bread Co, a corpn of New York, at So Boulevard & St Mary's st. Nov 15, 1910. Apr 5, 1911. 5:1365-18 to 33. A \$123,000-\$127,000. 0 C & 100 55th st W, No 339, n s, 362 e 9th av, 18x100.5, 3-sty & b stn dwg. Charlotte Lilianthal to Maria Ott, 562 W 144th st. Apr 5, 1911. 4:1046-15. A \$10,000-\$14,500. 0 C & 100 55th st W, No 339, n s, 362 e 9th av, 18x100.5, 3-sty & b stn dwg. Charlotte Lilianthal to Maria Ott, 562 W 144th st. Apr 5, 1911. 4:1046-15. A \$10,000-\$14,500. 0 C & 100 55th st W, No 339, n s, 362 e 9th av, 18x100.5, 3-sty & b stn dwg. Charlotte Lilianthal to Maria Ott, 562 W 144t

Same prop. General Release. Same to same. Dec 12, 1910. Mar 31, 1911. 5:1290. non 55th st E, No 157, n s, 95 w 3d av, 20x100.5, 3-sty & b stn dwg. Geo W Short to Jacob Hofmann, 219 E 53d st. Mt \$13,000. Mar 30. Apr 1, 1911. 5:1310-32. A \$11,000-\$15,000. nom

- O C & 100
- 100
- 57th st E, No 24, s s, 28.6 w Mad av, 18.6x100.5, 4-sty & b stn dwg. Jno W Cox to Geo Keiser, 150 Railroad av, Bklyn. C a G. Mt \$50,000 & all liens. Mar 30. Mar 31, 1911. 5:1292-57. A \$80,000-\$90,000. O C & 10 57th st E, No 13, n s, 250 e 5th av, 16x100.5, 4-sty & b bk dwg. Wm R Rose TRUSTEE Gibson Putzel to Moritz B Philipp, 14 E 60th st. Apr 1. Apr 3, 1911. 5:1293-11. A \$66,000-\$78,-000. O C & 10 100
- 000n
 000.
 0 C & 100

 57th st W, No 12, s s, 250 w 5th av, 25x100.5, 4-sty & b bk dwg

 with 3-sty ext. Svdney Lewinson to Flora H Housman, 667

 Mad av. Mt \$140,000. Dec 15, 1910. Apr 6, 1911. 5:1272-48.

 A \$115,000 0 C & 100

 57th st W, No 12, s s, 250 w 5th av, 25x100.5, 4-sty & b bk dwg

 with 3-sty ext. Svdney Lewinson to Flora H Housman, 667

 Mad av. Mt \$140,000. Dec 15, 1910. Apr 6, 1911. 5:1272-48.

 A \$115,000 0 C & 100

 57th st W, No 12, s s, 250 w 5th av, 25x100.5, 4-sty & b bk dwg.

 Flora H Housman to Chas Sooysmith, 2 W 55th st. Mt \$140,000.

 Apr 6, 1911. 5:1272-48. A \$115,000-\$145,000. 0 C & 100

 60th st E, Nos 403 & 405, n s, 100 e 1st av, 50x100.5, 2, 6-sty

 bk tnts. Jonas Weil et al to Adolph Schlessinger, 7 Stanton st.

 Mt \$48,500. Apr 1. Apr 6, 1911. 5:1455-5 & 6. A \$16,000

 956,000.
 0 C & 100

 60th st E. No. 403 n s. 100 e 1st av, 25x100.5, 6-sty bk tnt.

- 4.000
- Mt \$48,500. Apr 1. Apr 6, 1911. 5:1455-5 & 6. A \$16,000-\$56,000. O C & 14 60th st E, No 403, n s, 100 e 1st av, 25x100.5, 6-sty bk tnt. FORECLOS, Mar 28, 1911. Eugene Frayer ref to Jonas Weil, 613 Mad av, Lakewood, N J & Bernhard Mayer, 41 E 72d st. Mts \$24,250. Apr 1. Apr 6, 1911. 5:1455-5. A \$8,000-\$28,000. 4,00 60th st E, No 405, n s, 125 e 1st av, 25x100.5, 6-sty bk tnt. FORECLOS, Mar 28, 1911. Eugene Frayer ref to Jonas Weil, 613 Mad av, Lakewood, N J, & Bernhard Mayer, 41 E 72d st. Mt \$24,250. Apr 1. Apr 6, 1911. 5:1455-6. A \$8,000-\$28,000. 4,00 61st st E, No 145 n s, 80 e Ley av 21 6x100 5 4-sty & b stn dwg 4 000
- \$28,000.
 4.00
 61st st E, No 145, n s, 80 e Lex av, 21.6x100.5, 4-sty & b stn dwg.
 Lee H Berliner as TRUSTEE in bankruptcy Maurice Wertheimer & Herman Sternberger to Frances Wertheimer, 145 E 61st st.
 All right, title & interest which Maurice Wertheimer has in above All liens. Apr 3. Apr 4, 1911. 5:1396-23. A \$21,500-\$28,000.
- 64th st E, Nos 228 & 230, s s, 180 w 2d av, 50x100.5, 2, 6-sty bk tnts. Emily M Roemer to Baron De Hirsch Fund, 43 Exchange pl. Mt \$46,100, Jan 31. Apr 6, 1911. 5:1418-32 & 33. A \$24,000-\$65000. 65th st W, Nos 20, 30 & 32, s s, 275 w Central Park W. 66.8x 100.5, 3, 5-sty stn tnts. J Henry Dutting to Sixty-Fifth St Realty Co, 170 Bway. B & S. All liens. Mar 30. Mar 31. 1911. 4:1117-44 to 46. A \$53,000-\$81,000. 65th st E, No 347, n s, 92 w 1st av, 27x100.5, 5-stw sin tnt. Eliz Erbe to Margt Erbe of Elizabeth, N J. July 12, 1910. Apr 3, 1911. 5:1440-22. A \$10,000-\$23,000. 67th st E, No 434, s s, 100 w Av A, 40x100.5, 6-sty bk tnt. Max Warshauer to Saml Levy, 51 E S3d st. ½ part. All title. B & S. Mar 7. Mar 31, 1911. 5:1461-29. A \$14,000-\$46,-000. 0 C & 100 nom

- 68th st. Mt \$30,000. Apr 4. Apr 5, 1911. 4:1121-25. A φ 13, 000-\$33,000. O C & 100 69th st W, Nos 302 & 304, s s, 100 w West End av, 50x100.5, 2, 5-sty bk tnts & strs. Wm H Hall to Abraham Benedict, 561 W 163d st. Mts \$27,000. Mar 29. Mar 31, 1911. 4:1180-37 & 38. A \$16,000-\$40,000. O C & 100 70th st E, Nos 220 to 234, s s, 80 w 2d av, 206x100.4, eight 4-sty stn tnts with strs in Nos 220 & 234. Harris Mandelbaum et al to John H Bodine, 201 E 79th st. B & S & C a G. Apr 3. Apr 5, 1911. 5:1424-28½ to 36. A \$91,000-\$174,000. O C & 100 72d st E, Nos 227 to 231, n s, 290 e 3d av, 75x102.2, 7-sty bk tnt & 2, 5-sty bk tnts. Ellmont Realty Co to Ramilana Realty Corpn, 116 Nassau st. Mt \$75,000. Apr 1. Apr 6, 1911. 5:1427 -12 to 14. A \$40,000-\$120,000. nom 73d st E, Nos 109 & 111, n s, 138 e Park av, 42x102.2, 4-stw stn tnt. Gustavus A Goldsmith to Chas H Russell, 129 E 34th st. Mt \$60,000. Apr 4. Apr 5, 1911. 5:1408-7. A \$63,000-\$80,000. O C & 100 O C & 100
- sto, Mc \$60,000. Apr 4. Apr 5, 1611. 5.1100 1. A \$60,000. O C & 100 73d st E, No 221, n s, 285 e 3d av, 25x102.2, 5-sty stn tnt & strs. FORECLOS, Mar 7, 1911. Standish Chard referee to John Boz-zuffi, 1199 1st av. Mar 29. Apr 4, 1911. 5:1428-12. A \$11,-000-\$23,500. \$5,000 over & above mt for \$16 000 74th st E, Nos 421 to 423, n s, 254.8 e 1st av, 62x63.3x62.9x72.11, 6-sty bk tnt & strs. New Holland Land & Mort Co to Cella Frank, 1878 7th av. All liens. Mar 30. Mar 31, 1911. 5:-1469-10. A \$16,000-\$56,000. nom 75th st E, No 13, n s, 271 e 5th av, 17x102.2, 4-stv bk dwg. Martha A Kohn to Helen B Heck, 70 W 55th st. Mt \$33,000. Apr 1. Apr 3, 1911. 5:1390-11½. A \$46,000-\$56,000. O C & 100
- 100 C & 0
- 100
- O C & 10 78th st E, No 157, n s, 307 w 3d av, 18x102.2, 3-sty bk dwg. Henry Sweeny to Lucy A Trippe, 1038 5th av. Mts \$12,800. Mar 31, 1911. 5:1413-24. A \$10,000-\$13,000. O C & 10 79th st E, No 408, s s, 144 e 1st av, 25x102.2, 4-sty bk tnt. 5:-1473-44. A \$10,000-\$16,000. 43d st W, No 432, s s, 319 w 9th av, 19x100.4, 4-sty bk dwg. 4:1052-46. A \$10,000-\$11 500. Francis T Carolin HEIR &c Thos Carolin to Marietta Jones, 65 W 94th st; Jennie E C Baker, 938 St Nich av; Anastasia Smith, 535 W 155th st & Clara Carolin, 58 W 96th st; also HEIRS of Thos Carolin. 1-5 part. All title. Apr 6, 1911. 6,00
- 6,000
- 6,000 80th st E, No 68, s s, 80.6 w Park av, 20x81.2, 4-sty bk dwg. Lottie Wallau to Jno Staudt & Mamie B his wife, 73 W 119th st, tenants by entirety. Mt \$30,000. Feb 3. Apr 3, 1911. 5:1491-40. A \$25,500-\$38,000. O Č & 100 80th st E, No 2, s s, 100 e 5th av, 25x102.2, 4-sty bk dwg, with 2-sty bk ext. Jesse M Weissman et al EXRS Sarah Weissman to Frank W Woolworth, 990 5th av. Mar 31. Apr 3, 1911. 5:1491-68. A \$60,000-\$90,000. O C & 100 82d st E, No 340, s s, 175 w 1st av, 25x102.2, 4-sty stn tnt & strs. Emma Weiss to Max J Kempter, 417 E 87th st. Mt \$13,-750. Mar 30. Mar 31, 1911. 5:1544-34. A \$9,000-\$16,000. O C & 100
- 100 0 C &
- 82d st E, No 335, n s, 267.6 w 1st av, 17.10x102.2, 3-sty bk dwg. Samuel Frankel to Pincus D Epstein, 335 E 82d st. Q C. Apr 3. Apr 5, 1911. 5:1545-16. A \$6,000-\$10,500. O C & 10 Q C. Apr O C & 100

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- \$35,000. Mar 31. Apr 3, 1911. 4.1100 10. 10 000. 86th st E, No 348, s s, 100 w 1st av, 25x102.2, 4-sty stn tnt. Wm Schroeder to Max J Kempter, 417 E 87th st. Mts \$15,500. Mar 30. Mar 31, 1911. 5.1548-31. A \$10,000-\$17,000. 0 C & 10 87th st W, No 316, s s, 220 w West End av, 20x100.8, 3-sty & b stn dwg. Jennie M Kerr to Reliant Holding Co, 160 Bway. Mt stn dwg. Jennie M Kerr to Reliant Holding Co, 160 Bway. Mt \$12,000. Mar 31, 1911. 4:1248-41½. A \$12,000-\$22,000. 0 C & 10

- stn dwg. Jennie M Kerr to Reliant Holding Co, 160 Bway. Mt \$12,000. Mar 31, 1911. 4:1248-41½. A \$12,000-\$22,000. O C & 100 S7th st W, No 318, s s, 240 w West End av, 20x100.8, 3-sty & b stn dwg. Allen Hazen to Reliant Holding Co, 160 Bway. Mar 24. Mar 31, 1911. 4:1248-42. A \$12,000-\$22,000. O C & 100 94th st W, No 106, s s, 100 w Col av, 17.2x100.8, 3-sty & b stn dwg. Ellen A Byrnes to Annie F Mack, 61 West Murray st, Hamilton, Ont, Can. Mts \$14,500. Mar 28. Mar 31, 1911. 4:1224-37. A \$8,000-\$14,500. O C & 100 94th st W|n s, 152 w Ams av, runs n 100.8 x n w 100.8 to s s 95th st W| 95th st at pt 162.4 w Ams av, x w to c 1 old Bloomingdale rd, x s e to n s 94th st, x e to beg, vacant. D Edwin O'Neil to Chelsea Realty Co. All liens. Mar 16, 1908. Apr 6, 1911. 4:1242-28 & 38. A \$34,500-\$34,500. nom 94th st W, n s, 152 w Ams av, 30 to c 1 Bloomingdale rd, x100.8x 31x100.8. Agreement as to the easterly boundry line of above & Release of all land lying e of above beginning line Jas A Deering, 22 E 47th st with Otto J Bloss. 535 Willoughby av. Bklyn, N Y & Chelsea Realty Co, 135 Bway. Dec 8, 1910. Apr 6, 1911. 4:1242. nom 98th st E. No 58, s s, S0 w Park av, 25x100.11, 5-sty bk tnt. Moses L Rosenfeld to Jas Power, 776 Dawson st. All liens. Mar 30. Mar 31, 1911. 6:1603-41. A \$9,000-\$25,500. nom 99th st W, Nos 110 & 112, s s, 163 w Col av, 44x100.11x36.3x 101.2, 5-sty bk tnt & strs. Jos P Moody to C Blake Orcutt, 152 W 105th st. Mts \$43,000 & all liens. Apr 5, 1911. 7:1853-40. A \$19,000-\$52,000. exch & 100 100th st E. Nos 111 & 113, n s, 227.6 w Lex av, 51x100.11, 2. 5-sty bk tnts. Sarah Weinstein to Sophia Mayer, 41 E 72d st. Mts \$55,000. Mar 30. Mar 31, 1911. 6:1628-6 & 7. A \$20,-000-\$50,000. O C & 100 100th st E. Nos 141 & 113, n s, 227.6 w Lex av, 51x100.11, 2. 5-sty bk tnts. Sarah Weinstein to Sophia Mayer, 41 E 72d st. Mts \$55,000. Mar 30. Mar 31, 1911. 6:1628-6 & 7. A \$20,-000-\$50,000. O C & 100 100th st E. No 115, n s, 202 w Lex av, 25.6x100.11, 5-sty bk tnt. Sarah We

- O C & 10 101st st E, Nos 343 to 345, n s, 40 w 1st av, 40x100.11, 6-sty bk tnt & strs. Narva Realty Co to Meyer Solomon, 181 Park row. Mt \$30,000. Apr 1. Apr 4, 1911. 6:1673-24. A \$12,000-\$44,000_ O C & 10 102d st E No 336, s s, 100 w 1st av, 37.6x100.11, 6-sty bk tnt & strs. Chas E Rahm to Jos F Kempa, 687 Bedford av, Bklyn. Dec 12, 1910. Apr 1, 1911. 6:1673-31. A \$11,500-\$41,500. 10 100
- 100

- Dec 12, 1910. Apr 1, 1911. 6:1643-31. A \$11,000-\$1,000. 100 105th st E, No 311, n s, 175 e 2d av, 25x100.11, 5-sty bk tnt & strs. Ottavio Belvedere et al to Silvia Merli, 311 E 104th st & Giacomo Sartori. 309 E 104th st. Mts \$18,800. Mar 30. Apr 3, 1911. 6:1677-8. A \$7,000-\$23,500. O C & 100 106th st E, No 56, s s, 255 w Park av, 25x100.11, 5-sty bk tnt & strs. Edward Friedman et al to Jacob Ginsberg 544 Tasker st. Phila Pa. Mt \$25,000. Mar 31. Apr 1, 1911. 6:1611-49. A \$12,000-\$25,000 O C & 100 106th st E, No 71, n s. 75 w Park av, 25x100.11, 5-sty bk tnt. FORECLOS, Mar 31, 1911. Chas K Allen ref to Geo S Runk, 10 W 77th st; Geo Sauer. 602 E 84th st; Fredk P Hummel, 22 & 24 Marble Hill av as EXRS of Jacob Schlosser. Mt \$20,-500. Mar 31, 1911. 6:1612-32½. A \$12,000-\$21,000. 3,150 106th st E, No 234, s s, 200 w 2d av, 25x100, 6-sty bk tnt & strs. David Millhauser to Giuseppe Stella, 204 E 80th st. All liens. Mar 2. Apr 3, 1911. 6:1655-33. A \$10,000-\$31,000. nom

- & strs. David Millhauser to Giuseppe Stella, 204 E 80th st. All liens. Mar 2. Apr 3, 1911. 6:1655-33. A \$10,000-\$1, 4.nom 106th st E. No 344, s s, 129.8 w 1st av, 25.4x100.11, 4-sty bk tnt & strs. Maria Colucci & ano to Eugenio Russo, 325 E 112th st. Mt \$10,000. Mar 15. Re-recorded from Mar 21, 1911. Apr 6, 1911. 6:1677-32. A \$9,000-\$13,500. 100 107th st E. No 157, n s. 99 e Lex av, 17x100.11, 4-sty stn tnt. Bessie Fuld to Cath Flynn, 157 E 107th st. Mt \$8.000. Mar 31, 1911. 6:1652-525. A \$6,500-\$10,000. O C & 100 109th st W. No 114, s s, 250 w Col av, 25x100.11, 5-sty stn tnt. Mary R Clare to Chas F Riegger & Barbara his wife tenants by entirety, 114 W 109th st. Mt $\$16\,000.$ Mar 22. Apr 1. 1911. 7:1863-43. A \$12,000-\$24,500. O C & 100 109th st E. No 164, s s, 245 w 33d st to Morris Zipser, 27 South White st. Poughteensie, N Y. 1-3 part. All liens. Mar 31. Apr 6, 1911. 6:1636-64. A \$10,000-\$21,000. nom 110th st E. No 112, s s, 130 e Park av, 25x75.11, 3-sty bk syna-gogue. Walter G Buxton et al to Eliot-Melville Co, 18 E 34th st. B & S. Mar 31. Apr 3, 1911. 6:1637-66. A \$9,500-\$12,000. 15,000 111th st W. Nos 249 & 251, n s, 128 e Sth av, 72x100.11 with R T & I to alley adj on n running to e s of Sth av, 2, 6-sty bk tnts. Lesco Realty & Constn Co to Estelle J Fleischmann, 1701 Eu-taw bl. Baltimore, Md. Mts \$100,500. Mar 28. Mar 31, 1911. 7:1827-7 & 8. A \$37,400-\$10,600. O C & 100 112th st W. Nos 204 & 206, s s, 150 w 7th av, 50x71.10, 6-sty bk tnt. Joseph Toch to Geo Brentleck, 1150 East State st, Trenton, N J. Mts \$56,075. Mar 28. Apr 1, 1911. 7:1826-40. A \$21.-500-\$22,000. 0 C & 100 112th st W. Nos 304 & s, 509 w 5th av, 30x100.11, 5-sty bk tnt. Isaac Litowich to Isidore Levy, 32 W 112th st. Mt \$25,000.Mar 31, 1911. 6:1505-56. A \$25,500- S22000. 0 C & 100 112th st W. Nos 329 & 341, n s, 200 w 1st av, 33.4x100.11, 6-sty bk tnt. E llmont Realty Co to Ramilana Realty Corno, 16 Nassau st. Mits \$70,000. Apr 1. Apr 6, 1911. 7:1846-52.A \$26,000-\$35 00

- 000. 113th st W. Nos 245 & 247, on map No 243, n s. 375 w 7th av. 50 x100.11, 6-sty bk tnt. Hennessy Realty Co to Josephine Beck, 1855 7th av. & Max Beck, 76 W 86th st. Mt \$60,000. Mar 31. Apr 1. 1911. 7:1829-15. A \$26,000-\$85,000. 100 114th st E. No 22, s s. 250 e 5th av. 25x100.11, 5-sty bk tnt. Marv A McMahon to Jos & Benno Hyams. 9 W 121st st. Mts \$17,000. Mar 31, 1911. 6:1619-62. A \$12,000-\$25,000. nom 115th st W. No 102, s s. 130.6 w Lenox av, 31.6x100.11. 1 115th st W. No 104, s s. 131.6 w Lenox av, 31x100.11, 2, 5-sty] bk tnts.

- Saml H Jacobs et al to Lillian Rose, 61 W 27th st. Mts \$66,-400. Mar 18. Mar 31, 1911. 7:1824-38 & 41. A \$32,400-\$68,000. O C & 150

115th st W, n s, 400 w Lenox av, 25x100.11, vacant. PARTITION, Mar 21, 1911. Danl P Hays ref to U S Trust Co TRUSTER Theron R Butler, 45 Wall st. Mar 31, 1911. 7:1825-15. A \$13,000-\$13,000. 10,750

- \$13,000-\$13,000. 10,750 118th st E, No 322, s s, 300 e 2d av, 25x100.11, 5-sty stn tnt. Mary F Prendergast to Saml Williams, 71 W 113th st, & Sam-uel Grodginsky, 60 E 93d st. Mt \$12,000. Mar 31. Apr 1, 1911. 6:1689-40. A \$8,000-\$20,500. O C & 100 118th st E, No 306, s s, 100 e 2d av, 40.9x100.10, 6-sty by tnt & strs. Belwood Realty Co to Minnie Rose, 968 Forest av. Mt \$36,000. Apr 3. Apr 4, 1911. 6:1689-47. A \$13,500-\$48,000. nom
- 120th st E, No 538, s s, 418.9 e Pleasant av, 18.9x100.11, 2-sty bk dwg. Jacob S Friedman et al to Standard Oil Co, 26 Bway. Mt \$4,500. Apr 6, 1911. 6:1816-35½. A \$4,500-\$5,500. O C & 100 120th st E, No 536, s s, 400 e Pleasant av, 18.9x100.11, 2-sty bk dwg. Jacob S Friedman et al to Standard Oil Co, 26 Bway. Mt \$4,500. Apr 6, 1911. 6:1816-36. A \$4,500-\$5,500. 0 C & 100
- 124th st E, Nos 155 & 157, n s, 60 e Lex av, 40x100.11, 2, 4-sty sin this. Moses Greenwald to Thos Brady, 260 W 122d st. Mt* \$16,000. Mar 31, 1911. 6:1773-22½ & 23. A \$19,000-\$31,000.
- \$16,000. Mar 31, 1911. 6:1773-22½ & 23. A \$19,000-\$31,000. O C & 10 Same property. Thos Brady to Arthur Frankenstein, 105 Bruce st, Yonkers, N Y. Mts \$24,000. Mar 31, 1911. 6:1773. O C & 10
- 124th st W, Nos 513 & 515, n s, 199.6 w Ams av, runs n 25 x w 0.6 x n 75.11 x w 52.6 x s 100.11 to st, x e 53 to beg, 6-sty bk tnt, Harry B Davis to Conservative Realty Co, 112 Wooster st. Mt \$60,000. Apr 1. Apr 3, 1911. 7:1979-23. A \$25,000-\$80,000. exch & 10 125th st W, No 525, n s, 400 e Bway, 25x99.11, 5-sty bk tnt & strs. Pauline Byk to Patk H Fern, 527 W 125th st. Mts \$23,750. Mar 30. Apr 1, 1911. 7:1980-18. A \$11,000-\$22,-000. not 126th st W, Nos 269, 6, 271 100 & 100 100

- & strs. Pauline Byk to Patk H Fern, 527 W 125th st. Mts \$23,750. Mar 30. Apr 1, 1911. 7:1980-18. A \$11,000-\$22,-000. nom 126th st W, Nos 369 & 371, n s, 100 e Morningside av E or Col av, 50x99.11. 2, 5-sty bk tnts. Wm H Hall to Abraham Benedict, 561 W 163d st. Mts \$31,000. Mar 29. Mar 31, 1911. 7:1953-5 & 6. A \$22,000-\$40,000. o O C & 100 126th st W, Nos 306, s s, 116.8 w 8th av, 16.8x99.11, 3-stv & b stn dwg. Geo Stollberg to Arnstaedt & Co, 66 Greene st. Mt \$6,0000. Aug 19, 1910. Apr 6, 1911. 7:1952-374/2. A \$8,000 -\$10,500. O C & 100 130th st W, Nos 506 & 508, s s, 150 w Ams av, 50x74.11, 2, 5-sty bk tnts. Jno Schreyer to Isaac Chaitin, 68 Lenox av. Mts \$40,-000. Mar 31, 1911. 7:1984-39 & 40. A \$14,600-\$36,000. 0 C & 100 130th st W, No 126, s s, 266.8 w Lenox av, 16.8x99.11, 3-sty & b stn dwg. Harold B Abrams to Jas J Wilson, 288 St Nich av. Mt \$9,500. Mar 18. Apr 4, 1911. 7:1914-44%. A \$7,-300-\$11,000. 0 C \$230 Hill A \$230 Hill A \$14,600 \$100 131st st W, No 151, n s, 225 e 7th av, 20x99.11, 3-sty & b stn dwg. Minnie C Kelso to Margt E Napier, 223 W 134th st. Mar 29. Mar 31, 1911. 7:1916-11. A \$8,800-\$15,000. nom 131st W, No 134, s s, 350 e 7th av, 20x99.11, 3-sty & b stn dwg. Louise C Mariotte to Harold B Abrams, 146 W 130th st. Apr 5, 1911. 7:1915-49. A \$8,800-\$15,000. 100 132d st W, No 6, s s. 110 w 5th av, 25x99.11, 3-sty & b stn dwg. Rachel wife Julius Levy et al to TRUSTEES of the Pres-bytery of N Y, 128 Bway. Mt \$10,500 & all liens. Apr 4, 1911. 7:1917-14. A \$8,200-\$11,500. 21,250 132d st W, No 145, n s. 295.9 e 7th av, 18,9x99.11, 3-sty & b stn dwg. Rachel wife Julius Levy et al to TRUSTEES of the Pres-bytery of N Y, 128 Bway. Mt \$10,500 & all liens. Apr 4, 1911. 7:1917-14. A \$8,200-\$11,500. nom 133d st W, No 32, s s, 385 w 5th av, 25x99.11, 5-sty bk tnt. Citizens Holding Co to Jno J O'Connor. 35 Manhattan st. Mt \$17,000. Mar 28. Mar 31, 1911. 6:1730-52. A \$9,000-\$21.-000. 0 c & 100 133d st W, No 32, s s, 460 e Lenox av, 25x99.11, 5-sty bk tnt. Reuben Sieg

- 133d st W No 32, s s, 460 e Lenox av, 25x99.11, 5-sty bk tnt.
 Reuben Siegel et al to Jennie Kuretsky, 759 Jennings st. Mt \$15,000. Apr 1. Apr 6, 1911. 6:1730-53. A \$9,000-\$21,000 0 C & 100
- 0.133d st W, No 21, n s, 219 w Lenox av, 27x99.11, 5-sty bk tnt. Fredk N Whitehorne to Belwood Realty Co, 35 Nassau st. Mts \$20,000 & all liens. Mar 31. Apr 6, 1911. 7:1918-22. A \$11,800-\$25,000. O C & 100 136th st W, No 246, s s. 285.10 e 8th av, 16.8x99.11, 3-sty & b bk dwg. FORECLOS, Mar 29, 1911. E Mortimer Boyle ref to Luis J Phelps, 69 E 82d st. Mar 30. Mar 31, 1911. 7:1941 -53. A \$7,300-\$11,000. 10.000 137th st W, No s114 & 116, s s, 191.8 w Lenox av, 41.8x99.11, 5-sty bk tnt. Hertzel Rapham to Julia M Mahoney, 128 W 136th st. All liens. Mar 28. Mar 31, 1911. 7:1921-42. A \$18,300 -\$41,000. 150 138th st W, No 67, n s, 85 e Lenox av, 40x99.11. [150 138th st, Nos 69 & 71 | bk tnts with strs on av. Max Kobre to Rosenwasser Realty Co. 1765 Pitkin av, Bklyn. Mt \$100,000. Mar 30. Mar 31, 1911. 6:1736-1 & 6. A \$62,500-\$131,000. (251)

- 138th st W, No 41, n s, 462.6 e Lenox av, 37.6x99.11, 6-sty bk Margt E Napier to Alice K Roberts, 151 W 131st st. Mt 5 500. Mar 31, 1911. 6:1736-21. A \$14,000-\$44,000. 100 & \$37,-
- O C & 100
- 140th st W, s s 150 w Ams av, 75x99.11, vacant. City Real Estate Co to Wm M Moore, 853 St Nich av. B & S. Apr 5. Apr 6, 1911. 7:2071-39 to 41. A \$24,000-\$24,000. O C & 100 143d st W, No 475, n s, 30 e Ams av, 17x99.11, 4 & 5-sty bk dwg. Jno P Leo to Franz J Michel, 477 W 143d st. Mt \$12,000. Mar 31. Apr 3, 1911. 7:2029-40 & 41. A \$17,000-\$34,000. O C & 100
- 0 C 100
- 143d st W, Nos 63 & 65, n s, 160 e Lenox av, 100x99.11, two 5-
- 143d st W, Nos 63 & 65, n s, 160 e Lenox av, 16646644, 187 sty bk tnts. 144th st W, No 64, s s, 160 e Lenox av, 50x99.11, 5-sty bk tnt. David Lieberman to Joseph Rosenthal Realty Co. 31 Liberty st. Q C. Mar 31. Apr 4, 1911. 6:1741-8, 10 & 64. A \$33,-000-\$136,000. O C & 100 144th st W, No 228, s s, 150 w 7th av, 25x99.11. 144th st W, No 230, s s, 175 w 7th av, 25x99.11, 2, 5-sty bk tnts. Release mt. Geo T Sherwood to Edith W Ives, 318 W 75th st. Mar 31. Apr 3, 1911. 7:2029-40 & 41. A \$17,000-\$34,000. 6,000

- 6,000
 146th st W, Nos 242 & 244, s s, 247.6 e Sth av, 40x99.11, 6-sty bk tnt & strs. Moses J Cohen to Morton I Rosenthal, 64 E 94th st. Mt \$36,000. Apr 3. Apr 6, 1911. 7:2031-54. A \$13,000-\$43,500. O C & 100 147th st W, s s, 175 w Convent av, 50x99.11, vacant. Kath Russell widow to Mabel K J Simpkins, 17 Hale st, Beyerly Farms, Essex Co Mass. C & G. Mar 11. Apr 1, 1911. 7:2061 -58 & 59. A \$14,000-\$14,000. O C & 100

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- 153d st W, No 530, s s, 425 w Ams av, 37.6x99.11, 5-sty bk tht Henrietta Epstein, 174 W 137th st, to Lettie J Risley, 530 W 153d st. Mt \$48,750. Mar 29. Apr 4, 1911. 7:2084-50. A \$13,500-\$40,000.

- 153di st. Mt \$48,750. Mar 29. Apr 4, 1911. 7:2084-50. A \$13,500-\$40,000. nom 169th st W, Nos 516 & 518, s s, 95 e Audubon av, 50x85, 2-sty & b fr dwg & vacant. 8:2125-34 & 35. A \$11,000-\$13,500. 164th st W, No 451, n s, 300 e Ams av, 50x104, 2-sty & b fr dwg & vacant. 8:2111-34 & 35. A \$15,000-\$16,200. Minnie Price to Grand Investing Co, 307 Grand st. Mts \$24,000. Feb 1. Apr 4, 1911. O C & 100 169th st W, Nos 516 & 518, s s, 95 e Audubon av, 50x85, 2-sty & b fr dwg & vacant. 8:2125-34 & 35. A \$11,000-\$13,500. 164th st W, Nos 516 & 518, s s, 95 e Audubon av, 50x85, 2-sty & b fr dwg & vacant. 8:2125-34 & 35. A \$11,000-\$13,500. 164th st W, Nos 516 & 518, s s, 95 e Audubon av, 50x858, 5-sty & b fr dwg & vacant. 8:2125-34 & 35. A \$11,000-\$13,500. 164th st W, No 451, n s, 300 e Ams av, 50x104, 2-sty & b fr dwg & vacant. 8:2111-34 & 35. A \$15,000-\$16,200. Grand Investing Co to Aaron Goodman, 6 Beekman pl. Mts \$24,-000. Mar 30. Apr 4, 1911. O C & 100 174th st W, Nos 503 & 505, n s, 100 w Ams av, 50x89.8, 5-sty bk tnt. Kelsarge Realty Co to Isaac Mendelson, 527 W 110th st. Mts \$50,000. Apr 1. Apr 3, 1911. 8:2131-52. A \$12,000-P\$33,000. nom 181st st W, s s, 25 e Wadsworth av, 50x100, vacant. Wm Robson to Gustavus L Lawrence, 2228 Bway. Mt \$37,500. Apr 1. Apr 4, 1911. 8:2162-56 & 57. A \$28,000-\$28,000. O C & 100 217th st W, n e s, 25 n w Park Terrace E, runs n w 50 x s w -to c 1 of st x s e 50 x n e to beg. Park TerraceW, n s, 116.5 w 218th st, runs w 75 x s to c 1 st, x e 75 x n to beg, vacant. Lasette & Murphy Inc to City of N Y. Dec 28, 1910. Apr 3, 1911. 8:243. nom 217th st W, Iand lying in bed of st bet Park Terrace E & Park Terrace W. Release mt. Jno M Phelan to City of N Y. Q C.

