

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

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DESTINY OF PARK AVENUE.

NE of the most encouraging aspects of the real estate market recently has been the unceasing interest in apartment house construction. A number of large plots have been sold for improvement on Washington Heights and its neighborhood. Several builders and operators are actively engaged in accumulating sites for improvement on the side streets west of Central Park. Finally, there are signs of renewed interest in similar construction on the East Side. A peculiar instance of this kind has been the purchase of a plot in 40th street near Park avenue as the site of a new apartment house. This particular neighborhood is undoubtedly one of the pleasantest and most convenient residential districts in Manhattan, and it has of late years rather increased than diminished its popularity in this respect. Nevertheless, it looks like a doubtful place in which to invest several hundred thousand dollars in a fireproof apartment house. It seems inevitable that Park avenue from 42d street south will within a decade be swallowed up by business after the New York Central has finished its Terminal. Park avenue will be a thoroughfare and a noisy one at that. Business is pushing up from the south and over from the west. The life of an apartment house in such a neighborhood will be limited to only a few years. Thereafter it might be turned into a hotel, if planned with that contingency in mind, but a small hotel is rarely a profitable enterprise in New York. The purchasers of the plot on 40th street should consider carefully the probable status of their investment in 1921.

DISTRIBUTION OF POPULATION.

THE last issue of the Record and Guide contained a very interesting man of the restitution. interesting map of the possible distribution of population in New York thirty years from now. The map showed the existing districts of population in the five boroughs, which varied between 166 per acre in Manhattan and 36 per acre in Brooklyn to 4 per acre in Queens and 2 per acre in Richmond. At the prevailing rate of increase in the different Boroughs there will be added over 4,800,000 inhabitants to the city during the next thirty-years, and of these Manhattan would get 955,000, the Bronx 1,370,000, Brooklyn 1,737,000, Queens 737,000 and Richmond 33,000. In that case the total population of Manhattan would be about 3,300,000, 234 inhabitants to the acre; of Brooklyn 3,371,-000 or 75 to the acre; of the Bronx 1,881,000 or 69 to the acre; of Queens 1,121,000 or 15 to the acre; and of Richmond 119,000 or 31/4 to the acre. Obviously however, there will be hereafter a very decided change in the rates of increase in the several Boroughs. After another fifteen years the population of Manhattan may well become stationary, if indeed it does not begin to diminish, and both Brooklyn and Queens are likely to gain not only at the expense of Manhattan but also at the expense of the Bronx. But whatever changes are likely to take place the transit policy of the city should undoubtedly be deliberately to favor a uniform distribution of population. The great object of the city government in this respect should, both for economic and social reasons, be to obtain for the inhabitants of the city a maximum of light, air and space for a given expenditure in rent, and undoubtedly one of the greatest advantages of the Brooklyn Rapid Transit Company's proposal is that it would accelerate the process of distributing the increasing population of New York more evenly. Of course it would

be of much greater benefit to Brooklyn than it would either to the Bronx or Queens, but it would make a good beginning in those two Boroughs and it holds out hopes even for Richmond. It is a fair guess that thirty years from now the population of Manhattan will not be much more than 2,700,-000, that the population of the Bronx will be about 1,800,000 that the population of Brooklyn will be about 3,000,000 and that the population of Queens will be about 2,000,000. Whatever increase Richmond may make will have to come off these totals, but even with a tunnel under the Narrows the growth of Richmond will be slow compared to that of the more accessible Boroughs.

SUBWAY NEGOTIATIONS.

T the present writing it looks as if the subway decision would be favorable to the Brooklyn Rapid Transit Company, and so far as the comparative claims of the two competing corporations have been made public, the Brooklyn Company's proposal is undoubtedly more favorable to the city. The proposition of the Brooklyn Rapid Transit Company will give the city more rapid transit for its money than any proposition which has yet been made. It includes all the new construction proposed by the Interborough Company, and it adds these to certain desirable additional lines in Brooklyn and Queens and the extremely desirable Broadway-Seventh avenue line in Manhattan. The city will have to put up more money; but it will get a good deal more rapid transit. The advantage of all transfers between the new Subways and the old Subway would be greater to the travelling public than the free transfers, which will be obtained under the offer of the Brooklyn Company, but this difference, considerable as it is, is not worth the price demanded by the Interborough Company. Up to date that corporation has as usual botched its business and alienated public sympathy. In case it recedes from its position and will permit the granting of the Broadway-Seventh avenue route to the Brooklyn Company, the Record and Guide would still favor the grant to it of the remaining Subway extensions, but in the matter of that requirement there can be no compromise.

THE INTERBOROUGH FOREWARNED.

NE cannot help wondering whether the Interborough Company fully realizes the inevitable consequences of allowing the Brooklyn Company to capture the new Subways. Such an outcome of the present negotiation would mean practically that in the case of all future extensions the city would have a plain interest in favoring its new tenant. The new system would be absolutely under municipal control and would be a source of profit, and the city would be oblivious to its own interest in case its paramount object did not become the strengthening of the new group of Subways. The result will be that as soon as the Subways now planned are in profitable operation a West Side subway probably on Seventh avenue and Eighth avenue will assuredly be laid Little by little the whole of the Interborough system will be paralleled until it will become a comparatively unimportant factor in the Metropolitan rapid transit situation. Every additional line, connecting as it would with a much larger system of Subways, would be preferred by the public, wherever there is any competition to a line of the Interborough Company, and in the long run it would be completely isolated and its traffic actually reduced. If, for instance, the proposed contract is made with the Brooklyn Company, the city would be unwise to allow the Interborough Company to make any improvements to the elevated roads. tracks on these roads would be only makeshifts and would be of little permanent benefit. They would none the less have serious disadvantages from the point of view of a new rapid transit system under complete municipal control. The franchises would be perpetual; the returns to the city very small; and yet their granting would tend to diminish the traffic on the new system of Subways. For these reasons the city would be foolish to enter into any such arrangement with the Interborough Company. The only part of this arrangement which should be allowed to go through is the operation of the Belmont tunnel to Queens. Thus, should the Brooklyn Company get the contract, the Interborough Company would have a few years of great prospects until competition begins, then a few years of stationary business, and finally, after a comprehensive city system had been completed, a series of years in which it would steadily lose ground. The ultimate result might be that it would be compelled to surrender its lines to the city at a fair contem-

porary valuation in order to avoid further loss.

SUBWAYS AND REAL ESTATE VALUES.

The B. R. T. Offer Meets the Essential Requirements of the Joint Conference Committee—Its Prospective Effect on Borough Interests.

HE city is now in a position to choose between three notable rapid transit propositions. Each of them involves a radical departure from existing traditions. Whichever way the choice falls the majority of property owners will be affected. There is bound to be an extensive readjustment of real estate values.

The proposition that seems most likely to be accepted is also the one that is capable of exercising the greatest influence on property. The offer of the Brooklyn Rapid Transit Company is expected to prevail, as it meets two fundamental requirements insisted upon by the Joint Conference Committee of the Board of Estimate and the Public Service Commission.

The first of these is that a complete transit system shall be created under the indeterminate franchise law. Under that law an operating company either equips or both builds and equips a line with its own money. It then remains in control of operation until its net earnings

lines, together with the cost of equipment of the entire system. The tenure of the company's possession is for ten years, except as to the Center street loop and the connecting bridges, where the tenure is to be for twenty years with the privilege of renewal for twenty years additional.

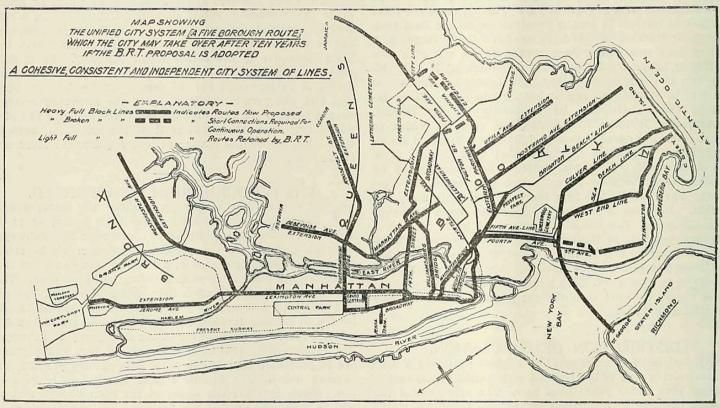
The fare is to be five cents for a continuous ride over the entire system, except that ten cents may be charged to and from the "Coney Island district."

The receipts of the new lines and of the old lines connected with the system are to be pooled; the company is to receive from the net earnings a fair return on the physical value of the lines which it contributes to the system, and it shall also receive a sum sufficient to cover the interest and sinking fund charges for the securities which it will have to issue for the equipment of the system. The city is thereupon entitled to deduct the interest and sinking fund charges on the bonds it will issue for the construction of the

extensions concerning the earning power of which the company can have no present opinion.

The nature of the obligations which the company accepts explains the provision that the company's claims upon earnings is to precede the city's. The provision is to be judged particularly with reference to the fact that an indeterminate franchise is something new in the American investment market as a basis for securities.

The Brooklyn Rapid Transit Company's offer involves a considerably larger expenditure by the city than the Interborough's proposition demands. However, as has already been intimated, purely financial considerations are not decisive with the Joint Conference Committee. The chief objection urged by the committee against the Interborough's offer is that it does not provide a unified transit system which can be taken over by the city under the indeterminate franchise law. The proposed contract would leave the



have repaid its entire investment with interest and suitable dividend, after which the property and the operating right revert to the city; except that the city is privileged to buy the property and franchise at any time after ten years from completion.

The offer of the Brooklyn Rapid Transit Company contemplates a system which may be taken over by the city at the end of ten years and operated without further construction work being required. With this system, forming a trunk system for all five boroughs, the company proposes to connect sixty-seven miles of existing transit lines, mostly in South Brooklyn.

The second fundamental requirement which the company's offer meets is that the company binds itself to equip and operate any further extensions which the city may build upon terms now agreed upon in advance. The city is assured of an operator for future extensions, whether these offer promise of profit or not.

The general conditions laid down in the Brooklyn Rapid Transit propositionare that the city shall pay the cost of construction of subways and extensions or connections of subways, and that the company is to pay the cost of elevated extensions of its existing rapid transit new lines. The remaining profits are to be evenly divided between the city and the company.

The financial arrangement roughly outlined in the foregoing paragraph applies to the system now proposed. It applies also to such future extensions as may be concurred in by the company. As regards extensions required by the city, but not concurred in by the company, the city guarantees to make good any deficit sustained by the company. However, in return for this guarantee, the company is to have only 25 per cent. of the divisible profit, while the city is to have 75 per cent. There is no guarantee against loss, except in the case of future extensions not concurred in by the company.

not concurred in by the company.

The general character of the Brooklyn Rapid Transit proposition is sufficiently clear from the conditions cited in the foregoing paragraphs. The conditions in question are those which the Joint Conference Committee regards as essential. There are details yet to be settled, but it is believed that none of these are of capital importance. The offer is in the main an offer to equip and operate, not to construct. It is an offer to equip and operate not only a system now agreed upon, but also future and as yet unknown

city at the end of ten years with a collection of loose, unconnected lines, which would have to be linked together at considerable expense in money and time, if the city decided to buy out the Interborough's interest. The lines in question may be roughly divided into three distinct groups.

In the first group are included the new Lexington avenue line, with its Pelham Bay Park and Jerome av branches, together with the White Plains rd extension of the present subway.

In the second group are the extension of the existing Broadway subway, running downtown under 7th av, Varick st, West Broadway, and Greenwich st, with a branch line running under Liberty st and the East River to Pineapple st, Brooklyn.

The third group includes the Brooklyn tubes, the Lafayette av subway, a two-track line, and the Fourth av subway, which is planned to run across the Manhattan Bridge into Manhattan, but without making any connections in this borough. Besides these two lines, which are connected, there are included in the group, for convenience's sake, the disconnected Flatbush Avenue-Eastern Parkway line, four-tracked as far as Utica av, and

double-tracked beyond that, to the terminus at Buffalo av.

These several groups are physically isolated by reason of the intervening lines controlled on long-term franchises by the Interborough. The Interborough's offer is further complicated by a demand for extending the Third av elevated and for express tracking the Third av and Second av elevated lines, and by the question of the Belmont tunnel franchise.

The Interborough offers to invest a handsome sum of money in subway construction in return for long term leases on its proposed elevated improvements and extensions, but the Joint Conference Committee is opposed to the city's granting any new long term franchises. Hence, unless the Interborough is willing to change its offer radically the committee will, no doubt, come to terms with the Brooklyn Rapid Transit Company, as the triborough proposition, which calls for independent action by the city, would, as matters now seem to stand, offer a decisive advantage only in case the city wished to enter at once upon municipal operation.

A glance at the map indicating the routes proposed by the Brooklyn Rapid Transit Company will convince anyone who is at all familiar with the effect of transit on real estate values that the company's offer is of the greatest possible interest to property owners. It will, if accepted, give every section of Brooklyn direct transportation at a five-cent fare to the business quarter of Manhattan. It will assure to Brooklyn and, indeed, also to Queens, a sort of transportation which has heretofore been enjoyed by no outlying borough except the Brony

Because the Bronx has had the advantage of a direct five-cent fare to the

main objective of travel in the greater city land values in that borough are very much higher than they are in the far more populous borough of Brooklyn. Despite its superiority in wealth and industry, as well as in population, Brooklyn is relatively poor in real estate.

The great majority of Brooklyn passengers are now obliged to pay two fares to get to their destination in Manhattan. One fare will suffice under the proposed Brooklyn Rapid Transit subway system and the saving will, of course, be capitalized in the value of real estate. This result will be general throughout the residence districts of Brooklyn.

There is no doubt that that borough, which is nearer geographically to the business center of Manhattan than is the Bronx, will, with direct and cheap transportation, outdistance the northerly borough in relative growth. Will the enhanced prosperity of Brooklyn react disadvantageously on the Bronx? Will Bronx real estate values remain stationary or perhaps recede until a new balance is reached after years of readjustment?

The Broadway route laid out by the Brooklyn Rapid Transit Company will also exercise an important influence on the future development of Manhattan. It will make that borough more than ever the shopping and amusement center of the town by cheapening and improving transportation from a borough with a population of about 1,650,000.

The Brooklyn Rapid Transit subway system will if adopted annex virtually the whole of Brooklyn and part of Queens to Manhattan in the same sense that a large section of the Bronx was annexed years ago by cheap and direct transportation. The results will be notable and far reaching in real estate as well as in politics and in business.

OPINIONS ON THE B. R. T. OFFER.

Not a Complete System-Years of Delay for the Bronx Would Benefit the B. R. T

The Brooklyn Rapid Transit proposal would certainly mean years of delay and no real solution of the transit problem, because of the obligation upon the city to do the construction work and furnish the money to do it with. Experience has clearly shown that with the uncertainty of changing administrations, it requires more time and more money for the city to do such work than under private management, subject to city control. obvious self-advantage to the Brooklyn Rapid Transit Company to promote delay would naturally also operate, because, having the city bound by an operating contract in advance—eliminating any possibility of competition—the Brooklyn Rapid Transit Company would then know that the greater the delay the more congested traffic would become each year, so that it would be to its financial interest to delay operation until certain that all lines would show a profit and until profits on its existing lines were just as large as possible. With the entire available credit of the city thus pledged to this plan, it would be many years before any additional subway development might be possible.

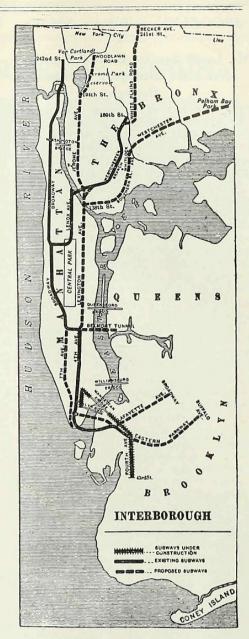
Considering the matter of routes as an item in itself, it is obvious that the Brooklyn Rapid Transit proposition is much better adapted to serve Brooklyn than Manhattan and the Bronx. The new north and south independent lines in Manhattan, operated by a separate company, could not be of so great an advantage to these boroughs as it would be if one company operated two comprehensive north and south lines. As Mayor Gaynor has said: "We now have a fragment of a subway system built with city money, and it would seem evident that to extend and elaborate this system would be of much greater advantage to

the city than to build an entirely new system between which there would be no transfer privileges."

The proposition of the Brooklyn Rapid Transit Company does not provide for the lower West Side of the city; therefore, it does not provide a direct West Side route in Manhattan; but it would still be necessary for people in the Washington Heights section and upper Broadway to come down to Times Square, then turn east and down Fourth av, as at present.

What the Bronx needs is the completion of both of the extensions to the original points outlined in both the Tri-Borough and Interborough plans: to Pelham Bay Park on the east side and to Woodlawn on the west side, and, further, that each of these extensions should be made ready for operation as soon as the trunk line is completed. The city has invested vast sums in the development of this great northern park area which is now accessible to but few of its residents and taxpayers. To secure any proper return upon this investment, no transit plan should be considered for a minute that does not include adequate extensions to these parks. These extensions will render more attractive districts which will then be immediately available for living purposes and upon which tax values will be quickly created for the city.

New York City has always grown most rapidly and naturally to the north, and any transit plan which would curb this natural growth and artificially stimulate growth in another direction is not businesslike, just or desirable from any broad point of view. What the city needs is a transit plan which will do full justice to all of the five boroughs in full consideration of their needs and opportunities for



future development. If any one plan now under consideration is to have preference it should be that which serves the largest number of people most adequately with the least possible obligation on the part of the city.

EDWARD B. BOYNTON.

A One-Sided Proposal.

The company puts all of the burden of financing and all of the burden of construction upon the city, obliging the city in almost every particular to be responsible for risks, contingencies and unforeseen costs, with ample provision for the protection of the company against loss in operation. Besides, it not only wants the city to grant it in perpetuity the current profits on its existing lines but actually proposes to the city that the current profits on its existing lines be determined not on its present earnings but on what the earnings may be during the year preceding the opening of the new lines, thus making it to the interest of the company to have the new construction delayed as long as possible.

There is no doubt whatever but that the Brooklyn Rapid Transit Company wishes to deal as fairly as possible with the city, but in its apparent anxiety to protect its own interest and make its own capital and earnings secure, it has presented what is generally coming to be regarded as a one-sided proposition. I wish that the company had a greater appreciation of the probable earnings of transit lines in boroughs outside of Brooklyn, and that it was not so timid about assuming "risks" on lines in territory with which, I judge, it is but little familiar.

ROBERT E. SIMON.

BROOKLYN SUBWAY VIEWS.

Mr. Lovett Says the B. R. T. Plan Will Not Make Brooklyn a Tenement Borough.

To my way of thinking, the subway system proposed by the Brooklyn Rapid Transit Company is the most comprehensive yet submitted. Besides, if accepted, it will have a decidedly beneficial effect on Brooklyn real estate values.

effect on Brooklyn real estate values.

The great advantage of the plan suggested by the Brooklyn Rapid Transit Company is that it will serve the older parts of Brooklyn as well as the outlying sections; and, after all, the latter are a secondary consideration, so far as Brooklyn is concerned. The older parts of the borough are capable of rejuvenation. This is going on now, and it would be accentuated if the proposed subway system were in operation.

In my opinion, Brooklyn is not going to become a great tenement or apartment-house borough, as some people seem to believe, if a subway system were established between here and Manhattan, although such structures will characterize certain parts.

Brooklyn will retain her individuality as a borough of private dwellings and two-family houses. There has been a plethora of tenement-house construction in Brooklyn, and it has not proved advantageous or popular.

This borough is going to be looked to, more and more, as a place for homes by those in all parts of the Greater City, who wish to escape the uncongenial atmosphere of tenement or apartment-house neighborhoods. The growth of Brooklyn as a borough of one and two-family dwellings will be helped by the subway plan now under consideration.

Inasmuch as the B. R. T. plan provides for a subway under Montague st, the Brooklyn Heights would necessarily experience a great real estate movement, and the plan calls for a station at Henry I do not share the view that the Heights section is a future great center for high-class apartment houses, even though a few are already built there, because Manhattan and the Bromx will claim the major part of such structures. Brooklyn Heights is destined to be a fine residential part of this city. There is room for a few apartment houses in Brooklyn of the very highest type, but they would have to be well distributed.

The Lafayette av route of the B. R. T. system would cause a rejuvenation of property values throughout the Hill section. I do not think apartment houses would predominate there,, but, instead, many of the private residences now there would undergo renovation and change, and show stronger rental power. Many of the private homeseekers from beyond Brooklyn would locate in this very part of it.

Flatbush is destined to remain a great suburban part of Brooklyn, because its character is so well determined along those lines already. This part of Brooklyn will satisfy the demand for homes of a good class.

If tenement houses show marked ineases in any part of Brooklyn, it will be along the line of Fourth av and in Brownsville and upper Williamsburg.

That section of Williamsburg from Roebling st to the East River must necessarily become a section of factories and warehouses, however much we might like to see it retain its old character.

Greenpoint, following its traditions, will grow along industrial and manufacturing lines. Its nearness to Long Island City, and its valuable waterfront, make that the logical outcome. Business values in Greenpoint are steadily enhancing.

GEORGE E. LOVETT.

Political Influence Suspected.

I think that the subway system for Brooklyn proposed by the Brooklyn Rapid Transit Company is the best, because it is impartial in its service to all sections of the borough, and that is a very great consideration. What is needed now is action on the part of the Board of Estimate that will hasten actual subway building. It does seem, at times, as if there are certain influences at work, in Manhattan, to retard the construction of subways in Brooklyn. It seems plausible to believe that certain political powers think that Brooklyn will grow so fast, with a complete subway system, as to injure political control by certain leaders in Manhattan and the Bronx. If Brooklyn is given a complete subway system activity will supersede the present lethargy in the real estate market.

WESLEY C. BUSH.

Will Bring Population to Brooklyn.

I prefer the Brooklyn Rapid Transit subway plan to that of the Interborough, because it is more comprehensive, so far as Brooklyn is concerned. It has all the transit features to relieve congestion of population, because it practically treats all parts of Brooklyn alike, and because it would afford easy communication with Queens, as well as Manhattan.

The Brooklyn Rapid Transit plan would aid real estate values in the outlying sections, as it would connect with nearly all the old lines, including those to Fort Hamilton, Bay Ridge and Coney Island. It would afford about eight feeders to the subway through Fourth av, Brooklyn; and, in addition, it would afford connection with the elevated system of Brooklyn. All of the old lines would become transit adjuncts.

With such a system in operation, there would follow an influx of population to all parts of Brooklyn.

DAVID PORTER.

MAY DAY INCIDENTS.

Machinist and Boilermakers Go Out But No Strike on Buildings,

May Day long ago ceased to be a redletter day in the building trades. Trade agreements now date from the first of January and extend over a period of two or three years. Besides, arbitration is usually efficacious in these trades, even though there is now no General Arbitration Board, as formerly.

Within the past few months the machinist trade has been designated by the American Federation of Labor as one of the building trades. About nine thousand machinists in all, employed throughout the Metropolitan district, struck for an eight-hour day this week. The principal headquarters in Manhattan were opened at Clinton Hall, 151 Clinton st, and the main Brooklyn headquarters are at Assembly Hall, at Pearl and Adams sts. J. Keppler, vice-president of the International Association of Machinists, is now in this city. James Wilson is secretary of District 15. The principal fight is against the New York and New Jersey Metal Trades Association. About four hundred shops are affected. Two thousand members of the International Brotherhood of Boiler Makers struck on sand members Monday for an advance of fifty cents a

DRAINAGE ENGINEER.—The United States Civil Service Commission, Washington, D. C., announces an examination on May 24 to establish eligibility for the positions of drainage engineer and assistant drainage engineer, in which four vacancies now exist.

PROMPT ACTION DEMANDED.

B. R. T. Contract is Good, and Time Enough Has Been Lost in Haggling.

It seems hard to realize that eight years have elapsed since the existing subway was opened to public use, and that all this time has been wasted in alternate agitation and inaction over the extensions and developments, the need of which became apparent immediately after the existing subway began its service.

So far as our city is concerned, there need never have been a decline in its development, such as set in five years ago and has continued with increasing virulence ever since. Had even the trunk line of the proposed system been begun in 1906 or 1907, the pouring of the twenty or thirty millions that would have been required into the industrial and commercial circulatory system of the metropolis would have averted this decline, sustained activity in every department of industry and added many times its amount to the accumulated wealth of the city.

It matters to the vast majority of us much less whether the authorities fall two or twelve per cent. short of absolute perfection in their plans for the city, than it does that a contract be closed at the earliest possible moment. What are the city's affairs but the affairs of its people? And why should the city authorities strain to the breaking point to get the last possible fraction of profit out of this contract? The city has profited vastly more indirectly out of its rapid transit investment than directly, and there is not a particle of doubt but that it will profit so again.

As to the B. R. T. proposition, it is comprehensive and good. It would be better if the Broadway line could be at once continued up Eighth av and St. Nicholas av to Washington Bridge, and if, instead of 59th st, 57th st were taken for the transverse road to the Queensboro Bridge; but rather than delay the ultimate decision by even a day to make these improvements, I should say that the Board of Estimate and the Public Service Commission ought to be encouraged in every possible way to bring the matter to a conclusion at once.

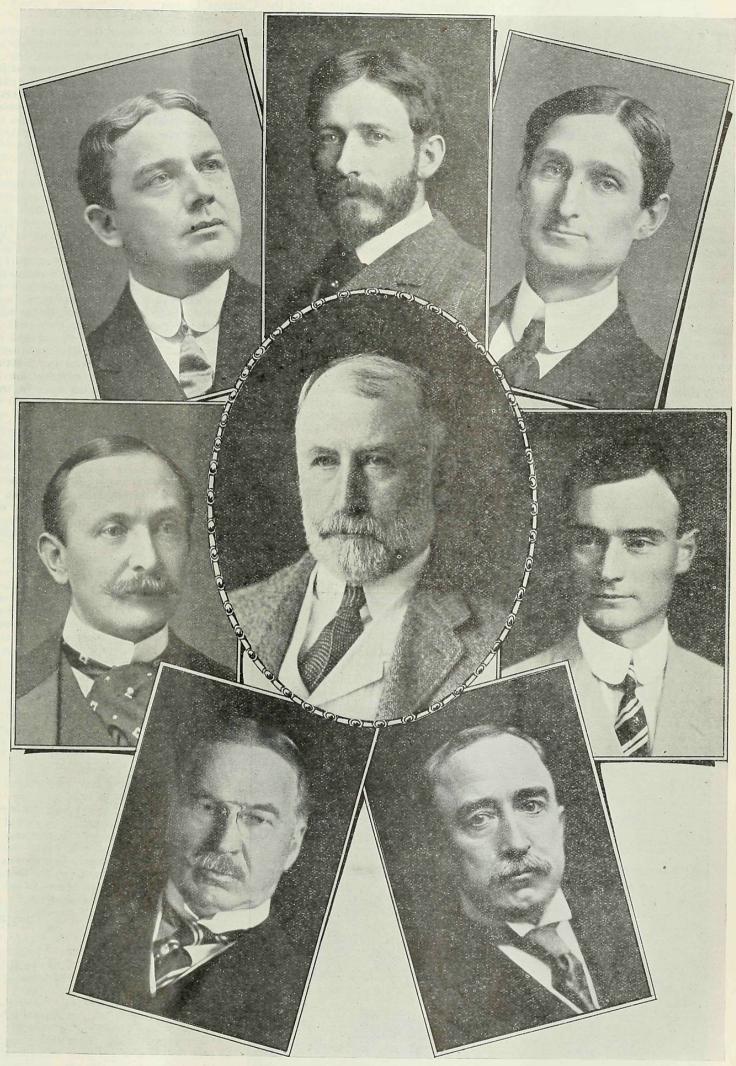
JOHN L. PARISH.

To Fight it Out in the Court.

The Interborough's offer covers the entire field and will prove as beneficial to one borough as to another. It is so much better than that of the Brooklyn Rapid Transit Company that there is no comparison. It can be plainly seen that the Brooklyn Rapid Transit Company is catering almost wholly to Brooklyn. It offers to run its lines through all sections of that borough; the Bronx is asked to be satisfied with two lines. In a word, Manhattan and the Bronx are to be made the tail of the Brooklyn kite. If the Brooklyn Rapid Transit offer is accepted, the city will find itself confronted with about five hundred law suits. The taxpayers of this borough do not propose to allow this one-sided affair to go through without a fight. The real estate market has been seriously affected by the delay in settling the subway question. But it will be more seriously affected if the question is settled in the wrong way. J. CLARENCE DAVIES.

LOUIS FALK, one of the oldest architects and residents of the Borough of the Bronx, died at his home, 362 East 150th st, on Monday last. Mr. Falk had offices at 2785 Third av. He was born in this city in 1859, and brought up and educated in the Bronx.

NOTABILITIES IN THE CURRENT NEWS



Men Who Are Looked to by the Public to Solve the Subway Problem

Viewed from left to right they are: In the top row—Comptroller Prendergast, Borough President McAneny and Pres. McAdoo of the Hudson Tunnels Co.; in the second row—August Belmont, Mayor Gaynor and Pres. Mitchell of the Board of Aldermen; in the bottom row—Pres. Shonts of the Interborough and Chairman Willcox of the Public Service Commission.

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WEST SIDE TERMINAL PROBLEM EXPLAINED

The Principal Plans Compared—Estimates of Costs—Views of the Merchants' Association and the Citizens' Union

THE West Side freighting problem has suddenly become of great and immediate importance in public estimation. The interest in it almost equals the attention claimed by the Subway plans. What does it all mean? In a few words, what is being proposed, and why? And what will it cost?

Primarily, there was a public demand for the removal of the steam railroad tracks that run along and across the exterior avenues on the West Side of Manhattan Island, but to this demand there has been added one or more other public requirements, and the question now involves broadly the whole matter of the freight situation and the needs of commerce in New York City.

So large has the commerce of the city grown, there is no longer room enough on the waterfront, under the present disposition of utilities, for all the business that is offering. The railroads are taking up too much space and are crowding out steamship lines. The railroads occupy in all 33 piers or more below 60th st, on the Hudson River, for freight stations. New York Central, for example, has a line extending from Spuyten Duyvil along the river to Canal st, with various freight stations along the way to 60th st, to which point its tracks are mostly on private right-of-way. But south of 60th st the tracks run along the surface of public streets, with a freight station at 30th st and another at St. John's Park. objects to be accomplished are:

1. To remove the steam railroad tracks from the surface of the West Side streets and find another place for them, where they will not be a danger to life and limb.

2. To give water-borne commerce the preference at the wharves, which are own-

ed by the city, and require the railroads to go elsewhere, so far as this is practicable

3. To organize an economical and concentrated system of handling freight by all railroads, by the introduction of improved methods of handling cars.

Various solutions have in times past been proposed, but none had come with such force, precision and timeliness as the plan which the present Commissioner of Docks and Ferries has proposed; and which has led to an investigation of the whole subject by the Board of Estimate and the Public Service Commission, and also by the Merchants' Association and the Citizens' Union, from all of which bodies reports have emanated. The principal proposals at the present time are from the following sources:

(1) Commissioner's Tomkins' plan. (2) Plan of the majority of a sub-committee of engineers appointed by a committee of the Board of Estimate, namely, Engineers Goodrich and Nichols. (3) The report of Engineers Craven and Connette to the Public Service Commission. (4) The report of the Committee on Domestic Commerce of the Merchants' Association. (5) A memorandum submitted to the Board of Estimate by the Citizens' Union.

Precedence must be given to the plan of Commissioner Tomkins, the others being either variations or confirmations of this main plan. The Commissioner began to study the question of traffic congestion long before he came into his present position, as chairman of a committee of the Municipal Art Society and as a large shipper himself. He has visited and inspected most of the foreign ports and the best organized ports in America. He has

submitted to Mayor Gaynor four reports in all, dealing with the situation on the West Side of Manhattan, in each one endeavoring to meet criticism and objections which have been raised, but in all of them holding fast to the fundamental principle unchanged. The plans he has prepared are the result not only of his own studies but also of the experience of the engineering bureau of the Department of Docks.

(1) It provides for the removal of the present New York Central tracks from the surface of the street and the substitution of elevated freight tracks along the Hudson River waterfront from 60th st to near the Battery. (2) For the entire removal from the waterfront south of 30th st of all existing rail terminals and their relocation upon the east side of West st, at various points. (3) Their connection with the elevated freight road and the provision of a common outlet for all these terminals by means of piers, bridge floats and car floats, to occupy the waterfront approximately between 30th and 40th sts. (5) Provision for connecting the elevated freight railroad by spurs at any point desired for an extensive series of private warehouses to be situated upon the east side of West st.

NICHOLS-GOODRICH PLAN.

The plan proposed by the two members constituting the majority of the sub-committee of the Board of Estimate, namely, Engineers Goodrich and Nichols, provides for (1) the entire removal of the New York Central tracks below 30th st. This will require all the freight now served by St. John's Park to be transported between that station and 30th st, either by car floats or by cartage. (2) The substantial reduction of water frontage now used for terminals by the various railroads, and the substitution therefor of a series of inland terminals situated upon the east side of West st, and connected with the waterfront by overhead railroad tracks across West st, leading to a single pier for each terminal where cars may be transferred to and from car floots.

A minority report from the subcommittee of engineers of the Board of Estimate has been submitted by Engineer Ernest C. Moore, which in the main supports the ideas of the Dock Commissioner, with respect to continuing the elevated road below 30th st.

THE PUBLIC SERVICE COMMISSION'S PLAN.

Endorsing in a general way the idea of an elevated road, as recommended by Commissioner Tomkins in the first instance, the plan of the Public Service Commission then presents two alternative locations for the track, which locations have more or less bearing on the method of handling certain classes of freight that may go direct by rail to the outgoing steamers at the piers. The plans are embodied in a report to the Public Service Commission prepared by Acting Chief Engineer Alfred Craven, and by E. G. Connette, the Transportation Engineer.

In one plan the elevated road is shown on the east side of the marginal way, about on the line dividing West st and the marginal way. With this plan it is proposed that spurs may be built either to warehouses on the east side of West st, or that spurs be built direct to the piers. If the spurs are built direct to the piers, the freight may be taken direct from the cars to the steamers by chutes or hand trucking, as the case may be.

In the second proposition, the road is indicated as being on the westerly side of

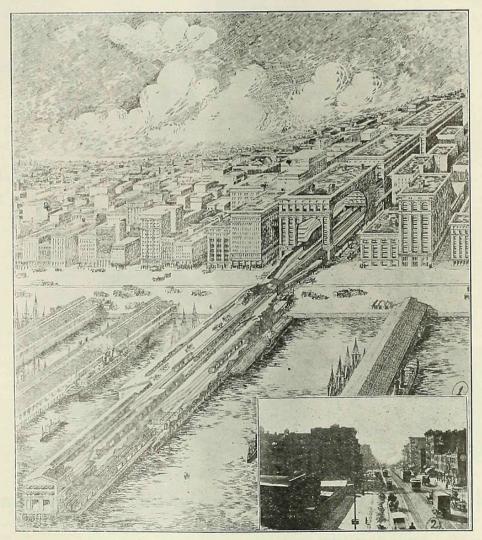


Fig. 1. Perspective drawing showing combination unit terminal as proposed by the Committee of Engineers of the Board of Estimate, whereby Marginal Way will not be defaced and more intensive use will be made of both waterfront and adjacent inshore property. Fig. 2. View of Tenth avenue.

the marginal way, near the bulkhead line. The plan involves five tracks for practically the entire length of the way, with an unloading platform. (The Dock Department's plan provides for four main tracks.) Under this plan, the freight would be landed on the platform and taken thence by a system of telpherage, or other mechanical device, to the shipping; or spurs might also be built to the piers, in which case there would be more interference with the adjoining piers. is also proposed by this latter plan that the entire space between the columns, except at the dock entrances, be enclosed, forming storage sheds for merchandise. Other advantages are claimed for this location near the piers, which, although more costly, may prove, after full consideration, the Public Service engineers think, to be the better proposition.

The main line under the Public Service plan extends from 60th st to a point near Rector st, and future extensions might carry it around on the site of the proposed marginal way, along the East River waterfront to a point near 25th st, where the tracks may be depressed and run in a subway along First av to and under the Harlem River to a connection with the Harlem Road. (The suggestion to extend the elevated road around the Battery and then northward along the East River is not made in either of the plans mentioned heretofore.) The Public Service engineers also suggest alternative cross-sections between the east and west side lines in the neighborhood of 28th and 59th sts, or the road north of 25th st may be elevated on First av to 59th In lower Manhattan, a convenient crossing could be found without passing through Battery Park.

THE CITIZENS' UNION MEMORANDUM.

The Citizens' Union has filed with the Board of Estimate and Apportionment a

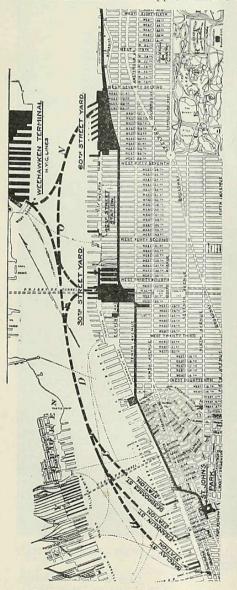


Fig. 3—Water routes and freight stations of the New York Central R. R.

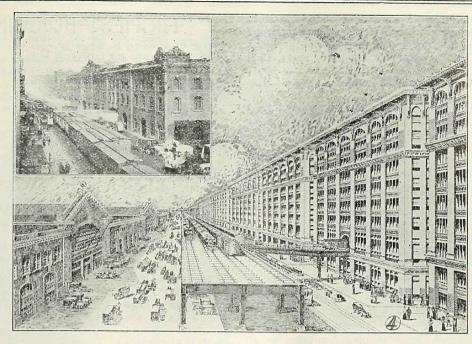


Fig. 4. Perspective drawing showing occupancy of Marginal Way by a proposed four-track elevated freight railroad. The picture in the upper left hand corner illustrates the present way of switching cars into storehouses.

brief supporting Dock Commissioner Tomkins' plan for an elevated freight railway on the West Side, but opposing the Commissioner's plan for legislation similar to the Grady bill of 1909, affecting the surface tracks of the New York Central & Hudson River Railroad Company. This brief was prepared after an investigation, continuing over two months, by a special committee of the Union, consisting of Robert L. Hoguet, Arthur C. Ludington and Eugene H. Outerbridge.

While the Union agrees with the majority of the Board of Estimate committee to this extent—that action by the city looking toward the absolute removal of the New York Central surface tracks should be mandatory and of such a nature as to prevent the matter from being left unsettled in the event of a failure of negotiations between the railroad company and the city authorities—it nevertheless believes that the best method of accomplishing this result will be, first, to build the elevated railway, and then, if the railroad company has not by that time entered into a satisfactory agreement with

templates, also—if the engineering features can be satisfactorily worked out—the use of the elevated railway for passenger travel. In this respect it agrees with the recommendations of the Merchants' Association made in a report published in 1908. It is understood that such an additional use of the dock railway is not opposed by the Dock Commissioner, although he has not yet dealt with it in any of his reports, preferring to leave it for future consideration.

MEMORANDUM FROM THE MER-CHANTS' ASSOCIATION.

The Committee on Domestic Commerce of the Merchants' Association has made a report upon the two principal plans before the Board of Estimate (exclusive of the plan of the Public Service Commission), after a careful study of the question, supplementing the report on the subject made by another committee several years ago. The latest report has been unanimously approved by the executive committee of the association. It deals only with the physical aspects of the question, and does not treat the fin-

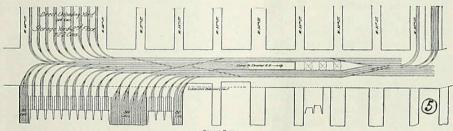


Fig. 5. Transfer bridges, unloading and storage yards (Tomkins plan).

the city, to compel it to remove its tracks at once and handle its freight traffic over the elevated road.

In the opinion of the Citizens' Union, the plan of -the majority of the subcommittee of the Board of Estimate apparently offers the speedier solution, but the Citizens' Union also believes that the adoption of this plan would merely result in a long-continued legal battle. The combination of the Dock Commissioner's plan with such a mandatory provision as above described would, on the other hand, by furnishing the company facilities clearly equivalent to those which it now possesses, probably avoid such litigation, and result, as a matter of fact, in the speediest and most satisfactory solution of the whole problem.

The Citizens' Union believes that the elevated railway should be used, as provided in the Dock Commissioner's plan, by other railroad companies besides the New York Central, and that all companies should pay the city rental for its use.

The plan advocated by the Union con-

ancial side, which it is assumed will be carefully considered by the proper city officers.

The committee reaches the following conclusions:

- 1. That any system of rail terminals established in Manhattan, with the one exception of the New York Central Railroad, must be planned with reference to complete co-ordination with a related terminal system in New Jersey, at which point the operations of final classification and loading for destination must be principally performed.
- 2. That an elevated freight line along the waterfront is indispensable to insure the continuance in lower Manhattan of rail terminals for all lines leading into this city, and thereby to protect shippers against additional terminal charges which would probably be imposed in the absence of such direct rail connection.
- 3. That provision must be made of facilities whereby an extensive series of warehouses can have direct rail connection with all railroads serving this city.
 - 4. That the elimination of the present

floating rail terminals south of 23d st is necessary in order that that waterfront may be restored to the proper purposes of marine commerce, and the heavy cartage charges now imposed upon that commerce by present conditions be thereby eliminated.

In the opinion of the Merchants' committee, the Goodrich-Nichols plan fails to conform in nearly every particular to the controlling considerations set forth above. It proposes an entire elimination of existing rail connection, and would, therefore, deprive shippers of the protection and benefit now afforded by the existence of such rail connection. It makes no provision for general and direct connection of warehouses with all rail lines, in consequence of which it would have little or no effect upon the reduction of congestion in the streets, nor would it lessen delays or decrease the average haul.

On the other hand, the committee of the Merchants' Association considers that the Tomkins plan conforms in all particulars to the fundamental essentials outlined above, with the exception of a failure to provide for an expansion of the fast freight service. It provides for continuance of existing rail connection, for direct warehouse connection, and for the quick release of the waterfront to marine commerce. (Herman A. Metz is the chairman of the committee which made the report here summarized.)

Estimates of Cost.

From all the foregoing, it will be perceived that as between the plan of the Dock Commissioner and the Goodrich-Nichols plan, the question is resolved into an elevated freight railway versus "unit terminals." Under the former plan, there would be an elevated road all the day down to Washington Market, while under the other the tracks would not come below 30th st. The third principal plan, that of the Public Service engineers, would carry the elevated tracks around the Battery, up the East Side and across the Harlem, with lateral connections across the island.

All these three plans provide for the transfer of the actual handling of railroad freight from the piers and bulkhead, where it is now loaded and unloaded, to terminal buildings along the east side of West st, and for the eventual joint operation of each of these terminal buildings by all the railroad companies.

The estimate of initial cost to the City of New York for the elevated railroad alone under the Tomkins plan is \$10,-000,000. The estimate per running foot is \$350. To the item of first cost is also to be added the easements or damages collectible for cutting off light, air and access.

The initial construction costs under the Goodrich-Nichols plan are estimated at \$3,600,000 for the elevated structure and \$6,800,000 for a subway. The "unit terminals" are to be built by the railways using them. This of course presupposes that they be willing to yield up their present pier leases and enter into the new scheme. The Eleventh av elevated or subway line for the New York Central is to be built by that company. Except for incidental expenses such as minor reconstruction, perhaps, the city would not have to spend any money to obtain the improvement, in which point the plan has apparently an advantage over the Tomkins elevated-railway project.

Under the Public Service plan, the cost of an elevated railroad from 60th st to near Rector st, with transverse piers, is

\$53,050,000

HIGHEST BUILDING IN THE WORLD.

THE Woolworth Building is now under construction on the west side of Broadway, occupying the block front from Barclay st to Park pl. It is opposite the U. S. Post Office and diagonally across Broadway from the City Hall.

The building has a frontage on Broadway of 152 ft 15% ins.; on Park pl of 197 ft. 10 ins., and on Barclay st of 192 ft. 61/2 ins. The property is owned by the Broadway-Park Place Co., of which F. W. Woolworth is president. This company has acquired the property next west of the building on Park pl, so as to secure light in the rear.

The principal feature of the building is a great tower, 86 ft. by 84 ft. square, rising to a total height of 750 ft. above the sidewalk. This makes a structure 55 stories high, including all stages up to the great electric light, which is proposed

to be placed at the apex of the tower. The main building is to be 29 stories high, with two stories in the gables on the north and south front, making 31 stories at the highest point of the main structure, or 33 from caisson head.

The exterior of the building will be of stone and terra cotta and may be classed as Gothic in style, although it is a type of Gothic developed to meet the special needs of the modern American highoffice building. The necessity of frequent and regularly recurring window openings and the fixed locations of the steel columns and girders necesestablish certain sarily conditions of design which are not to be found in Gothic buildings of the Old World and require a development suited to modern needs.

The contract for the foundation work was let last November to The Foundation Company of New York, and the work has been under way since that time and is now largely completed. The general contract for construction was recently awarded to the Thompson-Starrett Company, of 51 Wall st, this city on a percentage basis.



REVISED AND FINAL DESIGN FOR THE WOOLWORTH BUILDING.—LARGER THAN FIRST PLANNED.

Broadway, Park Place
and Barclay St.

(Photograph copyrighted by F. W. Woolworth. All rights reserved. Republication forbidden without written permission.)

REPORT ON BUILDING PROJECTIONS.

The Committee of the Board of Estimate Submits Two Bills -Referred to the Corporation Counsel for an Opinion.

The special committee of the Board of Estimate appointed on March 16 to consider the resolution presented at that time by the President of the Borough of the Bronx, prohibiting the erection of structures on public streets beyond the building-line, has at the request of the Board of Estimate referred the two proposed bills sent to that committee by the Allied Real Estate Interests to the Corporation Counsel for an opinion as to the legality of either or both.

The committee consists of the president of the Board of Aldermen, as chairman, the President of the Borough of the Bronx, and the President of the Borough of Brooklyn. One of the bills proposed by the Allied Real Estate Interests embodied the regulations suggested by New York Chapter of Architects, which were read and discussed at a public hearing at the City Hall (see Record and Guide April 15). As these regulations did not allow for stoops and areas over the building-line, they were strongly opposed by property owners and builders, especially by Brooklyn real estate and building interests.

The other Legislative bill proposed by the Allied Real Estate Interests simply authorizes the Board of Estimate to prescribe the limits of architectural projections. This measure if enacted would supersede the present ordinances on this subject. The report on which the Board of Estimate acted, in authorizing that the bills be referred to the Corporation Counsel for his opinion, was as follows:

"The undersigned, appointed by the Board of Estimate and Apportionment at a meeting on March 16, a special committee to consider and report on the resolution offered by Borough President Miller of The Bronx, as follows:

RESOLVED, That on and after May 1, 1911, no projections, whether a part of a building or affixed thereto, shall be erected beyond the building line so as to encroach upon the public street in any of the Boroughs of the City of New York, and that no official, bureau or department shall approve plans permitting the erection of such encroachments.

"DO HEREBY REPORT, that we held two public meetings at which the friends and opponents of the measure appeared before us, and we also, on two occasions, met representatives of the Allied Real Estate Interests and the American Institute of Architects. All of the parties at these conferences agreed that it would be desirable to have a bill enacted to permit some projections in the form of architetural adornments, so as to clear up the uncertainty of the law on the subject. At the public hearings there was considerable opposition to the resolution offered to this Board on the part of persons who wished no change in the present status of things.

"The Allied Real Estate Interests have sent us two proposed bills for the consideration of your Board. One bill restricts ornamental projections to the minimum requirements suggested by the American Institute of Architects; the other bill gives authority to the Board of Estimate and Apportionment to pre-scribe the limits of such projections throughout the whole city or through specified portions thereof.

"While the members of this committee may feel that there are grave doubts of the validity of either of these bills, because of constitutional prohibitions, we feel that the matter is a large one of very great complexity and of great importance to the present and future growth of the

city, and therefore we feel that we should submit both bills to your board for discussion in the board. We also recommend that both bills be sent to the Corporation Counsel for his opinion as to the validity of either or both.

"Your committee concludes that it would be an advantage to the city if some valid law could be passed whereby projections for architectural adornment could be legalized."

Revision of Plumbing Rules.

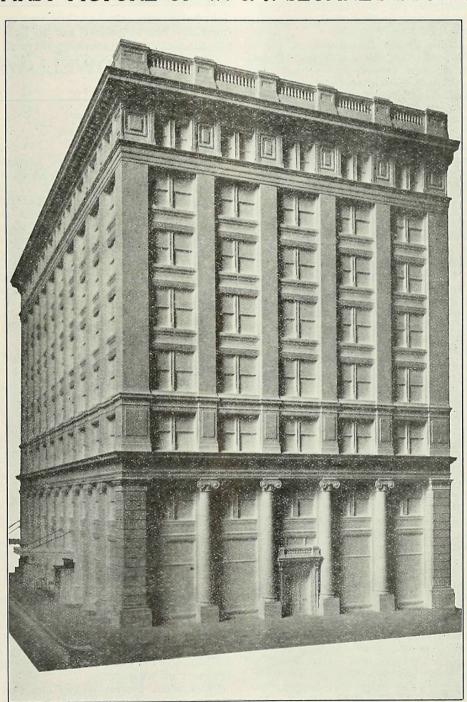
The Superintendent of Buildings for Manhattan, Rudolph P. Miller, announces that he contemplates a general revision of the Plumbing and Drainage Regulations, and that he would appreciate suggestions, criticisms, etc., of the existing regulations from those interested in this Building in Other Cities.

Bradstreet's preliminary report on building at leading cities of the United States for the month of April shows a slight gain over the aggregate for March, but a decrease from April a year ago.

Thus, seventy cities' expenditure returns are available thus early in the month, and they show an aggregate of \$55,155,261, as against \$52,586,219 at the identical cities in March, and \$62,232,142 in April, 1910. There is here shown a gain of 4.8 per cent. over March, but a decrease of 11.3 per cent. from April a year ago, with thirty-eight of the seventy cities showing larger or smaller decreases from April, 1910.

The National Association of Manufacturers, of which John Kirby, Jr., is president, will meet in annual convention at the Waldorf-Astoria Hotel, New York, May 15, 16 and 17. The association extends a cordial invitation to all manufacturers to attend, whether members of the association or not.

FIRST PICTURE OF W. & J. SLOANE'S STORE.



Fifth avenue at 47th street.

J. B. Snook's Sons, Architects.

The picture herewith taken from a model is the first publication of the new store building for W. & J. Sloane (carpets), which is to be erected on one-half of the old Windsor Arcade site, at the southeast corner of Fifth avenue and 47th street. It will have a frontage of 100 feet on Fifth avenue and 200 feet in 47th st. There will be eight stories and basement, which will be entirely devoted to salesrooms, retail and wholesale. The steel frame is arranged for one row of floor columns with a span from walls to columns of 50 feet through each story. The roof will be of tile with a facade of Indiana limestone. A sprinkler system is also provided for. Wreckers are now demolishing the 47th street half of the Arcade, and it is expected that the new establishment will be ready for occupancy by February 1, 1912. Charles T. Wills (Inc.) holds the general contract.

CITY PLANNING CONFERENCE

To Be Held at Philadelphia this Month —The Program.

The National Conference on City Planning, which last year met at Rochester, N. Y., will meet at Philadelphia, May 15, 16, 17. Ernest Flagg, the architect; Chief Engineer Geo. W. Tillson, of the Bureau of Highways, Manhattan; Lawrence Veiller, secretary and director of the National Housing Association; Commissioner Purdy of the Tax Department, and Commissioner Tomkins of the Department of Docks, all of New York, will deliver addresses. The secretary of the Conference is Mr. Buckholz of the Bureau of Tenement House Inspection, in Philadelphia. The full program follows:

"Street Widths and Their Subdivisions for Various Purposes." Mr. Nelson P. Lewis, Chief Engineer, Board of Estimate and Apportionment, New York City. Mr. John Nolen, Fellow A. S. L. A., Cambridge, Mass. Mr. Charles Mulford Robinson, Rochester, N. Y.

Mr. George S. Webster, Chief Engineer,

Mr. George S. Webster, Chief Engineer, Philadelphia, Pa.; Mr. George W. Tillson, Chief Engineer of Highways, Borough of Manhattan, New York City.

1. "The Proper Distribution of Public Buildings." Mr. Ernest Flagg, Fellow A. I. A., New York City.
2. "The Location of Public Buildings

2. "The Location of Public Buildings in Parks and other Public Open Spaces." Mr. Frank M. Day, A. I. A., Philadelphia, Pa.

Mr. Frederick L. Olmsted, Fellow A. S. L. A., Brookline, Mass. Mr. Warren H. Manning, Fellow A. S. L. A., Boston, Mass.

"Buildings in Relation to Street and Site." Mr. Lawrence Veiller, Secretary and Director National Housing Association, New York City.

"Municipal Real Estate Policies." Hon. Frederick C. Howe, former member Board of Realty Assessors, Cleveland, Ohio.

It is hoped to have French, English and German municipal real estate policies presented by representatives from each country

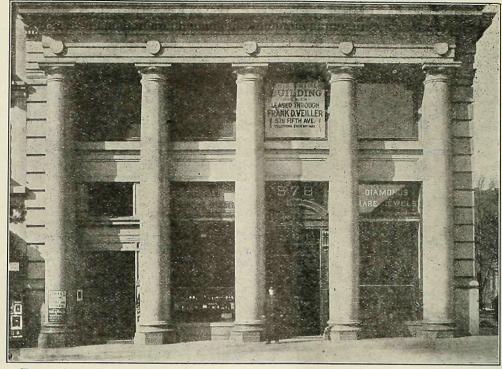
"Taxes, Assessments and Condemnation." Hon. Lawson Purdy, LL. D., President Department Taxes and Assessments, New York City.

Prof. Frank J. Goodnow, Columbia University, New York; Hon. James Alcorn, City Solicitor, Philadelphia, Pa.; Prof. F. Spencer Baldwin, Boston, Mass.; Prof. Chas. E. Merriam, University of Chicago.

"The Dock Problem." Hon. Calvin Tomkins, Commissioner of Docks, New York City; Hon. Joseph Hasskarl, Director Department of Docks, Wharves and Ferries, Philadelphia, Pa.; Hon. T. E. Gibbon, Pres. Dock Commission, Los Angeles, Cal.; Mr. George C. Sikes, formerly Secretary Chicago Harbor Commission.

In connection with the conference there will be held in the City Hall at Philadelphia from May 15 to June 15, the first municipal city planning exhibition ever undertaken in this country. This exhibition will consist of maps, plans, sketches and models of proposed and accomplished work for town and city betterment. Information regarding the exhibition can be had from Mr. W. Templeton Johnson, Room 395, City Hall, Philadelphia. Information concerning the sessions of the National Conference can be obtained from Mr. Flavel Shurtleff, 19 Congress st, Boston, Mass.

The State Senate has passed Senator Stilwell's bill providing for the construction of a new courthouse for New York County. It permits the building of this structure under the direction of the Justices of the Supreme Court in this district on the present site in City Hall Park.



These five polished granite three-quarter engaged columns, diameter 3 feet 6 inches, height 30 feet, are to be disposed of after May 1st. Address any communications concerning them to

CAULDWELL-WINGATE COMPANY

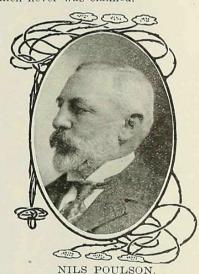
381 Fourth Avenue

New York City

OBITUARY.

Nils Poulson.

Nils Poulson, a well-known engineer and iron manufacturer, died from heart disease on Wednesday, April 3, at his home in the Shore Road, Bay Ridge. His death was unexpected. Mr. Poulson always took an active interest in civic and humanitarian affairs. He was interested in transportation problems especially, such as affected the Brooklyn Bridge, and once made an offer of \$50,000 for the solution of the congestion problem there, which never was claimed.



Mr. Poulson was born in 1843, in Horsens, Denmark. His father was a mason builder, and the son was educated as an architect and builder. He came to this country in 1864, and for a period was a draftsman in the office of the Supervising Architect at Washington.

Mr. Poulson became one of the best-known iron manufacturers of this country, being the founder of the celebrated Hecla Iron Works. Of late years he became widely known also through his study of plans whereby the crush on the Brooklyn Bridge could be obviated. Mr. Poulson wrote many articles dealing with his ideas, claiming that relief could be secured by turning the bridge into an every-day railroad terminal, increasing the number of trains from 224 to 1,080 an hour.

He started in the architectural iron

foundry business in Brooklyn in 1876 with Charles M. Eger, and in 1897 the firm was incorporated as the Hecla Iron Works, of which Mr. Poulson was president at the time of his death. He furnished the government modes of construction for the Congressional Library in Washington, and they proved so successful that his methods were adopted in the building of other large libraries.

Here and in his native land, Mr. Poulson had always been active in educational interests. He gave \$100,000 to the American-Scandinavian Society to be held in trust for educational purposes. He received a decoration from the King of Denmark for this gift.

One of Mr. Poulson's favorite ideas was that workmen should be given opportunities to acquire full knowledge of their work, and with that end in view, he started evening schools where the employees received instruction in the various phases of the industry. As a result, many of his former employees are now in business for themselves.

Young Ladies in Architecture and Building.

In the offices of leading architects and builders are many young ladies of fine intelligence who have acquired an intimate knowledge of the details of their employers' business. They can answer almost any question concerning it, and some of them have at length developed such a capacity for the business that they are able to relieve their employer of many technical details. Oftentimes young ladies have a better opportunity in city offices to master details of a business than young men have, unless the latter have obtained a start at college or elsewhere. Year by year boys are finding it harder to push ahead.

Two Big Bronx Improvements.

At the opening of bids at the office of the Bronx Borough President, on Thursday, April 27, J. C. Rodgers, Jr., was found to be the lowest bidder on the grading of Baychester av, and the Watson Contracting Co., was the lowest bidder for the grading of Westchester av. The two improvements are the largest of any let by the present administration, each requiring two years to complete.

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 estimates are requested. The star (*) indicates that bids are wanted immediately. For further details and particulars see under "Projected Buildings and Advance Reports."

—Demolishing
—Excavating
—Foundations
—Masonry
—Carpentry
—Terra cotta blocks
—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 skylights and cornices
23—Fire-escapes
24—Plumbing
25—Heating
26—Elevators
27—Dumbwaiters

29—Electric wiring
30—Lighting fixtures
31—Plate glass
32—Interior woodwork and trim aints 34-Hardware

Hogenaur, Wesslau Co, 137 W 130th st, own-

er; all subs.
Chas I Weinstein Realty Co, 1267 5th av.
owner; all subs.
Geo F Johnson, 72d st & Riverside Drive,
owner; 4, 5, 7.

Irving Margulies, 1712 Madison av, owner;

F Grabenheimer, 409 E 46th st, owner; 24. F Sulzberger, 409 E 46th st, owner; 7. Little Sisters of the Poor, 213 E 70th st, owner; 24.

Simon Ginsberg, 1082 Park av, owner; 9, 7. Lewis & Conger, 130 W 42d st, owners; 24. Catherine C Brady, 236 W 17th st. owner;

I Kornblum, 22 Ludlow st, owner; 24. Trustees Bellevue Hospital, East 26 2, 4, 7, 5, 24, 25, 29, until May 9. Sidonia Weiss, 503 6th av, owner; 24. 26th st; President Borough Richmond; 29, 28, until

May 9. Standard Gas Light Co, 1328 Bway, owner; 24.

Mrs E Parmalee Prentice, 5 W 53d st, owner; 7, 12.
German Savings Bank, 4th av & 14th st,

owner; 7. Central Realty Co, 103 Park av, owner; all

subs. H Costikyan, 29 E 19th st. owner; all

subs.

Allen Constn Co, 1282 Southern Boulevard, owner; all subs.

Childs Co, 42 E 14th st, owner; 1, all subs.

J G Wendel, Irvington, N Y, owner; 1, 12, 4, 5, 24.

Hartley Estate, 110th st & 8th av, owner; 8.

Sol Bloom, 366 5th av, owner; 4, 5, 22, 7, 24.

Caroline E Marshall, 182 Spring st, owner; 24, 22.

Bernhard Rosen, 205 2d av, owner; 24. J H Dunham Co, 340 Bway, owner; 26. A Wohlgemuth, 183 Hopkins st, owner; g c,

A Wohlgemuth, 183 Hopkins st, owner; g c, May 10.

A G C Fletcher, 103 Park av, archt; g c*. Benito Rovira, 215 E 62d st, owner; g c. Police Dept., City of N Y, owner; g c. Mrs Saveria Ruffolo, 117 King st, owner; 7. A Capparelli, 29 Mulberry st, owner; 7. Gussieppe Fusco, 309 E 116th st, owner; 24. Gross & Herbener Co, 558 W 158th st, owner; all subs.
Classic Holding Co, 1980 7th av, owner; all

subs. J J Hearn Constn Co, 505 5th av, owner; all

Geo Backer Constn Co, 1182 Broadway, builder; all subs, about June 15. Wallis & Goodwillie, 34 4th st, arts; 26, 24, May 15.

PROJECTED BUILDINGS. Manhattan.

Apartments Flats and Tenements.

VERMILYEA AV, e s, 100 n Emerson st, three 5-sty brick tenements, 50x 104, slag roof; total cost, \$180,000; owner, Allen Const. Co., 1282 Southern Boulevard; architects, Robert E. La Velle, Southern Boulevard and Freeman st. Plan No. 254.

B. F. Jackson, 1282 Southern Boulevard. president; H. Davis, 1282 Southern Boulevard, secretary and treasurer. Owner will build; plumbing not let. Steam heat, American fireproof arches.

CONVENT AV, s w cor 133d st, 5-sty convent Av, s w cor 133d st, 5-sty brick tenement, 50x89.10, tin roof; cost, \$47,000; owner, Golde & Cohen, 198 Broadway; architect, C. B. Meyers, 1 Union sq. Plan No. 268.

171ST ST, n s, 125 w Amsterdam av, 6-sty brick tenement, 50x82, tin roof; cost, \$50,000; owner, Placid Realty Co., 498 West 158th st; architects, Sommerfold & Steekler 31 Union sq. Plan No.

feld & Steckler, 31 Union sq. Plan No.

Churches.

RUTHERFORD PL, w s, 59.9 s 17th st, 1-sty brick and stone church, 27.7x93.3, tin roof; cost, \$50,000; owner, St. George's Church Corporation, 209 East 16th st; architects, M. L. & H. G. Emery, 68 Bible Plan No. 260.

Factories and Warehouses.

40TH ST, No. 12 East, 5-sty brick and stone warehouse, 26.5x86, slag roof; cost, \$30,000; owner, L. H. Costikyan, 29 East 19th st; architects, Mann & MacNeille, 12 East 45th st. Plan No. 253.

Contract has not been awarded. Steam heat, iron or copper cornices, stone coping, and one building will be demolished. 62D ST, n s, 118 e 2d av, 3-sty brick

manufacturing plant, 42x90, tar gravel roof; cost, \$25,000; owner, Benito Rovira, 215 East 62d st; architects, Buchman & Fox, 11 East 59th st. Plan No. 262.

Miscellaneous.

BROADWAY, Nos. 194-196, 3-sty brick and stone restaurant, 47.4x145.8, extension, 47.4x16.2, tar and gravel roof; cost, \$60,000; owner, Childs Co., 42 East 14th st; architect, J. C. Westervelt, 36 West 34th st. Plan No. 255.

Contract has not been awarded. old buildings will be demolished. Steam heat furnished by N. Y. Steam Co.;

wrought iron balconies, marble cornice, plate glass.

53D ST, Nos. 338-340 West, 1-sty brick outhouse, 14x9; cost, \$1,000; owner, Rev. Joseph O'Keefe; architect, John H. Knubel, 318 West 42d st. Plan No. 256.

LENOX AV, w s, 30 n 145th st, open platform, frame; cost, \$250; owner, Wm. T. McAvoy & Wm. L. Ratz, 145th st and Lenox av; architect, John E. Kerby, 18

East 42d st. Plan No. 258. BEACH ST, s w corner Varick st, 4-sty brick police station, irregular size, tile, copper and slag roof; cost, \$150,000; owner, Police Department, City of New York; architects, Hoppin & Koen, 244 5th av. Plan No. 263.

City will soon advertise for bids.

Stables and Garages.

STH AV, n w cor 109th st, two 2-sty brick garage and store buildings, size not cost, \$15,000; owner, Hartley Estate, 110th st and 8th av; architect, C. H. Galliker, 551 West 170th st. Plan No. 259.

131ST ST, No. 513 West, 2-sty brick stable, 25x97, slag roof; cost, \$6,000; owner, Peter J. Devine, 3099 Broadway; architect, J. C. Cocker, 2017 5th av. Plan No. 266.

Stores, Offices and Lofts.

IRVING PL, s e cor 16th st, 12-sty brick and stone loft, 80x103.3, slag roof; cost, \$350,000; owner, Central Realty Co., 103 Park av; architects, Mulliken & Moeller, 103 Park av. Plan No. 252.

James M. Todd, 260 West 76th st, president and secretary; David R. Todd, 260 West 76th st, treasurer. Low pressure steam, glazed terra cotta coping, copper cornices, galvanized iron and wire glass skylights, and five old buildings will be demolished. Plumbing not awarded.

2D AV, s w cor 2d st, 3-sty brick office building, 50x109, extension, 20x36, plastic slate roof; cost, \$50,000; owner, Geo. F. Johnson, 72d st and Riverside Drive; architect, George Keister, 12 West 31st Plan No. 251.

Not awarded.

7TH AV, No. 562, 5-sty brick and stone store and loft, 25x50, extension, 25x11.3, tile roof; cost, \$18,000; owner, J. G. Wendel, Irvington, N. Y.; architects, J. B. Snooks Sons, 73 Nassau st. Plan No. 257.

George H. Holland, 116 East 18th st, agent for architects; one building will be demolished; mason, plumbing and carpenter work not awarded.

42D ST, Nos. 236-242 West, 7-sty brick and stone stores, offices and lofts, 80x88.9, slag roof; cost, \$125,000; owner, Sol Bloom, 366 5th av; architect, Thomas W. Lamb, 501 5th av. Plan No. 261.

Steam heat, glazed coping, galvanized iron skylights, iron balconies and stairs; plumbing, mason and carpenter work not awarded.

BLACKWELLS ISLAND, e s, opposite E. 67th st, 1-sty brick storehouse, 200x25, tar and gravel roof; cost, \$4,000; owner, City of New York, ft. East 26th st; architect, Wm. Flanagan, ft. East 26th st. Plan No. 264.

Not awarded.

73D ST, Nos. 530-532 East, 3-sty brick and stone storage, 38x138, gravel roof; cost, \$10,000; owner, G. Knocke, 516 East 72d st; architect, Louis A. Hornum, 145 East 42d st. Plan No. 265.

Common Sense Construction Co., 516 East 72d st, has contract.

6TH AV, Nos. 472-474, 3-sty brick store and loft, 40x67, tar and gravel roof; cost, \$20,000; owners, Ella B. de Plasse and Violette B. Klapman, 35 West 30th st; architect, J. C. Westervelt, 36 West 34th st. Plan No. 267.

Childs Co., lessee, 42 East 14th st, not

6TH AV, e s, 42 s 31st st, 4-sty brick store and loft, 21x58.6, plastic slate roof; cost, \$10,000; owner, Philip Bumb, 130 West 31st st; architect, James W. Cole, 403 West 51st st. Plan No. 269.

MANHATTAN ALTERATIONS.

ATTORNEY ST, No. 139, partitions, windows to 3-sty brick store and tenement; cost, \$800; owners, Herman & Aaron Guiher, 181 Stanton st; architects, Harrison & Sackheim, 230 Grand st. Plan No 1062

BARCLAY ST, No. 10, new beams, tank to 5-sty brick loft building; cost, \$400; owner, W. W. Astor, 21 West 26th st; architect, Louis J. Bowes, 227 West 29th Plan No. 1074.

CEDAR ST, Nos. 52-56, partitions, to 7-sty brick office; cost, \$1,500; owner, The Mutual Life Ins. Co., 32 Nassau st; architects, Clinton & Russell, 32 Nassau st. Plan No. 1081. DELANCEY ST, No. 246, windows to

7-sty brick store and loft; cost, \$150; owner, Harris Goldman, 180 Henry st; architect, Wm. Huenerberg, 764 Tinton av. Plan No. 1071.

DIVISION ST, Nos. 114-116, show windows to two 5-sty brick stores and tenements; cost, \$1,000; owners, Daisy Lippman and Lena Baum, 46 East 80th st; architects, Gross & Kleinberger, Bible House, Plan No. 1096.

House. Plan No. 1096.
EAST BROADWAY, s e cor Catherine st, partitions, to 7-sty brick loft; cost, \$200; owner, L. Levy, 13 Catherine st; architects, Sommerfeld & Steckler, 19 Union sq. Plan No. 1088.

Union sq. Plan No. 1088.

GRAND ST, No. 66, elevator shafts, skylights, doors to 5-sty brick factory; cost, \$670; owner, Thomas H. Ellson, 407 Broadway; architect, Albert Doughty, 345 7th st, Brooklyn. Plan No. 1104.

GRAND ST, n w cor Ludlow, new front wall, steel beams, to 4-sty brick meeting rooms; cost, \$2,000; owner, Herman Tolk, premises; architects, Horenburger & Bardes, 122 Bowery. Plan No. 1089.

HOUSTON ST, No. 123 West, parti-

HOUSTON ST, No. 123 West, partitions, show windows, steel beams to 5-sty brick factory and store; cost, \$850; owner, Mrs. Saveria Ruffolo, 117 King st; architect, D. Briganti, 205 East 17th st. Plan No. 1064.

HOUSTON ST, Nos. 25-27 West, steel stairs, cut openings to 6-sty brick store and loft; cost, \$450; owner, Jacob Emsheimer, 585-587 Broadway; architects, Cleverdon & Putzel, 41 Union sq. Plan No. 1041.

PARK ST, No. 95, toilets, partitions, windows, iron columns to 6-sty brick tenement; cost, \$2,000; owner, A. Capparelli, 29 Mulberry st; architect, O. Reissmann, 30 1st st. Plan No. 1069.

ROSE ST, No. 30, erect tank to 6-sty brick factory; cost, \$2,400; A. Schroders Son, Inc., 28-32 Rose st; architects, The Rusling Co., 39 Cortlandt st. Plan No. 1080.

RIVINGTON ST, No. 314, partitions to 3-sty brick tenement; cost, \$1,000; owner, Lucy Kean, Elizabeth, N. J.; architect, Jacob Fisher, 296 East 3d st. Plan No. 1018.

SOUTH ST, No. 48, elevator shaft, skylights, windows to 5-sty brick office and storage; cost, \$1,500; owner, Wall Rope Works, 48 South st; architect, Frederick Putnam Platt, 1123 Broadway. Plan No. 1045.

J. Odell Whitenack, 213 West 18th st, has contract.

SPRING ST, Nos. 182-184, toilets, partitions, skylights to two 4-sty brick stores and tenements; cost, \$2,000; owner, Caroline E. Marshall, care architects, Harrison & Sackheim, 230 Grand st. Plan No. 1051

WEST ST, No. 379, 1-sty brick rear extension, 22x25, cut openings, to 2-sty brick store; cost, \$600; owner, J. G. Wendel, 175 Broadway; architect, Wm. S. Boyd, 561 Hudson av. Plan No. 1087.

WORTH ST, Nos. 97-103, install freight elevator to 5-sty brick store and loft; cost, \$2,000; owner, J. H. Dunham Co., 340 Broadway; architect, J. Odell Whitenack, 231 West 18th st. Plan No. 1055.

18T ST, No. 38, install new fireproof

18T ST, No. 38, install new fireproof stairs, ceilings, doors to 5-sty brick public school; cost, \$1,800; owner, City of New York, City Hall; architect, C. B. J. Snyder, 500 Park av. Plan No. 1060.

3D ST, No. 172 East, store fronts, partitions, windows, skylights, to two 3 and 4-sty brick tenements; cost, \$3,000; owner, Egerton L. Winthrop, 242 East Houstion st; architect, Henry Regelmann, 133 7th st. Plan No. 1099.

19TH ST, No. 434 West, partitions, toilets, to 4-sty brick store and tenement; cost, \$500; owner, Wm. Herod, 222 East 31st st, Brooklyn; architect, Chas. Infanger & Son, 2634 Atlantic av, Brooklyn. Plan No. 1103.