- 1911. 8:2243. nom 217th st W, land lying in bed of st bet Park Terrace E & Park Terrace W. Release mt. Jno M Phelan to City of N Y. Q C. Feb 1, 1911. Apr 3, 1911. 8:2243. nom 227th st W, e s, 100 s Adrian av (Jansen av), 50x100, vacant. Leo Levinson to Maze Realty Co, 148 E 49th st. Mt \$6,500. Apr 5. Apr 6, 1911. 13:3402-337 & 338. A \$7,000-\$7,000. 100 Audubon av|s e cor 170th st, 25x95, vacant. Peter S Rigney to 170th st Tomahawk Realty Co, 436 Convent av. Mt \$10,000. Mar 31. Apr 1, 1911. 8:2126-34. A \$12,000-\$12,000. O C & 100

- $\begin{array}{c} & 0 \ C \& 100 \\ \hline \\ Audubon av | s \ e \ cor \ 170th \ st, \ 25x95, \ vacant. \ Allenel \ Const \ Co \ to \ 170th \ st \ | \ Peter \ S \ Rigney, \ 1575 \ Union \ st, \ Bklyn. \ Mar \ 31. \ Apr \ 1, \ 1911. \ S:2126-34. \ A \ $12,000-$12,000. \ 100 \ Amsterdam \ av, \ No \ 2083 | n \ e \ cor \ 163d \ st, \ 34x100, \ 5-sty \ bk \ tnt \ \& \ 163d \ st, \ No \ 469 \ | \ strs. \ Nicholas \ J \ Griffith \ to \ Elizabeth \ Becker, \ 506 \ W \ 157th \ st. \ Mt \ $40,000. \ Apr \ 1. \ Apr \ 3, \ 1911. \ S:2110-60. \ A \ $22,500-$50,000. \ O \ C \ \& \ 100 \ Same \ property. \ Elizabeth \ Becker \ to \ Jacob \ Ruppert, \ 1116 \ 5th \ av. \ Mts \ $50,000. \ Apr \ 3, \ 1911. \ S:2110. \ O \ C \ \& \ 100 \ Amsterdam \ av, \ Nos \ 2125 \ \& \ 2127, \ e \ s, \ 52.3 \ s \ 166th \ st, \ 52.3x100, \ 6-sty \ bk \ tnt \ \& strs. \ Elba \ Realty \ Co \ to \ Rialto \ Const \ Co, \ 37 \ Wall \ st. \ Mts \ $75,000. \ Mar \ 31. \ Apr \ 5, \ 1911. \ S:2111-47. \ A \ $27,-000-$66,000. \ 100 \ Amsterdam \ av, \ e \ s, \ 1.250.4 \ n \ Laurel \ Hill \ Terrace \ 100x271 \ 5 \ to \ 100 \ Amsterdam \ av, \ Strace \ 5.50.50.50. \ Strace \ Str$

- $\begin{array}{c} 000-\$66,000. \\ 100\\ \mbox{Amsterdam av, e s, 1,250.4 n Laurel Hill Terrace, 100x271.5 to} \\ w s Fort George Park, x101x255.6, except part for Fort George Park, vacant. Robert Weber et al EXRS, &c, John Weber to Genora Carfolite, 260 Wadsworth av, All title. Mt \$12,600. \\ \mbox{Apr 1. Apr 4, 1911. 8:2149-198. A $10,000-$10,500. 18,000 \\ \mbox{Same property. Laura A Weber et al to same. B & S. Apr 3. \\ \mbox{Apr 4, 1911. 8:2149} \\ \mbox{Apr 4, 1911. 8:2149} \\ \mbox{Marterdam av} | w s, 80 n 175 th st, 119.10 to 176 th st x100, vacant. \\ \mbox{176 th st} | Freybell Realty Co to Chas M Rosenthal, 241 Ft Washington av. Mt $48,500. Mar 20. Apr 5, 1911. 8:2132 \\ \mbox{--58 to 62. A $68,000-$68,000. \\ \mbox{Mar 23. Apr 5, 1911. 8:2132-58 to 62. A $68,000-$68,000. \\ \mbox{Mar 23. Apr 5, 1911. 8:2132-58 to 62. A $68,000-$68,000. \\ \mbox{Mar 23. Apr 5, 1300 to 1306 | n w cor 124 th st. 100,11x50. \\ \end{array}$

- Audubon av, No 360|n w cor 183d st, 74.11x25, vacant. John H 183d st, No 551 | Springer Realty Co to Hudson Trust Co, 1411 Bway. Mar 31. Apr 5, 1911. S:2154-88. A \$13,000-\$13,000. H 1411
- Audubon av, No 380 |n w cor 184th st, 18x60, 2-sta bk dwg. 184th st, No 551 | John H Springer Realty Co to Hudson Trust Co, 1411 Bway. Mar 31. Apr 5, 1911. 8:2157-25½. A \$6,-500-\$11,000. nom

- Co. 1411 Bway. Mar 31. Apr 5, 1911. $8:2157-25\frac{1}{2}$. A \$6,-500-\$11,000. nom Audubon av, No 382, w s, 18 n 184th st, 17.10x60, 2-sty bk dwg. John H Springer Realty Co to Hudson Trust Co. 1411 Bway. Mar 31. Apr 5, 1911. 8:2157-24. A \$4,200-\$7,500. nom Audubon av, No 392, w s, 54 s 185th st, 18x50, 2-sty bk dwg. John H Springer Realty Co to Hudson Trust Co. 1411 Bway. Mar 31. Apr 5, 1911. 8:2157-24. A \$4,200-\$7,500. nom Av C, No 150, e s, 68.2 n 9th st, 23.11x83, 5-sty bk tnt & strs. Lillie Greif & ano to Morris Kronovet, 19 Av C. Mt \$20,000. Mar 31. Apr 4, 1911. 2:379-4. A \$15,000-\$21,000. O C & 100 Broadway, Nos 189 & 1915 w cor Dey st, 45.8x100.7. Agt & license Dey st, Nos 1 & 3 | to maintain openings etc for subway. Broadway-Dey St Co with City of N Y acting by Public Service Commission for 1st District & Rapid Transit Subway Constn Co, 165 Bway & Interborough Rapid Transit Co, 165 Bway. Feb 23. Mar 31. 1911. nom Broadway, Nos 139 to 145 | s w cor Liberty st, runs w 159.4 to Liberty st, Nos S2 to S8 | Temple st x s S2.2 x e 53.7 x n 8.9 x e 102.4 to w s Bway x n 76.11 to beg, 19-sty stn office & str bldg & 3-sty stn bank. Washington Life Ins Co to Pittsburgh Life & Trust Co, 15 Liberty av, Pittsburgh, Pa. Correction deed. Apr 3. Apr 4, 1911. 1:50-3 & 4. A \$2,000,000-\$3,160,000.

- Same property. Pittsburgh Life & Trust Co to Sherman Square Realty Corpn, 141 Bway. Apr 3. Apr 4, 1911. 1:50. O C & 100 Same property. Washington Life Ins Co to same. All title. Q C. Apr 3. Apr 4, 1911. 1:50.

- Broadway, Nos 2140 to 2146 |n e cor 75th st, 83.2x100.11x80.7x80.4, 75th st, Nos 211 & 213 | 5, 2-sty bk bldgs & strs. Max Marx to Walter J M Donovan, 302 W 105th st. Mt \$225,000 Apr 3, 1911. 4:1167-23 to 26½. A \$143,000-\$155,000. \$225,000. 100
- O C & 2 Central Park West, Nos 414 & 415 n w cor 101st st, 100.11x225 101st st. Nos 1 to 7 | 6, 5-stv bk tnts. David F Hyman as RECEIVERS of N Y Bldg-Loan Banking Co to Frank lin C Albee, 6 Washington av, White Plains, N Y, B & S Mt \$289,500, Mar 25, Mar 31, 1911 . 7:1837-24 to 32, 4 \$191,100-\$335,000, 309; Central Park W Nos 414 & 415 n m cm 104 to 1 100 11 995 H & S. 2. A = 309.500
- In C. Albee, 6 Washington av, White Plains, N. Y. B & S. Mt \$289,500. Mar 25. Mar 31, 1911. 7:1837-24 to 32. A \$191,100-\$335,000. 309,500 Central Park W, Nos 414 & 415 |n w cor 101st st, 100.11x225, 6, I01st st, Nos 1 to 7 | 5-sty bk tnts. Franklin C Al-bee to Wilmore Realty Co, 115 Bway. Mt \$289,500. Mar 31, Apr 3, 1911. 7:1837-24 to 32. A \$191,100-\$335,000. 100 Lenox av, No 262, e s, 23.5 n 123d st, 20x75, 3-sty & b stn dwg. Solomon Lorsch to Leon J Neumann, 1 W 102d st & Louis M Even, 354 Egmont av. Mt Vernon, N Y. Mar 31, 1911. 6:-1721-36. A \$15,500-\$21,000. O C & 100 Lexington av, Nos 359 & 361, e s, 39.6 n 40th st, 39,6x55, 2, 4-sty & b stn dwgs. Earl G Pier to Marie N Hoquet, 152 Riverside Drive. Mts \$54,000. Apr 1. Apr 3, 1911. 5:1295-201/2 & 21. A \$32,000-\$48,000. O C & 100 Lexington av, No 1713, e s, 17.7 n 107th st, 16.8x65, 4-sty stn tnt & str. FORECLOS, Mar 30, 1911. Thos S Fuller, ref, to Italian Savings Bank, 64 Spring st. Apr 4, 1911. 6:1635-23. A \$6,500-\$11,000. 11,000 Lexington av, No 6175, e s, 34.3 n 107th st, 16.8x65, 4-sty stn tnt & str. FORECLOS, Mar 30, 1911. Thos S Fuller, ref, to Italian Savings Bank, 64 Spring st. Apr 4, 1911. 6:1635-22½. A \$6,500-\$11,000. 11,000 Lexington av, No 604, w s, 80.7 n 52d st, 19.9x90, 3-sty & b stn dwg. Felix Adler to Isaac Adler, 22 E 62d st. 1-3 part. Jan 12. Apr 4, 1911. 5:1307-17. A \$14,000-\$18,000. 9,000 Lexox av, No 432, e s, 99.11 n 131st st, 16.6x85. Mt \$11,000. Lenox av, No 432, e s, 99.11 n 131st st, 16.6x85. Mt \$11,000, Lenox av, No 432, e s, 99.11 n 131st st, 16.6x85. Mt \$17,000, two 3-sty & b stn dwgs. Emanuel Heilner et al to Ella Bernhard, 306 W 99th st. Apr 4. Apr 5, 1911. 6:1729-4 & 72½. A \$21,000-\$26,000. 0 C & 100 Lexington av, No 775, e s, 60.5 s 61 st st, 20x80, 3-sty stn tnt & str. Chas F Snow & ano to Wm D H Jagegr, 773 Lex av. Apr 6, 1911. 5:1395-52. A \$20,000-\$23,000. 0 C & 100 Lexington av, No 1947 |n e cor 120th st, 100.11x49.11, 3, 3-sty 120th st, No 2143 to 147| bk tnts & strs & 2-sty bk bldg & strs. Chas A Rieser to Jno Vo

- 2. A \$32,-0 C & 1 1t &

- 500-\$44,500. O C & 10 Manhattan av |s e cor 109th st, 50.11x100, 6-sty bk tnt & strs. 109th st, No 20] Mts \$82,000. Manhattan av, Nos 204 & 206, e s, 50.11 s 109th st, 50x100, 6-sty bk tnt. Mts \$60,000. 109th st W, Nos 12 & 14, s s, 186.8 w Central Park W, 41.8x 100.11, 6-sty bk tnt. Mts \$48,000. 109th st W, Nos 16 & 18, s s, 100 e Manhattan av, 41.8x100.11, 6-sty bk tnt. Mts \$49,000. Sobel & Kean to Rose Kean, 286 W 137th st; Geo Kean, 4 W 101st st & Esther Goldschmidt, 66 W 126th st, EXRS, &c, Louis Kean. Mar 31, 1911. 7:1844-41, 42, 44 & 47. A \$116,000-\$286,000. Madison av, No 1720, w s, 67.11 n 113th st 16 6x70 3-sty bk
- 114,205.81 Madison av, No 1720, w s. 67.11 n 113th st, 16.6x70, 3-sty bk dwg. Bernard Levoy to Nathan Gordon, 1720 Mad av. Mt \$5,-000. Mar 30. Mar 31, 1911. 6:1619-16½. A \$9,000-\$11,000

- dwg. Bernard Levoy to Nathan Gordon, 1720 Mad av. Mt \$5,-000. Mar 30. Mar 31, 1911. 6:1619-1642. A \$9,000-\$11,000. O C & 1000 Manhattan av, Nos 196 to 208 n e cor 108th st, 100.11x95, 2, 6-sty on map Nos 192 to 202 | bk tnts with strs on cor. 108th st, Nos 17 & 19 | 109th st W, Nos 4 to 10 W, s s, 100 w Central Park W, 86.8x 100.11, 2, 6-sty bk tnts. Sobel & Kean to Leon Sobel Co. 1010 Col av. Mts \$243,000. Mar 31, 1911. 7:1844-18, 20, 37 & 39. A \$114,500-\$293,000. Madison av | s w cor 48th st, 100.5x44.9, 2, 4-sty & b bk 48th st, Nos 24 & 26 | & stn dwgs. James A Farley to Dreicer Realty Co, 560 5th av. Mt \$165,000. Apr 3, 1911. 5:1283-56 & 57. A \$164,000-\$184,000. O C & 100 Madison av, No 1965, e s, 38.5 s 126th st, 19x89.9, 4-sty stn dwg. Mary T Donovan widow & ano to Sisters of Charity of St Vincent de Paul on Riverdale av. Mt St Vincent, N Y Citv. Apr 3, 1911. 6:1750-51. A \$14,500-\$19,000. O C & 100 Madison av, No 1591, e s, 25.11 n 107th st, 25x100, 5-sty bk tnt & str. Anton Antosch to David Zipkin, 22 Mt Morris Park West. Mort \$20,06100. Apr 3. Apr 4, 1911. 6:1613-22. A \$160,000- \$24,000. O C & 100 Nagle av, n w s, 200 s w Ellwood st, 100x262.7x130.5x346.4, vacant. Release mt, Peter J Shields to Sumer Deane 18 Over-

- \$24,000. OC & 101 1, 1311. 0:1013-22. A \$16,000-OC & 100 Nagle av, n w s, 200 s w Ellwood st, 100x262.7x130.5x346.4, vacant. Release mt. Peter J Shields to Sumner Deane, 18 Over-cliff st, Yonkers, N Y. Apr 3. Apr 6, 1911. 8:2172-64. A \$22,000-\$22.000. 3.000 Same property. Sumner Deane to Wm Bradley, 320 W 86th st. Mt \$22,000. Apr 5. Apr 6, 1911. 8:2172. O C & 100 Park av, Nos 1540 to 1544 n w cor 111th st, 100.11x33, 6-sty bk 111th st, Nos 95 & 97 tht & strs, all. 6:1617-35. A \$21,-500-\$50,000. 1st av, No 1944, e s, 63.5 n 100th st. 27.6:100. Control of the street of the street

- 500-\$50,000. 1st av, No 1944, e s, 63.5 n 100th st, 37.6x100, 6-sty bk tnt & strs, all. 6:1694-4. A \$16,500-\$48,000. 102d st E, No 53, n s, 100 e Mad av, 40x100.11, 6-sty bk tnt & strs, all. 6:1608-26. A \$17,500-\$50,000. Suffolk st, No 102, e s, 125 n Delancey st, 25.3x100, 5-sty bk tnt & strs. 1-3 part. All title. 2:348-4. A \$25,000-\$35,-000.
- tht & strs. 1-3 part. All title. 2.610 from the first of the first of

- 100
- Algebra, 100. Adsworth av s e cor 181st st, 100x25, vacant. Wadsworth Build-S1st st ing Co to Gustavus L Lawrence, 2228 Bway. Mts \$29,000. Apr 3. Apr 4, 1911. 8:2162-55. A \$21,000-\$21,000. nom

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West End av, No 698|s e cor 94th st, runs e 55 x s 30.11 x w 12 94th st | x n 12.6 x w 43 to av, x n 18.5 to beg. 4-sty bk dwg. Israel Lebowitz to S Nelson Irwin, 241 W 51st st. Mt \$26,000. Apr 3, 1911. 4:1241-61. A \$14,000-\$25,000. 100 0

C

- st. Mt \$26,000. Apr 3, 1911. 4:1241-61. A \$14,000-\$25,000. 0 C & 100 1st av, No 1843, w s, 25.8 n 95th st, 25x80, 5-sty bk tnt & strs. Lena Garland to Aschel Sigalov, 20 W 104th st. Mar 28. Mar 31, 1911. 5:1558-24. A \$9,000-\$17,000. 100 2d av, Nos 2382 to 2388, e s, 20.11 n 122d st, 80x80, 4, 4-sty stn tnts & strs. Minnie Moser to Saml Grodginsky, 60 E 93d st. B & S & C a G. Jan 16. Mar 31, 1911. 6:1799-2 to 4½. A \$28,000-\$52,000. nom 2d av, No 1846, e s, 100.8 s 96th st, 25x100, 5-sty bk tnt & str. Anton Antosch to Philip Krauss, 159 E 92d st. Mt \$20,000. Apr 3. Apr 4, 1911. 5:1558-4. A \$13,000-\$23,000. 0 C & 100 2d av, No 1846, e s, 100.8 s 96th st, 25x100, 5-sty bk tnt & str. Philip Krauss to David Zipkin, 22 Mt Morris Park West. Mt \$21,500. Apr 3. Apr 4, 1911. 5:1558-4. A \$13,000-\$23,000. 2d av, Nos 2382 to 2388, e s, 20.11 n 122d st, 80x80, four 4-sty stn tnts & strs. Samuel Williams et al to Tilmil Realty Co, 309 Bway. Apr 3. Apr 5, 1911. 6:1799-2 to 4½. A \$28,000-\$52,000. 0 C & 100 2d av, No 2388 a s \$0,11 n 122d st, 20x80, 4-stv stn tnt & \$100 stra 100 stra 1000 stra 0 C

- 000. O C & 100 2d av, No 2388, e s, 80.11 n 122d st, 20x80, 4-sty stn tnt & str. Tilmil Realty Co to Jos Peyser, 236 E 124th st. Mt \$8,500. Apr 6, 1911. 6:1799-4½. A \$7,000-\$13,000. O C & 100 3d av, No 818 |n w cor 50th st, 25.5x107, 5-sty bk tnt & 50th st, Nos 155 to 159 | strs. David Lippmann et al to Peter Doelger, 339 W 100th st. Mt \$40,000. Mar 29. Mar 31, 1911. 5:1305-33. A \$38,000-\$65.000. O C & 100 3d av, No 1701, e s, 75.8 n 95th st, 25x100, 5-sty bk tnt & str. Fanny Gruen to Sophia Mayer, 41 E 72d st. Mt \$24,500. July 27, 1910. Apr 1, 1911. 5:1541-4. A \$17,000-\$27,500. O C & 100
- 3d av, Nos 267-271, e s, 44.2 n 21st st, 54.7x75, 6-sty bk tht & strs. Aaron Goodman to Grand Investing Co, 307 Grand st. Mt \$55,000. Mar 15. Apr 4, 1911. 3:902-3. A \$37,000-\$75,000

- strs. Aaron Goodman to Grand Investing Co. 307 Grand st. Mt \$55,000. Mar 15. Apr 4, 1911. 3:902-3. A \$37,000-\$75,000. O C & 100 D C & 100 D C & 100 D C & 100 O C & 100 Sth av, No 53 & 55 In e cor 12th st, runs n 131.6 x e 100 x s 28.4 12th st, No 1 | x e 50 x s 103.2 to n s 12th st, x w 150 to beg, 3-sty sti institute & 3-sty stin dwg. Thos F Ryan of O ak Ridge, Nelson Co, Va to Henry Corn, 667 Mad av. Feb 25. Apr 3, 1911. 2:570-1 & 4. A \$435,000-\$460,000. nom Same property. Henry Corn to Fifth Avenue & 12th St Co, 347 Sth av, Mt \$550,000 on this & other property at s e cor 4th av & 18th st. Apr 1. Apr 3, 1911. 2:570. 100 Th av, No 2021 | n e cor 121st st, 25.11x92. Assign rents. Mor-121st st, No 163 | ris R Stang to Hennessy Realty Co, 220 Bway. Mar 31. Apr 1, 1911. 7:1906. Nor Mar 31. Apr 1, 1911. 7:1906. Nor Mar 31. Apr 1, 1911. 7:1906. Nor Mar 31. Apr 1, 1911. 7:1906. O C & 200 Th av, No 875 to 879 |s e cor 56th st, 75.5x100, two 4-sty bk thts 56th st, No 163 | Josephine Beck to Morris R Stang 10 Broome st. Mt \$50,000. Mar 27. Apr 3, 1911. 7:1906-1. A \$28,-000-\$50,000. O C & 200 Th av, No 363, e s, 23.3 n 30th st, 23x75, 4-sty bk tut d Sta

- C & 500 2 str &
- 100 5 000
- Apr 4, 1311. 4:1008-61 to 63. A \$195,000-\$208,000. O C & 50
 7th av, No 363, e s, 23.3 n 30th st, 23x75, 4-sty bk tnt & str & 2-sty bk tnt in rear. Isaac E Harris et al to Maurice Myers, 59 E 93d st. 2-5 parts. Mt \$33,000. Mar 31. Apr 4. 1911.
 3:806-2. A \$53,000-\$56,000. O C & 10
 8th av, Nos 2734 & 2736, e s, 40 n 145th st, 40x100, 6-sty bk tnt & strs. Release mort. Albert Weiss & ano to Annie Marder, 222 W 122d st. Mar 24. Apr 4, 1911. 7:2031-2. A \$24,000 -\$57,000. Sth av, Nos 2734 & 2736, e s, 40 n 145th st, 40x99.10, 6-sty bk tnt & strs. Lillie Bohm & ano to Christian Buckman, 800 6th av. Mt \$50,000. Apr 1. Apr 4, 1911. 7:2031-2. A \$24,000-\$57,000.
- 000. nor 11th av, Nos 380 to 386 n e cor 33d st, 98.9x63, 3-sty bk bldg & 33d st, Nos 559 to 565 | strs. Nellie K Hulse & ano to Wallstein S Reade, 434 Clermont av, Bklyn. All liens. Apr 4, 1911. 3:-705-1. A \$41,000-\$49,000. O C & 10 Same property. Wallstein S Reade to Chas W Lang, 611 Cathedral Parkway. Mt \$45,000 & all liens. Apr 4, 1911. 3:705. nor Interior lot, begins 375 w 6th st, & 29.2 n 29th st, runs n 17.6 x e 20.4 x s 17.6 x w 20.4 to beginning, vacant. Helena L Gil-lender Asinari to Wm P Dixon, 29 W 49th st. Q C. Apr 4. Apr 5, 1911. 3:805-27. A \$2,200-\$2,200. nor 100
- runs n 17.6 x

nom

MISCELLANEOUS.

- MISCELLANEOUS. Appointment as TRUSTEE of Bond Issue for \$350,000 of mortgage or deed of trust recorded May 6, 1910. Merchants & Marnf'gs Ex-change of N Y, 165 Bway, to Knickerbocker Trust Co, 60 Bway. Mar 23. Apr 4, 1911. nor Asst of all Real & Personal Estate as legatee of his sister Mary A Yerkes dec. Deed of trust. Powers Moore of Cynwyd, Pa to Reba B Moore, Frank A Harrigan, both of Cynwyd, Pa, in trust. Apr 3. Apr 6, 1911. nor Assignment of interest as TRUSTEE of Bond Issue as above. G W Egbert, Special Deputy Supt of Banks in charge of Carnegie Trust Co in liquidation and the Carnegnie Trust Co, 115 Bway to same. Mar 31. Apr 4, 1911. nor Acceptance of appointment as TRUSTEE as above. Knickerbocker Trust Co to Merchants & Manufacturers Exchange of N Y, 165 Bway. Mar 30. Apr 4, 1911. Certified copy adjudication of bankruptcy & order of reference in matter of Broad Constn Co, Bankrupt. Dec 23, 1910. Mar 31, 1911.
- nom

- Certified copy adjudication of bankruptcy & order of reference in matter of Handy Realty Co, Bankrupt. Dec 23, 1910. Mar 31, 1911.

Certified copy adjudication of bankruptcy & order of reference in matter of Heights Town Constn Co, Bankrupt. Dec 23. Mar 31,

Bronx

Inatter of Heights Town Constn Co, Bankrupt. Dec 23. Mar 31, 1911.
Power of atty. Sophie S Eisman to H Seymour Eisman. Feb 26, 1909. Mar 31, 1911.
Power of atty. Alfred C Bachman to J Wray Cleveland, Walter Lindner & Horace' Anderson. Mar 30. Mar 31, 1911.
Power of atty. Isidor Reif to Joseph G Engel. June 18, 1909. Apr 1, 1911.
Power of atty. Jules Altman to Bernard Altman. Mar 30. Apr 3, 1911.
Power of atty. Wm Beacher & ano to Jos Beacher. July 11, 1910. Apr 3, 1911.
Power of attorney. Gertrude Reed De Chezelles to Henry B Closson, Tompkins McIlvaine & Wm E Carnochanfi 52 Wm st. Mar 14, 1907. Apr 4, 1911.
Power of atty. Caroline E Jenkins of Newburgh, N Y, to Grace J Chadwick, of Newburgh, N Y, her daughter. Aug 5, 1910.
BOROUGH OF THE PRONY

BOROUGH OF THE BRONX.

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

*Bartholdi st or av, n s, 75 e Pine av, 25x100. Pasquale Sammartino to Guilia Pirro, 414 E 116th st. Mt \$590. Mar 8. Apr 3, 1911. O C & 10
Beck st, No 695, n s, 407.5 e Av St John, 25x125, 4-sty bk tnt. Maze Realty Co to Leo Levinson, 1135 Clay av. Mt \$12,500. Apr 5. Apr 6, 1911. 10:2685. not
Elsmere pl, No 850 s e cor Marmion av, 41.4x100, 2-sty fr dwg. Marmion av 1 and 2-sty fr stable in rear. Release mt. Manhattan Mt Co to Wm C Egan, 850 Elsmere pl. Mar 31, 1911. 11:2960. Not State and the state and 100

nom

nom

- Fox st, w s, 54.7 s 169th st, 25x127.8x25.4x131.10, vacant. Re-lease mt. Wm G Wood & ano TRUSTEE Cath A Ollssen to Sophia L Chalmers to Wm S P Shields, 3921 Walnut st, Phila 1 750 10:2718.

- 10:2718.
 Fox st, w s, 54.7 s 169th st, 25x127.8x25.4x131.10, vacant. Sophia L Chalmers to Wm S P Shields, 3921 Walnut st, Phila, Pa. B & S. Apr 3, 1911. 10:2718. O C & 100
 Freeman st, No 950, s s, 75 w Vyse av, 25x95, 1-sty bk str. John J Tomich to Annie L Goebbek, 282 E 164th st. Mt \$7,500. Apr 1. Apr 3, 1911. 11:2986. O C & 100
 Freeman st, No 990, s s, 80.6 n w Longfellow av, 28.11x90.4, 5-sty bk tnt. Release mt. Danl J Mendelson to Mary Liembacher, 2265 Grand Boulevard, Bronx. Apr 5. 'Apr 6, 1911. 11:2993. 980

980
*Hazel st, e s, 100 s Cortland av, 100x100, Westchester. FORE-CLOS, Oct 17, 1910. Edw A Grimley referee to Walter W Taylor, 1191 Boston road. Oct 17. Mar 31, 1911. 300
Irvine st, No 890, e s, 182.5 s Garrison av, 25x100, 2-sty bk dwg. Goldie Cowen to Mamie Freund, 118 W 139th st. Mt \$6,000. Mar 30. Mar 31, 1911. 10:2761. O C & 100
Jennings st, No 830 |s s, 69.6 w Stebbins av, runs s 48.8 x s e Stebbins av, No 1361| 38.6to w s Stebbins av x s w 25 x n w 53.6 x n 63.9 to st x e 25 to beg, two 2-sty fr dwgs. Sylvia A Grace to These Grace, both at 1361 Stebibns av. All liens. Mar 22. Apr 4, 1911. 11:2972. nom
*Johnson st, e s, 219 s Kingsbridge rd, 25x100. Frank H Brock to Erwin M Black, 4013 Extension of 5th av. Bronx. Jan 5. Apr 4, 1911. 0 C & 100
Loring pl. e s, 217.11 n 183d st, runs n 90 x e 110 x s 86.4 x e

- Apr 4, 1911. O C & 10 Loring pl, e s, 217.11 n 183d st, runs n 90 x e 110 x s 86.4 x e 3.3 x s 3.5 x w 113 to beg, 2-sty fr dwg. L & M Holding Co to Henry A Braun Jr, 527 Manhattan av. Mt \$12,800. Mar 30. Apr 6, 1911. 11:3225. O C & 10 *Matilda st, e s, 433.4 s 239th st. 16.8x100. Release mt. Henry G Silleck Jr to Benj Phillips, 819 E 227th st. Apr 3. Apr 6, 1011
- 100 G Sil 1911. nom

- 1911. nom Manida st, No 725A, e s, 191.8 s Spofford av, 15x67.11 to w s Old Hunts Point rd, x15.2x65.9, 3-sty bk dwg. Mts \$3,600. Manida st, No 727, e s, 226.8 s Spofford av, 20x73.9 to w s old Hunts Point rd x20.2x70.10, 3-sty bk dwg. Mts \$6,000. FORECLOS, Mar 23, 1911. Fredk C Hunter ref to Victor Gerhards, 1418 Clinton av. Apr 5. Apr 6, 1911. 10:2768. 1,000 North st, s s, 150 w Jerome av (Central av), 25x100, vacant. Clara A Fowler to Ralph Stout, 22 Forest av, Glen Ridge, N J. All liens. Feb 7. Apr 1, 1911. 11:3197. nom Simpson st, No 1251. w s, 22.6 s Freeman st, runs w 46 x s 1 x w 14 x s 16.6 x e 60 to st x n 17.6 to beg, 2-sty fr dwg. Robt J Rooney to John J Tomich, 902 Freeman st. Apr 4. Apr 5, 1911. 11:2974. 100
- 11:2974. *Taylor st, e s, 425 s Col av, 25x100, except part for Taylor st: Jos Gamache to Herman Neubauer, 540 E 86th st. Mts \$5,000. Apr4. Apr 6, 1911. *Van Buren st, No 1632, e s, 125 s Col av, 25x100. Jacob Becher to Nathan Drillich, 1838 Mad av. Mts \$3,470. Mar 25. Apr 1, 0 C & 100

- 1911. O C & 100 *Willow la, w s, 100 s Elliott av, 50x115.6x50x124.6, Throggs Neck. Thos McNulty to Eliz McNulty at Larchmont, N Y. Dec 15. Mar 31, 1911. nom Waterloo pl, No 1817, w s, 101.11 n 175th st, 25x70, vacant. Thos Houston to Rebecca McK H Armato, 294 Halliday st, Jersey City, N. J. Q C. Mar 31, 1911. 11:2958. 200 *6th st|s s, 305 e Castle Hill av, & being lot 110 map of Unionport, 5th st | 100x216 to n s 5th st, except part 50x108 on 6th st at n e cor of said lot. CONTRACT. Chas F Stein & ano EXRS, &c, Michael J Stein with Edw A Schill, 860 Van Nest av. Mt \$2,000. Mar 27. Apr 4, 1911. 6,000 135th st, No 382, s s, 81.6 w Willis av, 25x100, 5-sty bk tnt. Alice Whalen to Jacob L Diamond, 1765 Mad av. Mt \$15,000. Apr 1. Apr 3, 1911. 9:2297. nom
- 1. Apr 3, 1911. 9:2297. nom 135th st, No 419, n s, 200 e Willis av, 16.8x100, 2-sty & b bk dwg. Adelbert S Nichols to Adelbert R Nichols, 184 Prospect Park West, Biklyn, N Y, as TRUSTEE, held in trust for Wm -D Nichols. Mar 28. Apr 4, 1911. 9:2280. nom 135th st, No 534, s s, 122 w St Ann's av, 39x100, 6-sty bk tnt. Lincoln Holding Co to Anton & Hulda Antosch, 690 3d av. Mt \$30,000. Apr 3. Apr 4, 1911. 9:2262. O C & 100 136th st, No 613 (877), n s, abt 405 w Cypress av and 775 w Home av, 25x100, 4-sty bk tnt. Chas Monday to Jacob G Deutch, 48 E 104th st. All liens. Mar 30. Mar 31, 1911. 10:2549. O C & 100 137th st, No 765 |n s, 365.8 e Southern Boulevard, 30 to Willow av, Nos 221 & 227| w s Willow av, x 100, 3-sty bk tnt & st. Mt \$7,750. Mar 10. Apr 3, 1911. 10:2566. O C & 100 139th st, n s, 92.1 w Robbins av, 50x100.10, vacant. Mary A How-ley to Helen E Donlon, 503 E 134th st. B & S. ½ R, T & I. Mar 24. Apr 4, 1911. 10:2568. nom

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- Same property. Helen E Donlon to Wm E Howley & Mary A his wife, 191 Alexander av. ½ R, T & I. B & S. Mar 24. Apr 4, 1911. 10:2568. nom 142d st, No 429 (681), n s, 300 e Willis av, 25x100, 4-sty bk tht. Agnes Viggers to Gustave Engelhardt, 356 E 78th st. Mt \$13,-000. Apr 5. Apr 6, 1911. 9:2287. O C & 100 144th st, No 479 (735), n s, 140 w Brook av, 25x99.9, 5-sty bk tnt. Magnus G Misch to Sadie Weinstein, 1729 2d av. Mt \$15,-000. Apr 1. Apr 4, 1911. 9:2289. O C & 100 144th st, s s, gore, in front of 1ot 32 blk 16 map Sec 6 of North N Y lying bet old & new lines of st, begins at e line lot 32, runs n 1.2 x w 12.8 x e 12.7 to beg. Alfred S Heidelbach EXR Hen-riette Heidelbach to Mary J McGlade, 450 E 144th st. Apr 5, 1911. 9:2288. 25 145th st, Nos 368 & 370, s s, 203.4 e 3d av (Boston rd), 50x100. Also strip in front of above bet old & new lines of st, -x-, 5-sty bk tnt. Benj Benenson to Chas Doll & Louisa his wife, 2012 Quarry rd as tenants by entirety. Feb 28. Apr 3, 1911. 9:2306. O C & 100 154th st, Nos 415 & 417, n s, 220 w Elton av, 50x100, 5-sty bk

- 154th st, Nos 415 & 417, n s, 220 w Elton av, 50x100, 5-sty bk tnt. Benj Benenson to Chas Doll & Louisa his wife, 2012 Quarry rd, as tenants by entirety. Mt \$36,000. Feb 28. Apr 3, 1911. 9:2376. O C & 100 164th st, Nos 292 to 298, s s, 25 w College av, 75.2x106.7x75x 100.11, four 3-sty & b fr dwgs. Wm F Dougherty EXR Jas Mc-Cauley to Jos F Harold, Washington av, Rossville, S I. Mt \$22,000. Apr 3. Apr 4, 1911. 9:2423. 6,150 165th st s s, 80.2 w Rogers pl, runs w 33.3 x s 72.6 x e 52.7 to Rogers pl w s Rogers pl x n 47.2 x n w 44.6 x 28.5 to beg, va-cant. Benj Benenson to Geo Keller, 970 Prospect av. Mt \$3,-500. Apr 1. Apr 4, 1911. 10:2698. nom 168th st, No 730 E, s s, -x-, adj above on w, owned by party 2d part. Agt as to boundary line. Ida Taylor at Mt Vernon. N V

- Forest av 168th st, No 730 E, s s, -x-, adj above on w, owned by party 2d part. Agt as to boundary line. Ida Taylor at Mt Vernon, N Y, with Eliz O'Brien, 61 Herman av, San Francisco, Cal. Mar 15. Apr 1, 1911. 10:2652. nor 172d st, No 891, n s, 67 w Minford pl, 33x100, 4-sty bk tnt. Joseph Reichwein to Axel Magnuson, 9 Tontine av, Lyndhurst, N J. Mt \$19,500. Mar 31. Apr 1, 1911. 11:2977. nor 180th st, old n s, 75 w Honeywell av, old line, 75x115, except part for st, vacant. Tommaso Giordano to Alfonso Di Blasi, 2117 Honeywell av. Mt \$16,800. Mar 30. Mar 31, 1911. 11:3124. O C & 10 nom
- nom
- O C & 100

- 186th st, n s, 100 e Park av, 50x100, vacant. Arthur Wriedt to Riedt Realty Co, 4 W 184th st, Bronx. Mt \$4,700. Mar 20. Apr 4, 1911. 11:3040.
 *218th st, s s, 105 w Bronxwood av, 175x114. Gittel Smith to Benj G Paskus, 1312 Mad av. Q C & Confirmation Deed. Apr 4, 1911. Apr 5, 1911. nom
 Same property. Morris Smith to same. Q C & Confirmation deed. May 7, 1900. Apr 5, 1911. nom
 *225th st (11th av), s s, 255 w White Plains road, 25x114, Wake-field. Wm J Gordon & ano to Helen O'Connell, Convent Sta-tion, N J. Mt \$4,250. Mar 31. Apr 1, 1911. O C & 100
 *226th st, s s, 100 e Paulding av, 28.9x109. Fredk W Mergel et al to Louis Mink, 3066 Hull av. C a G. Mar 24. Mar 31, 1911. nom
 *226th st (12th av), n s, 305 e 5th av. -x-x25x114. Wakefield.
- 1911.
 1011.
 *226th st (12th av), n s, 305 e 5th av, -x-x25x114, Wakefield.
 Juliana Weizz to Teles & Vandelina Kahn, 931 E 226th st. ½
 part. Mt \$1,000. Mar 24. Apr 1, 1911.
 O C & 100
 *232d st (18th av), s w s, 205 n w 7th st or av, 25x114.5. Danl G
 Wild to Maylou E A Wild. B & S. July 26, 1909. Mar 31, 1911.

- Wild to Maylou É A Wild. B & S. July 26, 1909. Mar 31, 1911. *237th st, n w cor Barnes, -x-. 237th st, s w cor Barnes av, -x-. Deed of cession to lands in 237th st in front of above. Rosina Dietzel, 972 Home st to City of N Y. Dec 28. Apr 3, 1911. nom *237th st bet Concord & Byron sts or bet Bullard & Barnes avs land in bed of st bet lots 17 to 19, blk 6 of Whitehall Realty Co. Deed of Cession. Chas W Ackerman, 294 3d av to City of N Y. Nov 15. Apr 3, 1911. nom *237th st bet Bullard & Barnes avs, land in front of lot 30, blk 5, same map. Deed of Cession. Adam Hunsinger to City of N Y. Sept 14, 1910. Apr 3, 1911. nom *237th st, land in bed of st. Release mt. Jos Eagan, 1726 Buss-ing av to City of N Y. Aug 12, 1910. Apr 3, 1911. nom *237th st, land in bed of st. Release mt. Frederica Holl, 500 Robbins av to City of N Y. Aug 12, 1911. Apr 3, 1911. nom *237th st, land in bed of st. Release mt. Jacob Frees to City of N Y. Sept 13, 1910. Apr 3, 1911. of N Y. Sept 13, 1910. Apr 3, 1911. nom *237th st, land in bed of st. Release mt. Jacob Frees to City of N Y. Sept 13, 1910. Apr 3, 1911. nom *237th st, land in bed of st. Release mt. Jon Rudolf to Dora Rudolf his wife, 1981 Honeywell av. Mt \$980. Apr 5. Apr 6, 1911. 13:3421. O C & 100 *Av E n e cor 11th st, 108x105, Unionport. Adolf Heinrich to 11th st] Franklin C Albee, 6 Washington av, White Plains, N Y. Q C and asst of all R, T & I to two tax sales dated Oct 5, 1875, and Oct 22, 1887. Mar 30. Mar 31, 1911. nom *Same property. Franklin C Albee to Adolf Heinrich and Caroline his wife, 1160 Pugsley av, tenants by entirety. Mar 30, Mar 31, 1911. nom

- nis wife, 1160 Pugsley av, tenants by entirety. Mar 30. Mar 31, 1911. nom Aqueduct av, e s, 705.4 s Plympton av, 111.3x131x94.1x137.1, vacant. Mayer S Auerbach et al to Towanda Const Co, 1801 1st av. B & S. Mar 29. Apr 1, 1911. 11:2875. O C & 100 Albany rd, e s, 140 s 231st st, 140x115x101.8x134.5, vacant. Margt F Graham et al to Adam A Volze, 173 W 231st st. Mar 31. Apr 3, 1911. 12:3266. nom Albany rd n e cor 231st st, 27.8x95.8x58.9x100, vacant. Margt F 231st st | Graham et al to Eliot-Melville Co, 18 E 34th st. B & S. Mar 31. Apr 3, 1911. 12:3261 & 3267. nom Brook av, No 1310, e s, 158.3 n 169th st, 43x100.6, 6-sty bk tnt. Sandow Realty Co to Polatscheck-Spencer Realty Co, 818 E 161st st. Mt \$31,000. Mar 31, 1911. 11:2894. nom Bathgate av, e s, 171 s 3d av (Kingsbridge rd), 25x96, vacant. Alex McClinchie to Uriah McClinchie, 508 E 188th st. All liens. Mar 30. Apr 3, 1911. 11:3052. nom Same property. Uriah McClinchie to Anthony Rusciano, 655 E 189th st. Mt \$3,000 & all liens. Mar 30. Apr 3, 1911. 11: 3052. nom
- a) 1 St. Mt \$5,000 & an neus. Mai 50. Apr 5, 1911. 11:-3052. nom
 *Beach av, No 1217, w s, 150 n Gleason av, 25x100. Cogswell-Taylor Impt Co to Emily A Wendehack, 1233 3d av. Mt \$3,500. Mar 30. Apr 3, 1911. O C & 100
 *Bogart av, e s, 375 s Neil av, 25x100. James H Pettengill EXR Julia A Pettengill to Ella B Dixon, 26 Cottage pl, White Plains, N Y. Oct 27, 1910. Apr 4, 1911. 1,200
 Boscobel av, No 1433, w s, 24.7 n Plympton av, 25x78.4x34.2x 58.4, 3-sty bk dwg. Same to same. Apr 6, 1911. 9:2522. 8,000
 Bathgate av, No 1698, e s, 216.8 n 173d st, 16.8x120, 2-sty fr dwg. Adelbert S Nichols & ano EXRS et al to Adelbert R Nich-ols, 184 Prospect Park West, Bklyn, N Y, held in trust for Wm D Nichols. Mar 28. Apr 4, 1911. 11:2921. nom

Bedford Park Boulevard s w s at s e s Valentine av, 25x100, va-(Southern Boulevard) cant.

- (Southern Boulevard Cant.
 Valentine av
 Valentine av, s w cor. 201st st (Suburban st), 80.8x85x129.5x98, 2-sty fr dwg & 2-sty fr stable & vacant.
 201st st (Suburban st), w s, 126.10 n w Briggs av, 28.10x129.5 x25x143.10, vacant.
 Jos Fr/Muray, 244 E 201st st to Edw Keale, 202 Patchen av, Bklyn, N Y. All title. Mt \$4,885. Apr 6, 1911. 12:3297 & no. 25x103.7x29.11x
- BRIVIT, N. T. All title. At \$2,500, 11, 100 3303. nom Boscobel av, No 1435, w s, 49.8 n Plympton av, 25x103.7x39.11x 78.4, 3-sty bk dwg. Elsie W Christie & ano EXRS, &c, David Christie to Edw L Meyer, 1433 Boscobel av. Apr 6, 1911. 9:-9,000
- 78.4, 3-sty bk dwg. Elsie W Christie & ano EARS, &c. David Christie to Edw L Meyer, 1433 Boscobel av. Apr 6, 1911. 9:-2522. 9,000
 Brock av, w s, a gore, bounded n by line 200 n 170th st, e by said av & w by c 1 Old MillBrook, -x-x-, vacant. Emanuel Arnstein et al EXRS Leopold Hutter to Alex Herzog, 983 Park av. Q C. Mar 30. Apr 4, 1911. 11:2896. 25
 Brock av begins Mill Brock, w s, at s line lands conveyed to Mill Brock Hutter by Pope et al, June 8, 1899, said pt being 178.4 e Webster av, a strip, runs e 1.6 to w s Brook av x n 18 to c 1 Mill Brock & n 7 x w 4 to w s Mill Brook x s 25.6 to beg. Henry L Morris & ano TRUSTEES, &c. of Gouverneur Morris to Alexander Herzog, 983 Park av. All title. Q C. Mar 3. Apr 4, 1911. 11:2896. 56
 Same property. Margt L Zborowski INDIVID & EXTRX Elliott Zborowski to same. Q C. Mar 15. Apr 4, 1911. 11:2896. 28
 *Bolton av, e s, 100 n Patterson av, 25x100. Wm T Flanagan to Mary Deeley, 526 W 149th st. Mar 30. Apr 3, 1911. nom Bryant av, 157.8 ft [the block, gore, vacant. Whalen-Had-Home st, 120.6 ft [ley, Inc, 35 Nassau st. to Surety Land West Farms road, 203.11 ft] Co, 35 Nassau st. Mt \$19,000. Mar 21. Apr 5, 1911. 10:2753. 0 C & 100
 *Boston Post road [n s, 201.8 w Fishers Landing road, runs n w 746.1 to e s White Plains Turnpike x s 628.5 x e 422.8 x n 178.1 x e 190.3 x s 204 to n s Boston road x e 264.8 to beg, every part for Boston road. Mary J Haviland to Benj S Halsey, at North Paterson, N J. Mt \$16,800. Apr 4. Apr 5, 1911. 0 C & 100
 *Boston road s w cor Ely av, runs s w 33.2 x s 115.10 x w 45 x

- at North Faterson, N.J. Mt \$10,800. Apr 4. Apr 5, 1911. O C & 100 *Boston road|s w cor Ely av, runs s w 33.2 x s 115.10 x w 45 xEly av | s $25 \text{ x e } 95 \text{ to Ely av x n } 158.2 \text{ to beginning, ex-$ cept part for Boston road. Baychester Realty Co to Paul Plein,S81 Tinton av. All liens. Mar 22. Mar 31, 1911. O C & 100*Bronxdale av, n s, 64 e Matthews av, <math>64x157.11x50x118.2. Bronxdale av, n s, 86 w Muliner av, 64x82.11x50x122.9. Isaac Mendelson to Kelsarge Realty Co, 140 Nassau st. Apr 1. Apr 3, 1911. O C & 100 Cambreleng av, No 2307, w s, 134.3 n 183d st, 15.9x100, 2-sty fr dwg. Frank L Ditscherlein to Conrad Muller, 896 Eagle av. Mt \$2,500. Mar 30. Mar 31, 1911. 11:3088. O C & 100 Courtlandt av, No 807 n w cor 158th st, 23.6x98, 4-sty bk tnt & 1504 2d av. All liens. Mar 31. Apr 1, 1911. 9:2418. O C & 100 Clay av, No 1170, e s, 88.7 n 167th st, 38x80, 5-sty bk tnt. Kate

- O C & 100 Clay av, No 1170, e s, 88.7 n 167th st, 38x80, 5-sty bk tnt. Kate Schick to Emil Hornig, 1170 Clay av. Mt \$20,500. Apr 1. Apr 3, 1911. 9:2426. nom Crotona av, No 1399, w s, 25 s 170th st, 27.2x113.2x27.1x102.6, 2-sty fr dwg. FORECLOS, Jan 6, 1911. Melvin G Palliser ref to Jos B Cornell, 586 E 165th st. Mt \$6,000. Apr 1. Apr 3, 1911. 11:2935. 500
- Columbus av, s s, 78 w Van Buren st, 26x—x25x—. Geo J Silva to Nettie wife Geo J Silva, both at 530 Van Nest av. Mar 28 J Silva nom
- Apr 4, 1911. oncord av, No 321 n w cor 141st st, 20x80, 3-sty bk dwg. Louis 41st st Williams to Wm T Raymond & Thos I Ray-mond, both at Norwalk, Conn. Mar 27. Apr 4, 1911. 10:2573. no 141st
- mond, both at Norwalk, Conn. Mar 27. Apr 4, 1911. 10:2010. nom Courtlandt av, No 620, e s, 50 n 151st st, 25x100, 5-sty bk tnt & strs. SHERIFFS SALE, Nov 20, 1908. John S Shea, Sheriff, to Emma Boehme, 511 W 146th st. (All right, title & interest which Mary Wirsing, the def't, had on May 26, 1899.) Apr 3. Apr 5, 1911. 9:2398. 1990 Cypress av, Nos 82 to 86 n e cor 132d st, 70x75, several 1-sty fr 132d st, Nos 671 to 675 | bldgs of stone yard. FORECLOS, Apr 4, 1911. 00as Levy, ref, to Augustus Gareiss, 2966 Marion av. Apr 5, 1911. 10:2561. 000 Decatur av, No 3215, n w s, 316.7 n e 205th st, 25x100, 2-sty fr dwg. FORECLOS, Mar 28, 1911. Denis O'L Cohalan, ref, to Amelia Davis, 51 St Nicholas av. Mt \$5,000. Mar 31, 1911. 12:3350. 1,675 over mts Decatur av, No 3176 s e cor 205th st, 44.4x100x48.11x100.1, 3-sty 205th st | fr dwg. Abraham Cahn to Amelia Davis, 51 St Nich av. Mt \$4,500. Mar 30. Apr 1, 1911. 12:3354. O C & 100 Delv av. 0.8, 77.8 n 179th st, 37.10x91.9x34.7x88.7, 4-sty bk tnt.

- O C & 100 Daly av, e s, 77.8 n 179th st, 37.10x91.9x34.7x88.7, 4-sty bk tnt. Barry Bros, Inc to Augusta R L Kohler, 1745 Park av. Mt \$16,500. Apr 1. Apr 3, 1911. 11:3127. O C & 100 Daly av, No 1987 s w cor 178th st, 50x80, 4-sty bk tnt. Carmela 178th st | Levoli to Mary E Leek at Atlantic City, N J. Mt \$38,500 & all liens. Mar 31. Apr 3, 1911. 11:3121. O C & 100

- Daly av, w s, 101 s Tremont av (177th st), 101x127, vacant. Mary E Leek to Rogers Building Co, 1811 Amethyst st. Mts \$14,500. Mar 25. Apr 3. 1911. 11:2985. O C & 100 Decatur av, No 2977, w s, 51 s 201st st, 39x110, 2-sty fr dwg & 1-sty fr bldg in rear. Edw H Vonder Linden to Sophie Busath, 3289 Decatur av. Q C. All title. Mar 1. Apr 3, 1911. 12:-3285. nom 3285.
- nom 1616 ame property. Sophie Busath to Valentine Constn Co, 161 Crosby av, Bronx. Mts \$6,800. Apr 1. Apr 3, 1911. 12:3285 Same nom

- nomBase of the term of the term of term of

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- Franklin av, e s. 237.3 n 168th st, 43.10x185.2, vacant. August Ganzenmuller to Fredk H Schwegler, 2983 Marion av. Q C & confirmation deed. Mar 29. Mar 31, 1911. 10:2615. nom Fulton av, No 1199, w s, 133 s 168th st, runs w 200 x s 95 x e 9 x s 6.6 x e 191 to av x n 100 to beg, except part for av. 2-sty & attic fr dwg, 1-sty fr stable & vacant. Helen McCart-ney INDIVID & EXTRX James McCartney to Wahlig & Sonsin Co, 1322 Southern Boulevard. Q C & Confirmation deed. Mar 22. Apr 4, 1911. 10:2609. nom Grand av, s e s, 150 n e 184th st, runs n e 50 x n w 30 to c 1 of av, x s w 50 x 30 to beg. Deed of Cession. Sophie C wife Carl G A Hohle to City of N Y. Sept 29, 1910. Apr 3, 1911. 11:3199. nom
- d av n e st nom
- nom
- 11:3199. not Grand av n e cor 182d st, 100x100. Deed of Cession to land in 182d st | bed of st to c l of said av in front of above. Ann J Carroll et al HEIRS & Daniel Carroll to City of N Y. Nov 5, 1910. Apr 3, 1911. 11:3196. not Grand av n e cor 184th st, 150x100, vacant. Wm F Burke to John 184th st J Mahoney, 51 W 94th st. Apr 3. Apr 5, 1911. 11: 3199 & 3198. 1000 Not State Stat 11:-100
- Grand avin e cor 184tn st. 1904100, taking the result of the result of

- to Adolf Sauter, 230 E 58th st. Dec 14, 1910. Apr 6, 1911.
 Hull av, No 3273, w s, 225 s 209th st, 25x100, 2-sty fr dwg. Marie Wittel to Elsie P Easty, 344 E 146th st. Mt \$4,500.
 Mar 28. Apr 6, 1911. 12:3347.
 Hughes av, No 2488, e s, 337.10 s Pelham av, 25x87.6, 4-sty bk tnt. G Nuovo Const Co to Martin L Henry, 1948 Bathgate av. Mt \$13,500. Mar 6. Apr 4, 1911. 11:3078. O C & 10
 Inwood av, e s, 350 s Wolf pl, now Belmont st, 50x130, 1-sty bk stable. Wm Bradley to Sumner Deane, 18 Overcliff st, Yonkers, N Y. Apr 4. Apr 6, 1911. 11:2859.
 Jackson av, e s, 174.9 s 163d st, 76x87.6, two 5-sty bk tnts & strs. Israel I Wolf to Reliable Const Co. All liens. May 16, 1910.
 Rerecorded from May 26, 1910. Apr 4, 1911. 10:2648.
- av. 2 100
- nom
- 100
- Rerecorded from May 26, 1910. Apr 4, 1911. 10:2648. O C & 10 O C & 10 Jerome av, w s, 162.7 s Kingsbridge rd, 100x114.1x100x114.8, vacant. Conservative Realty Co to Harry B Davis at Mt Vernon, N Y. Mt \$13,000. Apr 1. Apr 3, 1911. 11:3202. O C & 10 Lafontaine av, No 2021, w s, 187.6 n 178th st, 37.6x100, 5-sty bk tnt. Valentine Constn Co to Sophie Busath, 3289 Decatur av & Ida Hillmann, 665 Coster st. Mt \$27,500. Apr 1. Apr 3, 1911. 11:3061. O C & 10 Lafont of Later av To p Old need being land in front of lots 260 &
- 100 11:3061. O C & 10 *Leland av, e s, 75 n Old road, being land in front of lots 260 & 261 map of 370 lots McGraw estate, Deed of cession. Valentine Gies to City of N Y. Dec 14, 1910. Apr 3, 1911. no *Same property. Release mt. Mary A Brown GUARDIAN Edwin & Marguerite Smith to same. Dec 24, 1910. Apr 3, 1911. no Macombs Dam rd, e s, 386.6 s Goble pl, 53x72.10x66x130.1, except part for road, vacant. De Etta M Reese to Mary W Clark, 4 1st pl, Bklyn. B & S. All liens. Mar 25. Mar 31, 1911. 11:2865. no
- nom
- Mohegan av | w s, 331 s 180th st, 44x150 to Crotona Parkway Crotona Parkway | except part for av, vacant. Theo Bingenheimer to C K Realty Co, 2061 Ryer av. Mar 31, 1911. 11:3118.
- C & Mott av, No 565, w s, 150 s 150th st, 25x90, 3-sty bk dwg. Ida Regal & ano to Sophie Erdenbrecher, 414 E 180th st. ½ part. All title. B & S & C a G. Mar 31. Apr 6, 1911. 9:2347. Ida

- All title. B & S & C a G. Mar 31. Apr 6, 1911. 9:2347. All title. B & S & C a G. Mar 31. Apr 6, 1911. 9:2347. All title. B & S & C a G. Mar 31. Apr 6, 1911. 9:2347. Same property. Sophie Erdenbrecher et al to Emery C Peixley. 482 Mott av, all of. B & S. Mt \$5,000. Apr 4. Apr 6, 1911. 9:2347. O C & 100 *Newbold av (14th st), n s, 130.5 e Virginia av, runs e 133.9 x s 30 to c 1 of st, x w 133.9 x n to beg, Unionport. Deed of Cession. Hiram R Fisher, 752 St Nich av to City of N Y. Oct 18, 1910. Apr 3, 1911. "Newbold av (14th st), n s, 130.5 e Virginia av, runs e 133.9 Annie C Ruhl, 650 E 164th st & Leonora Wurm, 606 E 164th st to City of N Y. Dee 28, 1910. Apr 3, 1911. Ogden av, Nos 1047 E 1049js w cor 165th st, 50x95, two 3sty fr 165th st, Nos 150 & 156 + 1 thts & strs. John F Kaiser to Abram Slaff, 299 Harrison st Passaic, N J. Mt \$18,000. Mar 31. Apr 4, 1911. 9:2525. "Pelham rd, w s, at n s of Pelham Bay Park, runs w along Park, 211x s e 50 x n e 135.4 & 8.6 x s e to n w s of rd, x s w 182.1 to beg. Pelham Manor. Mabel E Roosevelt to Louis L & Henrietta Z Lawton as joint tenants at Pelham Manor, N Y. All liens. Apr 5. Apr 6, 1911. Prery av, Nos 3329 & 331 | w s, 389.11 s old rd or Reservoir pl. Reservoir Oval E | runs w 104.8 to e s of the drive or Reservoir Oval E, x s 29.6 x e 94 to av, x n 17 to an angle & again 37.1 to beg. 2, 2-sty fr dwgs. C K Realty Co to Theo Bingenheimer, 1982 Honeywell av. Mt \$12,000. Mar 30. Mar 31, 1911. 10:2675. O C & 100 *Prospect av, No 691, w s, 263.4 n 152d st, 19.2x95, 2-sty & b bk dwg. Carrie Lazar to Louis M Kommel, 717 Union av. Mt \$9,500. Mar 30. Mar 31, 1911. 10:2675. O C & 100 *Prospet av, (Av E), e s, 108 s Gleason av, Unionport, 50x105. Adolf Heinrich to Saml H Grossberg, 560 Fox st. Mar 30. Mar 31, 1911. Proxeet av, No 2938 (Terrace p1) n e cor 152d st, 54.3x113.10x50x 152d st, Nos 231 & 243 134.11, exceet part for Park av, 3-sty fr dwg & vacant. FORECLOS, Mar 15, 1911. Chas E Moore ref to Margt Rowe, 219 E 148th st, N Y & Louisa Rowe at East Ornage, N J. Sub

 Stebbins av, No 1365
 s w cor Jennings st, 75.7x38.6x48.8x69.6, 6

 Jeninngs st, No 832
 sty bk tnt & strs. Carmine Cioffi to Cioffi

 Co, 1116
 Intervale av. Mt \$36,000. Nov 8, 1910. Mar 31, 1911.

 11:2972.
 O C & 10

 100

- Southern Boulevard, No 559, n w s, 450 s w Av St John, 50x115, 6-sty bk tnt & strs. FORECLOS, Mar 29, 1911. Leo L Leven-tritt, ref, to Mary M Trageser, 10 W 61st st. Mt \$36,000 and all liens. Mar 30. Mar 31, 1911. 10:2683
- tritt, ref, to Mar 30. Mar 31, 1911. 10:2683 1,500 over and above mt Southern Boulevard, No 551, n s, 550 w Av St John, 37.6x105, 4-sty bk tnt. Meyer Goldberg et al to Emilie Biermann, 662 Rob-bins av. Mts \$25,500 and all liens. Mar 29. Mar 31, 1911. 0 C & 100

- nom
- nom
- 10:2683. O C & 100 Southern Boulevard, e s, 388.7 n West Farms rd. Suthern Boulevard, e s, adj above on s. Receipt for payment and release of party wall, etc. Alfred C Bachman, 265 W 121st st, to Reville-Siesel Co, 941 Intervale av. Mar 1. Mar 31, 1911. 10:2744. Summit av |s e cor 162d st, 50x95, vacant. Borovelt Corpn to 162d st | Alex McKeon, 510 W 147th st. Mt \$4,690. Mar 16. Apr 3, 1911. 9:2524. Stebbins av, No 968, e s, 499.4 n Westchester av, 25x80, 3-sty fr tnt. Sandow Realty Co to Joseph Cohn, 968 Stebbins av. Mt \$4,500. Apr 4, 1911. 10:2698. non St Anns av|e s, 100.11 s 159th st, runs e 4.6 to e s old Carr av Carr av | x s to n s 156th st x w to e s St Anns av x n -156th st | to beginning, vacant. Our Realty Co to Ebling Brew-ing Co, 760 St Anns av. Q C. Mar 31. Apr 4, 1911. 10:2618. Non

- Carr av 1 x s to n s 156th st yw to e s St Anns av x n 156th st 1 to beginning, vacant. Our Realty Co to Ebling Brew-ing Co, 760 St Anns av. Q C. Mar 31. Apr 4, 1911. 10:2618. Nom Southern Boulevard, e s, 100 s 173d st, 50x100, vacant. Albert E Wheeler to Geo C Wheeler, 501 W 178th st. ½ part. All title, C a G. Mt \$7,500. Mar 15. Apr 3, 1911. 11:2922, nom St Ann's av|n w cor 149th st, 75x100, vacant. Ward Bread Co, a New 149th st [Jersey corp., 417-419) Market st, Camden, N J, to Ward Bread Co, a New York Corpn, at So Boulevard & St Mary's st. Nov 15, 1910. Apr 5, 1911. 19:2276. 100 Southern Boulevard]s w cor St Mary's st, runs W 203.10 to e s Wales av 1 Wales av x s 122.1 to Port Morris Branch R St Mary's st 1 R x s e 242.11 to ws So Boulevard & St Mary's st. Nov 15, 1910. Apr 5, 1911. 10:2575. O C & 100 "Socheld av, n s, 222 e from west shore of City Island, 50x100. Martin J Earley to Henry J Webster, 2424 7th av. Mt \$3,000. Apr 5, 1911. On St 5, 1912. 10:2575. O C & 100 "Southern Boulevard, Nos 1222 & 1224, e s, 186.10 n Home st, 60x 105, 2, 4-sty bk this & strs. Leo Co to Jno P Leo, 475 W 143d st. B & & & Correction deed. Apr 6, 1911. 11:2979. nom Trinity av, No 748, e s, 102 n 156th st, 50x98x50x98.2, 5-sty bk int. Fanny Gruen to Jonas Weil, 613 Mad av, Lakewood. N J & B Bernhard Mayer, 41 E 72d st. Mt \$34,000. Apr 5. Apr 6, 1911. 10:2636. O C & 100 Trinton av, No 1425, w s, 230 n 166th st, 40x127.3, 5-sty bk tht. Henry Kohner to Jennie Wormsey Iµ257 Tinton av. Mt \$39,000. Mar 30. Apr 6, 1911. 10:2261. O C C & 100 Tremont av, No 244 or approach to Grand Boulevard & Concourse, s s, 190 w Anthony av, 24x107.107.24x107.8, 4-sty bk tht. Annie C Clinton to Mary M Halley, 320 W St ht st. Mt \$41,900. Mar 30. Apr 6, 1911. 10:2264. 30. Mar 31, 1911. 11:3143. nom "Tremont av, No 2029, e s, 147.1 n 180th st, 19100, 2-sty fr dwg. Alicia Fogarty and ano to Jas F Fogarty, 2092 Tiebout av. Mar 30. Mar 31, 4014 or approach to Grand Boulevard & Concourse, s s, 190 w Anthony av, 24x107.107.24x107.8, 4-sty bk Int. An

- Indar, 057 B 100 and 12 min.
 Undercliff av, e s, 411.9 n 176th st, 25x101.10x12.7x100.
 Undercliff av, e s, 436.7 n 176th st, 25x105.5x25.3x101.10, vacant.
 Annie A Martin & ano EXRS, &c, Jno Martin to Edw Watson,
 4 Irwine Terrace, New Ferry, Cheshire, England. B & S & C a
 G. Mt \$2,200. Apr 1. Apr 3, 1911. 11:2877.
 2,500
 Undercliff av, w s, 219.1 n Washington Bridge Park, 76.3x142.11
 x66x143.9, vacant. John F Kaiser to Liberty Investing Co, 165
 Bway. Mts \$2,050 & all liens. Apr 1. Apr 3, 1911. 11:2880.
 O C & 100

- O C & 100 Union av, No 997, w s, 175 s 165th st, 45.7x164.5, 5-sty bk tnt. Bertha King to Benj Friedland, 1621 E 13th st, Bklyn. Mts \$47,-000. Apr 3. Apr 5, 1911. 10:2669. nom Vireo av, Nos 4280 to 4286 |s e cor 236th st, 110.1x98.10x100x52.8, 236th st, No 500 4, 2-sty fr dwgs. Linsenmeyer Hold-ing Co to Geo Beller, 4335 Martha av. Mts \$14,000. Apr 1. Apr 6, 1911. 12:3397. nom West Farms road (road from West Farms to Hunts Point), w s, s 173d st & being lots 13 & 14, map Hedge Farm at West Farms, 100x197x82.6x193, except 50 ft strip on west end or rear of land conveyed to Jos Leggett with right of way over 3 ft strip to the burying ground. Benj Lumley to Alex Lumley. Mt \$9,000 & all liens. Apr 20, 1898. Apr 4, 1911. 11:3014. Nom nom
- Webster av, w s, abt 972.6 n 169th st, 25x90, vacant. Lawrence Atterbury to Thos B Bowne & Son Co at Walker av & East chester Creek. Q C & correction deed. Mar 30. Apr 5, 1911 11:2887. O C & 1 Lawrence & 100
- 11:2887. O C & 100 Same property. Thos B Bowne & Son Co to Geo P Baisley No Williamsbridge rd. Mt \$1,500 & all liens. Apr 1. Apr 5, 1911. 11:2887. O C & 100 Waldo av, e s, 545.9 s w 239th st, runs s w along av, 20 x n w 30 to c 1 of av, x n e 20 x s e 30 to beg, being land in bed of av. Deed of Cession. Jno K Platz of Bklyn to City of N Y. Dec 13, 1910. Apr 6, 1911. 13:3414 & 3406. nom

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- *Waring av, s s, 138.11 e Bronx Park E, 25x100. Jno Rudolf to Dora Rudolf his wife, 1981 Honeywell av. Mt \$507.50. Apr 5. Apr 6, 1911. 0 C & 100
 Webster av, e s, 148 s 176th st, 40x143.6, vacant. Thos F Devine to Margt Koster, 1893 Washington av. Mt \$6,000 and all liens. Mar 28. Mar 31, 1911. 11:2900. nom
 Washington av n w cor 185th st, 100x91, vacant. Polatschek-185th st Spencer Realty Co to Foxvale Realty Co, 198
 Bway, Mt \$14,000. Mar 31, 1911. 11:3039. nom
 Webster av, w s, 225.4 n 179th st, 75x100, vacant. Isaac Chaitin to Jno Schreyer, 53 W S3d st. Mt \$9,000. Mar 30. Mar 31, 1911. 11:3142. O C & 100
 *White Plains road n e cor 223d st, lot 719 map Wakefield, 114 ft 23d st front and rear x 80 ft deep, except part for road. Minnie A Blanchard to Chelsea Realty Co, 135 Bway. Mt \$14,000. Mar 30. Mar 31, 1911. 0 C & 100
 *Same property. Burchard Arens to Minnie A Blanchard, 501 W 121st st. Mar 30. Mar 31, 1911. 0 C & 100
 Wilkins av, w s, 141 n 170th st, 100x85.9x100.4x94.7, vacant. Henry Leipziger to Johanna M Siemers, 1418 Wilkens av. Mt \$9,250. Mar 28. Mar 31, 1911. 11:2965. O C & 100
 Wilkins av, w s, 141 n 170th st, 100x85.9x100.4x94.7, vacant. Emanuel Arnstein et al EXRS Leopold Hutter to Johanna M Siemers, 1418 Wilkins av. ½ part. Mt \$9,250. Mar 28. Mar 31, 1911. 11:2965. 0 C & 100
 Washington av, No 1685, w s, 50 n 173d st, 25x90, 4-sty bk tnt. Adolph Biermann to Meyer Goldberg, 157 E 74th st, & Abra-ham Greenberg, 51 E 97th st, Mis \$14,000. Mar 30. Apr 1, 1911. 11:2966. 100
 Webster av, e s, 134.3 n 173d st, 75x140x75x155.10, vacant. Aaron A Feinberg to Forward Realty & Constn Co, 520 W 40th st. B & S. All liens. Nov 30, 1909. Apr 1, 1911. 11:2898. O C & 100
 Walton av, No 2413, w s, 368.3 n 184th st, 19x96.6x17.6x96.6, with B T & 6. to con water odd on a p. et an bid ward. I how the part in p.