20TH ST, No. 309 West, partitions, toilets, windows to two 3 and 4-sty brick tenements; cost, \$3,000; owner, Catherine C. Brady, 236 West 17th st; architects, Nast & Springsteen, 21 West 45th st. Plan No. 1030.

22D ST, No. 337 West, alter light shaft, partitions, windows, to 3-sty brick dwelling; cost, \$1,000; owner, E. H. Cushman Estate, 240 West 23d st; architect, C. P. H. Gilbert, 1123 Broadway. Plan No. 1093.

23D ST, Nos. 124-126 East, new stairs, show windows, walls to 4-sty brick store and studio; cost, \$1,000; owner, D. A. Loring, 47 West 34th st; architect, William G. Kilian, 110 East 23d st. Plan No. 1038.

23D ST, No. 118 West, partitions, cut openings, to 5-sty brick store and tenement; cost, \$1,000; owners, Lola F. Coopper, Jeanette Le Brun Parsons and J. Cooper Mott; architects, Gross & Kleinberger, Bible House. Plan No. 1097.

26TH ST, No. 36 West, alter store fronts to 5-sty brick loft and store; cost, \$800; owner, Herman Laster, 25 West 20th st; architect, Arthur Weiser, 132 Nassau st. Plan No. 1050.

28TH ST, No. 141 West, partitions, store front, to 4-sty brick tenement; cost, \$500; owner, Aaron Colman, 20 Vesey st; architect, Wm. Kovalsky, 309 Henry st. Plan No. 1083.

31ST ST, Nos, 429-433 West, erect tank

31ST ST, Nos, 429-433 West, erect tank to 6-sty brick factory; cost, \$2,700; owners. Ferguson Bros., 31 East 17th st; architect, The Rusling Co., 39 Cortlandt st. Plan No. 1094.

32D ST, Nos. 11-13 West, stairway, mezzanine floor, to 11-sty brick loft; cost, \$1,000; owner, E. Deutsch, 13-15 West 28th st; architect, Buchman & Fox, 11 Fast 59th st. Plan No. 1105.

East 59th st. Plan No. 1105.

33D ST, No. 42 West, 1-sty brick rear extension, 20x23, partitions to 3-sty brick cafe and restaurant; cost, \$3,800; owner, Miss Marie Odel, 48 West 33d st; architect, James A. Ellicott, 42 West 33d st. Plan No. 1057.

34TH ST, Nos. 165-167 West, alter stoop, steps to two 4-sty brick store and tenement; cost, \$500; owner, W. H. Hussey, 150 West 35th st; architect, Geo. Keister, 200 West 113th st. Plan No. 1035.

34TH ST, No. 207 West, alter coping and railings to 3-sty brick store and dwelling; cost, \$500; owner, Wm. Weis, 207 West 34th st; architects, B. W. Berger & Son, 121 Bible House. Plan No. 1049.

34TH ST, No. 51 West, alter vault, to 3-sty brick restaurant; cost, \$800; owner, Geo. H. Hoffman, 51 West 34th st; architect, Geo. Keister, 12 West 31st st. Plan No. 1091.

39TH ST, No. 317 West, toilets, partitions to 4-sty brick tenement; cost, \$1,000; owner, Sidonia Weiss, 503 6th av; architect, John H. Knubel, 318 West 42d st. Plan No. 1036.

39TH ST, No. 49 West, alter front wall, partitions, fire-escape to 4-sty brick boarding house; cost, \$3,500; owner, Annie Haas; architects, Ewing & Chappell, 345 5th av. Plan No. 1056.

James A. Clark, 464 Canal st, mason

James A. Clark, 464 Canal st, masor and carpenter work.

41ST ST, No. 15 East, 4-sty brick rear extension, 22x38, partitions, new front wall, stairs to 4-sty brick residence; cost, \$18,000; owner, Mrs. O. H. P. Belmont, 477 Madison av; architects, Hunt & Hunt, 28 East 21st st. Plan No. 1021.

44TH ST, No. 307 West, add 1-sty to rear extension, partitions, skylight, freight hoist, iron columns to 2-sty brick stable; cost, \$1,000; owner, G. W. Phedford, 307 West 44th st; architect, Erhard Djornp, 1196 Lexington av. Plan No. 1033.

Max Schlessinger, 208 East 126th st, has contract.

46TH ST, No. 333 East, partitions, toilets, windows to 5-sty brick store and tenement; cost, \$2,000; owner, F. Grabenheimer, 409 East 46th st; architect, Otto L. Spannhake, 233 East 78th st. Plan No. 1016.

47TH ST, No. 520 West, alter air shaft to 5-sty brick tenement and store; cost, \$200; owner, Geo. W. Fanning, 503 5th av; architect, Thomas M. Fanning, 105 West 119th st. Plan No. 1034. 53D ST, No. 7 West, 1-sty brick exten-

53D ST, No. 7 West, 1-sty brick extension, 10.6x16, windows, steps, steel beams to 4-sty brick residence; cost, \$7,000; owner, Mrs. E. Parmalee Prentice, 5 West 53d st; architects, Delano & Aldrich, 4 East 39th st. Plan No. 1047.

Not awarded.

59TH ST, Nos. 549-551 West, 60th st, Nos. 248-254 West, new walls, columns, girders, to 1-sty brick garage; cost, \$1,-000; owner, Jane Faytout, care Phlfm & Phlfm, 28 East 28th st; architect, Wm. Flanagan, ft. East 26th st. Plan No. 1085.

60TH ST, No. 124 West, alter balcony floors, to 4-sty brick school; cost, \$3,000; owner, Church of St. Paul the Apostle, 415 West 59th st; architect, Thomas E. Slater, 147 Columbus av., Plan No. 1101

Slater, 147 Columbus av. Plan No. 1101. 70TH ST, No. 213 East, rear extension, 12.8x20.8, plumbing, windows to 4-sty brick and stone home for the aged; cost, \$18,000; owner, Little Sisters of the Poor, 213 East 70th st; architect, Wm. T. Fanning, 138 Jersey st, Paterson, N. J. Plan No. 1024.

Not awarded.

72D ST, No. 36 West, add 1-sty partition to 5-sty brick dwelling; cost, \$1,200; owner, Benedict J. Greenhut, 36 West 72d st; architect, Robert S. De Coster, Beechurst, N. Y. Plan No. 1098.
75TH ST, No. 236 East, toilets, stairs,

75TH ST, No. 236 East, toilets, stairs, partitions, show windows to 4-sty brick tenement; cost, \$\phi \nu 00\$; owner, I. Kornblum, 22 Ludlow st; architects, Comyns & Todars, 147 4th av. Plan No. 1031.

77TH ST, No. 231 East, 1-sty rear extension, 25x57.4, partitions, to 3-sty brick dwelling; cost, \$7,000; owner, J. H. Goldblatt, 231 East 77th st; architect, W. P. Seaver, 322 5th av. Plan No. 1102.

78TH ST, No. 320 West, alter walls, new roof, to 4½-sty brick dwelling; cost, \$1,000; owner, A. P. W. Kinnan, 320 West 78th st; architect, Alfred H. Taylor, 138 West 65th st. Plan No. 1092.

81ST ST, No. 317 West, add ½-sty to extension, elevator to 4-sty brick dwelling; cost, \$3,200; owner, Eugenie W. Chapin, 317 West 81st st; architect, Frank P. Bloodgood, 972 6th av. Plan No. 1090.

89TH ST, No. 101 West, Columbus av, Nos. 600-602, alter doorways to 5-sty brick store and tenement; cost, \$800; owner, Mrs. Henry J. Ohlckers, 312 West 98th st; architect, Henry Andersen, 1181 Broadway. Plan No. 1059.

101ST ST, No. 190 West, toilets, partitions, plumbing fixtures, show windows, to 5-sty brick store and tenement; cost, \$500; owner, James O. Malley, 853 Amsterdam.av; architect, Geo. Hof, Jr., 1436 Webster av. Plan No. 1084.

102D ST, No. 202 East, erect brick wall, partitions to 4-sty brick market and loft; cost, \$250; owner, Nathan Marks, 202 East 102d st; architect, Samuel G. Davis, 2546 Broadway. Plan No. 1044.

J. J. Flood, 2564 Broadway, has contract.

107TH ST, No. 66 West, partitions to 6-sty brick tenement; cost, \$250; owner, Westown Realty Co., 160 Broadway; architects, Gross & Kleinberger, Bible House. Plan No. 1032.

109TH ST, Nos. 413-415 East, erect brick walls, windows to 4-sty brick storage and workshop; cost, \$1,000; owner, Moses Schwartz, 47 2d av; architect, Philip Goldrich, 24 East 103d st. Plan No. 1042.

109TH ST, No. 343, toilets, partitions, windows to 4-sty brick store and tenement; cost, \$1,500; owner, Gussieppe Fusco, 309 East 116th st; architect, M. W. Del Gaudio, 401 East Tremont av. Plan No. 1068.

110TH ST, n s, 248 e Amsterdam av, stairway, partitions, to 4-sty brick school and home; cost, \$1,100; owner, New York Training School for Deaconesses, 54 William st; architects, Heins & La Farge, 25 Madison sq North. Plan No. 1095.

113TH ST, No. 23 East, alter beams, new store front, doors to 2-sty brick store and loft; cost, \$200; owner, Irving Margulies, 1712 Madison av; architect, Nathan Langer, 81 East 125th st. Plan No. 1015.

114TH ST, No. 22 East, alter floor beams, stairs, stoop, front walls to 5-sty brick tenement; cost, \$2,000; owner, Joseph Hyams, 9 West 121st st; architect, Harold L. Young, 67 West 125th st. Plan No. 1022.

114TH ST, No. 24 East, partitions, windows to 5-sty brick tenement; cost, \$2,-500; owner, David Gallert, 619 West 136th st; architect, Max Muller, 115 Nassau st. Plan No. 1028.

115TH ST, No. 174 East, install fireproof stairs, partitions, walls to 4-sty brick school; cost, \$2,000; owner, City of New York, City Hall; architect, C. B. J. Snyder, 500 Park av. Plan No. 1075.

118TH ST, No. 72 East, 4-sty brick rear extension, 25.6x29.5, partitions, walls to 4-sty brick tenement; cost, \$8,000; owner, L. Brand, 28 West 120th st; architects, Bernstein & Bernstein, 24 East 23d st. Plan No. -- x8.

121ST ST, No. 340 East, new girders, show windows, to 4-sty brick tenement; cost, \$500; owner, Melillo Const. Co., 245 East 236th st; architect, Chas. S. Clark, 441 Tremont av. Plan No. 1082.

441 Tremont av. Plan No. 1082.

121ST ST, No. 537 West, partitions, windows, doorway to 6-sty brick store and tenement; cost, \$125; owner, Mrs. Fanny L. Chapman, Greenwich, Conn.; architect, Geo. H. Griebel, 2255 Broadway. Plan No. 1061.

124TH ST, No. 309 East, 1-sty rear extension, 18.9x5, to 3-sty brick loft and dwelling; cost, \$1,500; owner, Morris E. Greenberg, 309 East 124th st; architect,

C. B. Meyers, 1 Union sq. Plan No. 1043. 125TH ST, Nos. 32-38 West, toilets, partitions to 2-sty brick store and office; cost, \$500; owner, Standard Gas Light Co., 1328 Broadway; architect, Frank Hausle, 81 East 125th st. Plan No. 1040.

AV A, No. 214, partitions, store fronts, windows to two 3-sty brick tenements; cost, \$1,000; owner, Antonio Capace, 232 East 29th st; architect, John H. Knubel, 318 West 42d st. Plan No. 1054.

BOWERY, No. 102, dumbwaiter shaft, stairs, fire-escape to 4-sty brick store and loft; cost, \$1,200; owner, Jacob Saphirstein, care architects, Harrison & Sackheim, 230 Grand st. Plan No. 1052.

heim, 230 Grand st. Plan No. 1052.

Jacob Spector, 503 Ashford st, Brooklyn, has mason and carpenter work.

BROADWAY, Nos. 128-130, 16-sty brick and stone side extension, 26x100.5, partitions to 16-sty brick bank and office building; cost, \$300,000; owner, The American Exchange National Bank, 128 Broadway; architects, Clinton & Russell, 32 Nassau st. Plan No. 1023.

Not awarded.

BROADWAY, s e cor 218th st, install steel trestles to 1-sty brick car barn; cost, \$50,000; owner, Fredk. W. Whitridge, 130th st and 3d av, receiver for 3d Av. R. R. Co.; architect, W. P. Seaver, 1411 Aqueduct av. Plan No. 1063.

BROADWAY, n e cor 34th st, parti-

BROADWAY, n e cor 34th st, partitions to 11-sty brick office building; cost, \$2,500; owner, Wm. R. H. Martin, Greenwich, Conn; architects, Townsend, Steinle & Haskell, 1328 Broadway. Plan No. 1078.

BROADWAY, No. 2642, alter floor beams, stairs, steel girders to 3-sty garage and loft; cost, \$6,000; owner, Leopold L. Barzaghi, 130 West 77th st; architect, H. P. Knowles, 1170 Broadway. Plan No. 1066.

CENTRAL PARK WEST, Nos. 482-485, partitions to 7-sty brick and stone apartment house; cost, \$300; owners, M. L., M. E., Wm. C. and Edward Lester, 453 West 145th st; architect, E. B. Chestersmith, 150 Nassau st. Plan No. 1020.

MADISON AV, n w cor 42d st, alter toilet, vault, to 15-sty brick notel; cost, \$25,000; owner, Estate James J. Belden, Madison av and 42d st; architect, H. J. Hardenbergh, 47 West 34th st. Plan No. 1086.

Marc Eidlitz & Son, 489 5th av.

PARK AV, Lexington av, 66th and 67th sts, steel beams, tank, to 1 and 5-sty brick armory; cost, \$12,000; owner, Seventh Regiment Armory, premises; architects, Robinson & Knust, 105 West 40th st. Plan No. 1106.

PARK ROW, No. 108, build brick walls, to 6-sty brick store and shop; cost, \$500; owner, James K. Shaw, 25 Duane st; architects, Squires & Wynkoop, 27 East 22d st. Plan No. 1107.

22d st. Plan No. 1107.

PARK AV, No. 1082, 1-sty brick rear extension, 25x16.4, elevator shaft, steel girders, columns to 5-sty brick store and tenement; cost, \$2,500; owner, Simon Ginsberg, 1082 Park av; architect, James W. Ware & Sons, 1170 Broadway. Plan No. 1026.

RIVERSIDE DRIVE, n e cor 91st st, cut openings, kalomeine doors to 11-sty brick apartment house; cost, \$100; owner, Townsend Realty Co., 1328 Broadway; architects, Townsend, Steinle & Haskell, 1328 Broadway. Plan No. 1077.

1ST AV, Nos. 851-855, partitions, toilets,

1ST AV, Nos. 851-855, partitions, toilets, skylights to three 5-sty brick stores and tenements; cost, \$6,000; owner, F. Sulzberger, 409 East 46th st; architect, Otto L. Spannhake, 233 East 78th st. Plan No. 1079.

1ST AV, No. 834, partitions, skylights, to 5-sty brick store and tenement; cost, \$1,500; owner, Turtle Bay Investors' Co., 409 East 46th st; architect, Otto L. Spannhake, 233 East 78th st. Plan No. 1100.

2D AV, n e cor 20th st, cut door openings, add 1-sty to 6 and 11-sty brick hospital; cost, \$4,000; owner, The N. Y. Post Graduate Medical School & Hospital, 303 East 20th st; architects, McKim, Mead & White, 160 5th av. Plan No. 1065.

White, 160 5th av. Plan No. 1065. 2D AV, No. 1579, 1-sty brick rear extension, 20x11.8, alter stairs, partitions, windows to 4-sty brick dwelling; cost, \$2,000; owners, Chas. J. & F. W. Krochle, 1579 2d av; architect, Paul W. Gussow, 23 Duane st. Plan No. 1073.

2D AV, No. 205, 2-sty brick rear extension, 14x28, partitions, bath rooms to 4-sty brick store and tenement; cost, \$2,-500; owner, Bernhard Rosen, 205 2d av; architects, Harrison & Sackheim, 230 Grand st. Plan No. 1053.

2D AV, No. 587, new doors, windows,

2D AV, No. 587, new doors, windows, toilets to 4-sty brick store and dwelling; cost, \$100; owner, Isaac Joyce, 587 2d av; architect, Abraham Berres, 1513 St. Marks av, Brooklyn. Plan No. 1037.

3D AV, No. 1057, partitions, brick walls, windows, steel beams to 5-sty brick store and tenement; cost, \$6,000; owner, F. Sulzberger, 409 East 46th st; architect, Otto L. Spannhake, 233 East 78th st. Plan No. 1017.

4TH AV, s e cor 14th st, remove brick wall, install steel girders to 4-sty brick bank, office and store; cost, \$550; owner, German Savings Bank, on premises; architect, I. E. Ditmars, 111 5th av. Plan No. 1046.

5TH AV, n w cor 54th st, remove balustrade to 5-sty brick and stone club house; cost, \$3,000; owner, University Club, on premises; architects, McKim, Mead & White, 160 5th av. Plan No. 1039.

5TH AV, No. 616, new stairs, front stoop, alter doors to 4-sty brick dwelling; cost, \$2,000; owner, Mrs. D. Butterfield, 616 5th av; architect, W. S. Miller, 141 East 40th st. Plan No. 1027.

5TH AV, n w cor 43d st, iron stairs, to 14-sty brick loft and office; cost, \$300; owner, Rowan Realty Co., 60 Wall st; architect, Morris Schwartz, 194 Bowery. Plan No. 1070.

6TH AV, No. 782, plumbing, partitions, metal ceilings, windows, to 5-sty brick store and tenement; cost, \$400; owner, Lewis & Conger, 130-132 West 42d st; architect, Freeman Bloodgood, Jr., 8 York st. Plan No. 1029.

6TH AV, Nos. 507-509, new walls to 4sty brick store and dwelling; cost, \$500; owner, George W. Warren, Beaver and Broad sts; architect, J. H. Knubel, 318 West 42d st. Plan No. 1025. 7TH AV, No. 488, erect sign to 12-sty

7TH AV, No. 488, erect sign to 12-sty brick hotel; cost, \$250; owner, H. G. Williams, 488 7th av; architect, R. M. Mann, 1250 Atlantic av, Brooklyn. Plan No. 1019.

STH AV, No. 2305, alter partitions, windows to 4-sty brick tenement; cost, \$300; owner, Morris Krim, 138 East 14th st; architect, Morris Schwartz, 194 Bowery. Plan No. 1058.

STH AV, Nos. 612-614, partitions, windows, stairs, show windows, 2-sty rear extension, 16.6x42, to two 3-sty brick stores and dwellings; cost, \$5,000; owner, Louis F. Massucci, 246 7th av; architect, M. W. Del Gaudio, 401 East Tremont av. Plan No. 1067.

STH AV, No. 723, partitions, windows, fire-escapes to 4-sty brick tenement; cost, \$800; owner, Trustees for John Jacob Astor, 23 West 26th st; architects, B. W. Berger & Son, Bible House. Plan No. 1072.

12TH AV, s e cor 58th st, 1-sty brick rear extension, 57.7x90, to 1-sty brick coal and boiler room; cost, \$2,000; owner, Coal Boulet Co., 12th av and 57th st; architect, S. W. Polishook, 1968 Broadway. Plan No. 1076.

PROJECTED BUILDINGS.

Bronx.

Apartments, Flats and Tenements.

HONEYWELL AV, n w cor 179th st, 5-sty brick tenement, 28x90; cost, \$30,000; owner, Mary E. Michel, 2057 Honeywell av; architect, H. G. Steinmetz, 1007 East 180th st. Plan No. 268.

180TH ST, n e cor Daly av, 5-sty brick tenement, slag roof, size irregular; cost, \$55,000; owner, Arc Realty Co., I. W. Stramberg, 52 West 69th st, president; architects, Geo. & Edw. Blum, 505 5th av. Plan No. 269.

BOSTON RD, w s, 125.4 s 176th st, 5-sty brick stores and tenement, tar and gravel roof, 77.5x111.11; cost, \$110,000; owner, Lewis Realty Co., Julius Berliner, 43 West 125th st., president; architects, Goldner & Goldberg, 704 Jackson av. Plan No. 275.

SOUTHERN BOULEVARD, n w corner 179th st, two 5-sty brick tenements, 71x 63, 63x78; total cost, \$60,000; owner and architect, John P. Leo, 770 St. Nicholas av. Plan No. 282.

Banks.

149TH ST, n s, 250 w Melrose av, 2-sty brick bank, tin roof, 25x70; cost, \$20,000; owners, The Bronx National Bank, Thos. J. Quinn, Bergen av and 149th st, vice-president; architect, Harry T. Howell, 149th st and 3d av. Plan No. 288.

Dwellings.

TAYLOR AV, e s, 130 n Van Nest av, two 2-sty frame dwellings, tin roof, 21x 52; total cost, \$10,000; owner, Chas. Ringelstein, 847 East 22d st; architect, Henry Nordheim, 1087 Tremont av. Plan No. 278.

NEWBOLD AV, s s, 156 e Castle Hill av, 2-sty frame dwelling, tin roof, 21x47; cost, \$5,500; owner, Charles E. Devermann, 2940 Chatterton av; architect, Henry Nordneim, 1087 Tremont av. Plan No. 279.

Miscellaneous.

PELHAM AV, s e cor Hughes av, 1-sty frame shed, 25x25; cost, \$135; owner, Louise Morat, 128 Morningside av; architect, Arturo Giorgini, 620 Pelham av. Plan No. 270.

CLASON POINT RD, n s, 37.1 e Newman av, roller coaster, 29x411; cost, \$2,-500; owner, The National Gravity Co., Clason Point; architect, Carl F. Schoeffler, Westchester av. Plan No. 274.

BRONX PARK ZOOLOGICAL GAR-

BRONX PARK ZOOLOGICAL GAR-DEN, 280 e Southern Boulevard, 1-sty brick zebra house, slate roof, 174x36; cost, \$35,000; owner, City of New York; architects, La Farge & Morris, 25 Madison Sq. North, Plan No. 287.

North. Plan No. 287.

PUGSLEY AV, n e cor Clason Point road, 1-sty frame stand, 14x20.8; cost, \$160; owner, Martin J. Kane, on premises; W. H. Frey, on premises, lessee; architect, W. S. Austin, 170 Schermerhorn st, Brooklyn. Plan No. 289.

BLACKROCK ST, w s, at Westchester Creek, 1-sty frame pump house, 17½x34½; cost, \$350; owner, Bronx Gas & Electric Co., Westchester; architects, John B. Snooks Sons, 73 Nassau st. Plan No. 284.

Stables and Garages.

211TH ST, s s, 108 e Holland av, 1-sty frame stable, tin roof, 20x37; cost, \$3,000; owner, I. Maddi, 730 East 211th st; architect, J. G. H. Harlach, 790 East 180th st. Plan No. 276.

VALENTINE AV, s w cor 192d st, 1-sty frame garage, 14x17; cost, \$150; owner, Mrs. F. M. Wright, on premises; architect, Fred Hammond, 391 East 149th st. Plan No. 281.

CORLEAR AV, e s, 96.56 s 236th st, 1-sty frame garage, plastic slate roof, 35 x30; cost, \$500; owner, Ames Transfer Co., Kingsbridge; architect, Wm. A. Kenny, Riverdale. Plan No. 280.

Stores, Offices and Lofts.

CLASON POINT RD, n w corner Newman av, 1-sty frame cafe, 50.83x106.10½; cost, \$4,000; owner ,Jas. A. Benelict Estate, 25 Broad st; lessee, Heckler & Byrne, 251 East 137th st; architect, Harry T. Howell, 3d av and 149th st. Plan No.

WESTCHESTER AV, s s, 53 w Robbins av, 1-sty brick store, tin roof, 37.2x42; cost, \$2,200; owner, Margarite M. Grauer, 648 St. Ann's av; architect, Robt. Glinn, 363 East 149th st. Plan No. 285.

Theatres.

199TH ST, s s, 45 w Webster av, openair theatre, 50x100; cost, \$200; owner, Frederick Fox, 793 Broadway; lessee, Jas. F. Driscoll, 578 East 163d st; architect, Stuart A. Brown, Jr., 3132 Webster av. Plan No. 273.

WESTCHESTER AV, s s, 55 e Fox st, open air theatre; cost, \$50; owners, Cohn Bros., 879 Prospect av; architects, Koppe & Daube, 830 Westchester av. Plan No.

MONTEREY AV, w s, 100 n 180th st, open air theatre, 40x138; cost, \$1,000; owners, Melrose Realty Co., Nicola Galante, 4380 3d av, president; architect, A. S. Underwood, 871 East 180th st. Plan No. 271.

BATHGATE AV, e s, 50 n 174th st, open-air theatre, 50x95; cost, \$500; owner, Dan. W. McCahill, 945 Park av; lessee, Thos. Callahan, 511 East 174th st; architect, Israel Goldsmith, 511 East 174th st. Plan No. 277.

INTERVALE AV, e s, 175 n Freeman st, open-air theatre, 72x112; cost, \$600; owner, John Wittman, 1297 Wilkins av; architect, Theo. Ripley, 1486 Hoe av. Plan No. 281.

BRONX ALTERATIONS.

WILSON PL, n s, 95 w Olinville av, move 2-sty frame dwelling; cost, \$600; owner, Mary McGarry, Burke st; architect, Frank McGarry, Burke st. Plan No. 189 140TH ST, s s, 283.4 e Willis av, new partitions, new toilet, to 3-sty frame dwelling; cost, \$1,200; owner, Milton Silbermann, 440 East 141st st; architect, Edw. H. Lebies, 460 East 137th st. Plan No. 180.

159TH ST, n s, 192 e Courtlandt av, new toilet, new partitions to 3-sty frame tenement; cost, \$300; owner, Clara Otto, 371 East 159th st; architect, Wm. Schnaufer, 3444 3d av. Plan No. 187.

179TH ST, n s, 155 w Boston rd, new partitions to 5-sty brick tenement; cost, \$200; owner, Wm. A. Mapes, 986 East 181st st; architects, Moore & Landsiedel, 148th st and 3d av. Plan No. 183.

183D ST, No. 691, 2-sty frame extension, 13x8, to 2-sty frame dwelling; cost, \$125; owners, Marcus & Flinchman, on premises; architect, Emil Ginsburger, 2272 Prospect av. Plan No. 182.

BAINBRIDGE AV, w s, 100 s 201st st, 1-sty frame extension, 15x7, to 2-sty frame dwelling; cost, \$75; owner and architect, Thos. McCormack, 2977 Bainbridge av. Plan No. 181.

BATHGATE AV, e s, 75 n 174th st, new partitions to 2-sty frame dwelling; cost, \$100; owner, Daniel W. McCahill, 945 Park av; architect, Isreal Goldsmith, 513 East 174th st. Plan No. 190

513 East 174th st. Plan No. 190.

BOSTON ROAD, No. 1003, 1-sty frame extension, 22.8x12.5, to 2½-sty frame store and dwelling; cost, \$700; owner, Geo. Chappell, on premises; architect, Fred Hammond, 391 East 149th st. Plan No. 188.

CEDAR AV, No. 1824, 2-sty frame extension, 24x32.6, to 2-sty frame hotel; cost, \$500; owner, Harry Bauman, on premises; architects, Holmes & Barry, 1757 Undercliffe av. Plan No. 177.

CITY ISLAND AV, n e corner Vickery

CITY ISLAND AV, n e corner Vickery av, new porch, new partitions, to 2-sty frame dwelling; cost, \$850; owner, Mrs. Henry Smith, Mariners' Harbor; architects, S. H. Booth & Sons, City Island. Plan No. 185.

DECATUR AV, No. 3081, new stairs to 3-sty frame dwelling; cost, \$400; owners, Estate of Chas. Kreeland, 97 Nassau st; architects, John B. Snooks Sons, 73 Nassau st. Plan No. 186.

INTERVALE AV, s w cor 169th st, new store front, new brick partitions, etc., to 4-sty brick stores and tenement; cost, \$2,500; owner, Peter Doelger, 407 East 55th st; architect, Chas. Stegmayer, 168 East 91st st. Plan No. 178.

East 91st st. Plan No. 178.

LONGWOOD AV, n s, 95.4 w Barry st, 3-sty brick extension, 25%x22.5, to 2-sty frame stores and dwelling; cost, \$3,000; owner, Louis Savino, 1121 Longwood av; architect, M. W. Del Gaudio, 401 Tremont av. Plan No. 184.

NELSON AV, No. 1176, new porch to 15x7, to 2-sty brick dwelling; cost, \$250; owner, Sophia Heil, 1176 Nelson av; architect, Eli Benedict, 1947 Broadway. Plan No. 179.

ADVANCE REPORTS.

Structure on Schermerhorn Site.

23D ST.-Messrs. Schwartz & Gross, B. N. Marcus, architects, No. 347 5th av, have been commissioned to prepare plans for the new 12-sty loft and office building which is to be erected on the site of the old Schermerhorn mansion at Nos. 49 to 51 West 23d st. The plot has a frontage of 50 ft. and a depth of 98.9 ft. A realty company known as the "Namelock Company," of which Michael Coleman is president and J. C. Barth, secretary, is the owner, and will put up the building. The facade will be of granite for the first the second and third stories of limestone and the balance above of glazed terra cotta and light brick. There will be three electric elevators, and a feature will be the absence of the many exposed columns usually found on all floors, there

being but one center column through each floor to obstruct the floor span. The cost of construction will approximate about \$175,000, and the architects stated on Wednesday that estimates would be asked for in about ten days' time. They will have full charge of carrying out the work, which is to be completed by December 1 next. The old Schermerhorn mansion has for years been a landmark in the busy shopping center of 23d st, between 5th and 6th avs, and was built more than fifty years ago by William C. Schermerhorn, who lived there until he died. House wreckers will start demolishing within a few days.

The Guaranty Trust Co. to Build.

BROADWAY .- Messrs. York & Sawyer, architects, No. 156 5th av, have been commissioned by the Guaranty Trust Co. to design plans for a new banking and office building to be erected at the southeast corner of Broadway and Liberty st, formerly the home of the Mutual Life Insurance Company. At this time is has not been definitely decided whether to erect a skyscraper or to erect a banking structure for the sole use of the trust company. Some of the directors favor one and some the other, and it will probably be ten days or more before the directors reach a decision in the matter. Present expectations are that the building will be completed and ready for occupancy on May 1, 1912, which would prohibit the erection of a building of more than moderate proportions. With the announcement that the Guaranty Trust Co. is to erect its own building seems to show that the merger of that company and the Bankers' Trust Co., which has been looked for in Wall st since the Guaranty took over the Morton and the Fifth Avenue Trust Companies about a year ago, will not take place. The plot on Broadway measures 78.10 ft. and in Liberty st,

Cauldwell-Wingate Co. to Build on Madison Square.

MADISON AV .- A. Fillmore Hyde, owner, 4th Av. Building, 4th av and 27th st, has plans under way for the improvement the plot at the southeast corner of Madison av and 25th st, having a frontage of 74 ft. on Madison av and 175 ft. in 25th st, with a depth of 98.9 ft. in the rear, with probably a 20-sty loft structure similar to the new building recently completed by Mr. Hyde at the southeast corner of 4th av and 27th st. It is understood that work will not begin before next spring, when the leases on the two apartment houses on the site expire. purchase of this plot divides the easterly side of the block between 24th and 25th sts into four buildings, the Madison Sq. Presbyterian Church at the northeast corner of 24th st, the new Pullman Building adjoining, and the residence of John R. Hegeman. Plans are being prepared by Architect Charles A. Valentine, of 1 East 27th st, and the Cauldwell-Wingate Co., No. 381 4th av, of which Mr. Hyde is a director, will have general contract to erect the structure on the per centage

Big Loft for Madison Ave. Corner.

MADISON AV.—Wallis & Goodwillie, architects, 364 4th av, are busy preparing plans for a 12-sty high-class loft, store and show-room building to measure 100x100 ft., to be put up by the Empire Holding Co., owner, of No. 1182 Broadway, at the northeast corner of Madison av and 32d st, at an estimated cost of about \$450,000. The plans will be ready for figures from sub-contractors in about one month. The George Backer Construction Co. will have the general contract. There will be three passenger and two freight elevators, and a roof garden on top of the building, which will be closed during the winter months, for the use of the tenants of the building.

It is expected that building operations will be undertaken at once, so that it will be ready for occupancy in 1912. The Empire Holding Co. is one of the subsidiary companies of the Backer Construction Co. (George Backer, Arnstein & Levy). The structural steel necessary has not yet been placed.

Park Ave. and 40th Street Project.

PARK AV.-The Ferguson Brothers & Forshay Engineering and Construction Company will soon improve the four old buildings, including two dwellings and two private stables, at Nos. 104 to 110 East 40th st, adjoining the southeast corner of Park av with a high-class 9-sty elevator apartment house. The property has a frontage of 95 ft. and is 98.9 in The plans are so drawn that at any future time the building may be enlarged by several additional stories and possibly turned into a hotel. of builders, it will be recalled, recently completed the Stratford-Avon apartment house at the southeast corner of Riverside Drive and 93d st, measuring 114x152 ft., costing approximately \$1,000,000, and a high-class apartment house at Broadway and 180th st, Washington Heights. The company handles all building contracts, none of which have yet been

Building for Iselin & Company.

FOURTH AV.—William Iselin & Co., (dry goods) now located at Greene and Canal sts, has arranged with the estate of Ogden Mills for the improvement of the property at the southwest corner of Fourth av and 26th st, with a structure of twelve or more stories, which has been rented for a term of twenty-one years by the Iselin Co. The Mills estate recently enlarged its holdings, which comprises a plot 50x98.9 ft. The frontage on 4th av is 98.9 ft and 200 ft. in 26th st. The dteails of construction have not been decided as yet, but in all probability the improvement will be under way by June 1. It will displace six buildings, including the Bella apartment and a 5-sty structure on the corner.

Figures All In for Butler Home.

MORNINGSIDE AV.-McKim, Mead & White, 160 5th av, have completed plans and taken figures for the new home to be constructed for Dr. Nicholas Murray Butler, president of Columbia College. The site selected is a plot at 116th st and Morningscide av, in the southerly half of the block, between 116th and 117th sts, to the east of the University grounds, recently purchased as a possible site for the College of Physicians and Surgeons. The house will probably be ready for occupancy by the beginning of the academic year of 1911-1912. It will be 4-stys, of brick and limestone. The building contract will probably be announced in a day

To Readvertise for U. S. Barge Office.

MANHATTAN.—On May 1, at Washington, D. C., all bids received for the construction of the new United States Barge Office Building, to be erected near South Ferry, on the site of the present Immigrant Station, were rejected, because all exceeded the \$500,000 appropration for the work. The Treasury Department will soon readvertise for new bids on modified plans. The lowest estimate received was from the Northeastern Construction Co., of 225 5th av, for \$545,442. For list of other bidders, see issue April 29, 1911, page 796.

Morningside Ave. Improvement.

MORNINGSIDE AV.—Geo. Fred Pelham, 507 5th av, has been commissioned to prepare plans for the improvement of the entire frontage on Morningside av, from 119th to 120th sts, 127.4 ft. in 120th st, 150 ft. in 119th st, with a 12-sty elevator apartment house for the West Side Construction Company, of which Jacob

Axelrod, 314 West 100th st, is president. Drawings will soon be ready for figures from sub-contractors.

Park Ave. and 60th St. Corner.

PARK AV.—Architects Denby & Nute, 333 4th av, have prepared plans for a 12-sty high-class elevator, apartment house, 60x90.5 ft., to be erected at the southeast corner of Park av and 60th st by the John J. Hearn Construction Co., of 505 5th av. The project is estimated to cost \$340,000. No figures have yet been taken.

New Lofts for Brooklyn.

BROOKLYN.—Shampan & Shampan, 772 Broadway, Brooklyn, architects, have been commissioned to prepare plans for a 5-sty mercantile building to be erected at the southeast corner of Metropolitan and Bushwick avs, Brooklyn, for Sundel Hyman, of Manhattan, as owner. Building will be 47x130 ft., which will cost \$60,000.

Apartments, Flats and Tenements.

10TH ST, N. Y. C.—The Chas. I. Weinstein Realty Co., 1267 5th av, will soon begin the erection of a 6-sty tenement, 53.9x79.7 ft., in the west side of 10th st, 43.1 ft. east of Bleecker st, to cost \$52,-000. C. B. Meyers, 1 Union sq, has completed plans.

186TH ST, N. Y. C.—The Hogenaur Wesslan Co., 137 West 130th st, have plans for three 5-sty flats, 89.10x83 and 25x95.5 ft., to be erected at the northeast corner of 186th st and Audubon av and the north side of 186th st, 95 ft. east of Audubon av, to cost \$150,000. Moore & Landsiedel, 3d av and 148th st, architects.

FT. WASHINGTON AV, N. Y. C.—Architect B. H. Simonson, 315 5th av, has plans about ready to file for the two 9-sty elevator apartment houses, 60x87.5 ft. and 75x99.5 ft., for the Fort Washington Avenue Co., 315 5th av, to be erected at Nos. 9-11 Ft. Washington av, to cost a total of \$550,000.

AMSTERDAM AV, N. Y. C.—Chas. B. Meyers, 1 Union sq, has completed plans for a 6-sty flat, 100x106.10 ft., for the Classic Holding Co., 1980 7th av, to be erected at the southwest corner of Amsterdam av and 176th st, costing \$170,000.

158TH ST, N. Y. C.—The Gross & Herbener Co., 558 West 158th st, will build a 6-sty flat, 100x85.11 ft., in the south side of 158th st, 125 ft. east of Broadway, to cost \$175,000. Neville & Bagge, 217 West 125th st, have prepared plans.

Contracts Awarded.

BROOKLYN:—The Geo. A. Fuller Co., 111 Broadway, Manhattan, received the general contract last week for the erection of the 10-sty business building, 85x 122 ft., for Sternau & Co., metal goods manufacturers, at No. 195 Plymouth st.

BRONX, N. Y. C.—Joseph Starobin, electrical contractor, 1025 Tiffany st, has just received the contract for electrical work on four 5-sty apartment houses on Pinehurst av, block front between 179th and 180th st, for the Rountree Realty Co. Also, the contract for electrical work in three 5-sty apartment houses at Stebbins av and 169th st for the Stebbins Holding Co., of which company Samuel Pomass is treasurer, and a 10-sty apartment house at 145th st and Riverside Drive for the Dacorn Realty Co.

24TH ST, N. Y. C.—Townsend, Steinle

24TH ST, N. Y. C.—Townsend, Steinle & Haskell, Marbridge Bldg., 34th st and Broadway, architects, have awarded to F. D. Gheen & Co., builders, 1123 Broadway, the contract for alterations to the printing establishment of J. J. Little & Ives Co., at 425-435 East 24th st. 59TH ST., N. Y. C.—The W. D. Lewis

59TH ST., N. Y. C.—The W. D. Lewis Co., 90 West st, has received the general contract on a percentage basis to erect the loft and store building, 3-stys, 50x 95 ft., brick and iron, at No. 300 West

59th st, for Charles E. Appleby, owner of 11 John st. J. C. Westervelt, 36 West 34th st, architect. The Childs Co., 42 East 14th st, lessee. Estimated cost, \$25,000.

FARMINGDALE, N. J.-H. H. Vought & Co., 340 Madison av, Manhattan, has just received the general contract to construct the new preventatorium for the Society of Tuberculosis Preventative for Children, Marcus M. Marks, president, No. 687 Broadway, Manhattan, at this place, to cost about \$60,000. An ministration building, 2-stys, 77x37 ft., of hollow tile and stucco, with a wing 36x 60 ft., and four 1-sty frame dormitories, 25x100 ft., will be put up. Scoper & Feustman and W. W. Judell, associated, 39 East 28th st, N. Y. C., are the architects. R. D. Kimball, 437 5th av, is steam and electrical engineer.

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RUTEHEFORD PL, N. Y. C.—Robert S. Pollock Co., 118 East 28th st, has received the general contract to erect the 1-sty brick church, 27.7x93.3 feet, on the west side of Rutherford pl, 59.9 feet south of 17th st, to cost, approximately, \$50,000. M. L. & H. G. Emery, 68 Bible House, are the architects, and St. George's Church Corporation, 209 East 16th st, the owner. PASSAIC, N. J.—St. Peter & St. Paul's Greek Catholic Church, Rev. I. Klopotovsky, 201 4th st, pastor, has awarded to the J. J. O'Leary Co., People's Bank Building, the general contract to erect their new brick and limestone edifice at 3d and Monroe sts, to cost \$100,000. John Bergensen, 212 West 123d st, Manhattan, is the architect.

FAR HILLS, N. J.—W. G. Ladd, 31 Nassau st, Manhattan, owner, has awarded to Chas. F. Wills, Inc., 286 5th av, Manhattan, the general contract to erct a new residence, 2½-stys, fireproof, brick and limestone, 170x46 ft., at this place from plans by Guy Lowell, 225 5th av, N. Y. C. There is a ground area of 800 acres.

LEONIA, N. J.—The New York Telephone Co., 15 Dey st, N. Y. C., has awarded to A. D. Bogert, of Grand av, Leonia, the general contract to erect the 2½-sty, fireproof, stucco, telephone building, 25x42 ft., at Broad and Central avs, to cost about \$12,000.

Churches.

PLAINFIELD, N. J.—St. Mary's Church at this place will erect a new edifice, 269x 150 ft., on St. Nicholas Boulevard, running from Geneva pl to Seneca pl. Rev. Bernard M. Bogan is pastor.

Dwellings.

71ST ST, N. Y. C.—Foster, Gade & Graham, 281 4th av, are preparing plans for two residences for Hiram W. Sibley, of Rochester, N. Y., to be erected at Nos. 105-107 East 71st st, on a plot 40x102.2 ft.

Factories and Warehouses.

BROOKLYN.—Elliott & Pellnitz, architects, 64 Carroll st, Brooklyn, have completed plans for a paper-box factory, 3-stys, brick, 60x125 ft., for A. Wohlgemuth, 183 Hopkins st, to be erected in the south side of Hopkins st, 80 ft. west of Troop av, costing \$20,000. The owner will take bids on the general contract about May 10.

BREWSTER, N. Y.—Cross & Cross, 527 5th av, Manhattan, are preparing plans for a 1½-sty fireproof, brick and concrete warehouse, 30x100 ft., for the New York Blaugas Co., at this place. Plans will soon be completed. The architects will soon take bids on the superstructure.

NYACK, N. Y.—The Peerless Silk Finishing Co., Nyack, N. Y., has completed plans for a new silk finishing mill, 90x90 ft., 3-stys, which it will erect at once.

ROCHESTER, N. Y.—Contracts have been awarded for the manufacturing plant, 4-stys, brick, 190x134 ft., for the Hickey Freeman Co., 190 St. Paul st, to be erected at Clinton av and North av, to cost \$125,000. The Gorsline Swan Const. Co., 245 Powers Bldg., has the masonry and H. P. Sickles Co., 3 Elton st, the carpenter work. Gordon & Madden, 300 Sibley Bldg., are the architects.

STAMFORD, CONN.—The Yale & Towne Mfg. Co., Stamford, Conn. (hardware manufacturers), is planning a new brass foundry, but the plans have not yet been drawn.

HARTFORD, CONN.—The Billings & Spencer Co., Hartford, Conn., manufacturers of drop forgings and small tools, will construct an addition 40x113 ft., 3-stys, and an additional story to a building 40x70 ft.

Schools and Colleges.

NEW ROCHELLE, N. Y.—Architect A. G. C. Fletcher, 103 Park av, N. Y. C., is taking bids on the general contract for a private school, 1 and 2-stys, brick, frame and marble, for St. Joseph's Church, Rev. Pasquale Manzelli, rector, to be erected in 6th st, costing \$25,000. Miss Georgine Iselin, of Davenport Neck, New Rochelle, is the donor.

Stores, Offices and Lofts.

6TH AV, N. Y. C.—Wallis & Goodwillie, architects, No. 364 4th av, are preparing plans for extensive alterations to the loft building at the northwest corner 6th av and 39th st for C. E. Horton. New elevator, plumbing and shafts will be installed. Bids will be taken in about two weeks' time.

BROADWAY, N. Y. C.—Plans are ready for bids on the 16-sty-annex, 26x100.5 ft., which the American Exchange National Bank, 128 Broadway, is to put up at Nos. 128-130 Broadway, at a cost of approximately \$300,000. Clinton & Russell, 32 Nassau st, have finished the working drawings.

2D AV, N. Y. C.—Contracts will soon be placed for the 3-sty loft building, 50×109 ft., which Geo. F. Johnson, Riverside Drive and 72d st, is about to erect at the southwest corner of 2d av and 2d st, to cost \$50,000. George Keister, 12 West 31st st, has completed plans.

7TH AV, N. Y. C.—J. B. Snooks Sons, 73 Nassau st, architects, will take bids on the general contract in about one week, for the store and loft building, 25 x50 ft., 5-stys, brick, fireproof, for J. J. Wendel, of Irvington, N. Y., to be erected at No. 562 7th av, costing \$18,000.

BUFFALO, N. Y.—The Marine National Bank, 224 Main st, Stephen M. Clement, president, John J. Albright, vice-president, contemplate the erection of a 10 and 12-sty bank and office building, 80x 200 ft., at the northeast corner of Main and Seneca sts, to cost \$700,000. Green & Wicks, 110 Franklin st, Buffalo, are the architects.

Bids Opened.

BRONX.—Bids were opened, May 1, for furnishing and erecting a four-room portable school house, toilet building, sanitary work, etc., on the premises of Public School 48, Bronx. Louis Koenig, \$5,597, low bidder.

BROOKLYN.—The School Board, on May 1, opened bids for Item 1, installing heating and ventilating apparatus, and Item 2, installing temperature regulators, in new Public School 165, Brooklyn. Item 1, Gillis & Geoghegan, \$37,390; Item 2, no bids were received.

QUEENS.—Bids were opened, May 1, by the School Board, for Item 1, installing heating and ventilating apparaus, and Item 2, installing temperature regulation, in additions to and alterations in Public School 7, Queens. Item 1, Blake & Williams, \$30,461; Item 2, no bids were received.

BROOKLYN.—The Board of Education opened bids April 24 for installing fire-proof stairs in the following Brooklyn schools: P. S. Nos. 1, 17, 20, J. I. Valentine, \$2,943, \$4,827, \$4,174; P. S. No. 11, Julius Braunstein, \$4,844; P. S. Nos. 30, 71, A. W. King, \$2,884, \$4,627; P. S. Nos. 43, 77, George Stanton, \$3,954, \$5,314; P. S. No. 78, B. Diamond, \$1,020.

QUEENS.—Peter Cleary, general contractor, submitted the lowest bid on May 1 for the general construction of new Public School 40, Borough of Queens, the bid amounting to \$204,950. Other bidders were: H. C. Stowe Construction Co., T. A. Clarke Co., E. G. MacArthur, Thomas Mc-Keown, Inc.; Paul J. Exnor, Richard E. Heningham, George Hildebrand, Mitchell

Construction Co., Cosgrove Daly Co., Charles H. Peckworth, Charles Wille, P. J. Brennan & Son, George F. Driscoll.

Government Work.

WATERVLIET, N. Y.—Watervliet Arsenal.—Sealed proposals will be received until May 15 for furnishing steel, hardware, oils, etc., during year ending June 30, 1912. Information furnished on application. Lieutenant Colonel W. W. Gibson.

FORT HAMILTON, N. Y.—Office of Constructing Quartermaster, Fort Hamilton, N. Y.—Sealed proposals will be received May 12 for construction of launch basin and improvements to wharf. Address Constructing Quartermaster, Fort Hamilton, N. Y.

FORT ADAMS, R. I.—Constructing Quartermaster's Office, Fort Adams, R. I.—Sealed proposals will be received until May 11 for construction of sea wall, excavation, filling at this post.—J. J. Thomas, second lieutenant, coast artillery corps, constructing quartermaster.

SULPHUR SPRINGS, TEX.—Sealed proposals will be received on the 31st day of May for the construction, complete (including plumbing, gas piping, heating apparatus, electric conduits and wiring), of the U. S. Post Office at Sulphur Springs, Tex.—James Knox Taylor, Washington, D. C., is Supervising Architect.

WILMINGTON, DEL.—Sealed proposals will be received on the 7th of June for the extension, remodeling, etc. (including plumbing, gas-piping, heating apparatus, electric conduits and wiring system and lighting fixtures), of the U. S. Post Office and Court House at Wilmington, Del. Drawings and specifications can be obtained at the office of James Knox Taylor, Supervising Architect, Washington, D. C.

DUBLIN, GA.—Office of the Supervising Architect, Washington, D. C.—Sealed proposals will be received until June 5 for the construction, complete (including plumbing, gas piping, heating apparatus, electric conduits and wiring and lighting fixtures of the U. S. Post Office at Dublin, Ga., in accordance with drawings and specifications, copies of which may be obtained from the custodian of site at Dublin, Ga., or at this office at the discretion of the Supervising Architect, James Knox Taylor.

WICHITA FALLS, TEX.—Sealed proposals will be received on the 6th day of June for the construction, complete (including plumbing, gas-piping, heating apparatus, electric conduits and wiring), of the U. S. Post Office at Wichita Falls, Tex., in accordance with drawings and specifications, copies of which may be obtained from the custodian of site at Wichita Falls, Tex., or at the office of the Supervising Architect, James Knox Taylor, Washington, D. C.

DYERSBURG, TENN.—Sealed proposals

DYERSBURG, TENN.—Sealed proposals will be received in this office until 3 o'clock P. M., on the 29th day of May, and then opened for the construction, complete (including plumbing, gas piping, heating apparatus, electric conduits and wiring), of the United States post office at Dyersburg, Tenn., in accordance with the drawings and specifications, copies of which may be obtained from the Custodian of site at Dyersburg, Tenn., or at this office at the discretion of the Supervising Architect, James Knox Taylor, Supervising Architect.

Municipal Work.

BROOKLYN.—Bids will be received by the President of the Borough of Brooklyn, Wednesday, May 10, for labor and material required for repairs and alterations to four free floating baths in the Borough of Brooklyn, for the year 1911.

BRONX.-The Park Board will open bids Thursday, May 11, for labor and materials for the erection and completion of a zebra house in the New York Zoological Park, in Bronx Park.

BRIDGETON, N. J.—The City Council of Bridgeton, N. J., has passed an ordinance providing for the issuing of bonds amounting to \$75,000, for the installation of a new water system, pumping station and filtration plant.

MANHATTAN .- Estimates will be received by the Commissioner of Bridges, Thursday, June 1, for the strengthening of the end spans of the Williamsburgh Bridge, over the East River, between the boroughs of Manhattan and Brooklyn.

MANHATTAN.-Plans are out for bids on the steel necessary for the new doubledeck bridge over the Harlem River, between Manhattan and the Bronx. matter is in the hands of Kingsley L. Martin, Commissioner of Bridges, Park Row Building.

BRONX.-Estimates will be received by the Park Board, Thursday, May 11, for labor and materials for reconstructing and surfacing with asphaltic earth mixture the Bronx and Pelham Parkway, from the Southern Boulevard to the Butler st road, the Bronx.

Council, Roswell D. Tompkins. (Phones 349 and 3521 Plaza.)

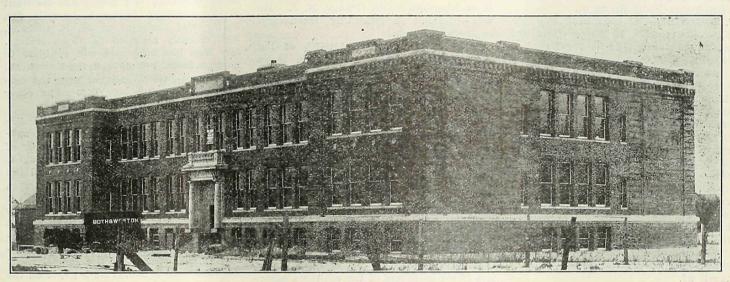
Council, Roswell D. Tompkins. (Phones 349 and 3521 Plaza.)

Asbestos Workers, Boiler Felters, Pipe Coverers, Insulators, \$4.50; Asbestos Workers' Helpers, \$2.80; Blue Stone Cutters, Flaggers, Bridge and Curb Setters, \$4.50; Blue Stone Cutters' Helpers, \$3.00; Boller Makers and Iron Ship Builders, \$4.25; Boiler Makers' Helpers, \$3.50; Carpenters and Framers, \$5.00; Cabinet Makers, \$5.00; Cement, Concrete and Asphalt Laborers, \$3.00; Derrickmen and Riggers, \$3.75; Decorators and Gilders, \$4.50; Decorative Art Glass Workers, \$5.00; Elevator Constructors, \$5.00; Elevator Constructors, \$5.00; Elevator Constructors' Helpers, \$3.20; Electrical Workers, \$4.50; Electricians' Helpers, \$2.20; Electrical Fixture Workers, \$4.50; Engineers (Stationary), \$4.50; *Engineers (Portable, Hoisting, &c.), \$27.50 weekly, by the day, \$5.50; Granite Cutters, \$4.50 yard, bridge, \$5.00; House Shorers, Mover and Sheath Pilers, \$3.50; House Shorers' Helpers, \$2.65; Housesmiths and Bridgemen, \$5.00; Ironworkers' Apprendices, \$3.00; Ironworkers' Apprendices, \$3.00; Ironworkers' Apprendices, \$3.00; Ironworkers' Helpers, \$3.50; Metallic Lathers, \$5.00; *Marble Cutters and Setters, \$5.00; Marble Carvers, \$5.50; *Marble Polishers, \$4.00; *Marble Sawyers, \$4.25; *Marble Bed Rubbers, \$4.50; *Marble Cutters' Helper, \$3.00, on derrick work, \$3.75; Mosaic Workers, \$4.50; Mosaic Workers' Helpers, \$3.00; Machine Stone Workers, \$4.00; Machine Stone Workers, \$4.00; Machine Stone Workers, \$4.00; Machineston and Gilders, \$3.25; Plumbers and Gas Fitters, \$5.50; *Painters, \$5.50; Plasterers' Laborers, \$3.25; Plumbers and Gas Fitters, \$5.50; *Painters, \$4.00; Decorators and Gilders,

Jacobs, of the Brooklyn Bureau of Charities, opposed this measure, for one reason because it contained an unconstitutional prohibition.

Mr. Veiller submitted a brief, which is signed by Paul D. Cravath, Grosvenor Atterbury, Robert W. De Forest, I. N. Phelps Stokes, Henry Phipps, E. R. L. Gould, Matthew C. Fleming, and others, saying:

"We cannot believe that conditions are more favorable to-day for so drastic a change than they were ten years ago. The cost of building is much higher, the cost of labor is much higher, rents are much higher, and the cost of living generally is much higher. The effect of such a provision if it were enacted into law would, in our judgment, be to stop completely the building of all tenement houses in Manhattan, including elevator apartment houses, except tall ten-story fireproof buildings. This would be increasing congestion rather than decreas-Moreover, we find it difficult to justify such a change as is proposed, in view of the experience under ten years' operation of the present law. Although over 20,000 tenement houses have been built under that law, housing nearly a million and a quarter people, or one-



NEW PUBLIC SCHOOL AT LAWRENCE, L. I.

A. J. Brennan & Son, Contractors.

RICHMOND.—Bids will be received by the President of the Borough of Richmond, Tuesday, May 9, for repairs, rewiring, alterations and additions to electric equipment, etc., in the following Court House, Richmond; buildings: County Clerk's office, Richmond; village halls at New Brighton and Stapleton, N. Y.

MANHATTAN .- The President of the Board of Trustees of Bellevue Hospital will open bids on May 9 for the excavation, masonry, steel and iron, carpentry, plumbing, heating, electric and all other work for the construction of a workshop to be situated on the extreme northwest corner of Fordham Hospital grounds situated on the west side of Crotona av, 225 ft. north of Pelham av, the Bronx.

Prevailing Rate of Wages.

The following schedule is issued by the New York Building Trades Council, with headquarters at 154 East 54th st. It is based on eight hours' work per day, from 8 a. m. to 5 p. m., except on Saturdays, when work in the building trades ceases at noon. All recognized legal holidays and Sundays are figured at double time. Compensation for a practical foreman ranges from fifty cents to one dollar per day over the schedule here given. Any person desiring the services of a union mechanic, helper or laborer connected with the building trades can make arrangement through the Secretary of the \$4.50; Riggers on machinery, dynamos, boilers, &c, \$4.00; Roofers, Tar, Felt, Composition, Damp and Waterproofers, \$4.00; Rockmen, \$2.50; *Rock Drillers and Tool Sharpeners, \$3.50; Sheet Metal Workers, Coppersmiths, Tinsmiths, Metal Roofers, \$4.75; Slate and Tile Roofers, \$5.00; Steam and Hot Water Fitters, \$5.50; Steam Fitters' Helpers, \$3.00; Tile Layers, \$5.00; Tile Layers' Helpers, \$3.00; *Tunnel and Subway Constructors, \$3.50; Upholsterers of all descriptions, \$4.50; Wood Lathers, \$4.50. *Industries marked denotes subject to an increase.

HEIGHT OF HOUSES.

Charity Organization Comes Out in Opposition to Congestion Committee's Proposals.

HEARING was granted on Tuesday A by the Cities Committee of both Houses of the Legislature on Wednesday on the series of bills introduced by Assemblyman Shortt, at the request of the Mayor's Committee on Congestion, to prevent overcrowding in the growing suburban districts of the city by limiting the height of tenement houses, among other things. Representatives of civic organizations appeared to oppose the

One of the Shortt bills seeks to prohibit the erection above 181st st in the Bronx and beyond Manhattan Island of tenement houses of more than four stories in height. Lawrence Veiller, of the Charity Organization Society, and Ralph K.

Wm. Adams, Architect.

third of the city's entire population, there has not been a single loss of life through a fire in one of these houses, and almost no loss of property. It is only necessary to point out that if this recommendation were enacted it would be commercially impossible in the future to construct such buildings as the Model Tenements of the City and Suburban Homes Company and the Riverside Model Tenements of Mr. Alfred T. White in Brooklyn, to indicate how undesirable and ill-considered this provision is.

"Another bill (Assembly 1373) seeks to prohibit outside of Manhattan and above 181st st in the Bronx the erection of any tenement house more than four stories high, whether it is fireproof or not. This result would be something highly to be desired if it could be brought about through proper legal means, and provided it did not cause serious increase in tenement house rents or force more people into existing tenements or oblige them to exchange such measure of domestic privacy as they now enjoy for life in apartment hotels or other buildings whose height is not limited by law. The exact amendment proposed in this bill seems to raise possible constitutional questions.

"So far as the Tenement House Law is concerned, it does not seem to us that the above measures will improve housing conditions or prevent future congestion or relieve present congestion. On the contrary, they seem to us in many respects a step backward and of doubtful wisdom."

PERSONAL NEWS AND TRADE GOSSIP

FRANK STRAUB, architect, has moved his offices to Nos. 18-20 East 42d st.

HAROLD L. BOND CO., engineers, recently moved their offices to 78-80 Broad

J. P. BENSON, architect, has moved to the Charles Building, Madison av and 43d st.

THE BRONX TINSMITH SUPPLY CO. has opened offices and shop at 1073 Trement av Bronx.

mont av, Bronx.

CHARLES I. BERG, architect, has moved his office to the Charles Building, Madison av and 43d st.

OGDEN CODMAN, architect, is moving from the "Windsor Arcade" to new offices at No. 340 Madison av.

C. E. KNOX, consulting engineer, formerly of No. 76 William st, has moved his office to No. 90 West st.

KELLY & KELLEY, contractors, have moved their office to 12th st, near Vernen av Long Island City.

non av, Long Island City.

THE GREATER NEW YORK GLASS
CO. has opened offices and warerooms at
1073 Tremont av, Bronx.

BURR R. BROWN, engineer of this city, has joined forces with the Harold L. Bond Co., 78-80 Broad st.

C. O. MAILLOUX, consulting engineer, has moved from No. 76 William st to the West Street Building at 90 West st.

JOSEPH D. HARRISON, architect, has taken new offices at No. 283 4th av. He was formerly located at 31 East 27th st.

THOMAS DRYSDALE, general contractor, has moved his office from 26 Court st to No. 926 Broadway, Brooklyn. THE FORDHAM CORNICE WORKS,

THE FORDHAM CORNICE WORKS, formerly of 684 Pelham av, have removed their office and shop to 1004 Tremont av, Bronx.

AUGUSTUS N. ALLEN, architect, has moved his office from the Windsor Arcade to the Putnam Building, 4 West 45th st.

JOHN D. KEILEY, electrical engineer of the New York Central & Hudson River Railroad, died of pneumonia at Yonkers, on April 21.

W. W. SMALLEY, of the L. D. Cook Lumber Co., Bound Brook, N. J., has been appointed a member of the New Jersey State Board of Forestry.

AUGUST DIENER, a contractor and builder, of 1768 Gleason av, has filed a petition in bankruptcy, with liabilities of \$71,089, of which \$24,532 are secured.

L. V. CLARKE, sales manager of the Lawrence Portland Cement Company, 1 Broadway, fell on some steps a few days ago and fractured his kneecap.

PATTISON BROTHERS, consulting engineers, formerly located in the Fuller Building, at Broadway and 23d st, have moved their offices to No. 1182 Broadway.

PATRICK O'SHEA and JOHN F. CAR-ROLL, formerly with Frank Buckhout, lumber dealer, have formed a partnership with offices and yard at 218 East 29th st.

PERSON & CO., dealers in front brick and tile, have moved their offices to the ninth floor of the Fourth Avenue Building, 381 Fourth avenue, southeast corner of 27th st.

NEW PUBLIC SCHOOL.—On Thursday last ground was broken for the erection of a new public school in the Clason Point section of the Bronx. It will be known as "P. S. No. 47."

DOSCHER, GARDNER CO., 11 Broadway, this city, had their planing mill and yard at Jacksonville, Fla., burned out on April 18. A large quantity of the stored lumber was saved.

MOORE BROS. have moved in their new hardwood storage building at 24th st and 11th av. A brick building has been erected on the site of the lumber yard destroyed by fire. J. C. TURNER LUMBER CO., 1123

J. C. TURNER LUMBER CO., 1123 Broadway, is improving its plant at Irvington-on-Hudson. It will have about eight acres of dock storage room and about 2.000 feet of water front.

THE HARDWOOD CORPORATION is the new name of the old firm of Doyle, Thomson & Co., East 30th st, Manhattan. The president is W. C. Thomson, and the secretary and treasurer is Fred H. Doyle.

DANIEL J. HAUER, 13 Park Row, announces that he will, in the future, devote his time to consulting work in construction operations and in the introduction of systematic and economical contract work.

W. K. HAMMOND, sometimes affectionately called the "Dean of the brick manufacturers" in the Hudson river district, continues to recover from his recent injuries sustained by being struck by an automobile.

D. J. LEWIS has retired as manager of the Bundy department of the American Radiator Co. His present address is 88 Riggs pl, South Orange, N. J. He will specialize in consulting, mechanical engineering work.

WINFIELD SCOTT HARRIS, of the sales department of the American Wood Working Machinery Co. of this city, died in Baltimore, Md., on April 24. He was stricken with paralysis while enroute by boat from Norfolk to Baltimore.

LAFOND-WYLLY CO., wholesale yellow pine, 66 Broad st, have sold their export lumber business to G. R. Crossley, who is manager of that department of the business for several years. Mr. Crossley's address is at 1119 Williams st.

NATIONAL LUMBER MANUFAC-TURERS' ASSOCIATION.—The annual meeting will be held on May 24 and 25, at the Congress Hotel, Chicago. The basis of representation is now one delegate for every million feet of annual output of the members of the affiliated association.

DETROIT STEEL PRODUCTS CO.—After May 1, the New York offices of the Detroit Steel Products Company will be at No. 225 Fifth av. It moved from No. 2 Rector st. Better facilities were needed to meet the growing demand for Detroit Fenestra windows. Raymond H. Kinnear is the manager in charge of this office.

J. BYERS HOLBROOK, of Griggs & Holbrook, consulting engineers, of 3 South William st, who is consulting steam engineer in the construction of the Second Battery Armory, says that while the riding-ring in this new building is very large, measuring approximately 160x268 ft., the riding-ring in Squadron C Armory is still larger, measuring 175x305 ft. HERMAN VOSSNACK, JR., will liquid-

HERMAN VOSSNACK, JR., will liquidate the affairs of the Vossnack Lumber and Veneer Co. of Long Island City. The co-partnership was recently dissolved. The company specializes in wholesale and retail thin, dry kiln, veneers and hardwoods. Mr. Vossnack will continue in business on his own account with main office and warerooms at 213-15 East 44th st.

FREDERICK JAEGER, formerly of the firm Charles Schaeffer, Jr., and Frederick Jaeger, architects and engineers, 401-403 Tremont av, Bronx, having dissolved partnership, is now conducting personally his practice as architect in a spacious suite of offices at No. 441 Tremont av. Combined with a large modern equipped draughting room he is enabled to serve clients with rapidity.

THE 16TH CONVENTION of the

National Association of Hardwood Lumber Manufacturers will be held at the Waldorf-Astoria, May 15, 16 and 17. John Kirby, Jr., the President, says that the convention promises to be one of the most important in the history of the association. The reforming of the American currency and banking systems will be considered and concessions are open to the general public.

ERNEST FLAGG, architect for the Singer Building, has moved his offices to 109 Broad st. This gives Mr. Flagg the distinction of being "The First Architect in Manhattan," the appellation arising from the fact that Mr. Flagg's new offices are nearer the Battery than any architect's in the city. The new offices occupy the entire sixth floor of the building and he is having them fitted up with hardwood floors and artistic trim. Mr. Flagg is putting up a building at the present time in Budapest.

UNITED STATES STEEL CORPORA-TION.—John Reis has been appointed a vice-president of the United States Steel Corporation, with offices at 71 Broadway. Ward B. Perley has been made assistant to the president, James A. Farrell. Mr. Perley was assistant to W. B. Dickson, who recently resigned as vice-president. Mr. Reis has been and will continue to be in charge of the construction work. Both have been associated with the corporation since its inception. The other vice-president is David G. Kerr.

NATIONAL FIRE PROTECTION AS-SOCIATION.—One of the principal subjects for discussion at the meeting of the National Fire Protection Association, will be private fire departments and fire drills. The association already has a pamphlet on this subject which, however, deals almost entirely with private fire brigades. The discussion will be opened by R. H. Newbern, of the Broad St. Station, Phila., superintendent of the engineering department of the Pennsylvania Railroad, who is preparing a paper on the subject.

EDWARD F. CROKER, formerly chief of the New York Fire Department, has opened offices in the Thorly Building, 46th st and 5th av, where the head-quarters of the National Board of Fire Prevention is located, and of which Mr. Croker is the head. When a Record and Guide man called on Tuesday morning, the office was a mass of very expensive and beautiful flowers, tributes from his friends. Mr. Croker will co-operate in this work of fire prevention with the American Museum of Safety which is located in the Engineering Society Building in 39th st.

GENERAL THEODORE A. BINGHAM, former Police Commissioner, took office as chief engineer of the Bureau of Highways, Manhattan, Monday. General Bingham was graduated from the United States Military Academy in 1879, and served actively in the Corps of Engineers, U. S. A., until 1904, rising to the rank of major. Early in that year he was badly injured while inspecting the Buffalo harbor works, necessitating the amputation of one leg. Shortly afterward he was appointed a brigadier-general, and placed on the retired list. He was for a time in charge of the White House grounds at Washington, where he remained until he was transferred to Buffalo. Mayor Mc-Clellan appointed him Police Commissioner of New York City, and he served in this capacity for three years. Since his resignation of that office he has been engaged in consulting engineering practice at Washington, which work he leaves to accept the present appointment.

STEEL CONTRACTS LEAD MARKET ACTIVITY

Inside View of Current Building Material Conditions and Their Relation to the Prospective Builder in New York City and Vicinity

S TRUCTURAL STEEL was the most active feature of the building material market in the week just closed. Contracts which have been pending for a month or more were awarded. Coincidently, selling terms of other building commodities were made stiffer.

Brick is firmer. Portland cement is steady, with sales at an 80-cent mill base. whereas it has been as low as 75; lime and plaster can be figured on as stiffening in a more active demand, building stone is moving into this territory in quantities, according to railroad freight department figures, comparable with tonnages of 1909 and part of 1910, and manufacturers of fire-escapes continue to draw heavily upon iron jobbers for raw material.

It is natural that the increased inquiry for steel shapes should be reflected in a better demand for filling material, but distributors did not expect such a sudden revival. While it is not yet entirely complete, the feeling is general that it has at last taken a definite upward start, which the promised volume of new construction work filed so far this month and expected next month, should easily sustain.

Labor is pacific. Only a few years ago May 1 was the danger point in the affairs of the contractor. Since January 1 has been substituted as crisis day, the building season is not so seriously disturbed at its inception. Force of habit and lack of knowledge of this changed condition still tempts the prospective builder to postpone his filings until the building season passes May Day. Hence the unusually large number of steel contracts awarded this week.

An attempt recently was made to artificially bull the brick market, but it failed of complete success. Building material dealers should realize right now that this will not be a year of high prices or of huge demand. There are too many disturbing elements affecting the securities market. It is not a time for cajolery. three-fifths of the operations going ahead are non-speculative.

The demand for commercial or residential structures to-day is not sufficiently great to force owners to build. In a fair majority of cases construction work is going ahead in anticipation of four possible contingencies:

First, Presidential election; Second, Building Code Revision; Third, Possible Tariff Revision; and Fourth, Possible adverse Trust Case Decisions.

In the latter event, securities are almost certain to be temporarily nervous. The far-sighted builder, therefore, will take advantage of present low prices of materials and a securities market that is steady in spite of conditions which, at any other time, might easily disturb it; and push his prospective work to completion as early as possible.

The wise material man will be satisfied with moderate profits and liberal credits, because the speculative builder of weak

backing will be more conspicuous for his absence than for his activity during the building season of 1911.

Common Brick Demand Keen.

The demand for common brick in this market is almost equal to the supply sent down the river. The agents have the situation under good control, and the manufacturers seem to be co-operating with them. The strike at the Rose, Jova, Atlas and Arrow yards, near Newburg, was of one day's duration. It seems to have been nipped in the bud by the county authorities, but, despite newspaper reports, it at no time assumed threatening proportions.

Manufacturers are in a most independent position regarding the labor situation. Some would actually welcome a strike, because it would give them an opportunity to dispose of reserve supplies and postpone opening plants.

Transactions for last week follow: Left over, April 22-9.

Arrivals. Sales.

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Left over, April 29—12.
Arrivals in corresponding week last year were 75, and sales, 72, with 9 on hand from precedat \$6.25.
Current quotations: Hudsons, \$5.50 at \$5.75; Raritans, \$5.50 at \$5.62½.
ing week, and 12 left over. Prices were \$5.75
Condition of current market, stiff at low and weak at high price levels.

Local Demand for Cement.

Portland cement distributors in this city say that the quantity of this material being used now is almost as large as it was on the first of May last year. price to dealers, however, is not as manufacturers would like to see it, but there is a better undertone, and the trade is more hopeful of improved conditions for the remainder of the year.

Current prices are close to \$1.43 a barrel for large quantities alongside of dock, New York. Newark price to dealers is approximately \$1.08. Yard prices still hold at about \$1.25. Actual selling prices here are now based on 80 cents, mill. Last year the average was 81 cents, and in some cases it went to 75.

The Rosendale interests here in the city report no change for the better in their line. Prices are still at 80c., and it is said that liberal concessions can be obtained. A Lehigh natural is in this market. A fair price for this material would be 90 cents, which could be obtained if the material were aggresively pushed.

The cement mills in the Lehigh district and also in the Hudson River district are operating about 80% of capacity on the average. An increasing number of mills are running at full tilt to meet the increasing demand for Portland cement from the suburban districts and great centers. This is attributable, according to some authorities, to the increased number of terra cotta and stucco buildings which seem to predominate in high class suburban construction at present.

RCHITECTS, CONTRACT-ORS, BUILDERS AND PROPERTY OWNERS:

Tables containing full prices current in all departments of building construction will be published in the Record and Guide on the THIRD Saturday of each month, and in other weekly issues only the changes in quotations.

Better Undertone in Steel.

Fabricators report increasing stability in structural steel requirements. During the week several fair-sized operations came to the surface. Most of these have been pending three to five weeks. total about 5,000 tons, the majority of which are for standard steel shapes.

The Fabian Construction Company's loft building, requiring 1,800 tons of structural steel, is to be awarded to the Alfred E. Norton Co., 18 West 27th st.

The Stone Construction Company's loft building, requiring 650 tons, was given to Ravitch Bros., of 1182 Broadway. In both these structures Bethlehem sections will

The Hay Foundry & Iron Works, 114 East 28th st, has taken the contract for 400 tons for the Franklin Simon extension at 5th av.

Levering & Garrigues, 552 West 22d st, will supply the 200 tons required for the Crystal Spring Water Company's new building. About 1,400 tons of structural steel will be supplied by the American Bridge Co., 30 Church st, for the Hamilton loft building at East 36th st.

The George A. Fuller Construction Co. announces that it has the contract for the mint at Boston.

These are only a few of the most conspicuous steel contracts taken this week, but the fact that they are so numerous indicates the increased volume of fairsized construction work going ahead.

This, of course, is bound to have a reflection in other lines of building material in the course of the next sixty to ninety days.

The Jarmulowsky Building will probably take considerably more than the 1,-500 tons announced in this department a few weeks ago. It is possible that this tonnage may run up to 2,000. The same is also true of the Bamberger store at Newark.

The relationship between the steel mills and the iron interests shows no change in the last two weeks. The steel men are still using pressure upon iron interests to obtain the benefits derived from the lower prices of ore in the lake region, but so far no concessions have been reported.

It has been said among certain fabricators here in New York that the reduction in capacity of one or two of the big steel mills, from 85 to 79%, is in retailation, and in the nature of forcing lower prices.

As far as local fabricators are concerned, and consequently the ultimate consumer, they look for no benefit from any possible reduction in the immediate future. One man said the volume of business now being taken by fabricators was sufficiently near normal to warrant architects and estimators in general figuring on current prices for at least sixty days longer.

IRON INTERESTS ENCOURAGED.

The jobbers in this city and vicinity are handling a fair volume of business. is still a liberal inquiry for iron used in manufacturing fire-escapes owing to the continued demand for this equipment as a result of the general clamor of factory owners to make their structures safe since the Washington place fire.

Lumber Market Stronger.

While the volume of lumber going out at the present time is no heavier than it was a fortnight ago, the general market conditions are much stronger.

Since the Record and Guide showed (April 29) that the New Jersey building operations were actually in excess of those of both 1909 and 1910, wholesalers here have looked upon the situation in that territory with more confidence. They were free in acknowledging that their perplexity regarding the peculiar attitude of dealers in taking supplies for the spring season have been considerably eased.

Leading retailers in that district have fairly well filled yards, and the outgoing quantity is sufficient to warrant their drawing on provincial consignments. While this is not true of the entire New Jersey district, it is especially true of Newark and points to the north and west.

Queens Borough dealers find a slight falling off in the demand for lumber, which is unaccountable, but which has presumed with this as merely a temporary cession and will be resumed when the building season gets fairly started.

Heavier Eastern Shipment of Stone.

Authorities in the wholesale stone trade say that they anticipate a movement of building stone in this city within the next two months which will equal that of 1910 and will be comparable with the volume consumed in this city in 1909. They point to the increased hotel construction work here and also the enforcement of the new encroachment ruling adopted by the Bureau of Buildings. This is in line with the report of the increased consumption of front brick, said to be due to the same cause.

Limestone is receiving a larger volume of this business in spite of the large quantity of architectural terra cotta being

Granite is still meeting a fair demand, but it is feeling the general slacking up in large construction operations.

Announcement was made this week that the three hundred men who went on strike at the Hardwick, Vt., quarries had returned to work after being out a month. Representatives of this quarry here understood that the lumpers, drillers and cutters had signed a five-year agreement dating from May 1, which has helped considerably to brighten the horizon. Most of the stone yards are working at about 75% of their capacity.

Architects and Builders Must Sue.

Hurd & Sutton, Newark architects, have brought suit against Essex county for the recovery of \$14,307.78, which the plaintiffs claim is due them for services in connection with the construction of the Essex County Hospital for the Insane at Overbrook.

Action was commenced after the Board of Freeholders held up payment of the claim at the direction of Chief Justice Gummere, and the sheriff's return on the declaration was filed at the office of the county clerk this week.

It was after the report had been received by the chief justice from the Asylum Appraisal Commission that he directed the Board of Freeholders to make Hurd & Sutton sue for the recovery of the money. At the same time the court ordered that Richard E. Heningham of New York, one of the contractors, who erected part of the Overbrook plant, also be compelled to sue for the recovery of a claim of \$15,000.

"It further appears from the report of the experts that commissions have been paid to Messrs. Hurd & Sutton, architects in charge of the construction work, to which they were not entitled under their contract with your board."

In advising that the architects be forced to sue for the amount of their claim, the chief justice said his object in so doing was that it might be determined "by a jury whether or not the county is entitled to credit for moneys paid as commissioner to these gentlemen to which they were not entitled under their contract."

DEPARTMENTAL RULINGS

Affecting the Operations of Architects, Contractors and

This department of news, devoted to the decisions of the Bureau of Buildings, Tenement House Department, Board of Examiners, Department of Labor, Department of Public Works, etc., is published for and under the auspices of the NEW YORK CHAPTER OF THE AMERICAN INSTITUTE OF ARCHITECTS and the BUILDING TRADES EMPLOYERS' AS-SOCIATION.

Bulletin No. 14-1911.

MODIFICATION-SECTION 18, ELE-VATOR REGULATIONS.

In re application No. 90, alterations, 1911; premises, Nos. 7-9 East 20th st:

In installing a passenger elevator in a 10-sty fireproof loft building, in which the shaft will not extend the full height of the building, it is proposed to have 2 ft, 4 ins. instead of 3 ft. headroom between the top of the car and the underside of the overhead grating when car is at the second floor landing. This elevator will have a rise of only fourteen feet, with a speed of seventy-five feet, and will comply with the Elevator Rules and Regulations in all other respects, and it would be feet headroom impossible to get three without cutting through the floor above.

A modification of Section 18 of the Regulations governing passenger elevators is requested and hereby granted, to permit elevator to be installed with a headroom of only 2 ft. 4 ins. instead of 3 ft., inasmuch as the clear space provided is sufficient in the case of a slow moving elevator of short rise.

Dated, New York, February 4, 1911. RUDOLPH P. MILLER,

Superintendent of Buildings.

Approved,

George McAneny, President of the Borough of Manhattan.

Bulletin No. 15-1911.

MODIFICATION—SECTION 12. ELE-VATOR REGULATIONS.

In re elevator application Plan No. 97, new buildings, 1910; premises, No. 147 West 48th st:

In installing a short rise elevator in a fireproof theatre building, it is proposed to use a sidewalk type elevator with a rise of ten feet, and a speed of about twenty feet a minute, and it would be impossible to attach governor safety to same.

A modification of Section 12 of regulations governing elevators is requested and hereby granted, to permit elevator to be installed without a governor safety, inasmuch as it would be impossible to attach the governor safety to this type of elevator, that the governor safety on an elevator with such a short rise and slow-moving would be useless.

Dated, New York, February 16, 1911. RUDOLPH P. MILLER,

Superintendent of Buildings.

Approved.

George McAneny, President of the Borough of Manhattan.

Bulletin No. 19-1911.

OPEN AIR THEATRES.

The following requirements must be complied with for open air theatres:

- Proper plans must be filed.
 Toilet accommodations, separate for sexes, must be provided.
- 3. Floor must be constructed either of wood with sleepers or of concrete; floor must extend at least five feet from seats on all sides.
- 4. Fences, uprights, braces, screens, operators' booths, or other necessary structures, over ten feet high, must be metal-covered over all.

- 5. Seats must be stationary, with backs 32 inches apart, and so arranged that no seat shall have more than six seats intervening between it and the nearest aisle.
- 6. Aisles must be at least four feet wide.
- 7. At least two separate exits remote from each other shall be provided in any case. No exit shall be less than five feet nor more than eight feet in width.

Where the number of people to be accommodated exceeds three hundred, the combined width of exits shall exceed ten feet by at least one foot for every twentyfive people to be accommodated in excess of three hundred

- 8. All exits must be indicated by signs and red lights, and the doors must open outward.
- 9. All lighting must be done by electricity.

Dated April 28, 1911.

RUDOLPH P. MILLER, Superintendent of Buildings.

BOARD OF EXAMINERS.

Appeal No. 58; New Building No. 108 of 1911, Nos. 103 to 113 West 30th st, Manhattan; S. S. Sugar, appellant. In a theatre building with a total seating capacity of 2,068, the plans indicate four exits upon the street from the auditorium, having a total doorway width of 21 ft. 4 This figure does not include the inches. width of the courts on each side of the building opening out upon the street. The Board of Examiners approved, on condition that the doors opening on the 30th st side be each increased one foot in width; that the doors opposite leading into the side court be also increased one foot in width: that the last row of seats in orchestra and balcony floors be omitted; that the four columns supporting the cantilever girders be moved forward toward the stage two feet eight inches; that one section of the last row of seats in the gallery toward the court be omitted; and that a clear space of at least ten feet be left between the last row of seats and the staircase; and on the further condition that the stairs and the enclosure leading to the rathskeller in the basement be made fireproof, according to the requirements of the Bureau of Buildings.

Appeal No. 60; Alteration No. 664 of 1911; north side of 43d st, 156.6 ft. east of 1st av; United Dressed Beef Co., by A. Namur, appellant. In a slaughter house and cold-storage plant, 130x100 ft. and 58 ft. high, it is proposed to add an additional story constructed entirely of wood, 46.4x20.4 ft. and about 9 ft. in height, this portion of the building to be used as a dressing room. Objection to this wooden structure is based on Sections 142 and 143 of the Building Code, which forbid raising the height of a brick building within the fire limits by a frame story. The Board of Examiners disapproved same.

Appeal No. 62; New Building No. 380 of 1910; premises, 823 and 825 Park av; Pickering & Walker, appellants. In a 13-sty apartment house, 148.1 ft. high, it is proposed to extend the present 13th story by an additional sitting-room, about 14x10 ft., and an additional library, 16x 13 ft., without using fireproof throughout the building as required by The Board of Examiners approved in favor of the appellants.

On the Calendar.

American Society of Mechanical Engineers, at Pittsburg, Pa., May 30 to June 2. Headquarters will be at the Hotel Schenley, and professional sessions will be held in the lecture hall of the Carnegie Institute.

American Water Works Association. Secretary, J. M. Diven, Charleston, S. C. convention, Rochester, N. Y., June 6-10, 1911.

REAL ESTATE SECTION

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

THE WEEK IN REAL ESTATE.

THE real estate market for the current week shows a decided improvement over that of its immediate decessor. The trading has again shown a wider distribution and a volume well up to the recent standards. The business of the week was of a mixed character, affecting almost every description of rea. property. It is apparent from the transactions consummated recently, that the small miscellaneous holdings are coming in for more attention. Until recently, the demand for the more substantial holdings was so great as to materially affect this branch of the market.

Another interesting feature in the current trading is the increase in the number of sales of private houses. past year there has been a decided lull in the private dwelling market. The unusually low prices at present obtainable is probably responsible for the increased activity.

While there is a perceptible increase in the volume of the cheaper grade properties of all kinds, there is also a wholesome number of deals of substantial character.

The auction-room business shows a decided improvement. The legal and voluntary sales for the current week attracted more outside bidding appeared in this branch of the market Particularly attractive for some time. was the sale of the Kingsland estates. The total amount realized for these properties was \$614,400. Another sale which proved a drawing-card to buyers was that of seventy Bronx lots for a total of \$215,350. This was one of the best sales of property in this borough held for some

Turning from the selling to the leasing branch of the market, with one or two exceptions, this branch did very prominently in the doings of the week, although it is to be expected at this time when the leasing season is practically closed.

The lower section of the city furnished several deals of more than average interest. Chief among these was the sale of the southeast corner of Broadway and Liberty st, owned by the Mutual Life Insurance Co., and used as its home of-fice up to 1883. The buyer, the Guaranty Trust Co., will erect a tall office building on the site. The six-story building at the southeast corner of Grand and Wooster sts was sold this week. Another interesting deal in this section was that of 392 Canal st, in exchange for which the buyer gave 29 to 33 Lafavette st. The sale of the northwest corner of Renwick and Canal sts, was also consummated this week. The old buildings now on the site will make way for a fourteen-story mercantile building.

The Fifth av district again contributed a deal which figured prominently in the week's business. The sale is that of the block front on 5th av, between 30th and 31st sts, to Benjamin Altman. Mr. Altman has again placed the property on the market for resale. The sale of the southeast corner of Madison av and 25th st also caused considerable interest. plot includes the Barrington and Madison apartment houses and two adjoining dwellings. The buyer, A. Fillmore Hyde, is one of the largest operators in this locality. He recently completed the eighteen-story structure at the southeast

corner of 4th av and 27th st. It is said torneys representing the various interests: he will improve his latest purchase with a similar structure when the leases on the apartment houses expire.

The mid-town district also contributed generously to the activity of the week. Worthy of mention was the sale of 104 to 110 East 40th st to a firm of operators and builders who will improve the plot immediately with a high-class apartment house. This latest sale gives impetus to the movement which is gradually transforming this part of the Murray Hill section from a high-class dwelling neighborhood.

Of more than ordinary interest was the sale of the old Schermerhorn residence in 23d st, between Fifth and Sixth avs, which has long been a landmark in that retail thoroughfare. The property been in the market since the death of Mr. and Mrs. Schermerhorn a few years ago. The buyers, a newly-formed will raze the old building, and on its site erect a modern twelve-story mercantile structure.

Still another interesting transaction in this section was the sale of the northeast corner of Seventh av and 26th st to the Solfen Realty Co. The deal was a trade and involved close to \$700,000. The sale of 151 and 153 East 23d forshadows another building project. buyer whose name could not be ascertained will probably erect a loft and office building on the site.

Harlem again contributed a fair share of the week's business. The features being the resale of two of the Pinkney blocks purchased last week by Bing & Bing. The Morningside av block front, between 119th and 120th sts, was purchased by the West Side Construction Co. (Jacob Axelrod, president). buyer will immediately improve the property with one elevator apartment house, covering the entire plot. The other sale was that of a plot of six lots on the south side of 120th st, near Amsterdam av, to Joseph H. Davis, who will erect a six-story apartment house on the site in the near future.

The Bronx was decidedly more active during the current week than the week previous. The feature was the sale of the entire block bounded by Sheridan and Sherman avs, 166th and McClellan st, to Walter J. M. Donovan.

PINKNEY ESTATE AUCTION.

On May 15, 16 and 17 Joseph P. Day will sell at the Vesey Street Salesroom the large holdings of the late Mary G. Pinkney, which she inherited from Commodore Archibald Watt, who made his first real estate purchases in 1810. In 1826 he purchased the Delancey Farm for \$62,500, and this farm formed a large part of the present offering, which includes lots on 5th, Lenox, St. Nicholas, Morningside, Amsterdam and Manhattan avs, and on over thirty of the side streets north of Central Park. Detailed descriptions of the property to be sold will be found in another column of this paper.

The several neighborhoods wherein the holdings of this estate are situated, in most instances, are practically built up, and this sale will give an opportunity to the people who have been waiting for years to get some of these choice hold-

Further particulars may be obtained of the auctioneer and the following atJames Schell & Elkus, Abram I. Elkus, Congressman Charles E. Littlefield, Henry F. Miller, Charles P. Northrop, Frederick P. Forster, and Evarts, Choate & Sher-

PRIVATE REALTY SALES

SOUTH OF 59TH STREET.

Deal In Canal St.

CANAL ST .- P. T. Canavan sold to the Central Cigar Manufatcuring Co. the northwest corner of Canal and Renwick sts, old 3 and 4-sty buildings, on plot fronting 82.4 feet on Canal st and 94.6 ft. on Renwick st, by irregular in the The property is known as 505 to 511 Canal st, and 13 Renwick st. The sellers are Mandelbaum & Lewine, Celia Levi, and Peter McCormick. The buyers will build on the site a factory for its

DEPEYSTER ST .- Joseph P. Day sold 27-29 Depeyster st, two 3-sty buildings with stores, to J. M. Brennan, the adjoining owner. This gives Mr. Brennan a frontage in Depeyster st of about 60 ft, which it is his intention to improve.

NORFOLK ST .- Joseph Price purchased from M. Rosenthal the southwest corner of Norfolk and Broome sts, a 6sty tenement, on lot 25x75.

PEARL ST .- A. L. Mordecai & Son sold for Bernard E. Golden and Charles R. Faruolo, 474 Pearl st, 5-sty front and rear tenements, on lot 27.7x112.

WOOSTER ST.-Joseph P. Day sold 40 Wooster st, a 6-sty store and loft building on a lot 25x100.

15TH ST.-Louis Levassor sold 206 East 15th st, a 4-sty dwelling, on lot 22x 103.3, 100 ft. east of 3d av. The buyer is said to be the tenant.

18TH ST.-P. T. Canavan sold for a client 347 West 18th st, a 3-sty dwelling on lot 25x92, Astor leasehold.

Activity in 23d Street.

23D ST.-D. & W. Mullins sold for C. D. Myer 151 and 153 East 23d st, a 5sty business building, on plot 52x98.9. The buyer will in the near future erect a tall mercantile building on the site. This property is situated in a neighborhood which has recently shown a great deal of activity. Recently the northwest corner of Lexington av and 23d st was sold and a 16-sty building is to be erected, the ground floor of which will be occupied by the Fifth National Bank. The northeast corner of these thoroughfares is also to be improved, likewise a plot on the south side of the street just west of Lexington

33D ST .- John M. Reid sold for Thomas F. Collins, to Frederick Vogel, 335 East 33d st, a 4-sty tenement, on lot 20x98.

33D ST .- Parish, Fisher & Co. sold for the estate of Joachim Decomps 410 West 33d st, a 4-sty brick tenement on lot 25x98.9.

34TH ST.—Susan W. Hilton sold 238 East 34th st, a 4-sty dwelling on lot 18.3 x98.9, between 2d and 3d avs. Mrs. Hilton is a daughter of the late Gen. Brooks, who occupied the house for many years. It was held at \$20,000.

40TH ST.-Frank B. Taylor resold through Taylor Bros. to an investor the property 15 East 40th st, size 25x98.9, which he recently purchased from the estate of Sarah C. Cisco.

Another Murray Hill Invasion.

40TH ST .- An interesting deal was consummated in the Murray Hill district this week, giving impetus to the movement which is transforming it from an exclusive private residence section, by the sale of a plot for improvement with an apartment house, capable of being converted into a hotel. Slawson & sold for Marian and Eleanor Hague, clients of Payson McL. Merrill, to Ferguson Bros. & Forshay, 104, 106, 108 and 110 East 40th st, comprising a plot 95x 98.9, adjoining the corner of Park av. As recently as 1906 104, 106 and 110 were acquired by James D. Hague for the protection of his own residence, 108 and adjacent residences against the invasion of apartments and hotels. The Hague residence itself now figures in the sale to apartment builders. The pur-chasers, Ferguson Bros. & Forshay, who recently completed and sold the Stratford Avon apartment, at the north corner of Riverside Drive and 93d st, will at once improve the plot with a 9-sty building, to be divided into small suites of apartments. Extra heavy steel construction and other structural features of the building will permit at any time the addition of several stories and the conversion of the building into a hotel.

Add to 55th St. Holdings.

55TH ST .- The Herald Square Holding Co. (Arnstein & Levy and George Backer) has increased its holdings on the south side of 55th st, between 6th and 7th avs, by the purchase of 136 from the Hogencamp estate through M. Rosenthal. The property consists of a 2-sty stable, on lot 25x100.5. Last week the purchasers acquired 140 and 142 from Andrew Freed-

Demand for Stable Properties.

55TH ST .- The Barney Estate Co. sold 150 and 152 West 55th st, two private stables, on plot 50x100.5, near 7th av. The property was acquired by an individual as an investment. Within the last two weeks the stable properties, 136, 140 and 142, were purchased by the Herald Square Holding Co., which owns 147 and 149, adjoining the Hotel Wellington.

55TH ST.—The Lionheart Realty Co. bought from Maria Ott 339 West 55th st, a 3-sty and basement dwelling, on lot 18x 100.5, between 8th and 9th avs. The house between the Cambric apartment at 347-355, erected by Bing & Bing, and another plot at 321-327, also acquired by them as a site for an apartment house.

Tenant Buys Stable Property.

56TH ST.—The Barney Estate Co. sold the stable property 142 and 144 West 56th st, on plot 50x125. The buyer is the tenant. Mrs. Margaret Manning, who operates the Gotham Boarding Stables. The price is said to be approximately \$115,000.

58TH ST.-Edward W. Browning sold the 5-sty flat 425 West 58th st, on lot 25x100.5.

Deal On Lower Broadway.

BROADWAY.-The Becar estate sold 187 Broadway, a 5-sty building, on lot 25.6x100. The property is on the west side of Broadway, about 50 ft. south of Dey st, and adjoins the property at 189 and 191 Broadway, sold recently by Robert E. Dowling to an English capitalist.

Guaranty Trust Co. Buys Mutual Site.

BROADWAY .- The Guaranty Trust Co. bought the Mutual Life Insurance property at the southeast corner of Broadway and Liberty st a 7-sty old granite building fronting 78.10 ft. on Broadway and 135 ft. on Liberty st. The present building was erected in 1863 and used as the home office of the Mutual Life Insurance Co. up to 1883. The property was held at \$2,500,000 and, according to gossip, the new owner paid close to \$2,250,000. The Mutual has refused \$2,000,000 for the property several times since it has been

Executive Offices, 31 Nassau St., N. Y. C.



Telephone, 744 Cortlandt.

EXECUTORS' SALE

Estate of Loyal L. Smith

By instructions from
J. ROMAINE BROWN and A. P. W. KINNAN, Executors TUESDAY, MAY 9, 1911

AT 12 O'CLOCK NOON AT THE EXCHANGE SALESROOM, 14-16 VESEY ST.

53—WASHINGTON HEIGHTS—53

BUILDING LOTS

RIPE FOR IMMEDIATE IMPROVEMENT Three Story Frame Mansion, also Garage Riverside Drive, Fort Washington Ave., 160th and 161st Sts. Entire Block

70% MAY REMAIN ON MORTGAGE FOR 3 YEARS AT 5%

This section is being rapidly improved with high-class apartments, has the best of transit facilities and has great future possibilities.

J. ROMAINE BROWN & CO., Agents, 105 West 40th St., N. Y. C.

Further Particulars from Above Attorneys, or

JOSEPH P. DAY, 31 Nassau Street, New York City

in the market. The company will improve the corner with a building similar to the one now being erected by the Bankers Trust Co. at the northwest corner of Wall and Nassau sts. The leases of the present building run until this time next Only a few weeks ago Robert E. Dowling, president of the City Investing Co., purchased the Washington Life Building, an 18-sty structure, and the Liberty National Bank, adjoining, covering almost the entire block, bounded by Broadway, Liberty, Thames and Cedar sts, for \$4,500,000.

Fine Site for Mercantile Building.

MADISON AV.—H. Oakey Hall, of Stephen H. Tyng, Jr., & Co., sold to A. Fillmore Hyde for Thomas E. Greacon Madison apartment house, a 5-sty building, on plot 49.4x125, at the southeast corner of Madison av and 25th st; also 40 East 25th st, adjoining, on plot 50x98.9, for Henry S. Harper the adjoining 25-foot house on Madison av, making a plot 74.4x175, upon which the buyer will erect a mercantile building, probably 20 stories high, for which the Cauldwell-Wingate Co. will have the contract on a percentage basis. Both Mr. Hyde and Mr. Hall are directors in the Cauldwell-Wingate Co. The buyer, it will be remembered, owns the Fourth Avenue Building, at the southeast corner of 4th av and 26th st.

B. Altman Adds to 5th Av. Holdings.

5TH AV.-Through the purchase from the estate of Marshall Field of Chicago, of the block front on the east side of 5th av, between 30th and 31st sts, Benjamin Altman has added another valuable 5th av parcel to his already extensive holdings. The property, which includes 285 to 299 5th av, 1 to 5 East 30th st, and 2 to 10 East 31st st, was leased by Mr. Altman from Mr. Field in December, 1904, for a long term of years. The property has a frontage of 200 ft. in the avenue, 200 ft. in 31st st, and 164 ft. in 30th st. At the time that the lease was made Mr. Altman stated that it was simply a real estate operation, and he expected to make a profit out of his investment. Nothing definite could learned as to the purchase price, but this is rumored as being about \$4,000,000. It was assessed by the Tax Department in 1910 for \$2,493,000.

7th Av. Property In Large Trade.

7TH AV.-S. B. Goodale & Perry and Louis H. Lowenstein sold for E. H. Browning to the Solfen Realty Co., the northeast corner of 7th av and 26th st, a 6-sty building, on a plot 50x100. In part payment the Solfen Realty Co. gave 313 and 315 Rivington st, two 5-sty tenements, on a plot 50x100; also 1497 Madison av, a 6-sty apartment house, on a plot 50x100, and 58, 60, 62 and 64 East 116th st, four 5-sty flats, on a plot 80x 100. The deal involved about \$600,000.

NORTH OF 59TH STREET.

64TH ST. - The Douglas Robinson, Charles S. Brown Co. sold for Patrick H. Feeney 175 East 64th st, a 3-sty dwelling, on lot 16x100.5.

71ST ST.-Slawson & Hobbs sold for the Booth estate 235 West 71st st. a 3sty dwelling, on lot 17x102.2, to A. L. Mordecai & Son, who recently acquired 237, adjoining, and now control a plot 35x102.2. When present leases expire a 12-sty bachelor apartment house, containing suites of two and three rooms and bath, will be erected.
71ST ST.—Post & Reese and the Doug-

las Robinson, Charles S. Brown Co. sold for the City Real Estate Co. to Hiram W. Silbey, of Rochester, N. Y., the two 4-sty dwellings at 105 and 107 East 71st st, each on lot 20x102.2. The buyer erect two dwellings on the plot, one for his own occupancy and the other for his daughter, Mrs. John A. Gade.

71ST ST.—Pease & Elliman sold for Frank J. Dupignac, to Dr. M. J. Eche-verria, 60 West 71st st, a 4-sty and basement dwelling, on lot 20x100.5.

76TH ST .- Joseph P. Day sold for the estate of Sarah M. Smull 31 West 76th st, a 4-sty and basement dwelling, on lot 20x102.2, between Cetnral Park West and Columbus av.

78TH ST.-Schindler & Liebler sold for Edwin Hewitt, 261 East 78th st, a 3-sty dwelling, on lot 13.10x102.2, to a client for occupancy.

79TH ST.-Pease & Elliman sold for Mrs. Mathilda Schiff 117 East 79th st, 3-sty and basement dwelling, on lot 20x 102.2, to a client for investment.

80TH ST.-Peter J. Shields sold 162 West 80th st, a 4-sty dwelling on lot 23x 102.2, 105 feet west of Amsterdam av.

Apartment Opposite Museum.

81ST ST .- The Carnegie Construction Co., Charles Newmark, president, purchased a site for a high-grade elevator apartment house from the estate of Marshall O. Roberts and Virginia Osborn. The property to be improved is a plot 50x 100, at 45 and 47 West 81st st, directly opposite the Museum of Natural History. The property is in the same block with the home of the American Geographical Society, purchased recently by Archer M. Huntington, and the Beresford apartments, occupying the Central Park West

frontage of the block. 84TH ST. Theodore Starrett sold 332 West 84th st, a 3-sty and basement stone front dwelling, on lot 20.1x102.2, between West End av and Riverside Drive.

88TH ST.-George R. Read & Co. sold for Adam Reinhardt 21 East 88th st, a 5-sty tenement, on lot 25x100.8.

SSTH ST.-Moover & Marston sold for Mrs. Bertha Beringer 149 West 88th st, a 3-sty dwelling, on lot 17x100.8, to Dr. Robert S. Morris for occupancy.

90TH ST.-Pease & Elliman sold for J. E. Nicholson, to Sidney H. Blumenthal, 305 West 90th st, a 5-sty American basement dwelling, on lot 18x83.5.

106TH ST.—George Kraus sold for Solomon Cohn 60 West 106th st, a 5-sty flat, on lot 27x100.11.

117TH ST.-The Lionheart Realty Co. bought from a client of the Lawyers' Mortgage Co. the 5-sty tenement 321 East 117th st, on lot 25x100.11.

Resale of Pinkney Plot.

120TH ST.-Joseph H. Davis bought from Bing & Bing the plot of six lots on the south side of 120th st, 150 ft. east of Amsterdam av, 150x100. Arnold, Byrne & Baumann were the brokers in the transaction. Mr. Davis will probably erect 6-sty elevator apartment houses on the site in the near future. The plot forms part of the Pinkney estate block bounded Morningside and Amsterdam avs, 119th and 120th st, recently purchased by

Bing & Bing. Last week they sold the Morningside av front to Jacob Axelrod.

141ST ST.—Sylvester G. Bryan, of Bound Brook, N. J., sold the 3-sty dwelling at 559 West 141st st, on lot 25.4x99.11, adjoining the northeast corner of Broad-

way. The property was held at \$20,000. WEST 141ST ST.—Harry L. Goodwin sold the Kaaterskill South, a 7-sty and basement apartment house, at the northfest corner of 141st st and Hamilton pl. The property has a frontage of 119.9 ft. on the place and 23.8 ft. on the street. The buyer gives 212 and 214 East 118th st, two 3-sty and basement dwellings in 118th st, between 2d and 3d avs.

142D ST.—David Stewart sold for Sonn Brothers to Margaret Damman 474 and 476 West 142d st, two 4-sty American basement dwellings, on lots 16 and 17, respectively, by 100. The properties adjoin the San Samone apartment house at the southeast corner of Amsterdam av and 142d st.

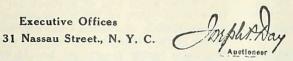
142D ST.-L. J. Phillips & Co. sold for William Ash to a client of Roy B. Davis 631 to 635 West 142d st, three 3-sty and basement dwellings, on plot 45x99.11, near Riverside Drive. The houses face the large holdings of the Hoguet estate, which extend along Riverside Drive from 140th to 142d st.

ADRIAN AV .- A. N. Gitterman sold for Marcus M. Nye to Morris Hartig a plot of seven lots on Adrian av, near 225th st. AMSTERDAM AV .- W. S. Patten and J. L. Van Sant bought from Joseph H. Davis, through Thomas H. Roys, 1525 and 1527 Amsterdam av, a 6-sty apartment house, on plot 44x100, between 135th and 136th sts. The plot of six lots at the northwest corner of Boscobel av and Jessup pl was given in part payment.

AMSTERDAM AV .- John R. Davidson sold for John Palmer to George C. Engel the Imperial, a 5-sty elevator apartment house, on plot 102.2x70, at the northwest corner of Amsterdam av and 85th st. It has been held at \$250,000.

COLUMBUS AV.—Slawson & Hobbs sold for Mrs. A. Seaman the 5-sty flat with stores at the southwest corner of Columbus av and 90th st, on plot 100.8x

MANHATTAN AV.—Charles ler sold for the estate of Charles Simpson the 3-sty Queen Anne dwelling at 134 Manhattan av, on lot 16.4x87, to a client for occupancy.



Telephone 744 Cortlandt

Executor's Sale Estate of Mary G. Pinkney

By instructions from

Curtis B. Pierce, Executor

Monday, Tuesday, Wednesday, May 15, 16, 17, 1911

at 12 o'Clock Noon at Exchange Salesroom, 14 Vesey Street, N. Y. City

Builders, Operators, Investors and the Public at Large Take Notice!

Unusually Large Offering of Well Located Properties

of the purchase price may remain on bond and mortgage for one, two, three or five years at

The titles to the premises to be offered have been examined by the Title Guarantee & Trust Co., which will issue at its usual rates policies of title insurance thereon.

James, Schell & Elkus.

James, Schell & Elkus.

Attys. for executor, 170 Broadway,
N. Y. City.
Charles P. Northrop, Esq.,
Atty., 31 Nassau St., N. Y. City.
Evarts, Choate & Sherman,
Attys., 60 Wall St., N. Y. City.
Frederick P. Forster, Esq.,
Atty., 852 Broadway, N. Y. Curtis P.

Littlefield & Littlefield, Attys., 5 Nassau St., N. Y. City. Elmore S. Banks, Esq., Atty., Fairfield, Conn. Henry F. Miller, Esq., Atty., 44 Pine St., N. Y. City. Title Guarantee and Trust Co., 176 Broadway, N. Y. City.

Curtis B. Pierce, Esq., Executor, 290 Broadway, New York City.

Send for Booklet

to above Attorneys, or

JOSEPH P. DAY, 31 Nassau St., New York City

Resale of Harlem Block Front.

MORNINGSIDE AV.-A. L. Mordecai & Son, Inc., resold for Bing & Bing that part of the Mary G. Pinkney Estate property on Morningside av, 119-120th sts, which Messrs. Bing & Bing purchased last week together with two other city blocks. The property includes the entire front on Morningside av, from 119th to 120th st, being 127.4 ft. on 120th st by 150 ft. on 119th st, and contains nearly nine city lots. The purchaser, the West Side Construction Co. (Jacob president), will immediately improve the property with one elevator apartment house, covering the entire plot.

West End Av. Corner Sold.

WEST END AV .- L. J. Phillips & Co. sold for Emma Mahler to the 89th and 90th Street Company, 621 West End av, lot 24x90, at the a 4-sty dwelling on southwest corner of 90th st. This is the second corner at 90th st and West End av, sold within the past three weeks through the same brokers.

Sea Cliff Hotel In Deal.

8TH AV.—The Brown Realty Co. sold to M. Rosenthal, 2902 and 2904 8th av, a 6-sty new law house, on plot 40x100. The Sea Cliff hotel, containing 200 rooms at Sea Cliff, L. I., was taken in exchange by the Brown Realty Co., which has leased the property to the National Sea Side Hotel Co., for a term of years.

Large St. Nicholas Avenue Deal.

ST. NICHOLAS AV.-John R. & Oscar L. Foley sold for L. B. Eskesen & Brother to Paterno & Son a plot of ten lots at the southeast corner of St. Nicholas av and 172d st, fronting 95 feet on St. Nicholas av and 250 feet in 172d st. Paterno will improve immediately six of the street lots with two apartment houses,

each 75x95. The corner plot, 95x125, will be held for future development. McDonald was associated as broker. This sale disposes of all the Eskesen holdings on Washington Heights, most of which were purchased by them through the Messrs. Foley in 1904 and 1905.

BRONX.

BECK ST .- Lauter & Blackner sold for the Maze Realty Co. 665 Beck st, a 4-sty doublt flat, on plot 33.3x125, to Anna R. Cordes, who recently acquired 661, of the same row, through the same brokers. In part payment the buyer gives 335 East 152d st, a 3-sty house, on lot 25x100.

BARTHOLDI ST.-Hyman Shatzkin sold the plot 50x100 on the south side of Bartholdi st, 75 ft. west of Pine av, to the G. and S. Realty Co. for John Miller and has resold it to Rosario Lober.

DORIS ST .- Andrew Hally sold for the Baxter-Howell Building Co. the 2½-sty private residence on plot 75x100, situate southwest corner of Doris st and Lyon av.

ELSMERE PL.—Lauter & Blackner sold for E. S. Todd 812 Elsmere pl, a 3sty 3-family brick dwelling, on lot 25x 100, to Sophie Bonhagen, who gives in exchange a tract of sixty-six acres with buildings Kinderhook, Columia County, N. Y.

FREEMAN ST .- Julius Trattner and I. Klein sold for George Glentz 912 Freeman st, a 6-sty flat, with stores, on plot 37.6x

GROTE ST .- Joseph P. Day sold for Lawrence S. Folger the plot 100x100 on the south side of Grote st, 38 ft. east of Prospect av, to a builder for improve-

KINGSBRIDGE TERRACE.-Ernst & Cahn and J. J. Pittman sold for J. H. Wellwood, of the University Heights Realty Co., the plot, 80x119, on the west side of Kingsbridge terrace, about 140 ft. south of Albany road. The buyer will erect one-family houses.

MACOMBS PL.—Oscar D. & Herbert V. Dike sold for F. B. D. Reynolds 28 Macombs pl, a 5-sty apartment house, having five families on a floor; also the 5-sty apartment house on the northwest corner 165th st and Morris av, on plot 51x 103

153D ST.—Ernst & Cahn sold for George H. Janss 366 East 153d st, a 2-sty dwelling, on lot 25x100.

155TH ST.—Julius Trattner and I. Klein sold for a Mr. Stadte 319-321 East 155th st, a 2-family and a 4-sty flat, on plot 50x100.

165TH ST.—Charles Griffith Moses & Bro., sold for William Greenhalgh 435 East 165th st, a 3-sty frame dwelling, on plot 28x250, to a client for occupancy. The house has been occupied by the seller for nearly forty years.

167TH ST.—W. E. & W. I. Brown, Incorporated, sold for Clara Neuman the plot on the south side of East 167th st, about 124 ft. east of Park av, on plot 50x 100.

216TH ST.—The firm of John H. Behrmann sold for Michael Costello, the 2-sty frame dwelling with stable, on a plot 50x100, at the southeast corner of 216th st and Bronxwood av.

222D ST.—The firm of John H. Behrmann sold for Frank L. Bacon, the 2-family dwelling on the north side of East 222d st, 105 ft. east of Barnes av.

225TH ST.—Sharrott & Thorn sold for the Alema Realty Exchange Co., the vacant plot 100x114, on the north side of 225th st, 405 feet east of Barnes av.

BAISLEY AV.— F. M. Weiss & Co. sold for Mary F. McGrail the 1-family frame dwelling on the north side of Baisley av 25 ft. west of Fairfax av, on plot 50x100, to the Wellman Finance & Realty Co., which gave in exchange lots 218 and 219 Seton Homestead, being the northwest corner of Edwards av and Marrin st.

BOSCOBEL AV.—W. S. Patten and J. L. Van Sant sold to a builder for immediate improvement the northwest corner of Boscobel av and Jessup pl, a frame dwelling on plot fronting 122 ft. on Boscobel av and 168 ft. on Jessup pl, being 98 ft. on the westerly line and 100 ft. on the northerly line. Thomas H. Roys was the broker in the transaction.

BEECH AV.—Hyman Shatzkin sold for the G. & S Realty Co. to Joseph Rubello the plot 50x100 on the west side of Beech av, 175 ft. north of 216th st.

BROOK AV.—Richard Dickson sold for Salome Bauer, 1249 Brook av, a 3-family house, on lot 17.8x95.

BROOK AV.—John A. Steinmetz sold 151 Brook av, a 5-sty double flat with stores to H. A. Kundson

stores, to H. A. Kundson.

BROOK AV.—Charles A. Weber sold for
A. Will to C. G. Kirchhoff 558 Brook av,
a 5-sty tenement on lot 25x100.

HULL AV.—John A. Warch sold for L. Henken the 2-family house 3302 Hull av, on lot 25x100.

HEATH AV.—Ernst & Cahn and J. J. Pittman sold for the University Heights Realty Co. 2864 Heath av, a 3-sty dwelling, on plot 20x100.

MORRIS AV.—Oscar D. and Herbert V. Dike sold for a client the northwest corner of Morris av and 165th st, a 5-sty new-law house, on plot 51x103.4x irregular.

PROSPECT AV.—Kurz & Uren sold for Charles H. Zumbuehl 2446 Prospect av, a 2-family brick dwelling, on lot 20x100.

SOUTHERN BOULEVARD.—Moore & Schutte and James K. Holly sold for Eberhardt & Podgur the southwest corner of Southern Boulevard and Tiffany st, a 5-sty apartment house with stores on plot 35x100.

SPOFFORD AV.—A. Arent resold lot 19, on the south side of Spofford av, 25 ft. west of Coster st, for Mr. Manassa to Joseph Levine, who bought the adjoining corner at the night auction sale last year. The same broker also resold lots 24 and 25 on the west side of Coster st, 275 ft. south of Spofford av. These lots were bought by James F. Meehan at the same auction, who subsequently resold them to the present seller.

ST. ANN'S AV.—Charles A. Weber sold for Charles Groth 651 St. Ann's av, a 5-sty tenement on lot 25x100, to E. Mayer.

TINTON AV.—John R. Davidson sold for George C. Engel the southwest corner of Tinton av and 169th st, a 5-sty double flat on lot 22x80x60x70.

UNDERCLIFF AV.—Ernst & Cahn sold for a client to Curtiss P. Byron the vacant plot 36x100 at the northeast corner of Undercliff av and 176th st.

WALES AV.—Kurz & Uren sold for a client the northwest corner of Wales av and 142d st, a plot 50.4x100.

LEASES.

JOHN M. REID leased for John J. Frielingsdorf to Israel Mandelbaum the first and second floors known as Turtle Bay Hall in 869 2d av for a term of ten years.

CHAS. S. KOHLER leased for Janpole & Werner the large store at 1455 St. Nicholas av, adjoining the corner of 183d st, for a term of years to Thomas N. Mahoney.

HEIL & STERN leased for the Regent Construction Co. in their building 44-50 West 28th st the fifth and sixth lofts, containing 20,000 sq. ft. of space for a term of years, at a total rental of \$50,000.

LEON S. ALTMAYER leased for the Title Guarantee & Trust Co., as trustees, for a term of years the 3-sty and basement high-stoop brownstone dwelling 174 West S8th st, between Columbus and Amsterdam avs.

DUROSS CO. leased the westerly store in building 48-50 West 21st st for a term of ten years for Phillip Rhinelander to Globe Restaurant Co.; store in 177 Pearl st for Lillian Caspor to L. C. Hirsch & Co. for a term of years.

B. FLANAGAN & SON leased for the Astor estate of 252 West 44th st, a 3-sty dwelling; also 361 West 50th st, 3-sty brownstone dwelling to P. Barry for three years; also 153 West 61st st, 4-sty brownstone dwelling to Paulist A. C. for three years, and, in conjunction with Messrs. Pease & Elliman, 212 West 39th st, 3-sty brownstone dwelling to Thomas A. Broderick for two years.

SCHINDLER & LIEBLER leased to the Great Atlantic & Pacific Tea Co. the store at the northeast corner of 3d av and 104th st; also for Miss O'Connor the 3-sty dwelling at 228 East 79th st to J. C. Hogue; also for Mr. Hoffman the first floor of premises 1380 3d av to the French & Canadian Democratic Association; also for Leonard Weill the 3-sty dwelling at 211 East 77th st, and two lofts at 74 Greenwich st to Messrs. Noor & Zraik.

VAN NORDEN & WILSON rented for Winans & May to Mme. Jolly, cleaning and dyeing, the store at 695 Madison av; also space in the Cameron Building to the Amorosi Olive Oil Co.; and in the Century Building offices to John Hofman Co. of Rochester, Edward Bryant, M. Cahill, Jackson Heights Bldg. Co., McAuley & Caufield, F. E. Goodall, Carlisle & Alonso, Mineola Development Co., and E. E. Deering.

WM. H. WHITING & CO. leased the store 102 Beekman st to the Coburn Trolley Track Mfg. Co.; third loft at 80-2 4th av to the New Standard Loose Leaf Co.; part of fifth loft at 373 4th av to William B. Curtis; 3,000 sq. ft. in the Rhinelander Building, corner of Rose and Duane sts

to Eilert & Abrahams; first loft at 29 Rose st to the Thomas Press; second loft at 12 Barclay st to Carl Viale; top loft at 39 Beekman st to the G. B. Shoe Co., and basement at 155 William st to Edwin Von Hofe & Co.

DENZER BROS. leased for the Ritaro Realty Co. the 4th and 5th lofts containing 13,000 sq. ft. at 140-144 West 22d st to the Hermann Heller Co. and Schielle Bros.; also for the Schulte Realty Co. to Kriger & Tash the store and basement at 59 Nassau st; also for the Brunswick Realty Co. to the Peco Petticoat Co. the 5th loft containing 8,000 sq. ft., at 12-14 East 22d st; also for Julia Fitzgerald to Aaron Rabinowitz the 11th loft at 16-20 East 12th st and for Harry Spoon to Abraham Factorow the 2d loft at 38 West 29th st.

FREDERICK FOX & CO. leased for the Irvel Realty Co. the 7th and 11th lofts, 37-39 West 28th st, for a term of years to Amsterdam & Sachs and Max Wersba; for the Estate of John Walton the 7th loft in the new building, 147-49 West 25th st, to Markowitz & Brunner; for Maze Realty Co. the store and basement, 27 East 10th st, to Victor Moritz; for Meyer Auerbach the top loft, 7 Great Jones st, to Ladies New York Tailors; for Julia Fitzgerald the 3d loft, 16-18 East 12th st, to Reisman Rothman & Biebere.

Gilsey House Not to be Razed.

Croton Realty Co., which recently purchased the lease of the Gilsey House, at the northeast corner of Broadway and 29th st, has obtained a renewal of the ground lease from the Gilsey estate heirs, for a term of 21 years on a rental based at 5 per cent. of the value of the land. It is understood that the land was recently appraised at \$955,000. It is reported that negotiations are pending for the leasing of the upper portion to a mercantile concern and that the entire ground floor will be altered into stores.

H. C. SENIOR & CO. leased for Elizabeth P. Gow, of Valley Falls, N. Y., the 5-sty American basement dwelling (furnished), at 435 West 117th st, to Sara L. Oller for a term of years; also for the General Synod of Reformed Church of America the 3-sty dwelling 126 West 65th st; also for the Oak Crest Realty Co. office in the Lincoln Square Court Building to Corer Advertising Co., for Ess Eff Realty Co. store at 106 West 63d st to August Koster, and for Lena Post the 4-sty dwelling 544 West 113th st to Catharine Kelts.

Large Deal on Madison Avenue.

EMPIRE HOLDING CO., one of the subsidiary companies of the George Backer Construction Co., George Backer and Arnstein & Levy, leased from the Manice estate the property at the northeast corner of Madison av and 32d st, 100x100, for 21 years, with two renewals. The aggregate rental for the first period is approximately \$1,500,000. Plans for a 12-sty store, loft and show room building have been prepared by Wallis & Goodwille and it is the present intention to have it ready for occupancy by Feb. 1, 1912. The estimated cost of the new structure is \$500,-000. Mooyer & Marston have been appointed renting agents.

Wm. Iselin & Co. Joins 4th Av. Colony.

WILLIAM ISELIN & CO. have arranged with the estate of Ogden Mills for the improvement of the estate property at the southwest corner of 4th av and 26th st with a structure of 12 or more stories, which has been rented for a term of 21 years and several renewals, and to be occupied by the Iselin establishment, located for many years at Greene and Canal sts. The site to be improved has a frontage of 98.9 ft. on 4th av and 200 ft. on 26th st, which brings it up to the wall of the 11-sty Madison Square Hotel,



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the remainder of the 26th st frontage to Madison av being occupied by the home of the Metropolitan Club. The site is covered by six old-fashioned buildings, including the Bella apartment, a 5-sty structure, on the corner which the Mills estate has owned for a great number of years.

Broadway Improvement Foreshadowed.

A syndicate formed by Henry Erkins and known as the Fifty-third Street and Broadway Co., leased from John H. Inman the Pocantico apartment house, at the northeast corner of Broadway and 53d st, for a term of 21 years at an aggregate rental of \$420,000. The building, which is 7 stories high, has a frontage of 100.11 ft. on Broadway, with a depth of 101.7 ft. on 53d st, and 112.4 ft. on the north line. The low building on the east, which is a somewhat permanent improvement, gives the corner the advantage of rear light. Henry Erkins, the architect, is drawing plans for a business building on the site, but the company has not yet definitely decided on the disposition of the property. Mark Rafalsky & Co negotiated the transaction.

SUBURBAN.

PEASE & ELLIMAN leased for a term of years to Charles S. Gregor the March House on Headley Road, Morristown, N. J. EDWARD P. HAMILTON & CO. sold part of the acreage for Enos Wilder on Loanataka way, Madison, N. J. The purFOR SALE or exchange, six five story new law apartments, direct from builder, to be slaughtered. Any cash offer or exchange will be accepted.

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chaser will build a tile and stucco residence for his own occupancy.

J. STERLING DRAKE sold for Jos. W. Hewitt et al, of Middletown, Conn., to Frederick Trisman a plot, 80x90, at Westerleigh, on which Mr. Trisman will erect a modern residence for his own use.

POST & REESE sold at Bernardsville,

N. J., for the estate of Philip N. Jackson to Frank B. Allen about nine acres of land bounded by the old road from Bernardsville to Mendham and Seney road.

A. N. GITTERMAN leased Yale Manor, a 4-acre country estate at Spuyten Duyvil to Mrs. G. M. Lawrence, of Yonkers. The lease is for a term of years. H. R. Thomas, of Yonkers, represented Mrs. Lawrence, while De Selding Brothers represented William H. Yale. Mr. Gitterman also leased for Orange Savings Bank to G. G. Godwin the McShane house on Van Corlear pl, Marble Hill. The property consists of a 2-sty dwelling, with a

plot of ground on the crest of the hill. STEVEN B. AYRES and Percy Brower sold for the Plainfield Park Association to the Russell Building Co. 35 plots at Plainfield Park, N. J. The Russell Co. is to break ground the coming week for the erection of houses on these plots; the houses to cost from \$6,000 to \$8,000 apiece. Steven B. Ayres has also sold to Henry Holbrook, of Mt. Vernon, a large plot of ground at Lake Placid, N. Y. This plot has an extensive frontage on Mirror Lake, and the view from the plot is unsurpassed. Mr. Holbrook expects to erect a summer residence thereon this spring.

Large Deal in White Plains.

ROBERT M. SILVERMAN and Ely J. Rieser have bought from the Dietz estate a tract of 60 acres in White Plains, just across from the station of the new

railway. The tract contains 639 lots and was held at \$3,500 an acre by the estate. The property at one time was owned by Richard Croker, who lived in one of the large houses on the tract. He disposed of it about 35 years ago to the Dietz family, which has held it ever since. The Oliver Harriman and William A. Reid estates are in the immediate vicinity. The buyers intend to develop the tract and place it on the market. There are several thoroughfares running through the property at present.

REAL ESTATE NOTES.

GOODWIN & GOODWIN, real estate agents, have removed to 260 Lenox av, northeast corner 123d st.

JOHN M. REID, real estate and insurance agent, for 25 years located in 34th st, has removed to 562 3d av.

THE FIRM of A. Humpfner & Co. have been incorporated and will hereafter be known as the Allison Realty Co.

MONROE E. HEILBRUN has moved his office from 203 Broadway to 31 Nassau st.

SHAW & CO. have removed their offices to 1 West 125th st.

BENJAMIN WELLS is the purchaser of the dwelling 43 East 74th st, sold re-

CHAS. S. KOHLER was the broker in the sale of the plot of four lots on the south side of West 158th st, 125 ft. east of Broadway, for Jackson & Stern to Gross & Herbener, recently reported.

HENRY PHIPPS is the buyer of the plot in the east side of 5th av, 50 ft. north of 52d st, 65.6x130, with an "L," having a frontage of 15 ft. in 52d st, recently reported sold. Title was taken this week by the Henry Phipps Estates, a company formed for the convenient handling of his real estate.

EAST 180TH ST, which is now being opened, regulated and graded between Morris Park av, Avenue Walker and Rosedale av, will in a few weeks, be open to traffic.

BERT G. FAULHABER & Co. have been appointed agents for "The Onondaga," 745 Riverside Drive, corner 152d st; also 663 and 665 West 178th st; also 506 West 176th st.

LAWRENCE & WOLFF have been appointed agents for 109 East 56th st, now being remodeled into studio apartments.

WORTHINGTON WHITEHOUSE has removed his offices from the Windsor

Arcade to 6 and 8 East 46th st.

MAX S. A. WILSON is the buyer of one lot at 21 West 19th st, sold recently by the Brown Realty Co.

CHAS. S. KOHLER has placed for Mrs. Edna H. Hunter a first mortgage loan of \$24,000 at 41/2% interest for five years on premises 49 Columbus av.

AT A MEETING of the Board of Directors of the Real Estate Owners' and Builders' Association held on Wednes-day, May 3, John P. Leo was elected to succeed Charles Buek as the representative of this association on the Board of Examiners.

NATHAN H. WEIL, with offices in the Yorkville Bank Building, 3d av, corner 85th st, has been appointed sole manager of the North British Mercantile Insurance Co. for Manhattan and Bronx Boroughs.

H. E. ZITTEL has removed his office from 111 East 59th st to the Transit Building, 7 East 42d st.

CLIFFORD L. WESTON, formerly of Hazlehurst, Weston & Co., is now connected with the office of Edgar A. Manning at 489 5th av.

WILLIAM J. ROOME & CO. have obtained a loan of \$245,000 for five years bearing interest at the rate of 41/2% for the Madison Holding Co. on their new 12sty store and loft building at 72-74 Madi-

A. B. ASHFORTH has leased additional space in 10 East 33d st, where he will conduct the bookkeeping, insurance and collecting branches of his business. The main office to be devoted entirely to the brokerage business.

UP-STATE REAL ESTATE DOINGS.

The Buffalo Real Estate Association is all alive to the importance to Buffalo of the Reciprocity treaty negotiations between the United States and Canada. A new era of wonderful growth for the city is expected to follow the signing of the treaty. It is estimated, by the Buffalo Commercial, that 25 per cent. of the orders for raw materials from established industries in Buffalo are contingent upon the adoption of the trade pact between the two countries. Buffalo has already felt the tide of returning prosperous conditions and a large number of people are ready to invest in realty. Money was never more plentiful for legitimate business operations. It is seek-Large lending instiing the borrower. tutions complain that they must advertise energetically to find takers for their

THE WEEK'S STATISTICS.

The total number of sales reported in this issue is 78, of which 21 were below 59th st, 28 above, and 29 in the Bronx. The sales reported for the corresponding week last year were 82, of which 26 were below 59th st, 31 above, and 25 in the Bronx.

The total number of mortgages recorded for Manhattan this week was 259, as against 147 last week, and in the Bronx 149, as against 104 last week. The total amount was \$15,955,118, against \$4,-318,396 last week.

The amount involved in the auction sales this week was \$1,770,836, and since January 1, \$15,776,333. Last year the total for the week was \$846,756, and from January 1, \$26,739,359.

New Real Estate Corporations.

Colton Realty Co., 1861 3d av, N. Y.; inc. Feb. 16, 1911; capital, \$10,000; directors, Menno Brown, 1861 3d av, N. Y.; Pauline Brown, 1433 Madison av, N. Y.; Harry Warschauer, 1433 Madison av, N. Y.

The Dennison Securities Co., Hotel Imperial; inc. March 4, 1911; capital, \$10,-000; directors, Bennett S. Dennison, Hotel Imperial, N. Y.; Delphin M. Delmas, 31 Nassau st, N. Y.; Geo. F. Willey, 110 West 14th st, N. Y.

Geo. L. Cutter, 87 Nassau st, N. Y.; inc. Feb. 18, 1911; capital, \$10,000; directors, Edw. F. Aird, Yonkers, N. Y.; G. Pratt Cutter, Montclair, N. J.; Chas. B. Van Saun, 136 East 117th st, N. Y.

Guarantor Realty Corporation; inc. March 15, 1911; capital, \$10,000; directors, Alfred Tompkins, 153 West 91st st, N. Y.; John E. Donovan, 446 East 139th st, N. Y.; James B. Mackie, 2273 85th st, Brooklyn.

Gustav Harms and Christian Kohler Construction Co., 499 B'way, L. I. City; capital, \$5,000; directors, Gustav Harms, 186 8th av, L. I. City; Christian Kohler, 124 Himrod st, Brooklyn; Fred Kohler, 124 Himrod st, Brooklyn.

Construction Co., 296 Central Hellenita Park West, N. Y.; inc. March 2, 1911; capital, \$5,000; directors, Samuel H. Sternberg, 309 B'way, N. Y.; H. Louis Jacobson, 309 B'way, N. Y.; A. Hoyt Levy, 171 B'way, N. Y. Lafayetee Holding Co., 5 Beekman st, N. Y.; inc. Ech. 16, 1911; capital, \$25,000.

Y.; inc. Feb. 16, 1911; capital, \$25,000; directors, Peter Herter, M. Herter, O'tc J. Herter, 5 Beekman st, N. Y.

Land Buyers and Builders (Inc.); inc. Feb. 23, 1911; capital, \$20,000; directors, Alex. Anderson, 25 East 131st st, N. Y.; Mark P. Brennan, 36 Elliot av, Arthur F. Driscoll, 11 West 123d st,

The Madison Real Property and Security Corporation; inc. March 8, 1911; capital, \$50,000; directors, Arthur P. Heinze, 220 Madison av, N. Y.; Calvin O. Geer, 42 B'way, N. Y.; Richard S. Harvey, 60 Wall st, N. Y.

Madoc Realty Co.; inc. Feb. 16, 1911; capital, \$50,000; directors, Knox McAfee, Jr., 146 West 23d st, N. Y.; Chas. E. Reid, 174 8th av, N. Y.; Wm. L. H. Brown, 34 West 33d st, N. Y.

Manhattan Center Co., 71 Broadway, N. Y.; inc. Feb. 20, 1911; capital, \$25,000; directors, Philip Huetwehl, James S. Laing, Oscar J. Heig, 71 Broadway, N. Y.

McDonough Realty Co.; inc. March 8, 1911; capital, \$1,000; directors, Edw. R. W. Karutz, 76 Court st, Brooklyn; Wm. H. Knemeyer, 44 Court st, Brooklyn; Loretta C. Walsh, 26 Court st, Brooklyn.

Manson Realty Co.; inc. Feb. 7, 1911; capital, \$1,000; directors, Samuel F. Keirns, John H. Keirns, Arline R. Keirns, 22 Kingsbridge road, Bronx.

Merchants Investing Co.; inc. March 15, 1911; capital, \$100,000; directors, Ernest F. Light, 910 Grove st, Elizabeth, N. J.; John B. Hough, 332 Chilton st, Elizabeth, N. J.; James H. Dederick, 10 Erie st, Elizabeth, N. J.

Middle-Island Land and Water Company, 31 Nassau st, N. Y.; inc. March 9, 1911; capital, \$100,000; directors, Edward M. Townsend, 345 B'way, N. Y.; Pierre Noel, 121 Jamaica av, Flushing, L. I.; Louis T. Montant, 79 5th av, N. Y.

Ness Fireproof Construction Company, 154 Nassau st, N. Y.; inc. March 13, 1911; capital, \$5,000; directors, Samuel D. Ness, 70 Leahy av, South Ozone Park, N. Y.; John C. Ness, 70 Leahy av, South Ozone Park, N. Y.; Herman Franke, 658 Pelham av, Bronx.

New York and Long Island Holding Co., 215 Montague st, Brooklyn, N. Y.; inc. March 14, 1911; capital, \$600; directors, John C. McIntire, Frank M. McIntire,

Louise M. McIntire, Brooklyn, N. Y. Edward E. Pierson Co.; inc. March 7, 1911; capital, \$10,000; directors, Edward E. Peirson, 579 Jefferson av, Brooklyn; Cora E. Peirson, 579 Jefferson av, Brooklyn; James Casey, 5611/2 Brooklyn.

John R. Pinover Co.; inc. March 9, 1911; capital, \$5,000; directors, John R. Pinover, 7320 14th av, Brooklyn; Geo. E. Nostrand, Cropsey and 20th av, Brooklyn; J. Lott Nostrand.

Port Washington Estates, 30 Church st, Y.; inc, March 14, 1911; capital, \$300,000; directors, Chas. S. Fallows, 30 Church st, N. Y.; Henry B. Ranken, Port Washington, L. I.; Chas. E. Sel-over, 30 Church st, N. Y.

Putnam Construction Company; March 7, 1911; capital, \$1,000; directors, Milton M. Eisenberg, 457 Hopkinson av, Brooklyn; Regina Rubelman, 38 Logan st, Brooklyn; Emma E. Hindeser, 655 Palmetto st, Ridgewood, L. I.

Surrender Land Co.; inc. Feb. 20, 1911; capital, \$1,000; directors, Alan Mc-Veigh, Wm. S. Constant, James N. Dunlop, 261 Broadway, N. Y.

Twelve East Forty-Eighth Street Co., 100 William st, N. Y.; inc. Feb. 16, 1911; \$80,000; directors, capital, Isaac N. Phelps Stokes, Fredk. R. Going, James W. McCulloch, 100 William st, N. Y.

Topping Avenue Co., 1751 Topping av, N. Y.; inc. Feb. 16, 1911; capital, \$10,000; directors, Adolph E. Klotz, 1751 Topping av, N. Y.; Amelia Klotz, 1751 Topping av, N. Y.; Timothy E. Cohalan, 794 East 158th st, N. Y.

MUNICIPAL ASSESSMENT FORECAST

A Complete Record of as yet Unimposed Taxes Published for the Protection of Purchasers and Owners of Real Estate Not Acquainted With All Contingent Conditions

This department contains a digest of all petitions, proposed improvements, condemnation proceedings, assessments, etc., being contemplated by city officials.

Notices under this heading require immediate attention of owners and study by prospective purchasers. Any improvement means spending money, to cover which, assessments are entered standing as a lien against the property affected until paid.

"A FRAUD is in effect perpetrated upon the innocent purchasers of real estate who, seeing the improvements actually constructed and not being familiar with the facts, buy property at enhanced value caused by the improvements, but find later that they are called upon to pay for these very improvements through the imposition of local assessments."

(From a report by the Commissioners of Accounts of the City of New York)

WEEK.

BUREAU OF STREET OPENINGS, 90-92 West Street.

Monday, May 8.

MINERVA PL.—Opening, between Jerome av and Grand Boulevard and Concourse; 3.30 p. m.

HAVEN AV.-Opening, from 170th st to Fort Washington av; 10 a. m. EDEN AV.—Opening, from East 172d to East 174th sts; 10.30 a. m.

BOSTON RD.-Opening, from White Plains rd to northern boundary of city; 3 p. m.

FAILE ST.-Assessment, from Garrison to Whitlock avs; 10 a. m.

EAST 205TH ST.—Assessment,

White Plains rd to Boston Post rd; 10

GLOVER ST .- Assessment, from Castle Hill av to Westchester av; 9 a. m.

BENSON AV.-Opening, from West Farms rd to Lane av; 2 p. m.

GLEBE AV.-Opening, from Westchester av to Overing av; 2 p. m. GLEBE AV.—Assessment, from West-

chester av to Overing av; 3.15 p. m.
WESTCHESTER AV.—Opening, from

Bronx River to Main st; 10 a. m.

BRONX BOULEVARD .- Opening, from Old Boston Post rd to East 242d st; 2.30

Tuesday, May 9. CITY ISLAND BRIDGE.—4 p. m. NORTHERN AV.-Opening, north of

181st st; 2 p. m. SEAMAN AV .- Opening, from Academy to Dyckman sts; 10.30 a. m.

LUDLOW AV.-Opening, from Tremont to Whitlock av; 11 a. m.

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

Wednesday, May 10.

WEST 231ST ST .- Opening, from Bailey av to Riverdale av; 1 p. m.
GARFIELD ST.—Opening, from West

Farms rd to Morris Park av; 3 p. m.

THROGS NECK BOULEVARD .- Opening, from Eastern Boulevard to Shore Drive; 2.45 p. m.

Thursday, May 11.

WEST 231ST ST.-Assessment, from Bailey av to Riverdale av; 2 p. m.

WHITE PLAINS RD .- Opening, from West Farms rd to East River; 10 a.m. Friday, May 12.

NORTH ST .- Opening, from Jerome av to Aqueduct av; 11 a. m.

GARFIELD ST .- Opening, from West Farms rd to Morris Park av; 3 p. m.

COMMISSIONERS OF APPRAISAL,

258 Broadway.

Monday, May 8.

18TH TO 23D STS.-North River dock proceeding; 2 p. m.
15TH TO 18TH STS.—North River dock

proceeding; 2 p. m.

Tuesday, May 9.

BROOKLYN BRIDGE ARCHES. - 2

LOOP NO. 1.-Rapid Transit; 2 p. m. LOOP NO. 6.—Rapid Transit; 3.30 p. m. Wednesday, May 10. 15TH TO 18TH STS.—North River dock

proceeding; 2.30 p. m.
Friday, May 12.
15TH TO 18TH STS.—North River dock

proceeding; 2.30 p. m.

HEARINGS FOR THE COMING BY PUBLIC SERVICE COMMISSION, TRIBUNE BUILDING.

Monday, May 8.

LONG ISLAND R. R. CO.—Application for discontinuance and relocation of Ramblersville station. — Commissioner Bassett; 2.30 p. m.

CONEY ISLAND & BROOKLYN R. R. CO .- Rehearing upon application for approval of issue of \$500,000 notes.—Commissioner Bassett; 3.30 p. m.

Tuesday, May 9.
DEGNON CONTRACTING CO.—Arbitration, city's appeal.—H. H. Whitman, counsel; 2 p. m.

BONDHOLDERS' COMMITTEES MET-ROPOLITAN STREET RY. CO.cation for approval of reorganization and issue of securities thereunder.-Commis-

sioner Maltbie; 2.30 p. m.
BROOKLYN & JAMAICA BAY RY. CO.—Application for certificate of public convenience and necessity for railroad in Brooklyn.—Commissioner Bassett;

Wednesday, May 10.

QUEENS BOROUGH GAS & ELEC-TRIC CO .- Informal hearing as to rate Maltbie; for electricity.—Commissioner 10 a. m.

QUEENS BOROUGH GAS & ELEC-TRIC CO.-Informal hearing as to rate for gas.-Commissioner Maltbie; 10 a. m.

CITY OF NEW YORK AND CRAN-FORD CO.—Arbitration of determination of Chief Engineer.-H. H. Whitman, coun-

KINGS COUNTY LIGHTING CO .-Rate for gas.—Commissioner Bassett; 2.30 p. m.

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

Thursday, May 11.

BROOKLYN BOROUGH GAS CO .-Informal hearing as to rate for gas in Ward, Brooklyn. - Commissioner Maltbie; 2.30 p. m.

INTERBOROUGH RAPID TRANSIT CO .- Station facilities on 2d, 3d and 9th av elevated lines.—Commissioner Eustis; 2.30 p. m.

Friday, May 12. ORK, WESTCHESTER YORK, NEW BOSTON RY. CO.—Application for (1) approval of change of route, (2) approval of contract with Harlem River & Portchester R. R. Co., (3) modification of order in Case No. 811.—Commissioner Eustis; 2.30 p. m.

LOCAL BOARD CALENDAR.

CHESTER DISTRICT.

May 8, at 8 P. M.

THERIOT AV .- Regulating and grading, etc., from Wood av to Gleason av. BULLARD AV .- Regulating, grading, etc., from 233d st, to Nereid av.

BULLARD AV .- Acquiring title to from East 233d st to Nereid av.

MORRIS PARK AV.-Fencing vacant lots southeast corner of Morris Park av and Taylor av, and extending 100 feet east and 20 feet south.

HERKIMER PL.-Laying out on map of the city, bet East 233d st and East

MULINER AV.-Acquiring title to, from Bronxdale av to Morris Park av.
BRONX PARK AV.—Communication

from New York, Westchester & Boston Railway Co., relative to proposed closing of Bronx Park av and Adams st, as follows: Bronx Park av from 180th st, northerly to Morris Park av, and Adams st from Bronx Park av to Morris Park av.

COMMONWEALTH AV.-Paving from Walker av to Westchester av. 177TH ST.—Paving 177th st from Wal-

ker av to Westchester av.

BRONX RIVER AV.—Regulating, grading, etc., from Walker av and Rosedale to East 174th st.

HERING AV .- Revising the street system in the area bounded by Hering av, Neill av, Eastchester rd and Van Nest av.

It is recommended that no action be taken in this matter at the present time, pending the adoption by the Board of Estimate and Apportionment of plan made in 1909.

CHESTER AND CROTONA DISTRICTS. May 8, at 8.15 p. m.

174TH ST.—Regulating, grading, 174th st, from West Farms rd to Bronx

CROTONA AND MORRISANIA DISTRICT.

PARK AV.—Paving east side, bet 144th st and Morris av, at 155th st.

CROTONA DISTRICT.

May 8, at 8.30 p. m. BRYANT AV.—Paving from East 172d st to East 174th st.

175TH ST.—Paving from 3d av to Park av. Estimated cost, \$9,000, or about \$146.25 for a 25 ft. lot.

172D ST.—Paving from Southern Boulevard to Bryant av.

178TH ST.—Paving from the west side of Bryant av to Boston Road. Estimated cost, \$4,300, or about \$128.25 per 25 ft. lot.

MORRISANIA DISTRICT.

May 8, at 8.45 p. m.

MANIDA ST.-Regulating, etc., from Lafayette av to Oak Point av (Eastern Boulevard).

GARRISON AV.-Paving from Whittier st to the Bronx River.

VAN CORTLANDT DISTRICT.

May 8, at 9 p. m.

CARTER AV.—Paving from East 173rd to East 176th st.

KINGSBRIDGE RD.-Regulating, grading, etc., from Heath av to Bailey av, to correspond with the proposed grading of Kingsbridge road west of Bailey av. SUMMIT PL .- Acquiring title from Heath av to Bailey av.

TREMONT AV .- Constructing a sewer bet Sedgwick av and Aqueduct av, and in Aqueduct av (west side) bet Tremont av and West 176th st; Andrews av, bet Tremont av and the first summit southerly therefrom.

238TH ST.—Acquiring title between Riverdale av and Spuyten Duyvil rd.

GREYSTONE AV .- Acquiring title bet Riverdale av and Dash's la north of 238th

WALDO AV .- Acquiring title between Greystone av at West 236th st and Dash's Lane (north of 238th st).

236TH ST .- Acquiring title bet Riverdale av and Spuyten Duyvil rd.

231ST ST .- Constructing receiving ba-

sin at s e corner of West 231st st and Broadway.

236TH ST.—Acquiring title to West 236th st, from Albany rd west to Spuyten Duvyil rd.

NORTH ST.—Laying out on City Map North st from the westerly side of Morris av to the easterly side of Walton av, in the block bet 175th and 176th sts. 254TH ST.—Regulating, grading, and constructing sewer from Broadway to Fieldston rd.

SEDGWICK AV.—Regulate, grade, etc., from Cedar av to north side of 177th st. Petitioners now withdraw their names and desire petition denied.

236TH ST.—Lay out of streets and avenues in Sections 22, 23 and 26, final map of the Borough. Acquire title to West 236th st from Kingsbridge av to Riverdale av. Should read from Broadway to Spuyten Duyvil rd.

LOCAL BOARD DOINGS.

The following is the result of the Local Board meetings for the Borough of Manhattan held at the City Hall, May 2.

WASHINGTON HEIGHTS DISTRICT. AMSTERDAM AV.—Laying out for use as a public park the triangular plot bounded by Amsterdam av, Hamilton pl and 143d st. Approved.

144TH ST.—Laying out extension of 144th st from Hamilton Terrace to St. Nicholas av. Petition denied.

134TH ST.—Laying out a change of grade of 134th st from 12th av to Broadway. The Consulting Engineer recommends a uniform grade from Broadway to the top of Riverside Drive viaduct. The cost of constructing a street under the grade proposed would be approximately \$115,000. The plan of construction provides for a viaduct from Riverside Drive to a point about 200 feet easterly thereof. It is suggested that the cost of this viaduct—about \$70,000—be borne by the city. Approved.

134TH ST.—Sewer in 134th st, from 12th

134TH ST.—Sewer in 134th st, from 12th av to a point 250 feet easterly thereof. Estimated cost, \$3,200; assessed valuation of property affected, \$135,000. Approved. VERMILYEA AV.—Reconsideration of

VERMILYEA AV.—Reconsideration of a resolution adopted on April 4th, 1911, initiating proceedings for paving with sheet asphalt pavement on concrete foundation, curbing and recurbing Vermilyea av, between Dyckman st and 211th st. Approved.

168TH ST.—Acquiring title to 168th st from Amsterdam av to Jumel pl. Approved.

RIVERSIDE DISTRICT.

121ST ST.—Paving with asphalt block pavement, 121st st, bet Amsterdam and Morningside avs. Estimated cost, \$6,015; assessed valuation of property affected, \$1,012,000. Approved.

BROADWAY.—Establishment of a playground on the site located bet 131st and 133d sts and Broadway and Old Broadway. Laid over to May 16.

BOARD OF ESTIMATE.

CHANGES IN CITY MAP.

The following proposed changes in the city map were adopted:

TRAFALGAR PL., change of grade between 175th and 176th sts, and 176th st, between Waterloo pl and Southern Boulevard.

172D ST.—Opening, between Aqueduct av and Plimpton av, and change of grade between Plimpton av and Nelson av.

RIVERSIDE DRIVE.—Widening on the easterly side, between 155th and 156th sts.

WHITE PLAINS RD.—Opening, be-

tween a point near old Unionport rd and a point near Thwaits pl.