- B & S. All liens. Nov 30, 1909. Apr 1, 1911. 11:2898. O C & 100 Walton av, No 2413, w s, 368.3 n 184th st, 19x96.6x17.6x96.6, with R T & I to any strip adj on n, 3-sty bk dwg. Liberty In-vesting Co to Danl J McDonald, 2439 Walton av. Mt \$6,500. Apr 3, 1911. 11:3188. Waldo av || w s, 556.5 s w 23Sth st, runs s w along Waldo av, Greystone av, 66.3 x w 10 to e s Greystone av, x s 21 x again s x e to c 1 Waldo av, x n e x w to beg. Deed of Cession. Valentyna Zaworski to City of N Y. Nov 21, 1910. Apr 3, 1911. 13:3406. Webster av, No 1414|e s, 175 n 170th st, 25x180 to Brook av, vac-Brook av || ant. Alexander Herzog to Antonino Sidoti, 426 E 17th st, Nicolo Sidoti, 3903 Snyder av, Brooklyn, Salva-tori Sidoti, 426 E 17th st, & Ambrogio Sidoti, 426 E 17th st. Mt \$2,500. Mar 30. Apr 4, 1911. 11:2896. Mar 30, 1911. Francis P Pace referee to Mary C Schipf, 1712 White Plains av. Apr1. Apr3,1911. *Washington av, e s, 175 n Van Nest av, 25x100. FORECLOS. Mar 30, 1911. Francis P Pace referee to Mary C Schipf, 1712 White Plains road (3d st), w s, 78 n 223d st (9th st), 25x 100, Wakefield, except part fo rd. Joshua Mayer to Florence Rosenberg, 411 Ocean av, Bklyn. Mt \$3,000. Apr 1. Apr 4, 1911. 183d st No 652

- Rosenberg, 411 Ocean av, Bklyn. Mt \$5,000. Apt 1.
 100

 1911.
 100

 Webster av, No 2250|s e cor 183d st, 25x83.11x20.10x84.
 183d st, No 658

 IS3d st, No 658
 100

 Webster av, No 2246, e s, 25 s 183d st, 25x83.11x
 100

 two 4-sty bk tnts & strs.
 100

 Jean L Miller to Chas H Frost, at Watkins, Schuyler Co, N Y.
 100

 Mt \$28,000. Apr 3. Apr 4, 1911. 11:3030.
 0 C & 100

 Walton av, No 2395, w s, 189.5 n 184th st, 19.10x96.5.
 0 C & 100

 Walton av, No 2407, w s, 308.8 n 184th st, 19.11x96.6.
 100

 Walton av, No 2407, w s, 328.6 n 184th st, 19.10x96.6.
 100

 Walton av, No 2407, w s, 328.6 n 184th st, 19.10x96.6.
 100

 Walton av, No 2407, w s, 348.5 n 184th st, 19.11x96.6.
 100

 Walton av, No 2409, w s, 328.6 n 184th st, 19.11x96.6.
 100

 Walton av, No 2411, w s, 348.5 n 184th st, 19.11x96.6.
 100

 five 3-sty bk dwgs.
 11berty Investing Co to John F Kaiser, Vitta st, Mt Vernon, N Y. Mt \$32,300. Apr 3. Apr 4, 1911. 11:3188.
 0 C & 100

 Webster 2766 as 513 2 s Bedford Park Boulevard or 200th
 100

- N Y. Mt \$32,300. Apr 3. Apr 4, 1911. 11:3188. O C & 100 Webster av, No 2786, e s, 513.2 s Bedford Park Boulevard or 200th st, 15x64.11, 1-sty fr str. Thos H Roach to John L O'Hara, 275 E 202d st. Mt \$4,600. Apr 4, 1911. 12:3273. O C & 100 Webster av, e s, 275 s 171st st, 100x121x100.4x112.10. vacant. Chas Monday to Giuseppe G Libelli, 211 E 115th st, & Giuseppe Libelli, 160 S 10th av, Mt Vernon, N Y. Mt \$12,000. Apr 4. Apr 5, 1911. 11:2896. O C & 100 Webster av, Nos 2983 & 2987, w s, 325 n Southern Boulevard, or Bedford Park Boulevard, 25x120.11, 1-sty fr stable & str. Louise Allen to Mary A Harrison, 27 Manhattan av. Mt \$5,000. Feb 20. Apr 5, 1911. 12:3280. 100 Webster av, e s, 275 s 171st st, 100x121 to w s Mill Brook x100.4 x112.10. vacant. Thos C Innd & C Alfred Capen to Chas Monday. 303 E 50th st. Mar 1. Apr 5, 1911. 11:2896. O C & 100 Webster av, e s, 134.3 n 173d st, 75x155.10x75x157, vacant. For-ward Realty & Const Co to Kensa Impt Co, 37 Liberty st. Mt \$23,500. Mar 31. Apr 3, 1911. 11:2898. O C & 100 *White Plains road in e cor 230th st, 115x181x114.6x181. 230th st

- 230th
- White Plains road |n e cor 232d st, 115x130.9x114.6x130.9.
- White Plains road in w cor 235th st, 114.6x80.6. 235th st | White Plains road in w cor 235th st, 114.6x80.6.

- 234th st | 231st st|n s, 382 e White Plains road, 201x229 to s s 232d st 232d st
- 233d st Old White Plains road 232d st 232d st
- 232d st 64,6 to beginning. /hite Pains road, w s, 100.2 s 213th 100.2x114.3x100x117.6, ex-
- 64.6 to beginning.

 White Pains road, w s, 100.2 s 213th 100.2x114.3x100x117.6, except parts for sts

 Francis G Crawford to North Side Investing Co. 1 Mad av. 1-6

 part. All title. All liens. Mar 21. Apr 5, 1911. O C & 100

 *Same property. Eliz A Diller et al to same. 5-6 parts. All title.

 All liens. Mar 21. Apr 5, 1911. O C & 100

 *Same property. Eliz A Diller et al to same. 5-6 parts. All title.

 All liens. Mar 21. Apr 5, 1911. O C & 100

 Webster av, e s being a strip in front lot 20 map HEIRS Rebecca

 Thomas av, e s | Bassford, at Fordham, -x—. A Oldrin Salter

 to Mary F Whitten, 2468 Webster av. Q C. Feb 7. Apr 5, 1911. 11:3032. nom

 3d av, No 2752, e s, owned by party 1st part.

 3d av, No 2750, e s, owned by party 2d part.

 Party wall agreement. Bessie Marks, 9 W 111th st, with

 Sarah Grossman, 2750 3d av. Feb 17. Apr 1, 1911. 9:2307.

 50

 50

 70

 50

- *3d av | e s, 60 n Briggs av. 100x130.11 to w s White White Plains rd | Plains rd x 103.2x103, Olinville. Georgiana B Berrien to Minnie A Blanchard, 501 W 121st st. Mar 31, 1911. O C & 100 *Same property. Minnie A Blanchard to Chelsea Realty Co, 135 Bway. Mt \$17,000. Mar 31, 1911. O C & 100

- 3d av, No 2908, s e s, 176.3 s w 152d st (Rose st), 25x100, except part for av, 4-sty bk tnt & str. CONTRACT. Joseph Lederer with Chas Schnabel. Mts \$55,000. Mar 24. Mar 31, 1911. 65,000
- *Deed of Trust of S bonds & mts affecting property in Bronx; also \$33,500 in cash; also conveyance of lands in Ocean Co, N J. Georgia C Balch, 37 E 53d st to Harlan P Sweet, 1638 Grand View av, Los Angeles, Cal & the Los Angeles Trust & Savings Bank, cor 6th & Spring sts, Los Angeles, Cal, whose correspon-dent is the Bankers Trust Co, 7 Wall st, N Y, as TRUSTEES. Mar 20. Apr 3, 1911. nom

LEASES

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

BOROUGH OF MANHATTAN.

Mar. 31, Apr. 1, 3, 4, 5 and 6.

Attorney st, Nos 99 & 101, all. Anna M Grossman et al TRUSTEE Martin Grossman to Nathan B Fensterheim, 99 Attorney st; 5 yrs from May 1, 1911; privilege 5 yrs renewal. Apr 3, 1911.

- 18th at, Enceptineau Bay, BRIYN, N Y. Apr 5. Apr 6, 1911. 2:559.
 18th st, Nos 320 & 322 W, all. Harry Maurer to Isaac Schechter, 57 2d av; 3 yrs, from Apr 1, 1911. Apr 5, 1911. 3:741...8,000
 20th st, No 334, s w s, 375 s e 9th av, 24.9x91.11, the land. Mary C Ogden by James N Wells, ATTY, to Phebe McDonald, at White Plains, N Y; 21 yrs, from Apr 1, 1891 (option of renewal). Apr 3, 1911. 3:743
 Same property. Consent to assign lease. Mary M Sherman to Fredk C McDonald, of White Plains, N Y, EXR Phebe McDonald. Dec 14, 1901. Apr 3, 1911.
 Same property. Assign lease. Richard H Nelson & ano EXRS Fredk C McDonald to Julia L Schulte, 295 Central Park West, et al, HEIRS, &c, Fredk C McDonald. Mar 8, 1911. Apr 3, 1911. 3:743

- ame property. Consent of assign lease. Mary M Sherman to same. Mar 28, 1911. Apr 3, 1911. 3:743..... Same

Lenox av | n e cor 143d st, store & basement. Wm Oppenheim as 143d st | AGENT to Morris Greenberger, 624 Lenox av; 5 yrs. from Apr 1, 1911. Apr 5, 1911. 6:1741......900 to 1,200

Bronx

<text>

BOROUGH OF THE BRONX.

Washington av, w s, bet 177th & 178th sts, part 1st floor & b in Bronx Masonic Temple, Guiding Star Lodge, No 565, Free & Accepted Masons et al to U S of A by Frank H Hitchcock, P G of the U S; 10 yrs from Oct 16, 1910. Apr 3, 1911. 11:3034.

.....1,900 Zincale

1.200 3d 540

April 8, 1911.

MORTGAGES

NOTE.—The arrangement of this list is as follows: The first name is that of the mortgagor, the next that of the mortgagee. The de-scription of the property then follows, then the date of the mort-gage, the time for which it was given, and the amount. The general dates used as headlines are the dates when the mortgage was handed into the Register's office to be recorded. Whenever the letters "P. M." occur, preceded by the name of a street, in these lists of mortgages, they mean that it is a Purchase Money Mortgage, and for fuller particulars see the list of transfers under the corresponding date. The first date is the date the mortgage was drawn, the second the date of filing; when both dates are the same, only one is given. Mortgage against Bronx property will be found altogether at the foot of this list.

foot of this list.

BOROUGH OF MANHATTAN.

Mar. 31, Apr. 1, 3, 4, 5 and 6.

- Mar. 31, Apr. 1, 5, 4, 5 and 6. Allen, Henrietta L, 114 W 76th st, and Nathalie B Work, 141 W 80th st, & Marjorie L Work, 141 W 80th st, to Jacob Newman 1229 Park av. 14th st, No 211, n s, 206 e 3d av, 29x103.3. Prior mt \$30,000. Feb 25, 5 yrs, 5%. Mar 31, 1911. 3:896. 2,500
- 2,500 Itman, Herman, 446 E 79th st to METROPOLITAN SAVINGS BANK, 59 Cooper Sq East. 44th st, No 305, n s, 90 e 2d av. 27x100.5. Apr 4, 1911, 5 yrs, 5%. 5:1337. ame to Jos Zimit, 245 Utica av, Bklyn N Y. Same property. Prior mt \$13,000. Apr 4, 1911, due Oct 4, 1913, 6%. 5:1337. 2,500 2,513 2,500 2,513 2,500 2,513 2,500 2,513 2,500 2,513 2,500 2,513 2,500 2,513 2,500 2,513 2,500 2,513 2,500 2,513 2,500 2,513 2,500 2,513 2,500 2,513 2,500 2,513 2,500 2,513 2,500 2,513 2,500 2,513 2,513 2,500 2,513 2,500 2,513 2,51 Same
- Adler, Sigmund with Golde & Cohen, a corpn. 105th st, Nos 239 & 241 E. Extens of \$9,000 mt until Apr 1, 1915, at 6%. Apr 1 Apr 4 1911 6:1655
- Chas P
- Adler, Sigmund with Golde & Cohen, a corpn. 105th st, Nos 239 & 241 E. Extens of \$9,000 mt until Apr 1, 1915, at 6%. Apr 1. Apr 4, 1911. 6:1655. no Auerbach, Mayer S with TITLE INS CO of N Y. Pinehurst av, n e cor 179th st, 100.2x100. Subordination agt. Apr 3. Apr 4, 1911. 8:2177. no Abrams, Nathan with Emma Mayer, 109 W 114th st. Madison st, No 106, s s, abt 210 w Market st, 25x100. Extens of \$9,000 mt until Aug 15, 1914, at 6%. Apr 3. Apr 4, 1911. 1:276. no Armstrong, Fredk S & Lorenzo D Armstrong, trustees Chas P Armstrong, with Wm Volk & Herman Reher. St Nicholas av, Nos 1340 & 1342, n e cor 177th st, 36.5x100. Extension of \$30,-000 mt until Dec 1, 1913, at $4\frac{1}{2}$ %. Dec 1, 1910. Apr 4, 1911. 8:2133. 8:2133.
- 8:2133. nom Aurora Investing Co, 507 5th av to UNION DIME SAVINGS BANK, 701 6th av. 22d st, Nos 126 to 130, s s, 300 w 6th av, 56.3x98.9. Apr 5, 1911, due, &c, as per bond. 3:797. 200,000 Same to same. Same property. Certificate as to above mt. Apr 5, 1911. 3:797. Abrams, Harold B to Rosa Mack, 133 W 126th st. 131st st, No. 134, s s, 350 e 7th av, 20x99.11. P M. Apr 5, 1911, 3 yrs, 5%. 7:1915.
- 134, s 7:1915. with UNION Auerbach,
- uerbach, Mayer S, 70th st & Central Park West, with UNION DIME SAVINGS BANK, 701 6th av. 22d st, Nos 126 to 130, s s 300 w 6th av, 56.3x98.9. Subordination agt. Apr 5, 1911 3:797.

- Auerbach, Mayer S, 70th st & Central Park West, Wint UNION DIME SAVINGS BANK, 701 Gth av. 22d st, Nos 126 to 130, s. s. 300 w 6th av, 56.3x98.9. Subordination agt. Apr 5, 1911. 3:797. nom Alexander, Selma, 338 E 15th st to METROPOLITAN SAVINGS BANK. 95th st, No 319, n.s. 287.6 e 2d av. 37.6x100.8. Es-toppel Certificate. Apr 5. Apr 6, 1911. 5:1558. Aronson, Philip N With Max Kurzrok, Hyman Hein & Herman N Butler. 16th st. n.s. 225 w Union pl or Union so W, 25x92. Extension of \$11.000 mt until Mar 1, 1910 at 6%. Mar 9, Apr 5, 1911. 3:844. nom Auerbach, Mayer S with Aurora Investing Co. 507 5th av. 224 st, Nos 126 to 130, s. 300 w 6th av. 56.3x98.8. Extension of \$43,000 mt until Apr 5, 1914, at 6%. Apr 6, 1911. 3:77. nom Brady, Thos to Moses Greenwald, 157 E 124th st, 124th st, No 157, n.s. 80 e Lex av. 20x100.11. P M. Prior mt \$8,500. Mar 31, 1911, 1 yr, 6%. 6:1773. 5500 Birsdy, Thos to Moses Greenwald, 157 E 124th st, 124th st, No 155, n.s. 60 e Lex av. 20x100.11. P M. Prior mt \$7,500. Mar 31, 1911, 1 yr, 6%. 6:1773. 4500 Bliss, Anais C to EQUITAPLE LIFE ASSUR SOC of the U.S. Laight st, Nos 20 & 22, n w cor Varick st, No 63, 62.3x85. Mar 24, 3 yrs, 5%. 1:220. 80000 Block, John, 242 Henry st, to METROPOLITAN SAVINGS BANK, Allen st, No 7, w s, abt 125 n Division st, 25x87.6. Mar 31, 1911, 5 yrs, 5%. 1:220. 80000 Block, John, 242 Henry st, to METROPOLITAN SAVINGS BANK, Allen st, No 7, w s, abt 125 n Division st, 25x87.6. Mar 31, 1911, 5 yrs, 5%. 1:230. 8157 to 161, 62.8x124.7 to e st Th av, Nos 583 & 587, x59.1 to 41st st x141.1 to beginning; 5th av, No 123, e s, 46.6 n 190h st, 23x100; Front st. No 2, n s, 32 e Whitehall st, runs n 70.4 x e 30.2 x s 29.2 x w x s 40.4 to st x w 31.7 to beginning; Trinity pl, Nos 46 & 48, w s, 46 s Rector st, runs s 47.4 x w 10 x n 45.5 x 99.23.5 to e st, No 34 s s, 48.10 w Coenties alley, 185x35.6x20x35.9; Whitehall st, No 47. e s, 58 s Fort st, 24.3x29x24.3x31.4; 68th st, No 152, s s, 100 e Amsterdam av, 50x100.5, 1-5 part. All title. Mar 30, due Mar 30, 1936 6%. Mar 31, 5171.

- Bernstein, Simon C, 14 E 60th st, to Henrietta Kahn, 17 W 75th st et al exrs Moses Kahn, 2d av, No 28, e s, 79.6 s 2d st, 25.8x 100x25.6x100. Mar 31, 5 yrs, 5%. Apr 1. 1911. 2:443. 36.00
 Borck, Max with Mary E Fitts at Bronxville, N Y. Clinton st, No 66. Subordination agreement. Mar 23. Apr 3, 1911. 2:349. 36,000
- n, Margt to EMIGRANT INDUS SAVINGS BANK. 12th st, No n s, 148 w Av B, 22x103.3. Apr 3, 1911, 3 yrs, 5%. 2:-7,000 Eliz W with Phillipina Klesius, 27 E 7th st. 7th st, No 27 Brown, 539 406.
- 406. 7,000 Burke, Eliz W with Phillipina Klesius, 27 E 7th st. 7th st. No 27 E. Extension of \$20,000 mt until Apr 1, 1916 at 4½%. Mar 28. Apr 3, 1911. 2:463. nom Bossong, Magdalena admx Jos Bossong with Lawyers Mort Co. 59 Liberty st. 49th st. No 435 W. Subordination agreement. Mar 21. Apr 3, 1911. 4:1059. nom

- Becker, Eliz to Nicholas J Griffith, 526 W 113th st. Ams av, No 2083, n e cor 163d st, No 469, 34x100. P M. Apr 1, 3 yrs, 6%. Apr 3, 1911. 8:2110. 10,000
 Blum, Adolphe & Chas to BANK FOR SAVINGS in City of N Y, 280 4th av. Amsterdam av, Nos 710 & 712, ws, 80.8 n 94th st, 40x100. Apr 3, 1911, 5 yrs, 4½%. 4:1242. 45,000
 Baer, Mathilde to EAST RIVER SAVINGS INSTN, 280 Bway. 34th st, No 252, s s, 232.1 e 8th av, 21.10x98.9. Apr 3, 5 yrs, 5%. Apr 4, 1911. 3:753. 47,000
 Bade, Caroline W, wife of & Henry A Bade, 491 4th st, Bklyn, N Y, to Sarah L Muth, 320 Bowne av, Flushing, L I. Hall pl, No 1, n e cor 6th st, Nos 213 & 213½, 22.9x75. P M. Apr 1, 5 yrs, 5%. Apr 3, 1911. 2:462. 15,000
 Boyd, Andrew M to Albert Zimmerman, 168 Bay 26th st, Bklyn, N Y. Stth st, No 23, n s, 350.6 w Central Park West, 17.6x 102.2. Mar 31, 2 yrs, 6%. Apr 4, 1911. 4:1198. 3,000
 Bostwick, Cath M to Peter M Simon, at Mt Vernon, N Y. 116th st, No 309, n s, 150 w Sth av, 25x100.11. Prior mt \$21,000. Mar 31, 2 yrs, 6%. Apr 4, 1911. 7:1943. 4,500
 Banister Realty Co to TITLE GUARANTEE & TRUST CO. Certificate as to mt for \$40,000 on property at Far Rockaway, L I. Mar 30. Apr 4, 1911. 7:2031. 14,000
 Burnstein, Sarah at Phila, Pa, to Wm Rubin, 50 W 112th st. Bayard st, No 11, s s, 80.3 w Forsyth st, 238x38x263x31. Prior mt \$12,000. Apr 3, 1911, 5 yrs, 6%. 1:289. 3,000
 Brooks, Bertha G with Jno H Miller, 116 E 2d st. 10th st, No 417 E. Extens of \$22, 000 mt until May 1, 1914, at 5%. Apr 1. Apr 5, 1911. 2:380. nom
 Bradley, Alice G, 49 W 16th st, to David Weiman, 104 W 130th st & ano. 51 \$200. Apr 5, 1911, 1 yr, 6%. 4:1079. 1,000
 Brodks, Bertha G with Jno H Miller, 116 E 2d st. 10th st, No 510 52, st s, 80.5 w Gorsy 15, 238x38x26.3x31. Prior mt \$12,000. Apr 3, 1911, 5 yrs, 6%. 1028. On yr 70th st \$4 ano. 51 st No 522, st 3, 57 st 111 av, 25x100.5. Prior mt \$7,500. Apr 5, 1911, 1 yr, 6%. 4:1079. 1,000
 B

- st, Nos 225 to 257, 507, 507, 60 m 24
 Four mts, each \$16,000. Apr 4, due, &c, as per bond. Apr 5

 four mts, each \$16,000. Apr 4, due, &c, as per bond. Apr 5
 64,0

 1911. 5:1424.
 64,0

 Beck, Josephine & Max to Hennessey Realty Co, 220 Bway
 113th st, Nos 245 & 247, n s, 375 w 7th av, 50x100.11. P M

 Prior mt \$60,000. Mar 31, 3 yrs, 6%. Apr 5, 1911. 7:1829
 10.0

 10,000
- nom
- Borck, Max with Bertha G Brooks, 640 Mad av. 10th st. No 417 n s, 258 e Av C, 25x94.10, participation agreement. Apr 1. Apr 6, 1911. 2:380. Barry, Mary with METROPOLITAN LIFE INS CO. 1 Mad av. 151st st, No 524, s s, 280 e Bway, 40x99.11. Extension of \$36,-000 mt until Mar 1, 1914, at 5%. Apr 4. Apr 6, 1911. 7:2082.

- Carfolite, Genaro, 260 Wadsworth av to Robt Weber, 22 W 120th st, et al, exrs &c Jno Weber. Amsterdam av, e s, 1250.4 n Laurel Hill ter, 100x271.5 to Ft George Park x101.3x255.6, ex-cept part for Ft George Park. Apr 1, 3 yrs, 5%. Apr 4, 1911. 8:2149. Coggar Inc. V. te. FMICD LAND, DAVID 12.600

- Bight for Pf George Fank. Apr 1, 6 yrs, 6,7, Apr 4, 1911.
 Sight for Pf George Fank. Apr 1, 6 yrs, 6,7, Apr 4, 1911.
 Coggey, Jno V to EMIGRANT INDUSTRIAL SAVINGS BANK.
 G9th st, No 219, n s, 324 e 3d av, 28x100.5. Apr 3, 3 yrs, 5%.
 Apr 4, 1911. 5:1424.
 Subordination agt. Apr 1.
 Apr 4, 1911. 5:1424.
 Coleman, Aaron, 50 W 68th st to Fannie E Clark, 316 W 95th st.
 Coleman, Aaron, 50 W 68th st to Fannie E Clark, 316 W 95th st.
 Coleman, Aaron, 50 W 68th st to Fannie E Clark, 316 W 95th st.
 Coleman, Aaron, 50 W 68th st to Fannie E Clark, 316 W 95th st.
 Coleman, Aaron, 50 W 68th st to Fannie E Clark, 316 W 95th st.
 Coleman, Aaron, 50 W 68th st to Fannie E Clark, 316 W 95th st.
 Coleman, Aaron, 50 W 68th st to Fannie E Clark, 316 W 95th st.
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 Coleman, Aaron, 50 W 68th st to Fannie E Clark, 316 W 95th st.
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 Coleman, Aaron, 50 W 68th st to Fannie E Clark, 316 W 95th st.
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 Coleman, Aaron, 50 W 68th st to Fannie E Clark, 316 W 95th st.
 Coleman, Aaron, 50 W 68th st to Fannie E Clark, 316 W 95th st.
 Coleman, Aaron, 50 W 68th st to Fannie E Clark, 316 W 95th st.
 Coleman, Aaron, 50 W 68th st to Fannie E Clark, 316 W 95th st.
 Coleman, 4, 4 yrs, 6%. Apr 5, 1911. 8:2132. 180,000

- Chesebrough Bldg Co, 17 State st, to Ruth Livingston, at Hyde Park, N Y. Pearl st, No 12, s s, about 130 e State st, 19.6x 83x19.8x83. P M. Apr 5, 1911, 5 yrs, 4½%. 1:9. 40,000 Clarke, Wm H, 21 W 68th st, to Emma L Lowengard at Hotel Savoy. 5th av, s e cor 59th st. 68th st, No 21, n s, 233 w Central Park West, 16x100.5. P M. Apr 4, 3 yrs, 5%. Apr 5, 1911. 4:1121. 30,000

- 134.5x100.5. Mar 31, 1911, due, &c, as per bond. S:2137. 250,000 Daily, Geo & John A Carlson to Joseph Hamerschlag, 38 W 69th st. Bway, Nos 3931 to 3939, s w cor 165th st. No 600, 125x 100x134.5x100.5. Prior mt \$250,000. Mar 31, due, &c, as per bond. Apr 1, 1911. S:2137. Daily, Geo & John A Carlson to Joseph Hamershlag, 38 W 69th st. Bway, Nos 3921 to 3929, n w cor 164th st, No 601, 125x 100x134.5x100.5. Prior mt \$... Mar 31, due, &c, as per bond. Apr 1, 1911. S:2137. Daily, Geo & John A Carlson to Joseph Hamershlag, 38 W 69th st. Bway, Nos 3931 to 3939, s w cor 165th st, No 600, 125x 100x134.5x100.5. Prior mt \$... Mar 31, due, &c, as per bond. Apr 1, 1911. S:2137. T6,451 Daily, Geo & John A Carlson to Joseph Hamershlag, 38 W 69th st. Bway, Nos 3931 to 3939, s w cor 165th st, No 600, 125x100 x134.5x100.5; Bway, Nos 3921 to 3929, n w cor 164th st, No 601, 125x100. Assign rents to secure mt of \$50 000. Mar 31. Apr 1, 1911. 82137. De Barbieri, Maria, 86 Bedford st to Angelo Musanti or Muzanti, 95 Macdougal st. Macdougal st, No 108, e s, 125 n Bleecker st. 25x100. P M. Prior mt \$13,500. Apr 1, 5 yrs, 5%. Apr 3, 1911. 2:540. Dauria, Enrichetta, 1 King st to Providence Giglio, 1963 63d st,
- 29X100. P M. 1107 mt 415,000 mt 3,0 1911. 2:540. 3,0 Dauria, Enrichetta, 1 King st to Providence Giglio, 1963 63d st, Bklyn, N Y. Leroy st, or St Lukes pl, No 15, n s, 318.9 e Hud-son st, 21.8x100. Prior mt \$8,500. Apr 1, installs, 6%. Apr 3, 1911. 2:583. 3,7 Dreicer Realty Co, 560 5th av to Jas A Farley. 26 E 48th st, Mad av, s w cor 48th st, Nos 24 & 26, 100.5x44.9. P M. Prior mt \$165,000. Apr 3, 1911, due Mar 28, 1912, 5%. 5:1283. 82.0 Apr 3,750
- 82 000

- Mad av, s w cor 48th st, Nos 24 & 26, 100.5x44.9. P. M. Prior mt \$165,000. Apr 3, 1911, due Mar 28, 1912, 5%. 5:1283. S2,000 Duncan, Mary E with N Y Assn for Improving the Condition of the Poor, 105 E 22d st. 131s st, No 156, ss. 100 e 7th av, 25x 99.11. Extens of \$18,500 mt until Mar 27, 1914, at 5%. Mar 22. Apr 3, 1911. 7:1915. non Daniel. Lena to Jacob Epstein, 2021 Lafontaine av. Monroe st. No 88, s s, 114.4 e Pike st, 22.8x93.2x22.6x93.10. Prior mt \$18,000. Apr 3, 3 yrs, 6%. Apr 4, 1911. 1:255. 3.500 Demilt Dispensary, 245 E 23d st with Mary W R Dohrman, 308 W 97th st. 127th st, No 82 W. Extension of \$10,000 mt until May 1, 1916 at 4½%. Apr 6, 1911. 6:1724. nom Efron, Jacob to STATE BANK, 378 Grand st. Broome st, No 233, s s, 62 w Essex st, 13x64.3. Prior mt \$______ Mar 30, demand, 6%. Apr 4, 1911. 2:408. 2.500 Epstein, Pincus D & Sarah, 335 E 82d st, to Saml Frankel, 314 E 3d st. S2d st, No 335, n s, 267.6 w lst av, 17.10x102.2. Prior mt \$_______ Apr 4, installs, 6%. Apr 5, 1911. 5:1545. 1.000 Filtpatrick, Kath A to Alfred S Brown, 14 E 44th st, and ano, exrs, &c, Mary N Mayo. 50th st, No 24, s, 365 w 5th av, 16x 100.5. Leasehold. Mar 31, 1911, 3 yrs, 5½%. 5:1265. 1,050 Franco, Giuseppe to Frank Garofalo, 419 E 116th st. 113th st, Nos 339 and 341, n s, 200 w 1st av, 33.4x100.11. P M. Mar 31, 1911, 2 yrs, 6%. 6:1685. 2.000 Fawcett, Mary A to Danl R Kendall, 1 E 60th st, & ano, trustees John L Rogers, 185th st, No 561, n s, 170.3 e St Nich av, 19.10x103. Mar 31, 1911, 5 yrs, 5%. 8:2157. 8.000 Furs, Arnold S to Alfred Liebman, 57 W 58th st. 133d st, Nos 503 to 509. n s, 100 w Ams av, 2 tots, each 37,6x99.11. 2 mts, each \$5,000. Apr 1, 1911, 5 yrs, 5%. 8:2157. 8.000 Furs, Arnold S to Alfred Liebman, 57 W 58th st. 133d st, Nos 503 to 509. Apr 10, and st av, 2048, 7:1987. 10,000 Furs, Arnold S to Alfred Liebman, 57 W 58th st. 133d st, Nos 503 to 509. Apr 1, 1911, 5 yrs, 5%. 8:2157. 8.000 Furs, Arnold S to Alfred Liebman, 57 W 58th st. 133d st, Nos 503 to 509. Apr 1, 1911, 5 yrs, 5%. 8:2157. 8.000 Furs, Arnold

- 3, 1911. 3:937. 20,000 Fire Companies Building Corpn to CENTRAL TRUST CO, 54 Wall st trus . Cedar st, Nos 13 to 27, n s, 124 e Wm st, runs n 54.4 x e 0.3 x n 2.10 x e 30.1 x n 76.5 to s s Maiden lane, Nos 78 to 88, x e 143.4 x s 71.5 x e 1.2 x s 59.10 to Cedar st, x e (?) should be w 173.5 to beg. Apr 1, due Apr 1, 1961, 4½%. Apr 3, 1911. 1:42. gold bonds 2,000,020 Same to same. Same property. Certificate as to above mt Apr 1. Apr 3, 1911. 1:42. Fifth Av & 12th St Co to EQUITABLE LIFE ASSUR SOC OF U S. 5th av, Nos 53 & 55, n e cor 12th st, No 1, runs n 131.6 x e 100 x s 28.4 x e 50 x s 103.2 to 12th st, x w 150 to beg. Bldg loan. Apr 1, due Apr 1, 1921, 6%. Apr 3, 1911. 2:570. 1,250,000
- 1,250,000
- 1,250,000 Same to same. Same property. Certificate as to above mt. Mar 31. Apr 3, 1911. 2:570. Farquharson. Jessie & Margt Wheelock to Mary S Bierstadt, 1 W 58th st. 5th av. No 724, w s, 50.5 n 56th st, 25x100. P M. Apr 3, 1911, 5 yrs, 5% 5:1272. Finkelstein, Abram. 200 W 111th st. to General Theological Sem-inary of The P E Church in U S, 175 9th av. 112th st, Nos 46 & 48, s s. 110.3 e Madison av, 40.3x100.11. Mar 28, 5 yrs, 5%. Apr 4, 1911. 6:1617. Same & Isaac Cohen with same. Same property. Subordination agt. Apr 3. Apr 4, 1911. 6:1617.