BUCK ST.—Opening, from Zerega av to Seddon st; Lyvere st, from Zerega av to West Farms rd; Fuller st, from Zerega av to Seddon st; Maclay av, from Parker st to West Farms rd; Stearns st, from Glover st to Parker st; Dorsey st, from Zerega av to Seddon st.

The following proposed changes in the city map were approved, and a public hearing fixed for June 1:

158TH ST.—Change of grade, between Riverside Drive and Broadway, and in the grade of the service street adjoining Riverside Drive, between 158th st and West 160th st. Engineer reports (9260) that the object of this change is to legalize the elevation to which West 158th st has been paved.

DAVIDSON AV.—Change of grade, between Burnside av and 180th st. The object of the change is to legalize the grade of a surface improvement already carried out.

WESTCHESTER CREEK. - Tentative street plan for the territory bounded by Westchester Creek, East 177th st. Eastern Boulevard, Fort Schuyler rd and the East River. Engineer reports (9369) that this plan relates to an area of about 965 acres located in the Old Ferry Point and Throgs Neck sections of the borough. Provision is made for giving the transverse streets a width ranging from 80 feet to 100 feet, while the longitudinal streets are generally to have a width of 60 feet. Exceptions in the latter treatment are noted in several instances, and particularly in the waterfront section. The map shows a public park having an area of about 50 acres, located at the extreme end of Old Ferry Point; the Commissioner advises that this land may properly be utilized as an approach to a suggested bridge leading to Whitestone. The territory is generally undeveloped, but an effort has been made to include the street systems planned for the developments of the Teutonic Realty Company and at Tremont Heights.

SACKETT AV.—Acquiring title, from Bear Swamp rd to Colden av. The resolution affects three short blocks of Sackett av, which has been given a width of 60 feet. The street is in use only in the westerly block.

BAINBRIDGE AV.—Amending the proceeding for acquiring title, from 235th st to 236th st; to 235th st, from Riverdale av to Spuyten Duyvil Parkway; and to 236th st, from Riverdale av to Cambridge av.

ARCHER ST.—Amending the proceeding for acquiring title, from Beach av to White Plains rd; to Beacon av, from Rosedale av to Beach av; to Wood av, from Beach av to Storrow st; to Merrill st, from Rosedale av to Beach av; to Storrow st, from Wood av to the public place at the intersection to Tremont av; and Westchester av to Gray st, from Wood av to the public place at the junction of Tremont av; and to Guerlin st, from Beach av to Unionport rd.

RULE AND DAMAGE MAPS.

The following rule and damage maps were approved:

TUNNEL ST.—Communication from the Commissioner of Public Works, Borough of Manhattan, transmitting for approval the rule and damage map and profile in the proceeding for acquiring an easement title to the tunnel street extending from Broadway, near Fairview av, to the subway station at 191st st and St. Nicholas av.

AQUEDUCT AV.—Communication from the Commissioner of Public Works, Borough of The Bronx, transmitting for approval the rule and damage map and profile in the proceeding for acquiring title to Aqueduct av, east, from 180th st to 184th st; to Grand av, from Burnside av to Fordham rd; and to 180th st, from Aqueduct av east to Davidson av.

LOCAL IMPROVEMENTS.

The following preliminary authorizations were adopted:

129TH ST.—Sewer, grading, curbing and flagging, from Amsterdam av to Convent av. Estimated cost of sewer, \$2,100; assessed valuation of property affected,

\$842,000; cost of paving, \$4,100; assessed valuation of property affected, \$507,000.

168TH ST.—Paving with asphalt 168th st, from Broadway to Fort Washington av. Estimated cost, \$13,100; assessed valuation of property affected, \$675,000.

HAVILAND AV.—Sewers in Haviland av, from Zerega av to the summit west of Havemeyer av; in Powell av, from Zerega av to the summit west of Havemeyer av; in Gleason av, from Zerega av to the summit west of Havemeyer av; in Ellis av, from Zerega av to Pugsley av; in 177th st, north side, from Pugsley av to the summit west of Gleason av, and, south side, from Ellis av to Gleason av; in Newbold av, from Zerega av to Havemeyer av, and from Pugsley av to the summit east of Castle Hill av; Waterbury av, from Zerega av to Havemeyer av; in Olmstead av, from Ellis av to Westchester av; in Havemeyer av, from Watson av to Waterbury av; and in Castle Hill av, from Gleason av to Westchester av. Estimated cost, \$99,200; assessed valuation of property affected, \$1,569,750.

HAVEMEYER AV .- Sewers in Havemeyer av, from Lafayette av to Watson av; in East 177th st, south side, from Havemeyer av to the summit east of Watson av, and, north side, from Blackrock av to Watson av; in Turnbull av, from Zerega av to Havemeyer av; in Hermany av, from Zerega av to the summit west of Castle Hill av: in Story av. from Zerega av to the summit west of Castle Hill av; in Quimby av, from Zerega av to Castle Hill av; in Houghton av, from Zerega av to Castle Hill av; in Chatterton av, from Zerega av to Castle Hill av; in Blackrock av, from Havemeyer av to Castle Hill av; in Watson av, from Havemeyer av to East 177th st; and in Castle Hill av, from Story av to Turnbull av. Estimated cost, \$110,000; assessed value of property affected, \$1,114,-826.

161ST ST. — Regulating and grading, from Walton av to Jerome av. Estimated cost, \$12,500; assessed valuation, \$371,800.

TAYLOR ST.—Regulating and grading, from East River to Westchester av. Engineer reports (9290) that the resolution affects about 7,500 feet of Taylor st. Information is presented showing that the improvement will cost about \$161,200, and that the assessed valuation of the property to be benefited is \$602,700. This indicates that the assessment per foot front would be \$10.70, or \$535 for 25-foot lot; referred back to President of the Borough of the Bronx.

222D ST.—Regulating and grading, between Bronxwood av and Hutchinson River. Referred back to President of the Borough of the Bronx.

CRIMMINS AV.—Paving with asphalt, from 141st st to St. Mary's st. Estimated cost, \$6,300; assessed valuation of property benefited, \$490,900.

160TH ST.—Paving with sheet asphalt, from Cauldwell av to Jackson av, and with asphalt block from Jackson av to Forest av. Estimated cost, \$5,600; assessed valuation, \$502,600.

FINAL AUTHORIZATIONS.

The following final authorizations were adoped. The entire cost of the improvement to be assessed against the property benefited:

LELAND AV.—Regulating and grading, from Westchester av to Gleason av. Proposed contract time, 50 days. Estimated cost, \$5,000.

193D ST.—Paving with asphalt block, from the Grand Boulevard and Concourse to Jerome av, and Morris av, from 193d st to Kingsbridge rd. Proposed contract time, 40 days. Estimated cost, \$11,400.

ALBANY RD.—Regulating and grading, from Bailey av, north of 230th st, to Bailey av, north of 233d st. Proposed contract time, 150 days. Estimated cost, \$35,000.

TIEBOUT AV.—Grading and constructing steps on the easterly side, from Ford st to East 183d st. Proposed contract time, 100 days. Estimated cost \$8,700.

EXTERIOR ST.— Paving with granite block, from 149th st to East 151st st. Proposed contract time, 90 days. Estimated cost, \$47,500.

CARPENTER AV.—Temporary sewer, from 242d st to the northerly line of the City of New York. Proposed contract time, 30 days. Estimated cost, \$500.

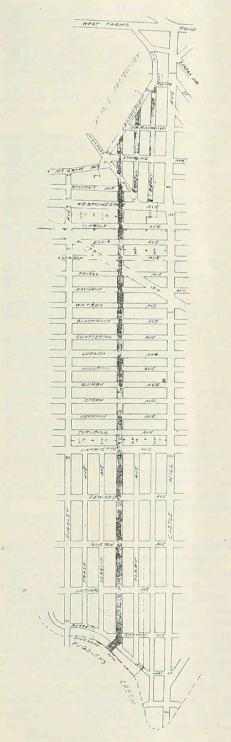
188TH ST.—Paving with asphalt block, from 3d av to Park av. Proposed contract time, 20 days. Estimated cost, \$3,000.

CONDEMNATION PROCEEDINGS

COMMISSIONERS APPOINTED.

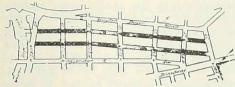
The following named Commissioners of Estimate and Assessment in street opening proceedings have been appointed by the Supreme Court. The diagrams show the streets to be opened and the area of assessment:

OLMSTEAD AV.—Opening, between Protectory av and the bulkhead line of Pugsley's Creek; Sands st and Odell st, between Unionport rd and Protectory av, and Purdy st, between Westchester av and Protectory av. John Ross Delafield, Archibald Douglas and George Price, Commissioners.



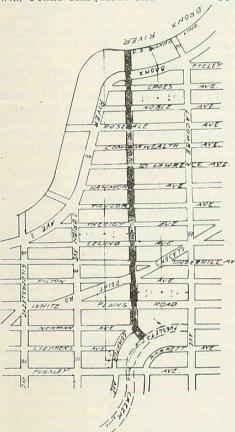
AREA OF ASSESSMENT FOR OLM-STEAD AV.

TIBBETT AV. & CORLEAR AV.— Opening, from 230th to 240th st. Edward E. Dowling, Edwin Outwater and Christian Broschart.



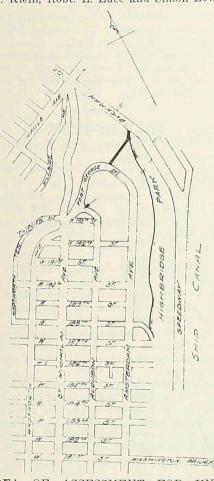
AREA OF ASSESSMENT FOR TIB-BETT AV.

PATTERSON AV.—Opening, from bulkhead line of Bronx River to bulkhead line of Pugsley's Creek. John A. Baldwin, Franz Marquardt and Wm. Knapp.



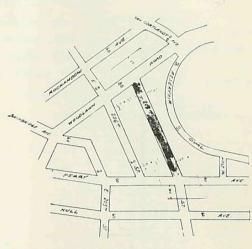
AREA OF ASSESSMENT FOR PATTERSON AV.

UNNAMED ST.—Opening, extending from Fort George av to Dyckman st. W. Klein, Robt. L. Luce and Simon Levy.



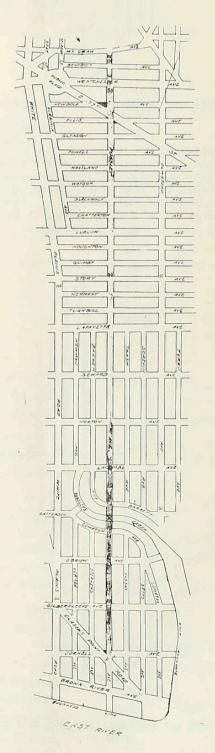
AREA OF ASSESSMENT FOR UNNAMED STREET.

NOTICE TO PRESENT CLAIMS. 207TH ST.—Opening, from Woodlawn rd to Perry av. Gerald J. Barry, Philip Emerich and Samuel H. Kanner, Commissioners



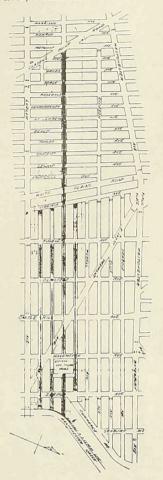
AREA OF ASSESSMENT FOR 207TH STREET.

PUGSLEY AV, from McGraw av to Clasons Point rd; Cornell av, from Clasons Point rd to Pugsley av; Ellis av and Newbold av, from Tremont av to Pugsley av. Henry C. Botty, Jean Weil and George V. Mullan, Commissioners.



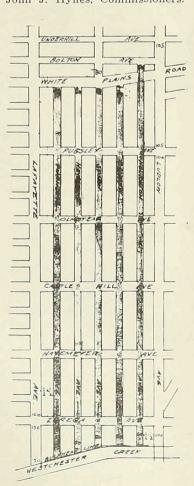
AREA OF ASSESSMENT FOR PUGS-LEY AV.

HAVILAND AV, from Virginia av to Zerega av; Blackrock av, Chatterton av and Watson av, from Virginia av to bulkhead line of Westchester Creek. William E. Morris, James W. O'Brien and John Davis, Commissioners.



AREA OF ASSESSMENT FOR HAVI-LAND AV.

HOUGHTON AV, from Bolton av to bulkhead line of Westchester Creek, Quimby av, Story av, Hermany av and Turnbull av, from White Plains rd to bulkhead line of Westchester Creek. George M. S. Schultz, Martin C. Dyer and John J. Hynes, Commissioners.



AREA OF ASSESSMENT FOR HOUGH-TON AV.

135TH ST.—Opening, between 12th av and Hudson River. James M. Vincent George W. Simpson and Royal E. T. Riggs, Commissioners.

The Commissioners of Estimate and Assessment in the above street opening proceedings give notice that all parties having any claim must present the same, duly verified, at the office of the Bureau of Street Opening, 90 & 92 West Broadway, on or before May 13 for 207th st, Olmstead av, Haviland av and 135th st, and May 14 for all others. Hearings will begin May 17. The diagrams show streets to be opened and the areas of assessment.

REPORTS COMPLETED.

THE PUBLIC PARK.—Bounded by Convent av, St. Nicholas av and 151st st. SEDGWICK AV.—Widening, between Fordham rd and Bailey av; of Bailey av, between Sedgwick av and Albany rd; of Albany rd, between Bailey av and Van Cortlandt Park, and for the opening and extending of Heath av, between West 189th st and West 191st st; of the Public Place, between Heath av and Bailey av, south of West 191st st, and the lands and premises required for the widening of Kingsbridge rd, between Exterior st and Bailey av.

ST. LAWRENCE AV., COMMON-WEALTH AV, Rosedale av, Noble av, Croes av and Tetley av, from Westchester av and Clasons Point rd. The Commissioners of Estimate and Assessment have completed their estimate of damage and benefit and deposited abstracts of the same with the Bureau of Street Openings for inspection. Objections must be filed on or before May 22. Hearings will begin May 26. Report for the Public Park will be submitted to the Supreme Court for confirmation June 23 and June 29 for the others.

WILLIS AV. BRIDGE.—Approach. The Commissioners of Estimate have completed their supplemental estimate of damage and deposited an abstract of the same with the Bureau of Street Openings for inspection. Objections must be filed on or before May 15. Hearings will be held May 16. Report will be submitted to the Supreme Court for confirmation June 15.

FINAL REPORTS.

SENECA AV.—Opening, from Hunts Point rd to Bronx River.

ROCHAMBEAU AV.—Opening, from 212th st to property line located 265 ft. south of Van Cortlandt av.

The final reports of the Commissioners of Estimate and Assessment will be presented to the Supreme Court for confirmation May 11.

BILLS OF COST.

177TH ST.—Opening, from Tremont av to Morris Park av.

174TH ST.—Opening, between West Farms rd and Bronx River av.

234TH ST.—Opening, from Albany rd to Kingsbridge av. Bills of cost will be presented to the Supreme Court for taxation May 15.

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 31, at 11 a. m., at which time and place the ob-

jections will be heard and testimony received in reference thereto.

FOX ST.—Regulating, grading, etc., from 156th st to Longwood av.

GUN HILL RD.—Regulating, grading, curbing, flagging, etc., from Jerome av to Mosholu parkway.

to Mosholu parkway.

HAWKSTONE ST.—Regulating, grading, etc., from Walton av to the Grand Boulevard and Concourse.

161ST ST.—Regulating, grading, etc. from 3d av to Brook av.

EDGEWATER RD.—Regulating, grading, etc., from Garrison av (Mohawk av) to Seneca av.

WHITLOCK AV.—Regulating, grading etc., from Leggett av to Longwood av.

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. The area of assessment except where otherwise stated, is both sides of streets named, within limits stated and half-block at intersecting streets.

PINEHURST AV.—Restoring asphalt pavement at the southwest corner of Pinehurst av and 178th st. Area of assessment: Southwest corner of Pinehurst av and 178th st, known as Lot 39 in Block 2177. June 28.

MANIDA ST.—Regulating, grading, building approaches and placing fences, from Lafayette av to Edgewater rd. June 27.

ACADEMY ST.—Paving, from Seaman av to point 200 ft. east of Nagle av. June 27.

FOX ST.—Opening, from Leggett av to Longwood av. Area of assessment can be learned at the Bureau for the Collector of Assessments, 280 Broadway. June 26.

CLAREMONT AV.—Regulating, grading, etc., widened portion thereof, at the northwest corner of 116th st. Area of assessments affects Blocks 1896, 1989 and 1990. July 1.

169TH ST.—Regulating, grading, etc., from Fort Washington av to Haven av. July 1.

SENECA AV.—Regulating, grading, etc., between Whittier st and a point 100 feet east of Edgewater road. July 1.

AQUEDUCT AV AND FORDHAM

AQUEDUCT AV AND FORDHAM ROAD.—Receiving basins at the southeast corner. Area of assessment affects Block 3212.

GROTE ST.—Paving and curbing, from 182d st to the Southern Boulevard. July 1. 181ST ST.—Receiving basin at the northwest corner. Area of assessment affects Block No. 3211.

JOHNSON AV.—Regulating, grading, etc., from Kappock st to Spuyten Duyvil road at West 227th st, and in Spuyten Duyvil road, from Johnson av at West 227th to 230th st. July 1.

Washington Heights Lots At Auction.

On Tuesday, May 9, Joseph P. Day will sell at the Vesey Street Salesroom, fifty-three well located Washington Heights building lots ripe for immediate improvement. They are located on Riverside Drive, Fort Washington av, 160th and 161st sts, in a neighborhood which has been recently improved with high class elevator apartment houses. The offering is by the executors of the estate of Loyal L. Smith. Particulars may be obtained of J. Romaine Brown & Co., 105 West 40th st, or of the auctioneer at 31 Nassau st

REAL ESTATE AND BUILDING STATISTICS

AUCTION SALES, CONVEYANCES, MORTGAGES, LEASES

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

MANDALANAN	D WILL DROW		(Floring No. 4 - No. 3	LIC.	
CONVEY	D THE BRONZ		Total No. for Manhattan, for	189	265
1911. April 28-May 4 inc.	An	1910 ril. 29-May 5, inc	Total Amt. for Manhattan, for	\$7,233,000	\$11,447,825
No. with consideration 26	Total No. for Manha	ttan 824	Total No. for The Bronx, for	52	62
Amount involved \$1,299,900	Amount involved Number nominal	\$1,237,675	Total Amt. for The Bronx, for April	\$1,125,300	\$698,800
1000		1910	PROJECTED		
Total No. Manhattan, Jan. 1 to date No. with consideration, Manhattan, Jan.	1911. 8,591	4,087	Total No. New Buildings: April	1911 29-May 5, inc. Apr	1910
I to date	296	873	Manhattan The Bronx	23 24	82 65
1911.	\$14,876,335	\$19,917,872	Grand total	47	97
April 28.May 4, inc.		1910 ril. 29-May 5, inc.	Total Amt. New Buildings: Manhattan	\$1,201,250	\$3,930,100
No. with consideration 13		ion 8	The Bronx	338,145	1,924,150
Amount involved	Amount involved Number nominal	\$42,450 \$72	Grand total Total Amt. Alterations:	\$1,584,895	\$5,854,250
	1911	1910	ManhattanThe Bronx	\$678,645	\$222,279
Total No., The Bronx, Jan. 1 to date Total Amt., The Bronx, Jan. 1 to date	2,563 \$1,474,459	\$1,463,047	Grand total	10,800	21,725
Fronx, Jan. 1 to date	6,154	6,557	Total No. of New Buildings: Manhattan, Jan. 1 to date	\$689,445	\$244,004
Total Amt. Manhattan and The Bronx, Jan. 1 to date	\$16,350,794	\$21,380,419	The Bronx, Jan. 1 to date	298 864	842 785
Total No. for Manhattan for		983	Mnhtn-Bronx, Jan. 1 to date Total Amt. New Buildings:	662	1,077
Total Amt. for Manhattan for			Manhattan, Jan. 1 to date	\$87,186,755	\$45,272,070
Total No. Nominal	754	\$5,854,615 869	The Bronx, Jan. 1 to date	5,358,115	16,863,665
Total No. for The Bronx, for	615	636	Minhtn-Bronx, Jan. 1 tc date Total Amt. Alterations:	842,544,870	\$61,635,735
Total Amt. for The Bronx, for	\$494,155	\$212,685	Mnhtn-Bronx, Jan. 1 to date Total No. New Bldgs., Man-	\$4,247,799	\$4,299,987
Total No. Nominal	Manhattan.	594	Total Amt. New Bidgs., Man-	94	107
(From assessmen		1910	hattan, for April	\$12,841,150	\$14,760,900
rotal No. with consideration	il 28-May 4, inc. Ap		Total No. New Bldgs., The Bronk for April	99	225
Amount involved	\$1,299,900	\$1,237,675 \$868,000	Fotal Amt. New Bldgs., The Bronx, for April	\$1,684,105	\$4,995,760
Assessed value	\$1,178,500 303	296	BROOKI	VN	
Assessed value	\$16,325,300 296	\$21,854,300 378	OONVEYAN		
Amount involved	\$13,876,335 \$13,835,500	\$19,917,372 \$17,208,900	April	1911. 27-May 8, inc. Apr	1910
Total No. nominal	3,295 \$191,617,400	\$237,792,030	No. with consideration	674 86	724 45
MORTGA	AGES.	1910.	Amount involved Number nominal	\$278,948 638	\$864,086 679
April 28-May 4, inc		29-May 5, Inc	Total number of conveyances. Jan. 1 to date	8,876	
Total number 259		250 148	Total amount of conveyances, Jan. I to date		9,430
Amount involved\$14,353,504 No. at 6%81	52	74 51	Total No. of Conveyances for	\$4,451,307	\$6,098,620
Amount involved	\$570,734 \$2,137,5 26	5 15	April Total Amt, of Conveyances for	2,207	2,735
Amount involved \$472,000 No. at 5% 78	\$216,100 \$454, 29	81 56	April Total No. of Nominal Convey-	\$1,317,223	\$1,457,940
Amount involved. \$2,802.950 No. at 43/2% 1	\$501,950 \$4,409,		ances for April	2,058 S.	2,581
No. at 43/% 1 Amount involved \$3,750,000 No. at 4½% 25		41	Potal number. Amount involved	\$2,474,059	725 \$14,302,498
Amount involved \$2,529,500 No, at 4¼%	\$9,000 \$2,607,5	250	No. at 6%	322	414
Amount involved \$250,000			Amount involved	\$780,644 108 \$507,400	\$12,890,381 76
No. at 4%		000	Amount involved		
Amount involved			No. at 51/4	1	\$419,222
No. with interest not given 64 Amount involved \$1,588,641	\$303,830 \$2,619,	48 26	No. at 51%	\$7,500	
No. with interest not given Amount Involved	\$303,830 \$2,619,	48 644 \$224,250 78 19	Amount involved. No. at 5½% No. at 5% No. at 5%	\$7,500 \$19,700 127	194
No. with interest not given 64 Amount involved	\$303,830 \$2,619,	48 644 \$224,250 78 19	Amount involved. No. at 5½%. Amount involved. No. at 5%. Amount involved. No. at 4½%.	\$7,500 6 \$19,700 127 \$640,540	194 \$355,267
No. with interest not given 64 Amount involved	\$303,830 \$2,619, 14 \$257,000 \$6,430, 1911. 2,739	48 26 644 \$224,250 78 19 ,500 \$257,000 1910. 3,306	Amount involved. No. at 5½%. Amount involved. No. at 4½%. Amount involved. No. at 4½%. Amount involved. No. at 4%.	\$7,500 6 \$19,700 127 \$640,540 1 \$2,125	\$355,267 1 \$1,500
No. with interest not given 64 Amount involved\$1,588,641 No. above to Bank, Trust and Insurance Companies 51 Amount involved\$6,606,000 Total No., Manhattan, Jan. 1 to date Total Amt., Manhattan, Jan. 1 to date Dotal No., The Bronx, Jan. 1 to date	\$303,830 \$2,619, \$257,000 \$6,430, 1911. 2,739 \$95,791,259 2,125	48 26 644 \$224,250 78 19,500 \$257,000 1910- 3,306 \$137,567,213 2,357	Amount involved. No. at 5½%. Amount involved. No. at 4½%. Amount involved. No. at 4½%. Amount involved. No. at 4%. Amount involved. No. at 3%.	\$7,500 \$19,700 \$19,700 \$640,540 1 \$2,125	194 \$355,267 1 \$1,500
No. with interest not given Amount involved	$\begin{array}{c} 40 \\ \$303,830 \\ \$2,619, \\ \hline \$257,000 \\ \$6,430, \\ 1911, \\ 2,739 \\ \$95,791,259 \\ 2,125 \\ \$19,221,232 \\ \end{array}$	48 26 644 \$224,250 78 19,500 \$257,000 1910. 3,306 \$137,567,213 2,357 \$22,252,919	Amount involved. No. at 5½%. Amount involved. No. at 4½%. Amount involved. No. at 4½%. Amount involved. No. at 4%. Amount involved. No. at 3%. Amount involved. No. with interest not given.	\$7,500 \$19,700 \$19,700 127 \$640,540 \$2,125 3 \$9,000 	\$355,267 \$1,500 1 \$800
No. with interest not given Amount involved	$\begin{array}{c} 40 \\ \$303,\$30 & \$2,619, \\ 14 \\ \$257,000 & \$6,430, \\ 1911, \\ 2,739 \\ \$95,791,259 \\ 2,125 \\ \$19,221,232 \\ 4,864 \end{array}$	48 26 644 \$224,250 78 19,500 \$257,000 1910- 3,306 \$137,567,213 2,357 \$22,252,919 5,663	Amount involved. No. at 5½%. Amount involved. No. at 4½%. Amount involved. No. at 4½%. Amount involved. No. at 4%. Amount involved. No. at 3%. Amount involved. No. with interest not given Amount involved.	\$7,500 6 \$19,700 127 \$640,540 1 \$2,125 3 \$9,000	\$355,267 1 \$1,500 1 \$800
No. with interest not given Amount involved	$\begin{array}{c} 40 \\ \$303,\$30 & \$2,619, \\ 14 \\ \$257,000 & \$6,430, \\ 1911, \\ 2,739 \\ \$95,791,259 \\ 2,125 \\ \$19,221,232 \\ 4,864 \end{array}$	48 26 644 \$224,250 78 19,500 \$257,000 1910. 3,306 \$137,567,213 2,357 \$22,252,919	Amount involved. No. at 5½%. Amount involved. No. at 4½%. Amount involved. No. at 4½%. Amount involved. No. at 4%. Amount involved. No. at 3%. Amount involved. No. with interest not given.	\$7,500 \$19,700 \$19,700 127 \$640,540 1 \$2,125 3 \$9,000 	\$355,267 1 \$1,500 1 \$800 \$129,378 \$,984
No. with interest not given Amount involved	$\begin{array}{c} 40 \\ \$303,\$30 & \$2,619, \\ 14 \\ \$257,000 & \$6,430, \\ 1911, \\ 2,739 \\ \$95,791,259 \\ 2,125 \\ \$19,221,232 \\ 4,864 \end{array}$	48 26 644 \$224,250 78 19,500 \$257,000 1910- 3,306 \$137,567,213 2,357 \$22,252,919 5,663	Amount involved. No. at 5½%. Amount involved. No. at 4½%. Amount involved. No. at 4½%. Amount involved. No. at 3%. Amount involved. No. with interest not given. Amount involved. Total number of Mortgages, Jan. 1 to date.	\$7,500 6 \$19,700 127 \$640,540 1 \$2,125 3 \$9,000 	\$194 \$855,267 1 \$1,500 1 \$800
No. with interest not given 64 Amount involved	\$303,830 \$2,619, 14 \$257,000 \$6,430, 1911. 2,739 \$95,791,259 2,125 \$19,221,232 4,864 \$115,012,491	48 26 644 \$224,250 78 19 ,500 \$257,000 1910. 3,806 \$137,567,213 2,357 \$22,252,919 5,663 \$159,820,132	Amount involved. No. at 5½%. Amount involved. No. at 4½%. Amount involved. No. at 4½%. Amount involved. No. at 4%. Amount involved. No. at 3%. Amount involved. No. with interest not given Amount involved. Total number of Mortgages, Jan. 1 to date. Total No. of Mortgages for April	\$7,500 \$19,700 \$19,700 127 \$640,540 1 \$2,125 3 \$9,000 	\$355,267 1 \$1,500 1 \$800 \$129,378 \$,984
No. with interest not given 4 mount involved	\$303,830 \$2,619, 14 \$257,000 \$6,430, 1911. 2,739 \$95,791,259 2,125 \$19,221,232 4,864 \$115,012,491 666	48 26 644 \$224,250 78 19,500 \$257,000 1910. 3,306 \$137,567,213 2,357 \$22,252,919 5,663 \$159,820,132	Amount involved. No. at 5½%. Amount involved. No. at 4½%. Amount involved. No. at 4½%. Amount involved. No. at 4½%. Amount involved. No. at 3%. Amount involved. No. with interest not given. Amount involved. Total number of Mortgages, Jan. 1 to date. Total No. of Mortgages for	\$7,500 \$19,700 \$19,700 127 \$640,540 1 \$2,125 3 \$9,000 \$507,150 7,442 \$39,393,725 1,939	\$194 \$855,267 \$1,500 \$800 \$800 \$129,378 \$,984 \$50,162,239
No. with interest not given Amount involved	\$303,830 \$2,619, 14 \$257,000 \$6,430, 1911. 2,739 \$95,791,259 2,125 \$19,221,232 4,864 \$115,612,491 666 \$27,802,549 481 \$4,695,933	48 26 644 \$224,250 78 19,500 \$257,000 1910. 3,306 \$137,567,213 2,357 \$22,252,919 5,663 \$159,820,132 813 \$24,533,051	Amount involved. No. at 5½%. Amount involved. No. at 5½%. Amount involved. No. at 4½%. Amount involved. No. at 4%. Amount involved. No. at 3%. Amount involved. No. with interest not given Amount involved. Total number of Mortgages, Jan. 1 to date. Total No. of Mortgages for April PROJECTED BU	\$7,500 \$19,700 \$19,700 127 \$640,540 \$2,125 3 \$9,000 25 \$507,150 7,442 \$39,393,725 1,939 \$19,557,478 ILDINGS.	\$194 \$\$55,267 \$1,500 \$800 \$129,378 \$,984 \$50,162,239 \$2,557
No. with interest not given Amount involved	\$303,830 \$2,619, 14 \$257,000 \$6,430, 1911. 2,739 \$95,791,209 2,125 \$19,221,232 4,864 \$115,012,491 666 \$27,802,549 481 \$4,695,933 RTGAGES	48 26 644 \$224,250 78 19,500 \$257,000 1910. 3,306 \$137,567,213 2,357 \$22,252,919 5,663 \$159,820,132 813 \$24,533,051 562 \$6,339,598 1910.	Amount involved. No. at 5½%. Amount involved. No. at 4½%. Amount involved. No. at 4½%. Amount involved. No. at 4½%. Amount involved. No. at 3%. Amount involved. No. at 3%. Amount involved. Total number of Mortgages, Jan. 1 to date. Total amount of Mortgages for April Total Amt. of Mortgages for April PROJECTED BU No. of New Buildings. Estimated cost.	\$7,500 \$19,700 \$19,700 127 \$640,540 \$2,125 3 \$9,000 25 \$507,150 7,442 \$39,393,725 1,939 \$19,557,478 ILDINGS.	194 \$855,267 \$1,500 \$800 \$129,378 \$,984 \$50,162,232 \$2,557 \$21,075,146
No. with interest not given Amount involved	\$303,830 \$2,619, 14 \$257,000 \$6,430, 1911. 2,739 \$95,791,259 2,125 \$19,221,232 4,864 \$115,012,491 666 \$27,802,549 481 \$4,695,933 RTGAGES 10.————————————————————————————————————	48 26 644 \$224,250 78 19,500 \$257,000 1910. 3,306 \$137,567,213 2,357 \$22,252,919 5,663 \$159,820,132 813 \$24,533,051 562 \$6,339.598 1910. 9-May 5, inc.— ttan. Bronx	Amount involved. No. at 5½%. Amount involved. No. at 4½%. Amount involved. No. at 4½%. Amount involved. No. at 4%. Amount involved. No. at 3%. Amount involved. No. with interest not given Amount involved. Total number of Mortgages, Jan. 1 to date. Total amount of Mortgages for April Total Amt. of Mortgages for April PROJECTED BU No. of New Buildings. Estimated cost. Total No. of New Buildings,	\$7,500 \$19,700 \$19,700 127 \$640,540 \$2,125 3 \$9,000 	194 \$855,267 \$1,500 \$800 \$129,378 \$,984 \$50,162,239 \$2,557 \$21,075,146
No. with interest not given Amount involved	40 \$303,830 \$2,619, 14 \$257,000 \$6,430, 1911. 2,739 \$95,791,259 2,125 \$19,221,232 4,864 \$115,612,491 666 \$27,802,549 481 \$4,695,933 RTGAGES DC.————April 2	48 26 644 \$224,250 78 19,500 \$257,000 1910. 3,306 \$137,567,213 2,357 \$22,252,919 5,663 \$159,820,132 813 \$24,533,051 562 \$6,339,598 1910. 9-May 5, inc.— ttan. Bronx 47 16	Amount involved. No. at 5½. Amount involved. No. at 5½. Amount involved. No. at 4½. Amount involved. No. at 4½. Amount involved. No. at 3½. Amount involved. No. with interest not given. Amount involved. Total number of Mortgages, Jan. 1 to date. Total amount of Mortgages for April Total Amt. of Mortgages for April PROJECTED BU No. of New Buildings. Estimated cost. Total No. of New Buildings, Jan. 1 to date. Total No. of New Buildings, Jan. 1 to date. Total Amount of Alterations. Total No. of New Buildings, Jan. 1 to date.	\$7,500 \$19,700 \$19,700 127 \$640,540 \$2,125 3 \$9,000 25 \$507,150 7,442 \$39,393,725 1,939 \$19,557,478 ILDINGS.	194 \$855,267 \$1,500 1 \$800
No. with interest not given Amount involved	\$303,830 \$2,619, 14 \$257,000 \$6,430, 1911. 2,739 \$95,791,259 2,125 \$19,221,232 4,864 \$115,612,491 666 \$27,802,549 481 \$4,695,933 RTGAGES RC.——April 2 Bronx. April 2 Bronx. April 2 \$280,100 \$2,161,	48 26 644 \$224,250 78 19,500 \$257,000 1910. 3,306 \$137,567,213 2,357 \$22,252,919 5,663 \$159,826,132 \$13 \$24,533,651 562 \$6,339,598 1910. 9.May 5, inc.— ttan. Bronx 47 16 182 \$192,400 10 3	Amount involved. No. at 5½% Amount involved. No. at 5½% Amount involved. No. at 4½% Amount involved. No. at 3% Amount involved. No. at 3% Amount involved. No. with interest not given Amount involved. Total number of Mortgages, Jan. 1 to date. Total No. of Mortgages for April PROJECTED BU No. of New Buildings. Estimated cost. Total Amount of Alterations. Total Amount of New Buildings, Jan. 1 to date. Total Amount of New Buildings, Jan. 1 to date. Total Amount of New Buildings, Jan. 1 to date. Total Amount of New Buildings, Jan. 1 to date. Total Amount of Alteration,	\$7,500 \$19,700 \$19,700 127 \$640,540 \$2,125 3 \$9,000 25 \$507,150 7,442 \$39,393,725 1,939 \$19,557,478 ILDINGS. \$1,135,226 \$58,648 1,517 \$9,143,920	\$194 \$\$55,267 \$1,500 \$800 \$129,378 \$,984 \$50,162,238 \$2,557 \$21,075,146 \$872,370 \$41,077 \$41,077 \$44,9
No. with interest not given Amount involved\$1,588,641 No. above to Bank, Trust and Insurance Companies Amount involved\$6,606,000 Total No., Manhattan, Jan. 1 to date Total Amt., Manhattan, Jan. 1 to date Total No., The Bronx, Jan. 1 to date Total Amt., The Bronx, Jan. 1 to date Total No. Tanhattan and The Bronx, Jan. 1 to date Total No. for Manhattan and The Bronx, Jan. 1 to date Total No. for Manhattan for April Total No. for Manhattan for April Total No. for The Bronx, for April Total Amt. for The Bronx, for April Total Amt. for The Bronx, for April Total No. for The Bronx, for April EXTENDED MO 1911. —April 28-May 4, In Manhattan. Total number	\$303,830 \$2,619, 14 \$257,000 \$6,430, 1911. 2,739 \$95,791,259 2,125 \$19,221,232 4,864 \$115,012,491 666 \$27,802,549 481 \$4,695,933 RTGAGES 18 \$280,100 \$2,161, 1 \$1,500 \$51,8 \$106,600 \$20,6	48 26 644 \$224,250 78 1,500 \$257,000 1910. 3,306 \$137,567,213 2,357 \$22,252,919 5,663 \$159,820,132 813 \$24,533,051 562 \$6,339,598 1910. 9.May 5, inc.— ttan. Bronx 47 16 182 \$192,400 10 3 150 \$40,000 1	Amount involved. No. at 5½%. Amount involved. No. at 5½%. Amount involved. No. at 4½%. Amount involved. No. at 4½%. Amount involved. No. at 4%. Amount involved. No. at 3%. Amount involved. Total number of Mortgages, Jan. 1 to date. Total amount of Mortgages for April Total Amt. of Mortgages for April PROJECTED BU No. of New Buildings. Estimated cost. Total No. of New Buildings, Jan. 1 to date. Total Amount of New Buildings, Jan. 1 to date. Total No. of New Buildings, Jan. 1 to date.	\$7,500 \$19,700 \$19,700 \$19,700 \$2,127 \$640,540 \$2,125 \$3 \$9,000 	194 \$855,267 \$1,500 \$800 \$129,378 \$,984 \$50,162,232 \$2,557 \$21,075,146 \$872,370 \$41,077 \$41,077 \$44,353,110 \$1,756,831
No. with interest not given Amount involved	\$303,830 \$2,619, \$257,000 \$6,430, 1911. 2,739 \$95,791,209 2,125 \$19,221,232 4,864 \$115,012,491 666 \$27,802,549 481 \$4,695,933 RTGAGES RC.———————————————————————————————————	48 26 644 \$224,250 78 19,500 \$257,000 1910. 3,306 \$137,567,213 2,357 \$22,252,919 5,663 \$159,820,132 813 \$24,533,051 562 \$6,339,598 1910. 9.May 5, inc.— ttan. Bronx 47 16 182 \$192,400 10 3 150 \$40,000 1	Amount involved. No. at 5½. Amount involved. No. at 5½. Amount involved. No. at 4½. Amount involved. No. at 4½. Amount involved. No. at 3½. Amount involved. No. with interest not given. Amount involved. Total number of Mortgages, Jan. 1 to date. Total No. of Mortgages for April Total Amt. of Mortgages for April PROJECTED BU No. of New Buildings. Estimated cost. Total No. of New Buildings, Jan. 1 to date. Total Amount of Alterations. Total Amount of New Buildings, Jan. 1 to date. Total Amt. of New Buildings, Jan. 1 to date. Total Amt. of New Buildings. Jan. 1 to date. Total Amount of Alteration, Jan. 1 to date. Total Amount of Alteration, Jan. 1 to date.	\$7,500 \$19,700 \$19,700 \$19,700 \$2,125 \$3 \$9,000 25 \$507,150 7,442 \$39,393,725 1,939 \$19,557,478 ILDINGS. \$1,135,226 \$58,648 1,517 \$9,143,920 \$1,039,612 639	194 \$855,267 \$1,500 \$800 \$129,378 \$,984 \$50,162,239 \$2,557 \$21,075,146 \$872,370 \$41,077 \$449 \$14,353,110 \$1,756,831 \$15
No. with interest not given Amount involved	\$303,830 \$2,619, 14 \$257,000 \$6,430, 1911. 2,739 \$95,791,259 2,125 \$19,221,232 4,864 \$115,612,491 666 \$27,802,549 481 \$4,695,933 RTGAGES RC.——April 2 Bronx. April 2 Bronx. S \$280,100 \$2,161, \$1,500 \$7 \$106,800 \$20,00	48 26 644 \$224,250 78 19,500 \$257,000 1910. 3,306 \$137,567,213 2,357 \$22,252,919 5,663 \$159,820,132 813 \$24,533,051 562 \$6,339,598 1910. 9.May 5, inc.— tan. Bronx 47 16 182 \$192,400 10 3 150 \$40,000 1 13 9 182 \$95,900	Amount involved. No. at 5½% Amount involved. No. at 4½% Amount involved. No. at 4½% Amount involved. No. at 4½% Amount involved. No. at 3% Amount involved. No. with interest not given. Amount involved. Total number of Mortgages, Jan. 1 to date Total amount of Mortgages for April. PROJECTED BU No. of New Buildings. Estimated cost. Total Amount of Alterations. Total Amount of New Buildings, Jan. 1 to date Total Amount of Alteration, Jan. 1 to date Total No. of New Buildings Jan. 1 to date Total No. of New Buildings For April	\$7,500 \$19,700 \$19,700 \$19,700 \$2,127 \$640,540 \$2,125 \$3 \$9,000 	194 \$855,267 \$1,500 \$800 \$129,378 \$,984 \$50,162,232 \$2,557 \$21,075,146 \$872,370 \$41,077 \$41,077 \$44,353,110 \$1,756,831
No. with interest not given Amount involved	40 \$303,830 \$2,619, 14 \$257,000 \$6,430, 1911. 2,739 \$95,791,259 2,125 \$19,221,232 4,864 \$115,012,491 666 \$27,802,549 481 \$4,695,933 RTGAGES RC.———————————————————————————————————	48 26 644 \$224,250 78 1,500 \$257,000 1910. 3,306 \$137,567,213 2,357 \$22,252,919 5,663 \$159,820,132 813 \$24,533,051 562 \$6,339,598 1910. 9.May 5, inc.— ttan. Bronx 47 16 182 \$192,400 10 3 150 \$40,000 1 13 9 182 \$95,900 1 160 1 17 1	Amount involved. No. at 5½%. Amount involved. No. at 5½%. Amount involved. No. at 4½%. Amount involved. No. at 4½%. Amount involved. No. at 4%. Amount involved. No. at 3%. Amount involved. No. with interest not given Amount involved. Total number of Mortgages, Jan. 1 to date. Total amount of Mortgages for April Total Amt. of Mortgages for April PROJECTED BU No. of New Buildings. Estimated cost. Total Amount of Alterations. Total Amt. of New Buildings, Jan. 1 to date. Total Amount of Alteration, Jan. 1 to date. Total Amount of Alteration, Jan. 1 to date. Total Amount of New Buildings, for April Total No. of New Buildings Fotal No. of New Buildings Total Amount of New Buildings Total No. of New Buildings Total No. of New Buildings Total No. of New Buildings	\$7,500 \$19,700 \$19,700 \$19,700 \$127 \$640,540 \$2,125 \$3 \$9,000 \$507,150 7,442 \$39,393,725 1,939 \$19,557,478 ILDINGS. \$1,135,226 \$58,648 1,517 \$9,143,920 \$1,039,612 639 \$3,326,341	194 \$855,267 \$1,500 \$800 \$129,378 \$,984 \$50,162,239 \$2,557 \$21,075,146 \$872,370 \$41,077 \$449 \$14,353,110 \$1,756,831 \$15
No. with interest not given	40 \$303,830 \$2,619, 14 \$257,000 \$6,430, 1911. 2,739 \$95,791,259 2,125 \$19,221,232 4,864 \$115,012,491 666 \$27,802,549 481 \$4,695,933 RTGAGES RC.————————————————————————————————————	48 26 644 \$224,250 78 19,500 \$257,000 1910. 3,306 \$137,567,213 2,357 \$22,252,919 5,663 \$159,820,132 813 \$24,533,051 562 \$6,339,598 1910. 9.May 5, inc.— ttan. Bronx 47 16 182 \$192,400 10 3 150 \$40,000 1	Amount involved. No. at 5½% Amount involved. No. at 4½% Amount involved. No. at 4½% Amount involved. No. at 4½% Amount involved. No. at 3% Amount involved. No. with interest not given. Amount involved. Total number of Mortgages, Jan. 1 to date. Total amount of Mortgages for April PROJECTED BU No. of New Buildings. Estimated cost. Total No. of New Buildings, Jan. 1 to date. Total Amount of Alterations. Total Amount of New Buildings, Jan. 1 to date. Total Amount of Alteration, Jan. 1 to date. Total Amount of Alteration, Jan. 1 to date. Total Amount of Alteration, Jan. 1 to date. Total Amount of New Buildings for April Total Amount of New Buildings for April Total Amount of New Buildings for April	\$7,500 \$19,700 \$19,700 \$127 \$640,540 \$2,125 \$9,000 \$507,150 7,442 \$39,393,725 1,939 \$19,557,478 ILDINGS. \$1,135,226 \$58,648 1,517 \$9,143,920 \$1,039,612 639 \$3,326,341 [S. ILDINGS.	\$194 \$855,267 \$1,500 \$800 \$800 \$129,378 \$,984 \$50,162,239 \$2,557 \$21,075,146 \$872,370 \$41,077 \$41,077 \$44,044,005
No. with interest not given Amount involved	\$303,830 \$2,619, 14 \$257,000 \$6,430, 1911. 2,739 \$95,791,259 2,125 \$19,221,232 4,864 \$115,612,491 666 \$27,802,549 481 \$4,695,933 RTGAGES RC.————————————————————————————————————	48 26 644 \$224,250 78 19,500 \$257,000 1910. 3,306 \$137,567,213 2,357 \$22,252,919 5,663 \$159,820,132 813 \$24,533,051 562 \$6,339,598 1910. 9,May 5, inc.— ttan. Bronx 47 16 182 192,400 10 3 150 \$40,000 1	Amount involved. No. at 5½%. Amount involved. No. at 4½%. Amount involved. No. at 4½%. Amount involved. No. at 4½%. Amount involved. No. at 4%. Amount involved. No. at 3%. Amount involved. No. at 3%. Amount involved. Total number of Mortgages, Jan. 1 to date. Total amount of Mortgages for April PROJECTED BU No. of New Buildings. Estimated cost. Total Amount of Alterations. Total Amount of New Buildings, Jan. 1 to date. Total Amount of Alteration, Jan. 1 to date. Total Amount of Alteration, Jan. 1 to date. Total Amount of New Buildings for April Total Amount of New Buildings for April Total Amount of New Buildings for April Total Amount of New Buildings for April Total Amount of New Buildings for April Total Amount of New Buildings for April Total Amount of New Buildings for April QUEEN PROJECTED BU	\$7,500 \$19,700 \$19,700 \$19,700 \$2,125 \$3 \$9,000 	194 \$855,267 \$1,500 \$800 \$129,378 \$,984 \$50,162,239 \$2,557 \$21,075,146 \$872,370 \$41,077 \$449 \$14,353,110 \$1,756,831 \$15 \$4,044,005
No. with interest not given Amount involved	40 \$303,830 \$2,619, 14 \$257,000 \$6,430, 1911. 2,739 \$95,791,259 2,125 \$19,221,232 4,864 \$115,012,491 666 \$27,802,549 481 \$4,695,933 RTGAGES RC.————————————————————————————————————	48 26 644 \$224,250 78 19,500 \$257,000 1910. 3,306 \$137,567,213 2,357 \$22,252,919 5,663 \$159,820,132 813 \$24,533,051 562 \$6,339,598 1910. 9-May 5, inc.— ttan. Bronx 47 16 182 \$192,400 10 3 550 \$40,000 1 13 9 182 \$95,900 1 1900 \$50,000 18 2 00 \$50,000 4 2 00 \$6,500	Amount involved. No. at 5½%. Amount involved. No. at 4½%. Amount involved. No. at 4½%. Amount involved. No. at 4½%. Amount involved. No. at 4%. Amount involved. No. at 3%. Amount involved. Total number of Mortgages, Jan. 1 to date. Total amount of Mortgages for April Total Amt. of Mortgages for April PROJECTED BU No. of New Buildings. Estimated cost. Total Amount of Alterations. Total Amount of New Buildings. Jan. 1 to date. Total Amount of Alteration, Jan. 1 to date. Total Amount of New Buildings for April	\$7,500 \$19,700 \$19,700 \$19,700 \$2,125 \$3 \$9,000 	194 \$855,267 \$1,500 \$800 \$129,378 \$,984 \$50,162,239 \$2,557 \$21,075,146 \$72,370 \$41,077 \$41,077 \$449 \$14,353,110 \$1,756,831 \$15 \$4,044,005
No. with interest not given Amount involved	\$303,830 \$2,619, 14 \$257,000 \$6,430, 1911. 2,739 \$95,791,259 2,125 \$19,221,232 4,864 \$115,612,491 666 \$27,802,549 481 \$4,695,933 RTGAGES RC.———————————————————————————————————	48 26 644 \$224,250 78 19,500 \$257,000 1910. 3,306 \$137,567,213 2,357 \$22,252,919 5,663 \$159,820,132 813 \$24,533,051 562 \$6,339,598 1910. 9.May 5, inc.— ttan. Bronx 47 16 182 \$192,400 10 3 150 \$40,000 110 3 150 \$40,000 110 3 150 \$40,000 110 3 150 \$40,000 110 3 150 \$40,000 110 3 150 \$40,000 110 3 150 \$40,000 110 3 150 \$40,000 110 3 150 \$40,000 110 3 150 \$40,000 110 3 150 \$40,000 150 \$40,	Amount involved. No. at 5½%. Amount involved. No. at 4½%. Amount involved. No. at 4½%. Amount involved. No. at 4%. Amount involved. No. at 3%. Amount involved. No. with interest not given Amount involved. Total number of Mortgages, Jan. 1 to date. Total amount of Mortgages for April Total Amt. of Mortgages for April PROJECTED BU No. of New Buildings. Estimated cost. Total Amount of Alterations. Total Amount of New Buildings, Jan. 1 to date. Total Amount of Alteration, Jan. 1 to date. Total Amount of New Buildings for April Total Amount of New Buildings For April Total Amount of New Buildings For April OUEEN PROJECTED BU No. of New Buildings for April QUEEN PROJECTED BU No. of New Buildings for April OUEEN PROJECTED BU No. of New Buildings Estimated cost. Total Amount of New Buildings for April OUEEN Total Amount of Alterations Total Amount of New Buildings, April No. of New Buildings. Estimated cost. Total Amount of New Buildings, April No. of New Buildings.	\$7,500 \$19,700 \$19,700 \$19,700 \$127 \$640,540 \$2,125 \$3 \$9,000 25 \$507,150 7,442 \$39,393, 725 1,939 \$19,55 7,478 ILDINGS. \$1,135,226 \$58,648 1,517 \$9,143,920 \$1,039,612 639 \$3,326,341 [S. ILDINGS. 1911 28 May 4, inc. April 220 \$1,854,425 \$18,925	194 \$855,267 \$1,500 \$800 \$129,378 \$,984 \$50,162,239 \$2,557 \$21,075,146 \$872,370 \$41,077 \$41,077 \$44,044,005 \$14,353,110 \$1,756,831 \$15 \$4,044,005
No. with interest not given Amount involved	\$303,830 \$2,619, 14 \$257,000 \$6,430, 1911. 2,739 \$95,791,259 2,125 \$19,221,232 4,864 \$115,612,491 666 \$27,802,549 481 \$4,695,933 RTGAGES RC.————————————————————————————————————	48 26 644 \$224,250 78 19,500 \$257,000 1910. 3,306 \$137,567,213 2,357 \$22,252,919 5,663 \$159,820,132 813 \$24,533,651 562 \$6,339,598 1910. 9-May 5, inc.— ttan. Bronx 47 16 182 \$192,400 10 3 550 \$40,000 1	Amount involved. No. at 5½% Amount involved. No. at 4½% Amount involved. No. at 4½% Amount involved. No. at 3% Amount involved. No. at 3% Amount involved. No. with interest not given Amount involved. Total number of Mortgages, Jan. 1 to date. Total No. of Mortgages for April PROJECTED BU No. of New Buildings. Estimated cost. Total Amount of Alterations. Total Amount of New Buildings, Jan. 1 to date. Total Amount of Alteration, Jan. 1 to date. Total Amount of New Buildings For April OUEEN No. of New Buildings Estimated cost. Total Amount of Alteration, Jan. 1 to date. Total Amount of New Buildings for April Total Amount of New Buildings For April OUEEN PROJECTED BU No. of New Buildings Estimated cost. Total Amount of Alterations Total Amount of Alterations Total Amount of Alterations Total Amount of Alterations Total No. of New Buildings, Jan. 1 to date. Total No. of New Buildings, Jan. 1 to date. Total No. of New Buildings, Jan. 1 to date. Total No. of New Buildings, Jan. 1 to date.	\$7,500 \$19,700 \$19,700 \$127 \$640,540 \$2,125 \$9,000 \$507,150 7,442 \$39,393,725 1,939 \$19,557,478 ILDINGS. \$1,135,226 \$58,648 1,517 \$9,143,920 \$1,039,612 639 \$3,326,341 IS. ILDINGS. ILDINGS. \$1,135,226 \$58,648 1,517 \$9,143,920 \$1,039,612 639 \$3,326,341 IS. ILDINGS. \$1,135,226 \$1,135,226 \$1,135,226 \$1,135,226 \$1,135,226 \$1,135,226 \$1,135,226 \$1,135,226 \$1,135,226 \$1,135,226 \$1,135,226 \$1,135,226 \$1,135,226 \$1,135,226 \$1,226 \$1,3	194 \$855,267 \$1,500 \$800 \$800 \$129,378 \$,984 \$50,162,239 \$2,557 \$21,075,146 \$872,370 \$41,077 2,449 \$14,353,110 \$1,756,831 \$15 \$4,044,005
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No. with interest not given \$1,588,641 No. above to Bank, Trust and Insurance Companies 51 Amount involved	\$303,830 \$2,619, \$257,000 \$6,430, 1911. 2,739 \$95,791,259 2,125 \$19,221,232 4,864 \$115,012,491 666 \$27,802,549 481 \$4,695,933 RTGAGES RC.———————————————————————————————————	48 26 644 \$224,250 78 19,500 \$257,000 1910. 3,306 \$137,567,213 2,357 \$22,252,919 5,663 \$159,826,132 \$13 \$24,533,651 562 \$6,339,598 1910. 9.May 5, inc.— tean. Bronx 47 16 182 \$192,400 10 3 150 \$40,000 1 13 99 182 \$95,900 1 1910 9.50,000 1 1900 \$50,000 1910 890 \$37,293,238	Amount involved. No. at 5½%. Amount involved. No. at 4½%. Amount involved. Total No. at at a mount of Mortgages, Jan. 1 to date. Total amount of Mortgages for April PROJECTED BU No. of New Buildings. Estimated cost. Total Amount of Alterations. Total Amount of New Buildings. Jan. 1 to date. Total Amount of Alteration, Jan. 1 to date. Total Amount of New Buildings for April Total No. of New Buildings for April Total Amount of New Buildings for April No. of New Buildings. Estimated cost. Total Amount of Alterations Total Amount of Alterations Total No. of New Buildings, Jan. 1 to date. Total Amount of Alterations Total Amount of Alterations, Jan. 1 to date.	\$7,500 \$19,700 \$19,700 \$127 \$640,540 \$2,125 \$9,000 \$507,150 7,442 \$39,393,725 1,939 \$19,557,478 ILDINGS. \$1,135,226 \$58,648 1,517 \$9,143,920 \$1,039,612 639 \$3,326,341 IS. ILDINGS. ILDINGS. \$1,135,226 \$58,648 1,517 \$9,143,920 \$1,039,612 639 \$3,326,341 IS. ILDINGS. \$1,135,226 \$1,135,226 \$1,135,226 \$1,135,226 \$1,135,226 \$1,135,226 \$1,135,226 \$1,135,226 \$1,135,226 \$1,135,226 \$1,135,226 \$1,135,226 \$1,135,226 \$1,135,226 \$1,226 \$1,3	194 \$855,267 \$1,500 \$800 \$800 \$129,378 \$,984 \$50,162,239 \$2,557 \$21,075,146 \$872,370 \$41,077 2,449 \$14,353,110 \$1,756,831 \$15 \$4,044,005
No. with interest not given \$1,588,641 No. above to Bank, Trust and Insurance Companies 51 Amount involved	\$303,830 \$2,619, 14 \$257,000 \$6,430, 1911. 2,739 \$95,791,259 2,125 \$19,221,232 4,864 \$115,012,491 666 \$27,802,549 481 \$4,695,933 RTGAGES RC.————————————————————————————————————	48 26 644 \$224,250 78 19,500 \$257,000 1910.	Amount involved. No. at 5½%. Amount involved. No. at 4½%. Amount involved. Total number of Mortgages, Jan. 1 to date. Total amount of Mortgages for April PROJECTED BU No. of New Buildings. Estimated cost. Total Amount of Alterations. Total Amount of New Buildings. Jan. 1 to date. Total Amount of Alteration, Jan. 1 to date. Total Amount of New Buildings for April Total Amount of New Buildings for April Total Amount of New Buildings Sestimated cost. Total Amount of New Buildings for April Total Amount of New Buildings, Jan. 1 to date. Total Amount of Alterations Total Amount of Alterations Total Amount of Alterations Total Amount of New Buildings, Jan. 1 to date. Total Amount of Alterations, Jan. 1 to date. Total Amount of Alterations, Jan. 1 to Date. Total No. of New Buildings, Jan. 1 to Date. Total No. of New Buildings	\$7,500 \$19,700 \$19,700 \$19,700 \$127 \$640,540 \$2,125 \$9,000 \$507,150 7,442 \$39,393,725 1,939 \$19,557,478 ILDINGS. \$1,135,226 \$58,648 1,517 \$9,143,920 \$1,039,612 639 \$3,326,341 [S. ILDINGS. \$1911 28 May 4, inc. April 28 May 4, inc. April \$1,354,425 \$18,925 1,924 \$8,434,598	194 \$855,267 \$1,500 \$800 \$800 \$129,378 \$,984 \$50,162,233 2,557 \$21,075,146 \$872,370 \$41,077 2,449 \$14,353,110 \$1,756,831 \$15 \$4,044,005
No. with interest not given \$1,588,641 No. above to Bank, Trust and Insurance Companies 51 Amount involved	\$303,830 \$2,619, \$257,000 \$6,430, 1911. 2,739 \$95,791,259 2,125 \$19,221,232 4,864 \$115,012,491 666 \$27,802,549 481 \$4,695,933 RTGAGES RC.———————————————————————————————————	48	Amount involved. No. at 5½%. Amount involved. No. at 4½%. Amount involved. No. at 4½%. Amount involved. No. at 4½%. Amount involved. No. at 4%. Amount involved. No. at 3%. Amount involved. No. with interest not given Amount involved. Total number of Mortgages, Jan. 1 to date. Total Amount of Mortgages for April Total Amt. of Mortgages for April PROJECTED BU No. of New Buildings. Estimated cost. Total Amount of Alterations. Total Amount of New Buildings, Jan. 1 to date. Total Amount of Alteration, Jan. 1 to date. Total Amount of New Buildings for April Total Amount of New Buildings For April Total Amount of New Buildings For April Total Amount of New Buildings Total Amount of New Buildings for April Total No. of New Buildings For April Total Amount of Alterations. Total Amount of Alterations. Total Amount of New Buildings For April Total Amount of Alterations. Total Amount of Alterations. Total Amount of New Buildings, Jan. 1 to date. Total Amount of Alterations. Total Amount of New Buildings, Jan. 1 to date. Total Amount of New Buildings, Jan. 1 to date. Total Amount of New Buildings, Jan. 1 to date. Total Amount of New Buildings, Jan. 1 to date. Total Amount of New Buildings, Jan. 1 to date. Total Amount of New Buildings, Jan. 1 to date. Total Amount of New Buildings, Jan. 1 to date.	\$7,500 \$19,700 \$19,700 \$19,700 \$127 \$640,540 \$2,125 \$3 \$9,000 	194 \$855,267 \$1,500 \$800 \$800 \$129,378 \$,984 \$50,162,239 \$2,557 \$21,075,146 \$872,370 \$41,077 \$41,077 \$41,077 \$44,0405 \$14,353,110 \$1,756,831 \$15 \$4,044,005

THE TITLE INSURANCE CO., OF NEW YORK

135 Broadway, Manhattan

CAPITAL AND SURPLUS, \$3,000,000

and 203 Montague St., Brooklyn \$3,000,000

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

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Fre l'k G. Hobbs, Pres. Fred'k H. Birch, Treas, Geo L. S.awson, Vice-Pres. Chas. D. Hobbs, Seey.

SLAWSON & HOBBS

Real Estate

162 WEST 72D STREET

VOLUNTARY AUCTION SALES.

JOSEPH P. DAY. May 9.

53 lots on Riverside Drive, Fort Washington av, 160th & 161st sts.

33 lots on Riverside Drive, Fort Washington av, 160th & 161st sts.

BRYAN L. KENNELLY.

May 10.

58th st, No 15, n s, 95 w Madison av, 50x 100.5, vacant.
7th av, No 342 n w cor 29th st, 20.9x64, 4-sty 29th st bk tnt with str.
3d av, Nos 539 & 541 | s e cor 36th st, 49.5x100, 36th st, Nos 200 & 202 | two 3-sty bk tnts with strs.
8th av, No 640 n e cor 41st st, 24.8x100, 5-sty 41st st | bk tnt with strs.
9th av, Nos 618 & 620 | s e cor 44th st, 40.2x100, 44th st, Nos 358 & 360 | two 3-sty bk tnts with strs.
3d av, No 719 | s e cor 45th st, 25.1x80, 3-sty 45th st, No 202 | bk tnt with strs.
2d av, No 877 | s w cor 47th st, 25.1x80, 3-sty 45th st, No 202 | bk tnt with strs.
8th av, No 8870 | bk tnt with strs.
8th av, Nos 870 & 872 | n e cor 52d st, runs n 52d st, Nos 269 & 271 | 40.5 x e 70 x n 60 x e 30 x s 100.5 to 52d st, x w 100 to beg, two 4-sty bk tnts with strs & wto 3-sty & b stn dwgs.
Amsterdam av, No 454 | s w cor 82d st, 27.2x87x 82d st, No 200 | 27.2x86.11, 5-sty bk tnt with strs.
2d av, No 813 to 417, n s, 100 e 1st av, 75x 98.9, three 4-sty bk tnts with strs.
2d av, No 2499 | s w cor 128th st, 24.11x75, 5-128th st, No 252 sty bk tnt with strs.

JOSEPH P. DAY.

May 11.

5th av, No 548, w s, 25.5 n 45th st, 25x100, 5-sty & b bk dwg. Park av n e cor 97th st, 52.5x100, vacant. 97th st 1

109th st, s s, abt 345 e 1st av, 50x100.10, va-

109th st, s s, abt 345 e 1st av, 50x100.10, vacant.

34th st, No 335 E, 20x97.6, 4-sty bk loft bldg.

Bowery, No 80, 25.3x111.2, 6-sty & b bk loft & str bldg.

241st st | n w cor Martha av, 100x100, va-Martha av| cant.

8 lots on Haven av & Boulevard Lafayette.

Wilkins av| n e cor 170th st, 37.5x100, 5-sty bk 170th st | tnt.

Wilkins av, Nos 1452 to 1456, 112.3x100, three 5-sty bk tnts.

76th st, No 31 W, 20x100, 4-sty & b stn dwg.

148th st, Nos 542, 544 & 552 W, 16.8x99.11 each, three 3-sty & b stn dwgs.

Manhattan av, Nos 312 to 320 | e s, block front 113th st 114th st | sts, 201.10x95, two 6-sty & b tnts.

Interior lot 69 n 176th st & 100 e Webster av, 46x65.3, brk stable.

ADVERTISED LEGAL SALES.

May 6.

No Legal Sales advertised for this day.

May 8.

May 8.

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 st; Francis W Pollock, ref. By Joseph P Day. Heath av, No 2909, w s, 60.9 s 290th st, 89.3x90, 2-sty fr dwg. Jas G Wentz agt Metzler Building & Const Co et al; Boothby, Baldwin & Hardy, att'ys, 71 Bway; Chas O Maas, ref. (Amt due, \$21,265.13; taxes, &c, \$275.) By Joseph P Day.

Av A, No 1325, w s, 20.4 s 71st st, 25x87, 5-sty bk tnt. Mary C Rodriguez et al agt Fredk Prochazka et al; Geoller, Shaffer & Eisler, att'ys, 207 Bway; Phoenix Ingraham, ref. (Amt due, \$21,357.43; taxes, &c, \$509.18.) By D Phoenix Ingraham.

67th st, No 224, s s, 375 w Amsterdam av, 25x 100.5, 5-sty bk tnt & strs. Philip Liberman et al agt Margaret Free et al; Goldfarb & Singerman, att'ys, 35 Nassau st; Max S Levine, ref. (Amt due, \$2,665.85; taxes, &c, \$310; sub to a mt of \$17,000.) Mt recorded July 3, 1909. By Samuel Marx.

69th st, No 213, n s, 164.2 w Amsterdam av, 20.6x100.5, 2-sty & b bk dwg. Sante Talamini agt Carolina B Ducker et al; Chas Zerbarini, att'y, 346 Bway; Jas Oliver, ref. (Amt due, \$4.390.02; taxes, &c, \$416.62.) By Herbert A Sherman.

A Sherman.

80th st, No 503, n s, 98 e Av A, 25x102.2, 3-sty bk tnt.

80th st, No 509, n s, 173 e Av A, 25x102.2, vacant.

cant.
Bank of Great Neck agt Simon Uhlfelder et al;
Bowers & Sands, att'ys, 31 Nassau st; Leo L
Leventritt, ref. (Amt due, \$12,940.61; taxes,
&c, \$681.83.) B Joseph P Day.
Hughes av, No 2124, e s, 36.1 n 181st st, 16.7x
84.10x16.8x84.7, 2-sty bk dwg. Danl G Wild
et al, trustees, agt Jos Steen et al; Winthrop
Stearns, att'y, 277 Bway; Wm A Walling, ret.
(Amt due, \$5.324.74; taxes, &c, \$93.16.) Mt
recorded April 1, 1910. By Joseph P Day.

(Amt due, \$5.324.74; taxes, &c, \$93.16.) Mt recorded April 1, 1910. By Joseph P Day.

May 9.

Pelham ay, Nos 611 & 613, n s, 89.1 w Hughes av, 38.2x100, 5-sty bk tnt & strs. Henry Bissmann et al agt Levoli Construction Co et al Davis; & Kaufmann, att'ys, 51 Chambers st; James Kearney, ref. (Amt due, \$5.157.84; taxes, &c, \$266.83; sub to a first mt of \$27,000.) Mt recorded June 28, 1910. By Saml Marx.

145th st, Nos 135 & 137, on map No 137, n s, 318.9 w Lenox av, 43.9 x 99.11, 6-sty bk tnt. Daniel Darrows et al agt Pine Investing Co et al; Pressinger & Newcombe, att'ys, 60 Wall st; A L Pincoffs, ref. (Amt due, \$8,668.66; taxes, &c, \$—.) Mt recorded Oct. 8, 1910. By Joseph P Day.

Fox st, No 551, n s, 122.11 e Prospect av, 76.10x 107.5x132.1, gore, 5-sty bk tnt. North American Mtg Co agt Aqueduct Construction Co et al; Clarence L Westcott, att'y, 100 Broadway; Jos Pool, ref. (Amt due, \$30,067.36; taxes, &c, \$307.38.) Mt recorded Aug 7, 1909. By Joseph P Day.

71st st, No 439, n s, 100 w Av A, 25x102.2, 5-sty bk tnt. & strs. Sarah H Bentley agt Nathan Reisler et al; Howland, Murray & Prentice, att'ys, 35 Wall st; Peter Gatens, ref. (Amt due, \$25,281.74; taxes, &c, \$1,150.) Mt recorded April 31, 1906. By Joseph P Day.

May 10.

due, \$25,281.74; taxes, &c, \$1,150.) Mt recorded April 31, 1906. By Joseph P Day.

May 10.

13th st, No 624, s s, 318 e Av B, 20x103.3, 7-sty bk loft & str bldg. Mary F Martin agt Remmos Const Co et al; Arnstein, Levy & Pfeiffer, att'ys, 128 Bway; Geo F Langbein, ref. (Amt due, \$6,412.76; taxes, &c, \$193.96.) Mt recorded Aug 5, 1910. By Samuel Marx.

Longwood av, No 1129 n w cor Barry st, 20.3x Barry st Gall 20.2x65.2, 2-sty fr dwg and str. Sheriff's sale of all right, title, &c, which Margaret A Downey had on Nov 11, 1910, or since; Benjamin I Shiverts, att'y, 63 Park Row; Jno S Shea, Sheriff. By Daniel Greenwald.

115th st, No 156, s s, 378 w 3d av, 17x100.11, 4-sty stn tnt. Cornelius F Kingsland agt Lena or Lina Simon et al; Frederic de P Foster, att'y, 44 Wall st; Saml H Ordway, ref. (Amt due, \$11, 176.92; taxes, &c, \$1,050.67.) Mt recorded April 11, 1898. By Joseph P Day.

Chambers st, No 143, n s, 50.1 w Hudson st, 25 x76.3, 5-sty stn loft & str bldg, leasehold. Twelfth Ward Bank of the City of N Y et al agt Wm Ferris et al; Allen W Ashburn, Jr, atty, 52 Wm St; Archibald A Gulick, ref. (Amt due, \$13,175.92; taxes, &c, \$3,398.99.) By D Phoenix Ingraham.

Manhattan av, Nos 437 & 439, on map No 439 118th st, No 351

n w cor 118th st, 100.11x100, 7-sty bk tnt & strs. Geo D Gregory agt Ledyard Construction Co et al; Alfred T Davison, att'y, 76 William st; Chas J Leslie, ref. (Amt due, \$17,529.53; taxes, &c, \$—; sub to two prior mts aggregating \$195,000.) Mt recorded Nov 11, 1908. By Joseph P Day.

May 11.

May 11.

May 11.

172d st, No 1010, s s, 100 e Longfellow av, 25x 100, 2-sty fr dwg. Henry B Hathaway agt Benj Viau et al; Alphonse Dession, att'y, 82 Wall st; Sidwell S Randall, ref. (Amt due, \$6,024.56; taxes, &c, \$230.16.) Mt recorded Dec 29, 1905. By Joseph P Day.

14th st, No 203, n s, 25 w 7th av, 25x96, 5-sty stn tnt with 4-sty ext. Gertrude de Graffenried agt Linda F Butler et al; Edw R Vollmer,

att'y, 229 Bway; Wilson L Cannon, ref. (Amt due, \$11,399.38; taxes, &c, \$1,161.48.) Mt recorded May 25, 1877. By Joseph P Day. 165th st, Nos 132 & 134, s s, 18 e Ogden av, 33.10x77.6, 3-sty fr tnt & str & 2-sty fr dwg. 165th st, No 122, s s, 23.4 w Nelson av, 16.11x 77.6, 2-sty fr dwg.

J Frederic Kernochan agt E Osborne Smith; Henry F Miller, att'y, 44 Pine st; Benj F Foster, ref. (Amt due, \$14,185.12; taxes, &c, \$678.66.) By Joseph P Day.

May 12.

Ridge st, No 26, e s, 125 s Broome st, 25x72, 3-sty bk tnt. Sheriff's sale of all right, title, &c, which Congregation Shebat Achim et al had on Jan 14, 1911, or since; Alfred & Chas Steckler, att'ys, 170 Bway; John S Shea, Sheriff. By Daniel Greenwald.

Minetta lane, No 22, n s, 101.5 e 6th av, 21.5x 70x22.7x70, 2-sty bk tnt.

3d st, No 134, s s, 100 e 6th av, 25.3x80, 2-sty bk tnt.

August Ruff agt Gustave Baumann et al; Jno C Ruff, att'y, 140 Nassau st; Edw J McGean, ref. (Amt due, \$4,483.12; taxes, &c, \$326.63; sub to two prior mts aggregating \$13,000.) Mt recorded April, 1910. By Joseph P Day.

\$326.63; sub to two prior mts aggregating \$13,-000.) Mt recorded April, 1910. By Joseph P Day.

1st av, No 1794| |s e cor 93d st, 25.8x94, 5-93d st, Nos 400 & 402| sty bk tnt & strs. Wm F Clare et al agt Dennis M Breslin et al; Jas L Clare, att'y, 135 Bway; Jas B Butler, ref. (Amt due, \$31,383.58; taxes, &c, \$1,937.93.) By Jacob H Mayers.

St Nicholas av, No 961 |n w cor 158th st, 203.4 to 159 th st | 158th st, x41.1x199.10 to 159 th st | 158th st, x78.5, 6-sty bk tnt. Herman Feitelberg agt Carlene A Way et al; Freyer, Hyman & Jarmulowsky, att'ys, 141 Bway; Edw F Moran, ref. (Amt due, \$37,395.48; taxes, &c, \$624.13; sub to a prior mt of \$200,000.) By Joseph P Day.

229th st, No 751, n s, 271.8 w Barnes av, 33.4x 114, Wakefield. Mary Bracht agt Giovanni Antonacci et al; Ullo, Ruebsamen & Yuzzolino, att'ys, 11 Bway; Jos S Rosalsky, ref. (Amt due, \$3,136.11; taxes, &c, \$68.24; sub to a first mt of \$1,400.) Mt recorded Jan 7, 1908. By Joseph P Day.

110th st, Nos 107 & 109, n s, 35 e Park av, 42.6 x100.11, 6-sty bk tnt & strs. Gustav Lange agt Rudolph Simon et al; Gustav Lange, Jr, att'y, 257 Broadway; Benj Jackson, ref. (Amt due, \$1,1400.) By Joseph P Day.

May 13.

May 13.

No Legal Sales advertised for this day.

May 15.

May 13.

No Legal Sales advertised for this day.

May 15.

Willett st, No 91, w s, 220.7 n Rivington st, 30.5x100.3, 5-sty bk tnt. Thos Rothmann agt Solomon or Salmon Reiner et al; Franklin P Trautmann, att'y, 132 Nassau st; Warren Leslie, ref. (Amt due, \$36,341.53; taxes, &c, \$1,600.) Mt recorded Feb 2, 1906. By Joseph P Day.

143d st, Nos 126 & 128, s s, 350 w Lenox av, 41.8x99.11, 6-sty bk tnt; Action No 1; Pincus Lowenfeld et al agt Clinton L Jones et al; Arnstein, Levy & Pfeiffer, att'ys, 128 Bway; Wm Klein, ref. (Amt due, \$13,870.20; taxes, &c, \$843.79.) By Joseph P Day.

143d st, Nos 130 & 132, s s, 391.8 w Lenox av, 41.8x99.11, 6-sty bk tnt; Action No 2. Same agt same; same att'ys; same ref. (Amt due, \$13,870.20; taxes, &c, \$843.79.) By Joseph P Day.

148th st, Nos 538 (806), s s, 150 w St Anns av, 24.9x100, 5-sty bk tnt. Brener Realty Co agt Annie Grossman et al; Monfried & Feinberg, att'ys, 150 Nassau st; Louis J Vorhaus, ref. (Amt due, \$4,881.58; taxes, &c, \$60; sub to a first mt of \$12,000.) By Joseph P Day.

Montgomery st, Nos 69 & 71 n e cor Cherry st, Cherry st, Nos 352 & 354 | 46x60, 6-sty bk tnt & strs. State Bank agt Ossas Parnes et al; Jerome A Kohn, att'y, 1400 5th av; Wm Bondy, ref. (Amt due, \$19,177.07; taxes, &c, \$1,500.) By Herbert A Sherman.

137th st, Nos 428 to 446 (680 to 702) n s, 300 e Willis av, 150x200 to 138th st, ten 6 and ten 7-sty bk tnts with strs in 138th st. Knickerbocker Trust Co agt Llewellyn Realty Co et al; Davies, Auerbach, Cornell & Barry, att'ys, 34 Nassau st; Henry Necarsulmer, ref. (Amt due, \$251,244.89; taxes, &c, \$8,943.01.) By Joseph P Day.

80 Boulevard | n w cor Av St John, Av St John, Nos 1020 to 1024 | 100x105, two 5-sty bk tnts with strs on cor. Bertel Realty Co agt Vincenzo Oliva et al; James, Schell & El-kus, att'ys, 170 Bway; Sol Kohn, ref. (Amt due, \$85,507.71; taxes, &c, \$333.25; sub to first mt of \$30,000.) By Joseph P Day.

AUCTION SALES OF THE WEEK.

The following is the complete list of property sold, withdrawn or adjourned during the week ending May 5, 1911, at the New York Real Estate Salesroom, 14 and 16 Vesey St. Except whtre 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.

JOSEPH P. DAY

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Edison av, w s, 225 s Tremont rd, 50x95, Throggs Neck. (Amt due, \$585.36; taxes, &c, \$59,51; sub to prior mt of \$500.) Mable Walsh.1,485 129th st. No 3, n s, 73 e 5th av, 37x50, 2 & 3-sty fr & bk dwg. (Amt due, \$14,90.31; taxes, &c, \$300.) Adj to May 16
*St Anns av, No 738, e s, 25 s 156th st, 25x90, 4-sty bk tnt & strs. (Amt due, \$3,284.16; taxes, &c, \$274.47; sub to prior mt of \$15,000.) Katz-Polacek Realty & Const Co
17th st, No 17, n s, 191.10 w Bway, 25x77.9x25x84.4, 4-sty & b bk dwg with str. (Exrs sale.) Heilner & Wolf
White st, Nos 14 & 16, n s, 105 e West Bway, 49.10x101.3x50x101.3, 5-sty & b bk loft & str bldg. (Exrs and trustees' sale.) Douglas Realty Co
6th av, No 987, w s, 55.5 s 56th st, 25x75, 4-sty bk tnt with str. (Exrs & trustees' sale.) Horace S Ely & Co for a client
3d av, Nos 2094 & 2096, w s, 62.1 s 115th st, 63.4x100, two 5-sty bk this with strs. (Exrs & trustees' sale.) David Lippmann
Maurice Muller
So Boulevard S w cor Elsemere pl, 109.9x158.6x100x113.3, vacant. (Vol-Elsmere pd untary.) R I Oliver
Crotona Parkway n e cor Elsmere pl, 109.9x223x101x192.4, vacant. (Vol- Elsmere pl untary.) Maurice Muller
av, 170x—, four 5-sty bk tnts. (Amt due, \$6,161.25; taxes, &c, \$5,000; sub to prior mts of \$131,000.) Broadway-Amsterdam Co

Conveyances

BRYAN L. KENNELLY.
38th st, No 205, n s, 44.8 w 7th av, 22.4x90, 4-sty & b stn dwg. (Voluntary.) Harriet S Clark
tary.) Bid in at \$56,000. (Volum-
tary.) Bid in at \$56,000. Seneca av s e cor Longfellow av, 50x100, vacant. (Voluntary.) Chas
Longfellow av Sykes
stn dwg (Voluntary) Saml N Posses
stn dwg. (Voluntary.) Saml N Pasco
ard S Barter
ard S Barter
tary.) Wm G Willis
Valentine av in at \$1,250
Barkley av n e cor Vincent av, 25x100, vacant. (Voluntary.) Bid in
Valentine av in at \$1.250 Barkley av n e cor Vincent av, 25x100, vacant. (Voluntary.) Bid in Vincent av at \$825 Shakespeare av, w s, 13 s Boscobel av, 100x95, vacant. (Exrs sale.)
*98th st, n s, 250 e 5th av, 50x100.11 98th st, s s, 125 e 5th av, 100x100.11
98th st, s s, 125 e 5th av, 100x100.11. 98th st, s s, 275 e 5th av, 50x100.11.
(Amt due, \$110,348.14; taxes, &c. \$2.370.73.) Mutual Lift Ins Co. of
(Amt due, \$110,348.14; taxes, &c, \$2,370.73.) Mutual Lift Ins Co of N Y
SAMUEL MARX.
76th st, Nos 435 & 437, n s, 100 w Av A, 50x102.2, two 4-sty bk tnts.
(All one, \$11.485.52; taxes &c \$685.56; cub to 9 mts aggregating
\$12,500.) Readvertised for May 19
5-Sty fr dwg (Amt due \$7.457.08: taxes &c \$220.00) Lorin C
Definitement et al exis
*Decatur av, No 3344 (Norwood av), e s, 330.9 s Gun Hill rd, 25x80,
Bernheimer et al exrs
3-sty fr dwg. (Amt due, \$7,562.08; taxes, &c, \$329.09.) Lorin S Bernheimer et al exrs \$7,000 *145th st, No 450, ss, 94 w Convent av, 16x99.11, 3-sty & b stn dwg. (Partition) Susan M. Turbiii
(Partition.) Susan M Tuthill
strs. (Amt due, \$13.894.92; taxes, &c. \$914.10; sub to prior mt of
strs. (Amt due, \$13,894.92; taxes, &c, \$914.10; sub to prior mt of \$40,000.) Henry Kern
*Greene st, Nos 175 & 177, w s, 100 s Bleecker st, 40x100, 6-sty bk loft

Total	mrools.	1010	 	 	 	 	. \$1,770,836
Corresponding Jan. 1st, 1911,	to dat	e	 	 	 	 	. 15 776 333
Corresponding	period,	1910	 	 	 	 	26,739,359

REAL ESTATE RECORDS

1st.—Q. C. is an abbreviation for Quit Claim deed, i. e., a deed wherein all the right, title and interest of the grantor is conveyed, omitting all covenants and warranty.

2d.—C. a. G. means a deed containing Covenant against Grantor only, in which he covenants that he hath not done any act whereby the estate conveyed may be impeached, charged or encumbered.

3d.—B. & S. is an abbreviation for Bargain and Sale deed, wherein although the seller makes no expressed consideration, he really grants or conveys the property for a valuable consideration, and thus impliedly claims to be the owner of it.

4th.—The street and avenue numbers given in these lists are, in all cases, taken from the insurance maps when they are not mentioned in the deeds. The numbers, it will occasionally be found, do not correspond with the existing ones, owing to there having been no official designation made of them by the Department of Public Works.

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

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

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

8th.—A. \$20,000—\$30,000 indicates the assessed value of the property, the first figures being for the lot only and the second figures representing both lot and building. Letter P before second figure indicates that the property is assessed as in course of construction. Valuations are from the assessment roll of 1910.

9th.—T. S. preceding the consideration in a conveyance means nat the deed or conveyance has been recorded under the Torrens System.

CONVEYANCES

BOROUGH OF MANHATTAN.

April 28, 29, May 1, 2, 3 and 4.

Broome st, Nos 65 to 69 s w cor Cannon st, 50.4x56, two 4-sty bk on map Nos 65 & 67 | tnts & strs. Easter Realty Co to Benj H Cannon st, No 19 | Kelley, at Bernardsville, N J. All liens. Apr 26. May 2, 1911. 2:331—43. A \$35,000—\$55,000. not Bleecker st, No 165, n s, 50 e Sullivan st, 25x100, 5-sty bk tnt & strs. Mary E McCreery to Calogero Caputo, 147 Sullivan st. Mt \$20,000 & all liens. May 4, 1911. 2:539—40. A \$25,000—\$30,000.

\$20,000 & all liens. May 4, 1911. 2:339—40. A \$25,000—\$30,000.

Broome st, No 211 |s w cor Norfolk st, 25x75, one 5 & one 6-Norfolk st, Nos 63 & 65| sty bk thts & strs. Marcus Rosenthal to Jos Price, 72 Norfolk st. Mts \$55,000. May 1. May 2, 1911. 2:351—15. A \$35,000—\$55,000. O C & 100

Beekman st, No 71, s w s, abt 100 s e Gold st, 27.7x88.1x23.8x89.8, n w s, 5-sty bk loft & str bldg.

Fulton st, No 71, n s, abt 80 e Gold st, or begins at s cor land John D Wilson, runs n e 123.7 x s e 6.9 & 23.8 x s w 21.1 x s e 30.7 x s w 101 to st, x n 15.9 to beg, 3-sty bk loft & str bldg. May N Seabrook to Alice D Buckingham, 342 Marlborough st, Boston, Mass. ½ part. Mt \$60,000 & all liens. May 1. May 3, 1911. 1:94—12 & 22. A \$68,900—\$102,000. 30,000

Broome st, No 413 |s w cor Norfolk str bldg. Irving T Smith to Marion S I Martin, 21 W 54th st. ½ part. Apr 26. May 3, 1911. 2:473—40. A \$55,000—\$65,000. nom

Cherry st, No 37, s s, abt 78 w Roosevelt st, 17x74.8x17x75.4, w s. Cherry st, No 35, s s, 96 w Roosevelt st, -x—. two 4-sty bk thts & strs & one 4-sty bk tht in rear. Harris Schwartz to Morris Punch, 168 Lenox av. Mt \$16,000. May 2. May 3, 1911. 1:109—13 & 14. A \$11,700—\$17,000. O C & 100

Carmine st. No 65, n s, 150 w Bedford st, 25x90, 5-sty stn tnt & strs. Martin Garone to Nicola Satriani, 65 Carmine st. ½ R, T & I. Mts \$20,100. Apr 25. May 3, 1911. 2:582—42. A \$14,000—\$26,000.

—\$26,000.

Clinton st, No 244, e s, 70.9 n Cherry st, 30.1x71.11x29.10x71.11
6-sty bk tnt & strs. Morris Punch to Harris Schwartz, 5 E 106tl
st. Mt \$35,000. May 2. May 3, 1911. 1:258—39. A \$21,000—
\$40,000.

\$40,000. May 2. May 3, 1911. 1:258—39. A \$21,000—\$40,000. Cherry st, No 150, n s, 416 e Catherine st, 25.4x127, 5-sty bk tnt & strs & 6-sty bk tnt in rear. Martin Garone to Rachele Palladino, 150 Cherry st. ½ R, T & I. Mts \$19,200. Apr 27. May 1, 1911. 1:253—19. A \$13,000—\$24,000. O C & 100 Catherine st, Nos 87 & 89 | n e cor Cherry st, 30x69.4x30x67.6, 6-sty Cherry st, Nos 116 to 120| bk tnt & strs. Martin Garone to Minnie Garone, 116 Cherry st. Mts \$44,000. Apr 28. May 2, 1911. 1:253—1. A \$25,000—\$45,000. nom Charlton st, No 98, s s, abt 100 w Hudson st, 25x100, 6-sty bk tnt & strs. John M O'Rorke to Fred W Nellis, at Little Clove road, West New Brighton, S I. All liens. Apr 25. May 2, 1911. 2:597—52. A \$12,000—\$32,000. nom Same property. Fred W Nellis to Margt V O'Rorke, 563 59th st, Bklyn. All liens. Apr 25. Apr 2, 1911. 2:597. nom Delancey st, No 272, n s, 74.9 e Columbia st, 25x100x24.9x100, 6-sty bk tnt & strs. Fredk Wiener to Isaac Cohen, 1239 Mad av. Q C. All liens. Apr 28, 1911. 2:333—74. A \$20,000—\$40,000. nom

East Broadway, No 147, s s, abt 205 w Rutgers st, 25x75, 4-sty bk tnt & strs. Louis Solinsky to Isser Reznik & Meyer Smolowitz, both at 75 Eldridge st. Mts \$25,000 & all liens. May 1. May 2, 1911. 1:283-31. A \$21,000-\$30,000. O C & 100 Grand st, No 588, n s, 25 w Mangin st, 25x75, 5-sty bk tnt & strs. Jno S Foster & ano EXRS, &c, Wm R Foster to J Stanley Foster, Babylon, N Y. Apr 6. Apr 29, 1911. 2:321-22. A \$15,500-\$24,000.

000. May 1. May 3, 1911. 1:312—37. A \$30,000—\$45,000.

O C & 100
O

John st, No 39, n s, 58 e Nassau st, 19x62.10x18.11x60.4, 4-sty bl loft & str bldg. Lizzie E Hall et al to Geo Ehret, 1197 Park av. All liens. Feb 16. May 1, 1911. 1:78—33. A \$51,500—\$60,000.

Jersey st, being an interior lot begins at c l blk bet 33d & 34th sts & 139 e 10th av, runs s 61.4 x e along c l old Jersey st, 25 x n 59.4 to c l of blk, x w 25 to beg, vacant. Jane Usher to Grace E Freeman & Mary L Jones, both at East Orange, N J. All liens. Apr 27. Apr 29, 1911. 3:731—12½. A \$3,000—\$3,000.

\$23,000—\$38,500.

Minetta st, No 6, n s, 153.1 e Bleecker st, 22.1x75x22.2x75, 2-sty fr bk ft dwg.

Minetta st, No 8, n s, 175.3 e Bleecker st, 22x75x22.2x75, 2-sty fr bk ft dwg.

Minetta st, No 10, n s, 197.3 e Bleecker st, runs n 39.10 x s 34 to n w s of st, x s w 21.11 to beg, gore, 3-sty bk tnt.

Wm Gullery to Moser Arndtstein, 50 Cathedral Parkway. Mts \$11,000. Apr 22. Apr 27, 1911. 2:542—20 to 22. A \$16,000—\$17,500. Corrects error in last issue when Minetta st, No 8 was omitted.

\$_\$17,500\$. Corrects error in last issue that \$0 \text{ C} & 100\$ was omitted.

Monroe st, No 94, s s, 36.2 w Pelham st, runs w 18 x s 45.3 x e 8 x n e 22.6 x n 25 to beg, 6-sty bk loft & str bldg. Bertha Teitz to Jane Whelan, 32 Park pl. Mts \$13,150 & all liens. Feb 15. May 1, 1911. 1:255-48. A \$7,000-\$13,000.

Maiden lane, No 91, n e s, 27.10 s e Gold st, runs n e 8.1 x n w 0.6 x n e 57.7 x s e 22.8 x s w 64.9 to lane x n w 21.6 to beg, 4-sty bk loft & str bldg. Lucius H Beers et al EXRS, &c, Franklin B Lord to Preferred City Real Estate Co, 100 Wm st. Mt \$35,000 & all liens. Apr 28. May 2, 1911. 1:69-17. A 0 C & 100 \$40,700-\$43,500. Mt \$35,000 & al \$40,700—\$43,500.

Mangin st, No 25, w s, 175 s Delancey st, old line, 25x100, 5-sty bk tnt. Plough & Fox Co to August Hubert, 412 E 64th st. B & S. Mt \$11,000. Apr 13. May 2, 1911. 2:322—21. A \$12,000—\$18,000.

Manhattan st, Nos 138 & 140, s s, 111.6 w Bway, runs s 74.8 x w 75 x n 50.10 x n e 53.6 to st x s e 44.11 to beg. Beam right agt, &c. Charter Constn Co with Robt M Olyplant, 160 Mad av. Apr 26. May 2, 1911. 7:1995.

Oak st, No 49, s s, 53.10 e Oliver st, 24.3x53.5x24.5x53.7, 5-sty bk tnt & strs. John Oliva to Francesco Di Maio & Rosario Signorello, both at 49 Oak st. Mt \$14,000. Apr 28, 1911. 1:252—62. A \$10,000—\$14,000.

Oak st, No 49, s s, 53.10 e Oliver st, 24.3x53.5x24.5x53.7, 5-sty bk tnt & strs. Release judgment. American Fidelity Co to John Oliva, 180 Hester st. Apr 26. Apr 28, 1911. 1:252-62. A \$10,000-\$14,000.

Prince st, No 155, n s, 35 w West Broadway, 20x95, 3-sty bk tnt & str with 1-sty fr bldg in rear. Wm Buchan to Wm Buchan, Jr, 331 Pennington av, Passaic, N J. Correction & confirmation deed. May 1. May 4, 1911. 2:516—40. A \$15,000—\$16,000.

Same property. Wm Buchan, Jr, to Elam H Fuller, 630 3d st, Bklyn. 2-3 parts & Arthur B Ballagh, 21 Bergen st, Hackensack, N J. 1-3 part. May 1. May 4, 1911. 2:516. O C & 100 Park pl, No 12, s s, abt 200 e Church st, 28x75, 5-sty stn loft & str bldg. W Emlen Roosevelt et al EXRS, &c, James I Roosevelt, decd et al to Broadway Park Place Co, 280 Bway. All title. B & S. Apr 17. May 2, 1911. 1:123—18. A \$72,000—1000 \$90,000.

Same property. W Emlen Roosevelt as TRUSTEE under deed of trust et al to W Emlen Roosevelt & John E Roosevelt as TRUSTEES under said deed of trust. All title. July 17, 1898. May 2, 1911. 1:123.

Same property. Appointment of TRUSTEE. W Emlen Roosevelt & John E Roosevelt TRUSTEES Wm O Roosevelt to Geo E Roosevelt TRUSTEE under said will. Nov 29, 1910. May 2, 1911. 1:123.

Same property. Acceptance of appointment as TRUSTEE as above by Geo E Roosevelt. Dec 31, 1910. May 2, 1911. 1:123.

Manhattan

ame property. Acceptance of appointment as TRUSTEE above by Geo E Roosevelt. Dec 31, 1910. May 2, 1911. 1:

Same property. Acceptance of appointment as TRUSTEE as above by Geo E Roosevelt. Dec 31, 1910. May 2, 1911. 1:123.

South st, No 48 | n w s, at s w s Gouverneur lane, 25x100,2x25x Gouverneur lane | 101.9, 5-sty bk loft & str bldg. Wall Rope Works of N J at Beverly, N J, to Wall Rope Works of N Y, 56 South st. Apr 17. May 3, 1911. 1:35—41. A \$26,300—\$39,000. O C & 100 Suffolk st, No 14, e s, 100 n Hester st, 25.1x100.5x25.3x100.5, 5-sty bk tnt & strs. Jacob Schall to Dora Schall, his wife, 257 Division st. All title. Mts \$28,000 & all liens. Apr 27. Apr 28, 1911. 1:313—3. A \$23,000—\$31,000. O C & 100 Stanton st, Nos 74 & 76 n e cor Allen st, 45x65, 6-sty bk tnt & Allen st, No 180 | strs. Isaac Grossman to Barnet Sundelevich, 58 E 7th st. All title. Mt \$77,000. Apr 27. Apr 28, 1911. 2:417—75. A \$42,000—\$75,000.

Suffolk st, No 78| s e cor Delancey st, 26.4x100x26.2x100, 5-sty bk Delancey st | tnt & strs. Suffolk st Bldg & Constn Cot to Abraham Collier, 51 E 96th st. All liens. Apr 29. May 1, 1911. 2:347—5. A \$22,000—\$42,000.

Sullivan st, No 17 | e s, 40 s Grand st, runs s 27 x e 62 x s 3 x Grand st, Nos 21 & 23| e 28 x n 70 to s s Grand st x w 39.8 x s 40 w 50 to beg, 3 3-sty fr bk ft tnts & strs & 1-sty fr bldg in rear. Chas G Koss & ano, EXRS Dorothy A Conklin to Danl Coffey, 469 w 166th st. Apr 18. May 1, 1911. 1:227—45, 46, 49 & 50. A \$23,500—\$27,500.

Same prop. Helen M Bartlett & ano to same. B & S. Apr 18. May 1, 1911. 2:338—29. A \$18,000—\$30,000. O C & 100 Willett st, No 53, w s, 100 n Delancey st, 25x100, 5-sty bk tnt. Edw G Eckert to Louis Vogel, 190 West End av. Mts \$20,000. Apr 29. May 1, 1911. 2:338—29. A \$18,000—\$30,000. O C & 100 Willett st, No 53, w s, 100 n Delancey st, 25x100, 5-sty bk tnt. & strs. Alois A Mosback et al, HEIRS, &c, Adam Mosback to Eliz D wife Chas H Miller, at Queens, Queens Co, N Y. Mt 89,000. May 11, 1911. 2:338—29. A \$18,000—\$30,000. O C & 100 Willet st, No 136 | m w cor Baxter st, Pas 27, 11 s, 23 sh av, 11 s, 11 s

Mad av. Apr 24. May 2, 1911. 1:198—18. A \$14,000—\$14.500. Same property. Release dower. Edith H Ronalds widow to same. Apr 25. May 2, 1911. 1:198. nom Water st, No 235, s s, S3.3 e Beekman st, 16.6x74.10x16.8x73.11, 5-sty bk loft & str bldg. Henry Leerburger to James Stanley, 136 Cambridge pl, Bklyn. Mt \$11,500. Apr 27. May 2, 1911. 1:97—50. A \$11,100—\$16.500. nom Water st, No 396 | n w cor Catherine slip, 20x40.1, 3-sty bk tnt Catherine slip, No 10| & str. Jacob Horowitz to Catherine & Water St Const & Realty Co, 14 Maiden lane. All liens. May 2. May 4, 1911. 1:251—58. A \$8,000—\$12,000. O C & 100 7th st E, No 65, n s, abt 330 e 2d av, 25x93.6, 4-sty bk tnt. Jācob Margulis to Sophie Margulis, 65 E 7th st. Mt \$24,340. Mar 7. May 3, 1911. 2:449—49. A \$20,000—\$28,000. O C & 100 9th st W, No 15, n e s, 265.4 n e from n w s 5th av (?) (should be n w), runs n e 92.3 x n w 17.4 x s w 92.3 to st x s e 17.4 to beg, 4-sty bk dwg. Jno J Bogert to Mary F D Thornton, 150 W 84th st. All liens. Apr 28. May 1, 1911. 2:573—52. A \$15,500—\$17,500. O C & 100 10th st W, No 38, s s, 487.2 w 5th av, 22.7x92.3, 4-sty stn dwg. U S Trust Co, EXR Josephine Lazarus to N Y Probation Assn, 165 W 10th st. Apr 29. May 1, 1911. 2:573—23. A \$18,000—\$23,000. Oth st W, No 17, n s, 257.11 w 5th av, 26x94.9, 4-sty bk tnt.

U S Trust Co, EXR Josephine Lazarus to N Y Probation Assn, 165 W 10th st. Apr 29. May 1, 1911. 2:573—23. A \$18,000—\$23,000. 27,500

10th st W, No 17, n s, 257.11 w 5th av, 26x94.9, 4-sty bk tnt. Geo R Peabody to Helen Satterthwaite, 15 W 10th st. ½ part. B & S. Mt ¼ of \$15,000. Apr 24. May 1, 1911. 2:574—53. A \$25,000—\$36,000. 2,812.50

10th st W, Nos 208 to 212, s s, 43.1 e Bleecker st, runs s 94.10 x e 53.8 x n 94.10 to st x w 53.9 to beg, three 2-sty fr bk ft tnts & strs and 2-sty bk tnt in rear. Fredk P Garretson EXR Mary R Prime to David Lippmann, 50 Central Park West. & Harry Lippmann, 215 W 101st st. May 2, 1911. 2:619—56 to 58. A \$25,500—\$30,500. nom

10th st E, Nos 30 & 32, s s, 194.9 e University pl, 27.6x92.3, 4-sty bk loft & str bldg. Leopold N Asiel to Saml Woolverton, at Scarsdale, N Y, TRUSTEE Margt O Shiff, decd, 6-7 parts, & Lillian W Shiff, 457 Franklin av, Bklyn. 1-7 part. B & S. Mar 29. May 2, 1911. 2:561—11. A \$44,000—\$53,000. nom

10th st W, Nos 208 to 212, s s, 43.1 e Bleecker st, 53,9x94.10x53.8 x94.10, three 2-sty fr bk ft tnts & strs & one 2-sty bk tnt in rear. David Lippmann et al to Chas I Weinstein Realty Co, 17 W 120th st. B & S. Mt \$20,000. May 2. May 3, 1911. 2:619—56 to 58. A \$25,500—\$30,500. 100

12th st W, Nos 269 & 271. n s, 106.1 e 4th st, runs e 54.1 x n 70.6 x w 25 x n 10 x w 24 x s — x e — x s — to beg, 23-sty bk & fr tnts & strs & 2 3-sty bk tnts in rear. Jos L Buttenwieser to Chas Rubinger, 1990 7th av. B & S. Mts \$10,000. Apr 1. May 1, 1911. 2:615—94. A \$21,000—\$23,500. O C & 100

13th st W, No 129, n s, 327.6 w 6th av, runs n 81.4 x n w 25.8 x s 97.3 to st, x e 20.6 to beg, 3-sty & bk dwg with 2-sty extens. Charlotte Alexander to Salvation Army. 120 W 14th st. All liens. Feb 10. May 2, 1911. 2:609—60. A \$11,000—\$13,000. O C & 100

16th st W, No 431, n s, 400.2 e 10th av, 25.2x92, 5-sty bk tnt.

16th st W, No 431, n s, 400.2 e 10th av, 25.2x92, 5-sty bk tnt.
Wolf Gips to Annie Gips, 523 W 147th st. Mts \$14,000. Apr 29.
May 1, 1911. 3:714—18. A \$9,500—\$16,000. O C & 10
16th st E, No 218, s s, 216 e 3d av, 19.3x103.3, 4-sty bk dwg. B
Dunbar Wright & ano, EXRS Mary A Wright, decd, et al to Jas
A Cox, 216 E 16th st. Apr 25. May 1, 1911. 3:897—26. A
\$12,500—\$17,500. nom

Notice is hereby given that infringement will lead to prosecution.

18th st E, No 220, s w s, 319 n w 2d av, 18x80, 4-sty & b bk dwg.

Margt S R White to Fredericke Schaefer, 814 West End av. Sub
to lease & all liens, including covenant to pay for bldg thereon.

Apr 26. Apr 28, 1911. 3:898—45. A \$9,500—\$14,000. 11,000
18th st W, No 443, n s, 525 w 9th av, 16.8x92, 3-sty bk tnt.

Charlotte Ecker to Laura L & Margt A Ecker, her sisters, 443
W 18th st. Mar 25, 1902. May 4, 1911. 3:716—13. A \$6,500
—\$7,500. nom

20th st E, No 45, n s, 175 w 4th av, 25x92, 4-sty stn office bldg.

Henry De F Weekes to Realty Holding Co, 907 Bway. Apr 18.

May 2, 1911. 3:849—31. A \$50,000—\$57,000. O C & 100
20th st E, No 47, n s, 150 w 4th av, 25x92, 4-sty stn tnt & strs.

Alice D Weekes et al EXRS, &c, Jno A Weekes to Realty Holding
Co, 907 Bway. All liens. Apr 18. May 2, 1911. 3:849—32.

A \$50,000—\$57,000. O C & 100
20th st E, Nos 45 & 47, n s, 150 w 4th av, 50x92, 4-sty stn office
bldg & 4-sty stn tnt & str. Realty Holding Co to Twentieth St
Realty Co, 440 E 108th st. Mt \$110,000. May 2. May 3, 1911.

3:849—31 & 32. A \$100,000—\$114,000. O C & 100
21st st W, Nos 132 & 134, s s, 387.5 w 6th av, 46x92, 12-sty bk
loft & str bldg. Rexton Realty Co & ano to Geron Constn Co,
32 Union Sq. B & S. All liens. May 3, 1911. 3:796—58 & 59.

A \$46,000—\$52,000. 100
Same property. Release mt. Samuel Kempner to same. May 3,
1911 3:796

Conveyances

32 Union Sq. B & S. All liens. May 3, 1911. 3:796—58 & 59. A \$46,000—\$52,000. 100
Same property. Release mt. Samuel Kempner to same. May 3, 1911. 3:796. 44,666
22d st E, No 23, n s, abt 295 e Bway, —x—, 4-sty stn office bldg, with 1-sty ext. 3:851—20. A \$72,000—\$92,000.
Park av, Nos 481 & 483|n e cor 58th st, 50x100, 3-sty bk stable. 58th st, Nos 101 to 107| 5:1313—1. A \$65,000—\$75,000.
Grand st, Nos 258 to 262, Brooklyn.
Grand st, No 338, Brooklyn.
South 1st st, No 138, Brooklyn.
Also land at Sands Point, L I.
Ardell I Clayton to W Irving Clark, 127 E 30th st, W Irving Van Wart & Edwin C Van Vart, both at Sands Point, L I, individ & as TRUSTEES Washington Irving, Jr, decd, & Sarah I & Helen I Van Wart, both at Sands Point, L I, & Wm & Peter L Kent, both at Tuxedo Park, N Y, TRUSTEES Wm Kent, decd, & Edwin C Kent, at Tuxedo, N Y, W Irving Kent, at White Plains, James Kent at Norwich, N Y, & Helen V C Gillet at Fishkill Landing, N Y. Q C. Apr 11. May 3, 1911. nom
23d st W, No 49, n s, 334 e 6th av, 50x98.9, 4-sty & b bk dwg. Saml Bridgham et al EXRS, &c, Wm C Schermerhorn, decd, & et al to Nameloc Co, 120 Bway. Apr 25. May 3, 1911. 3:825—15. A \$247,000—\$260,000. O C & 100
23d st W, No 362, s w s, 76 e 9th av, 24x74, 4-sty bk tnt. Sarah A Blake, HEIR, &c, Henry Ferris to Fredk W Marquand, 469
Macon st, Bklyn. May 1, 1911. 3:746—75. A \$15,000—\$17,000. nom
Same prop. Fredk W Marquand to Elia M Perrella, 366 W 23d st.

Same prop. Fredk W Marquand to Elia M Perrella, 366 W 23d st. B & S. May 1, 1911. 3:746.

24th st W, No 5, n s, 677.6 e 6th av, 24x98.9, 4-sty & b stn office bldg, with 1-sty ext. Chas Reed to Fredk Beltz, Jr, at Riverside, Conn. All liens. May 2. May 3, 1911. 3:826—34. A \$51,-000—\$58,000.

Same property. Fredk Beltz, Jr, to Albemarke Hotel Co. 1105

bidg, with 1-sty ext. Chas Reed to Fredk Beltz, Jr, at Riverside, Conn. All liens. May 2. May 3, 1911. 3:826—34. A \$51, 000—\$58,000.

Same property. Fredk Beltz, Jr, to Albemarle Hotel Co, 1105 Bway. B & S. All liens. May 2. May 3, 1911. 3:826. nom 25th st W, No 115, n s, 180 w 6th av, 20x98.9, 4-sty stn tnt & str & 4-sty bk tnt in rear. Sarah B Clayton, widow to Walter H Clayton, 20 E 126th st. ¼ part. May 4, 1911. 3:801—29. A \$18,000—\$21,000.

26th st W, No 436, s s, 375 w 9th av, 25x98.9, 5-sty bk tnt & strs. Jos Edelson to Richd J Donovan, 234 9th av. Mt \$20,000. Apr 29. May 2, 1911. 3:723—57. A \$9,000—\$23,000. O C & 100 27th st W, No 357 (221), n s, 185 e 9th av, 21.3x98.9, 3-sty bk dwg. Emily Clasback to Delia McAlonen, 73 South 6th st, Bklyn. Apr 28, 1911. 3:751—10. A \$10,000—\$11,500. O C & 100 28th st E, Nos 3 & 5, n s, 125 e 5th av, 50x98.9, 2-sty bk loft & str bldg. Fredk W H Crane et al EXRS, &c, Robt Hoe to Isaac M Getskay, 2101 Bway. Mt \$110,000 & all liens. Apr 28. Apr 29, 1911. 3:858—6. A \$135,000—\$142,000. 100 28th st E, No 128, s s, 77 w Lex av, 23x98.9, 3-sty stn tnt & str with 2-sty ext. Martin Burke to Emil Feffercorn at Pleasantville, N Y. Mts \$39,000. Apr 29. May 2, 1911. 3:883—76. A \$23,-000—\$30,000.

29th st E, No 110, s s, 253.1 w Lex av, 21.10x98.9, 3-sty & b stn Mt \$20,000. Apr 29, 1911. 3:884—79. A \$21,800—\$26,500. nom dwg. Emily D Kimball to Cleveland C Kimball, 110 E 29th st. 29th st W, No 527, n s, 375 w 10th av, 25x98.9, 3-sty bk stable. Jas Stanley to Henry Leerburger, 542 W 113th st. Mt \$12,000. May 1. May 2, 1911. 3:701—22. A \$8,000—\$14000. nom 30th st E, n s, 86.8 w 4th av, strip, 0.4x53. Shepherd K de Forest et al TRUSTEES, &c, Josephine L de Forest, deed, to de Forest Estate Corpn, 66 Bway. B & S. Jan 10, 1910. Apr 28, 1911. 3:860.

3:860.

32d st E, No 19, n s, 95 w Madison av, 25x98.9, 5-sty stn tnt & str. Reliant Holding Co to 19 E 32d St Co, 100 Wm st. Mt \$50,000. May 1, 1911. 3:862—15. A \$75,000—\$86,000. 100

32d st E, No 128, s s, 80 w Lex av, 20x89.8, 2-sty bk stable. Fredk W H Crane et al EXRS, &c, Robt Hoe to Wm Boyd, 172 W 94th st. Apr 26. May 3, 1911. 3:887—83. A \$20,500—\$22,000. 100

34th st W, part of No 646, s s, 199 e 12th av, strip 1x98.9. Edith C B wife Jno S Cram to Jos S Burrows, 318 W 27th st. Q C. Oct 4. May 2, 1911. 3:679. nom

Same property. Jno S Cram & ano EXRS, &c, Harry S Cram to same. Q C. Oct 4. May 2, 1911. 3:679. nom

35th st W, No 253, n s, 239 e 8th av, 23x98.9, 4-sty bk tnt & str with 1 & 2-sty bk & fr extens. Chas A Beckmann et al to Martin Beckmann, 314 W 39th st. Q C. Apr 19. Apr 28, 1911. 3:785—14. A \$17,500—\$23,000. 5,500

36th st W, No 521, n s, 300 w 10th av, 25x98.9, 4-sty bk tnt & strs & 2-sty bk tnt in rear. Margt M Selpho to Emile Zah, 230 W 28th st. Apr 29. May 1, 1911. 3:708—21. A \$7,000—\$10,000.

36th st W, No 237, n s, 397 e 8th av, 18.6x98.9, 4-sty bk dwg.

Edw F Martin & ano to Holland Holding Co, 11 Pine st. May
4, 1911. 3:786—24. A \$14,000—\$17,500. O C & 100

36th st W, No 52, s w s, 330 e 6th av, 20x98.9, 4-sty & b stn
dwg. Nathan G Miller to Matilda L Satterlee, at Warrenton, Va.
Q C. Apr 21. May 1, 1911. 3:837—74. A \$56,000—\$63,000. nom

Power of attorney. Chas E Haviland, at Paris, France, to Paul B Haviland. Mar 29. May 1, 1911.

36th st E, No 15, n s, 275 e 5th av, 25x98.9, 4-sty bk dwg, with

5th st E, No 13, h s, 215 c 5th av, 25x98.9, 5-sty bk bldg & str. 6th st E, No 13, n s, 250 e 5th av, 25x98.9, 5-sty bk bldg & str. Fredk W H Crane et al EXRS, &c, Robt Hoe to Chas E Haviland at Paris, France. Mts \$135,000. Apr 26. May 3, 1911. 3:866 —13 & 14. A \$160,000—\$198,000.

36th st E, No 11, n s, 200 e 5th av, 50x98.9, 5-sty stn dwg. Olivia P Hoe to Chas E Haviland at Paris, France. Apr 17. May 3, 1911. 3:866—11. A \$160,000—\$200,000. O C & 100 26th st W, No 423, n s, 325 w 9th av, 25x98.9, 4-sty bk tnt. Wilhelmina Bruck to Louisa Scherer, Emma Branick & Anna Schoenenberger & Clara Kearsing, all at 66 Edgecombe av. To each ¼ of 4-6 part. All title. Mt \$6,500. May 1. May 3, 1911. 3:-734—20. A \$10,000—\$15 000.

37th st W, No 37, n s, 570 w 5th av, 25x½ blk, 4-sty & b stn dwg. Benj M Whitlock et al, EXRS Amelia M Graham to L Edw Frith, 35 W 37th st. B & 8 & C a G. Feb 20. May 1, 1911. 3:839—19. A \$72,000—\$85,000.

Same prop. L Edw Frith to Louisa S Frith, 35 W 35th st. ½ part. May 1, 1911. 3:839. O C & 100 37th st E, No 145, n s, 172 e Lex av, 14x98.9, 4-sty & b stn dwg. Maurice J Moore to Nancy A Furst, 145 E 37th st. Mts \$21,000 & all liens. May 2, 1911. 3:893–31. A \$13,500—\$20,000. nom 38th st W, No 234, s s, 292.10 w 7th av, 17.10x98.9, 4-sty bk dwg. Mary E Smith to Geo W Tubbs. 100 W 61st st. Mt \$15,000. Apr 27. Apr 28, 1911. 3:787—61. A \$15,500—\$23,000. O C & 100 38th st E, No 10, s s 200 e 5th av, 25x98.9, 4-sty & b stn dwg. Henry Steers to Chas Scribner at Morristown, N J. Mt \$75,000. Apr 17. Apr 28, 1911. 3:867—65. A \$80,000—\$95,000. Corrects error in last issue when property was 38th st, Nos 427 & 429. etc.

38th st W, Nos 519 to 523, n s, 275 w 10th av, 75x98.9, 5-sty bk stable. Lawrence Haynes Jr to Lois M Lyman, 24 E 76th st & Robt M Lyman at Rye, N Y. 1-5 part. C a G. Apr 4. Apr 25, 1911. 3:710—19. A \$26,000—\$46,000. Corrects error in last issue when property was 38th st, Nos 427 & 429, etc. nom 38th st W, Nos 24 & 26, s s, 320 w 5th av, 50x98.9, 2, 4-sty & b stn dwgs. Helen L Alexandre widow to Wm H Wheeler, 66 W 51st st. C a G. May 1. May 2, 1911. 3:839—61 & 62. A \$150.00. 90th st E, No 224, s s, 250 e 3d av, 18.9x98.6, with all title to 3-inch strip in rear, 3-sty & b bk dwg. Belle V Cushman to Gerald F Shepard, 47 2d av, New Brighton, S I. Apr 29. May 1, 1911. 3:894—

40th st E, No 12, s s, 192 w Madison av, 26.6x98.9, 4-sty & b stn dwg. Mary T Sheldon EXTRX Jas O Sheldon to Lemuel H Costikyan & Puzant H Costikyan, both at Mt Kisco, N Y & Christian D Bedrosian at White Plains, N Y. Apr 27. Apr 29, 1911. 3:869—67. A \$88.000—\$105,000. O C & 10 41st st W, No 258, s s, 150 e Sth av, 25x98.9, 5-sty bk tnt & strs, James P Mack to Ann Wiley, 325 W 34th st. Mt \$20,000. May 3, 1911. 4:1012—58. A \$25,000—\$27,500. O C & 10 42d st W, No 202, s s, 20 w 7th av, 20x49.4, 4-sty stn hotel. Frank T Brown et al to Timothy F Paddell, 371 W 23d st. Mt \$41,000. Apr 3. Apr 28, 1911. 4:1013—35½. A \$100,000—\$105,000. Same property. Aaron Buchshaum 6 nom

\$105,000.

Same property. Aaron Buchsbaum & ano to same. Q C. Apr 27. Apr 28, 1911. 4:1013.

42d st E, Nos 125 & 127, n s, 75 e Depew pl, 50x100.5, 2 4-sty bk loft & str bldgs. J Frederic Kernochan, TRUSTEE Almy T Hicks for benefit Harriet R McKim to N Y State Realty & Terminal Co, at Grand Central Terminal, s w cor 45th st & Lex av. Jan 26. May 1, 1911. 5:1297—part lot 7. A \$--\$--\$

O C & 1.00 O C & 1,000

42d st E, Nos 119 to 123|n e cor Depew pl, 75x200.10 to s s 43d st, 43d st, Nos 108 to 112| one 2 and one 4-sty bk loft & str bldgs. Depew pl | Henry L Winthrop et al, TRUSTEES Thos B Winthrop for benefit Marie Kellogg to N Y State Realty & Terminal Co, at Grand Central Terminal, at s e cor 45th st & Lex av. ½ part. Jan 26. May 1, 1911. 5:1297—part lot 7. A \$-\$-\$- O C & 1,000 Same prop. Henry R Winthrop to same. ½ part. Jan 26. May 1, 1911. 5:1297. do C & 1,000 43d st W, No 360, s, s, 80 e 9th av, 20x80.4, 4-sty bk tnt. Henry C Steingester ADMR Anna Wempe to Marie G Darmstadt. 188 St Nicholas av. May 1. May 3, 1911. 4:1033—61½. A \$11,000—\$12,500. 15,300 43d st E, No 334, s s, 333.4, e 2d av. 16.8x100.5 3-sty & b.bl. dwg

\$12,500.

\$12,500.

\$15,300

\$30 st E, No 334, s s, 333.4, e 2d av, 16.8x100.5, 3-sty & b bk dwg, Geo J Sebastian to Chas Schlott, 334 E 43d st. All title. Q C. Apr 24. Apr 29, 1911. 5:1335—39. A \$6,000—\$8,500. 100

\$4th st W, No 341, n s, 250 e 9th av, 25x100.5, 4-sty bk tnt & 2-sty bk tnt in rear. FORECLOS, Mar 8, 1911. Elek J Ludvigh, ref, to Nellie M Flint, 1694 Bway. Apr 27. Apr 28, 1911. 4:1035—11. A \$14,000—\$16,000.

\$45th st W, No 233, n s, 391.8 e 8th av, 20.10x100.5, 5-sty stn dwg. Jules Vatable to John T Brook, 328 6th av, Pelham, N Y. Apr 28, 1911. 4:1017—17. A \$30,000—\$34,000.

\$45th st E, No 131, n s, 65 e Lex av, runs n 29 x e 5.6 x n 31 x e 15.6 x s 60 to st x w 21 to beg, 4-sty & b bk dwg. Chas S Faulkner to Lawrence C Naughton, 171 E 94th st. Mt \$22,000. May 1. May 3, 1911. 5:1300—23½. A \$12,500—\$20,000.

O C & 100

O C & 10 C & 10

\$_\$18,000.\$

O C & 100

45th st W, Nos 124 to 128, s s, 283.4 w 6th av, 61.8x100.5, 2, 4-sty
bk dwgs & 1, 5-sty bk tnt. Isaac L Kip & ano EXRS, &c,
Cornelia B Kip to Utility Realty Co, 165 Bway. Apr 26. May
4, 1911. 4:997—44 to 46. A \$132,000—\$140,000. nom

45th st W, Nos 124 to 128, s s, 283.4 w 6th av, runs s 100.5 x w
16.8 x n 0.1 x w 45 x n 100.4 to st, x e 61.8 to beg. 2, 4-sty bk
dwgs & 1, 5-sty bk tnt. Utility Realty Co to Red Shield Realty
Co, 17 W 42d st. Mt \$167,500. May 4, 1911. 4:997—44 to 46.
A \$132,000—\$140,000.

46th st W, No 449, n.s. 272 6 e 10th av. 24 2x100 5, 5-sty bk tnt.

46th st W, No 449, n s, 272.6 e 10th av, 24.2x100.5, 5-sty bk tnt & strs. Marie Wellner to May Feeney, 62 W 127th st. Mts \$18,000. Apr 28. Apr 29, 1911. 4:1056—12. A \$11,000—\$19,000.

May 6, 1911.

46th st W, Nos 425 & 427, n s, 275 w 9th av, 37.3x100.5.
46th st W, Nos 429 & 431, n s, 312.3 w 9th av, runs w 37.3 x n 86 x n e 14.6 x e 32.9 x s 100.5 to beg.
2 6-sty bk tnts & strs.
Julius Weinstein to Sydney Ballin, 1391 Mad av. Mts \$76,000 & 211 Mag 1, 1011 4,1056 10 2 21 A 222 000

2 6-sty bk tnts & strs.

Julius Weinstein to Sydney Ballin, 1391 Mad av. Mts \$76,000 & all liens. Apr 29. May 1, 1911. 4:1056-19 & 21. A \$36,000-00. O C & 10 th st W, No 110, s s, 144 w 6th av, runs s 135.3 x w 31 x n 36.4 x e 0.2 x n 100.5 to st, x e 30.9 to beg, 5-sty stn dwg with 2-sty

\$96,000.

47th st W, No 110, s s, 144 w 6th av, runs s 135.3 x w 31 x n 36.4 x e 0.2 x n 100.5 to st, x e 30.9 to beg, 5-sty stn dwg with 2-sty bk stable in rear. N Y Life Ins Co TRUSTEE Brainard T Norris to Bronx Investment Co, 128 Bway. May 1. May 2, 1911. 4:999.—39. A \$60,000—\$65,000.

47th st W, No 418, s s, 200 w 9th av, 25x100.5, 5-sty stn tnt. Martha L wife Gustav Feig to Philip G Becker, 145 W 80th st. Mts \$25,000. May 1. May 2, 1911. 4:1056—41. A \$13,000—\$25,000.

tha L wife Gustav Feig to Philip G Becker, 145 W 80th st. Mts \$25,000. May 1. May 2, 1911. 4:1056—41. A \$13,000—\$25,000.

47th st W, No 418, s s, 200 w 9th av, 25x100.5, 5-sty stn tnt. Philip G Becker to Wm N Henke, 651 9th av. Mts \$25,000. May 2, 1911. 4:1056—41. A \$13,000—\$25,000. 100

47th st W, No 533, n s, 100 e 11th av, 21x100.4, vacant. American Meter Co to The American Meter Co, 11th av & 47th st. July 1, 1910. May 3, 1911. 4:1076—part lot 5, A \$——\$—— nom 47th st W, No 533, n s, 100 e 11th av, 21x100.4, vacant. American Meter Co to The American Meter Co, 11th av & 47th st. July 1, 1910. May 3, 1911. 4:1076—6 & part Lt 5. A \$——\$—— nom 47th st W, No 549, n s, 150 e 11th av, 25x100.4, vacant. American Meter Co to The American Meter Co, 11th av & 47th st. July 1, 1910. May 3, 1911. 4:1076—7. A \$9,000—\$9,000. nom 48th st E, No 402, s s, 75 e 1st av, 25x75.4, 5-sty bk tnt & strs. FORECLOS, Apr 27, 1911. Isidore D Morrison, ref, to David Wiesenberger, 561 W 163d st. Apr 28, 1911. 5:1359—47½. A \$6,000—\$17,500.

48th st E, No 19, n s, 300 e 5th av, 25x100.5, 4-sty & b stn dwg, with 5-sty ext. Frank P Mitchell to Alfred J O'Donovan, No—North st, White Plains, N Y. May 1. May 3, 1911. 5:1284—13. A \$75,000—\$100,000.

51st st W, No 245, n s, 145 e 8th av, 15x100.5, 3-sty stn dwg. Wm P Craig to Janpole & Werner Const Co, 206 Bway. May 1. May 2, 1911. 4:1023—6½. A \$17,000—\$19,000. nom 51st st W, No 245, n s, 160 e 8th av, 15x100.5, 3-sty stn dwg. Ella C Christie to Janpole & Werner Const Co, 206 Bway. May 1. May 2, 1911. 4:1023—6½. A \$17,000—\$19,000. nom 51st st W, No 245, n s, 160 e 8th av, 15x100.5, 3-sty stn dwg. Ella C Christie to Janpole & Werner Const Co, 206 Bway. May 1. 1911. 5:1284—13. A \$200—\$21.500. 0 C & 100 53d st E, No 148, s s, 154 e Lex av, 21x100.5, 4-sty & b stn dwg. Ella C Christie to Janpole & Werner Const Co, 206 Bway. Apr 27. May 2, 1911. 4:1023—6½. A \$17,000—\$19,000. nom 51st st W, No 245, n s, 160 e 8th av, 15x100.5, 4-sty & b stn dwg. 1911. 5:1268—55. A \$76,000—\$98,000. O C & 100 54d st W, No

000.

0 C & 1
60th st W, Nos 229 & 231, n s, 350 e West End av, 50x100.5, 2, 4
sty bk tnts with str in No 229. Thrall Constn Co to Henry J
Benjamin, 55 E 93d st. Mts \$18,775. Apr 28. May 2, 1911. 4:
1152—15 & 16. A \$12,000—\$20,000.

0 C & 1
Same property. Hy J Benjamin to Annetta Benjamin, 55 E 93d st.
Mts \$18,775. May 1. May 2, 1911. 4:1152.

no 60th st W, No 231, n s, 350 e West End av, 25x100.5, 4-sty bk tnt.
Eliz J Vogel to Thrall Constn Co, 530 Lincoln av, Bklyn. Mt
\$9,250. Jan 3. May 1, 1911. 4:1152—15. A \$6,000—\$10,000.

60th st E, Nos 128 & 130, s s, 84 w Lex av, 41x100.5, two 4-sty & b stn dwgs. Wm R Rose to 128 E 60th St Co, 111 Bway. Mts \$49,500. May 1. May 3, 1911. 5:1394—61 & 61½. A \$62,000 —\$72,000.

-\$72,000.
61st st E, No 58, s s, 20 w Park av, 19x100.5, 4-sty & b stn dwg & 1-sty bk ext. Hattie wife Jacob Kottek to The Brearley School, 17 W 44th st. May 4, 1911. 5:1375-37½. A \$38,000 -\$47,000. School, 17 —\$47,000.

—\$47,000. O C & 1
61st st E, No 202, s s, 70 e 3d av, 17x60.5, 4-sty & b stn dwg.
5:1415—44½. A \$8.000—\$13,000.
3d av, No 1027, e s, 21.5 s 61st st, 19.5x70, 5-sty stn tnt & str.
5:1415—45½. A \$12.500—\$20,000.
3d av, No 1025, e s, 40.11 s 61st st, 19.5x70, 5-sty stn tnt & str.
5:1415—46. A \$12,500—\$20,000.

Michel Weill to Ernestine Weill his wife, 202 E 61st st. All liens, May 1. May 2, 1911. Weill his wife, 202 E 61st st. All 100

62d st E, Nos 40 to 46, s s, 167 e Mad av, 66,4x100.5, 8-sty bk tnt. Realty Operating Co to Ekin Holding Co, 103 Park av. Apr 21. May 4, 1911. 5:1376—43½ to 45. A \$105,000—\$\$\, \text{OCC}\$ \$16

O C & 10 C & 10

62d st W, No 224, s s, 350 w Ams av, 25x100.5, 5-stv bk tnt. Easter Realty Co to Benj H Kelley at Bernardsville, N J. All liens. Apr 26. May 2, 1911. 4:1153—47. A \$6,000—\$16,000.

nom
63d st E, n s, 130 e 3d av, 25x100.5, vacant. Abi E Cox & ano
to Manhattan Eye, Ear & Throat Hospital, 210 E 64th st. Apr
28. May 1, 1911. 5:1418—6. A \$12,000—\$12,000. 16,000
66th st W, No 239, n s, 225 e West End av, 25x100.5, 5-sty stn
tnt. FORECLOS, Feb 27, 1911. Francis W Pollock, ref, to
John H Tietjen, 516 N 3d st, Harrison, N J. Apr 20. Apr 28,
1911. 4:1158—10. A \$7,000—\$17,000. 15,000
67th st E, No 45, n s, 140 w Park av, 20x100.5, 4-sty & b stn dwg.
Chas H Lowerre et al EXRS, &c, Thos H Lowerre, Jr, to James
R Sheffield, 67 E 75th st. Apr 20. Apr 28, 1911. 5:1382—30½,
A \$50,000—\$56,000.
Same property. James R Sheffield to Edith T wife James R
Sheffield, 67 E 75th st. Apr 28, 1911. 5:1382. 67,500
70th st E, s s, 125 w Park av, 50x100.5, vacant. Louis Morris
Starr to Stephen C Clark at Cooperstown, N Y. Mt \$100,000.
Apr 22. Apr 28, 1911. 5:1384—42. Exempt—exempt; 42½ & 43.
A \$60,000—\$73,000.

70th st E, No 416, s s, 265 e 1st av, 26x100.5, 5-sty bk tnt. Stefan Pelger to Elisabeth Maybeck, 416 E 70th st. ½ part. All title. Mt \$15,000. Apr 27. Apr 28, 1911. 5:1464—38. A \$8,500—\$24,000.

\$24,000.

70th st W, No 109, n s, 80 w Col av, 20x100.5, 4-sty & b stn dwg.

Julius Cosel to Lilliane C Cosel, 2119 Ocean av, Bklyn. All title, right of curtesy, &c. May 3, 1911. 4:1142—29. A \$14,000—\$24,000.

71st st W, No 260, s s, 150 e West End av, 16.8x100.5, 3-sty & b stn dwg. Kathleen C Thomas to Mayme G Schoenenberger, 247 W 52d st. May 1, May 2, 1911. 4:1162—58. A \$10,000—\$20,000.

W 52d st. May 1. May 2, 1911. 4:1162—58. A \$10,000—\$20,000. O C & 100
72d st E, Nos 502 to 508, s s, 98 e Av A, 100x102.2, 1 & 2-sty bk & fr stables & vacant. FORECLOS, Apr 20, 1911. Walter H Liebmann ref to American Malting Co, 15 Exchange pl, Jersey City, N J. Mt \$14,000 & all liens. May 2, 1911. 5:1483—45. A \$32,000—\$32,000.
74th st E, No 132, s s, 93.9 w Lex av, 18.9x102.2, 3-sty stn dwg. Sarah Holzman to Julian L Peabody, 224 Mad av. Mt \$18,500. May 4, 1911. 5:1408—61. A \$20,000—\$24,000. 100
75th st E, No 41, n s, 145 e Mad av, 20x102.2, 4-sty stn dwg. Maria G Messenger to Annie N wife Dr Rufus I Cole at Rowayton, Conn. Apr 28. May 4, 1911. 5:1390—27. A \$40,000—\$50,000. O C & 100
75th st W, No 325, n s, 313 w West End av, 22x102.2, 4-sty & b

\$50,000. O C & 10
75th st W, No 325, n s, 313 w West End av, 22x102.2, 4-sty & b
bk dwg. Mary N McDonald at Lucretia L wife Albt Strauss, 317
W 90th st. All liens. Apr 28. Apr 29, 1911. 4:1185—7. A
\$19,000—\$37,000.

78th st W, No 326, s s, 130.3 e Riverside Dr, 17x102.2, 4 & 5-sty
bk dwg. Lucy A wife Chas W Trippe to Martha M Hall, 44
Riverside Dr. Apr 25. Apr 28, 1911. 4:1186—45. A \$12,000—
\$26,500.

bk dwg. Lucy A wife Chas W Trippe to Martha M Hall, 44 Riverside Dr. Apr 25. Apr 28, 1911. 4:1186—45. A \$12,000—\$26,500.

78th st W, No 134, s s, 357 w Col av, 18x95.2x18x95.6, 4-sty & b stn dwg. Nathan L Ottinger et al to Louise A Stevenson at E Orange, N J. Mt \$20,000. Apr 28. May 1, 1911. 4:1149—47. A \$12,-000—\$23,000. O C & 100

78th st E, No 216, s s, 171.8 e 3d av, 13.4x102.2, 3-sty bk dwg. Sarah Adler widow to Helen Sweeny, 157 E 78th st. Mt \$4 500. May 3, 1911. 5:1432—41½—. A \$5,500—\$6,500. 100

80th st E, No 209, n s, 125 e 3d av, 25x102.2, 5-sty stn tnt. Philip A Ehni et al to Cyril J Adrian, 447 2d av. Mt \$12,000. Apr 8. May 1, 1911. 5:1526—6. A \$11,000—\$23,500. nom

81st st E, No 38, s, 133 e Mad av, 16x102.2, 4-sty stn dwg. Betty Blum to Margt M & Cath Norwood, both at 32 E 81st st, as joint tenants. Mt \$18,000. Apr 28. May 1, 1911. 5:1492—47. A \$19,000—\$28,000. O C & 100

83d st W, No 312, s s, 119 w West End av, 18.6x102.2, 3-sty & b stn dwg. Release Dower. Maria Mundorff widow to Anna M Mundorff, 309 W 114th st. Apr 4. May 2, 1911. 4:1245—31. A \$12,000—\$17,500. nom

84th st E, Nos 158 to 162, s s, 93.6 w 3d av, 81x102.2, 3-sty stn tnts with strs in Nos 160 & 162. Easter Realty Co to Benj H Kelley at Bernardsville, N J. All liens. Apr 26. May 2, 1911. 5:1512—41 to 43. A \$42,000—\$84,000. nom

84th st W, No 34, s s, 415 w Central Park West, 20x102.2, 3-sty & b stn dwg. Jno W Boothby to Theo B Barringer, Jr, 34 W 84th st. May 1, 1911. 4:1197—49½. A \$14,000—\$20,000.
O C & 100

84th st E, No 545, n s, 78 w East End av, runs w 20 x n 102.2 x e

84th st E, No 545, n s, 78 w East End av, runs w 20 x n 102.2 x e 10 x s 25.6 x e 10 x s 76.8 to beg, 5-sty stn tnt. Johanna Watson to Ernst May & Bertha his wife, 227 E 69th st, as joint tenants. All liens. May 1, 1911. 5:1581—22½. A \$6,000—\$14,000.

\$14,000. 4th st W, No 108, s s, 196 w Col av, 39.6x102.2, 5-sty bk tnt. Carl B Franc et al to Agnes T Harrison, 110 W 84th st. Mt \$35,000. Apr 7. May 1, 1911. 4:1214—41. A \$23,000—\$52,000.

\$35,000. Apr 7. May 1, 1911. 4:1214—41. A \$23,000—\$52,000. \$55.50

85th st W, No 205, n s, 110 w Ams av, 40x102.2, 5-sty bk tnt. Notice of pendency of action to register & confirm the title of Plff. Gertrude D Hawes Plff agt Jos F Stier, Edmund Dwight & the People of State N Y Defts. Apr 24. Apr 28, 1911. 4:1233—27. A \$30,000—\$60,000. Torrens Lax S5th st E, No 125, n s, 84.2 w Lex av, 17x100.5, 4-sty stn dwg. Danl Lyden to Mary Ashton, at Catskill, N Y. Mt \$10,000. May 1, 1911. 5:1514—13½. A \$10,500—\$14,000. O C & 10 S5th st E, No 125, n s, 84.2 w Lex av, 17x100.5, 4-sty stn dwg. Mary Ashton to Jacob Hecht, 166 E 95th st. Mt \$13,000. Apr 25. May 2, 1911. 5:1514—13½. A \$10,500—\$14,000. O C & 10 S6th st E, No 351, n s, 75 w 1st av, 25x100.8, 4-sty bk tnt & strs. Danl Schmidt Jr, & ano EXRS Danl Schmidt to August Zanzig, 527 E 88th st. All liens. May 1. May 4, 1911. 5:1549—24½. A \$10,000—\$16,000. S7th st W, No 104, s s, 50 w Col av, 20x100.8, 4-sty & b stn dwg. Sarah Cimiotti widow to Herman F Kudlich, 153 W 21st st. Mt \$18,000. Apr 28, 1911. 4:1217—36½. A \$12,000—\$23,500. O C & 10 S9th st E, Nos 408 & 410. s s. 106 e 1st av, 40x100.8 6-sty bk tnt.

89th st E, Nos 408 & 410, s s, 106 e 1st av, 40x100.8, 6-sty bk tni Harry H Herche to Llewellyn Realty Co, 35 Nassau st. M \$32,000. Apr 27. Apr 28, 1911. 5:1568—43. A \$13,500—\$45, O C & 100 500

S9th st W, No 72, s s, 63.8 e Col av, 36.4x100.8, 5-sty bk tnt. Leonard N Vaughan to Geo H Tiemeyer, 293 Ams av. Mts \$43,500. Apr 28. May 1, 1911. 4:1202—61. A \$25,000— \$45,000. nom

91st st E, No 131, n s, 92.6 w Lex av, 17.6x78, 3-sty bk dwg. John A McCarthy to Wm F Cunningham. Mt \$10,000. Mar 11, 1908. Apr 28, 1911. 5:1520—13. A \$9,500—\$13,000. O C & 10 91st st E, No 168, s s, 123 w 3d av, 25x100.8, 3-sty bk tnt & str. May Reitmayer to August & Wm Keller, 168 E 91st st. Mt \$15,000. May 3. May 4, 1911. 5:1519—42. A \$13,000—\$16,-000 100

000.

92d st E, No 171, n s, 100 w 3d av, 25x100.8, 5-sty bk tnt & strs Frank Schuchmann to Jno Poetters, 2791 Briggs av. May 3. May 4, 1911. 5:1521—32. A \$13,000—\$21,000. O C & 100 94th st W, No 104, s s, 65 w Col av, 35x97.8 to n s Apthorps lane x35x98.10, with all title to Apthorps lane, 5-sty bk tnt. Marion S I Martin to Irving T Smith, 860 St Marks av, Bklyn. ½ part. All title. B & S & C a G. All liens. Apr 18. May 3, 1911. 4:1224—36. A \$19,000—\$44,000. O C & 100 95th st E, No 176, s s, 263.9 e Lex av, 18.9x100.8, 3-sty stn dwg. Belwood Realty Co to C L Nassauer Estates, 15 Broad st. All liens. Apr 28. May 1, 1911. 5:1523—42. A \$8,500—\$11,000. nom

96th st W, No 158, s s, 256 e Ams av, 19x100.8, 5-sty bk tnt. Calvin G Doig to John Capleas. 135 W 96th st. Mts \$20,000. May 1, 1911. 4:1226-54. A \$9,500-\$21,500. O C & 100

Conveyances

96th st W, No 166, s s, 150 e Ams av, 19x100.8, 5-sty bk tnt.

Levy & Weinstein Realty & Constn Co to Jas Quinlan, 205 W
85th st. Mt \$16,000. May 2. May 4, 1911. 4:1226—58. A
\$9,500—\$21,500. O C & 100
98th st E, Nos 156 & 158, s s, 100 w 3d av, 50x100.11, 2, 4-sty stn
tnts with strs in No 158. Horowitz Brothers & Margareten to
Moses A Horowitz, 156 E 94th st. All liens. May 1. May 2,
1911. 6:1625—41 & 42. A \$16,000—\$32,000. nom
98th st E, Nos 156 & 158, s s, 100 w 3d av, 50x100.11, 2, 4-sty stn
tnts with strs in No 158. Hecker-Jones-Jewell Milling Co to
Horowitz Brothers & Margaretten. All liens. May 26, 1910.
May 2, 1911. 6:1625—41 & 42. A \$16,000—\$32,000. nom
100th st W, Nos 145 & 147, n s, 275 e Ams av, 50x100.11, two 5sty bk tnts. Jacob Silberstein to Chas Cohen, 37 Essex st. ½
part. All title. Mt \$47,000 & all liens. Apr 29. May 1, 1911.
7:1855—12 & 13. A \$24,000—\$50,000. nom
103d st E, Nos 315 to 325 |n s, 250 e 2d av, 150x201.10 to s s
104th st E, Nos 324 to 336 | 104th st, two 4-sty bk shops & vacant.
Lafontaine av | s w cor 178th st, 25x100, 5-sty bk tnt.
178th st, No 564

John E Miller & ano EXRS, &c, David Miller to David Miller Co,
325 E 103d st. All liens. Mar 1. May 3, 1911. 6:1675—11. A
\$92,000—\$160,000. 11:3060.

Same property. John E Miller et al HEIRS, &c, David Miller to
same. B & S. All liens. Mar 1. Mar 3, 1911. 6:1675; 11:
3060.

107th st E, Nos 62 & 64, s s, 200 e Mad av, 50x100.11, two 5-sty

3060.

107th st E, Nos 62 & 64, s s, 200 e Mad av, 50x100.11, two 5-sty bk tnts. Rosalie Rosenthal to Wm J Suhr, 583 Lincoln pl, Bklyn. Mts \$47,750 & all liens. Apr 21. Apr 28, 1911. 6:1612—43 & 44. A \$22,000—\$50,000.

109th st E, No 334, s s, 432 e 2d av, runs e 25 x s 100.11 x w 9.9 x n 0.11 x w 15.3 x n 100 to beg, with all title to strip adj on rear 15.3x0.11, 5-sty bk tnt & strs. Jno Focarile to Serafino Belvedere, 400 E 105th st & Ottavio Belvedere, 2027 1st av. Mts \$17,500. May 1. May 4, 1911. 6:1680—36. A \$7,000—\$25,000.

10th st E, Nos 161 to 171, n s, 100 w 3d av, 150x100.11, 6, 4-sty bk tnts & strs. Easter Realty Co to Benj H Kelley at Bernardsville, N J. All liens. Apr 26. May 2, 1911. 6:1638—28 to 32. A \$66,000—\$96,000.

11th st E, No 29, n s, 75 w Madison av, 25x100.11.

111th st E, No 29, n s, 75 w Madison av, 25x100.11. 111th st E, No 31, n s, 50 w Mad av, 25x100.11, 2, 5-sty stn

111th st E, No 31, n s, 50 w Mad av, 25x100.11, 2, 5-sty stn tnts.

Morris Goldberg to Rosie Cooper, 91 Nassau av, Bklyn & Annie Levin, 426 E 57th st. Mt \$41,600. May 2. May 3, 1911. 6:-1617—13 & 14. A \$24,000—\$47,000. nom 113th st E, Nos 117 & 119, n s, 121.4 e Park av, 42.8x100.11, 6-sty bk tnt & strs. Julius W Brandt to Saml Cohen, 985 Aldus st. ½ R T & I. All liens. May 1. May 3, 1911. 6:1641—7. A \$17,000—\$51,000. OC & 100

113th st W, Nos 605 & 607, n s, 100 w Bway, 75x100.11, 8-sty bk & stn tnt. Scheer-Ginsberg Realty & Constn Co to Wm H Robinson, 42 Willow st. Mts \$193,000. Apr 27. Apr 28, 1911. 7:1895—52. A \$52,000—\$—. OC & 100

115th st W, Nos 609 to 615, n s, 175 w Bway, 100x100.11, 6-sty bk tnt. Albert Oppenheim & ano EXRS, &c, Herman Oppenheim to Emanuel Van Raalte, 10 W 87th st. Mts \$170,000. Apr 27. Apr 28, 1911. 7:1896—57. A \$72.000—\$170,000. 205,000

115th st W, Nos 609 to 615, n s, 175 w Bway, 100x100.11, 6-sty bk tnt. All R T & I to any estate belonging to Herman Oppenheim, decd; also all her claim R T & I in any estate which she may have had & vested in parties of 2d part. Sara Oppenheim widow of Herman Oppenheim to Albt Oppenheim & Benj Oppenheim INDIVID & EXRS Herman Oppenheim decd & Louis, Saml, & David Oppenheim & Rosie Berg. Q C. Apr 14, 1910. May 1, 1911. 7:2002; 7:1896—57. A \$72,000—\$170,000; 6:1599; 5:-1527; 2:389. nom

115th st E, No 313, n s, 175 e 2d av, 25x100.11, 5-sty bk tnt & strs. Anna wife of & Jno Vucci to Dominick & Egideo Pellettieri, 3/1 E 135th st. Mt \$25,250. Apr 19. May 2, 1911. 6:1687—8. A \$8,000—\$25,000. 200

Same property. Dominick Pellettieri et al to Teresina Feraca, 215 E 107th st. Mt \$20,000 & all·liens. Apr 28. May 2, 1911.

E 135th st. Mt \$25,250. Apr 19. May 2, 1911. 0.1001. A \$8,000—\$25,000. 200

Same property. Dominick Pellettieri et al to Teresina Feraca, 215
E 107th st. Mt \$20,000 & all liens. Apr 28. May 2, 1911. 6:1687. 0 C & 100

117th st W, No 273, n s, 150 e 8th av, 25x100.11, 5-sty bk tnt & strs. Abraham Kaufman to Alex M Schwartz, 930 Ams av. ½ part. B & S & C a G. All liens. June 12, 1909. Apr 29, 1911. 7:1923—7. A \$13,000—\$21,000. nom

117th st W, No 273, n s, 150 e 8th av, 25x100.11, 5-sty bk tnt & strs. Alex M Schwartz et al to M Engelhardt Real Estate Co, 1600 Beverly rd, Bklyn. Mts \$24,000. Apr 28. Apr 29, 1911. 7:1923—7. A \$13,000—\$21,000. nom

117th st E, Nos 535 & 537, n s, 373 e Pleasant av, 50x100.11, 1 & 2-sty fr bldgs of coal yd. Release mt. Emil Gabler to Jno Scharmann, 542 E 117th st. May 3, 1911. 6:1716—pt to 14. A \$——\$—. 8,000

A \$-\$-. 5.0 118th st E, No 326, s s, 350 e 2d av, 25x100.11, 5-sty stn tnt. Sarah Preger to Morris Endelman, 2 & 4 Tompkins st, N Y C. Mt \$18,600. Mar 28. May 4, 1911. 6:1689-38. A \$8,000-\$20,-500 O C & 16

Mt \$18,600. Mar 28. May 4, 1911. 6:1689—38. A \$8,000—\$20,-500.

118th st E, No 344, s w s, 125 n w 1st av, 25x100.10, 6-sty bk tnt & strs. Dorey Realty Co to Chas J Geiser at Grand st & Newtown Creek, Bklyn. All liens. May 3. May 4, 1911. 6:1689—32. A \$8,000—\$29,000.