Finn, Patk J & Jno May to Geo Ehret, 1197 Park av. 7th av, Nos 875 to 879, s e cor 56th st, Nos 162 to 166, 75.5x100. P M. Prior mt \$160,000. Apr 3, 1 yr, 5%. Apr 4, 1911. 4:1008.

- Gotthelf, Saml with County Holding Co, 128 Bway. St Nich av, Nos 1240 to 1246, n e cor 172d st, 94.6x125. Subordination agreement. Mar 31. Apr 1, 1911. 8:2129. nom GREENWICH SAVINGS BANK with Everett P Wheeler, 735 Park av. 114th st, No 29 W. Extension of \$10,000 mt until Feb 23, 1914, at 4½%. Mar 10. Apr 1, 1911. 6:1598. nom GUARANTY TRUST CO of N Y, 28 Nassau st, with Martha E & Isabella M Pettus, 350 W 71st st. Madison av, No 415. Exten-sion of \$42,000 mt until Mar 31, 1916, at 4½%. Apr 1, 1911. 5:1284. nom

- sion of \$42,000 mt until Mar 31, 1916, at $4\frac{1}{2}\%$. Apr 1, 1911. 5:1284. nom Goldberg, Philip with Geo G Kip at Morristown, N J. 21st st, No 209, n s, 125 n w 7th av, -x-. Extension of \$30,000 mt until Dec 8, 1915 at 5%. Jan 23. Apr 3, 1911. 3:771. nom Goduti, Giuseppe, 2996 Park av to Geo M Anderson, 510 W 158th st. 115th st, No 339, n s, 125 w 1st av, 25x100.11. Leasehold. Apr 3, 3 yrs, 6%. Apr 4, 1911. 6:1687. 7,500 Gossett, Solomon to Lawyers Mortgage Co, 59 Liberty st. Ridge st, No 146, e s, 75 n Stanton st, 24.9x47.5. Mar 27, 5 yrs, 5%. Apr 4, 1911. 2:345. 14,500 Grand Investing Co to Aaron Goodman, 6 Beekman pl. 3d av, Nos 267-271, e s, 44.2 n 21st st, 54.8x75. P M. Prior mt \$55,000. Mar 30, 7 yrs, 6%. Apr 4, 1911. 3:902. 21,000 Gordon, Jacob with Rosie Gordon. Mott st, Nos 124 & 126. Ex-tens of \$15.000 mt until Apr 1, 1916, at 6%. Apr 3. Apr 5, 1911. 1:238. nom Gabriel, Abraham to Thos G Field trustee Henry Weil, at Cedar-hurst, L I. 150th st, Nos 308 & 310, s s, 150 w Sth av, 50x99.11. Mar 27, 5 yrs, 5%. Apr 5, 1911. 7:2045. 40,000 Gerson, Auguste, 313 Broome st, to Noah Benevolent Widows & Orphans Assn, 145 E 58th st. Water st, No 379, s s, 66.10 e Oliver st, 16.2x80.3x16.3x80.3. Apr 4, 5 yrs, 5%. Apr 5, 1911. 1:251. 4000 GREENWICH SAVINGS BANK with Bernard A Ottenberg & Julius
- GREENWICH SAVINGS BANK with Bernard A Ottenberg & Julius Raunheim, at 495 West End av & Lucien D Bloch, 316 W 79th st, exrs & Adolphus Ottenberg. 114th st, No 302 W. Extens of \$13,500 mt until Apr 1, 1914, at 4½%. Mar 30. Apr 5, 1911. 7:1847.

- mit \$100,000. Mar 50, due Apr 1, 1515, 077. Mar 51, 1517, 17 1979. Habicht, Anna to Wm M Watson, at 3d av, n e cor 173d st. Lenox av, No 347, w s, 79.11 n 127th st. 20x100. Prior mt \$21,000. Mar 30, due, &c, as per bond. Mar 31, 1911. 7:1912. 1,900 Hamerschlag, Joseph to Geo Daily, 440 E 136th st. & John A Carlson, 505 W 146th st. Bway, Nos 3931 to 3939, s w cor 165th st. No 600, 125x100x134.5x100.5. Reassignments of rents. Mar 31. Apr 1, 1911. 8:2137. nom Hebrew Technical School for Girls with Herman Ludemann. 13th st. No 149 W. Extension of \$12,000 mt until Mar 3, 1916, at $54\frac{1}{2}\%$. Mar 9. Apr 1, 1911. 2:609. nom Hirschfeld, Leo with W Forbes Morgan, Jr, 140 W 57th st, trustee. 28th st, No 20 E. Agreement as to share ownership in mt. Mar 22. Apr 1, 1911. 3:857. nom Holland Holding Co, 11 Pine st to Mary R Heather, 244 W 104th st. 29th st, No 129, n s, 319.4 w 6th av, 17.8x37.7x18.2x42. P M. Prior mt \$5,000. Apr 1, 1911, 1 yr, 6%. 3:805. 10.000 Harlow, Jno J to Lawyers Mort Co, 59 Liberty st. 49th st, No 435. n s, 425 w 9th av, 25x100.5. Apr 3, 1911, 5 yrs, 5%. 4:1059. 18.000 Harft, Chas to Thos J Falls at Milford, Conn. 8th st, No 55 Data and the standard to the standard the st

- Harlow, Jno J to Lawyers Mort 55, Apr 3, 1911, 5 (18, 000) 4:1059. 18,000 Harft, Chas to Thos J Falls at Milford, Conn. 8th st, No 55 (Clinton pl), n s. 323.1 w Bway, 37.6x93.11. Leasehold. Apr 3, 1911. due June 1, 1914, 6%. 2:560. nom Hearn (Jno J) Constn Co, 505 5th av to Lawyers Mort Co, 59 Lib-erty st. 35th st, Nos 148 & 150, s s. 169.3 e Lexington av, 44.3x97.6. Apr 4, 1911, 3 yrs, 5%. 3:890. 60,000 Same to same. Same property. Certificate as to above mt. Apr 4, 1911. 3:890. 60,000 Hearn (Jno J) Constn Co, 505 5th av to Jas Livingston Constn Co, 18 W 27th st. Park av, No 511. s e cor 60th st, Nos 100 to 104, 100.5x60. P M. Prior mt \$415,000. Apr 4, 1911, 3 yrs, 6%. 5:1394. 50,000 Hof, Henry to Louise Franz. 402 E 52d st. 3d av. No 585, e s, 1,400

Mortgages Manhattan **RECORD AND GUIDE**

NIS C. BRUSSEL ELECTRIC WIPARA FUS AND HEAT POWER BRUSSEL DENNIS The Brussel Method of Electrical Construction represents the highest development of Modera Engineering Engines and Generators Installed Also Telephones, Pumps, Motors LICHT-Telephone T220 Mad. Sq. 15 W. 29th St., New York

- Holland Holding Co to Wm P Dixon, 29 W 49th st. 29th st, Nos 131 to 135 & Pacific pl, Nos 2 to 6, n s, 406.7 e 7th av, runs n 98.9 x e 65.10 x s 43.11 x e 3.10 x s 14.1 x w 18.2 x s 37.7 to st x w 56.5 to beg. P M. Apr 4, due, &c, as per bond. Apr 5, 1011 2.805
- x w 36.5 to beg. F M. Apr 4, due, &c, as per 504... 110,00 1911. 3:805. 110,00 Honeck, Jno G W of Mt Vernon, N Y & Kath A Honeck of N Y to Lawyers Mort Co, 59 Liberty st. 2d av, No 495, s w cor 28th st, Nos 242 & 244, 24.8x100. Apr 5, 1911, 5 yrs, 5%. 3:908. 32.00 32 000

- TRUST CO. Apr 3, 1911.

- Apr 3, 1911. Irwin, S Nelson, 241 W 51st st to Israel Lebowitz, 854 West End av. West End av, No 698, s e cor 94th st, runs e 55 x s 30.11 x w 12 x n 12.6 x w 43 to West End av, x n 18.5 to beg. P M. Prior mt \$26,000. Apr 3, 1911, 1 yr, 6%. 4:1241. 5,000 Jefferson, Sarah A with Amelia Bingham, 40 E 31st st. River-side Drive, No 103. Extension of \$25,000 mt until Apr 3, 1915 at 4½%. Mar 31. Apr 3, 1911. 4:1245. nom Jarmulowsky, Meyer with Lawyers Mort Co,107th st, No 336 E. Agreement as to share ownership in Mt. Mar 31. Apr 4, 1911. 6:1678. nom Agreem 6:1678. nom

- 6:1678. nom Jackson, Mary A to TITLE GUARANTEE & TRUST CO. 90th st, No 137, n s, 253.6 e Ams av, 26.9x100.8. Apr 4, 1911, due, &c, as per bond. 4:1221. 17,000 Jaeger, Wm D H to A Gertrude Cutter, 781 Lex av. Lexington av, No 775, e s, 60.5 s 61st, 20x80. P M. Prior mt \$----. Apr 6, 1911, 5 yrs, 4½%. 5:1395. 22,000 Kaldenberg, Fredk J, of Tarrytown, N Y, to Marion D Carrere, at White Plains, N. Y. Broome st, No 431, s s, abt 25 w Crosby st, 25x103x25x102, w s; Broome st, No 433, s s, abt 50 w Crosby st, 26x101x26x102. Mar 30, 5 yrs, 5%. Mar 31, 1911. 2:473. 60,000 60.000
- Same to Rudolph Schalk, 1 W 30th st. Same property. Prior mt \$60,000. Mar 30, due, &c, as per bond. Mar 31, 1911. 2:473.

- Same to Rudolph Schalk, 1 W 30th st. same property. 1410, 42, \$60,000. Mar 30, due, &c, as per bond. Mar 31, 1911. 2:473. \$500Keiser, Geo to MUTUAL LIFE INSURANCE CO OF N Y. 57th st, No 24, s s, 28.6 w Mad av, 18.6x100.5. Prior mt \$—. Mar 29, due, &c, as per bond. Mar 31, 1911. 5:1292. 30,000 Kempter, Max J to Emma Weiss, 333 E 83d st. 82d st, No 340, s s, 175 w 1st av, 25x102.2. P M. Prior mt \$9,000. Mar 30, 5 yrs, 6%. Mar 31, 1911. 5:1544. 4,750 Kempter, Max J to Wm Schroeder, 348 E 86th st. 86th st, No 348, s s, 100 w 1st av, 25x102.2. P M. Prior mt \$13,000. Mar 30, 5 yrs, 6%. Mar 31, 1911. 5:1548. 2,500 Kampfer, Aug H to Geo Ehret, 1197 Park av. 2d av, No 1407. Saloon lease. Mar 28, demand, 6%. Mar 31, 1911. 5:1428. 6,000 Kramer, Yatty, 311 w 139th st, to Delia G Levy, 311 w 139th ct, Av A, No 109, s w cor 7th st, No 130, 22.11x100. Prior mt \$68,000. Apr 1, 1911, demand, 6%. 2:434. 5,000 Kaiser, Chas 76 E 177th st with Mary S Clarkson, 611 W 158th st. 1st av, No 2358. Extens of \$7,000 mt until July 9, 1916, at 5%. Apr 3. Apr 4, 1911. 6:1808. 100 Krauss, Philip to Anton Antosch & ano, 690 3d av. 2d av, No 1846, e s, 100.8 s 96th st, 25x100. P M. Prior mt \$20,000. Apr 3, 3 yrs, 6%. Apr 4, 1911. 5:1558. 1,500 King, Abraham to TITLE GUARANTEE & TRUST CO. 8th av, No 2072, e s, 25.2 n 112th st, 25.2x100. Apr 4, 1911, due, &cc. as per bond. 7:1828. 25,000 Kilis, Abraham to TITLE GUARANTEE & TRUST CO. 8th av, No 2072, e s, 25.2 n 112th st, 0545, n s, 150 e Bway, 25x99.11. Apr 4, 5 yrs, 5%. Apr 5, 1911. 7:1980. 20,000 Kilis, Abraham to TITLE GUARANTEE & TRUST CO. 8th av, No 2072, e s, 460 e Lenox av, 25x99.11. P. M. Prior mt \$15,000. Kuitash, Geo to St Andrews Convalescent Hospital, 211 E 17th st. 17th st, Nos 211 & 213, n e s, 406 n w 2d av, 30x92. P M. Apr 4, due, &c, as per bond. Apr 5, 1911. 3:308. 20,000 Kuretsky, Jennie to Ruben Siegel, 4 E 108th st et al. 133d st, No 32, s s, 460 e Lenox av, 25x99.11. P. M. Prior mt \$15,000. Apr 1, 3 yrs, 6%. Apr 6,

- 1911. 6:1655.
 12,000

 Lynch, Anna M individ & as extrx Saml Lynch with Regina L
 Reese.
 122d st, No 70, s s, 100 w Park av, 20x100.11. Extension of \$3,000 mt until June 20, 1914, at 6%. Feb 3. Mar

 31, 1911. 6:1747.
 nom

 Leverich, Annie F to LAWYERS TITLE INS & TRUST CO. Henry
 nom

 st, No 128, s s, 227.7 w Rutgers st, 23.10x100. Mar 31, 3 yrs,
 5%. Apr 1, 1911. 1:273.
 13,500

 Leibold, Jno to Lewis S Goebel, 338 W 87th st. Prince st, No
 197, n s, 75 w Sullivan st, 25x100. Mar 15, 3 yrs, 5%. Apr 3,
 3,000

 Levy, Louis, Jos & Michl exrs, &c, Lottie Levy with Solomon Plaut,
 135 Central Park West. 15th st, No 431 E. Extension of \$17,-000 mt until May 3, 1914 at 5%. Mar 21. Apr 3, 1911. 3:947.
 nom

- nom

- nom Lovejoy, Florence S to Christian Kuster at Peekskill, N Y. 38th st, No 337, n s, 300 e 9th av, 25x98.9. P M. Mar 25, 5 yrs, 5%. Apr 3, 1911. 3:762. 13,000 Lieberknecht (H) Co, 45 Crosby st, to CENTRAL TRUST CO, 54 Wall st. Crosby st, Nos 45 & 47, e s, abt 140 n Broome st, 50x100. Apr 4, 1911, 5 yrs, 4½%. 2:482. 97,500 Louis, Jno to Isabella, wife Geo Boger at Ocean Side, L I. 41st st, No 554, s s, 80 e 11th av, 20x74.1. Apr 1, 3 yrs, 5½%. Apr 3, 1911. 4:1069. 3,500
- nom
- nom
- Apr 5, 1911. 4:1069. 3,50 Luning, Herman with Pacifica & Carolina Simoni, 349 W 27th st, & Ambrosina S Monti, 332 W 28th st. 27th st, No 349, n s, 270 e 9th av, 21.3x98.9. Extens of \$8,000 mt until Apr 2, 1916, at 5%. Apr 3, 1911. 3:751. no LINCOLN TRUST CO with Nebo Realty Co. 101st st, Nos 343 & 345 E. Extens of \$30,000 mt until June 28, 1915, at 5%. June 14, 1910. Apr 4, 1911. 6:1673. no Lenahan, Jno S to Ferdinand R Minrath, 119 W 75th st. Amster-dam av, No 1761, n e cor 147th st, No 471, -x-. ¼ part all title. Prior mt \$---. Apr 3, demand, 6%. Apr 4, 1911. 7:2062. 10 211

Lawrence, W awrence, Gustavus L, 2228 Bway to Wadsworth Bldg Co, 165 Bway. Wadsworth av, s e cor 181st st, 100x25. P M. Prior mt \$18,500. Apr 3, due, &c, as per bond. Apr 4, 1911. 8:2162 10.5 165 10,500

- Lawyers Mort Co with Louis Mutnick. Norfolk st, Nos 123 to 127, on map No 123, s w cor Rivington st, No 129, 60x50. Extens of \$60,000 mt until Apr 3, 1916, at 4½%. Apr 3. Apr 4, 1911. 2:353.
- 2:353. nom Lorde, Marvin with BOWERY SAVINGS BANK. 5th st, No 234. Extens of \$10,000 mt until Apr 8, 1916, at 4½%. Mar 28. Apr 5, 1911. 2:460. nom Lefferts, Carrie B or Carrie E devisee Peter C Baker with BOWERY SAVINGS BANK. 65th st, No 34 E. Extension of \$35,000 mt until July 31, 1914 at 4½%. Apr 1. Apr 6, 1911. 5:1379. nom
- L & M Holding Co to Henry A Brann, 527 Manhattan av. Manhattan av, No 527, w s, 20.11 s 122d st, 16x90. Prior mt \$10,000. Mar 30, 2 yrs, % as per bond. Apr 6, 1911. 7:1948. 2,000 Liberty Storage & Warehouse Co to SEAMENS BANK FOR SAV-INGS, 76 Wall st. 64th st, Nos 43 to 47, n s, 500 w Central Park W, runs n 200.10 to s s 65th st, Nos 48 & 50, x w 50 x s 100.5 x w 25 x s 100.5 to 64th st, x e 75 to beg. Apr 6, 1911, 5 yrs, 4½%. 4:1117. S0,000 Same to same. Same property. Consent to above mt. Mar 15. Apr 6, 1911. 4:1117. Maier, Benj with Moritz Weiss, 309 E 79th st. 79th st, No 309 E. Extension of \$2,000 mt until Mar 30, 1915, at 6%. Mar 30. Mar 31, 1911. 5:1542. nom McKenna, Cath E to EMIGRANT INDUSTRIAL SAVINGS BANK.

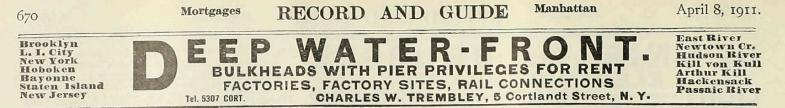
- Extension of \$2,000 mt until Mar 30, 1915, at 6%. Mar 30. Mar 31, 1911. 5:1542. nom McKenna, Cath E to EMIGRANT INDUSTRIAL SAVINGS BANK. 119th st, Nos 121 to 125, n s, 250.6 e Park av, 60.9x100.11. Mar 31, 1911, 5 yrs, 5%. 6:1768. 20,000 Montefiore Home with See-Em Holding Co. 124th st, Nos 222 and 224 E. Extension of \$34,000 mt until Apr 2, 1916, at $5\frac{1}{2}$ %. Mar 10. Mar 31, 1911. 6:1788. nom MUTUAL LIFE INS CO of N Y with Harris Mandelbaum et al. 3d av, Nos S18 to S24, n w cor 50th st, Nos 155 to 159, 100.5 x107. Extension of \$125,000 mt until Apr 1, 1913, at $4\frac{1}{2}$ %. Apr 8, 1910. Mar 31, 1911. 5:1305. nom Manning, Wm with METROPOLITAN LIFE INS CO, 1 Mad av. Lex av, Nos 2021 to 2025, s e cor 123d st, No 146, 100.11x35. Extension of \$45,000 mt until Apr 1, 1914, at 5%. Mar 30. Mar 31, 1911. 6:1771. nom Manheimer, Joseph to Harris D Colt, 14 E 60th st. 28th st, No 135, n s, 453.4 w 6th av, 26.8x98.9. Mar 30, due May 1, 1916, $4\frac{1}{2}$ %. Mar 31, 1911. 3:804. 25,000 Mayer, Samson to Lücy Breen, 1210 Tinton av. Mad av, No 1320, w s, 84.8 n 93d st, 16x87.9. Mar 30, due July 1, 1912, 6%. Mar 31, 1911. 5:1505. 2,000

- w s, 84.8 n 93d st, 16x87.9. Mar 30, due July 1, 1912, 6%. Mar 31, 1911. 5:1505. 2,000 Marcus, Nathan to Lawyers Mortgage Co, 59 Liberty st. Chrystie st, No 48, e s, abt 25 n Canal st, 25x100. Mar 30, 5 yrs, 5%. Apr 1, 1911. 1:302. 26,000 Mott, Jos C, of Great Neck, L I, to Chelsea Realty Co, 135 Bway. 55th st, No 20, s s, 80.6 w Mad av, 22.6x100.5. Mar 31, 1 yr, 6%. Apr 1, 1911. 5:1290. 2,500 METROPOLITAN SAVINGS BANK to Wm W, Jos & Chas Wat-kins. 118th st, No 322 E. Certificate as to payment of \$4,000 on account of mt. Mar 31. Apr 1, 1911. 6:1689. McLoughlin, Jno with BOWERY SAVINGS BANK. 105th st, No 156 W. Extension of \$20,000 mt until Mar 8, 1916 at 4½%. Mar 8. Apr 3, 1911. 7:1859. nom MacSorley, Margt F at Valley Place, Edgewater, N J to Jos Zis-kind, 42 Manhattan st. Manhattan st, No 42, s w s, 177.5 n w 125th st, 25.6x81x17.10x-. Frior mt \$---. Apr 1, due Apr 15, 1912, 6%. Apr 3, 1911. 7:1966. 1,009 Mulligan, Wm to Beadleston & Woerz, 291 W 10th st. 129th st, No 622, n s, 275 w Bway (11th av), 25x199.10, given as col-lateral security for chattel mt covering chattels in No 617 W 129th st. Apr 1, demand, 6%. Apr 3, 1911. 7:1996. 4,000 McCabe, Jas W to Rosa A McCabe, 18 E 119th st. 119th st, No 22, s, 168.10 w Madison av, 15.7x100.11. Apr 3, 3 yrs, 6%. Apr 4, 1911. 6:1745. 3,000 Meister & Bach Realty Co, 220 Bway, with Jacob Regensberg, 101 W 140th st. 115th st, No 16 E. Extens of \$3,500 mt until May 1, 1912, at % as per bond.. Apr 3. Apr 4, 1911. 6:1620. nom Mentor Realty Co to TITLE INSURANCE CO of N Y. Pinehurst

- Not W. 1901 St. 1101 St. No 10 L. Extens of \$5,500 mt until May 1, 1912, at % as per bond. Apr 3. Apr 4, 1911. 6:1620.
 Mentor Realty Co to TITLE INSURANCE CO of N Y. Pinehurst av, n e cor 179th st, 100.2x100. Apr 3, 3 yrs, 5½%. Apr 4, 1911. 8:2177. 135,000
 Same to same. Same property. Certificate as to above mt. Apr 3. Apr 4, 1911. 8:2177.
 N Y Tenain & Building Co, 4S9 10th av to Magdalena Baethen-haussen. Certificate as to mt for \$5,000 on property at Larch-mont Park, N Y. Mar 10. Apr 4, 1911.
 Manheimer, Jos to LAWYERS TITLE INS & TRUST CO. 28th st, No 139, n s, 500 w 6th av, 29.6x-x31x98.9. Apr 5, 1911, 5 yrs, % as per bond. 3:804. 30,000
 Manhattan Freehold Co to Frances C Duryea at Nyack, N Y, et al trustees Wm Duryea. Beekman st, No S3, s s, S3.2 w Cliff st, runs s w 64.10 x n w 1.6 x s w 45.2 x n w 25.6 x n e 107.11 to Beekman st x s e 30.1 to beg. Apr 4, due, &c, as per bond. Apr 5, 1911. 1:94. 46,000
 Same to same. Same property. Certificate as to above mt. Apr 3. Apr 5, 1911. 1:94.
 Munden Constn Co to Isaac Miller, 11 W 114th st. Pinehurst av, s e cor 179th st, 100x100.1. Bldg Ioan. Prior mt \$52,000. Apr 4, 2 yrs, 6%. Apr 5, 1911. 8:2177. 20,000
 Same to same. Same property. Certificate as to above mt. Apr 42d st & Bway. 42d st, Nos 207 to 211, n s, 131 W 7th av, 69x100.4, leasehold. Extension of 2 mts aggregating \$100,000 until Mar 31, 1913 at 6%. Mar 31. Apr 5, 1911. 4:1014. nom Moore, Wm M to City Real Estate Co, 176 Bway. 140th st, s s, 150 w Ams av, 75x99.11. P M. Apr 5, due, &c, as per bond. Apr 6, 1911. 7:2071. 31,000
 Malatzky, Jacob with J Henry Dutting, 30 W 65th st. 77th st, No 103 W. Extension of \$7,000 mt until Mar 15, 1912 at 6%. Apr 5. Apr 6, 1911. 4:1149. nom
 Noe, Ida to John J Harlow, 340 W 51st st. 46th st, No 508, s s, 100 w 10th av, 20x100. Prior mt \$5,000. Mar 29, 5 yrs, 6%. Mar 31, 1911. 4:1074. 4,800

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- New JerseyTel. 5307 CORT.CHARLESNeumann, Leon J and Louis M Even to Sol Lorsch, 266 Lenox av.
Lenox av, No 262, e s, 25.5 n 123d st, 20x75. P M. Mar 31,
1911, 5 yrs, 5%. 6:1721.21,000N Y & N J Holding Co to TITLE GUARANTEE & TRUST CO.
Certificate as to six mts covering land in Bklya, N Y. Mar 30.
Mar 31, 1911.21,000N Y LIFE INS & TRUST CO, 52 Wall st, with Franklin C Albee,
6 Washington av. White Plains, N Y. Central Park West,
Nos 414 & 415, n w cor 101st st, Nos 1 & 3, 100.11x149. Ex-
tension of 4 mts aggregating \$215,000, until Mar 31, 1913,
at 5%. Mar 31, 1911. 7:1837.nomSeligsberg, Regina with Isaac Litowich. 112th st, No 34 W.
Extension of \$25,000 mt until Apr 8, 1914, at 5%. Mar 30.
Mar 31, 1911. 6:1555.nomNagel, Ottilie E to Isaac Hirschhorn, 161 E S9th st.
No 161, n s, 200 w 3d av, 25x100.8. Prior mt \$20,000. Mar
31, 3 yrs, 6%. Apr 1, 1911. 6:1515.4,000Natanson, Jonas W to Public Bank of N Y a corpn. 100th st.
No 105, n s, 51 e Park av, 25x75. Prior mt \$14,000. Dec 31,
1900, due Nov 1, 1913, 6%. Apr 6, 1911. 6:1628.4,000O'Connell, Kath M, 2362 Crotona av, to Ellen McDonough, S81 Sth
av. 30th st, No 131, n s, 325 w 6th av, 75x98.9. Prior mt
\$300,000. Apr 1, demand, 6%. Apr 4, 1911. 3:801.5,000Solson (Jno E) Constn Co to Eliz J Webb, 445 Park rd N W, Wash,
D C. 25th st, No 131, n s, 325 w 6th av, 75x98.9. Prior mt
\$300,000. Apr 1, demand, 6%. Apr 4, 1911. 3:801.5,000Same to same. Same property. Certificate as to above mt. Apr
4. Apr 4, 1911. 3:801.5,000Same to same. Same property. Certificate as to above mt. Apr
4. Apr 4, 1911. 3:801.5,000Same to same. Same property. Certificate as to above mt. Apr
4. Apr 1:206.

- 1:206. 4,000Pettus, Martha E & Isabella M to GUARANTY TRUST CO OF N Y, 2S Nassau st. Madison av, No 415, e s, 22 n 48th st, 19.6x100. Equal lien with mt for \$42,000. Mar 25, due, &c, as per bond. Mar 31, 1911. 5:1284. 11,000 Putterman, Rosie, 677 De Kalb av, Bklyn, N Y, to Jacob C Heinsheimer, 104 W 70th st, & ano. 4th st, Nos 213 & 215, n s, 273.4 w Av B, 47.8x96.2. Prior mt \$54,000. Mar 31, in-stalls, 6%. Apr 1, 1911. 2:400. 26,000 Peters, Wm H, 149 W 66th st to Isabella Widder widow, 149 W 66th st. 66th st, No 149, n s, 302.6 e Ams av, 27x100.5. Prior mt \$19,000. Mar 29, 5 yrs, 4%. Apr. 3, 1911. 4:1138. 7,000 Pincus, Benj to Giraud F Thomson & ano exrs Isabella T Jackson, 12S Central Park South. 3d av, No 453, e s, 25 n 31st st, runs e 100 x n 25 x w 15 x s 0.6 x w 85 to e s 3d av x s 24.6 to beg. P M. Apr 4, 1911, 5 yrs,5%. 3:912. 21,000 Phelps Stokes, Isaac N to Mary D Gerard, 725 5th av. Park_av,
- runs e 100 x h 25 x w 15 x 5 0.5 x w 35 10 e 2 50 a x 4 x 5 2130 c beg. P M. Apr 4, 1911, 5 yrs,5%. 3:912. 21,000 Phelps Stokes, Isaac N to Mary D Gerard, 725 5th av. Park av, No 1141, n e cor 91st st, No 101, 20.5x70: Park av, No 1157, n e cor, 92d st, No 101, 28x88.6. Prior mt \$68,000. Apr 4, 3 yrs, 6%. Apr 5, 1911. 5:1520 & 1521. 15,000 Paddell Co to Wilson Distilling Co, 15 Exchange pl, Jersey City, N J. 6th av, No 518, s e cor 31st st, -x-. Leasehold. All title. Apr 4, installs, 6%. Apr 5, 1911. 3:832. notes 10,000 Same to same Same property. Consent to above mt. Apr 4. Apr 5, 1911. 3:832. Quel, Hetty to TITLE GUARANTEE & TRUST CO. East Broad-way, No 217, s s, abt 25 w Clinton st, 24x87.6. Apr 3, due, &c, as per bond. Apr 5, 1911. 1:285. 22,000 Reliant Holding Co to LAWYERS TITLE INS & TRUST CO. 87th st, No 316, s s, 220 w West End av, 20x100.8. Prior mt \$---. Mar 31, 1911, 3 yrs, 6%. 4:1248. 20,000 Same to same. Same property. Certificate as to above mt. Mar 31, 1911. 4:1248.