118th st E, Nos 526 to 530, s s, 373 e Pleasant av, 75x100.11, several 1-sty fr bldgs & vacant. John Scharmann to Washburn Wire Co, 560 E 118th st. Mt \$12,000. May 3, 1911. 6:1716—35 to 37. A \$18,000—\$18,000. O C & 100 119th st W, No 155, n s, 125 e 7th av, 20x100.11, 3-sty & b stn dwg. Sarah H Bentley to Sarah Weinstein, 202 W 131st st. Apr 21. May 1, 1911. 7:1904—7. A \$10,400—\$16,000. O C & 100 120th st W, No 309, n s, 175 w 8th av, 25x100.11, 5-sty stn tnt. Isidore Tannenbaum to August Pechmanns, 309 W 120th st. Mts \$22,000. Oct 10, 1910. May 1, 1911. 7:1947—25. A \$12,000—\$24,000.

121st st E, No 62, s s, 216.8 w Park av, 16.8x100.11, 3-sty stn dwg. Frances M Meeske to Emile Levy, 1834 Lex av. Mt \$5,000. Apr 29. May 1, 1911. 6:1747—27½. A \$6,500—\$11,000.

Apr 29. May 1, 1911. 6:111-2172. A \$0,000 \$17,000 \$121st st E, No 232, s s, 260 w 2d av, 25x½ blk, 4-sty bk tnt & strs & 2-sty fr tnt in rear. FORECLOS, Dec 1, 1910. Max J Bernheim, ref, to Stephen H Jackson, 53 E 67th st. Mt \$14,000. Dec 2, 1910. May 1, 1911. 6:1785—36. A \$10 000—\$17,000. 3,000 \$121st st E, No 232, s s, 260 w 2d av, 25x½ blk, 4-sty tnt & strs & 2-sty fr tnt in rear. Stephen H Jackson to Chas M Whitney, Jr, at Centreport, L I. Mt \$19,000. Apr 28. May 1, 1911. 6:1785—36. A \$10,000—\$17,000. 100 \$123 t W, No 164, s s, 100 e 7th av, 19x100.11, 4-sty & b stn dwg. Ida L & Jas F Buck to Harold B Abrams, 146 W 130th st. Mt \$12,500. Apr 29. May 3, 1911. 7:1906—59. A \$9,800—\$20,000.

122d st W, No 164, s s, 100 e 7th av, 19x100.11, 4-sty & b stn dwg. Harold B Abrams to Clara K Worley, 46 W 128th st. Mt \$16,000. May 3. May 4, 1911. 7:1906—59. A \$9,800—\$20,000.

123d st W, s s, 100 w Ams av, 100x100.11, vacant. Wm H Robinson to Scheer-Ginsberg Realty & Constn Co, 198 Bway. Apr 27. Apr 28, 1911. 7:1977-37 to 40. A \$48,000-\$48,000.

27. Apr 28, 1911. 1.1011 0. 0 C & 10 124th st E, No 230, s s, 341 e 3d av, 19x100.11, 3-sty stn dwg. Thos J Meehan to Fredk W Meysenburg, 1 W 93d st. Mt \$6,000. May 1. May 2, 1911. 6:1788-37. A \$7,500-\$11,000. 0 C & 10 124th st E, No 63, n s, 195 w Park av, 17.6x100.11x70.6 (?) x 100.11, probable error, 3-sty bk dwg. Jas H Daly to Morris B Baer, 40 W 87th st. May 4, 1911. 6:1749-28. A \$8,000-0 C & 1

124th st E, No 63, n s, 195 w Park av, 17.0x100.11x10.0 (1) x 100.11, probable error, 3-sty bk dwg. Jas H Daly to Morris B Baer, 40 W 87th st. May 4, 1911. 6:1749—28. A \$8,000—\$11,500.

125th st W, No 440, s s, 275 e Ams av, 25x100.11, 5-sty bk tnt & strs, owned by party 1st part.

114th st E. No 213, n s, 210 e 3d av, 25x100.11, 5-sty stn tnt, owned by party 2d part.

Ante-Nuptial agreement.

Herman Mayers with Clara Abel. 213 E 114th st. Nov 29, 1910. Apr 29, 1911. 7:1965—53. A \$11,000—\$24,000; 6:1664—10. A \$8,000—\$23,000.

125th st W, 253 to 259 n s 225 e 8th av, 50x199.10 to s s, 126th st, 126th st, W | 1-sty bk str & vacant in 126th st. Central Bldg Impt & Investment Co to Saml D Lit at Meadowbrook, Pa & Jacob D Lit, 1610 Locust st, Phila, Pa. May 1. May 2, 1911. 7:1931—10, 11, 54 & 55. A \$140,000—\$144,000. O C & 100 125th st E, Nos 155½ & 157, n s, 226.8 w 3d av, 33.4x99.11, 2, 4-sty bk tnts & strs. Ess Eff Realty Co et al to Salvation Army, 120 W 14th st. Mts \$39,400. Apr 27. May 2, 1911. 6:1774—27 & 27½. A \$45,000—\$56,000. O C & 100 125th st E, No 303, n s, 50 e 2d av, 25x99.11, 5-sty stn tnt & strs. Carrie Jacobus to Jno Flynn, 54 E 122d st. Mts \$21,000. May 1. May 3, 1911. 6:1802—3. A \$10,000—\$20,000. O C & 100 126th st E, No 108, s s, 168.6 e Park av, 21.6x99.11, 4-sty bk tnt & strs. Jos H Jasper et al to Elliott Mortgage Co, 277 Bway. Mt \$8,000. May 2. May 3, 1911. 6:1774—65. A \$9,500—\$14,000. Same property. Elliott Mortgage Co to Juliet R, wife Jos H

ame property. Elliott Mortgage Co to Juliet R, wife Jos H Jasper, 2034 Morris av. Mt \$8,000. May 2. May 3, 1911. 6:-

Jasper, 2034 Morris av. Mt \$8,000. May 2. May 3, 1911. 6:1774. nom
127th st W. Nos 141 & 143, n s, 200 e 7th av, 50x99.11, 6-sty bk
tnt. Nathan Isenberg to Chas Pfizer Jr Co, 81 Maiden lane.
Mts \$71,000 & all liens. Apr 25. May 3, 1911. 7:1912—10. A
\$24,000—\$80,000. OC & 100
129th st W. Nos 613 & 615 | n s, 225 w 11th av, 50x199.10, to s s
130th st W. Nos 618 & 620 | 130th st, 2 -sty fr stable. Jno S Foster to F MacDonald Sinclair, 310 W 104th st & Robt R Heywood, at East Orange, N J. Apr 19. May 1, 1911. 7:1996—21.
A \$34,000—\$35,000. 100
129th st W. No 32, s s, 438.6 w 5th av, 21.6x99.11, 3-sty & b bk
dwg. Antoinette Camp to Fredk A Camp, 32 W 129th st. Apr
29, 1911. 6:1726—54. A \$10,000—\$12,500. OC & 100
130th st W. Nos 513 & 515, n s, abt 225 w Ams av, —x—. Release that part lying s of c 1 blk bet 130th & 131st sts & e of
line 205 w Ams av, —x—. Release mt. Harris Schwartz to
Nestor Holding Co, 302 Bway. Apr 6. May 3, 1911. 7:1985.

1. 7:1985 0 C

O C & 1,50 x x e 12.4 to beg, gore.

Gore in s ½ of blk bounded 130th & 131st sts, Amsterdam av & Bway, bounded n by c 1 blk bet 130th & 131st sts 0.4½, s e by n w s of land described in last parcel in deed from Chesterman to Lowery, recorded Feb 14, 1857, 27.10, n w by n w line lot 29, on map of Manhattanville, 27.8 ft, vacant.

Rosalie C Bodine ADMRX James Chesterman to Nestor Holding Co, 302 Bway. Apr 14. Apr 28, 1911. 7:1985—part lot 22. A

130th st, Nos 505 to 511 n s, 100 w Ams av, runs w 123 x n e 131st st, Nos 504 & 506 | 37.8 x n w5 x n e 133 x n w — x n — to 131st st, x e 50 x s 199.10 to beg, 6-sty bk tnt & vacant. 130th st W, Nos 513 & 515, n s, 223 w Ams av, runs n e 37.8 x n w 5 x n e 133 x n w 25 x s w 12 x n w 25 x s w 121 x s e 5 x s w 64.10 to 130th st x e 56.4 to beg, 2-sty fr tnt & vacant. Release mt. Leon Tuchmann to Nestor Holding Co, 302 Bway. May 3, 1911. 7:1985—10, 20, 22 & 37. A \$46,000—\$—.

131st st W, No 134, s s, 350 e 7th av, 20x99.11, 3-sty & b st dwg. Harold B Abrams to Julia H Fitch at West End, N J. M \$10,000. Apr 15. Apr 28, 1911. 7:1915—49. A \$8,800—\$15.

131st st W, No 53, n s, 260 e Lenox av, 25x99.11, 5-sty bk tnt
Antonia J Schramm to Jennie Kuretsky, 759 Jennings st. Mr
\$23,000. May 1. May 4, 1911. 6:1729—12. A \$11,000—\$27.

132d st W, No 227, n s, 245 w 7th av, 15x99.11, 3-sty & b stn dwg. Sydney S Braunberg to Anna Oppermann, 512 E 74th st. Mt \$8,500 & all liens. Apr 28, 1911. 7:1938—21½. A \$6,600—\$9,000

\$9,000.

133d st W, Nos 541 & 543, n s, 450 w Ams av, 50x99.11, 6-sty bk tnt. FORECLOS. Apr 28, 1911. Myron Sulzberger ref to Fanny Korn, 238 E 68th st. Mt \$43,000 & all liens. May 1. May 2. 1911. 7:1987—13. A \$17,000—\$60,000. 17,500 134th st E, No 60, s s, 177.6 w Park av, 37.6x99.11, 6-sty bk tnt. Stephen H Jackson to Block Constn Co, 136 Lawrence st. Mts \$38,500. Apr 28. May 1, 1911. 6:1758—45. A \$9,500—\$44,000.

134th st W, No 223, n s, 233.4 w 7th av, 16.8x99.11, 3-sty & b stn dwg. Jennie T Welcome to Wealthy Harris, 198 W 134th st. All liens. Apr 26. May 3, 1911. 7:1940—22. A \$7,300—\$9,500.

st. All liens. Apr 26. May 3, 1911. 7:1940—22. A \$7,300— \$9,500. nom 136th st W, No 32, s s, 371.3 e Lenox av ,38.9x99.11, 6-sty bk tnt. Irving Bachrach et al to Annie Fishman, 583 Grand st. All liens. Apr 26. Apr 28, 1911. 6:1733—56. A \$15,000—\$46,500. C & 100 141st st W, Nos 239 & 241 on map No 239, n s, 200.4 e Sth av, 49.8x99.11, 6-sty bk tnt. Fredk W Meysenburg to Thos J Meehan, 567 W 161st st. Mts \$60,000. May 1. May 2, 1911. 7:2027—9. A \$18,000—\$63,000. Oc & 100 141st st W, Nos 103 & 105. Asst of rents. Diva Realty Co, 103-105 W 141st st to Harry Hamburger, 86 Lenox av. May 4, 1911. 7:2010. nom 143d st W, No 257, n s, 175 e 8th av, 37.6x99.11. 5-sty bk tnt. Ella Gitskey or Getskay to Pincus Lowenfeld, 106 E 64th st & Wm Prager, 129 E 74th st. Mt \$28,000. Apr 28. Apr 29, 1911. 7:2029—8. A \$13,000—\$38,000. 100 145th st W, Nos 163 & 165, n s, 100 e 7th av, 40x99.11, 6-sty bk tnt & strs. Saml Luria to Bertha wife Saml Luria, 1110 2d av. Mt \$44,000. Apr 27. May 4, 1911. 7:2014—6. A \$20,-000—\$53,000.

145th st W, Nos 155 to 161, n s, 140 e 7th av, 80x99.11, two 6-sty bk this & strs. Westown Realty Co to Gaetano Quaranta, 404 Lefferts av, Bklyn. Q C. Mar 28. May 1, 1911. 7:2014—8 & 10. A \$40,000—\$106,000. O C & 100 147th st W, s s, 125 w Convent av, 50x99.11, vacant. Ruth S Thayer to Harry B Davis at Mt Vernon, N Y. Mt \$18,000 & all liens. Apr 25. May 2, 1911. 7:2061—56 & 57. A \$14,000—\$14,000.

Conveyances

\$14,000. 22,000 47th st W, s s, 175 w Convent av, 50x99.11, vacant. Mabel K J Simpkins to Harry B Davis at Mt Vernon, N Y. Mt \$18,000 & all liens. Apr 25. May 2, 1911. 7:2061—58 & 59. A \$14.000—\$14,000.

all liens. Apr 25. May 2, 1911. 7:2061—58 & 59. A \$14.-000—\$14,000.

147th st W, s s, 100 e Ams av, 25x99.11, vacant. Eliz S Bacon to Harry B Davis at Mt Vernon, N Y. Mt \$9.000 & all liens. Apr 25. May 2, 1911. 7:2061—60. A \$7,000—\$7,000. 11,000 147th st W, s s, 100 e Ams av, 25x99.11. Mt \$9.000. 147th st W, s s, 175 w Convent av, 50x99.11. Mt \$18,000, vacant. Harry B Davis to Saranac Const Co, 443 W 151st st. May 2, 1911. 7:2061—56 to 60. A \$35,000—\$35,000. O C & 100 151st st W, No 450, s s, 275 e Ams av, 20.6x99.11, 5-sty bk tnt. Adam Schuhmann to Manuel J Brazill, 772 St Nich av & Richard E Weldon, 311 W 11th st. Mts \$18,000. Apr 28, 1911. 7:2065—51. A \$5,600—\$17,000. O C & 100 152d st W, Nos 523 & 525, n s, 325 w Ams av, 50x99.11, 5-sty bk tnt. Emanuel M Krulewitch to Mary Deeley, 526 W 149th st. Mts \$55,000. Apr 28. May 1, 1911. 7:2084—18. A \$22,000—\$57,000. O C & 100 152d st W, Nos 535 & 537, n s, 466.8 w Ams av, 33.4x99.11, 2, 3-sty & b bk dwgs. Thos J Meehan to Fredk W Meysenburg, 1 W 93d st. Mts \$20,000. May 1. May 2, 1911. 7:2084—13 & 14. A \$14,000—\$23,000. O C & 100 154th st W, No 408, s s, 91.9 w St Nich av, 20x99.11, 3-sty & b stn dwg. Auguste Lilienthal to Martin E Roache, 553 W 167th st. May 4, 1911. 7:2068—29. A \$5,600—\$18,000. O C & 100 156th st W, No 419, n s, 100 e Amsterdam av, 25x99.11, 2-sty fr dwg. Martha Costigan to Clara E & May Costigan, 417 W 156th st, as joint tenants. B & S. May 1. May 3, 1911. 8:2107—84. A \$9,500—\$11,500.

\$1,000—\$3,000.

Av A, No 219, w s, 103.4 n 13th st, 28.1x100, 5-sty bk tnt & strs & 5-sty bk tnt in rear.

Interior lot 99.11 n 13th st & 100 w Av A, runs w 1.7 x n el 46.6 to c l old Stuyvesant st, x e 32.3 x s 57.3 to beg. Birdie V Schlessinger to Katharina Kappler, 241 16th st, Bklyn. Mt \$35,000 & all liens. Apr 25. May 3, 1911. 2:441—32. A \$24,-000—\$35,000

Broadway, No 3078|s e cor 122d st, 92x100, 6-sty bk tnt & strs. 122d st, No 540 | Pauline Boettger to Guide Realty Co, 2875 Bway. Mt \$165,000. Apr 28, 1911. 7:1976—61. A \$102,000—\$210,000.

Broadway, w s, 590.10 n 187th st, 50x120.3, vacant. Llewellyn Realty Co to Harry H Herche, 93 W 103d st. Mt \$10,000. Apr 27. Apr 28, 1911. 8:2180—488. A \$—\$—. no Broadway, w s, 690.10 n 187th st, 37.1x100.3x37.2x100.3, vacant. Llewellyn Realty Co to Harry H Herche, 93 W 103d st. Mt \$6,000. Apr 27. Apr 28, 1911. 8:2180—492. A \$——\$——. no

Broadway | n e cor 126th st, runs e 35.8 x n w 41.8 to e s Bway, 126th st | x s 21.6 to beg.

Broadway | n e cor 126th st, runs e 37.2 x n w 42.6 to Bway, 126th st | x s 21 to beg, vacant.

Neilson E Thomson to Robt J Prior, 2276 Hughes av; Geo B Prior, 3164 Bway; Alex P Prior, 510 W 133d st & Emily J Firth, 3164 Bway. Q C. Apr 28. Apr 29, 1911. 7:1981—1. A \$7,000—\$7,000.

Same property. Jennie M Rumpf to same. Q C. Mar 3. Apr 29, 1911. 7:1981.

Same property. Rose Thomson to same. Q C. Apr 28. Apr 29, 1911. 7:1981.

Broadway, Nos 3191 to 3201 s w cor Manhattan st, 95x100x144.5 Manhattan st, Nos 130 to 136 x 111.6, 2-sty bk str. Mt \$120.

Broadway, Nos 2680 to 2684 | n e cor 102d st, 100.11x100, 3 5-sty 102d st, No 211 | stn tnts. Irving T Smith to Marion S I Martin, 21 W 54th st. ½pt. All liens. Apr 26. May 3, 1911. 7:1874—20 to 22. A \$131,000—\$179,000.

Broadway, Nos 2686 to 2690|s e cor 103d st, 100.11x107, 3 5-sty 103d st, No 216 |stn tnts. Marion S I Martin, HEIR Eliza J Smith to Irving T Smith, also HEIR Eliza J Smith, 860 St Marks av, Bklyn. ½ part. All liens. Apr 10. May 3, 1911. 7:1874—43 to 45. A \$138,000—\$190,000. exch Broadway, e s, 550 n Fairview av, 60x100, vacant. City Real Estate Co to Jno C Rodgers, 2346 Bwav. B & S. Apr 28. May 4, 1911. 8:2170—89. A \$12,000—\$12,000. 100 Convent av, Nos 48 & 50, w s, 27 s 130th st, 81.4x132.8x85.10x 142.11, two 5-sty bk tnts. Leopold Kantor et al to Edgecon Realty Co, 449 W 41st st. All liens. Apr 22. May 1, 1911. 7:1969—65 & 66. A \$22,000—\$26,000. O C & 100 Colonial Parkway, late Edgecombe av, Nos 375 & 377, w s, 249.1 s from c 1 of 153d st, if extended, 75x100, two 5-sty bk tnts. Leopold Kantor et al to Edgecon Realty Co, 449 W 41st st. All liens. Apr 22. May 1, 1911. 7:2054—20 & 22. A \$21,000—\$62,000. Central Park West, No 131|n w cor 73d st, 204.4 to s s 74th st, x 173d st, No 1 100, 12 & 13-sty bk & st hotel. Standard Investing Co to Harsen-Langham Corpn, 135 Central Park West. Mts \$1,699,036.25 & all liens. May 1. May 2, 1911. 4:1126—29. A \$450,000—\$1,800,000. nom Fort Washington av|s w cor 171st st, 94.1x99x94x103.10, 6-sty bk 171st st th. Egan & Halleey Const Co to Edw F Cole, 301 W 106th st. Mts \$160,000. May 2. May 3, 1911. 8:2139—175. A \$36,000—P \$71,000. Lexington av, Nos 596 to 602 |n w cor 52d st, runs n 80.7 x w 90 x 52d st, No 133 |n 19.9 x w 20 x s 100.5 to n s 52d st x e 110 to beg, 5-sty bk tnt & str, two 3-sty & b fr & one 3-sty & b stn dwgs. Fredk W H Crane et al EXRS, &c, Robt Hoe to National Board of the Young Women's Christian Associations of the Young Women's Christian Associations of the Young Women's Christian Association of the Young Women's Christian Asson of the U S A, 125 E 27th st. Mt \$75,000. Apr 26. Apr 28, 19

\$1,000. Apr 29. May 1, 1911. 6:1041—3042. A \$8,000—\$12,-000. O C & 100

Lexington av, Nos 1079 to 1089 | n e cor 76th st, 102.2x70, three 476th st, No 147 | sty stn tnts & strs & three 3-sty stn dwgs. Fathers of the Blessed Sacrament, incorporated in 1902, to Fathers of the Blessed Sacrament, incorporated in 1911, 185 E 76th st. Mt \$93,000. May 1, 1911. 5:1411—20 to 22. A \$65,000—\$89,000. nom

Madison av No 160 w s 73 11 n 32d st 24 7y95 4-sty & h stp. Madison av, No 160, w s, 73.11 n 32d st, 24.7x95, 4-sty & b stn

dd st, No 19, n s, 95 w Mad av, 25x98.9, 5-sty stn tnt & str. Mt \$50,000.

\$50,000.

Robt M Olyphant to Reliant Holding Co, 160 Bway. Apr 28. May 1, 1911. 3:862—15 & 20. A \$145,500—\$167,000. O C & 100 Madison av, No 184 s w cor 34th st, 30x95, 4-sty & b bk dwg. 34th st, No 30 | Martha M Wysong to City Real Estate Co, 176 Bway. B & S. Apr 26. May 1, 1911. 3:863—67. A \$240,000—\$250,000.

Manhattan av, No 504, e s, 25.11 s 121st st, 18.9x95, 5-sty stn t Morris S Klein et al to Jos H Westerfield, 287 W 150th st. M \$15,000. May 1, 1911. 7:1947—45. A \$10,000—\$17,000.

O C & 100 Madison av, No 1582, w s, 25.11 n 106th st, 25x100, 5-sty stn tnt & str. Bessie Fried or Freed to Mary A Hamilton, 3141 Hull av. Mts \$28,500 & all liens. Apr 29. May 1, 1911. 6:1612—15. A \$16,000—\$28,000. O C & 100 Manhattan av, No 392, e s, 50.9 s 117th st, 25x70, 5-sty bk tnt & str. Theresa Lyons to Estelle Lyons, 551 W 178th st. Mt \$17,000. Apr 27. May 2, 1911. 7:1943—47. A \$11,500—\$20,000. nom

Northern av, e.s., at c. 1. 192d st, deed reads at n. s. plot H. runs e. 239.11 to w. s. Fort Washington Ridge rd, x. s. 113.7 x. w. 247.10 to Northern av, x. n. 120 to beg, being the residue of plot H. map (No. 387) of Lucius Chittenden on Washington Heights, vacant. Henry W. Boettger & Pauline his wife to Guide Realty Co. 2875. Bway. All liens. Apr. 28, 1911. 8:2179—521. A. \$37,000—\$37,-000.

Bway. All liens. Apr 28, 1911. 8:2179—521. A \$37,000—\$37,-000.

Park Row, No 36, the business; also all lands, chattels, etc. Deed of Trust. Geo B Tripler to Adolph C Knothe, 2030 Bway as TRUSTEE. Apr 12. Apr 29, 1911.

Park av, No 947, e s, 62.2 n 81st st, 20x80, 4-sty stn tnt. Mary A Green & ano to Mary A McLaughlin, 60 E 83d st. Mt \$7,000. Apr 25. May 1, 1911. 5:1510—3. A \$16,500—\$21,500.

O C & 100

Park av | s w cor 61st st, 100.5x20, vacant. Walker G Wylie 61st st, No 60 | to Brearley School (Lim), 17 W 44th st. Mt \$70,-000. May 3. May 4, 1911. 5:1375—37. A \$65,000—\$72,000. O C &

Riverside Drive, Nos 125 & 126, e s, 27.5 s 85th st, rune 92.4 x s 25 x e 25 x s 25 x w 105.9 to Drive x n 51.4 to beg, 6 & 7-sty stn tnt. Jno L Miller et al to Albertina Realty Co, 126 Riverside Drive. Mt \$84,000. Feb 11. May 1, 1911. 4:1246—58. A \$70,000—\$125,000. 6-58. A 0 C & 100

O C & 1
St Nicholas av, Nos 656 & 658, e s, 558.9 s 145th st, 50x100, 6-sty
bk tht. Swift Building Co to Jas J Larkin, 240 E 15th st
Mt \$70,000. Oct 22, 1910. Apr 29, 1911. 7:2051-31. A \$12,000-\$---.

St Nicholas av, Nos 1351 to 1359 s w cor 178th st, 94.11x100, 6-178th st, No 600 sty bk tnt & strs. Thos Smith Const Co to The Brendan Trading Co at Norwich, Conn. Mt \$170,000. Apr 28. Apr 29, 1911. 8:2144—42. A \$51,000—P\$90,000. & 100

St Nicholas av, Nos 742 & 744, e s, 60 n of c l 147th st, if extended, runs e 100 x s 60 x w 100 along c l 147th st if extended to av x n 60 to beg, 6-sty bk tnt. Solomon M Schatzkin to Fredk Bardusch, 403 W 57th st. Mts \$85,000. Apr 29. May 1, 1911. 7:2053—58. A \$24,000—\$85,000.

Seaman av begins 218th st, s s, 874.1 w Bway, runs s 636.4 x w 218th st | 80 x n 668.9 to s s 218th st x e 83.8 to beg. Deed of cession of land taken for Seaman av. Wm C Canning et al to City of N Y. B & S. Apr 3, 1907. May 3, 1911. 8:2243, 2250.

Seaman av, s e cor 218th st, 80x26.2. Deed of cession to land lying in bed of av in front of above. Francis J Fee et al to City of N Y. Feb 27. May 3, 1911. 8:2243. nom Seaman av, land in bed of av from c 1 215th st to n line land Wm B Isham. Wm C Canning et al to City of N Y. Q C & correction deed. Aug 27, 1910. May 3, 1911. 8:2243 & 2250. nom

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Seaman av, land in bed of av in front of lots, 124 & 125, map (No 226 or 1099), of lots in 12th Ward. Release mt. Henry Feldmann to City of N Y. Oct 14, 1910. May 3, 1911. S:2243—
                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                         Henry Ferd
1. 8:2243-
              Same property. Max Marx to City of N Y. May 1, May 2, 1911. 8:2224.

12,000

West End av, No 596, e s, 24.8 s 89th st, 19x64, 3-sty & b bk dwg.

Notice of pendancy of action to register & confirm the title of Plff. Gertrude D Hawes Plff agt Jno R Hegeman, Halsey Fiske & Geo B Woodward as TRUSTEES for the Metropolitan Staff Savings Fund & the People of State N Y. Defts. Apr 19. Apr 28, 1911. 4:1236-62. A $12,000-$18,500.

West End av, No 815 |s w cor 100th st, 100.11x125, 12-sty bk & 100th st, Nos 300 to 304| stn tnt. Guide Realty Co to Pauline Boettger, West 254th st, near Independence av. Mts $600,000. Apr 28, 1911. 7:1888-74. A $109,000-$---. O C & 100

West End av, Nos 494 to 498|s e cor 84th st, runs e 83.4 x s 62.2 x 84th st, Nos 274 to 280 | e 16.8 x s 30.2 x w 100 to e s West End av x n 92.4 to beg, five 3-sty & b k dwgs & two 4 & 5-sty bk dwgs. Thomas McManus & Son to Chas E McManus at Rye, N Y. Mt $174,000. Mar 28. Apr 28, 1911. 4:1231-61½ to 64. $62,000-$--.

West End av, No 806|n e cor 99th st, 100.11x116, 12-sty bk & stn
                                           bos, 500 p = 100 p = 1
              —P $150,000.

West End av, No 798, e s, 51 s 99th st, 16x80, 3-sty & b stn dwg. Allendale Bldg Co to Saml Biseman, 41 W 89th st. Mts $19,000.

Apr 28, 1911. 7:1870—63. A $11,200—$18,000. O C & 10 West End av, No 572, e s, 60.8 s 88th st, 20x100, 4-sty & b bk dwg. Thos Stokes to Harry Schiff, 320 W 113th st. Apr 29. May 1, 1911. 4:1235—64. A $16,000—$28,000. O C & 10 West End av s w cor 89th st, 23x80, 4-sty & b stn dwg. Lucy 8 89th st, No 300 Wicker to Cath F Wright, 65 Central Park West. Mt $36,000. Apr 24. May 1, 1911. 4:1250—39. A $24,000—$42,000. West End av, No 576, e s, 22.8 s 88th st, 19x100, 4-sty & b kk dwg.
  89th st, No 300| Wicker to Cath F Wright, 65 Central Park West. Mt $36,000. Apr 24. May 1, 1911. 4:1250—39. A $24,000—$42,000. O C & 10 O C & 10 West End av, No 576, e s, 22.8 s S8th st, 19x100, 4-sty & b bk dwg. Eliz V S Winthrop to Harry Schiff, 320 W 113th st. May 1. May 2, 1911. 4:1235—62. A $15,000—$26,500. 10 Ist av, Nos 1880 to 1896, e sthe block, with all title to land under 97th st, n s water, etc, several 1 & 2-sty bk & fr 98th st, s s bddgs & vacant. East Side Pier Co to Harlem River, ws East Side Dock Co, 18 W 87th st. B & S. Mt $145,000. Apr 21. Apr 28, 1911. 6:1691—1. A $255,000—$280,000. non 1st av, No 1071, w s, 75.3 n 58th-st, 25.1x75, 4-sty bk tnt & str. Alphons Dryfoos & ano EXRS Feist Samuels to Fredk Waldvegel, 402 E 58th st. Mt $8,000. May 2. May 3, 1911. 5:1351—26. A $11,000—$17,000. 14,500. 2d av, No 347, w s, 22 n 20th st, 20x79, 3-sty bk tnt & str. Albert Goettmann EXR Geo C Reisenweber to Charlotte Geissler, 175 W 95th st. Apr 26. Apr 27, 1911. 3:901—27. A $13,000—$15,-000. Corrects error in last issue, when 2d line read Goettmann EXR for Geo C Goettmann to Wm P J Ludwig, &c. 15,000. 2d av, No 1907, w s, 78 n 98th st, 25.10x75, 5-sty bk tnt & str. Hyman Levin to Jno McCarthy, 2½ W 113th st. Mts $14,000. Apr 24. May 1, 1911. 6:1648—24. A $10,000—$17,000. O C & 100. 2d av, No 2302 | n e cor 118th st, 27x80, 5-sty bk tnt & str. Easter 118th st, No 301 | Realty Co to Benj H Kelley at Bernardsville, N J. All liens. Apr 26. May 2, 1911. 6:1795—1. A $15,000—$31,500. 2d av, No 2428, e s, 80.11 n 124th st, 20x80, 3-sty stn tnt. Saml Blecher to Chas Lewin, 43 Elm av. Mt Vernon, N Y. Mt $8,000—$0 av, No 2428, e s, 80.11 n 124th st, 20x80, 3-sty stn tnt. Assign and the stream of t
5th av, No 657 n e cor 52d st, 50x130, owned by party 2d part.

52d st
5th av, e s, 50 n 52d st, 15.5x130, owned by party 1st part.

Release restrictions. Wm D Sloane to Mary W Harriman, at
Arden, N Y. Mar 30. May 1, 1911. 5:1288. nom
5th av, Nos 1204 to 1210 n e cor 101st st, 100.11x100, four 5-sty
101st st, No 1

Apr 27, 1911. Saml Strasbourger, ref, to Irving Savings Instn,
115 Chambers st. May 1, 1911. 6:1607—1 to 4. A $99,500—
$177,000.

5th av n e cor 52d st, 50x130, vacant. Mary W Harriman, at Ar-
52d st den, N Y, to Apthorp Co, 15 Exchange pl, Jersey City, N
J. B & S. Apr 28. May 1, 1911. 5:1288—1. A $615,000—
$615,000.

5th av e s, 50 n 52d st, runs n 65.5 x e 100 x s 15.5 x e 30 x s 100
52d st to n s 52d st, x w 15 x n 15 x n 50 x w 115 to beg, vacant.

Apthorp Co to Henry Phipps Estates, 787 5th av. Mt $638,500.
May 1. May 2, 1911. 5:1288—part lots 1 & 3. A $———.

O C & 100
            5th av, Nos 1353 & 1355|s e cor 113th st, 50.5x99.8, 5-sty bk tnt &
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Conveyances

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5th av n e cor 52d st, 50x115, vacant. Apthorp Co to Albert G 52d st Milbank, at Seabright, N. J. May 1, 1911. 5:1288—part lot 1. A $——$—.

5th av, e s, 50 n 52d st, runs n 65.5 x e 100 x s 15.5 x e 30 x s 50 x w 130 to beg, vacant. Wm D Sloane to Apthorp Co, 15 Exchange pl, Jersey City, N. J. B & S. All liens. Mar 30. May 2, 1911. 5:1288—3. A $575,000—$75,000. O C & 10113th st, No 2 | strs. Marion S 1 Martin to Irving T Smith, 860 St Marks av, Bklyn. ½ part. Apr 26. May 3, 1911. 6:1618—69 & 70. A $45,000—$79,000. exc 7th av, No 2330, w s, 32.5 s 137th st, 26.11x100, 5-sty bk tnt & strs. Julia H Fitch to Harold B Abrams, 146 W 130th st. Mt $35,000. Apr 27. Apr 28, 1911. 7:1942—35. A $17,200— $30,000. Same property. Harold B Abrams to Sarah Newmark, 50 W 119th
  100
     av. Mt $45,000. Apr 24. May 4, 1911. 7:2034—61. A $20,000 or & 100 cm. at 100
  11th av, No 783, w s, 50.5 s 55th, st, 25x75, 4-sty bk tnt & str
Jno A Schurer to The Society of the N Y Hospital, 8 W 16th
st. Mt $7,000. May 3, 1911. 4:1102—34. A $7,000—$12,000
   11th av, Nos 646 to 654 n e cor 47th st, 100x100, 2 & 6-sty bt 47th st, Nos 555 to 559 factory. American Meter Co to The American Meter Co, 11th av & 47th st. July 1, 1910. May 3, 1911. 4:1076—1. A $50,000—$105,000.
   Interior strip, begins 53 n 30th st & 86.6 w 4th av, runs w 2.6 w n 0.2 x e 2.6 x s 0.2 to beg. A Alonzo Teets & ano as COMMITTEE of Jane E Teets to de Forest Estate Corpn, 66 Bway. All title. B & S. Dec.17, 1910. Apr 28, 1911. 3:860.

Same property. A Alonzo Teets et al HEIRS, &c, Phil Teets to same. B & S. Mar 5, 1910. Apr 28, 1911. 3:860.

not
   Same. B & S. Mar 3, 1910. Apr 28, 1911. 3:800. Interior gore 327.6 w 6th av & 81.4 n 13th st, runs n w 37.2 x & along c 1 of blk — to land of party 2d part & s e 32.1 to beg Douglas Robinson et al HEIRS, &c, Fanny M Robinson to The Salvation Army, 120 W 14th st. Q C. Mar 27. May 4, 1911.
                                                                                                                                                                                                                                                                                                                                                                                                      non
   Interior strip, 80 w 1st av & 49.10 s 123d st, runs s 50.1 x w 2.6 x n 50.1 x e 2.6 to beg. Henry Fulling to Jacob Bretz. 2399 1st av. Mar 24. May 4, 1911. 6:1799—33½. A $200—$200.
                                                                                                                                         MISCELLANEOUS.
  Acknowledgment & receipt of $3,000 being the amount payable under ante-nuptial agreement & will Sara Oppenheim (nee Hosiass) to Albt & Benj Oppenheim EXRS Herman Oppenheim Apr 14. Apr 29, 1911.

Copy of Last Will & Testament of Epenetus Howe, decd, of Candor, N Y. Dec 29, 1891. May 1, 1911.

Election to accept provisions made in will of Jas R Smith in lieu of dower. Mary F Smith widow of Jas R Smith decd to Lucius H Beers at Westhampton Beach, L I & Henry de F Baldwin, 55 W 85th st. as EXRS, &c, of said Jas Rufus Smith. Jan 25. May 4, 1911.

Exemplied copy last will of Harrison G Dvar. decd. Nov 22, 1871.
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4, 1911.

Exemplied copy last will of Harrison G Dyar, decd. Nov 22, 1871.

Apr 28, 1911.

General conveyance of all R T & I to any & all lands belonging to party 2d part. Jno Hunter Jr as ASSIGNEE under asst for benefit of creditors to Leonard Jacob, Jr, at Old Westbury, L I. Q C. May 3. May 4, 1911.

Power of attorney. Mary Deeley, 526 W 149th st, to J Howard Thomas, 1766 Ams av. Apr 27. Apr 28, 1911.

Power of atty. Sam Blecher to Ida Cohen. Mar 2. May 2, 1911.

Power of atty. Albrecht Pagenstecher to Albrecht Pagenstecher, Jr, 41 Park Row, et al. Apr 21. May 2, 1911.

Power of atty. Sarah A Brevoort to Maud B Barclay. May 1, May 2, 1911.

Power of atty. Isaac Leubrie to Rolinda E Leubrie, 320 Central Park West. Apr 4. May 2, 1911.

Power of atty. Chas Hendricks to Louise S Hendricks. May 1, May 3, 1911.

Power of atty. Chas Hendricks to Louise S Hendricks. May 1.
May 3, 1911.
Power of atty. Eliz C Carmick to Francis A Repplier at Yonkers,
N Y. Mar 30, 1911. May 3, 1911.

Notice is hereby given that infringement will lead to prosecution

BOROUGH OF THE BRONX.

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

*Bayard st, w s, 125 s 236th st, 50x100. Arthur Missing to Josephine Missing, both at 412 Ams av. Apr 27. May 1, 1911. ne *Dean st, w s, 100 n Barkley av, 75x100. Gertrude M Holocher to Minnie Smith, 1846 E 177th st. Mt \$1,504. May 2. May 3, 1911

Crotona Park E, No 1572, s s, 118.9 w Suburban pl, 18.9x130, 3-sty fr dwg. Jno H Kottman to Eugene Meyer Jr, 11 E 51st st.
All liens. Apr 24. May 1, 1911. 11:2939. O C & 100
*Cruger st | s e cor 187th st, 50x-x-x- to Bronxdale av x37x
Bronxdale av 187th st

n w cor 187th st, runs n 30 to Bronxdale av x n w 39 x w — x s 34 to 187th st x e 50 to beg.

Cruger st
Bronxdale av
187th st
Agt & contract as to erection of bldgs, raise morts & share equity, &c. Eugene Buckley with Chas Bailey. June 25, 1910. equity, &c. Eugene Buckley with Chas Baney. June 23, 1010.
May 4, 1911.
Crotona Park N, n s, 303.6 e Arthur av (Broad st), 25x96.11x25x
95.11, 2-sty fr dwg. Patk J Reville to Harry Rubin Bldg Co,
4063 3d av. Mts \$4,470. May 1. May 2, 1911. 11:2944.

Freeman st, No 887, n s. 205 e Stebbins av, runs e 42 x n 121.1 x w 3.6 x n 4.5 x w 22.3 x s 121.3 to beg, 5-sty bk tnt & strs. Nellie Crawford to Michl Sheehan, 887 Freeman st. All liens. May 1. May 2, 1911. 11:2965. O C & 10 *Green lane or av s e cor Carroll pl, 50x101.4x50x100, St Raymond Carroll pl Park. John Gilmartin to John J Comer, 1840 67th st, Bklyn. May 2. May 3, 1911. not Hoffman st, No 2460, e s, 118.1 n 188th st, 50x115x50x115.4, two 2-sty fr dwgs & 1-sty fr bldg. Levinson Impt Co to Gustave Levinson, 138 W 116th st. Mts \$6,500. Apr 28, 1911. 11:3066.

Kelly st, No 1044 on map No 1042, e s, 230.3 n 165th st, 25x100, 4-sty bk tnt. Annie M Logue to Jos Reichwein, 1525 Minford pl. Mts \$16,500. May 1, 1911. 10:2716. O C & 10 Lorillard pl, Nos 2415 & 2417, w s, 133.9 n 187th st, 40.5x90, 2, 3-sty bk dwgs. Hannchen Lieben, 2415 Lorillard pl to Marie Frenchi, 2 E 119th st. Mt \$16,000. Apr 28. Apr 29, 1911. 11:3056.

2, 3-sty bk dwgs. Hannchen Lieben, 2415 Lorillard pl to Marie Frenchi, 2 E 119th st. Mt \$16,000. Apr 28. Apr 29, 1911. 11:3056. O C & 100 Manida st, No 725A, e s, 191.8 s Spofford av, 15x67.11 to w s old Hunts Point rd, x15.2x65.9, with all title to land in Hunts Point rd, 3-sty bk dwg. Victor Gerhards to Rasin Salvesen. 754 E 161st. Mt \$3,000. Apr 29. May 1, 1911. 10:2768. O C & 100 Minford pl, No 1525, w s, 34 n 172d st, 33x67, 4-sty bk tnt. Jos Reichwein to Jennie Pearlman. 1460 Washington av. Mt \$18,000. May 1. May 4, 1911. 11:2977.

*Main st, e s, 50 s Halpern st, 32.6x100.11x17x102.10. Dora Jacobstat to Mary I Ehrgott at Huntington, L I. Mts \$13,000. Apr 27. May 2, 1911. O C & 100

*Rose st, w s, 125 n Van Nest av, 25x100. Andrew J Snyder & ano to Philip Rabenau, 383 E 157th st. Apr 27. May 1, 1911. nom "Taylor st, w s, 180 n Col av, 25x100, except part for Taylor st. Chas Ringelstein, Jr, to Annie C Mammini, 1721 Taylor av. Mis \$5,500. May 1, 1911. O C & 100

*Tiffany st, Nos 1031 to 1039, w s, 118.3 n 165th st, 88x100, 1-sty fr stable, 1-sty fr office & vacant. Elbert A Bennett to 182d St Realty Co, 2289 1st av. B & S & C a G. Mt \$3,000. May 1. May 2, 1911. 10:2716.

Tiffany st, No 1133, w s, 212.11 n 167th st, 25x125, vacant. Cath-Marvin to Philippina Kraus, 1098 Franklin av. May 1. May 2, 1911. 10:2706.

*Willow lane, s s, 25 e Robin av, 25x96.9x25x97.7, Tremont Terrace. Gaetano Clemente to Giovannina Taddeo. All liens. May 10, 1910. May 4, 1911. O C & 100

*Use Standard av., e s, 100 n 237th st, 50x90. Carolina or Carrie wife Adolf Cjogolin to Aloysius Fellenstein at Eastchester rd cor Van Cortlandt st or Carrol st. Mts \$2,600. Apr 24. May 1, 1911.

*4th st, s e s, 197 s w Union av, 50x102.5x50x90.9, Westchester. Sophie Weber to Annie Ruess, 662 Chauncey st, Bklyn. B & S. All liens. Mar 26. May 1, 1911. O C & 100

*9th st, n s, 305 w Olmstead av, 100x108, Unionport. Frank Gass to Jno E Bentz, 2253 Chatterton av. Mt \$2,500. May 1, 1911. O C & 100

O C & 100

136th st, No 301, n s, 225 w Alexander av, 25x100, 4-sty bk tnt.

Carl E Randrup to Bungay Co of N Y, 2796 3d av. Mt \$9,750.

Apr 18. May 4, 1911. 9:2312.

O C & 100

138th st, No 613 (889), n s 425 e St Anns av, 37.6x100, 6-sty bk tnt & strs. Emma J Holly to Louis L Levine, 1106 Prospect pl, Bklyn. Mt \$50,000. May 1. May 2, 1911. 10:2551 & 2552.

138th st, No 613 (889), n s, 425 e St Anns av, 37.6x100, 6-sty bk tnt & strs. Louis L Levine to Irene E Levine his wife, 1106 Prospect pl, Bklyn. Mt \$50,000. May 2, 1911. 10:2551 & 2552.

139th st, No 340, s s, 106.6 e Alexander av, 25x100, 5-sty bk tnt.

Louis Kuestner to Henry Kuestner, 340 E 139th st. Mt \$13,500.

May 1, 1911. 9:2301. nom

140th st, No 591 (No 871), n s, 300 e St Anns av, 40x95, 5-sty bk tnt.

Nathan Mayer to N Mayer Inc a corpn, 1476 3d av. Mt \$23,-500. May 1. May 2, 1911. 10:2552. o C & 100

148th st, No 455, n s, 190 w Brook av, 25x100, 4-sty bk tnt.

Fredk M Capen et al to Leonhard Theurer, 424 E 149th st. May 2. May 4, 1911. 9:2293. o C & 100

149th st, n s, 150 e Courtlandt av, 50x100, except part for st vacant.. Saml E Jacobs to Thos J Quinn, 3219 3d av. Mt \$20,-000. May 4, 1911. 9:2328. o C & 100

160th st, Nos 790 to 800ls w cor Union av. 175x118 1, 2, 6-sty bk

11,000

167th st, s s, 107.6 w Boston rd, runs s 99.8 x w 3 x s 10.4 x w 41.11 x n 110 to st, x e 45 to beg, vacant. Release mt. Henry Ruhl to Chas Graef, 1076 Boston rd. Apr 28. Apr 29, 1911. 10:2613.

Same property. Release mt. Same to same. Apr 28. Apr 29, 1911. 10:2613.

Same property. Chas Graef to Moorehead Realty & Const Co.
415 E 140th st. Apr 28. Apr 29, 1911. 10:2613. O C & 100
169th st (Arcularius p1), s s, 106 w Walton av, 26.9x82.3x32.7x76,
vacant. Patrick McGlone to Wm McGlone, 138 E 169th st. ½
part. Apr 22. Apr 28, 1911. 9:2481. nom
169th st, No 489, n s, 80 e Washington av, runs n 48 x e 30.9 x s
24 & 24 to st x w 32 to beg, 2 & 3-sty fr tnt & str. Clyde E
Scheuermann et al to Max Lifflander, 489 E 169th st. Mt \$3,000 & all liens. May 1. May 3, 1911. 11:2910. O C & 100
174th st E, No 509, the business. Power of atty. Annie Chlavin
to Saml Chlavin on premises. Jan 3. May 2, 1911.
176th st, No 795, n s, 340.4 e Prospect av, 25x141.11x25x141.4.
3-sty fr dwg & 2-sty fr bldg in rear. Cath A Lavelle to Robt J
Vane, 912 Leggett av. Mt \$5,000. Apr 29. Apr 1, 1911. 11:2954.

Vane, 912 Leggett av. Mt \$5,000. Apr 29. Apr 1, 1911. 11:2954. nom
177th st, No 113, n s, 110 e Morris av, 35x138.3x35x138.9, 2-sty
fr dwg. Gardiner F Underhill to Levis W Minford at Deal, N J.
Mts \$7,000 & all liens. Apr 24. May 2, 1911. 11:2806. nom
182d st, Nos 455 & 457, n s, 133.4 e Park av, 66.8x100, 2, 4-sty bk
tnts. Jno Drakard to Mary I Ehrgott at Huntington, L I. Mts
\$39,000. May 1. May 2, 1911. 11:3038. O C & 100
191st st, No 593, n e s abt 170 w Hughes av, 50x158.6, 2-sty fr
dwg & vacant. Luigi & Tommaso Ferraro to Giuseppe Ferraro,
593 E 191st st. 1-3 part. May 1. May 4, 1911. 12:3273. nom
*221st st, s s, 405 e 4th av, 100x114, Wakefield. Lizzie Bortel to
Carrie Wagner 298 E 134th st. ½ part. Mt \$2,400. Apr 28.
May 1, 1911.

*223d st (9th av), s s, 155 e White Plains rd, 50x114, Wakefield.
Domenick Squillante to Maria Squillante his wife, 2059 1st av.
Apr 1. Apr 28, 1911.

*223d st (9th av), n s, 455 e 4th av, 100x114, Wakefield. Andreas Lechner to Olga wife Andrew Lechner, 849 E 223d st. Mt
\$2 500. May 8, 1909. May 4, 1911. O C & 100
*233d st (19th av), n s, 280 e White Plains av, 50x114, Wakefield.
Notice of pendency of action to register & confirm title of plff
Danl P Lellis plff agt the People of the State of N Y and all
other persons interested defts. Apr 12. Apr 28, 1911.

Torrens Lav
*233d st (19th av), n s, 280 e White Plains av, 50x114, Wakefield.
Similar notice as above Geo H Sundermann plff agt same defts.

other persons interested defts. Apr 12. Apr 28, 1911.

*233d st (19th av), n s, 280 e White Plains av, 50x114, Wakefield. Similar notice as above Geo H Sundermann plff agt same defts. Apr 12. Apr 28, 1911.

Torrens Law 236th st, No 234, s s, 325 e Kepler av, 50x100, 2-sty fr dwg & vacant. Jno Buratovich to Stivi Brodorik, 234 E 236th st. 1-3 part. All title. Apr 22. Apr 29, 1911. 12:3376.

100 238th st | n e cor Fieldston rd, runs w 40 to c 1 Fieldston rd, x s Fieldston rd| 30 to c 1 238th st, x e 140 x n 30 to n s 238th st, x w 100 to beg. Deed of cession to land in bed of st. Fordcraw Co to City of N Y. Dec 1, 1910. May 2, 1911. 13:3414. nom Same property. Release mt. Aldus Realty Co to same. Jan 25, 1911. May 2, 1911. 13:3414.

238th st | s e cor Fieldston rd, runs e 100 x n 30 to c 1 st, Fieldston rd | x w — to c 1 Fieldston rd, x s — to s s 238th st, x e — to beg. Deed of cession to land in bed of st. Rachel Vogel to City of N Y. Dec 13. May 2, 1911. 13:3414. nom 238th st, s w cor Fieldston rd, runs e 40 to c 1 Fieldston rd, x n 30 to c 1 238th st, x w 170 x s 30 x e 80 to beg, with rights in Dashs lane, being land in bed of st. Michl McKeogh & Wm McKeogh to City of N Y. Feb 16. May 2, 1911. 13:3414. nom 238th st, s s, bet Riverdale av & Fieldston rd, being land in bed of st. Release mt. Aldus Realty Co to City of N Y. Feb 28. May 2, 1911. 13:3414. nom 238th st, s s, bet Fieldston rd & Greystone av, being land in bed of st. Release mt. Same to same. Jan 25. May 2, 1911. 13:-3414. nom 238th st, s s, bet Fieldston rd & Greystone av, being land in bed of st. Release mt. Same to same. Jan 25. May 2, 1911. 13:-3414.

238th st, s s, bet Fieldston rd & Greystone av, being land in bed of st. Release mt. Same to same. Jan 25. May 2, 1911. 13:-3414. nom 238th st, late 2d av, s s, 139.3 w Verio av, 50x100, vacant. Margt E Hennelly to Wesley Constn Co, 167 E 56th st. Apr 29. May 2, 1911. 12:3391. nom 239th st, No 210, s s, 100 e Kepler av, 40x100, 1-sty fr bldg & vacant. Chas P Hallock to Geo L Christian, 236 E 238th st. May 3. May 4, 1911. 12:3379. O C & 100 *241st st (Becker av), s w s, 50 e Mathilda st, 50x100, Washingtonville, owned by Emma Aldrich. *241st st | s w cor Richardson av, 100x100, owned by Wm W Richardson av | Penfield & Elsie Baker.

Encroachment & wall agreement.

Wm W Penfield, 730 E 242d st & Elsie Baker with Emma Aldrich 650 E 241st st et al. Mar 30. May 2, 1911. nom Anthony av, No 1682 e s, 135.9 n 173d st, 16.8x74.3 to w s Carter Carter av | av x16.8x72.6, 2-sty fr dwg. Isaac Brown to Henela Solotoroff, 1682 Anthony av. Mts \$5.800 & all liens. May 2. May 3, 1911. 11:2889. O C & 100 Andrews av, w s, 195.4 n University av (181st st), 50x100, 2-sty bk dwg. Wm C Bergen to Louise M S Köhler, 233 W 130th st. Mt \$15,000. Apr 27. May 2, 1911. 11:3224. O C & 100 Arthur av, No 2144, e s, abt 75 s Oak Tree pl, 25x100, 2-sty fr dwg. Thos Roberts to Mary Roberts his wife, 2144 Arthur av. All title. Mt \$2,500. Apr 22. Apr 28, 1911. 11:3070. nom Anderson av | s w cor 162d st, 100x115.11x100x109.8, 2, 5-162d st. Nos 60 & 62 | sty bk tnts. Lawrence W Gallagher to Hillcrest Building Co, 950 Ogden av. Mts \$13,000. Apr 5. May 4, 1911. 9:2504 & 2507. O C & 100 Bryant av, No 1512, e s, 20 n 172d st, 20x100, 3-sty bk dwg. Wm H D North to Geo J Hublitz, 496 Southern Boulevard. B & S. Mt \$8,000. Mar 21. May 4, 1911. 11:3001. nom *Baychester av, e s, 350 n Edenwald av, 50x75. Land Co A of Edenwald to Sadie Berger, 2228 Valentine av. All liens. Feb 10. May 4, 1911.

Berger, 2250 Valentine av. All Hens. Feb 10. May 4, 1911.

nom
Brook av, No 1370, e s, 97.8 s 170th st, 24.4x100, 4-sty bk tnt.

Lena Rosen to Abr Davis, 663 Tinton av. Mts \$13,000. May 2.

May 4, 1911. 11:2894. O C & 500
Brown av, e s, 77 n Spofford av, 50x128.1x—x102, vacant. Gaetano Clemente to Giovannina Taddeo. Mt \$200 & all liens. Aug 8, 1910. May 4, 1911. 10:2738. O C & 100
Boston road, Nos 2145 & 2147 n w cor 181st st, 124x100x130x100, Apr 27. Apr 28, 1911. 11:3138. O C & 100
Brook av, No 151 on map No 153, w s, 25 s 135th st, 25x90, 5-sty bk tnt & str. Saml R Waldron to Hans A B Knudsen, 606 E 138th st. Mts \$15,300. Apr 28. May 1, 1911. 9:2262. 100
Bedford Park Boulevard, No 352 (200th st), s s, 57.7 s e Marion av, 50.1x100.5x50x103.9, 2-sty fr dwg. FORECLOS, Apr 26, 1911. Augustine R McMahon ref to Jennie E Kies, 272 W 77th st. Mt \$10,000. May 1, 1911. 12:3284. 4,500
Brook av, No 1238, e s, 131.11 n 168th st, 17.8x95, 3-sty fr tnt. Sophie Pfeiffer to Caroline F Schaefer, 797 Jennings st. Mts \$6,300. May 1. May 2, 1911. 9:2395.

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Brook av, Nos 1354 & 1356, e s, 269.6 s 170th st, 50x100.6, 6-sty bk tnt. Henrietta wife Carl Witzel to Jennie Hoeppner, 3202 Perry av. Mt $46,650. May 1. May 2, 1911. 11:2894. 1,500 Bryant av, s e s, 65.6 s w Boston rd, deed reads lots 4 & 5 map Wm Armstrong, runs s w 60.10 x s 25.8 x s e 62.6 x n 108.1 to beg, begins at s e cor lot 5, runs n 108.1 to av, x s w 60.10 x s 25.8 x s e 62.6 to beg.

Boston rd late Boston Post rd, s s, at w s Bryant av, 8.3x6x10, gore, deed reads at w line lot 4 same map, runs e 8.3 to n s Bryant av, x s w 10 x n along w line lot 4 to beg, vacant.

Fanny W Crompton et al to Shirley S Lloyd, 151 W 22d st. Mt $600. Apr 28. May 1, 1911. 11:3004. nom Balley av, old w s, 292.9 s Kingsbridge road, 50x144.2, except part for av, vacant. Eberhardt & Podgur to Manuel J Brazill, 2106 *7th av. All liens. May 2. May 3, 1911. 11:3238. O C & 100 *8lackrock av, No 2117, n s, 150 e Av D, 25x108, Unionport. Minnie Smith to Edwin C Jones, 2210 Ellis av. Mt $3.500. May 2. May 3, 1911.

Clinton av, w s, 90 n 175th st, 104x149.10, vacant. Release mt. Abrham Eisenstein to Wiedhopf Const Co, 126 W 131st st. Q C. May 3. May 4, 1911. 11:2949. nom Same property. Release judgment. Century Gas & Electric Fixture Co to same. Q C. May 3. May 4, 1911. 11:2949. nom Same property. Release two judgments. Noonan & Price Co to same. Q C. May 2. May 4, 1911. 11:2949. nom Same property. Wiedhopf Const Co to Franklin Av Co, 391 E 149th st. Mt $12,000. May 1. May 4, 1911. 11:2949. O C & 100 Crotona av, No 1387 (No 1005), w s, 89 n Jefferson st or pl, 25x 100, 2-sty fr dwg. Jacob Stahl Jr & Wm Stahl EXRS Philippina Stahl to Emma A Stahl all at Patterson, Putnam Co, N Y. May 1. May 4, 1911. 11:2935. Same property. Jacob Stahl Jr et al HEIRS, &c, Philippina Stahl to same. Q C. May 1. May 4, 1911. 11:2935. nom *Columbus av, n s, 50 w Jefferson st, 75x100, Van Nest. Simpson Constn Co to Fredk Yockel, 2138 Prospect av. Mt $5,000. Apr 28, 1911. O C & 100 C &
                  May 6, 1911.
                                                                                                                                                                                                                                                                               Conveyances
          28, 1911. O C & 1
*Carpenter av, e s, 175 n 234th st, 27x105.5.
Carpenter av, e s, 50 n 234th st, 25x105.5.
Chas D Barry to Nils Svenson as TRUSTEE, 94 Hillside av,
Wakefield Park, Yonkers, N Y. C a G. Apr 20. Apr 28, 1911.
          *Carpenter av, n w cor 224th st 37x105. Edw G Schrader to Lina Schrader, 3959 Carpenter av. Q C. Apr 24. Apr 28, 1911
           *Carpenter av, w s, 187 n 224th st, 37x105. Edw G Schrader to
Julius Heberlein, 3963 Carpenter av. Q C. Apr 24. Apr 28,
                                 arpenter av n w cor 224th st, 37x105.
        *Carpenter av | 1 w co. 224th st, 37x105.

224th st | Carpenter av, w s, 187 n 224th st, 37x105.

Lina Schrader & Flora B Heberlein, HEIRS, &c, Margaretha Braun to Edw G Schrader, 3959 Carpenter av. Q C. Apr 24.

Apr 28, 1911.

nor Crotona av | n e cor 187th st, 200x100, vacant. FORECLOS, Mar 187th st | 21, 1911. Vincent W Woytisek ref to Jas J Donovan, 2595 Bainbridge av. Mt $13,000. Apr 29. May 1, 1911. 11:-9104
   2595 Bainbridge av. Mt $13,000. Apr 29. May 1, 1911. 11:3104.

7,000
Crotona av|n e cor 187th st, 200x100, vacant. Jas J Donovan to 187th st | Geo E Huether, 3599 3d av. Mt $13,000. Apr 29. May 1, 1911, 11:3104.

O C & 100
Crotona av, No 2104, e s, 35 n 180th st, 25x102, 2-sty fr dwg. Kate A Walsh to Loretto F Coogan, 1832 Belmont av. Mt $5,500. Apr 29. May 1, 1911. 11:3096.

O C & 100
Cauldwell av, No 719, w s, 175 s 156th st, 18.9x115, 3-sty fr tnt. Dora Gottfried to Ray Schwartz, 719 Cauldwell av. ½ part. Mt $1,400. Apr 25. May 1, 1911. 10:2624.

No Tolay av, No 1306, e s, 57 n 169th st, 19x80, 2-sty & b fr dwg. Ellenora C Hausler to Chas & Hattie Maggiolo, 1306 Clay av. Mt $4,800 & all liens. Apr 29. May 2, 1911. 11:2887. nom College av, No 1035, w s, 150 n 165th st, 22x92, 3-str bk dwg. Lillie B Lillienthal to Lorin S Bernheimer EXR Simon Bernheimer, 2 E 59th st. B & S. Apr 29. May 2, 1911. 9:2437. nom Clay av, Nos, 1304 & 1306, e s, 37.10 n 169th st, 38.2x80, 2, 2-sty & b fr dwgs. Antonietta Maggiolo et al to Ellenora C Hausler, 306 Union st, Bklyn. Mts $9,600 & all liens. Apr 29. May 2, 1911. 11:2887.

Clay av, No 1304, e s, 37.10 n 169th st, 19.2x80, 2-sty & b fr dwg. Ellenora C Hausler to Antonietta & Cecilia Maggiolo both at 1304 Clay av. Mt $4,800 & all liens. Apr 29. May 2, 1911. 11:2887.

*Cleveland av. n s, 99 e White Plains rd, 50x132 to s 1 of City of
   1304 Clay av. Mt $4,800 & all liens. Apr 29. May 2, 1911.
11:2887. nom
*Cleveland av, n s. 99 e White Plains rd, 50x132 to s 1 of City of
Mt Vernon x50x138. David Block to Gregore Slaven at New London, Conn. Feb 16. May 1, 1911. nom
Decatur now Norwood av, No 3344, e s, 330.8 s Gun Hill rd, 25x
80, 3-sty fr dwg. FORECLAS, May 1, 1911. Edgar H Rosen-
stock ref to Lorin S Bernheimer, 2 E 59th st & Sigmund Wechsler, 101 W 115th st exrs Abr Bernheimer. May 4, 1911. 12:-
3355. 7.000
     Decatur now Norwood av, No 3342, e s, 355.8 s Gun Hill rd, 25x80, 3-sty fr dwg. FORECLOS, May 1, 1911. Same to same. May 4, 1911. 12:3355.
 Decatur now Norwood av, No 3342, e s, 355.8 s Gun Hill rd, 25x80, 3-sty fr dwg. FORECLOS, May 1, 1911. Same to same. May 4, 1911. 12:3355. 7,00

Davidson av n w cor North st. 195.9x103.4x169.11x100, vacant. Geo North st Dieckmann to Henry Cleland, 1849 Anthony av. Apr 27. Apr 28, 1911. 11:3198. O C & 10

Davidson av, No 2300 n e cor Evelyn pl, 100x46, 4-sty bk tnt. Evelyn pl FORECLOS, Apr 7, 1911. Geo W Collins, ref, to Emma G Badgeley, at East Orange, N J. Mt $6,500. May 2. May 3, 1911. 11:3197. Same property. Emma G Badgeley to Edward Hurley, 507 W 175th st. Mt $6,500 & all liens. May 2. May 3, 1911. 11:-3197.

*Eastern Boulevard w s. 175 s Tremont rd, 50x200 to w s Gains-
*Hoth st. Mt $6,500 & all liens. May 2. May 5, 1911. 11:-3197.

*Eastern Boulevard w s, 175 s Tremont rd, 50x200 to w s Gains-Gainsborg av borg av, Tremont Terrace. Virginia Ehrenberg to Frances Klein, 2565 Sedgwick av. ½ part. Q C. All liens. Apr 28. May 1, 1911.

*Eastchester rd, s s, 191.2 w Williamsbridge rd, runs e 75 x s 100 x w 50 x s 42.11 x w 25.3 x n 139.2 to beg, Westchester. Alvey A Adee to Wellman Finance & Realty Co, 120 Westchester Sq. All liens. Apr 5. May 2, 1911.

Elton av, No 815, n w s, 50 s w 159th st, 50x100, 1-sty fr dwg, 1-sty fr stable & vacant. Augusta Rosenwasser & ano to Jno C Hoenninger, 5 Beekman st & Andrew C Troy. June 18, 1910.

May 4, 1911. 9:2380.

Findlay av|s w cor 168th st, 200x100, 1-sty fr stable. Bessie L 168th st | Kirkland to James A Kirkland, 1794 Prospect av. Mt $7,000. Mar 8. Apr 28, 1911. 9:2435, 2436.

Franklin av, No 1224 | n e cor 168th st, 35x100, 5-sty bk tnt & strs. 168th st, No 601 | Robt J Moorehead to Chas Graef, 1076 | Boston rd. Mt $35,000. Apr 22. Apr 29, 1911. 10:2615.

O C & 10
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Franklin av, No 1400 | n e cor 170th st, 28.4x99.11x14.2x101, 5170th st, No 621 | sty bk tnt & str. Franklin Av Co to Weidhopf Const Co, 126 W 131st st. Mt \$21 000. May 1. May 4,
1911. 11:2936. O C & 100 hopf Const Co, 126 W 131st st. Mt \$21 000. May 1. May 4, 1911. 11:2936. O C & 100 Fulton av, w s, 175 s 171st st, 100x146.9x100.1x141.11, with all title to land in bed of Crotona pl in front of above, vacant. John C Giese to Joseph Stumpf, 408 E 152d st. Mt \$16,500. Apr 19. Apr 28, 1911. 11:2927. nom Franklin av, n w s, 106.6 s w 169th st, 28x64, vacant. Julia Berg et al to Randall Comfort, 1315 Franklin av. 4-5 part. All title. Apr 27. Apr 29, 1911. 10:2612. 2,200 Same property. Agnes Ross by Lucy Ross GUARDIAN to same. All title. Apr 27. Apr 29, 1911. 10:2612. 550 Franklin av, w s, the s line being 127.11 s 169th st, extends w 32. 32.
Franklin av, w s, adj above on s —x—.
Boundary line agreement.
Randall Comfort, 1315 Franklin av with Jacob Stahl, Jr, 1356
Franklin av. Apr 28. Apr 29, 1911. 10:2612.
not Franklin av, w s, 98.9 s 169th st, 29.2x33.3.
Franklin av, w s, adj above on n, —x—.
Boundary line agreement.
Same with Hy Breunich, 2017 Grand Boulevard & Concourse & Wm Hodgson, 153 E 179th st. Apr 26. Apr 29, 1911. 10:2612. Wm Hodgson, 153 E 179th st. Apr 26. Apr 29, 1911. 10:2612.

nom

Forest av, No 864, e s, 51.2 s 161st st, 25x100, 3-sty fr tnt & str.

The Bungay Co of N Y to Carl E Randrup, 488 E 175th st. Mt

\$7,000 & all liens. Apr 29. May 4, 1911. 10:2657. O C & 100

*Gifford av, s s, 303.10 e Balcom av, 25x100, Westchester. Jno

R Peterson to Jacob M Jacobsen, 895 Freeman st & Harold Olsen,
979 Rogers pl. Apr 7. Apr 29, 1911. O C & 100

Grant av, No 1058, e s, 207.8 n 165th st, 25x101.5x25x101.7, 3-sty
bk dwg. Max Cohen to Denis Duggan, 1620 Bathgate av. Mt

\$9,000. Apr 28. Apr 29, 1911. 9:2448. O C & 100

*Green av, n s, 100 w Mapes av, 75x100, Westchester. E Colgate
Jones to Annie F Mackenzie, 2110 Starling av. Mt \$3,000. May

1. May 2, 1911. O C & 100

Greystone av, w s, 100 n 238th st, 75 ft frontage. Deed of cession
of land in bed of st in front of above Louis F Cerlian to City of
N Y. Dec 19, 1910. May 2, 1911. 13:3414.

Same property. Release mt. Aldus Realty Co to same. Feb 28.

May 2, 1911. 13:3414.

Greystone av, w s, 175 n 238th st, runs n 103.9 to Dash's lane, x e

— to c 1 Greystone av, x s — x w 30 to beg. Deed of cession of
land in bed of st. Jno D Haar to City of N Y. Dec 19. May 2,
1911. 13:3414.

Same property. Release mt. Aldus Realty Co to same. Feb 28.

May 2, 1911. 13:3414.

Same property. Release mt. Aldus Realty Co to same. Feb 28.

May 2, 1911. 13:3414.

Same property. Release mt. Aldus Realty Co to same. Feb 28.

May 2, 1911. 13:3414.

Same property. Release mt. Aldus Realty Co to same. Feb 28.

May 2, 1911. 13:3414.

Same property. Release mt. Aldus Realty Co to same. Feb 28.

May 2, 1911. 13:3414.

Same property. Release mt. Aldus Realty Co to same. Jan 25,
1911. May 2, 1911. 13:3414.

Same property. Release mt. Aldus Realty Co to same. Jan 25,
1911. May 2, 1911. 13:3414.

Same property. Release mt. Aldus Realty Co to same. Jan 25,
1911. May 2, 1911. 13:3414.

Same property. Release mt. Aldus Realty Co to same. Jan 25,
1911. May 2, 1911. 13:3414.

Same property. Release mt. Aldus Realty Co to s Hughes av s w cor 179th st, 7.4x90x20.11x91, vacant. Adele E 179th st Broomfield & ano HEIRS, &c Emma Thatcher to Eliz Shirley. June 29, 1910. Apr 29, 1911. 11:3068. no Hughes av n e cor 179th st Bolmont av n vacant 170th st 1815. Belmont av n w cor 179th st, 81.7x11.9x80.9x1.8, vacant. 179th st
134th St Co to Sophie Knepper, 1754 Eastburn av. All liens.
Apr 1. Apr 29, 1911. 11:3080.
Hull av, No 3145, n w s, 291.5 n e Woodlawn rd, 20x100, 2-sty fr
dwg. Mary A Hamilton to Benj E Freed, 506 E 188th st. Mt
\$5,500 & all liens. Apr 29. May 1, 1911. 12:3345. 100
Honeywell av s w cor 182d st or Bronx Park South, 163.5
182d st or Bronx Park S to n s West st x87.11x162.8 to 182d st x
West st 64.7, yacant. Rebecca & Sadie Danenbaum to Alice McCaffrey, 551 W 160th st. Apr 19. May 3,
1911. 11:3124. 0 C & 100 Heath av, e.s., 20.6 n from c 1 229th st, 20.2x101.10x20.3x102.7. |
Heath av, e.s., 20.6 to beg. 3-sty bk dwg. University Heights Realty Co to Junius J Pittman, 1888 Bathgate av & Harry Cohn, 2540 Grand av. Mts \$8 000. May 3. May 4, 1911. 12:3256.

Heath av, e.s., 20.6 n from c 1 229th st, 20.2x101.10x20.3x102.7. |
Heath av, e.s. at c 1 of 229th st, runs e 103.8 x n 22.4 x w 102.7 to av x s 20.6 to beg 2, 3-sty bk dwgs. Release mt. Emanuel Glauber to University Heights Realty Co. May 3. May 4, 1911. 12:3256. Heath av, e s, at c l of West 229th st, runs e 103.8 x n 42.7 x w 101.10 to av, x s 40.8 to beg, 2, 3-sty bk dwgs. Release mechanics lien. Jos Israel to University Heights Realty Co, 2229 Andrews av. May 3. May 4, 1911. 12:3256. no. Same property. Release mechanics lien. Colwell Lead Co to same. May 3. May 4, 1911. 12:3256. no. May 3. May 4, 1911. 12:5256.

Intervale av, Nos 910 & 912, n e s, 131.10 n w Beck st, 50x100, 5-sty bk tnt & strs. Jno J Tully to Hannah Corn, 38 Kelly st. Mt \$43,500. May 1. May 2, 1911. 10:2711. O C & 100 Intervale av, Nos 910 & 912, n e s, 131.10 n w Beck st, 50x100, 5-sty bk tnt & strs. Release mt. Henry Morgenthau Co to Jno J Tully Co, 929 Whitlock av. Apr 27. May 2, 1911. 10:2711. 6,000 Jackson av, No 984, e s, 289.7 s 165th st, 27.4x75x27.3x75, 5-sty bk tnt. Edw F Kiefer to Jeremiah Horan, 105 Ams av. Mt \$14,000. Apr 29. May 1, 1911. 10:2649. C & 10 Lafontaine avin e cor Oak Tree pl, 25x95, vacant. Jessie F Thorn Oak Tree pl | to Marie Adelmann, 335 E 189th st. All liens. Mar 1. May 3, 1911. 11:3063. O C & 10 *Morris Park av, s s. 172.7 w Bronxdale av, 25x100. FORECLOS, Mar 28, 1911. Edw D Dowling, ref, to Lion Brewery, 960 Col av. Apr 28, 1911. Mapes av |s w cor 179th st, 75x100, vacant. Chas Schaefer, Jr, to 179th st | Chas Schaefer, Jr, Co, 401 Tremont av. Mt \$6,600. Mar 28. Apr 29, 1911. 11:3106. O C & 100 *Muliner av, e s, abt 78 n Bronxdale av, 26.1x142.3x25x151.11. Vincenzo Miserendino to Chas H Baechler, 1762 Walker av. Apr 27. Apr 29, 1911. O C & 100 *Mosterwayaya v son 178th st 100x20 vacant. Caroline wife at Monterey av s w cor 178th st, 100x20, vacant. Carolina wife of 178th st st. Jno A Benson to Ehrich Peterson, 2254 Ryer av. All title. Mts \$1.400. May 1. May 4, 1911. O C & 100 *Newbold av, s s, 156.3 e Castle Hill av, runs e 22.10 x s e 5.5 x s 103 x w 25 x n 108 to beg, Unionport. Frank M Clendenin to Chas E Devermann, 2049 Chatterton av. Apr 27. Apr 28, 1911.

O C & 100

Nelson av, w s, 371 n Featherbed lane, 25x111.8x25x113.4, vacant. Chas G Haggerty to Benj C Brown, 2107 3d av. Mt \$1,300. May 2. May 3, 1911. 11:2876.