- Same to same. Sam 31, 1911. 4:1248.
- Same to same. Same property. Certificate as to above mr. Mat 31, 1911. 4:1248.
 Rector, &c, Protestant Episcopal Church of St Peter to FARMERS LOAN & TRUST CO, 22 Wm st. 19th st, No 345, n s, 287.6 e 9th av, 21.10x63.6. P M. Mar 31, 1911, 3 yrs, % as per bond. 3:743. 6,500
- 3:743. Renwick, Wm. C, Edwd J Brockett and Jno G Steenken, trustees Wm R Renwick with F & M Schaefer Brewing Co, 114 E 51st st. 112th st, No 312, s s, 117.11 e Manhattan av, 26x½ blk. Ex-tension of \$22,500 mt until Jan 1, 1913, at 5%. Mar 31, 1911.
- 7:1846. Reliant Holding Co to Allen Hazen at Dobbs Ferry, N Y. 87th st, st, No 318, s s, 240 w West End av, 20x100.8 P M. Prior mt \$\$\st. Mar 24, due Apr 14, 1913, 5%. Mar 31, 1911. 4:1248. \$\$\st. 21,000\$

- Mar 24, due Apr 14, 1913, 5%. Mar 31, 1911. 4:1248. 21,000
 Rieggers, Chas F & Barbara to Mary R Clare, 317 W 108th st, 109th st, No 114, s s, 250 w Col av, 25x100.11. P M. Prior mt \$—. Mar 31, 5 yrs, 6%. Apr 1, 1911. 7:1863. 10,000
 Rothgiesser, Sara with Rosanna T Wynn, 314 E 120th st. 82d st, No 53 W. Extension of \$18,000 mt until Apr 1, 1914, at 445%. Mar 30. Apr 1, 1911. 4:1196. nom
 Rigney, Peter S, of Bklyn, N Y, to TITLE INS CO of N Y. Audubon av, s e cor 170th st, 25x95. Mar 31, 3 yrs, 6%. Apr 1, 1911. 8:2126. 10,000
 Raineri, Giuseppa, 290 Elizabeth st& Billonia Bordonaro, 293
 Elizabeth st to Nathan Kohn, 309 E 10th st. Stanton st, No 12, n s, abt 125 e Bowery, 25x100. P M. Prior mt \$—. Apr 1, 4 yrs, 6%. Apr 3, 1911. 2:427. 1,650
 Renn, Annie T to Theresa M Lowndes, 155 E 106th st. 106th st, No 5, n s, 180 e 5th av, 40x100.11. Prior mt \$30,000. Mar 28, 3 yrs, 6%. Apr 4, 1911. 6:1612. 5,000
 Rose, Minnie, 968 Forest av to Belwood Realty Co, 35 Nassau st. 118th st, No 306, s s, 100 e 2d av, 40.9x100.10. Prior mt \$36,-000. Apr 3, 5 yrs, 6%. Apr 4, 1911. 6:1689. \$500
 Reade, Walstein S, 434 Clermont av, to Nellie K Hulse, 3684 Bway & ano. 11th av, Nos 380 to 386, n e cor 33d st, Nos 559 to 565, -x63x98.9x63. P M. Apr 4, 1911, 3 yrs, 5%. 3:705.
 Reiss, Solomon L to Flora Nordlinger, 146 W 87th st. Greenwich et M0 340 ws 570 10 n Jay st 224x816 (\$224x818. Apr 3, 5)

- 3:103.
 40,000

 Reiss, Solomon L to Flora Nordlinger, 146 W 87th st. Greenwich st, No 340, w s, 70.10 n Jay st, 22.4x81.6x22.4x81.8. Apr 3, 5 yrs, 4½%. Apr 4, 1911. 1:182.
 45,000

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THE PRIVILEGES FOR RENT States of the second states of the

- 349, n s, 115 e Av D, 20x96. Mar 30, 1 yr, 6%. Apr 3, 1911. 2:357. 750 Schinkel, Adolph, 331 9th av with Louise W Simon extrx & Wm Simon, 1 W 68th st. 21st st. No 345 W. Extension of \$23.-000 mt until July 1, 1916 at 5%. Apr 3, 1911. 3:745. nom Society for Ethical Culture in City N Y, 33 Central Park W with Laura Muldoon, 286 Wadsworth av. 126th st. No 265 W. Extension of \$6,500 mt until Apr 25, 1914 at 5%. Mar 27. Apr 3, 1911. 7:1932. nom Shapiro, Louis to Owen Gallagher, 963 Av St John. 9th st, Nos 240 & 242, s s, 74.10 w 2d av, 45.2x46.8x45.2x46.8. Prior mt \$28,000. Apr 3, 2 yrs, 6%. Apr 4, 1911. 2:464. 5,000 Schuchman, Geo to Jas Clarey, 438 W 48th st. 48th st, No 438, s s, 275 e 10th av, 25x100.5. P M. Prior mt \$8,500. Apr 4, 1911, 5 yrs, 5%. 4:1057. 16,500 Solomon, Meyer, 181 Park Row to Saml Wacht, 130 W 122d st. 101st st, Nos 343 to 345, n s, 40 w 1st av, 40010.11. P M. Prior mt \$30,000. Apr 1, 6 yrs, 6%. Apr 4, 1911. 6:1673, 6,500 Sherman Square Realty Corpn, 141 Bway to PITTSBURGH LIFE & TRUST C0, 15 Liberty av, Pittsburg, Pa. Broadway, Nos 139 to 145, s w cor Liberty st, Nos 82 to 88, runs w 159.4 to Tem-ple st x s 82.2 x e 53.7 x n 8.9 x e 102.4 to Bway x n 76.11 to beg. P M. Apr 4, 1911, due Apr 15, 1936, 3½%. 1:50. 3,900,000 3,900,000
- Seybert Realty Co to County Holding Co, 128 Bway. 32d st, Nos 154 & 156, s s, 250 e 7th av, runs s 72.8 x w 15.11 x s 0.1 x w 15 x n 73.3 to st x e 37.10 to beg. Apr 5, 1911, 2 yrs, 5½%. 3:807. (117,000)
- A. I. 15.5 to St X & S1.10 to beg. Apr 5, 1911, 2 yrs, 5½%. 117,000
 Same to same. Same property. Certificate as to above mt. Apr 5, 1911. 3:807.
 Stewart, Jno A & Chas H Marshall trustees of LIVERPOOL & LONDON & GLOBE INS CO in N Y, with Horace C Foote. 84th st, No 23, n s, 350.8 w Central Park West, 17.4x102.2. Extens of \$15,000 mt until Sept 18, 1912, at 4½%. Jan 11. Apr 4, 1911. 4:1198. nom
 Simon, Saml with Addie M Pembleton, 1101 Lex av. 109th st, No 130, s s, 101 w Lex av, 19x100.11. Extens \$7,000 mt until Apr 15, 1914, at 5%. Mar 25. Apr 4, 1911. 6:1636. nom
 Schaffer, Moses, 122 Norfolk st, to Wm Graeber, at New Milford, N J. 18th st, No 417. n s, 365 w Av A, 25x92. Prior mt \$12, -250. Apr 1, 3 yrs, 6%. Apr 5, 1911. 3:950. 750
 Schneider, Wilhelmina L to Lawyers Mort Co, 59 Liberty st. 136th st, No 215, n s, 202 W 7th av, 17x99.11. Apr 5, 1911, 5 yrs, 5%. 7:1942. 7,500

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April 8, 1911.

HAND POWER ELEVATORS suitable for STORES, WAREHOUSES STABLES AND SMALL FACTORIES, INSTALLED AT SMALL COST

OTIS ELEVATOR COMPAN 17 BATTERY PLACE, NEW YORK

Sonneberg, Rose, Lester Klauber & Jos, Louis, & Annie Lewy to LAWYERS TITLE INS & TRUST CO. Broome st, No 318, n s, S5 e Chrystie st, 22.7x100x21 4x100. Apr 3, 5 yrs, 5%. Apr 6, 1911. 2:419.

- LAWDERS TITLE INS & TRUST CO. Broome st, No 318, n s, S5 e Chrystie st, 22.7x100x21 4x100. Apr 3, 5 yrs, 5%. Apr 6, 1911. 2:419. 16,000 Spiegel, Saml with BOWERY SAVINGS BANK. 4th st, No 325, n s. 379.6 w Av D, 20.3x96. Extension of mt for \$11,000 to Apr 3, 1916 at 4½%. Apr 3. Apr 5, 1911. 2:374. nom Sauer, Geo to Lion Brewery, 104 w 108th st. 3d av, No 1475. saloon lease. Mar 31, demand, 6%. Apr 6, 1911. 5:1529. 2,000 Sooysmith, Chas to Flora H Housman at West End, N J. 57th st, No 12, s s, 250 w 5th av, 25x100.5. P M. Prior mt §— Apr 6, 1911, 1yr, 6%. 5:1272. 50,000 Shea, Jno J of Elmhurst, N Y to Polka M Wilkens, 116 E 36th st. 39th st, Nos 636 to 640, s s, 465 w 11th av, 60x88.9. P M. Apr 5, due, &c, as per bond. Apr 6, 1911. 3:684. 27,000 Schlesinger, Adolph to Jonas Weil, 613 Mad av, Lakewood, N J & ano. 60th st, Nos 403 & 405, n s, 100 e 1st av, 2 lots, each 25x100.5; 2 P M mts, each \$5,750; 2 Prior mts \$— each. Apr 1, 5 yrs, 6%. Apr 6, 1911. 5:1455. 11,500 Thirty Union Square Co to Jno H Hicks, 999 Castleton av, Rich-mond, N Y, and ano. Union pl, or sq, No 30, or 4th av, No 187, s e s, 128.6 n e 15th st, 26x125. P M. Mar 31, 1911, due, &c, as per bond. 3:871. 102,500 Same to same. Same property. Certificate as to above mt. Mar 28. Mar 31, 1911. 3:871. 102,500 Turner, Sarah F with Geo W Short, 2041 5th av. 55th st, No 157, n s, 95 w 3d av, 20x100.5. Extension of \$13,000 mt until 157, n s, 95 w 3d av, 20x100.5. Extension of \$13,000 mt until 157, n s, 95 w 3d av, 20x100.5. Extension of \$13,000 mt until 157, n s, 95 w 3d av, 20x100.5. Extension of \$13,000 mt until 157, n s, 95 w 3d av, 20x100.5. Extension of \$13,000 mt until 157, n s, 95 w 3d av, 20x100.5. Extension of \$13,000 mt until 157, n s, 95 w 3d av, 20x100.5. Extension of \$13,000 mt until 157, n s, 95 w 3d av, 20x100.5. Extension of \$13,000 mt until 157, n s, 95 w 3d av, 20x100.5. Extension of \$13,000 mt until 157, n s, 95 w 3d av, 20x100.5. Extension of \$13,000 mt until 157, n s, 95 w 3d av, 20x100.5. Extension

- 6:1799. Same to same. Same property. Certificate as to above mt. Apr 4. Apr 5, 1911. 6:1799. Tilmil Realty Co to Cath J Pryer, 52 W 27th st. 2d av, No 2386, e s, 60.11 n 122d st, 20x80. Apr 4, 3 yrs, 5%. Apr 5, 1911. 6:1799. 10,000
- 6:1799.
 Same to same. Same Property. Certificate as to above mt. Apr 4. Apr 5, 1911. 6:1799.
 227 W 17th St Co to Philip S Henry at Asheville, N C et al exrs Leonard Lewisohn. 17th st, Nos 227 to 239, n s, 280 w 7th av, 120x40x120.4x42.4. Apr 5, 5 yrs, 5%. Apr 6, 1911. 3:767. 115,000
- 115,00 Twenty-Fifth Constn Co to State Realty & Mort Co. 11 Pine st. 29th st, Nos 137 to 141 & Pacific pl, Nos 1 to 7, n s, 346 e 7th av, 60.6x98.9. P M. Apr 5, 1 yr, 6%. Apr 6, 1911. 3:805. 50,000
- av, 60.6x98.9. P M. Apr 5, 1 yr, 6%. Apr 6, 1911. 3:805.50,000 Same to same. Same property. Certificate as to above mt. Apr 5. Apr 6, 1911. 3:805.Utility Realty Co to Annie S Arnold at West Islip, N Y. 30th st, No 113, n s, 163 w 6th av, 25.6x90.2x25x95.6; 30th st, No 111, n s, 163 w 6th av, runs n 95.6 x e 25 x s 99.6 to n s Stewart st x s w 6 to n s 30th st, x w 18.8 to beginning; also all title which Thos Kiernan had at time of his death; also all title to strip bounded n by premises last described, s by n s 30th st, e by boundary line of said premises, No 111 W 30th st, extended through to n s 30th st. Prior mt \$60,000. Mar 30, due Feb 15, 1915, 4½%. Mar 31, 1911. 3:806. 20,000 Same to same. Same property. Certificate as to above mt. Mar 29. Mar 31, 1911. 3:806. 20,000 Wrban, Conrad & Walter to TITLE GUARANTEE & TRUST CO. 6th av, No 21, w s, abt 230 s 4th st, 17.6x100. ½ part. All title. Mar 30, due, &c. as per bond. Mar 31, 1911. 2:589. 3,000 Wyckoff, Clarence P, 25 E 30th st; Marie E Ray at Stoenleigh House, Wimborne, Dorsetshire, Eng, and Florence T Ivory, 16 Coates Gardens, Edinburgh, Scotland, to COLUMBIA TRUST CO, 135 Bway. 55th st, No 52, s s, 82.6 e Mad av, runs s 50.2 x e 17.6 x s 50.2 x e 8.6 x n 100.5 to 105th st x w 26 to beginning. Mar 7, due Jan 1, 1913, 4½%. Mar 31, 1911. 5:1290. 16,000 Wells, Walter A to Chas H Bardwell, 100 W 92d st. 83d st, Nos 158 to 162, s s, 150 e Ams av, 58x115.9x—x111.2. Prior mt \$----. Mar 28, due, &c. as per bond. Mar 31, 1911. 4:1213. 20,000 Wellings, Jos G with County Holding Co, 128 Bway. St Nich av, 20,000

- 20,000 Wellings, Jos G with County Holding Co, 128 Bway. St Nich av, Nos 1240 to 1246, n e cor 172d st, 94.6x125. Subordination agreement. Mar 31. Apr 1, 1911. 8:2129. nom Weiler, Minnie to Jno H Halloran, 213 6th av. 15th st, No 233, n s, 387.3 w 7th av, 25x103.3. Apr 1, 5 yrs, 5%. Apr 3, 1911. 3:765. 16,000 Wintere Chag. 265 No 5th st Boseville N L to Palladium Poolty.

- n s, 531.5 w 101 av, 250105.5. Apr 1, 6 yrs, 576. Apr 3, 1511. 3:765. 16,000Winters, Chas, 265 No 5th st, Roseville, N J to Palladium Realty Co, 20 Nassau st. Hudson st, No 529, w s, 48.7 s Charels st, 21x78x16x78.6. P M. Prior mt \$9,250. Apr 1, due Dec 1, 1913 6%. Apr 4, 1911. 2:631. 6,750Woolbridge, Stephen, 64 Jane st to Geo B Heath, 64 Jane st. Jane st, No 64, s s, 50.6 e Greenwich st, 21.7x44.8x20.6x42.5. Apr 4, 1911, 3 yrs, 5%. 2:625. 3,000Wertheimer, Frances wife of & Maurice Wertheimer to EQUIT-ABLE LIFE ASSURANCE SOCIETY of the U S, 120 Bway. 61st st, No 145, n s, 80 e Lexington av, 21.6x100.5. Prior mt \$15,000. Apr 3, due Dec 1, 1912, 5%. Apr 4, 1911. 5:1396. 10,000
- Same with same. Same property. Agt increasing rate of interest on \$15,000 mt from 4½ to 5%. Apr 4, 1911. 5:1396. no:
 Wiener, Henry with Sarah A Vail. 92d st. No 70, s s, 144.4 e Columbus av, 20x100.8. Extens of \$16,000 mt until Feb 16, 1916, at 5%. Mar 23. Apr 5, 1911. 4:1205. no:
 Wolper, Rebecca with TITLE GUARANTEE & TRUST CO. East Broadway, No 217. Subordination agt. Apr 4. Apr 5, 1911. 1:285 nom
- nom East Broad 1:285

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Weinstock, Harry & Isidor Zucker to Rubsam & Horrmann Bwy Co, 163 Canal st, Stapleton, S I. 2d av, No 416, s e cor 24th st, No 302 E. Saloon lease. Mar 24, demand, 6%. Apr 4, 1911. 3:929. 1.00 1 000

Bronx

BOROUGH OF THE BRONX.

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

- Under this head the * denotes that the property is located in the new Annexed District (Act of 1895). Annuirato, Francesco to Henry Elias Brewing Co, 403 E 54th st. Albany road, No 3160. Saloon lease. Apr 3, demand, 6% Apr 6, 1911. 12:3267. 1.000 Beller, Geo to Linsenmeyer Holding Co, 756 Flushing av. Bklyn, N Y. Vireo av, s e cor 236th st, 110.1x98.10x100x52.8 P M. Apr 1, 2 yrs, 6%. Apr 6, 1911. 12:3307. 1.500 *Buck, Geo W to North N Y Co-operative Bldg & Loan Assoc, 2796 3d av. Ellison av, w s, 225 n Marrin st, -x-. Apr 3, 3 yrs, 6%. Apr 6, 1911. 3.500 *Buck, Geo W to North N Y Co-operative Bldg & Loan Assoc, 2796 3d av. Ellison av, w s, 225 n Marrin st, -x-. Apr 3, 3 yrs, 6%. Apr 6, 1911. 3.500 *Blanchard, Minnie A to Burchard Arens, 237 W 43d st, White Plains rd. n e cor 223d st, 114x80, except part for rd. P M. Mar 30, 5 yrs, 5%. Mar 31, 1911. 5 yrs, 5%. 14,000 *Blanchard, Minnie A to Georgiana B Berrien, 3519 White Plains av. 3d av, e s, 60.6 n Briggs av, 100x130.11 to White Plains rd. x103.2x103. P M. Mar 31, 1911, 5 yrs, 5%. 17,000 *Brown, Jos S to Crawford Real Estate & Bldg Co. 5 E 42d st. Ely av, n w cor Fowler av, runs n 578.11 x w 95 x s 475 x e 45 x s 103.11 to Fowler av, x e 50 to beginning. P M. Mar 15, 3 yrs, 5%. Mar 31, 1911. 5,000 Burckel, Christine E to Martin Klett, 3709 Paulding av. Chisholm st, w s, 250 s Jennings st, 40x119.6x40.4x113.6. Apr 3, 1911, due July 1, 1914, 5½%. 11:2971. 5,000 Busath, Sophie, 3289 Decatur av & Ida Hillmann, 665 Coster st to Leopold Haidegger, 1753 Bathgate av. Lafontaine av, No 2021, w s, 187.6 n 178 th st, 37.6x100. Prior m \$\$27,500. Apr 1, due, & c. as per bond. Apr 3, 1911. 11:2849. 100x100. P M. Apr 1, 5 yrs, 5%. Apr 3, 1911. 11:2849. 100x100. P M. Apr 1, 5 yrs, 5%. Apr 3, 1911. 11:2849. 5,000 Birkmire, Wm H to EMIGRANT INDUS SAVINGS BANK. Tremont av, No 318, ss, 1898 e Anthony av, rung s 57 x s 31.4 x e 30 x n 114.2 to Tremont av, x w 33.6 to beg. Apr 3, 1911, 5 yrs, 5%. Mar 3, 1911. 11:2849. 25,000 *Brooke, Reuben to Thos Mulligan, at Sha

- biteset, berthe to herbert is order, 250 w 36th st. Cruger st. w s. 100 s 187th st, 50x100. Apr 1. 3 vrs. 6%. Apr 3, 1911. 1200 Bergen, Wm C to Mary C Varian, 741 E 232d st. Tremont av or 177th st. s s, 250.5 w Southern Blvd, 25x100. Apr 4, due, &c. as per bond. Apr 5, 1911. 11:2960. 5,000 Boyd, Wethered J, 2814 Morris av to Bernard Loth, 408 W 150th st. Grand Blvd & Concourse, e s, 265.1 n 184th st, 50x53x50.1 x57. Apr 4, due, &c. as per bond. Apr 5, 1911. 11:3160. 6,000 Busher, Eugene J with Daisy E Boose at Long Branch, N J. Prospect av, w s, 350 n 183d st, 50x95. Subordination agt. Mar 27. Apr 5, 1911. 11:3102. nom Benjamin, Edith L with Mary C Mahony. 141st st, No 459 E. Extens of \$4,000 mt until Feb 15, 1916, at 5½%. Feb 28. Apr 4, 1911. 9:2286. nom Bastone, Frank P to Ebling Bwg Co, 760 St Ann's av. West Farms rd, n w cor Freeman st. -x-. Saloon lease. Mar 7, demand, 6%. Apr 4, 1911. 11:3007. 4.200 Cohn, Jos to Sandow Realty Co, 198 Bway. Stebbins av, e s, 499.4 n Westchester av, 25x80. P M. Prior mt \$4,500. Apr 4, 1911, 3 yrs, 6%. 10:2698. 1.500 Cornish (Jno W) Constn Co to Aurelia Boband, 2775 Marion av, Tremont av or 177th st, n s, 59 w Mapes av, 50x100.5. Prior mt \$41,000. Mar 31, 1911, 3 yrs, 6%. 11:3106. 8.0000 Same to same. Same prop. Certificate as to above mt. Mar 31, 1911. 11:3106. 2.000 Cohen, Saml S to Henry Dottenheim, 100 W 80th st. 165th st, n s, 75.6 e Tiffany st, 25x9325x94.11. Mar 30, due, &c, as per bond. Mar 31, 1911. 10:2717. 2.500 C K Realty Co to Manhattan Mort Co, 200 Bway, Mohegan (Grant) av, w s, 331 s 180th st, 44x150 to Crotona Parkway. Prior mt \$-.... Mar 31, 1911. due, &c, as per bond. 11:3118. 300,000 Same to same. Same prop. Certificate as to above mt. Mar 31, 1911. 11:3118. ** Corbett, Wm P to Frank Gass, Inc, 2215 Westchester av. New-bold av (14th st), n s, at line bet lots 381. .382, runs n 1605
- Same to same, pane property and a state property of the second state of the property of the second state o

- Same to same. Same property. Certificate as to above mt. Apr 5, 1911. 11:2977. Same to Israel Karp. 16 E 103d st, & ano. Same property. Prior mt \$37,000. Mar 29, 3 yrs, 6%. Apr 5, 1911. 11:2977. 6,00 Same to same. Same property. Certificate as to above mt. Mar 29. Apr 5, 1911. 11:2977. 6.000

Notice is hereby given that infringement will lead to prosecution.

671

NEW YORK



LONG ISLAND CITY City of N Y to Herman Knobloch, 120 Bway. Transfer of tax lien for yrs 1902 to 1908. Assessed to unknown. Covering lot 14 on 162d st, s s, bet Grant & Sherman avs. Feb 20, 3 yrs, 12%. Apr 5, 1911. 9:2444.
Curran, Mary T, 195 Lander st, Newburgh, N Y, with DOLLAR SAVINGS BANK, N Y, 2688 3d av. 144th st, s s, 475 e Willis av, 25x100. Subordination agreement. Apr 5, 1911. 9:2288.

- nom
- av, 251100. Subortimation agreement approximation agreement approximation agreement approximation agreement approximation agreement approximation and an approximation agreement agreement and a subortimation agreement agreement and a subortimation agreement agreement and a subortimation agreement agreement agreement and a subortimation agreement agreement
- 5.000

- ington av, n w cor 185th st, 28x91. Bldg loan. Mar 30. 5 yrs, 6%, until completion of bldg & 5% thereafter. Apr 5, 1911. 11:3039.
 Same to same. Same property. Certificate as to above mt. Mar 31. Apr 5, 1911. 11:3039.
 Foxvale Realty Co to TITLE GUARANTEE & TRUST CO. Washington av, w s, 28 n 185th st, 2 lots, each 31x96. 2 Bldg loan mts, each \$16,500. Mar 31. 5 yrs, 6%, until completion of bldgs & 5% thereafter. Apr 5, 1911. 11:3039.
 Same to same. Same property. Two certificates as to above mts. Mar 31. Apr 5, 1911. 11:3039.
 Same to same. Same property. Two certificates as to above mts. Mar 31. Apr 5, 1911. 11:3039.
 *Grossberg, Saml H to Mina E Weygandt, 1046 Greene av, Bklyn, N Y. Pugsley av, e s, 108 s Gleason av, 50x105, Unionport. P M. Mar 30, 3 yrs, 6%. Mar 31, 1911. 1,500
 Gruen, Fanny to Edw N Tailer, 11 Washington Sq North & ano, trustees Thos Suffern. Trinity av, No 748, e s, 102 n 156th st, 50x98x50x98.1. P M. Apr 5, 1911, 5 yrs, 5%. 10:2636. 34,000
 *Gass, Frank, 2248 Powell av, to Wm Seitz, 1063 Clay av. Beach av, w s, 506 n Merrill st, 25.3x—x—. Apr 1, 3 yrs, 5½%. Apr 5, 1911. 355 Greene av, Bklyn, N Y. with Louise Allen, 3:20 E 197th st. Webster av, w s, 3:25 n Bedford Park Boulevard, (Southern Boulevard), 2:5x120.11. Agreement modifying terms of mt. Feb 23. Apr 5, 1911. 12:3280. nom
 Greenberg, Bertha with Nathan Greenberg, 1721 Fulton av & Morris Greenberg, 468 7th av. Fulton av, ws, 133.6 s 175th st, 40x107.2x39.10x100. Extens of \$4,500 mt until Apr 1, 1914, at 6%. Apr 3, 1911. 11:2930. nom
 Greenberg, Nathan & Morris & Bertha Greenberg with Ray Weill, 371 W 119th st. Fulton av, w s, 133.6 s 175th st, 40x107.2x 39.10x100. Subordination agt. Apr 1. Apr 3, 1911. 11:2930. nom
 Greenberg, Nathan & Morris & Bertha Greenberg with Ray Weill, 371 W 119th st. Fulton av, w s, 133.6 s 175th st, 40x107.2x 39.10x100. Subordination agt. Apr 1. Apr 3, 1911. 11:2930. nom

- 39.10x100. Subordination agt. Apr 1. Apr 3, 1911. 11:2930. nom Haag, Josef, 790 E 161st st to NORTH SIDE SAVINGS BANK, 3230 3d av. 161st st, s s, 84.9 e Tinton av, 25x101.2. Mar 29, due May 1, 1912, 5%. Apr 4, 1911. 10:2667. 5,000 Hamburger, Amelia E wife of & Bernhard Hamburger to TITLE GUARANTEE & TRUST CO. Union av, No 722, e s, 136 s 156th st, 18.9x93.8x18.9x93.10. Apr 1, due, &c, as per bond. Apr 6, 1911. 10:2675. 4000 Hebble, Christian B to G M Roden, Spuyten Duyvil road. Old Albany Post road, s w s, 627 s e from s e cor land now or for-merly Thos R Thorn et al, called Ice House plot, runs s w 296.8 x s e 200.5 x n e 315 to road x n w 200 to beginning. Mar 21, demand, 5%. Apr 6, 1911. 12:3269. 1,334.18 Heil, Sophia to Geo F Brown, 601 W 149th st. Nelson av, e s, 50.1 n 167th st, 50.2x115.1x49.10x113.9. Apr 5, due, &c, as per bond. Apr 6, 1911. 9:2515. 5,000 *Hooks, Kath P & Geo, 1501 Commonwealth av to Jacob Cohen, 34 W 113th st. Commonwealth av, n w cor Mansion st, 25x100. Prior mt \$4,000. Mar 31, 1911, 1 yr, 6%. 1,500 *Heinrich, Adolf to Chas E Bolton, 1339 Bristow st. Pugsley av, n e cor Powell av, 58x105. P M. Mar 30, 3 yrs, 6%. Mar 31, 1911. 1, 10, 2005. 1,500 *Hunt, Richd H exr Richd M Hunt with Phoebe & Mary G Rauch 2925 Bainbridge av. Road from Williamsbridge to Westchester

- Hunt, Richd H exr Richd M Hunt with Phoebe & Mary G Rauch 2925 Bainbridge av. Road from Williamsbridge to Westchester, adj land Levi Hunt, runs n w to land widow Hill x n e —

FOR

Bronx

- to land Thos Yates, x n e to land of Hunt x s e to begin-ning, contains 12 acres. Extension of \$60,000 mt until Mar 20, 1913, at % as per bond. Mar 18. Mar 31, 1911. nom Hayes, Kath G wife Geo B to Annie Bruns, 423 Mad av, Pali-sade av, s e cor 252d st (South st), 172x312.8x183x304.4. Mar 30, 1 yr, 6%. Mar 31, 1911. 13:3424. S,500 Hempelman, Franz to Maria Silverberg at Hotel Cecil. St Nich av & 118th st. 138th st, s s, 130 e So Boulevard, 15x100; 138th st, s s, 145 e So Boulevard, 15x100. Apr 3, 1911, 3 yrs. 5%. 10:2566. 6,000 Hornig Emil to Kate Schick, 1178 Clay av. Clay av. No 1170, e s.
- Horning, S.S., 1917, 59 (e. 30 Bolievald, 15X10). Apr 5, 1511, 5 (16), 5%. 10:2566. (6,000) Hornig, Emil to Kate Schick, 1178 Clay av. Clay av, No 1170, e.s., 88,7 n 167th st, 38x80. P.M. Prior mt \$----. Apr 1, 2 vrs, 6%. Apr 3, 1911. 9:2426. 1,000 *Halsey, Benj S at North Paterson, N J, to Mary J Haviland, 6 Morningside av, Boston Post rd, n s, 201.8 w from s w s Fish-er's Landing rd, runs n 269.2 x n w 746.1 to e.s White Plains turnpike x s 628.5 x e 422.8 x n 178.1 x e 190.3 x s 204 to n s Boston Post rd x e 264.8 to beg, except part for Boston Post rd. P M. Prior mt, \$16,800. Apr 4, due, &c, as per bond. Apr 5, 1911. 8,200 *Hinklein, Chas to Lillie Wilkens, 5 W 183d st. Taylor av, w s. 125 n Cornell av, 25x90. Apr 1, due, &c, as per bond. Apr 5, 1911. 4,000