Treases 878 Ogden av, No 983, w s, 180 s 164th st, 25x100, 3-sty fr dwg. Cathrine Moriarty to Jno Talbot at Sheffield, Eng. Mts \$9,000 & all liens. May 1. May 2, 1911. 9:2524. O C & 100 Plimpton av, No 1321, w s, 163.7 s 170th st, 22x93.1x22.5x97.4, 2-sty & b bk dwg. FORECLOS, Mar 30, 1911. Moses R Ryttenberg, ref, to Bronx Investment Co, 128 Bway. Apr 28, 1911. 9:2522. berg, ref, to Bronx Investment Co, 128 Bway. Apr 28, 1911, 9:2522.

Plympton av, No 1317, w s, 207.7 s 170th st, 23x84.5x23.5x88.10, 2-sty & b bk dwg. FORECLOS, Mar 30, 1911. Wm A Keenner, ref, to Francis G Lloyd, 157 E 71st st, & Newell Bent, at Southborough, Mass, TRUSTEES David Stevenson for Florence S Le Boutillier. Apr 28, 1911. 9:2522.

Plympton av, No 1311, w s, 253.7 s 170th st, 23x75.6x23.5x79.11, 2-sty & b bk dwg. FORECLOS, Mar 30, 1911. Moses R Ryttenberg, ref, to same. Apr 28, 1911. 9:2522.

Plympton av, No 1315, w s, 230.7 s 170th st, 23x79.11x23.5x84.5, 2-sty & b bk dwg. FORECLOS, Mar 30, 1911. Wm A Keener, ref, to John C Barr, 179 Marcy av, Bklyn. Apr 28, 1911. 9:-5252.

Same property. John C Barr to Leo A Hudson, 224 W 149th st. 2522. 6,500
Same property. John C Barr to Leo A Hudson, 224 W 149th st.
Apr 28, 1911. 9:2522. 0 C & 100
Perry av, No 3049, w s, 350 s Woodlawn rd, 25x100, 3-sty fr dwg.
Valentine Const Co to Chas Dirlam, 1164 Forest av. Mts \$10,000 & all liens. Apr 29. May 1, 1911. 12:3334. 0 C & 100
Park av, Nos 4181 & 4183, w s, 115 n 176th st, 23x100, 2, 1-sty
fr strs. Emily Rubsam by Gustav Schwarz to Lucia Schiavone,
1925 Washington av. All title. B & S. Mt \$2,800. Apr 28.
May 1, 1911. 11:2900.
Same property. Chas G Bauer to same. 2-3 parts. All title. Mt
\$2,800. Apr 28. May 1, 1911. 11:2900. 0 C & 100
Park av, Nos 3800 & 3804 n e cor 171st st, 50x50, 2, 2-sty & b fr
171st st, Nos 441 to 447 dwgs. Rosaria Lagana to Frances
Lagana, 322 E 26th st. Mt \$4,000. Apr 28. May 1, 1911. 11:2903. nom 2903.
Parker av, w s, 325 s Lyon av, 25x130. Eliz C Fonda to Gertrude M Holocher, 2125 3d av. Mts \$6,500. May 2. May 3, 1911.

O C & 1 *Rhinelander av, n s, 441.7 e Eastchester rd, 50x100. Arthur Missing to Josephine Missing, both at 412 Ams av. B & S. Apr 27. May 1, 1911.

*Rt Anns av, Ne 651, w s, 50.1 s Rae st, 25.1x91.3x25x94.8, 5-sty bk tnt & str. Chas A Groth to Erhardt Mayer, 740 2d av. Mts \$16,000. Apr 28. Apr 29, 1911. 9:2358. O C & 100

*Stebbins av, No 924 | n e cor Westchester av, runs n 199.4 x e Westchester av, No 1185 | 30 x s 178.1 to n s Westchester av, x w 36.9 to beg, vacant. Jesse W Ehrich to Geo F Johnson at Hanover, Morris Co, N J. Q C. Mt \$8,000. Apr 20. May 1, 1911. 10:2698.

*Spofford av, s s, 25 w Coster st, 25x100, vacant. Release mt. over, Morris Co, N J. Q C. Mt \$5,000. Apr 20. May 1, 1511. 10:2698.

spofford av, s s, 25 w Coster st, 25x100, vacant. Release mt. Geo F Johnson to Lena Manassa, 279 East Burnside av. Apr 27. May 1, 1911. 10:2764. 1.200

same property. Lena Manassa to Jennie G Levine, 832 Manida st. Mt \$1,000. May 3. May 4, 1911. 10:2764. 100

sheridan av w w s, 200 s 167th st, runs w 240 to e s Grand Boulevard & Concourse w CClellan st x s or s w 340 to n s McClellan st, x e 304 to w s Sheridan av, x n 336.6 to beg, vacant.

sheridan av Sherman av Sherman av, x n 263 to s s McClellan st, x w 200 McClellan st to Sheridan av, x s 413 to beg, 2, 1-sty fr stables wacant. | McClellan st | to Sheridan av, x s 415 to beg, 2, 1-sty if stables | 166th st | & vacant. | & vacant 2452. 8outhern Boulevard | n w s, at s w s 147th st (Dater st), 60.4x | 147th st | 50.2x50x83.11, vacant. Mary Blaney to Jos E Blaney, 477 So Boulevard. Mt \$6,000. Apr 25. May 3, 1911. 10:2582. 10:2582.

Sedgwick av, e s, abt 165.4 s Fordham rd, 50x110.5x50x113.5, vacant. Mary C Walsh & ano to John P Nolan, 539 W 112th st. Apr 15. Apr 28, 1911. 11:3225.

Sedgwick av, e s abt 215.4 s Fordham rd, 50x107.6x50x110.5, vacant. John P Nolan to Mary C Walsh, 167 E 116th st & Jessie M Walsh, 227 Peshine av, Newark, N J. Apr 15. Apr 28, 1911. 11:3225

Manhattan May 6, 1911. Union av, Nos 1111 & 1113, w s, 200.3 n 166th st, —x130.7x50x 130.6, 2-sty & b fr dwg & 1-sty fr str. Mary A Collins to Polat-scheck Spencer Realty Co, 938 St Nicholas av. Q C. Apr 27. Apr 28, 1911. 10:2671. 1,350 Union av, No 857, w s, 50.6 s 161st st, 25.6x100, except part for av, 2-sty fr dwg & str. Josefine Heymann to Lynette P Schmitt at Bway & 261st st. All liens. Apr 27. May 1, 1911. 10:-2667. Valentine av, Nos 2975 & 2977, n s, 250 e Bedford Park Boulevard, 50x68.3x67.1x113.1, 2, 2 & 3-sty fr dwgs. Danl Houlihan to Edw H Kelly, 2977 Valentine av. Mts \$12,500. Apr 24. May 1, 1911. 12:3306. 12:3306.

(alentine av|n w cor 180th st, 50.1x105.2x50.1x105.8, vacant. Wm 80th st | T Flanagan to Peter Quinn, 563 Broome st. Mt \$2,000. May 2, 1911. 11:3144 & 3149. nor Vales av, No 432, e s, 125 s 145th st, 25x100, 3-sty & b fr dwg. Wilhelmina Tremberger EXTRX Michael Tremberger to Gustav Seidenstock, 430 Wales av. All liens. Apr 28, 1911. 10:2576. nom Wilhelmian Tremberger EXTRX Michael Tremberger to Gustav Seidenstock, 430 Wales av. All liens. Apr 28, 1911. 10:2576. 7.500 Westchester av, Nos 703 & 705 n w s, 74.5 n e Jackson av, 25.5x Jackson av, No 704 | 67.7 to e s Jackson av, 25.5x Jackson av, No 704 | 67.7 to e s Jackson av, 22.11x 50.4, 2-sty bk office & str bldg. Brocaval Realty & Holding Co to Alanson P White, 54 Linwood pl, East Orange, N J. Mt \$25.500. Apr 25. May 4, 1911. 10:2645. O C & 100 Webster av, No 2059, w s, 375.4 n 179th st, 75x180, 5-sty bk tnt & vacant. Henry Cleland to Geo Dieckmann, 2042 Webster av. Mts \$38,100. Apr 27. Apr 28, 1911. 11:3142. O C & 100 Westchester av, n s, 306.2 e Tinton av, runs w 81 x n 25 x e 25 x n 25 x e 101.5 to av, x s w 57.7 to beg, vacant. Abr Siegel Realty Co to Chas Podsenick, 31 Park View av, Bklvn. All liens. May 1, 1911. 10:2655. Weeks av, No 1654 (No 1658), e s, 95 s 173d st, 20x95, 2-sty bk dwg. Van Schaick Realty Co to Whipple Security Co, 170 Bway. B & S. All liens. Apr 19. May 1, 1911. 11:2792. nom West Farms rd, s e s, 523.6 n e Home st (Lyon st), 64x291.9x50.3x, 257.1, except part for sts. FORECLOS, Apr 14, 1911. Eugene L Parodi ref to Harry S Purdy, e s of Brook av, bet 163d st & 164th sts & Jos O Downes, 219 W 130th st, EXRS, &c Harriet A Purdy. Apr 27. May 1, 1911. 11:3006. 5,000 Waldo av, e s, 400.7 s 238th st, 50 tt frontage. Deed of cession to land in front of above. Mary Loudon of Yonkers, N Y to City of N Y. Dec 19, May 2, 1911. 13:3414. nom Same property. Release mt. Aldus Realty Co to same. Feb 27. May 2, 1911. 13:3414. nom Waldo av, w s, 338.411 s 238th st, 54.11 ft frontage. Deed of cession to land in front of above. Michl H Casey to City of N Y. Dec 19, 1910. May 2, 1911. 13:3414. nom Waldo av, w s, 53.6 s 238th st, 54.11 ft frontage. Deed of cession to land in front of above. Michl H Casey to City of N Y. Dec 5. May 2, 1911. 13:3414. nom Waldo av, w s, 53.6 s 238th st, -x—, being land in bed of av. Release mt. Same to same. May 2, 1911. 13:3414. nom Waldo av, w s, 53.6 s 238th st, -x liens. May 1. May 3, 1911. 10:2655. O C & 100
*Walker av (West Farms rd), n s, 25 w Chauncey st, 25x100, except part for West Farms rd. Wellman Finance & Realty Co to Patk Sullivan, 2158 Lex av. May 1. May 3, 1911. O C & 100
*Same property. Fisher Lewine et al EXRS Marcus Nathan to Wellman Finance & Realty Co, 1431 Glover st. Mt \$1,000 & all liens. Feb 20. May 3, 1911. 1,150
*Walker av | (West Farms road), n w cor Chauncey st, 25x100, ex-Chauncey st| cept part for West Farms rd. Thos C Arnow to Patk Sullivan, 2158 Lex av. May 1. May 3, 1911. O C & 100
*White Plains rd, e s, 225 n Locust av, 26.5x101.5 —x100. Jorgen F Mortensen to Ellinor O Mortensen, both at 731 North Oak Drive. All liens. Apr 14. Apr 28, 1911. nom
*1st av, w s, 300 s 1st st. runs w 348 to Bronx River x s & e 608.6 to 1st av x n 318 to beg, except part for sts, Olinville. Chas D Barry et al to J Marcus Woodworking Co, 3521 Bronx Boulevard. C & G. Mt \$25,000 & all liens. Apr 20. May 3, 1911. O C & 100
*Lots 313 to 318 & 320 to 327, map of 327 lots Hunter Estate.

1911.

*Lots 313 to 318 & 320 to 327, map of 327 lots Hunter Estate.

FORECLOS, Mar 30, 1911. Francis D Gallatin ref to Wm K Rose
314 W 100th st. Apr 28. Apr 29, 1911.

Lot 3 map (No 1362) of sub-division blk 3256, 24th Ward at Kingsbridge. Harry Cahn et al to University Heights Realty Co,
2229 Andrews av. Mt \$4,400 & all liens. May 3. May 4, 1911.

12:3256.

O C & 100

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.

April 28, 29, May 1, 2, 3 and 4.

Bleecker st, No 345, all. Cornelia Van R Dearth & ano TRUSTEES to Abr Samberg; 3 yrs from Feb 1, 1910. May 4, 1911. 2:619.

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## 42d st, No 11 W, str. Jas Slater to Leopold Schwartz, 167 Underhill av, Bklyn; 3 yrs from May 1, 1911. May 2, 1911. 5:1258.

## 4th st, No 248, s.s., 237.6 e. 8th av, 18.9x100.5. Agreement as to surrender of lease with buildings. Ellen T Carty Fallon with Jas R Roosevelt at Hyde Park, N.Y., et al. TRUSTEES Wm. Astordeed for Jno J Astor. Apr 11. Apr 29, 1911. 4:1015. ..., 4,500. Apr 3, 1911. 4:1016. ..., 4,500. Apr 3, 1911. 4:1016. ..., 4,500. Apr 3, 1911. 4:1016. ..., 100. Apr 3, 1911. 4:1016. ..., 100. Apr 3, 1911. 4:1016. ..., 100. Apr 3, 1911. 5:1258. Apr 29. May 3, 1911. 4:1016. ..., 100. Apr 3, 1911. 5:1258. Apr 29. May 3, 1911. 4:1016. ..., 100. Apr 3, 1911. App 4
       52d st, No 155 E, ground floor. Jno H Block to J H Block Co,
155 E 52d st; 1 yr from May 1, 1912. Apr 28, 1911. 5:1307..1,740
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May 6, 1011.

RECORD AND GUIDE

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Bowery, No 178 n w cor Delancey st, str. Hopkins Security Co to Delancey st | Thos J Carew & Michl J Brennan, both at 870 Gth av; 6 10-12 yrs, from Mar 1, 1911. May 1, 1911. 2:478.
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Same property. Consent to assign lease. Same to same. Apr 18. Apr 29, 1911. 3:752. not Same property. Assign lease. Jno Farrell to Edw J Schroeder, 2459 Boulevard, Jersey City, N J. Apr 18. Apr 29, 1911. 3:752. not 754.
9th av. No 735, 4 -sty bk bldg. Annie K Shedd to Louis Grunig,
735 9th av; 3 yrs from May 1, 1911. May 1, 1911. 4:1059. 1,860
10th av, Nos 572 & 574 s e cor 42d st, all. Sumner Gerard TRUS42d st | TEE Heyward Cutting to Hugh J Malone,
270 W 43d st; 10 yrs from May 1, 1911. May 2, 1911. 4:1051.
... net 5,500 11th av, No 571. Surrender lease. David L Steinber & ano to Adolph Duncker, 571 11th av. Apr 29. May 3, 1911. 4:1091.nom

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BOROUGH OF THE BRONX.

MORTGAGES

NOTE.—The arrangement of this list is as follows: The first name is that of the mortgagor, the next that of the mortgagee. The description of the property then follows, then the date of the mortgage, the time for which it was given, and the amount. The general dates used as headlines are the dates when the mortgage was handed into the Register's office to be recorded.

Whenever the letters "P. M." occur, preceded by the name of a street, in these lists of mortgages, they mean that it is a Purchase Money Mortgage, and for fuller particulars see the list of transfers under the corresponding date.

The first date is the date the mortgage was drawn, the second the date of filing; when both dates are the same, only one is given.

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

BOROUGH OF MANHATTAN.

April 28, 29, May 1, 2, 3 and 4.

Alexander, Selma, 338 E 15th st to METROPOLITAN SAVINGS BANK. 100th st, No 411, n s, 211.3 e 1st av, 37.1x100.11. Estoppel certificate Apr 28. Apr 29, 1917 6:1694. — Audubon Impt Co to Max Marx, 419 Convent av. Amsterdam av, Nos 1940 to 1946, n w cor 156th st, No 501, 100x125. Prior mt \$153,000. Apr 28, due, &c, as per bond. Apr 29, 1911. 8:2115.

\$153,000. Apr 28, due, &c, as per bond. Apr 29, 1911. 8:2115. 18,000

Same to same. Same prop. Certificate as to above mt. Apr 28. Apr 29, 1911. 8:2115.

Asson, Thos M of New Egypt. N J to Benj L Brandner, 171 3d av. 19th st, No 117, n s, 246.8 e 4th av, 13.4x70. May 1, 1911, 1 yr, 6%. 3:875. 1,600

Adrian, Cyril J to Wm G Ehni. 310 Prescott av. Scranton, Pa. 80th st, No 209, n s, 125 e 3d av, 25x102.2. P M. Apr 8, due, &c, as per bond. May 1, 1911. 5:1526. 6,500

Ashton, Mary at Catskill, N Y to Danl Lyden, 125 E 85th st. 85th st, No 125, n s, 84.2 w Lex av, 17x100.5. P M. Prior mt \$10,000. Apr 25, 3 yrs, 6%. May 1, 1911. 5:1514. 3,000

Adelstein, Hyman & Abram Avrutine to Jos Kandell, 70 Lenox av. 7th av, No 1990, s w cor 120th st. No 200. 100.11x100. Prior mt \$175,000. May 1, 1911, 5 yrs, 6%. 7:1925. 20,000

Aronson, Saml & David Baum to Wm H Sage at Scarsdale, N Y & ano exrs Geo L Ronalds. Baxter st, Nos 84 to 88½, n w cor White st, No 136, 25.1x95.7x15.3x98.7; White st, No 134, n s, 25.1 w Baxter st, 19,7x92.11x19.10x95.7. P M. May 1, due, &c, as per bond. May 2, 1911. 1:198. 30,000

Apthorp Co, 15 Exchange pl, Jersey City, N J to Wm D Sloane, No 2 W 52d st. 5th av, e s, 50 n 52d st, runs n 65.5 x e 100 x s 15.5 x e, 30 x s 50 x w 130 to beg. P M. Mar 30, 4 yrs, 4½%. May 2, 1911. 5:1288.

Abrahams, Rosie, 69 E 87th st, with Mary Leschnik, 55 W 116th st. Hester st, No 25. Extension of \$5,000 mt until May 1, 1916, at 6%. May 1. May 3, 1911. 1:312.

Abrams, Harold B to Minnie T Marsh, 196 Lark st, Albany, N Y. 122d st, No 164, s s, 100 e 7th av, 19x100.11. May 3, 1911, 3 yrs, 5%. 7:1906.

Addison Realty Co to Arthur H Waterman, 166 Marlborough road, Bklyn, N Y. Certificate as to mt for \$3,500 covering land in Kings Co. Apr 28. May 3, 1911.

Arnold, Eva to Sophie M Bach, 44 E 80th st. Manhattan av, No 345 w s, 63.11 s 115th st, 37x74.7. May 3, due, &c, as per bond. May 4, 1911. 7:1849.

Same to Emma, Solomon D & Geo H Moss with same. Same property. Subordination agreement. Apr 28. May 4, 1911. 7:1849.

erty. Subordination agreement. Apr 28. May 4, 1911. 7:1849.

Arnold, Eva & Caroline Mendel with same. Same property. Subordination agreement. Apr 28. May 4, 1911. 7:1849.

Beckmann, Martin, 314 W 39th st, to Hudson Mort Co, 135 Bway.

35th st, No 253, n s, 239 e 8th av, 23x98.9. Prior mt \$9,000.

Feb 8, due Mar 1, 1912, 6%. Apr 28, 1911. 3:785. 7,000

Brook, Jno T to FRANKLIN SAVINGS BANK, 656 8th av. 45th st, No 233, n s, 391.8 e 8th av, 20.10x100.5. P M. Apr 28, 1911, 1 yr, 5%. 4:1017.

Baum, Louis S with Rose Elsasser as committee Theodor Elsasser, 302 W 109th st. 135th st, No 517 W. Subordination agreement. Apr 24. Apr 28, 1911. 7:1988.

Boettger, Pauline to Guide Realty Co, 2875 Bway. West End av, No 815, s w cor 100th st, Nos 300 to 304, 100.11x125. P M. Prior mt \$500,000. Apr 28, 1911, 2 yrs, 5%. 7:1888. 125,000

Brendan Trading Co at Norwich Conn to Thos Smith Const Co, 380 Audubon av. St Nicholas av, Nos 1351 to 1359, s w cor 178th st, No 600, 94.11x100. P M. Prior mt \$170,000. Apr 28, 4 yrs, 6%. Apr 29, 1911. 8:2144.

Barclay, Maud B to J Lawrence Degnan, 211 Carlton av. Bklyn. N Y. 10th st, Nos 256 & 258, s s, 128.8 e 1st av, 43.4x92.3x44x 92.3. Prior mt \$—. May 1, 1911, due Apr 1, 1913, 6%. 2:-437.

Burchell, Henry J, Jr, 29 E 63d st with Julia D Dater, 2211 Bway.

32.5. Prior mt \$—. May 1, 1911, due Apr 1, 1913, 6%. 2:437.

Burchell, Henry J, Jr, 29 E 63d st with Julia D Dater, 2211 Bway.
63d st, No 29 E. Extension of \$33,000 mt until Apr 29, 1916 at
4%. Apr 29. May 1, 1911. 5:1378.

Barringer, Theo B Jr, 34 W 84th st to Jno W Boothby, 17 Sound
View av, New Rochelle, N Y. 84th st, No 34, s s, 415 w Central
Pk W, 20x102.2. P M. May 1, 1911, 3 yrs, 5%. 4:1197. 17,000
Block Const Co to Stephen H Jackson, 53 E 67th st. 133d st, Nos
43 & 45, n s, 72.6 e Mad av, 37.6x99.11. Prior mt \$—. Apr
29, 5 yrs, 6%. May 1, 1911. 6:1758.

Block Const Co to Stephen H Jackson, 53 E 67th st. Madison av,
Nos 2125 & 2127, e s, 49.11 n 133d st, 50x72.6. Prior mt \$—.
Apr 29, 5 yrs, 6%. May 1, 1911. 6:1758.

3,000
Burley, Franklyn R, 11 Regent pl, Bklyn, N Y to Mary A Bailey
at Somers, N Y. 3d av, No 317, e s, 18.6 s 24th st, 18.6x97.7.
44 part all title. Apr 29, due, &c as per bond. May 1, 1911.
3:904.

Burley, Percival at Sound Beach, Conn to Sallie H Bailey at

Burley, Percival at Sound Beach, Conn to Sallie H Bailey at Somers, N Y. 3d av, No 317, e s, 18.6 s 24th st, 18.6x97.7. 4 part. All title. Apr 29, due. &c, as per bond. May 1, 1911.

3:904.

3:904.

Block Const Co to Stephen H Jackson, 53 E 67th st. Madison av, Nos 2121 & 2123, n e cor 133d st, No 41, 49.11x72.6. Prior mt — Apr 29, 5 yrs, 6%. May 1, 1911. 6:1758. 4,000

Blecher, Saml to Chas Lewin, 43 Elm av, Mt Vernon, N Y. 65th st, No 157 E. Leasehold. Prior mt \$2,500. Apr 29, 1 yr, 6%. May 2, 1911. 5:1400. 350

Bogert, Marston T to BANKERS TRUST CO, 7 Wall st & ano trus. 154th st, No 422, s s, 226.10 w St Nicholas av, 27x99.11. Apr 28, 5 yrs, 4½%. May 2, 1911. 7:2068. 12,000

Burns, Michl F & Solomon M Schatzkin with Fredk, 403 w 57th st. St Nicholas av, Nos 742 & 744, e s, 60 n of c 1 147th st if extended runs e 100 x s 60 x w 100 to av x n 60 to beg. Extension of \$20,000 mt until Apr 29, 1913, at 6%. Apr 29. May 1, 1911. nom

Bronx Investment Co to N Y TRUST CO, 26 Broad st 46th st. Mag.

Bronx Investment Co to N Y TRUST CO, 26 Broad st. 46th st. Nos 111 to 115, n s, 150 w 6th av, runs w 75 x n 100.5 x e 81 x s 34 x w — x s 65.7 to beg. May 2, 1911, 3 yrs, 5%. 4:999.

Same to same. Same property. Certificate as to above mt. 2, 1911. 4:999.

Bachman, Alfred C to Henrietta C S Dodd at Meriden, Howard st, Nos 12 to 20, n w cor Lafayette st, Nos 140 89.5x115.7x93.6x114. P M. May 1, 3 yrs, 4½%. May 2 os 140 to 144, May 2, 1911. 115,000

Broadway Park Place Co to W Emlen Roosevelt. 804 5th av et al. Park pl, No 12, s s, abt 200 e Church st, 28x75. P M. Apr 17, 5 yrs, 4½%. 1:123.

5 yrs, 4½%. 1:125.

Bronx Investment Co to N Y TRUST CO, 26 Broad st. 47th st, No 110, s s, 144 w 6th av, 30.9x100.5. May 2, 1911, 2 yrs, 5%. 46,000

Same to same. Same property. Certificate as to above mt. May 2, 1911. 4:999.

BROOKLYN SAVINGS BANK with Engatnom Realty & Constn Co, 143 W 20th st. 20th st, Nos 143 & 145, n s, 256.2 e 7th av, 45x92. Extension of \$135,000 mt until Apr 28, 1916, at 5%. Apr 28. May 3, 1911. 3:796.

Boyd, Wm to SEAMENS BANK FOR SAVINGS in City N Y, 76 Wall st. 32d st, No 128, s s, 80 w Lex av, 20x89.8. P M. May 3, 1911, 5 yrs, 5%. 3:887.

3, 1911, 5 yrs, 5%. 3:887.

Bowman, Saml & Henry to Lion Brewery, 104 W 108th st. 135th st. No 1 E. Saloon lease. Apr 29, demand, 6%. May 3, 1911.

Broadway & Ninety-Sixth Street Realty Co, 116 E 14th st. to Ninety-Sixth St Co, 165 Bway. Broadway, n w cor 96th st, 100 x200. Leasehold. All title. Bldg loan. May 1, due Nov 1, 1921, 6%. May 3, 1911. 7:1868. 100,000 Same to same. Same property. Certificate as to above mt. May 1. May 3, 1911. 7:1868.

May 6, 1911.

Brearley School (Lim) to FARMERS LOAN & TRUST CO. 61st st, No 58, s s, 20 w Park av, 19x100.5. Park av, s w cor 61st st, No 60, 100.5x20. Certificate as to mt for \$70,000. May 3, 1911.

Brearley School (Lim) to FARMERS LOAN & TRUST CO. 61st st, No 58, s, s, 20 w Park ay, 19x100.5. Park ay, s w cor 61st st, No 60, 100.5x20. Certificate as to mt for \$70,000. May 3, 1911. 5:1875.

Brearley School (Lim) to LINCOLN TRUST CO. 44th st, No 17, n s, 200 w 5th ay, 50x100.5. Certificate as to mt for \$70,000. May 3, 1911. 5:1260.

Boehmann, Laura M to J G Wm Pilgrim, 327 W 101st st. 94th st No 125, n s, 180 w Lex ay, 16.8x100.8. Apr 29, 5 yrs, 44;2%. May 4, 1911. 5:1523.

Brearley School (Lim) to LINCOLN TRUST CO. 208 5th av. 44th st, No 17, n s, 200 w 5th ay, 50x100.5. May 3, 1 yr, 6%. May 4, 1911. 5:1260.

Brearley School (Lim) to FARMERS LOAN & TRUST CO. 22 Wm st. Park ay, s w corner 61st st, No 60, 100.5x20; 61st st, No 58, s s, 20 w Park ay, 19x100.5. P M. May 4, 1911, due May 27, 1913, % as per bond. 5:1375.

Beall, Jno A , Manley A Raymond trus David H Haight to Francis W Nuboer & ano trus Mary E Haight at Yonkers, N Y. Waverly pl. Nos 11 & 13, n w cor Mercer st, Nos 287 to 295, 57x132.11x 57.6x132.11. Prior mt \$32,000. May 3, due, &c, as per bond. May 4, 1911. 2:548.

Blum, Jos & David exrs Saml Blum to Simon Silverman, 783 Dawson st. Av D, No 15, w s, 31.3 s 3d st, 15.7x53x15.11x53. Certificate as to reduction of mt. May 3, 1911. 2:372.

Breathmore Realty Co to Margt L Aldrich at Barrytown, N Y. 55th st. Nos 350 to 358, s s, 175 E 9th ay, 100x144.7x101x156. P M. May 4, 1911, 3 yrs, 5%. 4:1045.

Brentmore Realty Co to Margt L Aldrich at Barrytown, N Y. 55th st. Nos 350 to 358, s s, 175 E 9th ay, 100x144.7x101x156. P M. May 4, 1911, 3 yrs, 5%. 4:1045.

Brentmore Realty Co to Margt L Aldrich at Barrytown, N Y. 55th st. Nos 350 to 358, s s, 175 E 9th ay, 100x144.7x101x156. P M. May 4, 1911, 3 yrs, 5%. 4:1045.

Brentmore Realty Co to Margt L Aldrich at Barrytown, N Y. 55th st. No 350, n s, 250 e Ams ay, 25x100.11. Apr 28, 1911, due, &c, as per bond. 7:1851.

Cellilo, Maddalena C to TITLE GUARANTEE & TRUST CO. Mulberry st, No 44, es, 154.8 n Park st, 23x82. Apr 28, due, &c as per bond. Apr 29, 1911. 3:

Centurian Concrete Steel Co to Egbert G March, 140 W 78th st. & ano trustees Peter S Marsh. 115th st, No 21, n s, 285 e 5th av, 25x100.11. May 3, 1911, due, &c, as per bond. 6:1621.

Same to same. Same property. Certificate as to above mt. Apr 26. May 3, 1911. 6:1621..

Cusimano, Domenico to Kips Bay Brewing & Malting Co, 646 1st av. 45th st, No 308 E. Saloon lease. Apr 29, demand, 6%. May 2, 1911. 5:1337. 800

Camp, Fredk A to NEW YORK SAVINGS BANK, 81 8th av. 129th st, No 32, s s, 438.6 w 5th av, 21.6x99.11. May 2, 1911, due, &c, as per bond. 6:1726. 10.000

Castle, Felicia H to DRY DOCK SAVINGS INSTN, 341 Bowery. 58th st, No 51, n s, 120 e 6th av, 16.8x100.5. May 1, due, &c, as per bond. May 2, 1911. 5:1274. 28,000

Cantor, Barnett of Bklyn, N Y to Dennis G Brussel, 48 W 75th st & ano exrs Adolph Brussel. 122d st, No 503, n s, 100 w Amsterdam av, 37.6x90.11. May 1, due, &c, as per bond. May 2, 1911. 7:1977. 40,750

an, 37.6x90.11. May 1, due, &c, as per botto.

7:1977.

Chelsea Realty Co with METROPOLITAN LIFE INS CO, 1 Madison av. 79th st, Nos 155 to 161, n s, 205 e Ams av, 63x102.2.

Subordination agreement. May 2, 1911. 4:1210. nom

Caputo, Calogero, 147 Sullivan st to Mary E McCreery, 440 Bway, Flushing, L I. Bleecker st, No 165, n s, 50 e Sullivan st, 25x 100. P M. Prior mt \$20,000. May 4, 1911, installs, 6%. 2:9,000

100. P M. Prior mt \$20,000. May 4, 1911, installs, 6%. 2:-539.

Connolly, Jas to Anheuser-Busch Agency, 425 7th av. 3d av, No 1389, s e cor 79th st, No 200, 21x85. Prior mt \$26,000. May 4, 1911, 2 yrs, 5%. 5:1433. notes 7,000
Catherine & Water Street Const & Realty Co, 14 Maiden lane to Jacob Horowitz. 2 W 120th st. Water st, No 396, n w cor Catherine slip, No 10, 20x40.1. P M. May 2, due June 1, 1916, 5%. May 4, 1911. 1:251. 8,000
CITIZENS SAVINGS BANK, 56 Bowery with Morris Steiner, 9 E 101st st. 105th st, Nos 207 & 209 E. Extension of \$40,000 mt until May 15, 1916 at 5%. May 4, 1911. 6:1655. nom
Cordts-Esser Von Bartenfels, Anna A of West Rupert, Vt to Chas Danewitz, 3040 Woodlawn rd. Christopher st, No 75, n s, 101 W 4th st, 25x106.2x25x106.1. Prior mt \$—... Apr 2, 1 yr, 6%. May 4, 1911. 2:619.
Cesko, Americti Strelci Svornost (Bohemian American Sharpshooters, Concord), a corpn, 321 E 73d st to Bohemian Slavonian Realty Assn Prague, 312 E 73d st. 90th st, No 409, n s, 169 e 1st av, 25x100.8. Extension of \$7,000 mt until Apr 16, 1914 at 6%. Apr 19. May 2, 1911. 5:1570. nom
Campbell, John J with A Wright Chapman et al. Bleecker st, No 9, n s, 125 w Bowery, 20x60.10x20x60.1. Extension of \$10,000 mt until Mar 31, 1914, at 5%. Mar 14. May 4, 1911. 2:529. nom
Davis, Harry B at Mt Vernon, N Y to Eliz S Bacon at Yarmouth-

mt until Mar 31, 1914, at 5%. Mar 14. May 4, 1911. 2:529.

Davis, Harry B at Mt Vernon, N Y to Eliz S Bacon at Yarmouthport, Mass. 147th st. s s, 100 e Ams av, 25x99.11. Apr 25, 1 yr, 5%. May 2, 1911. 7:2061.

Donovan, Richd J to Albert I Sire, 18 E 60th st. 26th st, No 436, s s, 375 w 9th av, 25x98.9. P M. Prior mt \$20,000. May 1, 2 yrs, 6%. May 2, 1911. 3:723. 4,000

Doelger, Jos, Louise & Chas A & Carrie D Kramer, 58 West 120th st to Hudson Mort Co, 135 Bway. 55th st, Nos 237 to 243, n s, 100 w 2d av, 100x100.5; 55th st, Nos 234 & 236, s s, 200 w 2d av, 50x100.5. Prior mt \$90,000. Apr 14, 3 yrs, 6%. May 2, 1911. 5:1328 & 1329.

Doelger, Jos. Louise, & Chas A, & Carrie D Kramer to METRO-POLITAN SAVINGS BANK, 59 Cooper Sq E, 55th st, Nos 237 to 243, n s, 100 w 2d av, 100x100.5. Apr 14, due May 1, 1916, 5%. May 2, 1911. 5:1329.

Davis, Harry B at Mt Vernon, N Y to Ruth S Thayer at Lancaster, Mass. 147th st, s s, 125 w Convent av, 50x99.11. Apr 25, 1 yr, 5%. May 2, 1911. 7:2061.

Dazian (est of Wolf) with Lucy S Wicker, 65 Central Park West. West End av, s w cor 89th st, No 300, 23x80. Extension of \$36,000 mt until June 22, 1914, at 4½%. Apr 24. May 1, 1911. 4:1250. nom Doelger, Jos, Louise & Chas A & Carrie D Kramer to METRO-POLITAN SAVINGS BANK, 59 Cooper sq E. 55th st, Nos 234 & 236, s s, 200 w 2d av, 50x100.5. Apr 14, 5 yrs, 5%. May 2, 1911. 5:1328.

5:1328.

Davis, Harry B at Mt Vernon, N Y to Mabel K J Simpkins at Beverly Farms, Mass. 147th st, s s, 175 w Convent av, 50x99.11.

Apr 25, 1 yr, 5%. May 2, 1911. 7:2061. 18,00

Di Maio, Francesco & Rosario Signorello, 49 Oak st, to Jno Olivia.

180 Hester st. Oak st, No 49, s s, 53.10 e Oliver st, 24.3x53.5x
24.5x53.7. P M. Prior mt \$14,000. Apr 28, 1911, 4 yrs, 6%.

1:252. 4,00

1:252. 4,000 Darmstadt, Marie G to American Mortgage Co. 43d st, No 360, s s. 80 e 9th av, 20x80.4. May 1, 3 yrs, 5%. May 3, 1911. 4:-1022 10,500

s. 80 e 9th av, 20x80.4. May 1, 3 yrs, 5%. May 5, 1011. 10,500

Davis, Saml I with Morris Morrison. 2d av, No 1471. Extension of \$25,000 mt until July 1, 1913, at 5%. Apr 28. May 3, 1911. 5:1431.

Doctor, Emanuel to City Real Estate Co. Broadway, Nos 3624 to 3630, n e cor 149th st, No 567, 99.11x100. May 1, due, &c, as per bond. Re-recorded from May 2, 1908. May 4, 1911. 7:2081.

Early, Mary A to FARMERS LOAN & TRUST CO, 22 Wm st. 7th

7:2081. 172,500
Early, Mary A to FARMERS LOAN & TRUST CO, 22 Wm st. 7th
av, Nos 582 & 584, n w cor 41st st, 39.6x60. Apr 28, 1911, 5
yrs, % as per bond. 4:1013. 90,000
Eiseman, Saml, 41 W 89th st, to Allendale Bldg Co, 135 Bway.
West End av, No 806, n e cor 99th st, No 259, 100.11x116. P
M. Prior mt \$600,000. Apr 28, 1911, due Dec 1, 1914, 5½%.
7:1871

yrs, % as per bond. 4:1015.

Biseman, Saml, 41 W. 89th st, to Allendale Bldg Co, 135 Bway. West End av, No 806, n e cor 99th st, No 259, 100.11x116. P. M. Prior mt \$600,000. Apr 28, 1911, due Dec 1, 1914, 5½%. 7:1871.

First mt \$600,000. Apr 28, 1911, due Dec 1, 1914, 5½%. 7:1871.

Bugatom Realty & Constn Co, 143 W. 20th st to Wm F. Armstrong, 2350 Bway. 20th st, Nos 143 & 145, n. s, 256.2 e 7th av, 45x92. Prior mt \$135,000. Apr 28, 1911, 3 yrs, 6%. 3:796. 20,000 Same to same. Same property. Certificate as to above mt. Apr 28, 1911. 3:796.

Early, Mary A to FARMERS LOAN & TRUST CO, 22 Wm st. 7th av, Nos 528 to 536, s w. cor 39th st, Nos 200 & 202, runs w. 43.6 x s. 75.6 x. w. 41 x s. 16 x w. 2.6 x s. 16 x e. 87 to av, x n. 107.6 to beg. Apr 28, 1911, 5 yrs, % as per bond. 3:788. 180,000 EQUITABLE LIFE ASSUR SOC OF THE U.S with Lillian W. Cooke, 344 W. 57th st. 57th st. No. 344 W. Extension of \$10,000 mt until May 1, 1916 at 4½%. Apr 28. May 1, 1911. 4:1047. nom Evans, Annie to Herrmann D Most at Whitestone, L. I. 49th st. No. 148, s. s, 171.4 e 7th av, 21.4x104.3x21.7x101.6. May 2, 1911. 1 yr, 6%. 4:1601. 2,000

Eichenbaum, Saml to Lion Brewery, 104 W. 108th st. Attorney st. No. 111, cor Rivington st. Saloon lease. Apr 21, demand, 6%. May 2, 1911. 2:348.

Eiseman, Saml, 41 W. 89th st with BROOKLYN SAVINGS BANK. Wooster st, Nos 22 to 26, e. s, 75 s Grand st, 71x50x irreg x62. Extension of \$70,000 mt until Apr 1, 1914, at 4½%. Apr 27. May 2, 1911. 1:229.

Elmer, Josephine, 758 West End av to Wm. F. Moore, 111 W. 11th st. \$22 st. No. 31, n. s, 365 e Col av, 22.6x102.2. Prior mt \$25,000. May 3, due, &c., as per bond. May 4, 1911. 4:196, 1500. Same to same. Same property. Certificate as to above mt. Apr 21. May 4, 1911. 5:1376.

Same to same. Same property. Certificate as to above mt. Apr 21. May 4, 1911. 5:1376.

Eiseman, Saml with BROOKLYN SAVINGS BANK, 141 Pierrepont st, Bklyn, N. Y. Wooster st, Nos 22 to 26, e. 8, 75 s Grand st, 71x100x irreg x62. Extension of \$70,000 mt until Apr 1, 1914, at 4½%. Apr 27. due as

Fletcher, Jane M, of Jersey City, N J, to Wm A Chanler, at Great Neck, L I. 11th av, No 806, n e cor 56th st, No 551, 33.2x—x 20.11x100. P M. Apr 28, 1911, 5 yrs, 5%. 4:1085. 13,000 Feeney, May to Marie Wellner at Union Hill, N J. 46th st, No 449, n s, 272.6 e 10th av, 24.2x100.5. P M. Prior mt \$—. Apr 28, 3 yrs, 6%. Apr 29, 1911. 4:1056. 1,050 Freiman, Louis J & Rebecca indiv, & as gdns Isidor & Louis Freiman with GERMAN SAVINGS BANK, 157 4th av. 4th st. No 98 E. Agreement changing interest days May 1, 1911. 2:445.

Feffercorn, Emil to Martin Burke, 147 Lex av. 28th st, No 128, s s, 77 w Lex av, 23x98.9. P M. Prior mt \$19,000. Apr 29, due, &s, as per bond. May 2, 1911. 3:883. 20,000
Friedman, Max with Chas, Gahen & Jacob Silverstein. 100th st, No 145, n s, 300 e Ams av, 25x700.11. Extension of \$4,000 mt until Apr 10, 1914, at 6%. May 1, 1911. 7:1855. nom Flynn, John to Carrie Jacobus, 1361 Mad av. 125th st, No 303, n s, 50 e 2d av, 25x99.11. P M. May 1, 2 yrs, 6%. May 3, 1911. 6:1802. 1,000

6:1802.

Forster, Fredk P & Edith A Forster to Corcellus H Hackett, 1 E
59th st. 84th st, Nos 268 & 270, s s, 100 e West End av, -x-x
50x134.2. Prior mt \$60,000. Apr 1, 2 yrs, 5%. May 3, 1911.
4:1231.

Fuller, Elam H & Arthur H Ballach to Wm Buchan, Jr. 331 Pennington av, Passaic, N J. Prince st, No 155, n s, 35 w Wess Bway, 20x95. P M. May 1, 5 yrs, 4½%. May 4, 1911. 2:516

Friede, Dora & Katharine H Schaffler to American Mort Co, 31
Nassau st. 7th av, Nos 376 & 378, s w cor 31st st, No 200, 49x
75. Prior mt \$110,000. May 4, 1911, 1 yr, 5½%. 3:780. 25,000
Gleason, Sarah J to American Mortgage Co. Gansevoort st. No 10,
s s, 149 w 4th st, 25x94.6. Apr 28, 1911, 5 yrs, 5%. 2:627. 15,000
Gerlach, Geo with Rose Elsasser as committe Theodor Elsasser,
302 w 109th st. 135th st, No 517, n s, 340 w Ams av, 40x99.11.
Subordination agreement. Apr 27. Apr 28, 1911, 7:1988. nom
Gross & Herbener Realty Operating Co to TITLE GUARANTEE &
TRUST CO. 158th st, s s, 125 e Bwav 100x99.11. Bldg loan
Apr 27, 5 yrs, 6%, until completion of bldg & 5% thereafter.
Apr 28 1911. 8:2116.

Same to same. Same property. Certificate as to above mort. Apr
27. Apr 28, 1911. 8:2116.

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BATTERY PLACE, NEW YORK

Gross & Herbener Operating Co, 558 W 158th st, to Sam1 E Jacobs, 27 West 85th st. 158th st, Nos 554 & 556, s s, 75 e Bway, 50x99,11. P M. Prior mt \$20,000. Apr 26, due, &c, as perbond. Apr 28, 1911. 8:2116. 7,000 Guide Realty Co to LAWYERS TITLE INS & TRUST CO. West End av, No 815, s w cor 100th st, Nos 300 to 304, 100.11x125. Apr 28, 1911, 5 yrs, % as per bond. 7:1888. 475,000 Same to same. ame property. Certificate as to above mort. Apr 28, 1911. 7:1888.

Same to A C & H M Hall Realty Co, 2875 Bway. Same property. Prior mt \$475,000. Apr 28, 1911, 5 yrs, 4½%. 7:1888. 25,000 Same to same. Same property. Certificate as to above mort. Apr 24. Apr 28, 1911. 7:1888.

Guarantee Trust and Safe Deposit Co trustee of Philadelphia, Pa, with Lehigh & New England R R Co at 5th and Chestnut sts. Philadelphia, Pa. General mort, agreement as to cash payment of \$105,000 and balance of installments as below, and lease of cars, locomotives, rolling stock, etc. Apr 19, due Apr 30, 1926, 4½%. Apr 28 1911. 700,000 to the Lehigh Coal & Navigation Co. Apr 20, 1911. Apr 28, 1911.

Getskay, Isaac M to Hamilton Holding Co, 149 Bway. 28th st. Nos 3 & 5, n s, 125 e 5th av, 50x98.9. P M. Prior mt \$110, 000. Apr 28, 1 yr, 6%. Apr 29, 1911. 3:858. 68,000 Gellert, Yetta widow & Louis & Abr Gellert & Ray Shapiro heirs Morris Gellert to Harry Freeman, 354 E 50th st. 104th st, Nos 57 & 59, n s, 155 w Park av, 2 lots, each 25x100.11; 2 mts, each \$3,000; prior mt on each \$15,000. May 1, 1911, 3 yrs, 6%. 6:-6100. 6,000 Goldberger, Rosa, 210 E 79th st to Henry Krauss, 333 W 18th st.

Mortgages

\$\,\text{6,000}\$ \, \text{6,000}\$ \, \text{8, No 122, s.s. 280 e Park av, 25x100.11. Prior mt \$\frac{1}{2}\$. \, \text{May 1, 1911, 3 yrs. 6%. 6:1629.} \, \text{2,000}\$ \, \text{6raf, Beno & Chas B to James H Briggs at Scarsdale, N Y et al. 3d av, No 132, w.s. 77.8 n 14th st, runs w 100 x n 46.4 x s e 29.3 x e 79.8 to av x s 25.7 to beg. P M. May 1, 5 yrs, 5%. \, \text{May 2, 1911. 3:870.} \, \text{33,000}\$ \, \text{Same to Geo Ehret, 1197 Park av. Same property. Prior mt \$\frac{3}{3}\$, 000. \, \text{May 1, 1 yr, 5%. May 2, 1911. 3:870.} \, \text{10,000}\$ \, \text{Garone, Minnie to Angelo Bracio, 32 Mulberry st. Cherry st, Nos 116 to 120, n e cor Catherine st, Nos 87 & 89, 67.6x30x69.4x30. \, \text{Prior mt \$\frac{4}{3}\$4,000. \, \text{Apr 28, 3 yrs, 6%. May 2, 1911. 1:253.} \, \, \text{3,000}\$

Prior mt \$44,000. Apr 28, 3 yrs, 6%. May 2, 1911. 1:253. 3,000

Same & Martine Garone with same. Same property. Subordination agt. Apr 28. May 2, 1911. 1:253. nom

GREENWICH SAVINGS BANK with Bernard Kasner. East Bway, No 135. Extension of 3 mts aggregating \$19,000 until Apr 28, 1916, at 4½%. Apr 28. May 2, 1911. 1:283. nom

G I C Realty Co, 50 Church st, to Kingdon Realty Co, 165 Bway. 59th st, Nos 67 & 69, n s, 40 w Park av, 40x100.5. P M. May 2, 1911, 3 yrs, 4½%. 5:1374.

Goldschein, Wolf to Ludwig Groszwirth, 744 E 6th st. 5th st, Nos 647 & 649, n s, 114.9 w Av C, 39.7x97. Prior mt \$45,000. May 3, 1911, 5 yrs, 6%. 2:388.

Geron Construction Co to GREENWICH SAVINGS BANK, 246 6th av. 21st st, Nos 132 & 134, s s, 387.5 w 6th av, 46x92. May 3, 1911, due, &c, as per bond. 3:796. 130,000

Same to same. Same property. Certificate as to above mt. May 3, 1911. 3:796.

Same to Saml Kempner, 38 E 75th st, & ano. Same property. Prior mt \$130,000. May 3, 1911, installs, 6%. 3:796. 68,000

Same to same. Same property. Certificate as to above mt. May 3, 1911. 3:796.

Gabler. Emil with Jno Scharmann. 542 E 117th st. 118th st.

Same to same. Sa 3, 1911. 3:796.

Prior mt \$130,000. May 3, 1911, installs, 6%. 3:796. 68,000 Same to same. Same property. Certificate as to above mt. May 3, 1911. 3:796.

Gabler, Emil with Jno Scharmann, 542 E 117th st. 118th st, Nos 526 to 530, s s, 373 e Pleasant av, 75x100.11. Extension of \$12,000 mt until July 2, 1916 at 5%. May 3, 1911. 6:1716. nom GERMAN AMERICAN INS CO with Albert Zimmerman. Amsterdam av, Nos 1524 & 1526. Extension of \$48,000 mt until June 30, 1914 at 5%. Apr 20. May 4, 1911. 7:1988. nom Gould, Clara H with Saml Strauss, 24 St Marks pl, Benj Cohen, 1 Essex st, Mary Abramson, 424 7th av & Katie Spitz, 66 Irving pl. 11th st, Nos 349 & 351, n s, 22 w Washington st, 44x irreg. Extension of \$20,500 mt until May 1, 1914, at 5%. Apr 11. May 4, 1911. 2:356. nom Haines, Mary R, of Yonkers, N Y, to MUTUAL LIFE INS CO of N Y. 78th st, No 52, s s, 154 e Mad av, 21x102.2. Apr 27, due, &c, as per bond. Apr 28, 1911. 5:1392. Hahn, Louis to Mary W Lewis, 609 W 127th st. 117th st, No 179, n s, 149.6 w 3d av, 19x99.11. Apr 10, installs, 6%. Apr 28, 1911. 6:1645. 500

Hulse, Nellie K to LAWYERS TITLE INS & TRUST CO, 160 Bway: Broadway, No 3684, e s, 34 n 152d st, 17x78. Apr 28, 1911. 3, yrs, 5%. 7:2084. 6,000

Hensle (Chas) Realty Co to Thomas G Field trustee Henry Weil, at Cedarhurst, L I. 10th av, n w s, 134.3 s w Emerson st, 54.11 x138.7x45x107.1. Apr 27, 5 yrs, 5%. Apr 28, 1911. 8:2219. Same to same. Same property. Centificate as to above mort. Apr 26. Apr 28, 1911. 8:2219. Same to same. Same property. Certificate as to above mort. Apr 26. Apr 28, 1911. 8:2219. Hoffman Realty Co with Edw J Luce at Rutherford, N J & ano trus Geo S Hamlin. 133d st, No 314 W. Subordination agreement. Apr 28. Apr 29, 1911. 7:1958. nom Herrmann, Saml to Leah Cohn at Cedarhurst, L I. 3d st, No 280, s s, 141 e Av C, 24x100.624.2x106. Prior mt \$28,000. May 1, 1911, 5 yrs, 6%. 2:373. 10.000

Hammerstein Amusement Co to Edward F Albee, 107 E 72d st. 7th av, Nos 592 to 598, s w cor 42d st, Nos 200 to 210, 100.4x 131. Leasehold. May 2, 1911, due, &c, as per bond.

131. Leasehold. May 2, 1911, due, &c, as per bond. 4:1014.

100,000

Same to same. Same property. Certificate as to above mort. May
2, 1911. 4:1014.

Hubert, August, 412 E 64th st to Alphonse A Dibblee, 209 W
148th st. Mangin st, No 25, w s, 175 s Delancey st, old line,
25x100. Prior mt \$11,000. Apr 24, installs, 6%. May 2, 1911.
2:322.

Hildreth, Walter E to Annie L Hildreth. 57th st, No 333, n s,
355.3 e 9th av, 20.3x100.5. Mar 12, 1907, 1 yr, 5½%. May 2,
1911. 4:1048.

Haviland, Chas E, 422 West End av (by Paul B Haviland, his atty) to FARMERS LOAN & TRUST CO, 22 Wm st. 37th st, No 10, s s, 202 e 5th av, 24x98.9; 36th st, Nos 9 to 15, n s, 200 e 5th av, 100x98.9. May 2, 5 yrs, % as per bond. May 3, 1911. 3:866.

Hyde Annie F with Louisa G Gulliver at Southampton, N Y. 56th st, No S E. Extension of \$60,000 mt until June 1, 1916, at 4½%. Mar 15. May 3, 1911. 5:1291. nom Heaslip, Wm, 416 1st av to Ruth A Watrous, 352 Lex av. 1st av. No 416, e s, 49.5 n 24th st, 24.8x100. May 3, 1911, 5 yrs, 5%. 3:956.

5%. 3:956.

Holland Holding Co to Edw F Martin, 820 Washington av, Bklyn, N Y. 36th st, No 237, n s, 397 e 8th av, 18.6x98.9. P M. May 4, 1911, 2 yrs, 5%. 3:786.

Helmke, Meta to Clausen-Flanagan Brewery, 441 W 25th st. 4th av, No 478. Saloon lease. May 2, demand, 6%. May 4, 1911. 3:861.

2,312 1911. 3:861.

Halloran, Jno H, 31 W 12th st with Jos Eisen, 36 W 118th st. 5th st, No 417, n s, 250 e 1st av, 25x97. Extension of \$20,000 mt until June 30, 1916 at 6%. May 1. May 2, 1911. 2:433.

Heinemann, Julia D with Fredk Waldvogel, 402 E 58th st. 1st av, No 1071, w s, 75.3 n 58th st, 25.1x75. Extension of \$8,000 mt until May 1, 1914 at 4½%. May 1. May 3, 1911. 5:1351.

mt until May 1, 1914 at 4½%. May 1. May 3, 1911. 5:1351.

Hirsch, Saml & Max with Hugh Hill at Irvington, N Y. Av C, Nos 126 to 130, n e cor 8th st No 353, 70.5x63. Extension of \$14,500 mt until June 29, 1917, at 6%. Apr 7. May 4, 1911. 2:378.

Investment Securities Co to UNION TRUST CO. Madison av, Nos 674 to 682, w s, 25.5 n 61st st, runs w 73.4 x n 25 x w 21.8 x n 50 x e 73 x n 100.5 to s s 62d st, No 28, x e 22 to av, x s 175.5 to beg. July 7, 1909, 5 yrs, 4½%. Re-recorded from July 9, 1909. Apr 29, 1911. 5:1376. 250,000

RVING SAVINGS INSTITUTION with Lee C Simpson, 205 W 87th st & Thomas A Sperry at Cranford, N J. 92d st, No 294, s s, 187.6 w Bway, 37.6x135.10x37.7x137.4. Extension of \$70,000 mt until Aug 25, 1914, at 5%. May 1, 1911. 4:1239. nom IRVING SAVINGS INSTITUTION with Lee C Simpson, 205 W 87th st, & Thomas A Sperry, at Cranford, N J. 92d st, No 292, s s, 150 w Bway, 37.6x137.4x37.6x137.7. Extension of \$70,000 mt until Aug 25, 1914, at 5%. May 1, 1911. 4:1239. nom Inter Borough Realty Co to TITLE GUARANTEE & TRUST CO. Certificate as to mt for \$90,000 covering land in Queens Co. Apr 24. May 4, 1911.

Josephsohn or Josephson, Michl to Josephine B Seligmann at "Euclid Hall," 85th st & Bway. Columbia st, No 88. e s, 175 n Rivington st, 25x120. May 1, 5 yrs, 5%. May 2, 1911. 2:334. 23,000

Same & BOWERY BANK with same. Same property. Subordination agt. May 1. May 2, 1911. 2:334.

Same & BOWERY BANK with same. Same property. Subordination agt. May 1. May 2, 1911. 2:334.

Janpole & Werner Construction Co, 206 Bway to Wm P Craig at East Orange, N J. 51st st, No 247, n s, 145 e 8th av, -x100.5x 15x100.5. P M. May 1, 3 yrs, 5%. May 2, 1911. 4:1023.

Janpole & Werner Construction Co to Ella C Christie, Great Barrington, Mass. 51st st, No 245, n s, 160 e 8th av, 15x100.5. P M. May 1, 2 yrs, 5%. May 2, 1911. 4:1023. 21,000 Joseph, Fanny to N Y Protestant Episcopal Public School, 63 Wall st. Houston st, No 40 n w cor Mulberry st, No 299, 35x100.5x 25.5x98.9. May 2, 5 yrs, 4½%. May 3, 1911. 2:522. 40,000 Kram, Louis, 65 E 120th st to Jacob M Kram, 65 E 120th st. 120th st, No 65, n s, 183.4 w Park av, 16.8x100.11. Nov 17, due, &c, as per bond. Apr 28, 1911. 6:1747. 3,000 Kiralfy, Helen to Edw J Luce at Rutherford, N J & ano trus Geo S Hamlin. St Nicholas av, s e cor 133d st, No 314, 26.4x87.11 x25.11x92.3. Apr 21, 3 yrs, 5%. Apr 29, 1911. 7:1958. 30,000 Katz, David L with Caroline M Butterfield, 2 E 55th st, et al exrs Fredk Butterfield. Rivington st, No 272, n s, 50 e Columbia st, 27.6x100. Extension of \$24,000 mt until Feb 1, 1914, at 4½%. Apr 17. Apr 29, 1911. 2:334. nom Keenan, Patk E & Mary E C, children & heirs Cath A Keenan to Mary E Blue, 355 W 122d st. Av B, No 259, e s, 70.9 n 15th st, 21x88. Mar 31, due, &c, as per bond. May 1, 1911. 3:983. 1,500

21x88. Mar 31, due, &c, as per bond. May 1, 1911. 5:50.

Korn, Rosa with TITLE GUARANTEE & TRUST CO. 2d av, No 1644. Subordination agt. Apr 29. May 2, 1911. 5:1548. nom Kohler, Louise M C to James M Anderson, 128 2d st, Mt Vernon, N Y. 130th st, No 233, n s, 400 e 8th av, 16.8x99.11. May 2, 1911. 3 yrs, 5%. 7:1936. 85,000 Kurzman, Saml & Michl with U S TRUST CO. 5th av, No 324. Extension of \$125,000 mt until May 1, 1914, at 4½%. Apr 21. May 2, 1911. 3:834. nom Kurzman, Michael to Rosetta F Kaskel, 4 W 72d st. 5th av, Nos 324 & 326, w s, 65.10 n 32d st, 32.11x100. Prior mt \$300,000. May 1, 3 yrs, 6%. May 2, 1911. 3:834. 50,000 Kiernan, Kitty & Annie T McDevitt to EMIGRANT INDUSTRIAL SAVINGS BANK. 16th st, No 342 W, s s, 25x62.3x25x60, e s. May 2, 5 yrs, 5%. May 3, 1911. 3:739. 12.000 Kerr, Fred M to Agnes Young. 104 W 70th st. 56th st, No 44, s s, 295 e 6th av, 25.6x100.5. May 2, 3 yrs, 6%. May 3, 1911. 5:1271.

Kahn, Lena, wife of & Louis J Kahn to Emanuel J Stern, 44 W 126th st. 3d av, No 2313, e s, abt 75 s 126th st. 24.11x80. Apr 29, installs, 52 mos, 6%. May 3, 1911. 6:1790. 5,0 Kopp, Henry with Emma Brandt, 189 2d av. 6th st, No 530. Extension of \$20,000 mt until July 5, 1914 at 4½%. May 4, 1911. 2:401.

Levy, Pauline to KNICKERBOCKER TRUST CO, 60 Bway. Lenon av. No 450, e s. 75 n 132d st, 24.11x84; Willis av, w s, 33.4 s 143d st, 16.8x100; Willis av, w s, 50 s 143d st, 25x106. Prior mt \$50,500. Apr 27, due, &c, as per bond. Apr 28, 1911. 6:-1730; 9:2305.

Livingston, Frances G & Harold M of 510 W 151st st. Robt J Livingston, 491 Baldwin av, Jersey City; Morgan L Livingston, 5 Parkside Court Flatbush, N Y & Kath M Fallon, 108 E 81st st to Isabella L Beekman, 38 E 76th st. Greenwich st, No 628, w s, 125 n Leroy st, 24.11x91.5x25.1x92.2. Apr 26, 3 yrs, 4½%. Apr 28, 1911. 2:602.

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East River Newtown Cr. Hudson River Kill von Kull Arthur Kill Hackensack Passaic River

May 6, 1911.

Lawyers Mort Co with Mary Ehrmann. 67th st, No 430 E. Extension of \$35,000 mt until Mar 26, 1916 at 5½%. Apr 24. Apr 29, 1911. 5:1461. Lawyers Mort Co with Max J Kramer. 1st st, No 56 E. Extension of \$26,000 mt until Mar 19, 1916 at 5½%. Apr 4. Apr 29, 1911. 2:443.

Mortgages

2:443.

Lawyers Mort Co with Selma Alexander. 107th st, No 336 E.

Extension of \$30,000 mt until Jan 2, 1916 at 5½%. Mar 31.

Apr 29, 1911. 6:1678.

LAWYERS TITLE INS & TRUST CO with Edna H Hunter. Columbus av, No 49, e s, 75.4 s 62d st, 25.1x100. Extension of \$24,-000 mt until Apr 27, 1916, at 4½%. Apr 27. Apr 29, 1911. 4:-1114.

1114.
Lipman, Saml & Morris Naftolowitz & Isaac Schanhaus to UNION
SQ SAVINGS BANK, 20 Union sq. 21st st, Nos 214 & 216, s s,
188.4 w 7th av, 46.8x104.5x46.8x103.8. Apr 28, 5 yrs, 4½%.
May 1, 1911. 3:770.

Same to Samson Lachman, 313 W 106th st. Same property.
Prior mt \$62,500. Apr 28, 1 yr, 6%. May 1, 1911. 3:770.
10,000

Prior mt \$62,000. Apr 28, 1 yr, 6%. May 1, 1911. 3:770. 10,000

Linder, Robt of Astoria, L I, to Geo Reinl, 148 E 53d st. 53d st, No 148, s s, 154 e Lex av, 21x100.5. P M. May 1, 1911, due, &c as per bond. 5:1307. 15,000

Levy, Emile to Julia Anderson, 460 W 20th st. 121st st, No 62, s s, 216.8 w Park av, 16.8x100.11. Prior mt \$5,000. Apr 29, 5 yrs, 5%. May 1, 1911. 6:1747. 1,000

Leon Sable Realty Co, 719 Bway to Frederic J Stimson at Dedham, Mass & Francis H Kinnicutt, 39 E 35th st trustees S Dexter Bradford. 3d av, No 1872, w s, 50.11 n 103d st, 25x100. Apr 25, 3 yrs, 5%. May 1, 1911. 6:1631. 23,500

Leon Sable Realty Co to Frederic J Stimson & ano trustees S Dexter Bradford. Same property. Certificate as to mt for \$_____, dated Apr 25, 1911. May 1, 1911. 6:1631.

Levy, Leopold with Frederic J Stimson at Dedham, Mass & ano trustees S Dexter Bradford. 3d av, No 1872, w s, 50.11 n 103d st, 25x100. Subordination agreement. Apr 25. May 1, 1911. 6:1631.

Same to Finance Co of Penna, 424 Chestnut st, Phila, Pa. Same property. P. M. Prior mt \$150,000. May 1, 3 yrs, 6%. May 2, 1911. 7:1931.

Laurel Construction Co, 2228 Bway, to METROPOLITAN LIFE INS CO. 79th st, Nos 155 to 161, n.s, 205 e Ams av, 63x102.2. May 1, due Oct 1, 1916, 5½%. May 2, 1911. 4:1210. 260,000

Same to same. Same property. Certificate as to above mort. May 1. May 2, 1911. 4:1210. 260,000

Same to same. Same property. Certificate as to above mort. May 1. May 2, 1911. 4:1210.

Lauer, Justus H H to Wm Dehnhardt, 430 W 40th st. 47th st, No 342, s. s, 200 e 9th av, 20x100.5. Prior mt \$12,000. Apr 28. 3 yrs, 6%. May 2, 1911. 4:1037.

Lorillard Beekman to American Mortgage Co. Broadway, No 451, w. s, abt 200 n Howard st, 25.2x200.3 to Mercer st, No 28; Broadway, No 795, w. s, 103.5 n 10th st, runs w 73.7 x n 0.7 x w 18.6 x n 17.10 x e 90.5 to Bway x s 22.1 to beg. Sub to right of Kath B Lorillard to 1-5 of income of said above described premises. May 1, 1 yr, 54%. May 3, 1911. 1:231; 2:562. 5.000

Lambiende, Dominico to Frank Ibert Bwg Co, 430 Evergreen av, Bklyn, N Y. Mott st, No 104. Saloon lease. Apr 26, demand. 6%. May 3, 1911. 1:204.

Laurel Const Co to J Chas Weschler, 527 W 110th st. 79th st, Nos 155 & 161, n. s, 205 e Ams av, 63x102.2 Prior mt \$300.00. May 2, due, &c, as per bond. May 3, 1911. 4:1210. 10,000

Same to same. Same property. Certificate as to above mt. May 2. May 3, 1911. 4:1050.

Ledwith (Jos M) Reality Consent & certificate as to above mt. May 4, 1911. 4:1050.

Ledwith (Jos M) Reality Consent & certificate as to above mt. May 4, 1911. 4:1050.

Ledwith (Jos M) Reality Consent & certificate as to above mt. May 4, 1911. 4:1050.

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Ledwith (Jos M) Reality Consent & certificate as to above mt. May 4, 1911. 4:1050.

Ledwith (Jos M) Realit

Moss, Emma with Sarah G Sullivan now Sarah G S Mohr. 160th st, No 548 W, s s, 434.8 w Ams av, —x—. Extension of mort for \$5,000 to Nov 1, 1908, at 5%. Nov 1, 1907. Apr 28, 1911 8:2118.

8:2118.

Melvin Realty Co to Lawyers Mort Co, 59 Liberty st. 158th st, Nos 543 to 551, n s, 125 e Bway, 100x99.11. Apr 28, 1911, 5 yrs, 5%. 8:2117.

Same to same. Same property. Certificate as to above mt. Apr 28, 1911. 8:2117.

McElroy, Daniel S to BROADWAY SAVINGS INSTN, 5 Park pl. Ann st, No 19, n w cor Theatre alley, 20.1x29.2x25.10x29. Apr 25, 1 yr, 5%. Apr 29, 1911. 1:90.

McNell, Thos R, 106 W 75th st with Smith & McNell's, a corpn, 199 Washington st. Greenwich st, No 198. Subordination of 2 mts to lease. Apr 25. May 1, 1911. 1:83.

Miller, Eliz D wife Chas H of Queens Co, N Y to Susie K Anderson & ano, 151 Central Park West. Willett st, No 53, w s, 100 n Delancey st, 25x100. P M. May 1, 1911, 3 yrs, 5%. 2:338.

15,000

Midville Realty Co of City N Y to Philip S Henry at Asheville,
N C et al exrs Leonard Lewisohn. 45th st, Nos 17 & 19, n s,
233.6 w 5th av, 41.6x100.5. Apr 28, 3 yrs, 5%. May 1, 1911.
5:1261.

5:1201. Ime to Abby S Marshall at Milbrook, N Y. Same property Prior mt \$250,000. Apr 28, 2 yrs, 6%. May 1, 1911. 5:1261

Moore, Maurice J to Paul L Kiernan, 145 E 37th st. 37th st, No 145, n s, 172 é Lex av, 14x98.9. Prior mt \$18,000. Apr 29, 2 yrs, 5%. May 1, 1911. 3:893. 3,000 McLaughlin, Mary A to TITLE GUARANTEE & TRUST CO. Park av, No 947, e s, 62.2 n 81st st, 20x80. P M. Apr 29, due, &c, as per bond. May 1, 1911. 5:1510. 21,000 Murphy, Arthur E to Geo Ehret, 1197 Park av. 2d av, s e cor 85th st. Saloon lease. Apr 28, demand, 6%. May 1, 1911. 5:1547. 1,200 Martin, Wm R H to N Y LIFE INS CO. 243 P. 1,200

1,20
Martin, Wm R H to N Y LIFE INS CO, 346 Bway. 6th av, or Bway,
Nos 1302 to 1328, n e cor 34th st, Nos 47 to 51, runs n 178.8 x e
60 x n 18.9 to 35th st, Nos 66 to 74, x e 92.11 x s 98.9 x w 3
x s 98.9 to 34th st, x w 150 to beg. Feb 21, due May 1, 1921,
5%, until May 1, 1916 & 434% thereafter. May 1, 1911. 3:250.06

S36.

Same & FARMERS LOAN & TRUST CO with same. Same property.

Subordination agreement. Apr 18. May 1, 1911. 3:836. nom

McQuillan, Bernard to TITLE GUARANTEE & TRUST CO. 65th

st, n s, 100 w Av A, 75x100.5. May 2, 1911, due, &c, as per

bond. 5:1460.

14,000

st, n s, 100 w Av A, 75x100.5. May 2, 1911, due, &c, as per bond. 5:1460.

McManus, Mary to Hudson Mortgage Co, 135 Bway. 25th st, Nos 323 & 325, n s, 500 e 9th av, 50x98.9. Leasehold. May 1, 3 yrs, 6%. May 2, 1911. 3:749. 1,800

Maier, Michael to Benj Maier, 838 7th av. 69th st, No 213 E. Extension of \$5,333.33 mt until Apr 28, 1914, at 6%. Apr 28. May 2, 1911. 5:1424. nom Modry, Chas to TITLE GUARANTEE & TRUST CO. 2d av, No 1644, e s, 46.2 n 85th st, 20x72. May 2, 1911, due, &c, as per bond. 5:1548. 12,000

Mullen, John to Elizabeth Phillips, 123 W 96th st. 9th av, No 761, n w cor 51st st, Nos 401 & 403, 26.2x80. P M. Prior mt \$—. Mar 29, 5 yrs, 6%. May 2, 1911. 4:1061. 12,000

Same to Jacob Ruppert, a corpn, 1639 3d av. Same property. P M. May 2, 1911, demand, 5%. 4:1061. 15 000

Machol, Wm, 1153 Boston road, with Dennis G Brussel, 48 W 75th st & ano exrs Adolph Brussel. 122d st, No 503, n s, 100 w Ams av, 37.6x90.11. Subordination agt. Apr 28. May 2, 1911. 7:-1977. nom

1977.

Madison Holding Co to J Frederic Kernochan, 11 E 26th st et al trus Thomas B Winthrop for Marie A Winthrop. Madison av, Nos 72 & 74, w s, 49.7 s 28th st, 49.2x95. May 4, 1911, 5 yrs, 4½%. 3:857.

Meyer (Chas) Co to TITLE GUARANTEE & TRUST CO. Certificate as to mt for \$1,750 on land in Nassau Co. May 1. May 4, 1911.

Meyer (Chas) Co to TITLE GUARANTEE & FROM
cate as to mt for \$1,750 on land in Nassau Co. May 1. May 4,
1911.

Moore, Maurice J with Paul L Kiernan. 37th st, No 145, n s, 172
e Lex av, 14x98.9. Extension of \$18,000 mt until May 1, 1914
at 5%. May 2, 1911. 3:893.

Nameloc Co, 120 Bway, to Saml W Bridgham, at East Providence,
R I, et al, trustees Wm C Schermerhorn. 23d st, No 49, n s,
334 e 6th av, 50x98.9. P M. Apr 25, 3 yrs, 4½%. May 3, 1911.
3:875.

170,000

Nelson, Chas W to Rose Elsasser committee Theodor Elsasser, 302
West 109th st. 135th st, No 517, n s, 340 w Ams av, 40x99.11.
Apr 22, due, &c, as per bond. Apr 28, 1911. 7:1988. 40,500

New York Probation Assn to U S TRUST CO of N Y, 45 Wall st.
10th st, No 38, s s, 487.2 w 5th av, 22.7x92.3. P M. Apr 29,
3 yrs, 4½%. May 1, 1911. 2:573.

20,500

Norwood, Margt M & Catherine to Trustees of Syrian Protestant
College, 45 Wall st. 81st st, No 38, s s, 133 e Mad av, 16x102.2.
P M. Apr 29, 3 yrs, 4½%. May 1, 1911. 5:1492.
24,000

Nicholson, Jno E to NEW YORK SAVINGS BANK. 81 8th av.
Hudson st, Nos 648 & 650, s e cor Gansevoort st, Nos 18 to 22,
runs e 111.6 x s 63.7 x w 117.8 to st, x n 50 to beg. May 1,
1911, due, &c, as per bond. 2:627.

Ny Terrain & Bldg Co to Magdalena Balthenhausser. Certificate
as to mt for \$5,000 covering land in Larchmont, N Y. Mar 18.
May 2, 1911.

Nicoll Alice B to Edw Hirsh, 53 E 60th st. 90th st, No 271,

N Y Terrain & Bldg Co to Magdalena Balthenhausser. Certificate as to mt for \$5,000 covering land in Larchmont, N Y. Mar 18. May 2, 1911.

Nicoll, Alice B to Edw Hirsh, 53 E 60th st. 90th st, No 271, n s, 100 e West End av, 18x100.8. May 4, 1911, due, &c as per bond. 4:1238.