- *Hinklein, Chas to Lillie Wilkens, 5 W 183d st. Taylor av, w s. 125 n Cornell av, 25x90. Apr 1, due, &c, as per bond. Apr 5. 1911. 4000 Brow Realty Co to Morris Wolfinger, 843 41st st, Bklyn, N Y & ano. Union av, w s, 25 n 147th st .39.3x100. Prior mt \$----Mar 29, 1 yr, 6%. Mar 31, 1911. 10:2582. 1,500 Judelovitz, Sendy wife of Louis Judelovitz to Katherine Mackown, 28 W 131st st. Stebbins av, e s, 388.4 n 165th st, 25x150x25.4 x145.10. Mar 31, 1911, 5 yrs, 6%. 10:2691. gold 5 500 Judelovitz, Sendy to Karl H Keller at Tillson, N Y. Same prop. Prior mt \$5,500. Mar 31, 1911, 3 yrs, 5%. 10:2691. 600 Kommel, Louis M to Carrie Lazar, 691 Prospect av, Prospect av, No 691, w s, 263.4 n 152d st, 19.2x95. P M. Prior mt \$9,500. Mar 30, due Oct 1, 1913, 6%. Mar 31, 1911. 10:2675. 1,500 Kilian, Theo with Jos C Hammerl, 608 E 84th st. Undercliff av, e s, 161.7 n 176th st, 50x100. Subordination agreement. Mar 20. Mar 31, 1911. 11:2877. nom *Kane, Mary to Edward Kane, 2878 Middletown road. Ellsworth av, w s, 100 n Fairmount av, 50x100. Mar 30, installs, 6%. Mar 31, 1911. 200 *Kellogg, Janie H at Wash, D C, with Cogswell-Taylor Impt Co. 173d st, w s, 150 n Gleason av, 25x100. Extens of \$3,500 mt until Apr 1, 1914, at 5%. Mar 28. Apr 3, 1911. nom Keller, Geo, 970 Prospect av to Benj Benenson, 407 E 153d st. 165th st, s s, 80.2 w Rogers pl, runs w 33.2 x s 72.6 x e 52.7 to Rogers pl x n 47.2 x n w 44.6 x n w 28.5 to beg. P M. Prior mt \$3,500. Apr 1, due, &c, as per bond. Apr 4, 1911. 10:2698. *Kaminski. Marv to Sarah A Rauch, 845 E 219th st. 219th st. n s,
- *Kaminski, Mary to Sarah A Rauch, 845 E 219th st. 219th st, n s mts, each \$5,000. Mar 30, due, &c, as per bond. Mar 31, 1911. 105 w 5th av, 100x114, Wakefield. Apr 3, 3 yrs, 6%. Apr 4 1911
- 105 w 5th av, 100x114, Wakeneld. Apr 5, 5 yrs, 6%. Apr 4. 1911. 500 Lustbader, Rose to TITLE GUARANTEE & TRUST CO. Park av, No 3772 & 3774, e s, 140 s 171st st; two lots, each 20x150; two 11:2902. 10,000
- 11:2902. 10,000 Le Roy Constn Co to TITLE INS CO OF N Y. Valentine av. s w cor Fordham rd, 134.5x110x128.2x110.2. Mar 29, 3 yrs, 5½%. Mar 31, 1911. 11:3153. 160,000 Same to same. Same prop. Certificate as to above mt. Mar 29. Mar 31, 1911. 11:3153. Same to Louis M Haviland, 440 Riverside Drive. Same prop. Prior mt \$160,000. Mar 29, due, &c, as per bond. Mar 31, 1911. 11:3153. 12.500

- 1911. 11:3153.
 12.500
 Same to same. Same property. Certificate as to above mt. Mar 29. Mar 31, 1911. 11:3153.
 *Lynch, Mary E 786 E 180th st to Martha L Tree, 52 Porterfield av, Freeport, N Y. Barker av, e s, 100 n Julianna st, 33x125. Mar 15, due, &c, as per bond. Apr 3, 1911.
 Lowenstein, Louis at Pearl River, N J, to Sarah A Talcott, 250 W 94th st. Inwood av, w s, 317.11 n Goble pl, runs s w 248.10 x e 77.6 x s 50 x e 100 to av, x n 217.11 to beg. Apr 3, 1911. due, &c, as per bond. 11:2865.
 Langbein, Geo F with Abraham Cahn, 1230 Boston rd. Decatur av, s e cor 205th st, 44.4x100x48.11x100.1. Extension of \$4,500 mt until Jan 18, 1915 at % as per bond. Jan 9. Apr 1, 1911. 12:3354. 12:3354.nom
- 12:3354. nom Levinson, Leo & Deborah, 1135 Clay av, to Maze Realty Co, 148 E 49th st. Beck st. No 695, n s, 407.5 e Av St John, 25x125. P M. Prior mt \$12,500. Apr 5, due &c, as per bond. Apr 6, 1911. 10:2685. 2,750 Levinson Impt Co to Henry Hollerith, 1398 Bristow st. Hall pl, e s, 133.1 s 167th st, runs e 50.4 x e 39.6 to w s Intervale av x s 28 x w 48 x w 30 x n 0.5 x w 21.8 to pl x n 29.11 to begin-Prior mt \$8,500. Apr 3, due, &c, as per bond. Apr 6, 1911. 10:2700. 1,000
- 1,000 Same to same. Same property. Certificate as to above mt. Apr 3. Apr 6, 1911. 10:2700.
- Same to same. Same p:2700.
 3. Apr 6, 1911. 10:2700.
 LAWYERS TITLE INS & TRUST CO wth Ella A Bostwick, 19 W 184th st. 184th st, n s, 33.5 e Davidson av, 16.3x80. Extension of \$4,000 mt until Apr 3, 1916 at 5%. Apr 3. Apr 6, 1911. 11:3198 & 3199. nom
 Meyer, Edward L to Elsie W Christie, 177 W 95th st, & ano, exrs David Christie. Boscobel av, No 1435, w s, 49.8 n Plympton av, 25x103.7x39.11x78.4. P M. Apr 6, 1911, 3 yrs, 5%. 9:2522. 7,200
- ume to same. Boscobel av, No 1433, w s, 24.7 n Plympton a 25x78.4x34.2x58.4. P M. Apr 6, 1911, 3 yrs, 5%. 9:252
- Mestaniz, Emma M S, 810 Forest av, to Anthony Cuneo. 871 Forest av. Longfellow av, w s, 132.3 n 167th st, 25x100. Prior mt \$19,250. Apr 1, due June 3, 1911, 6%. Apr 6, 1911. 10:2754. 540

- 540Monaco. Giuseppe, 3110 Jerome av to Henry Elias Brewing Co,
403 E 54th st. Jerome av, No 3110. Saloon lease. Mar 30,
demand, 6%. Mar 31. 1911. 12:3321. 1,000*McLaughlin, Patk to FISHKILL SAVINGS INSTN, at Fishkill.
N Y. Gleason av, n s, 25 w 173d st, 25x100. Apr 1, 1911, 5
yrs, 5%. 4,000Merrivale Realty Co to Wm H Hottes, 725 Home st. Honeywell
av, w s, 35.7 s 178th st, 33x100. Mar 31, 5 yrs, 5%. Apr
1, 1911. 11:3121. 17,500

Notice is hereby given that infringement will lead to prosecution.



- Same to same. Same property. Certificate as to above mt. Mar 9. Apr 1, 1911. 11:3121. Same to Magdalena Huber extrx Herman Huber, 43 Clement st, Liberty, N Y. Honeywell av, w s, 101.8 s 178th st, 33x100. Mar 20, due as per bond, 5%. Apr 1, 1911. 11:3121. 17,500 Same to same. Same property. Certificate as to above mt. Mar 9. Apr 1, 1911. 11:3121. Same to Eugenie Rosenthal, 1215 Boston rd. Same property. Prior mt \$17,500. Mar 30, due, &c, as per bond. Apr 1, 1911. 11:3121. 2,500 Same to same. Same property. Certificate as to above mt. Mar 17,500
- 500
- 11:3121. 2,500
 Same to same. Same property. Certificate as to above mt. Mar Apr 1, 1911. 11:3121.
 *McKennon, Virginia Mac F et al indiv & as admrx Susan H Wil-kinson with Martha L Tree, 52 Porterfield av, Freeport. Barker av, e s, 100 n Julianna st, 33x105. Subordination agreement. Mar 20. Apr 3, 1911. nom
 McKeon, Alex to Borovelt Corpn, 335 Fulton st, Jamaica, N Y. Summit av, s e cor 162d st, 50x95. P M. Apr 3, 1911, 3 yrs, 6%. 9:2524. 3,000

- 6%. 9:2524. 3,060 *McDonnell, Jno A to Sophie Corrody, 239 Tremont av. Lot 152, map No 398, sect 2, St Raymond's Park. Prior mt \$3,500. Mar 30, due Apr 29, 1914, 5½%. Apr 3, 1911. 500 McGlade, Mary J to DOLLAR SAVINGS BANK, 2808 3d av. 144th st, s s, 475 e Willis av, 25x101.2x25x100. Apr 5, 1911, 3 yrs, 5%. 9:2288. 3,500 Monday, Chas to Thos C Innd, 120 Central Park South. Webster av, e s, 275 s 171st st, 100x121, to w s Mill Brook x 100.4x 112.10. P M. Mar 1, due Sept 1, 1912, 5½%. Apr 5, 1911. 11:2896. 12,000 Merrivale Realty Co to Eugenie Rosenthal, 1215 Boston rd.
- 11:2896. 12,000 Merrivale Realty Co to Eugenie Rosenthal, 1215 Boston rd. Honeywell av, w s, 35.7 s 178th st, 33x100, except part for av. Prior mt \$17,500. Apr 3, due, &c, as per bond. Apr 4, 1911. 11:3121. 2,500
- 11:3121. 2,50 Same to same. Same property. Certificate as to above mt. Mar 9. Apr 4, 1911. 11:3121. Nelson, August. 193 W 168th st to Empire Mort Co, 66 Bway. Valentine av, w s, 115.2 s 197th st, 79.2x44x77.8x39.6. Prior mt \$20,000. Apr 4, 1911, 2 yrs, 6%. 12:3304. 3,00 Noble & Gauss Constn Co to Manhattan Mort Co, 200 Bway. Franklin av, e s, 236.8 n 168th st, 41.9x184.11x41.9x185.2. Prior mt \$_____. Apr 3, 1911, due, &c, as per bond. 10:2615. 35,00
- 3.000

- Noble & Gauss Constructs, 2 to Manhaltan Mort Co. 200 Beary, Pranklin av, e s. 2308 n 168th st, 41.9x184.11x41.9x1852. Prior mt \$\screwtlymbol{star}\$ Apr 3, 1011. due, &c. as per bond. 10:2015. 35,000
 Same to same, Same property. Certificate as to above mt. Apr 3, 1011. 10:2615. 35,000
 Same to same, Same property. Certificate as to above mt. Apr 3, 1011. 10:2615. 2400
 "Sorth Side Investing Co to Jas C Crawford at Mt Vernon, N Y & ano as agents under an agt dated July 1, 1909. 233d st, s. 9. 9 white Plains rd, 100x64.6, except part for st. P. M. Mar 21, 3 yrs, 5%. Apr 5, 1911. 2,400
 "Same to same. 232d st, s. 9, 1008 white Plains rd, 100x64.6, except part for st. P. M. Mar 21, 3 yrs, 5%. Apr 5, 1911. 2,700
 "Same to same. 232d st, n. 106.8 w White Plains rd, -x9x100.98, 103.6, except part for st or av. P. M. Mar 21, 3 yrs, 5%. Apr 5, 1911. 2,700
 "Same to same. White Plains rd, n e cor 234th st, 114.6x80.4 P. M. Mar 21, 3 yrs, 5%. Apr 5, 1911. 8,500
 "Same to same. White Plains rd, n w cor 235th st, 114.6x80.4 S.500
 "Same to same. White Plains rd, n w cor 235th st, 114.6x80.4 P. M. Mar 21, 3 yrs, 5%. Apr 5, 1911. 10,000
 "Same to same. White Plains rd, n e cor 234th st, 114.6x80.4 P. M. Mar 21, 3 yrs, 5%. Apr 5, 1911. 10,000
 "Same to same. White Plains rd, n e cor 232th st, 114.10x180.6 P. M. Mar 21, 3 yrs, 5%. Apr 5, 1911. 10,000
 "Same to same. White Plains rd, n e cor 232th st, 114.10x180.6 P. M. Mar 21, 3 yrs, 5%. Apr 5, 1911. 10,000
 "Same to same. White Plains rd, n e cor 230th st, 114.10x180.8 P. M. Mar 21, 3 yrs, 5%. Apr 5, 1911. 10,000
 "Same to same. White Plains rd, n e cor 230th st, 114.10x180.8 P. M. Mar 21, 3 yrs, 5%. Apr 5, 1911. 10,000
 "Same to same. White Plains rd, n e cor 230th st, 114.10x180.8 P. M. Mar 21, 3 yrs, 5%. Apr 5, 1911. 10,000
 "Same to same. White Plains rd, ne cor 230th st, 114.10x180.8 P. M. Mar 21, 3 yrs, 5%. Apr 5, 1911. 10,000
 "Same

- Russo-Barba Realty Co to Jas G Wentz, 335 West End av. Hughes av, e s, 70 n 187th st, 25x87.6. Bldg loan. Mar 8, demand, 6%. Apr 1, 1911. 11:3076. 10,500 Same to same. Same property. Certificate as to above mt. Mar 31. Apr 1, 1911. 11:3076. Reh, Anton & Gustave A to GERMAN SAVINGS BANK, 157 4th av. 139th st, s s. 650 e Willis av, 25x100. Mar 28, 3 yrs, 5%. Apr 3, 1911. 9:2283. 15,000 Same & Jno Gavenda, 148 2d av with same. Same property. Certificate as to above mt. Mar 28. Apr 3, 1911. 9:2283. nom

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Rowe, Margt & Louisa to Geo W Beakes of Bloomingburg, N Y. 152d st, Nos 231 & 233, n e cor Park av, No 2938, 109.11x50x 88.10x54.3, except part for Park av. P M. Apr 1, due July 1, 1914, 5½%. Apr 3, 1911. 9:2442. 1,500 Rowe, Louisa with Geo W Beakes at Bloomingburg, N Y. 152d st, Nos 231 & 243, n e cor Park av, No 2938, 109.11x50x88.10x 54.3, except part for Park av. Subordination agreement. Apr 3, 1911. 9:2442. nom Busciano. Anthony to Uriab McClinabia 508 F 188th st. Patheata

Bronx

- 1911. 9:2442.
 nom

 Rusciano, Anthony to Uriah McClinchie, 508 E 188th st.
 Bathgate

 av, e s. 171 s 3d av (Kingsbridge rd), 25x96. P M.
 Mar 30.

 1 yr, 6%. Apr 3, 1911. 11:3052.
 2,770

 Rogers Bldg Co to Mary E Leek at Atlantic City, N J.
 Daly av,

 w s, 101.6 s Tremont av or 177th st, 101x127. P M.
 Prior mt

 \$14,500. Mar 31, due, &c, as per bond. Apr 3, 1911. 11:2985.
 4000
- 4,000
- Relfable Const Co, Inc, to Isaac L Kip. 448 5th av. & ano exrs, &c, Cornelia B Kip, Fox st, w s, 154 s 167th st, 2 lots, each 37.6x100. 2 bldg loan mts, each \$33,000. Apr 5, demand, 6%. Apr 6, 1911. 10:2717. 66,000 Same to same. Same property. 2 certificates as to above mts. Apr 5. Apr 6, 1911. 10:2717. Robinson, Rose to Benj Jersawitz, 26 W 113th st. Forrest av, No 879, w s, 70 n 161st st (Clifton st), 21x90. Prior mt \$ \pm . Apr 3, demand, 6%. Apr 6, 1911. 10:2648. 2,000 Ronner, Herman H A to Emma D'Ottillje, 214 E 20th st. Fulton av, No 1284, e s, 65.2 s w 169th st, 22.3x104.4x22.3x102.8. Prior mt \$1,500. Mar 25, due May 3, 1911, 6%. Apr 6, 1911. 10:2612. 500

- Riedt Realty Co to TITLE INSURANCE CO of N Y. 186th st, n s, 100 e Park av, 50x100. Apr 3, 1 yr, 6%. Apr 4, 1911. 11:3040. 23,00 000

- Same to same. Same property. Certificate as to above mt. Apr 3. Apr 4, 1911. 11:3040.
 Schmitt, Chas J to Margt Kerby at Charlestown, N H. Broadway, w s, 100 s 261st st, runs w 526.1 to e s Spencer av x s 545.5 to 260th st x e 645.10 to Bway x n 615.6 to beg. Prior mt \$80,-000. Apr 4, 1911. 1 yr, 5½%. 13:3423. 30,000
 Sidoti, Antonino, 426 E 17th st, Nicoli Sidoti, 3903 Snyder av, Bklyn, N Y, Salvatori Sidoti, 426 E 17th st & Ambrogio Sidoti, 426 E 17th st, to Alex Herzog, 981 Park av. Webster av, No 1414, e s, 175 n 170th st, 25x180 to Brook av. PM. Prior mt \$2,500. Mar 30, installs, 6%. Apr 4, 1911. 11:2896. 5,000
 Steiner, Maurice, 123 North Parkway, East Orange, N J, with Ernest Kast, 726 Ams av, & Ernest Blume, 713 Ams av. Wash av, w s, 242 n 178th st, 53.10x146x53.10x141. Agreement as to share ownership in bond & mt. Mar 1. Apr 5, 1911. 11:3035. nom

- Somma, Jno to Jos C Hammerl, 608 E S4th st. Undercliff av e s, 161.7 n 176th st, 50x100. Mar 6, 5 yrs, 5%. Mar 31, 1911 11:2877. 6,0
- 11:2877. 6,00 Stout, Ralph, 22 Forest av, Glen Ridge, N J, to Bernard Loth, 408 W 150th st. North st, s s, 15 e Davidson av, 50x100. Mar 31, 3 yrs, 6%. Apr 1, 1911. 11:3197. 3,500 Scharsmith, Jno E to Nancy Levy, 7 Hamilton Terrace & ano exrs, &c, Emanuel Levy. Morris av, e s, 100 n 177th st, 40.7x 110x38.9x110. Apr 3, 1911, due, &c, as per bond. 11:2806. 22.000
- nom

- 1,500
- 4,500
- 4,000 Third Av Bldg Co to Rebecca Isear, 21 E 117th st. Washington av, e s, 322.8 s 175th st, 52.8x120, except part for av. Prior mt \$38,750. Mar 30, due Aug 15, 1911, 6%. Mar 31, 1911. 11:-2916. Control of the state of the s
- av, e.s. 322.8 s 1/3th st, 52.8x120, except part for av. Prior mt \$38,750. Mar 30, due Aug 15, 1911, 6%. Mar 31, 1911. 11:-2916. 14,500 Same to same. Same property. Certificate as to above mt. Mar 30. Mar 31, 1911. 11:2916. Towanda Const Co to Mayer S Auerbach, 151 Central Park West, & ano. Aqueduct av, e.s. 705.4 s Plympton av, runs s 54.10 x e 136.11 x n 47.4 x w 137.1 to beginning. P M to extent of \$21,725 & bldg loan to extent of balance. Mar 31, due May 1, 1912, 6%. Apr 1, 1911, 11:2875. 54.975 Same to same. Same property. Certificate as to above mt. Mar 29. Apr 1, 1911. 11:2875. Same to same. Aqueduct xv, e.s. 760.2 s Plympton av, runs s 56.4 x e 131 x n 46.7 x w 136.11 to beginning. P M as to extent of \$21,725 & bldg loan to extent of balance. Mar 31, due May 1, 1912, 6%. Apr 1, 1911. 11:2875. Same to same. Same property. Certificate as to above mt. Mar 29. Apr 1, 1911. 11:2875. Theobold, Peter to Magdalena Siemon, 2976 Marion av. Court-landt av, No 807, n w cor 158th st. No 327, 23.698. P M. Mar 31, 5 yrs, 5%. Apr 1, 1911. 9:2418. 14.000 Tomich, Jno J to Robt J Rooney, 1245 Simpson st. Simpson st. No 1251, w s, 22.6 s Freeman st. runs w 46 x s 1 x w 14 x s 16.6 x e 60 to st x n 17.6 to beg. P M. Apr 4, 5 yrs, 5%. Apr 5, 1911. 11:2974. 5,000 *Taylor Textile Mfg Co to Jno Bussing, Jr, No 205 E. Lincoln av, Mt Vernon, N Y. 218th st (4th av), s w cor 5th av, 280x 114, Wakefield. Apr 4, installs, 6%. Apr 5, 1911. 32,000 *Same to same. Same property. Certificate as to above mt. Mar 30. Apr 5, 1911. Triangle Const & Realty Co, 5 State st, to Mary Clark, 2248 Hughes av, & ano. Mile sq road, s e s, lots 319 to 324, map property Edw K Willard et al. except part for Mt Vernon av, Apr 3, 3 yrs, 6%. Apr 4, 1911. 12:3381. 1,200 Sessier Bldg Co to Madeleine E Claussen, 235 W 100th st. Bailey av, e s, 74.4 s 238th st, 20x855y:19:3x85.9. Prior mt \$7,000. Mar 15, 2 yrs, 6%. Apr 4, 1911. 12:3258. 1,000 Same to same. Bailey av, e s, 94.4 s 238th st, 20x855x19:3x85.9. Prior m

Notice is hereby given that infringement will lead to prosecution.

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RECORD AND GUIDE Mortgages

April 8, 1911.

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674

- Tessier Bldg Co to Madeleine E Claussen. Bailey av, e s, 94.4 s 238th st, 20.10x85x19.3x85.9. Certificate as to mt for \$1,000. Mar 29. Apr 4, 1911. 12:3258. Same to same. Bailey av, e s, 74.4 s 238th st, 20x85.9x18.7x85. Certificate as to above mt. Mar 29. Apr 4, 1911. 12:3258. Vierno, Michele to Saml H Kupferman, 216 W 100th st. Hoe av, n w cor 172d st, No 937, 25x100. Mar 31, 5 yrs, 5½%. Apr 4, 1911. 11:2982. Same to Emanuel Glauber, 100 W 121st st. Same property. Prior mt \$24,000. Apr 3, due May 3, 1911, 6%. Apr 4, 1911. 11:2982. 2,625
- Prior m 11:2982 2 625

- Prior mt \$24,000. Apr 3, due May 3, 1911, 6%. Apr 4, 1911. 11:2982. 2,625 Same & Jacob Waxman with same. Same property. Subordination agt. Mar 31. Apr 4, 1911. 11:2982. nom Value Realty Co to Annie R Gilbert, 563 Park av & ano, extrx, &c Riley M Gilbert. Melrose av, s w cor 155th st, 100x24.6. Apr 3, 5 yrs, 5%. Apr 4, 1911. 9:2401. 21,000 Same to same. Same property. Certificate as to above mt. Apr 3. Apr 4, 1911. 3:805. V B Const Co, 789 Home st, to Mary S Croxson, 39 Pierrepont st, Bklyn, N Y. Seabury pl, s e cor 172d st, 50x100. Mar 31, due May 1, 1911, 6%. Apr 1, 1911. 11:2966, 2967 & 2977. 2,500 Same to same. Same property. Certificate as to above mt. Mar 31. Apr 1, 1911. 11:2966, 2967 & 2977. Same & Alonzo Jackson with same. Same property. Mar 31. Apr 1, 1911. 11:2966, 2967 & 2977. Same & Alonzo Jackson with same. Same property. Mar 31. Apr 1, 1911. 11:2966, 2967 & 2977. Same & Alonzo Jackson with same. Same property. Mar 31. Mar 31, 3 yrs, 5%. Apr 3, 1911. 12:3266. 4,000

- JUDGMENTS IN FORECLOSURE SUITS.

- March 30. March 30. Audubon av, s e cor 169th st, 30x95. Irving Bachrach el al agt Louis Peck et al; Wm M Golden, Jr, att'y; Sampson H Weinhandler, ref. (Amt due, \$13,434.29.) 4th av, s, lot 611, map of Village of Wakefield, 25x114. Joseph B O'Neill agt Michael Bren-nan; T Louis A Britt, att'y; Eugene N Rob-inson, ref. (Amt due, \$1,840.20.) March 31. Parcel of land beg at a point on w land of Estate of William W Fox, 100 e Prospect av, Bronx. Rose W Crissey agt Oscar W Freiden-rich et al; Magen, Ereckenridge & Marvin, att'ys; Geo E Weller, ref. (Amt due, \$5, \$19.30.) att'ys; 819.30.)
- 819.30.) Chestnut st, w s, 134 n e Boston Post road, 56x150x50x150. Francis Shepperd et al agt Frank C Becker et al; Chas P Hallock, att'y; Paul M Crandall, ref. (Amt due, \$5,283.62.) Amsterdam av, No 685. Jacob Leberman agt Carrie Feist et al; McLaughlin & Stern, att'ys; Moses Cowen, ref. (Amt due, \$4,994.04.)

Moses Cowen, ref. (Amt due, \$4,594.04.) April 1. Lenox av, e s, 67.5 n 111th st, 33.6x100. Harry H Jackson et al agt Jennie Kaufman; Ste-phen A Jackson, att'y; Philip Huntington, ref. (Amt due, \$75,585.41.)

- (Amt due, \$75,585.41.) April 3.
 Hughes av, e s, 36.1 n 181st st, 16.8x84.10. Daniel G Wild et al agt Joseph Steen; Win-throp Sterns, att'y; Wm A Walling, ref. (Amt due, \$5,666.46.)
 200th st, s s, 57.7 s e Madison av, 50.2x100.5. Jennie E Kies agt C N Shurman Investing Co et al; A S & W Hutchins, att'ys; Augustine R McMahon, ref. (Amt due, \$7,825.89.) April 4.
 Marmion av, n e cor 176th st, 100x119. Hattie
- April 4. Marmion av, n e cor 176th st, 100x119. Hattie Dannhauser agt Katonah Construction Co; Stephen Wray, att'y; Phelan Beale, ref. (Amt due, \$6,728.23.) Bassett av, s, lot 104, Hunter Estate, Bronx. Hudson P Rose Co agt Benecicte S Gunder-sen; Sterling St John, att'y; Wm E Stillings. ref. (Amt due, \$320.14.) April 5

- ben, bend due, \$320.14.) April 5.
 5th av, Nos 1204 to 1210. Irving Savings Institution agt Louis M Schwan; Deyo & Bauerdorf, attys; Samuel Strasbourger, ref. (Amt due, \$160,876.59.)
 Madison av, Nos 507 to 511. Fort Amsterdam Realty Co agt Frederick A Richardson et al; Mark G Holstein, att'y; Wm A Kiener, ref. (Amt due, \$____)
 Lots 9, 12, 17 and 48, map of Conrad Buhre Estate, Bronx. George Rueckel agt Nettie J Jones; Alfred J Wolff, att'y; Samuel D Matthews, ref. (Amt due, \$968.10.)

- LIS PENDENS.
 April 1.
 Parcel of salt meadows, all lands of Odle Archer & Geo Penfield, Bronx. Elizabeth Roemer agt cheidt.
 College av, n w cor 163d st, S5x44. Fredericka H E Zimmermann agt Frisco Realty Co et al; action to cancel deed; att'y, R S Patterson.
 Church st, No 296. Chester R Brown et al agt E Vincent Brown et al; partition; att'y, salter & Steinkamp.
 22d st, s s, 300 e 7 th av, 62.6x98.9. Otis Elevator Co agt Ritaro Realty Co et al; action to foreclose mechanics lien; att'y, H L Brant.
 25th st, Nos 212 & 214 East. Lizzie Fangemann agt Henry Ohl et al; partition; att'y, E V Slauson.
 April 3.

- Slauson. April 3.
 Morris av, w s, 93.5 n 150th st, 25x100. Eva R Roache agt Thos D Merrigan et al; partition; att'ys, J H Rogan.
 6th av, No 21.
 133d st, No 23 East.
 Walter Urban agt Conrad Urban et al; partition; att'ys, Ingram, Root, Maasey & Clark.
 Blizabeth st, Nos 247 to 257 and 267 to 277.
 Frances M Twitty et al agt Anglesea Weeks et al; partition; att'ys, Harrington, Righam & Englar.

Visconti.

Broux

- Visconti, Carolina to Walter Kobre trustee Lizzie Kobre, 412 West End av, Lots 45 & 46 blk 46 map Sec 1, Morris Park. Apr 5, 1911, due May 1, 1914, 6%. 1,000 B Const Co & Benj F Jackson with same. Same property. Subordination agreement. Mar 31. Apr 1, 1911. 11:2966, 2967 & 2977. V
- 2967 & 2977. Wholey, Jno at New Dorp, S I to Jos E Ismay Elizabeth, N J & ano exrs. Park av, e s, 50 n 182d st, 50x89.8x50x90.6. Feb 28, 3 yrs, 5%. Mar 31, 1911. 11:3038. 3 500 Wirth Realty & Constn Co to Susanna Wisseman, 904 Trinity av. West st, s s, 78.4 e Mohegan av, 50x42.10. Apr 1, 3 yrs, 5%. Apr 3, 1911. 11:3124. 13,000 Same to same. Same property. Certificate as to above mt. Apr 1. Apr 3, 1911. 11:3124.

- Apr 3, 1911. 11:3124.
 *Woessner, Sophia M to Geo C Liebers & ano exrs & Christian Liebers, 30 E 169th st. 5th av, s e cor Arthur st, 100x100, Laconia Park. Apr 4, due, &c, as per bond. Apr 5, 1911. 7,000
 Wahlig & Sonsin Co to LAWYERS TITLE INS & TRUST CO. Fulton av, w s, 53.10 s 168th st, runs s 49.11 x w 185.6 x n 0.6 x w 9 x n 44.11 x e 194.5. Bldg loan. Apr 4, 1 yr, 6%. Apr 6, 1911. 10:2609. 38,000
 Same to same Fulton av, w s, 103.11 s 168th st. 49.11x194.5
- 609. Fulton av, w s, 103.11 s 168th st, 49.11x194.5 Bldg loan. Apr 4, 1 yr, 6%. Apr 6, 1911. 38,000 ne to same. 49.11x194.4. Same 10:2609
- Same to same. Fulton av, w s, 103.11 s 168th st, 99.10x irreg. Certificate as to 2 mts for \$38,000 each. Apr 4. Apr 6, 1911. 10:2609.

Union av, w s, 200.1 n 166th st, 1.3x130.6. Mary A Collins agt Polatschek Spencer Realty Co; action to enjoin; att'ys, A & H Bloch. April 4. 22d st, s s, 300 e 7th av, 62.6x98.9. Otis Ele-vator Co agt Ritaro Realty Co et al; action to foreclose mechanics lien; att'y, H L Brant. 68th st, No 230 East. Rosa Schliessner agt Louis Sroka et al; foreclosure of transfer of tax lien; att'y, E Jacobs. 23d st, No 462 West. Greene st, Nos 108 & 110. Helen A Fowler agt Maud R Babcock et al; partition; att'y, J Delahuniy. Sth st, No 17 West. Hermann Boeker agt Min-nie T Owens; action to debar claim; att'ys, Appell & Taylor. April 5.

- nie T Owens; action to debar claim; att'ys, Appell & Taylor. Appell & Taylor. Ludlow st, s e cor Delancey st, 37.1x87.6. Norfolk st, e s, lot 1653. Mathida Karg et al agt Wm Karg et al; par-tition; att'ys, C H & J A Young. Lewis st, No 108. Willets st, No 82. Broome st, Nos 73 & 75, three actions. Jos Wilkenfeld agt Abraham Berkowitz; three notices of levy; att'y, M J Gordon. 41st st, s s, 130 w 4th av, 16.8x98.9. Benj L M Bates agt Theodore Kunkeli et al; parti-tion; att'y, J Delahunty. Water st, Nos 122 & 124. Jno A Peck et al agt Wm H Peck et al; partition; att'y, R W Freedman. 120th st, Nos 118 & 120 East. People of The State of N Y agt Saml Birnbaum; notice of levy; att'y, C S Whitman. 2d av, No 2133. Same agt Guiseppe Guzzetta; notice of levy; att'y, C S Whitman. Elizabeth st, s e cor Jacob st, 184x200 to Lor-illard pl, Bronx; two actions. Fredk Brohmer et al agt Furlong-Tompkins Co; two notices of levy; att'ys, Lockhart, Elkin & Woglom. 24th st, s s, 175 e 7th av, 50.9x98.9. Common-wealth Roofing Co agt Boreas Realty Co et al; counterclaim mechanics lien; att'y, E E Mer-celis. April 6.

- cells. April 6. 22d st, Nos 451 to 455 West. Lillie L Mungar agt Marie A Dubar et al; partition; att'y, E agt W
- agt Marie A Duble T W Cromley. Broadway, No 115. Tiffany Studios agt Car-negie Safe Deposit Co et al; amended action to foreclose mechanics lien; att'ys, De Forest

- Bros. Bros. 96th st, No 170 East. Tenement House Dept agt Fanny Gruen; notice of levy; att'y, A R Watson. Forest av, n w cor Cedar pl, 100x87.6. Otis Elevator Co agt Wm F Rohrig Co; notice of levy; att'y, M H Brady. 132d st, s, 100 w Amsterdam av, 41.8x99.11. Tenement House Dept agt Roht Freidman Con-struction Co; notice of levy; att'y, A R Wat-son.
- son. 187th st, n s, 109.10 e Bathgate av, 22x82.10x irreg. Jos H Banks agt Jno Banks et al; partition; att'y, I I Berg.

April 7.

- April 7. Lot S0, map of numbered lots in 24th Ward, near Williamsbridge, Bronx, Luigi G Mascolo agt Francesco Mascolo et al; action to declare trust; att'y, J B Hating. Canal st, Nos 42 and 44. Lillias S Langdon et al agt Wm M Wilson et al; action to deter-mine interest, &c; att'y, C Andrade, Jr. 169th st, No 512 West. Nathan Eyzer et al agt Lena Scheidecker; action to set aside convey-ance; att'ys, Rabinowitz & Perlo.

FORECLOSURE SUITS.

April 1.

- April 1. 63d st, s s, 325 e West End av, 37.6x100 5. Julius Bachrach agt Pauline Alp et al; att'ys, M S & I S Isaacs. 82d st, s s, 63 e 10th av, 18.6x102.2. Orphan Asylum Society in the City of N Y agt Henry C Peck et al; att'ys, De Forest Bros. 20th st, Nos 335 & 337 East. David Gluckman agt Nathan Reisler et al; att'y, J A Seidman. 149th st, s s, 100 w Sth av, 25x99.11. Edith M Carpenter agt Bernhard Oppenheimer et al; att'ys, Hitchings & Palliser. 120th st, No 124 East. Max Brock agt Gim-battista Acciani et al; att'y, C L Borck.

- 209th st, n e s, 125 n w Columbus av, 25x99.11.
 209th st, s w s, 100 s e Amsterdam av, 71x
 99.11; five actions.
 Sarah Dahlman agt Thos L Reynolds et al; att'ys, Putzel, Stern, Barr & Tyler.
 184th st, s s, 91.3 e Valentine av, 50.3x47.9x
 irreg. Mary Leimbacher agt Josephine M Clifford et al; att'y, A M Simon.
 April 3.
 Broadway, n w s, 152 s w Houston st, 25x200.
 Francis K Pendleton et al, trustees, agt Louvre Realty Co et al; att'y, P Chauncey Anderson.
 127th st, No 48 West. Jas A Trowbridge agt Camilla M Patterson; att'y, T H Baskerville.
 167th st, n s, 140 w Prospect av, 40x125. Prospect Investing Co agt Fred R Holbert et al; att'y, S W Collins.
 Franklin av, n e cor 167th st, 100x25. Martha
- att'y, S W Collins. Franklin av, n e cor 167th st, 100x25. Martha A Garrison agt Rudolph H Kissell et al; att'y, F A Southworth. Franklin st, Nos 178 & 180. Leopold Levy agt Louvre Realty Co et al; att'ys, Lese & Con-nolly.
- Louvre Realty Co et al; att ys, Lese & Con-nolly. April 4. 61st st, No 123 West. Ferdinand Elbogen agt Charlotte R Barry et al; att'y, J Marx. 105th st, Nos 323 & 325 East. Ida Semel agt Moritz Weisberger et al; att'ys, Goldfogle, Cohn & Lind. Maple av, s e s, lots 101 & 102, map of Village of Williamsbridge, Bronx. Marie Regina agt Selig Abraham et al; att'y, J V Judge. 106th st, No 56 East. Jacob Horowitz agt Jacob Ginsberg et al; att'y, S Bernstein. Union av, No 984. Catharine E Neher agt Emily Olsson et al; att'y, L Wendel, Jr. Macombs pl, No 32. Amelia C Schaefer agt Barnet Miller et al; amended; att'y, J Hardy. April 5.

- April 5. April 5. Fox st, s w cor 163d st, 100x108. Henry Mer-genthau Co agt Emoll Realty Co et al; amend-ed; att'y, S T Stern. 108th st, No 312 East. Max Hoffmann agt Anna Smith; att'ys, Cahn & Hordlinger. Franklin st, Nos 178 & 180. Leopold Levy agt Louvre Realty Co et al; att'ys, Lese & Con-nolly.
- Bronxwood av, n e cor 213th st, 100x550. Bronxwood av, n e cor 216th st, 110.8x100, two

- Bronxwood av, n e cor 213th st, 100x550.
 Bronxwood av, n e cor 216th st, 110.8x100, twol actions.
 Frank C Mayhew et al agt Ellen Smyth et al; att'ys, Noble & Camp.
 9th av, Nos 573 & 575. J Eugene McMichael agt Rachael Lederer et al; att'y, F Haas.
 East Broadway, s w cor Grand st, 6.3x10.7x irreg. Anna L Plummer et al agt Louis Haims et al; att'ys, Bowers & Sands.
 2d av, No 1946. Rose Sobel et al agt Isidor Koplik et al; att'ys, Keller & Klein.
 Teller av, n w s, 333.10 n e 169th st, 75x100, three actions. Henry Ludwig agt Teller Realty Co et al; att'y, G Ludwig.
 Webster av, w s, 351.11 s Gun Hill rd, 25x110. Geo Hill agt Pauline Avallone et al; att'y, L E French.
 Decatur av, w s, 125 s 209th st, 25x100. Reuben Friedlander et al, trustees, agt Jacob H Amsler et al; att'y, H Swain.
 98th st, s s, 235 e 3d av, 25x100.9. Martin J Keogh, exr, agt Falk Walk et al; att'ys, Rounds, Schurman & Dwight.
 April 6.
 62d st No 223 West Abraham A Silberberg

- Keogh, exr, agt Falk Walk et al; att'ys, Rounds, Schurman & Dwight. April 6.
 63d st, No 223 West. Abraham A Silberberg agt Freidland Realty Co et al; att'y, J A Tur-ley.
 So Boulevard, w s, 193.4 s 182d st, 139.11x135.10 x132.2x90.3. Mary S Croxson agt Katonah Construction Co et al; att'y, G G Dutcher.
 Arthur st, n s, Lot 990, map of Laconia Park. Williamsbridge, Bronx. Alfce B Smith agt A Shatzkin & Sons, Inc, et al; att'y, T Emory Clocke.
 Lexington av, Nos 1899 to 1903. Rubin Bros agt Louis Meyer Realty Co et al; att'y, I Cohen. Grant av, s e cor 165th st, 80.9x208x79.7x207. Newbold Morris et al agt Jno P Grace et al; att'y, H L Morris. April 7.
 3d st, No 306 East. Jacob Rieger agt Mindel Leichtag et al; att'y, M Kronacher.
 3d st, No 306 & 208 East. Saml Levy agt Mindel Leichtag et al; att'y, M. Kronacher.
 3d st, No 306 & 308 East. Cornelia W Slade agt A Silberberg et al; att'y, S B Robinson.

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RECORD AND GUIDE

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5 Frank, Emaguel-Bremner Chalmers Co.	R OF ALL KINDS FC ⁶ Heymann, Henry M, Jno B & Louis M et.	4 Liepe, Ridolph-City of N Ycosts, 4 Lamberti, Antonio* & Michael or Mich
5 Felz, Alexander-American Lave Co. 924 5 the same-H O Canfield Co. 196.12 5 Fort, Wm L & Elsie-R A Effenberger. 33.59	al-Francis H Leggett & Co207.30 6 Haines, Franklin & Saml B et al-Illinois Surety Co	 Lamberti, Antonio* & Michael or Mich Jno Kelly Plumbing & Construction Cd Lewis, Frank-C Krekey Lazaroff, Abraham & Louis* et al-Jno
5 Fox, Farnham—J T Simonson	7 Harrington, Vincent—National Wax & Paper Mfg Co26.79	4*Lichtenstein, Sam et al-M Horowitz.
5 Friedman, Jeno-H Schuster	7 Hicks, Geo H-N Y Telephone Co36.93 7 Howard, Saml—the same	4*Lipschitz, Louis et al-M J Drumond. 4 Labat, Fillipo-City of N Y 4 Libertino, Pasquale-the same
5 Frankel, Jacob F & Frank & Frankel, Jacob F & Frankel, Louis et al-A Prager 148,45 6 Friedenberg, Louis et al-A Prager 148,45	 7 Haubain, Geo J et al-Equitable Trust Co of N Y	4 Lubrader, Esther—the same 4 Lordan, Jno J—Law Reporting Co 4 Levine, Morris & Saml et al—H Katzer
6 Fischer, Louis-J G Hauser	Co of N Y	4 Lipkowitz, Chas—Market & Fulton Nat Bank of N Y.
6 Ferraro, Felix-Equitable Trust Co of	7 Hannon, Jas S—A H Joline et alcosts, 27.67 7 Hall, Reinhard or Reinhardt—City of N Y. 218.64	5 Langfur, Saml A-N Y Telephone Co 5 Le Vien, Arthur D-the same 5 Law, Ralph G-J McElroy
6 Fine, Reuben et al-M Gardner 44.00 6 the same-I Levine	7 Haberman, Jacob et al-Harlem Structural Supply Co	5 Lynch, Chas P—Frank J Lennon Co 5 Lykens, Wm L—W A Shoales 5 Liebman, Clara F—J J Healy
7 Fort, Wm L-W B Parsons	7 Holliday, Eleanor-H Clemence et al., 961.34 7 Hagenkotter, Herman et al-A Birkle.5, 124.24 3 Ingenito, Emedio-G Sarnelli	5 Lesser, Jos-H B Martine (Inc) 5 Leonard, Wm G, gdn-J C Rodgers e
of City of N Y	3 Isler, Bruche-Jetter Brewing Co39.41 3 Isler, Louis-the same	5 Lemberg, Wm-B Koplik
 Findeman, Jurie J. O. Schiff et al	5 Iwanski, Bronislawa, admtrx, et al-Man- hattan Brass Cocosts, 77.93	5 Landesman, Wolf—B Schneider 6 Levy, Abraham—S Goldberg 6 Lowe, Allen—B N Crockett 6 Levy, Abraham—J Baumann et al
	 6 Isenberg, Martin-United Electric Light & Power Co	o Lynskey, Thos-Pleasant Spring Disti
1 Grants, Edw-F Tetzlaff	1 Johnstone, Tobias B et al—H T Walden et al	Co 6 Leis, Henry—J A Freyhan 6 Landsey, Wm—N Y Telephone Co
	1 Jones, Jno M—S Soraci	6 Lewis, Jas B——the same 6 Levy, Burt—City of N Y 6 Levy, Jennie—the same
	3 Jackson, Lottie—F W Whitridge.costs 105.00 3 Jacksel, H Francis Jr—Riverview Garage 254.11	6 Lyons, Francis J—the same 6*Levy, Jas et al—M Gardner 6*Levy, Jno et al—I Levine
3 Glickman, Nathan-C Kaye	 3 Jamgochian, Jack—P Chankalian	7 Lunsford, Robt E-M E Lunsford 7 Lindemann, Wm & Minnie-Geo Ringl
4 Greenberg, Josef A. Sriads	3 Joel, Emil et al-People, &c1,000.00 3 Jedel, Aaron-Frank Netschert Co1,338.18 5 Jaeger, Chas R-L R Hallock165.25	Co 7 Larson, Fredk-Stanley Hoisting Co. Costs, 7 Locascio, Rosario et al-E F Burnham
4 Greenberg, Max et al-B B Simons 4,012,14 4 Gasparrini, Frank & Mary-J Reeber's Sons Co	5 Jacobwitz, Ida—Singer Sewing Machine Co. 5 Jennings Herbert T—Carnegie Trust Co.	7 Leavitt, Edwin A et al—H E Humphrey 7 Levy, Abraham et al—H Silberman
5 Goldberg, Saml—N Y Telephone Co29.85 5 Gotthoffer, Jacob—Allen Lane Co302.44 5 Garthside I Chas—Hovt & De Mallie (Inc)	5 Johnson, Edw J-Pittstone Stove Co123.86 5 Joline, Adrian H et al, rec'rs-J A Brett.	7 Livingston, win et al-R Shberman 7 Landsberg, or Landsberger, Albt R- of N Y
5 Garrett, Thos S—H Levin	6 Jackson, Ethel-J L Mincer	7 Lessin, Morris-Meyer & Lange 7*Laugguth, Geo & Jno-Mussgiller Fa Co
5 Goldner, Alex—Burwak Elevator Co62.51 5 Greenberg, Morris et al—Borough Bank of	7 Jordon, Herman-J F Connelly175.65 7 Joyce, Alberta-E F Bushnell et al109.28 7 Jacoves, Jacob-P J Leahon2.845.55	7 Lipshitz, Isaac et al—I Ravich et al 7 Levitan, Benj W—City of N Y 1 Meyer, Anton H et al—H W Johns-Mar
Brooklyn	 1 Kohlreiser, Nathan-W Rosenfeld29.65 1 Kimmey, Chas P-Yorkville Independent Hygeia Ice Cocosts, 210.95 	Co
5 Greenwood, Moses, Jr, et al-J W Carew. 5 the same—the same	1 Koch, Chas E-J F Kloos	1 McVine, Danl A-Equitable Trust Co of 1 Merk, Henry-A Devine
6 Guarino, Petro-P Bonfiglio	3 Krakaur, Abraham P et al-Jefferson Bank. 3 Kroeger, Henry-Imperial Publishing Co.	1 Mittenzwei, Frank-Cross, Austin & Ir Lumber Co 3 Martin, Fredk W-R E Moriarty et a
6 Garramone, Vincenzs et al-J Linck et al. 5 Goreff, Jennie T-P Rooney	3 Keane, David et al-City of N Y.costs, 34 45 4 Kloth, Wm H-Cahn Belt Co	3 Meyer, Ada E-J C Lewis 3 Muir, Ernest W-E E Beardsley 3 Manion, Margaret-J Gasscosts,
7 Grosbeck, Danl S-Garvin Machine Co. 20.95 7*Goldstein, Max et al-B S Moss et al51.09 7 Giese, Harry-D Walshcosts, 68.36	4 Kazis, Margarita-City of N Y238.95 4 Kahl, Wm-N Y Butchers Dressed Meat Co	 3 McAdam, Geo H & Lucius et al-C V Hughes
7 Glezler, Edw N or Edwin N—City of N Y. 218.64 7 Gillette, Edwin J et al—D Bossak et al.	4 Keppler, Rudolph, Pres—F Sullivan3,948.80 4 Knauer, Paul et al—Anheuser-Busch Agency 4,194.72	3 Murphy, Jas-Jno Burke Importing Co 3 Moskovitz, Jacob et al-L Goldstein . 3 Muir, Jos-Jas B Wilson Co
7 Goodman, Michael et al-I Ravich et al.83.76	4 Klein, Derso et al-N Y Edison Co224.41 5 Keyman, Louis-N Y Telephone Co28.87 5 Kuest, Frank H-the same26.06	4 Mayham, Henry J-O Kuhneman1 4 McTurk, Geo B-S Levine 4 McKinley, Jno-Waldorf-Astoria Hotel
7 Greenberg, Louis-I Davidoff534.61 1 Hatoff, Louis-N Y Telephone Co24.28 3 Harrison, Jas A-N Y Edison Co43.36	5 Kaufman, Harry-I L Lichtenstein27.11 5 Kason, Geo-M Heller	4 McGrath, Thos—City of N Y 4 Moore, Edw W—the same
3 Hauck, Edw P—the same	5 Kelly, Jas-Steinhardt Bros & Co270.96 5 Kavanagh, Addison-F H Dodd et al95.05	4 Muller, Conrad Jr et al-Jno Kelly Pl ing & Construction Co
3 Hoag, Lena K—W F Marshall	5 Knopf, Isidor H-H W Smith44 41 5 Keilin, Aaron-Deane Plaster Co33,45 5 Korenes, Jas et al-W E Morson251,83 5 Keller, Fredk P-E A Fairbanks.costs, 27 31	4 Maas, Louis et al—M Horowitz 4 Mansueto, Benedetto—City of N Y 4 Matteo, Conforto—the same 4 Moneco, Jas—the same
3 Hartigan, Jos-N Y Telephone Co94.74 3 Hynes, Leo-the same	5 Kelleher, Frank C-L C Neuberger158.91 5 Kopelman, Simon I-G Lichter131.61	4 Mondano, Jos—the same 4 Muetzler, Morris et al—M J Drumond
4 Holden, Edw-H L Blodgett	6 Kerr, Chichester C-W G Hoare et al., 253.85 6 Kellemann, Edw-City of N Y40.77 6 Kupper, Rosse-United Electric Light &	4 Malie, Wm—City of N Y 4 Martero, Ceberino—the same 4 Marks, Isidore M—American Druggist
4 Hynes, Jno-City of N Y	Power Co	dicate
4 Hagen, Minnie S-J B Brown et al167.08 4 Hirsch, Max-H B Reisler	6 Kennedy, Jeremiah—T G Strater168 29 6 Kourick, Hyman et al—H Goodman115.15 6 Krakaur, Abraham P & Henry G et al—	5 Malloy, Richard J et al-the same.
4 Haipt, Martin—N Karp	Colonial Bank	5 Metz, Jacob et al—the same 5 Monroe, Donald E—the same 5 Meyer, Jno—Alsace Lorraine No 1
5 Hayes, Geo B-N Y Telephone Co40 52 5 Haar, Abraham U—the same40.96 5 Haar, Braken P. Beakland Realmont Lime	7 Koster, Henry & Babette-Geo Ringler & Co	5 McNichols, Mary—L Meadecosts, 5 Marks, Isaac M—Jno Weythe & Bro
5 Hagen, Thos B-Rockland-Rockport Lime Co	7 Kenny, Jas-Equitable Trust Co of N Y.49 84 7 Kaars, Geo-the same	5 Macdonnell, Allan G-Press Pub Co.
Moses	7 Kahn, Montifiore G-Weber & Heilbroner. 59.31 7 Ketchum, Chas H-City of N Y119.81	5 Morgan, Ernest-L B Morgan 5 McGinty, Patrick-Steinhardt Bros & 5 Morton, Henry-Lind & Stevens
5 Haas, Fredk-Standard Varnish Works. 51.68 5 Herchkowitz, Saml-City of N Y29.41	7 Kriesel, Saml et al-Peerless Granite Co 38.74 1 Liedeker, Louis-W R Ellison et al386.67 1 Langerman, Walter S-Stewart Hess Co 47.65	5 Martin, Fred W-D M Levy
5 Hampp, Chas—Wm A Zeidler Co75.01 5 Hardin, Jas D—W F Spencer20,273.59 5 Hogan, Jno V et al—J W Carew1,603.43	1 Levy, Wm W et al—H W Kiley et al. 529.15 1 Lagano, Michele—C Gatto	5 Morris, Chas A-C G V Import Co 5 McCormack, Edw-J Gluck 5 Marks, Simon J et al-A D Weil et al
5 the same—the same	1 Lindenberger, Chas F-City Real Estate Co. 198 03 3 Litz, Jno-A M Saurman	5 Menekakos, Anthony et al-W E Mo 5*Marks, Meyer et al-W H Lonsdale
6 Handschuh, Harry—A Harris	3 Luby, Edna-Van Cortlandt Operating Co. 286.43 3 Ludwig, David-J Goldstein	5 Marshall, Wilbur A-Staten Island I Transit Ry Co
6 Henderson, Chas A-D Morrice	3 Litwak, Julius-J E Linde Paper Co253.11 3 Levev. Robt E-M Wishinsky29.63 3 Laufer, Wm-E H McGurck162.66	 5 Motley, Thornton N et al-Mercantile Co of Jersey City

Every Contractor knows

that cement used on all big jobs is required to stand several severe tests before being used.

EDISON PORTLAND CEMENT

passed every test put to it by the engineers and it is being used in the

construction of the Brooklyn Fourth Avenue Subway

FOR FURTHER PARTICULARS ASK

EDISON PORTLAND CEMENT CO., 1133 Broadway, New York

5 McLean, Danl E-H D Mann Co..... 5 McDougal, Albt et al-S J Valk et al. 68 13 Fower Correspondence of the second

6 Reinhardt, Chas J-Chas H Brown Paint 570 70

7 Rushmore, Roger W-Five Hundred Fifth Avenue Co
70.50
7 Reene, Julia B or Reeve-Equitable Trust Co of N Y.
389.13
7 Ranno, Sebastiano et al-E F Burnham. 209.27
7 Ruskay, Everett-A Wril
184.45
7 Rensimir, Mary C et al-Paquin..., 1938.18
1 Schrenkeisen, Martin H et al-N Y Telephone Co
38.08
1 Swanick, Jas F-the same
21.71
1 Sherman, Harry et al-United Merchants Realty & Improvement Co.
228.65
1 Stuersburg, Albt G-E J Dooling
69.17
1 Shapiro, Anna-M Baxter
21.71
2 Shan, Wm J-M M Schwarzschild.
2 Scherer, Stephen J-N Y Edison Co.
23.72
3 Spiegel, Edw et al-S Wallach et al.
3 Shollemberger, Dani & Ralph-David Gil-more Door Co
31.55
3 Sholes, Maria M-D Robson.
33.55
3 Shiles, Mar. M Katz
3 Scholes, Kama-M Katz
3 Scholes, Same et al-D Robson.
32.53
3 Shelds, Max-M Katz
3 Scholosser, Sam et al-D Robson.
3 Shiels, Harry F-N Y Telephone Co.
41.80
3 Scholosser, Sam et al-D Robson.
35.35
3 Shelds, Harry F-N Y Telephone Co.
41.80
3 Scholosser, Sam et al-O Robson.
35.35
3 Shelds, Harry F-N Y Telephone Co.
41.80
3 Sholbert, J Edw-C Duschner
75.19 3 Sacharowitz, Abraham et al-G M Levine.
44.80
3 Shapiro, Harry et al—the same.
44.80
3 Stubbert, J Edw-C Duschner
751.19
3 Skokos, Costas et al-People, &c...1,000.09
3 Schwartz, Abraham-H M Silberman et al.
69.07
3 Seraphine, Jos-Julius Kessler & Co...32.91
3 Sheeder, Lillian-M Estates
69.65
3 Stein, Saml-I Ringel
143.65
3 Schwartz, Milton L-Barkin Construction ion 59.96 5 Siegel, Jacob—M Mottus et al.... 5 Stolts, Julius W, pres—Export Corp... 5 Scharff, Arnold & Fred—Philip Hano & Co. 28.87

RECORD AND GUIDE

The Building Department of the City of New York permits the use of PLASTER BOARDS on Elevator and Dumbwaiter Shafts in order to make them fireproof. Why not make King's Fibrous Plaster Boards on the walls and ceil-the entire house fireproof by using King's Fibrous Plaster Boards ings and plastering with

Manufacturers of King's Windsor Cement J. B. KING & CO., 17 State Street, N. Y. and King's Fibrous Plaster Boards

6 Smith, Jno N—the same....costs, 110.10 6 Stripp, Matthew—A E McGuire....15.78 6 Siegel, Abraham—W H Achmohl et al....

3 Thompson, Jos H Jr-Guarantee Electric

 4 Valto, Valt 7 Van Rensimir, Mary C et al-Paquin...... 1,938.18 1 Wichtendahl, Ernest F-Fiss, Doerr & Ca 1 Walsh, Milton C-Hueston Mfg Co....123.42 1 Wilson, Emily W-W R Senior et al..... 1 Whitmore, Albt H—Oppenheim, Collins & Co 70.74

1 Weinstein, Benj-Interborough Rapid Tran sit Co

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6 6 Weisberg, Morris et a. 6*Winkler, Hary J-A Weiskittel & Son Co. 167.04 Stern Co.59.85 Weeks, Eleanor-Bamberger Stern Co Watson, Jesse et al-American Credit demnity Co of N Y.....costs, Power... Werth, Chas E-Equitable Trust Co of 1 101 65

CORPORATIONS.

1 Teller Construction Co et al-G Ernst. 241.93 1 Administrators Realty Co-L Stelliner et al 11 91 1 Arverne Hotel Supply Co-M Karet...441.11 3 Pine Lawn Cemetery Assn-M L Patterson 106.03 3 the same—J Patterson 40.11 3 Sagamore Garage Co-C V Piersig.521.95 3 City of N Y-Atlanta Contracting Co. 2.000.00 4 Clinical Account System Co-Erie R R Co. 24 88 138 99 $\begin{array}{c} 639 & 67 \\ 234 & 33 \end{array}$

G & Co 5 Hudson Automobile Co et al-A M Moses 1,287 6 Junior Dress Co-M L O'Sullivan 508.65 6 Katonah Construction Co-Barrett Mfg Co. 243.49 6 Ruhland & Whiting Co-M J Foss...... 6 Michigan Steel Boat Co-W A Haase et al. 1,108.93 6 Riccadona Hotel Co-Francis H Leggett & 6 Merrick Estates Co-507 Fifth Avenue 7 Jordan Constn Co et al-Ethelia Realty 7 Co 442.99

April 8, 1911.

RECORD AND GUIDE

VULCANITE PORTLAND CEMEN Delivered at job any point in Manhattan or Bronx, by our prompt and reliable trucking service. PHONE, GRAMERCY 1000 "The Brand with a Reputation." VULCANITE PORTLAND CEMENT CO., Fifth Ave. Building, N.Y.

Wilpaco Packing Co-Ferguson Pub Co...84.30 the same-Home Rubber Co.....34.42 N Y Auto Supply Co-Perkins Campbell N N Y Auto Supply Control of Supply C 7 Northern Bank of N Y-C B Rico et al 7 Northern Bank of N Y-C B Rico et al 7 Vanorden Constn Co-W O Fredenburg et 87,91

SATISFIED JUDGMENTS.

Blumenkrohn, Siegfried-L Purdy et al. 1911 Bingham, Amelia—W C Gilday, 1910..... Berglass, Michael P—Charkes Soble Lumber r Co. 225.03 1911

 Forster, Oscar-M Horowitz et al. 1909. 106.63

 Farrell, Katherine G-Mark Cross Co. 1911.

 146.03

 Finkelstein, Saml & Israel H Maaget-A Abrahams. 1907

 hams. 1907

 Gardner, Wm H-M O Sage. 1911.

 Same-same. 1908

 Same-same. 1908

 Guifoyle, Patk & Annie-P A Lynch. 1911.

 Transmer. 1908

 Godman, Kalman & Sam Goldenberg-M Nissnewitz. 1909

 newitz. 1909

 Godman, Edmund L-E F Conklin. 1911.

 Gabriel, Charlotte-H Meyer. 1904.

 Gabriel, Charlotte-H Meyer. 1911.

 Howard, Francis-J P Curry. 1911.

 Howard, Francis-J P Curry. 1911.

 Hertlich, Henry, Kate Herrlich & Wm Lauter-N Y C & H R R R Co. 1911.

 ter-N Y C & H R R R Co. 1911.

 Haward, Chas B-C C Smith. 1909.

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 Stansberged Rapid Transit Co-M Mindlin.

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Jones, Lawrence & Saunders-S S Frey. 1911 Pelham, Eugene T-Aetna Life Ins Co. 190

 Robsevert, J. Robsevert et al-L. Purdy. 1911.
 56.85

 Same—same. 1911.
 56.85

 Same—same. 1911.
 56.85

 Schultz, Isaac-M. Blank. 1909.
 29.65

 Sirotta, Herman—A. E. Cheney et al. 1911.
 562.21

 Silverman, Harry and Michael Retzker—N. Y.
 Telephone Co. 1905.
 156.51

 Sonneberg, Leo & Rose–I Goldmann.
 1910.

 225.83
 225.83

 Sonneberg,
 Leo
 & Rose-1
 Gorumann.

 Same—S
 Weiner
 & Co.
 1910.
 .162.90

 Sonneberg,
 Rosie-A
 Prince.
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 .217.28

 Same—S
 S
 Zarek.
 1901
 .49.57

 Sonneberg,
 Rose-M
 Stern.
 1908
 .75.42

 Same—M
 Gidion.
 1901
 .250.97

 Same—L
 Lewy.
 1901
 .378.29

 Scheiman,
 Meyer S—Berkman
 Bass
 & Co.
 ¹Salt, Roy R & Abraham Staatmore-People. &c. 1910 &c. 1910 Salisbury, Frederick W-G A Radtke et 171 99 1911 Skelton, Christopher P-Empire City Gerard 1911
 Same—same.
 1910
 .281

 Same—same.
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 Same, same.
 1911
 .136

 Ubriac, Angelo–John Kress Brewing Co.
 1901
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CORPORATIONS

Consolidated G 1911	as Co of	N Y-H	Factorowitz.
Manhattan Scre	w & Star	nping Wo	rks-F L Le-
land. 1911 Same—same.	1911		$\dots 15,017.84$ $\dots 3,017.84$
Same—same.	1911		
Same—same.	$ \begin{array}{ccccccccccccccccccccccccccccccccccc$		$\dots \dots .7,017.84$ $\dots .31,517.84$
⁴ Simpson, Thon	nas-Marc	ellus, Pitt	& Co. 1910.

United Dressed Beef Co of N Y-J Fels. 1911 S Restaurant & Realty Co & Anton Meyer—H W Johns Manville Co. 1911 620.25

Victor Packing Co-Deverall Perfection Co. Co. 50.76 33.18

¹Vacated by order of Court. ²Satisfied of appeal. ⁸Released. ⁴Reversed. ⁶Satisfied by execution. ⁴Annulled and void.

MECHANICS' LIENS

5-6-April 3. 13 -

ing Co agt LeRoy Construction Co....5,250.00 April 4. 25-25th st. Nos 127 to 131 West. Sykes Steel Roofing Co agt Jno E Olson Construction Co 26-Valentine av. s w cor Fordham rd,134.5 x110. Thos C Edmonds agt Le Roy Con-struction Co 27-Honeywell av. w s. 35.6 s 178th st. 66x 140 3. Progress Marble & Tile Co agt Mer-rivale Realty Co

RECORD AND GUIDE



There is no substitute for the LUXFER prism, just as there is no equivalent for the word "Sterling" on a piece of precious metal. AMERICAN LUXFER PRISM CO.

Tel 8257 Spring 8258 507-509 West Broadway N.Y.



April 8, 1911.

680

-Same property. Wm Sigel agt same. .22.50

April 5.

April 6.

April 7.

62-9th av, s e cor 54th st, 144x504. Alpha Slate Co agt Metropolitan St Ry Co (re-

66-121st st, Nos 215 and 217 East. Jacob Plot-kin et al agt Louis Cashman, Boyajian & 8.00

67

BUILDING LOAN CONTRACTS.

W

SATISFIED MECHANICS' LIENS.

April 1.

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ris agt Chas A Miller et al. (Aug 22, 1910) 154th st, 155th st, 8th av & McCombs Dam rd, whole block. Yocob Warschaw agt Louis Waldron et al. (March 29, 1911)......47.76 Marble Hill rd, n w cor 225th st. J Rosen-blum & Co agt Hudson Terrare Realty Co et al. (Jan 10, 1911)......244.45 72d st, No 109 East. Waterbury & Pruden Co agt Fredk R Newbold et al. (March 2, 1911) agt Fredk R Newbold et al. (March 2, 1911)

April 6.

 agt 550 W 113th St Co et al. (Nov 28, 1919).

 April 7.

 95th st, No 118 West. Frank Lipstein agt Congregation Pincus Elljah et al. (Mar 9, 1911).

 2000.00

 Cauldwell av, w s, 148 n 158th st. Reliance Fireproof Door Co agt Tuchman Bros et al. (Feb 25, 1911).

 Same property. Same agt same. (Mar 25, 1911).

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ATTACHMENTS.

Mar. 30 & 31. No Attachments filed these days.

April 1. Domestic Utilities Co; Gerald Terwilliger; \$182.16; W Donahue.

April 3. Juan Banista Pedro y Varona; Philip Livings-ton; \$1,041.65; Davis & Mansfield. April 4. Bank for Savings in Seattle; Richard J Burns; \$7,424.35; Hastings & Gleason. Hayman, Morris H; Francis J Arend; \$12,500; Kellogg & Rose.

April 5. No Attachments filed this day.

CHATTEL MORTGAGES.

OHATTEL MORTGAGES. AFFECTING REAL ESTATE. Mar. 31, 30, April 1, 3, 4, 5, 1911. Coller Const Co. N e cor St Nicholas av and 172d st. United Gas Fix Co. Gas Fixtures. 1,544 Dutchess Constn Co. 110-118 W 142d..Jos Bloch & Son. Plumbing Fixtures. 12,800 Dina Realty Co. 141st st & Lenox av..Gust-Seabery. Dumbwaiters. 191 Kirk & MBimpson. 177th st & Wadsworth av, s w cor..Pierce, Butler & Pierce Co. Boilers, Firebox, &c. rs, Fireboxes, &c. 800 Kirk & Bimpson. S e cor 174th st & Audubon av., Pierce, Butler & Pierce Co. Firebox, Boilers, &c. 155 Kirk & Bimpson. S e cor 174th st & Audubon av., Pierce, Butler & Pierce Co. Firebox, Boilers, &c. 155 Le Roy Constn Co. Fordham rd, s w cor Val-entine av., Hudson Mantel & Mirror Co. Mir-rors. 240 Le Roy Constn Co. Fordham rd, s w cor Val-

entine av. Hudson statter a 240 rors. 240 Le Roy Constn Co. Fordham rd, s w cor Val-entine av. Atlantic Gas & Electric Fixture Co. Gas & Electric Fixtures. 2 300 McNulty, Mary. 630 E 170th. Ella A Arnold. Steam Boiler. 682 Poldon Constn Co. 449 Robbins av. Leon Mayer & Co. Gas & Electric Fixtures. 60 Schultz, B. Webster av, s w cor 182d st. Hud-son Mantel & Mirror Co. Mantels. 250