Nevost, Benedetto, 328 E 107th st to Henry Elias Brewing Co. 107th st, No 314 E. Saloon lease. May 2, demand, 6%. May 4, 1911. 6:1678.

Oppenheimer, Julius 250 W 94th st et al with Jeannette Forsheim, 130 W 75th st. Lexington av, No 1860. Extension of \$15,000 mt until Apr 1, 1916, 4½%. Mar 14. Apr 29, 1911. 6:1643.

Oppenheimer, Julius et al trustees Solomon Rothfeld with Saml A Singerman. 111th st, No 300 W. Extension of \$57,500 mt until Nov 1, 1913 at 5%. Aug 15, 1910. May 1, 1911. no Same to same. Same property. Certificate as to reduction of mt. Apr 6. May 1, 1911. 7:1846.

248 Fourth Av Co to City Mort Co, 15 Wall st. 4th av, Nos 242 to 250, s w cor 20th st, Nos 50 & 52, runs w 87 x s 92 x w 13 x s 23 x e 36 x n 15 x e 64 to av. x n 100 to beg. Bldg loan. May 1, 1911, demand, 6%. 3:848.

THE GEORGE A. JUST CO.

239 VERNON AVENUE LONG ISLAND CITY

IRON WORK FOR NEW YORK BUILDINGS

Same to same. Same property. Certificate as to above mt. May 1, 1911. 3:848.

Same to Henry Iden, 460 Wolf's lane, Pelham Manor & ano trus Henry Iden (the elder). Same property. P M. Prior mt \$500,-000. Apr 28, demand, 5%. May 1, 1911. 3:848. 200,000 O'Reilly, Thos to EMIGRANT IND SAVINGS BANK. 126th st, No 34, s s, 56 w Mad av, 18x83. May 1, 1911, 3 yrs, 5%.

No 34, s s, 56 w Mad av, 18x83. May 1, 1911, 5 yrs, 5%. 6:1750.

8.000

O'Donovan, Alfred J to Frank P Mitchell at Newport, R I. 48th st, No 19, n s, 300 e 5th av, 25x100.5. P M. May 1, due May 1, 1921, 5%. May 2, 1911. 5:1284.

109,000

Olsen, Ole H to Mary A Gordon, 103 Montague st, Bklyn, N Y. Fox st, w s, 95.4 s Intervale av, runs w 34.11 x n w 27 to Intervale av x s w 50 x s e 43.1 x e 50.11 to st x n 50 to beg; Haven av, n e cor 170th st, runs n 123.11 x e 89.5 x s 22.6 x e 25 x s 97.6 to st x w 83.4 to beg. Prior mt \$36,500. May 1, 1 yr, 6%. May 3, 1911. 11:2974 & 8:2139.

Oltmann, Chas to Geo Ehret, 1197 Park av. 8th av, No 572. Saloon lease. May 4, 1911, demand, 6%. 3:788.

3,600

Paddell, Timothy F to Geo Ehret, 1197 Park av. 42d st, No 202, s s, 20 w 7th av, 20x49.4. P M. Prior mt \$41,000. Apr 27, 1 yr, 5%. Apr 28, 1911. 4:1013.

Same to same. Same property. Prior mt \$145,000. Apr 27, 1 yr, 5½%. Apr 28, 1911. 4:1013.

27,841.40

Payton, Eliza to TITLE GUARANTEE & TRUST CO. 47th st, No 612, s s, 200 w 11th av 25x98 5x928 105.8 Apr 28, 1911. due

4:1013. 27,841.40
Payton, Eliza to TITLE GUARANTEE & TRUST CO. 47th st, No 612, s s, 200 w 11th av, 25x98.5x26x105.8. Apr 28, 1911, due, &c, as per bond. 4:1094. 5,000
Perrella, Elia M to American Mort Co, 31 Nassau st. 23d st. No 362, s s, 76 E 9th av, 24x74. P M. May 1, 1911, 5 yrs. 5%. 3:746. 18,000

No 362, s s, 76 E 9th av, 24x74. P M. May 1, 1911, 5 yrs, 5%. 3:746.

Same to Jno Farrell, 301 W 28th st. Same property. P M. Prior mt \$18,000. May 1, 1911, 3 yrs, 6%. 3:746. 4,000 Peto Realty Co to Jacob Hirsh, 25 W 87th st, Pinehurst av, s w cor 178th st, 130x92.8x130.1x87.2. Asst of rents to secure mts for \$136,000. Apr 28. May 1, 1911. 8:2177. nom Palladino, Rachele to Martin Garone, 116 Cherry st. Cherry st, No 150, n s, 416 e Catherine st, 25.4x127. P M. Prior mt \$20,-000. Apr 26, 3 yrs, 6%. May 3, 1911. 1:253. 1,500 Popper, Rudolph to Alfred Hamburg at Summit, N J. 4th st, Nos 336 & 338, s s, 250 w Av D, 45.2x96. Prior mt \$48,000. May 2, due, &c, as per bond. May 3, 1911. 2:373. 12,000 Poznanski, Jos to TITLE GUARANTEE & TRUST CO. 51st st, No 282, s s, 248.9 w 2d av, 16.3x100.5. Apr 27, due, &c, as per bond. May 3, 1911. 5:1324. 1,500 Powhatan Realty Co to TITLE GUARANTEE & TRUST CO. Bond st, No 25, s w s, abt 95 e Lafayette st, 25x114.4 to alley 15 ft wide with right to said alley. May 1, due, &c, as per bond. May 2, 1911. 2:529. 19,000 Same to same. Same property. *Certificate as to above mt. May

wide with right to said alley. May 1, due, &c, to possible 19,00 2, 1911. 2:529.

Same to same. Same property. *Certificate as to above mt. May 1. May 2, 1911. 2:529.

Price, Jos, 72 Norfolk st, to Marcus Rosenthal, 61 E 73d st. Broome st, No 211, s w cor Norfolk st, Nos 63 & 65, 25x75. P. M. Prior mt \$55,000. May 1, due as per bond. May 2, 1911.

2:351.

14,00

Preferred City Real Estate Co to Lucius H Beers at Westhampton Beach, N Y, et al trustees Franklin B Lord. Maiden Lane, No 91, n e s, 27.10 s e Gold st, runs n e 8.1 x n w 0.6 x n e 57.7 x s e 22.8 x s w 64.9 to Maiden Lane x n w 21.6 to beg. P M. Prior mt \$35,000. Apr 28, 3 yrs, 5%. May 2, 1911. 1:69. 8,00

Prince, Adeline E L of N Y, Alfred L Loomis of Cambridge, Mass, & Julia A & Julia L Loomis, both of Tuxedo Park, N Y, to U S TRUST CO, 45 Wall st. 34th st, No 19, n s, 400 w 5th av, runs n 98.9 x w 15 x n 98.9 to 35th st, Nos 30 & 32, x w 40 x s 75.3 x w 20 x s 42.3 x e 21 x s 10 x e 4 x s 70 to st x e 50 to beg. Prior mt \$425,000. Mar 20, due, &c, as per bond. May 2, 1911. 3:836.

Porter, Horace et al trustees with Moses A Horowitz, 156 E 94th

Prior mt \$425,000. Mar 20, due, &c, as per bond. May 2, 1911. 3:836.

Porter, Horace et al trustees with Moses A Horowitz, 156 E 94th st. 98th st. Nos 156 & 158, s s, 100 w 3d av, 2 lots, each 25x ½ blk. Extension of two mts for \$10,000 each until May 1, 1914, at 5%. May 2, 1911. 6:1625.

Peoli, Fanny C, also known as F Cassandro Peoli to Eliz A Werner, 416 W 146th st. 147th st, No 461, n s, 175 e Ams av, 18.9x99.11.

May 2, 1911, 3 yrs, 5%. 7:2062.

Poetters, Jno to TITLE GUARANTEE & TRUST CO. 92d st, No 171, n s, 100 w 3d av, 25x100.8. P M. May 3, due, &c, as per bond. May 4, 1911. 5:1521.

Poetters, Jno to Frank Schuchmann on e s Callister st. 227 s Hempstead rd, Queens, L I. 92d st, No 171, n s, 100 w 3d av, 25x100.8. P M. Prior mt \$14,000. May 3, 3 yrs, 6%. May 4, 1911. 5:1521.

Quinlan, Jas, 205 W 85th st to Levy & Weinstein Realty & Const Co, 35 Nassau st. 96th st, No 166, s s, 150 e Ams av, 19x100.8. P M. Prior mt \$16,000. May 3, 1 yr, 6%. May 4, 1911. 4:-1226.

Robinson, Wm H, of Bklyn, N Y, to Scheer-Ginsberg Realty &

Robinson, Wm H, of Bklyn, N Y, to Scheer-Ginsberg Realty & Constn Co, 198 Bway. 113th st. Nos 605 & 607. n s. 100 w Bway, 75x100.11. P M. Prior mt \$185,000. Apr 27, 1 yr, 6%. Apr 28, 1911. 7:1895.

Bway, 19x100.21.
Apr 28, 1911. 7:1895.

Rickert-Finlay Realty Co to Mary E Prior; 2 certificates as to 2 mts for \$16,000, covering land in Queens Co, N Y. Apr 15.

Rosenzweig, Victor, 223 E Broadway to Meyer Vesell, 24 W 89th st & ano. Monroe st, No 223, n w cor Scammel st, No 31, 25x75. Prior mt \$—. May 1, 1911, 3 yrs, 6%. 1:266. 6,60

Renilo Mort Co. Brigitta Neustaedter, 204 W 111th st. Manhattan st, No 5, w s, 92.5 n Houston st. 25.1x62. P M. Dec 20, 1910, 3 yrs, 5%. Re-recorded from Dec 21, 1910. May 1, 1911. 2:357.

2:357.

Rubinger, Chas to Jos L Buttenwieser, 300 Central Park West.

12th st, Nos 269 & 271, n s, 106.1 e 4th st, runs e 54.1 x n

70.6 x w 25 x n 10 x w 24 x s — x e — x s — to beg. P M.

Prior mt \$——. Apr 1, 1 yr, 6%. May 1, 1911. 2:615. 24,500

Reliant Holding Co to Lawyers Mort Co, 59 Liberty st. Madison
av, No 160, w s, 73.11 n 32d st, 24.7x95. P M. May 1, 1911,
3 yrs, 5%. 3:862. 65,000

Coust Co, 505 5th av. Same property. P.M.
D. May 1, 1911, due, &c, as per bond. 3:862. 20,000 Prior mt 65,000.

Rutledge, Ann J to Adolph J Vogel, 420 W 45th st & ano. Columbus av, Nos 671 to 679, s e cor 93d st, No 72, 100.8x25.10. Apr 29, 1 yr, 6%. May 1, 1911. 4:1206. 4,500 Realty Holding Co to Henry De F Weekes, at Oyster Bay, N Y, & ano trustees John A Weekes. 20th st, No 47, n s, 150 w 4th av, 25x92. P M. Apr 18, 3 yrs, 5%. May 2, 1911. 3:849. 55,000 Realty Holding Co to Henry de F Weekes at Oyster Bay, N Y. 20th st, No 45, n s, 175 w 4th av, 25x92. P M. Apr 18, 3 yrs, 5%. May 2, 1911. 3:849. 55,000 Realty Holding Co with Chelsea Realty Co, 135 Bway. 20th st, Nos 45 & 47 E. Subordination agt. May 2. May 3, 1911. 3:-849.

Co of America to Edw S Hall, 129 E 54th st. 88th st, 40, s s, 462 w West End av, 21x100.8. May 4, 1911, 2 yrs, 4:1249.

Realty Co of America to Edw S Hall, 129 E 5761.

No 340, s s, 462 w West End av, 21x100.8. May 4, 1911, 2 yrs, 5%. 4:1249.

Same to same. Same property. Certificate as to above mt. May 3. May 4, 1911. 4:1249.

Same to Franklin Pettit, 340 W 88th st. Same property. Prior mt \$27,000. May 4, 1911, due, &c, as per bond. 4:1249. 5,500 Same to same. Same property. Certificate as to above mt. May 4, 1911. 4:1249.

Roache, Martin B, 553 W 167th st to Auguste Lilienthal, 625 W 156th st. 154th st, No 408, s s, 91.9 w St Nich av, 20x99.11. P M. May 4, 1911, 5 yrs, 4½%. 7:2068.

Ralph Purchasing Co to Frank N Presbury. Certificate as to mt for \$10,000 covering land in Queens Co, N Y. May 2. May 4, 1911.

Henry to Thos Stokes at Grassey Sprain rd, Yonkers, N Y. 1911.

for \$10,000 covering land in Queens Co, IN 1. Am. 1911.

Schiff, Harry to Thos Stokes at Grassey Sprain rd, Yonkers, N Y. West End av, No 572, e s, 60.8 s 88th st, 20x100. P M. Apr 29, 2 yrs, 6%. May 1, 1911. 4:1235. 27.000

Sloane, Annis M, 214 W 92d st to A H Hart Co, 96 Franklin st. 11th av, No 812 on map Nos 808 to 820, s e cor 57th st. Nos 550 to 554 runs e 200 x s 200.10 to 56th st. Nos 543 to 549, x w 100 x n 20.11 x n w — to av, x n 167.8 to beg. P M. Prior mt \$100,000. Apr 28, 3 yrs, 5%. May 1, 1911. 4:1085. 53,000

Standard Investing Co (& Abraham Boehm & Lewis Coon in bond only) to AMERICAN EXCHANGE NATIONAL BANK. Central Park West, No 131, n w cor 73d st, No 1, 204.4 to 74th st, No 2 x100. Nov 24, 1909, due July 10, 1910, —%. May 1, 1911. 4:-1126.

Snow, Fredk A with Edw J Moloughney, 113 W 103d st. 112th st, Nos 521 & 525, n s, 375 w Amsterdam av, 75x100.11. Agreement as to share ownership in mt. Apr 26. May 1, 1911. 7:1884.

1126.

Snow, Fredk A with Edw, J Moloughney, 113 W 103d st. 112th st. Nos 521 & 525, n. s. 375 w Amsterdam av, 75x100.11. Agreement as to share ownership in mt. Apr 26. May 1, 1911. 7:1884. nom Schaefer, Fredericke widow, S14 West End av. to Thos G O'Connor, 4 W S7th st. 18th st. No 220, s. s. 319 w 2d av, 18x80. P.M. Apr 28, 1911, 3 yrs, 5%. 3:898.

Sheffield, Edith Tod to Lawyers Mort Co. 55 Liberty st. 67th st. No 45, n. s. 140 w Park av, 20x100.5. P.M. Apr 28, 1911, 3 yrs, 5%. 5:1382.

Stein, Abrata. Harry Resenthal, 23 Morningside av, & ano exrs, stein and the arrange of the st. Action of the stein and the arrange of the st. av. 50x99.11. Apr 28, 1911, 40x, & s. s. s. s. s. 50x99.11. Apr 28, 1911, 40x, & s. s. s. s. s. 50x99.11. Apr 28, 1911, 40x, & s. s. s. s. s. 50x99.11. Apr 28, 1911, 40x, & s. s. s. s. s. 50x99.11. Apr 28, 1911, 40x, & s. s. s. s. s. 50x99.11. Apr 28, 1911, 5 yrs, 6%. Apr 28, 1911, 2:440. 6000.

Schaffler, Louis to Maurice Simmons, 1314 53d st, Bklyn, N Y. Av A, No 295, w. s. 51.9 st 13th st. 25.9x100. Pp 30x 12x 40x 12x

HECLA IRON WORKS

North 10th, 11th and 12th Streets **NEW YORK** BROOKLYN,

Architectural Bronze IRON WORK

Satriani, Nicola & Francesca to Martin Garone, 116 Chery st.
Carmine st, No 65, n s, 150 w Bedford st, 25x90. P M. Prior
mt \$20,000. Apr 25, 5 yrs, 6%. May 3, 1911. 2:582. 5,000
Strauss, Kate to TITLE GUARANTEE & TRUST CO. 19th st, No
336, s s, 260 w 1st av, 20x92. Prior mt \$6,000. May 3, 1911,
due, &c, as per bond. 3:924. 2,000
Sweeny, Helen, 157 E 78th st to Sarah Adler, 2041 N Broad st,
Philadelphia, Pa. 78th st, No 216, s s, 171.8 e 3d av, 13.4x102.2.
P M. May 3, 1911, due, &c, as per bond. 5:1432. 4,500
Saltzsieder, Fredk W to A Gertrude Cutter, 781 Lex av. 4th av,
No 323 n e cor 24th st, Nos 101 & 103, 20x83. May 3, 1911,
due Dec 29, 1913, 4½%. 3:880. 15,000
Sommerman, Nathan to AMERICAN TEMPERANCE LIFE INS
ASSN, 253 Bway. Ridge st, No 83, w s, 204.11 s Rivington st,
23x100.5x23.2x100.5. May 1, 1911, 3 yrs, 5%. 2:343. 18,000
Stevenson, Louise A at East Orange, N J to Nathan L Ottinger, 20
E 70th st & ano. 78th st, No 134, s s, 357 w Columbus av, 18x
95.2x18x95.6. P M. Prior mt \$20,000. May 1, 1911, 1 yr, 6%.
4:1149. 3,500

Mortgages

4:1149.

Stallman, Adele C S & Charlotte E E to LAWYERS TITLE INS & TRUST CO. 104th st, No 250, s s, 118 e West End av, 19x100.11. May 4, 1911, 5 yrs, % as per bond. 7:1875.

Schwarz, G Fredk with Ivan Frank, 256 West 98th st. 95th st, No 138 E. Extension of \$9,000 mt until May 1, 1914, at 5½%. Apr 22. May 4, 1911. 5:1523.

Scanlon, Michl to Sigmund B Heine, 521 W 150th st. 8th av, No 2800, s e cor 149th st, 37.5x100. P M. Prior mt \$55,000. May 1, 3 yrs, 6%. May 4, 1911. 7:2034.

Storey, Wm C to Jos Milbank at Greenwich, Conn. 39th st, No 148, s s, 150 w 3d av, runs s 98.9 x w 20 x s 4.9x w 5 x n 103.6 to st, x e 25 to beg. P M. May 4, 1911, 5yrs, 4½%. 3:894.

to st, x e 25 to beg. P M. May 4, 1911, 5yrs, 4½%. 3:894.

10,000

Scheer-Ginsberg Realty & Const Co to Bertha Heidelberger, 601
W 110th st. 147th st, n s, 125 e Bway, 100x99.11. Certificate as to reduction of mt. May 1. May 4, 1911. 7:2079.

Shine, Thos J with EMIGRANT IND SAVINGS BANK. 81st st, No 240, s s, 80 w 2d av, 24x76.7. Extension of \$4,000 mt until Sept 22, 1912 at 5%. May 1. May 2, 1911. 5:1526. nom Scharmann, Jno to Emil Gabler, 326 E 124th st. 117th st, Nos 535 & 537, n s, 373 e Pleasant av, 50x100.11. May 3, 1911, due July 2, 1916, 5%. 6:1716.

Tubbs, Geo W, 100 W 61st st, to Mary E Smith, 234 W 38th st. 38th st No 234, s s, 292.10 w 7th av, 17.10x98.9. P M. Apr 27, due Oct 27, 1912, 6%. Apr 28, 1911. 3:787. \$,500

Tietjen, Jno H of Harrison, N J, to Alex Hadden, 255 E 51st st. 66th st, No 239, n s, 225 e West End av, 25x100.5. P M. Apr 20, 3 yrs, 5½%. Apr 28, 1911. 4:1158. 13,000

Twenty-Nine Union Sq Co to N Y TRUST CO, 26 Broad st. 16th st, sw cor Union sq W, No 29, 141.10x32.6. Prior mt \$215,000. Apr 27, due, &c, as per bond. Apr 28, 1911. 3:843. 24,000

Tagliapietra, Margt to Eliza A D Townsend, 343 W 34th st. 34th st, No 343, n s, 290 e 9th av, 20x98.9. Prior mt \$26,000. Apr 28, due, &c, as per bond. May 2, 1911. 3:758. 4,000

Traubner, Martha to Whom It May Concern. 127th st, Nos 141 & 143 W. Estoppel certificate. Apr 14. May 3, 1911. 7:1912. —

Twentieth St Realty Co to Chelsea Realty Co, 135 Bway. 20th st, Nos 45 & 47, n s, 150 w 4th av, 50x92. Bldg loan. Prior mt \$55,000. May 2, 1 yr, 6%. May 3, 1911. 3:849. 110,000

Same to same. Same property. Certificate as to above mt. May 2. May 3, 1911. 3:849. 55,000

Ubriaco, Camillo to Abraham B Odell at Bridgeport, Conn. 114th st, No 431, n s, 395 e 1st av, 25x100.10. May 1, 1911, 5 yrs,

Ubriaco, Camillo to Abraham B Odell at Bridgeport, Conn. 114th st, No 431, n s, 395 e 1st av, 25x100.10. May 1, 1911, 5 yrs, 5%. 6:1708.

5%. 6:1708.
tility Realty Co, 165 Bway to Isaac L Kip, 448 5th av & ano exrs
Cornelia B Kip. 45th st, Nos 124 to 128, s s, 283.4 w 6th av,
61.8x100.5. P M. May 1, 5 yrs, 4½%. May 4, 1911. 4:997.

Same to Lucille K Levy, 46 W 76th st. Same property. P M. Prior mt \$147,500. May 4, 1911, 3 yrs, 6%. 4:997. 20.00 Vogel, Louis, 190 West End av to Edward G Eckert, 918 8th av. Vandam st, No 26, s s, 210.1 e Varick st, 25x100. P M. Prior mt \$20,000. Apr 29, due July 1, 1917, at 6%. May 1, 1911. 20,000

mt \$20,000. Apr 29, due July 1, 1917, at 6%. May 1, 1911. 2:505.

14,000

Von Soosten, Pauline H with Jacob B Green et al. 99th st, No 155

E. Extension of mt \$17,000 to May 15, 1914 at 5%. Apr 26. May 1, 1911. 6:1627.

Nanderpoel, Nannie S with John Blesch Jr Commerce st, No 46. Extension of \$35,000 mt until Apr 19, 1916 at 5%. Apr 28. May 4, 1911. 2:584.

Wener, Jacob with Harry Rosenthal, 23 Morningside av, et al, exrs, &c, Abraham Alexander. 143d st, Nos 260 & 262 West. Subcrdination agt. Apr 27. Apr 28, 1911. 7:2028.

Mest 184th St Constn Co to Chelsea Realty Co, 135 Bway. 184th st, s s, 70 e Audubon av, 40x99.11. Bldg loan. Apr 28, due Oct 28, 1911, 6%. Apr 29, 1911. 8:2155.

Ward, Wm D of Morris Plains, N J, to BOWERY SAVINGS BANK, 128 Bway. Grand st, No 358, n s, 50 e Essex st .25x100. Apr 28, due July 6, 1915, 4½%. Apr 28, 1911. 2:351.

Weinstein, Sarah to Sarah H Bentley at Plattsburg, N Y. 119th st, No 155, n s, 125 e 7th av, 20x100.11. P M. Apr 21, 3 yrs, 5%. May 1, 1911. 7:1904.

Whitney, Charles M Jr to Stephen H Jackson, 53 E 67th st. 121st st, No 232, s s, 260 w 2d av, 25x ½ block. Prior mt \$—. Apr 29, 2 yrs, 6%. May 1, 1911. 6:1785.

Wolverton, Byron to Chas Adler, 1602 Lex av. Pleasant av, Nos 442 & 444, n e cor 123d st, No 501, 35x228.9 to Exterior bulkhead line of Harlem River, x s e — to 123d st x w — to beg. Prior mt \$7,000. Apr 29, due, &c, as per bond. May 1, 1911. 6:1819.

Weisman, Louis & Saml Glaser to Rudolphine Rust, 318 2d av. 6th st, No 627, n s, 393.3 e Av B, 24.9x90.10. Prior mt \$18,000. May 1, due, July 1, 1914, 6%. May 2, 1911. 2:389. 4,000

Weisman, Louis & Saml Glaser to Katharina Fuchs, 1089 2d av. 6th st, No 625, n s, 368.6 e Av B, 24.9x90.10. Prior mt \$18,000. May 1, due July 1, 1914, 6%. May 2, 1911, 2:389. 4,000 Wheeler, Wm H to Helen L Alexander, 24 W 38th st. 38th st, Nos 24 & 26, s s, 320 w 5th av, 2 lots, each 25x98.9. Two P M mts, each \$87,500. May 2, 1911, 3 yrs, 5%. 3:839. 175,000 Waldvogel, Fredk to BOWERY SAVINGS BANK, 128 Bowery, 1st av, No 1054, e s, 76.5 n 57th st, runs e 59 x n 5 x e 11.5 x n 15.2 x w 70.5 to av x s 20.2 to beg. May 2, 1911, 5 yrs, 4½%. 5:1369. 7500 5:1369. Weinstein (Chas I) Realty Co, 17 W 120th st, to Jacob Kottek, 58 E 61st st, et al. 10th st, Nos 208 to 212, s s, 43.1 e Bleecker st, 53.9x94.10x53.8x94.10. May 2, 1 yr, 6%. May 3, 1911. 2:619. st, 53.9x94.10x53.8x94.10. May 2, 1 yr, 6%. May 3, 1911. 2:619. 28,000
Same to same. Same property. P M May 2, demand, 6%. May 3, 1911. 2:619. 16,000
Wiley, Ann, 325 W 34th st to GUARANTY TRUST CO, 28 Nassau st. 41st st, No 258, s s, 150 e 8th av, 25x98.9. May 3, 1911, due, &c, as per bond. 4:1012. 23,000
Wessex Realty Co to WEST SIDE SAVINGS BANK, 110 6th av. 3d av, No 1141, e s, 80.5 s 67th st, 40x100. May 4, 1911, due, &c, as per bond. 5:1421. 48,000
Same to same. Same property. Certificate as to above mt May 3. May 4, 1911. 5:1421. 5ame & Alice M Ehrich with same. Same property. Subordination agreement. May 4, 1911. 5:1421. nom Morley, Clara K to Harold B Abrams, 146 W 130th st. 122d st, No 164, s s, 100 e 7th av, 19x100.11. Prior mt \$16,000. May 3, due, &c, as per bond. May 4, 1911. 7:1906. 2,000
Wolf, Chas with Abraham Jacobs, 104 W 79th st. 144th st, Nos 263 & 265, n s, 185 e 8th av, 40x99.11. Extension of \$10,000 mt until Apr 20, 1914, at 6%. Apr 30. May 4, 1911. 7:2030. nom Young, Geo T Sr to WINDSOR TRUST CO, 65 Cedar st. 119th st, No 307, n s, 94.3 e 2d av, 18.9x100.11. May 1, 1 yr, 4½%. May 2, 1911. 6:1796.

Zah, Emile to Margt M Selpho at Huntington, L I. 36th st, No 521, n s, 300 w 10th av, 25x98.9. P M. Apr 29, 5 yrs, 5%. May 1, 1911. 3:708. 110.000
Zeiller, Harry, 110 W 136th st. indiv & as trus Ida Zeiller with Eliz Tobin, 64 W 127th st. 126th st, No 149, n s, 266.10 e 7th av, 16.4x99.11. Extension of \$9,700 mt until Apr 30, 1914 at 5%. Apr 29. May 1, 1911. 7:1911. nom
Zanzig, August to Julia Aichele, 20 E 90th st. 86th st, No 351, n s, 75 w 1st av, 25x100.8. May 3, due July 1, 1916, 5%. May 4, 1911. 5:1549. 15,000

BOROUGH OF THE BRONX.

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

American Exchange Realty Co to EMIGRANT INDUST SAVINGS BANK. Boston road, n w s, 72.7 n 165th st, 30.3x161.4x40.3x 140.4. Apr 28, 1911, 5 yrs, 5%. 10:2607. 35,000 Same to same. Same property. Certificate as to above mort. Apr 27. Apr 28, 1911. 10:2607. Same to same. Boston road, n w s, 110.11 n 165th st, 38x183.10x 44.7x161.4. Apr 28, 1911, 5 yrs, 5%. 10:2607. 35,000 Same to same. Same property. Certificate as to above mort. Apr 27. Apr 28, 1911. 10:2607. Burnett-Weil Constn Co to Lawyers Mort Co, 59 Liberty st. Kelly st, w s, 125 s Westchester av, 40.5x100. Apr 28, 1911, 5 yrs, 5%. 10:2703. 32,000 Same to same. Same property. Certificate as to above mort. Apr

10:2703.

Same to same. Same property. Certificate as to above mort. Apr 26. Apr 28, 1911. 10:2703.

Same and Longchester Realty Co, with same. Same property. Subordination agreement. Apr 25. Apr 28, 1911. 10:2703. no Brown, Agnes M, 2686 Heath av, to Bernard Loth, 408 W 150th st. Heath av, No 2686, e s, 570.3 s Kingsbridge rd, 25x131.2x25.4x 127.11. Apr 28, due, &c, as per bond. Apr 29, 1911. 11:3240.

*Balch, Georgia C individ & as admtrx Sarah A Hardy with Felix Aronson. Van Nest av, n s, 75 e Madison st, 25x100. Extension of \$3,600 mt until Apr 15, 1913, at 5½%. May 9, 1910. Apr 29,1911.

of \$3,600 mt until Apr 15, 1515, 29 ,1911.

Bristow Const Co to Selma Strauss, 29 W 104th st. 165th st. s s, 70.2 e Kelly st, runs s 70.5 x s 19.7 x e 50 x n 21.4 x n 72.2 to st, x w 50 to beg. May 1, 1911, 3 yrs, 5½%.

10:2715.
37,000

72.2 to st, x w 50 to beg. May 1, 1911, 3 yrs, 5½%. 10:2715.
37,000

Same to Alexander Pfeiffer, 50 E 96th st. Same property. Prior mt \$—. May 1, 1911, due July 1, 1911, 6%. 10:2715. 6,000

Same to same. Same property. Certificate as to above mt. May 1, 1911. 10:2715.

Brand, Herman to Lawvers Mort Co, 59 Liberty st. Brook av, w s, 75 n 145th st, 25x100. May 1, 1911, 5 yrs, 5%. 9:2290. 12,000

Barringer, Theo B, 34 W 84th st to Algernon S Frissell, No 4 E 43d st. 3d av, w s, 50 s 164th st, 25x80. Apr 29, 3 yrs, 4½%. May 1, 1911. 9:2369.

Bristow Const Co to Selma Strauss, 165th st, s s, 70.3 e Kelly st, 50x—. Certificate as to mt for \$37,000. May 1. May 2, 1911. 10:2715.

*Bruccoli, Jno to Sophie H Cole, 906 St Johns pl, Bklyn, Maple av, e s, 135 n Ruskin st, 25x100. Prior mt \$—. Apr 29, due Apr 1, 1916, 6%. May 1, 1911. 4,500

*Baxter Howell Bldg Co & Chas R Baxter to Sarah C Buckenham, 148 W 119th st. Lots 47 & 48, map property Jos J Gleason, filed June 21, 1894. Parker av, e s, 175 s Lyon av, 25x 100, Westchester; Middletown rd, n s, 75 e Williams av, 50x— & being lots 691 & 692, block 14, map No 1087, Tremont terrace; Grant av, s s, 375 w John st, 25x— and being lot 95, map No 1, in partition Conrad Buhre Est; Heschel st, e s, 377 s Westchester av, —x—, and being lot 16, map Cebrie Park; Doris av, s w s, 75 s e Lyon av, 45x101. Prior mt \$—. Apr 27, due June 27, 1911. May 3, 1911.

Brazill, Mannel J to Eberhardt & Podgur, 430 E 59th st. Bailey

*Same to same. Same property. Certificate as to above mt. Ap 27 May 3, 1911.

Brazill, Mannel J to Eberhardt & Podgur, 430 E 59th st. Baile av, w s, old line 292.9 s Kingsbridge rd, 50x144.2, except par for av. P M. May 2, installs, 5½%. May 3, 1911. 11:3238

JOHN C. ORR CO., India, Java and Huron Sts., and East River City of New York, Borough of Brooklyn SASH, DOORS, BLINDS LUMBER OF ALL KINDS FOR BUILDERS OF SALL KINDS FOR BUIL

Blain, Isabelle with Robt McWilliam, Jr, 1775 Topping av. Topping or Lafayette av. w s, 175 s 175th or Gray st, 25x100, except part for av. Extens of \$4,000 mt until May 2, 1914, at 5%. Apr 29. May 2, 1911. 11:2798.

Brown, Benj C to Chas G Haggerty at Red Bank, N J. Nelson av. w s, 371 n Featherbed lane, 25x111.8x25x113.4. P M. Prior mt \$1,300. May 2, due, &c, as per bond. May 3, 1911. 11:-2876.

Blackford, Frances L with Wiedhopf Constn Co, 126 W 131st st. Clinton av, w s, 90 n 175th st, 104x149.10. Extension of \$12,-000 mt until May 1, 1912, at 5%. May 1. May 4, 1911. 11:-

Bristow Constn Co & Alex Pfeiffer, 50 E 96th st, with Selma Strauss, 29 W 104th st. 165th st, Nos 944 & 946, s s, 70.3 e Kelly st, -x-. Subordination agt. May 1. May 4, 1911. 10:-

Kelly st, -x-. Sabota.

2715.

Cohen, Max to Manhattan Mort Co, 200 Bway. Trinity av, n w cor 158th st, runs w 148 x n 47.7 x e 148.2 to av, x s 47.2 to beg. Prior mt \$--. Apr 28, due, &c, as per bond. Apr 29, 1911. 10:2630.

5,00

Prior mt \$—. Apr 28, due, &c, as per bond. Apr 29, 1911. 10:2630.

C K Realty Co to Isaac L Kip, 448 5th av & ano exrs, &c. Cornelia B Kip. 179th st, s s, 78.2 w Marmion av, 36x75.2. Bldg loan. Apr 28, 1911, demand, 6%. 11:3107. 16,500 Same to same. Same property. Certificate as to above mort. Apr 28, 1911. 11:3107.

Same to same. 179th st, s s, 114.2 w Marmion av, 36x75.3x36x75.2. Bldg loan. Apr 28, 1911, demand, 6%. 11:3107. 16,500 Same to same. Same property. Certificate as to above mort. Apr 28, 1911. 11:3107.

Same to same. Marmion av, w s, 39 s 179th st, 36x78.2x39.2x78.2. Bldg loan. Apr 28, 1911, demand, 6%. 11:3107. 17,000 Same to same. Same property. Certificate as to above mort. Apr 28, 1911. 11:3107.

Same to same. Same property. Certificate as to above mort. Apr 28, 1911. 11:3107. 23,000 Same to same. Marmion av, s w cor 179th st, 39x78.2x39.2x78.2. Bldg loan. Apr 28, 1911, demand, 6%. 11:3107. 23,000 Same to same. Same property. Certificate as to above mort. Apr 28, 1911. 11:3107. 23,000 Same to same. Same property. Certificate as to above mort. Apr 28, 1911. 11:3107. 23,000 Same to same. Davidson av, s w cor 179th st, 39x78.2x39.2x78.2. Bldg loan. Apr 28, 1911, demand, 6%. 11:3107. 23,000 Same to same. Davidson av, w s, 37.6 n North st, 78x100. Prior mt \$—. Apr 27, due, &c, as per bond. Apr 28, 1911. 11:3198. 5,000 Same to same. Davidson av, w s, 37.6 n North st, 80.3x103.4x54.5

ame to same. Davidson av, w s, 115.6 n North st, 80.3x103.4x54.5 x100. Prior mt \$——. Apr 27, due, &c, as per bond. Apr 28, 1911. 11:3198. 4,500

1911. 11:3198. 4,500
Same to Geo Dieckmann, 2042 Webster av. Davidson av, n w cor
North st, 195.9x103.4x169.11x100. P M. Prior mt \$15,000. Apr
27, 2 yrs, 6%. Apr 28, 1911. 11:3198. 2,000
Church of Our Lady of Victory to EMIGRANT INDUST SAVINGS
BANK. Webster av, n e cor 171st st, runs s e 95 to w s Mill
Brook, x n 27.9 x n w 96.6 to Webster av, x s 22.1 to beg; Webster av, e s, 22.1 n 171st st, 25x97.7 to w s Mill Brook, x25x96;
Webster av, e s, 47.1 n 171st st, 25x99.3 to w s Mill Brook, x25x
x97.11; Webster av, e s, 79.1 n 171st st, 50x102 to w s Mill
Brook, x50x99.3. Apr 27, 5 yrs, 5%. Apr 28, 1911. 11:2896.
70,000

Cohen, Max with Augusta Haase. Grant av, No 1058, e s, 207.8 n
165th st, 25x101.5. Extension of \$1,500 mt until Aug 31, 1912,
at 6%. Aug 31. Apr 29, 1911. 9:2448.
*Cahill, Edw J to Geo Hauser, 1762 Walker av. Brady av, s s,
50 w Muliner av, 25x100. Apr 27, due July 1, 1914, 6%. Apr
28, 1911. 80

50 w Muliner av, 25x100. Apr 27, due July 1, 1914, 6%. Apr 28, 1911.

*Curti, Maria to Geo W Wager, 463 Classon av, Bklyn, N Y. Delancey pl, e s, 136.11 n Morris Park av, 25x90. Apr 28. due Apr 1, 1914, 5½%. Apr 29, 1911.

*Same to Katie Dettner, 788 Forest av. Delancey pl, e s, 161.11 n Morris Park av, 25x90. Apr 28, due Apr 1, 1914, 5½%. Apr 29, 1911.

Crispi Const Co to Isaac L Kip, 448 5th av & ano, exrs &c Cornelia B Kip. Jennings st, s w cor Vyse av, 36x100. Bldg loan. May 2, 1911, demand, 6%. 11:2987.

Same to same. Same property. Certificate as to above mt. May 2, 1911. 11:2987.

Same to same. Vyse av, w s, 36 s Jennings st, 39x100. Bldg loan. May 2, 1911, demand, 6%. 11:2987.

Same to same. Same property. Certificate as to above mt. May 2, 1911. 11:2987.

Chapman, Lansford F to Park Mortgage Co, 41 Park Row. Bailey av, e s, 1459.5 s from s tangent pt in curve at s e cor Bailey av & Kingsbridge rd, runs s 20.8 x — on curve 106.1 x n e 44.6 x w 95.10 to beg. May 2, 1911, 3 yrs, 5½%. 11:3239. 3,250 Coucci Realty Co to Angelo Di Benedetto, 541 E 182d st. Beaumont av, w s, 50 n 187th st, 25x80. Prior mt \$—. Apr 21, due Oct 21, 1912, 6%. May 3, 1911. 11:3090. 2,625 Christmann, Henry Jr to Henry Christmann, 1981 Lafontaine av. Belmont av, No 2043, w s, 190 s 180th st, 18x69x17.11x713. Prior mt \$—. Apr 20, due July 1, 1916, 5%. May 3, 1911. 11:3080. 2,500 Cohen, Jacob to Geo Hauser, 1762 Walker av. Charlotte st, e s,

11:3080. 2,500

Cohen, Jacob to Geo Hauser, 1762 Walker av. Charlotte st, e s, 235.6 n Seabury pl, 50x100. Apr 29, due July 1, 1912, 6%. May 1, 1911. 11:2966. 2,500

Coppeto, Sanda with American Mortgage Co, 31 Nassau st. Hoffman st, w s, 308.8 n 184th st, 37.6x94.11. Subordination agt. Apr 11. May 4, 1911. 11:3054. nom

Century Gas & Electric Fixture Co with Antoinette Schedler, 1078

Madison av. Franklin av, n e cor 170th st, 28.4x100x14.2x101. Subordination of judgment to mt. May 3. May 4, 1911. 11:-2936. nom

Crotona Avenue Realty Co to Barnett Levy, 36 W 115th st & ano. Crotona av, s e cor 176th st, 50x80. May 2, 3 yrs, 6%. May 4, 1911. 11:2949.

4, 1911. 11:2949. 9,000
Same to same. Same property. Certificate as to above mort.

May 2. May 4, 1911. 11:2949.

Same to same. 176th st, s s, 80 e Crotona av, 40x91.2. May 2, 3 yrs, 6%. May 4, 1911. 11:2949. 6.000
Same to same. Same property. Certificate as to above mort.

May 2. May 4, 1911. 11:2949. Certificate as to above mort.

CENTRAL TRUST CO of N Y with August F Genz, 317 E 169th st. 149th st. s s, 269.4 w St Ann's av, 40x100. Extension of mt for \$31,000 to Apr 15, 1916, at 5%. May 2. May 4, 1911. 9:2275.

nom

Deeley, Mary, 526 W 149th st, to Jacob Marx, 2102 Bway. Parl av, s e cor 184th st, 50x100. Apr 28, 1911, 2 yrs, 6%. 1:3038

Deeley, Mary, 526 W 149th st, to Jacob Marx, 2102 Bway. Park av, s e cor 184th st, 50x100. Apr 28, 1911, 2 yrs, 6%. 1:3038.

Dirlam, Chas, 1164 Forest av to Valentine Const Co, 1616 Crosby av. Perry av, No 3049, w s, 350 s Woodlawn rd, 25x100. P M. Prior mt \$9,000. Apr 29, due, &c, as per bond. May 1, 1911. 12:3334. 1,000

Dibble, Rose L, 1134 Jackson av, to METROPOLITAN SAVINGS BANK. Jackson av, No 1134, e s, 152.6 s Home st, 22.6x87.6.

Estoppel certificate. May 4, 1911. 10:2651.

Duminuco Constn Co to Albert E Hartcorn at Atlantic Highlands, N J. Belmont av, s e s, 47.7 s Crescent av, runs s e 60 x n e 96 to s s Crescent av w 77.1 to av x s w 47.7. Prior mt \$28,-000. May 2, 1911, 2 yrs, 6%. 11:3088.

Ellis, Wm to TITLE GUARANTEE & TRUST CO, 176 Bway. Morris av, No 1974, e s, 240 s 179th st, 20x100. Apr 28, 1911, due, &c, as per bond. 11:2807.

Edmondson Constn Co, 2311 Lyon av, to Paragon Mort Co, 507

Tremont av. Tiebout av, w s, 128.1 n 182d st, 111.5x76.3x110.5 x67.10. Bldg loan. Apr 14, due Oct 14, 1911, 6%. Apr 28, 1911. 11:3145.

Same to same. Same property. Certificate as to above mort. Apr 14. Apr 28, 1911. 11:3145. (Certificate as to above mort. Apr 14. Apr 28, 1911. 11:3145. (Certificate as to above mort. Apr 14. Apr 28, 1911. 11:3145. (Certificate as to above mort. Apr 14. Apr 28, 1911. 11:3145. (Certificate as to above mort. Apr 18. Apr 28, 1911. 11:3145. (Certificate as to above mort. Apr 19. (Certificate as to above mort

90. P.M. Prior mt \$16,000. Apr 28, 5 yrs, 6%. Apr 29, 1911. 11:3056.

Field Realty Co to TITLE GUARANTEE & TRUST CO. Ryer av. w. s. 425 s. Irving st, 2 lots, each 50x100, except part for Grand Blvd & Concourse. Two mts, each \$23,000. May 3, 1911, due, &c., as per bond. 11:3165.

Same to same. Same property. Certificate as to two mts for \$23,000 each. May 3, 1911. 11:3165.

Faiella, Jos to American Mortgage Co., 31 Nassau st. Hoffman st, w. s., 308.8 n. 184th st, 37.6x94.11x37.6x90.5. Apr 29, 5 yrs. 5%. May 4, 1911. 11:3054.

Same & Nelson H Herzog with same. Same property. Certificate as to above mort. May 4, 1911. 11:3054.

*Gorman, Geo E & August Schilling to Madeline Lindner, 1180 Jackson av. Benedict av., s., 111.8 e. Storrow st., 25x100. Bldg loan. Apr 27, 3 yrs, 5½%. Apr 28, 1911.

5,000

Galiani, Giosue to TITLE GUARANTEE & TRUST CO., 176 Bway. 178th st, No. 711, n. s., 100 e. Crotona av., 21.7x95x22.2x95. Apr 28, due, &c., as per bond. May 1. 1911. 11:3092.

*Giliberty, Angela to Maria B Moran, 487 Lex av. 224th st, No. 769 E. (10th av.), n. s., 105 w. 4th st. or av., 30x114, Wakefield. Prior mt \$\frac{1}{2}\$.— Apr 29, installs, 6%. May 2, 1911.

Gerety, Jos L., 50 E. 129th st. to. W. Forbes Morgan, Jr., 140 w. 57th st. Webster av., w. s., 50 s. 195th st., 50x100. May 3, 1911, due, &c., as per bond. 12:3277.

Hudson, Leo A to Francis G. Lloyd, 157 E. 71st st., & ano trustees Florence S. Lee Boutillier. Plimpton av., No. 1315, w. s., 230.7 s. 170th st., 23x79.11x23.5x84.5. P. M. Apr 28, 1911, 3 yrs, 5%. 9:2522.

Hermansen, Anton & Hans to DOLLAR SAVINGS BANK, 2808. 3d av. 152d st., s., 270.3 e. Morris av., 50x116.10x50x116.11.

9:2522.

Hermansen, Anton & Hans to DOLLAR SAVINGS BANK, 2808 3d av. 152d st, s s, 270.3 e Morris av, 50x116.10x50x116.11. May 1, 1911, due June 1, 1914, 5%. 9:2411. 32.000 Same & Laura Hermansen with same. Same property. Subordination agreement. Apr 28. May 1, 1911. 9:2411. nom Huether, Geo E to Jas J Donovan, 2595 Bainbridge av. Crotona av, n e cor 187th st, 200x100. P M. Prior mt \$13,000. Apr 29, 3 yrs, 6%. May 1, 1911. 11:3104. 4,000 Hooks (Geo) Bldg Co, 1501 Commonwealth av to Seymour Realty Co, 25 Broad st, Tremont av, n w cor Daly av, 43.1x143x39.4x 142.11. Bldg loan. Apr 29, due Mar 1, 1912, 6%. May 1, 1911. 11:3121. 40,000

Same to same. Same property. Certificate as to above mt. Apr

142.11. Bidg loan. Apr 29, due Mar 1, 1912, 6%. May 1, 1911. 11:3121. 40,000 Same to same. Same property. Certificate as to above mt. Apr 22. May 1, 1911. 11:3121. *Huggard, Jos B to Arthur J Mace trus for Edw H Mace wi!! Malinda G Mace, 111 E Houston st. 5th av, se cor White Plains rd, being n 64 ft of lot 728 map Wakefield, 80x64. Apr 29, 3 yrs, 5½%. May 1, 1911. 8,000 Hirsch, Julia I & Rebecca K Porter, Kertscher & Co & Margt Knox, with Lawyers Mortgage Co, 59 Liberty st. Fox st. No 560, ss, 78.11 e Prospect av, 40x109. Subordination agt. Apr 26. May 2, 1911. 10:2683. *Huth, Maria, 1430 Zerega av, to Louise M Ammon, 134 W 97th st. Green lane, e s, 225 n Westchester av, 42x100x54x98, except part for Zerega av. May 1, 3 yrs, 5%. May 2, 1911. 5,000 Hurley, Edw, 507 W 175th st to Emma G Badgeley at East Orange, N J. Davidson av, No 2300, n e cor Evelyn pl, 100x46. Bldg loan. Prior mt \$12,159.84. May 2, 1 yr, 6%. May 3, 1911. 11:3197. Same to same. Same property. P M. Prior mt \$6,500 May 2

German and American HAMBURG - GERMANY ALSEN ON HUDSON RIVER, N.Y.

THIS BRAND

May 6, 1911.

Johnson, Geo F of Hanover, N J to Jesse W Ehrich, 393 West End av. Stebbins av, n e cor Westchester av, 199.4x30x178.1x36.9. P M. Prior mt \$8,000. May 1, 1911, 1 yr, 6%. 10:2698. 4,000 *Jones, Edwin C to Dina Conrad, 917 Olmstead av. 8th st, n s, 150 e Av D, 25x108, Unionport. May 2, 3 yrs, 5%. May 3, 1911.

Mortgages

*Jones, Edwin C to Dina Conrad, 917 Olmstead av. 8th st, n s, 150 e Av D, 25x108, Unionport. May 2, 3 yrs, 5%. May 3, 1911. 3,500

*Jacobsen, Jacob M & Harald Olsen to Eliz K Dooling, 179 E 80th st. Gifford av, s s 303.10 e Balcom av, 25x100. Apr 28, 3 yrs, 5½%. Apr 29, 1911. 3,750 Killian, Dennis J to Patk Ryan at Brewsters, N Y. Jesup av, e s, 1184.9 s Featherbed lane, 75x110. Feb 23, due Dec 10, 1912. 6%. Apr 29, 1911. 11:2872. 10,000 Klinkel, Rosa C to TITLE GUARANTEE & TRUST CO. Mapes av, s w cor 180th st. 88x22.2. Apr 28, due, &c, as per bond. Apr 29, 1911. 11:3109. 8,500

*Klein, Frances wife of & Wm Klein, 2565 Sedgwick av to Robt Morrison, 435 E 139th st. Eastern Boulevard, w s, 175 s Tremont rd. 50x200 to Gainsborg av. Apr 27, 3 yrs, 6%. 2,000 Kraus, Philippina to Cath Marvin at Jersey City, N J. Tiffany st, No 1133, w s, 212.11 n 167th st, 25x125. P M. May 1, 3 yrs, 5%. May 2, 1911. 10:2706. Khouri, Assad G at Patchogue, L I to Jas W McElhinney at Wayne, N J. Aqueduct av E,n e cor 182d st, 101.4x97.4x100x114.4; lots 22 & 23, map No 1105, Bruner est; lots 28 & 29, same map; lots 80, 81 & 82, same map; lots 137, 138, same map. Bldg loan. Oct 21, 1910, due Nov 1, 1911, 6%. May 3, 1911. 11:-3208; 12:3328. 2,500

Krabo, Marie wife August, & Johanna R wife Gustave Ernst with David E Featen 42 W 12th st. Bryant av s 35 2 c 181ct st.

lots 22 & 23, map No 1105, Bruner est; lots 28 & 29, same map; lots 80, 81 & 82, same map; lots 137, 138, same map. Bldg loan. Oct 21, 1910, due Nov 1, 1911, 6%. May 3, 1911. 11: 3208; 12:3328.

Krabo, Marie wife August, & Johanna R wife Gustave Ernst with Daniel F Easton, 42 W 12th st. Bryant av, e s, 35.2 s 181st st, 38x109.10x38.5x104.9. Extension of \$26,500 mt until May 1, 1916, at 5½%. May 1. May 4, 1911. 11:3138. nom Same with Peter Z Easton, 42 W 12th st. Bryant av, e s. 73.2 s 181st st, 38x115x38.11x109.10. Extension of \$26,500 mt until May 1, 1916, at 5½%. May 1. May 4, 1911. 11:3138. nom Lowe, Wm, 750 Manida st, to Bertha Levy, 830 E 163d st & ano. Boston read, Nos 2145 & 2147, n w cor 181st st, 124x100x130x 100. P M. Prior mt \$45,000. Apr 27. Apr 28, 1911, due, &c, as per bond. 11:3138.

Leonhardt, Anna H extrx C L Gustav Leonhardt to Margareth Braun, 1224 Cambrelling av. Anthony av, w s, 100.3 n Burnside av, 25x100. Declaration that \$2,000 is due on mt. Apr 25. Apr 28, 1911. 11:3163; 11:3156; 3161.

Lawyers Mort Co with Kathryn Finnin. 141st st, No 437 E. Extension of \$4,000 mt until Feb 15, 1916 at 5½%. Mar 27. Apr 29, 1911. 9:2286.

Lawyers Mort Co with Jno R Jenkins. Leggett av, No 912. Extension of \$3,500 mt until Apr 21, 1916 at 5%. Apr 27. Apr 29, 1911. 10:2686.

Lawyers Mort Co with Jno R Jenkins. Leggett av, No 912. Extension of \$3,500 mt until Apr 21, 1916 at 5%. Apr 27. Apr 29, 1911. 10:2686.

Lawyers Mort Co with School, 478 Mott av. 176th st, No 795, n s, 340.4 e Prospect av, 25x141.11x25x141.4. Apr 29, 3 yrs. 5%. May 1, 1911. 11:2954.

Exception of \$2,500. May 2, 1911, 3 yrs, 5½%. 10:2647. 58,000 same to same. Same property. Two certificates as to above mts. Apr 28. May 2, 1911. 10:2647.

Same to Jacob R Schiff, 18 E 120th st. Forest av, w s, 100 s 161st st, 72.7x100. Prior mt \$—. May 2, 1911, demand, 6%. 10:-2647.

Same to same. Same property. Certificate as to above mt. May 2, 1911 10:2647.

Same to Jacob R Schiff, 18 E 120th st. Forest av, w s, 100 s 161st st, 72.7x100. Prior mt \$—. May 2, 1911, demand, 6%. 10: 2647.

Same to same. Same property. Certificate as to above mt. May 2, 1911 10:2647.

Lifflader, Max to Manhattan Mortgage Co, 200 Bway. 169th st, No 489, n s, 80 e Washington av, runs n 48 x e 30.9 x s 24 x s 24 to st & w 32 to beg. P M. Prior mt, \$—. May 2, due, &c. as per bond. May 3, 1911. 11:2910.

Same to Max Cohen, 1185 Fulton av. Same property. P M. Prior mt \$7,500. May 2, 5 yrs, 6%. May 3, 1911. 11:2910. 5,000 *Lauricella, Matilde to DOLLAR SAVINGS BANK, 2808 3d av. 233d st, s s, 102.8 e 4th av, 75x100. May 1, due June 1, 1914. 5%. May 1, 1911.

Lewis Realty & Const Co, 33 W 114th st & Isaac Lowenfeld, 106 E 64th st, with Chas Schimmer, 510 W 144th st. Forest av, No 859. Subordination agt. Apr 28. May 3, 1911. 10:2647. nom Lautz, Henry with Salome Bauer, 1249 Brook av. Stebbins av, w s, 129.1 s Chisholm st, 25x81.9x25x81.9 Subordination agt. Apr 24. May 3, 1911. 11:2970.

Levy, Louis E to TITLE GUARANTEE & TRUST CO. 3d av, No 1423 & 1425, w s, 204.9 n 175th st, 50x101.10x50x100.7. May 3, 1911, due, &c, as per bond. 11:2923.

Lauria, Pasquale to DOLLAR SAVINGS BANK, 2808 3d av. Hughes av, w s, 131.11 s 180th st, 37.7x165.10x38x171.4. May 4, 1911, due June 1, 1914, 5%. 11:3069.

LAWYERS TITLE INS & TRUST CO with Colebrooke Co. Mt Hope pl, n s, 250.1 e Jerome av. Mt Hope pl, n s, 250.1 e Jerome av. 25x125. Extension of \$7.000 mt until Apr 27, 1916, 5½%. Apr 21. May 4, 1911. 11:2852.

*Morrison, Jessie R wife of & Edw O to Eliz K Dooling, 179 E 80th st. Seddon st, n w cor Fuller st, 29.6x103.11x29.2x100. Apr 28, 1911, 3 yrs, 5½%.

Manhattan Mortgage Co with Mary F Mulcahy, 440 E 169th st. Park av, s e cor 169th st, 97.10x49.1. Extension of \$40.000 mt until May 1, 1916, at 5%. Apr 28, 1911. 9:2390. nom McCreery, Hugh to Katie Delaney, 3210 Clarendon av, Flatbush, N Y. Simpson st, e s, 247.11 n Home st, 25x100. Apr 28, due, &c, as per bond. Apr 29, 1911. 11:2975.

McCaffrey, Alice to Reb

Same to same. West st, n w cor Honeywell av, 87.11x62.9x78.10x 63.4. P M. Apr 19, due, &c, as per bond May 2, 1911. nelli, Louis to Eliz K Dooling, 179 E 80th st, 229th st, n e 5th av, 50x114, Wakefield. May 1, 3 yrs, 5½%. May *Marinelli,

1911.

4,000

Manassa, Lena to Tillie Wolfe, 417 Wendover av. Spofford av, s s, 25 w Coster st, 25x100. Prior mt \$1,000. May 1, 3 yrs, 5%. May 3, 1911. 10:2764.

*McCool, Patk, 872 E 233d st to August Stegmuller, 545. W 36th st, 233d st, s s, at n w s Kingsbridge rd, runs w 92.4 x s 89.6 to Kingsbridge rd x n e 128.11 to beg. Prior mt \$1,500. May 2, due, &c, as per bond. May 3, 1911.

Mainster, Sarah with Berney Realty Co. Robbins av, s e cor 139th st, runs e 205.2 to n w s Southern Blvd x s w 231 to n s 138th st x w 64.2 to e s Robbins av x n 201.7 to beg. Extens of \$35,000 mt until May 2, 1914, at $5\frac{1}{2}\%$. Apr 25. May 2, 1911. 10:2569.

of \$35,000 mt until May 2, 1914, at \$342\%. Apr 25. May 2, 1911.

10:2569.

*Marcus (J) Woodworking Co to Chas D Barry, Montclair, N J, et al. 1st av, w s, 300 s 1st st, runs w 348 to Bronx River x s 608 to 1st av x n 318 to beg. Prior mt \$25,000. Apr 25, 1 yr, 6\%. May 3, 1911.

*Marquardt, Ida L, 2449 Maclay av to Frans Richter, 132 State st, Albany, N Y. Bronx Park E, e s, 175 s Mace av, 25x126.11x25x 126.2. May 1, due, &c, as per bond. May 1, 1911.

*North Bronx Realty Co, 682 Gun Hill rd to T Emory Clocke, 520 W 183d st. Bronx terrace, e s, 168 n 224th st, 56x105, Wakefield. Apr 29, due, &c, as per bond. May 1, 1911.

Noonan & Price Co with Antoinette Schedler, 1078 Mad av. Franklin av, n e cor 170th st, 28.4x100x14.2x101. Subordination of two judgments aggregating \$757.60 to mort. May 2. May 4, 1911. 11:2936.

Osterkorn, Eliza & Alois to Yonkers Security Co at Yonkers, N Y.

two judgments aggregating \$191.00 to mort. May 2. May 4, 1911. 11:2936.

Osterkorn, Eliza & Alois to Yonkers Security Co at Yonkers, N Y. 163d st, n s, 115 s e Courtland av, 32x105.7x21x105. Jan 25, 1 yr, —%. Apr 18, 1911. 9:2409. Corrects error in issue of Apr 18, when block & section were omitted. 624

182d St Realty Co, 2289 5th av, to Elbert A Bennett, 595 E 18th st, Bklyn, N Y. Tiffany st, Nos 1031 to 1039, w s, 118.3 n 165th st, 8x100. P M. Prior mt \$3,000. May 1, due, &c, as per bond. May 2, 1911. 10:2716. 12,500

O'Hare, Wm J to Cornelia Hoyt, 381 E 136th st. 185th st, No 452, s s, 133.4 e Park av, 16.8x100. May 1, 3 yrs, 5%. May 2, 1911. 11:3039. 3,000

176th st & Anthony Av Impt Co to Kramer Contr Co, 35 Nassau st. Anthony av, No 1836, e s, 52 n 176th st, runs e 76.7 to n s 176th st x e 10.2 x n 27.3 x w 85 to av x — 33 to beg. Prior mt \$18,250. Apr 28, due, &c, as per bond. May 3, 1911. 11:2803. 5,000

Same to same. Same property. Certificate as to above mt. Apr

2803. 5,00
Same to same. Same property. Certificate as to above mt. Apr
24. May 3, 1911. 11:2803.
Oesting, Wm C, with Louis A Hoffmann, 1327 Prospect av. Prospect av. w s, 71.5 n 168th st, 40x100. Extens of \$30,000 mt
until June 15, 1915, at 5%. Apr 27. May 2, 1911. 10:2682. nor
176th St & Anthony Avenue Impt Co to Kramer Contracting Co,
35 Nassau st. Anthony av, e s, 118 n 176th st, 33x85. Prior
mt \$17,500. Apr 28, due, &c, as per bond. May 4, 1911. 11:2803. 5,00

mt \$17,500. Apr 28, due, &c, as per bond. May 4, 1911. 11:-2803.

Same to same. Same property. Certificate as to above mort. Apr 24. May 4, 1911. 11:2803.

Piser, Susie E, 762 Union av, to Wm R Rose, 309 W 81st st. 3d av, No 3351, w s, abt 115 n 165th st, 25x62.10x25x60.1. Prior mt \$5,000. Apr 28, 1911, 1 yr, 6%. 9:2370. 5,000

Phelan Bros Constn Co to Agnes Viggers, 1983 Grand av. College av, No 1271, w s, 360 S 169th st, 20x85. Prior mt \$5,000. Apr 28, due, &c, as per bond. Apr 29, 1911. 9:2439. 1,300

Same to same. Same property. Certificate as to above mt. Apr 28. Apr 29, 1911. 9:2439.

Podsenick, Chas to Abraham Siegel Realty Co, 102 Bleecker st. Westchester av, n s, 306.2 e Tinton av, runs w 81 x n 25 x e 25 x n 25 x e 101.5 to av, x s w 67.7 to beg. P M. May 1, 1911, due Apr 20, 1913, 5%. 10:2655. 15,000

Piser, Suisie E, widow, 762 Union av to Anna M Jeroloman, 57 W 75th st. 149th st, n s, 170.3 e Morris av, 24.9x80. Apr 29, 3 yrs, 5%. May 3, 1911. 9:2331. 9,500

Pirk, Amalia, 114 E 198th st to Otto Nauss, 2045 Valentine av. Creston av, e s, 120.2 s 198th st, 25x95. Prior mt \$6,000. Apr 17, due due Feb 25, 1913, 6%. May 3, 1911. 12:3315. 1,300

Pearlman, Jennie, 1460 Washington av to Jos & Katie Reichwein, 1525 Minford pl. Minford pl, w s, 34 n 172d st, 33x67. P M. Prior mt \$18,000. May 1, installs, 6%. May 4, 1911. 11:-2977. 800

Pierce, Franklin with Maria Krabo, 2122 Bryant av, & Johanna R P 11:-800

2977. 800

Pierce, Franklin with Maria Krabo, 2122 Bryant av, & Johanna R Ernest, 1056 Grand av. Bryant av, s e cor 181st st, 35.2x104.9 x35.7x100. Extension of \$31,000 mt until May 3, 1916, 5½%. May 4, 1911. 11:3128. nom Quinn, Thomas J to Saml E Jacobs, 27 W 85th st. 149th st, n s, 150 e Courtlandt av, 50x100, except part for st. May 4, 1911. 1 yr, 6%. 9:2328. 30,000

*Reiling, Paul to Gabriel J Barth, 147 Alexander av. Plot begins 740 e White Plains road at point 970 n along same from Morris Park av, runs e 100 x n 25 x w 100 x s 25 to beg, with right of way over strip to Morris Park av. Apr 27, due, &c, as per bond. Apr 28, 1911. 4,000

Roff Thos H. of Morganville N J. to Salome Bauer, 1249 Brook

H, of Morganville, N J, to Salome Bauer, 1249 Brook bins av, w s, 129.1 s Chisholm st. 25x81.9. Apr 26, 5 Apr 28, 1911. 11:2970. 2,500 Roff, Thos Stebbins av

av. Steodins av. w s, 125.1 s Chisholm St, 255.1 s, 255.1 s, 97.8 s, 6%. Apr 28, 1911. 11:2970. 2,50 Razzano, Vincenzo & Pasquale Curzio to Louis M Ebling, 760 St Anns av. So Boulevard n w cor 142d st, 30.10x96.1x72.11x S1.10. Bldg loan. Apr 28, 1 yr, 6%. May 1, 1911. 10:2575. 28.000

*Rabenau, Philip to Andrew J Snyder, 1715 Mathews av & ano. Rose st, w s, 125 n Van Nest av, 25x100. P M. Apr 29, due, &c, as per bond. May 1, 1911. 3,400
*Romeo, Lina to TITLE GUARANTEE & TRUST CO. 226th st, Nos 750 & 752 E, s w s, 50x114. May 2, due, &c, as per bond. May 3, 1911. 7,500

*Romeo, Lina Nos 750 & 75 May 3, 1911.

Robinson, Mary E to Chas H Uhlig, Jr, 147 St Marks av, Bklyn, N Y. Belmont st, n w cor Inwood av, runs n 126.8 x n w 168.6 to e s Featherbed lane x s 143.2 to Macombs Dam rd x s e 49.6 to st x e 230.6 to beg. Prior mt \$14,000. Apr 29, 1 yr, 6%. to st x e 230.6 to beg. May 3, 1911. 11:2865.

Sealy Holding Co, 68 William st, to Board of Foreign Missions of the Reformed Church in America, 25 E 22d st. Minford pl, w s, 277.3 s 172d st, 25.9x100. Apr 27, 3 yrs, 5%. Apr 28, 1911. 11:2977.

Same to same. Same property. Certificate as to above mort. Apr 27. Apr 28, 1911. 11:2977.

Same and Michl H Marks with same. Same property. Subordination agreement. Apr 27. Aur 28, 1911. 11:2977. nor Same and Geo E Sealy with same. Same property. Subordination agreement. Apr 27. Apr 28, 1911. 11:2977. nor

PORTLANI CEMENT

STREET, NEW YORK BROAD

Mortgages

Smith, Hattie A to EAST RIVER SAVINGS INST, 280 Bway. Clay av, w s, 350 n 165th st, 25x100. Apr 24, 5 yrs, 5%. Apr 28, 1911. 9:2428. 7,500

Same and Ernest Wenigmann with same. Same property. Subordination agreement. Apr 21. Apr 28, 1911. 9:2428. nom

Streifler (Jacob) Co to Manhattan Mort Co, 200 Bway. Intervale av, w s, 428.11 s Home st, 25x123.9. Prior mt \$—. Apr 28, 1911. due, &c, as per bond. 10:2692.

Same to same. Same property. Certificate as to above mort. Apr 28, 1911. 10:2692.

*Stumpf, Chris W, 3109 Park av, to Wm C Arnold, 30 Bard av, Richmond, N Y. St Lawrence av (172d st), e s, 331.8 s 172d st, 25x100. Apr 27, 3 yrs, 5½%. Apr 28, 1911. 3,500

*Schneider, Henry, 1275 Pugsley av, to Wilhelmina Wuensch, 329 E 153d st. Pugsley av, w s, 98.7 s Westchester av, 47.2x105.1x 47.2x103.4. Apr 24. Apr 28, 1911, 5 yrs, 4½%. 3,500

Schaefer (Chas Jr) Co to Concourse Impt Co, 1340 Brook av. Mapes av, s w cor 179th st, 75x100. Bldg loan. Apr 28, 1 yr, 6%. Apr 29, 1911. 11:3106. 55,000

Same to same. Same property. Certificate as to above mt. Apr 28. Apr 29, 1911. 11:3106.

Salvesen, Rasin, 754 E 161st st, to Victor Gerhards, 1418 Clinton av. Manida st, No 725a, e s, 191.8 s Spofford av, 15x67.11 to w s old Hunts Point road x15.2x65.9. P M. Prior mt \$3.000. Apr 29, due, &c, as per bond. May 1, 1911. 10:2768. 2,000

Schwartz, Ray, 719 Cauldwell av to Dora Gottfried, 708 Tinton

2,000

Schwartz, Ray, 719 Cauldwell av to Dora Gottfried, 708 Tinton
av. Cauldwell av, No 719, w s, 175 s 156th st, 18.9x115. Apr
25, 5 yrs, 6%. May 1, 1911. 10:2624. 1,400

*Spliedt, Fredk J to Yette Reiss, 811 E 155th st. Westchester
av, s w cor Greene av, 25x100. Apr 29, 3 yrs, 5½%. May 1,
1911. 6,000

Stabl. Leoch Jr. to Mary Patterson, 57 E Kingsbridge rd, 160th

av, s w cor Greene av, 25x100. Apr 29, 3 yrs, 5½%. May 1, 1911. 6,000
Stahl, Jacob Jr to Mary Patterson, 57 E Kingsbridge rd. 169th st, s s, 181 e Fulton av, 77.6x104x41.8x101.6. May 1, 3 yrs, 5½%. May 2, 1911. 10:2612. 20,000
Schaefer, Caroline F to Sophie Pfeiffer, 1238 Brook av. Brook av, No 1238, e s, 131.11 n 168th st, 17.8x95. P M. Prior mt \$4,950. May 1, 3 yrs, 6%. May 2, 1911. 9:2395. 1,350
Shone, Jas, 809 Elton av to Helena N Dryfoos, 109 E 70th st. Elton av, w s, 50 n 158th st, 25x100. May 1, 3 yrs, 5%. May 2, 1911. 9:2380. *4,000
*Steinberg, Wm & Isaac Rawitzer to Claribel Schutte, 520 W 183d st. Robin av, e s, 300 s Madison av, 25x100; Broadway, e s, 150 s Tremont av, 25x100; Broadway, e s, 129 n Middletown rd, 26x121.9x25x114.5; Tremont rd, n s, 50 w Robin av, 25x100. May 1, due, &c, as per bond. May 2, 1911. 2,000
Sorgenfrei, Emil N & Wm J Peters to Julius Ewoldt, 212 3d av, & ano. Southern Blvd, w s, 184.3 s 180th st, 66x149.5x66x 149.7. Apr 27, 3 yrs, 5½%. May 2, 1911. 11:3108. 5,000
Solotoroff, Henela to Isaac Brown, 1356 Teller av. Anthony av, No 1682, e s, 135.9 n 173d st, 16.8x74.3 to Carter av x 16.8x 72.6. P M. Prior mt \$—... May 2, 1 yr, without interest. May 3, 1911 11:2889. 800
Security Holding Co, 15 W 119th st to Martin Simons, 216 W 100th st Mohegan av, s w cor 180th st, 73x70. May 2, 5 yrs, 5%. May 3, 1911. 11:3118. 50,000
Stevens, Richd V, Otto Greenberger & Arthur C Hearle with Margt A Howard, 146 Central Park West. Caldwell av, w s, 148.3 n 158th st, 49x130. Subordination agt. May 2. May 4, 1911. 10:2626.

10:2626.
TITLE GUARANTEE & TRUST CO to Edward Guntermann, 2789
Pond pl. Webster av, Nos 1522 & 1524. Certificate as to share ownership in mort. Apr 20. May 1, 1911. 11:2896.
Teichman, Jennie E with Mary Keenan, 362 6th av. Morton pl, n s, 98 w Harrison av, 50x100. Extension of \$5,500 mt until Apr 21, 1914, at % as per bond. Apr 19. May 2, 1911. 11:-2868.

2868.
Tuchman Bros Constn Co to Margt A Howard, 146 Central Park
West. Cauldwell av, No 815, w s, 148.3 n 158th st, 49x130. May
3, 1911, 5 yrs, 5%. 10:2626. 48,000
Same to same. Same property. Certificate as to above mt. May
3, 1911. 10:2626.
Trageser, Wm C, 328 W 87th st, with Anna Marek, 1065 Boston
rd. Trinity av, No 724, e s, 116.8 s 156th st, 16.8x89.8x16.8x
90.4. Extension of \$4,000 mt until Apr 20, 1914, at 5½%. Jan
27. May 3, 1911. 10:2635.

27. May 3, 1911. 10:2635.

Theurer, Leonhard to Ethel A Capen, 123 W 92d st. 148th st, No 455, n s, 190 w Brook av, 25x100. P M. May 2, due, &c, as per bond. May 4, 1911. 9:2293. 10,000

University Heights Realty Co to Margt E Scott, 243 W 138th st. Heath av, No 2864, e s, at prolongation of c 1 229th st, runs e 103.8 x n 22.4 x w 102.7 to av x s 20.6 to beg. May 3, 3 yrs, 5½%. May 4, 1911. 12:3256.

Same to same. Same property. Certificate as to above mort. May 3. May 4, 1911. 12:3256.

Same to Mamie Scholem, 1675 84th st, Bklyn, N Y. Same property. Prior mt \$7,500. May 3, 1 yr, 6%. May 4, 1911. 12:-3256.

erty. 3256.

326.

Same to same. Same property. Certificate as to above mort.

May 3. May 4, 1911. 12:3256.

Same to Frances L Scott, 243 W 138th st. Heath av, No 2866,
e s, 20.6 n c 1 229th st (prolonged), 20.2x101.10x20.3x102.7.

May 3, 3 yrs, 5½%. May 4, 1911. 12:3256.

Same to same. Same property.

May 3. May 4, 1911. 12:3256.

Same to Mamie Scholem, 1675 84th st, Bklyn, N Y. Same property, Prior mt \$7,500. May 3, demand, 6%. May 4, 1911. erty. P 12:3256.

erty. Prior mt \$7,500. May 3, demand, 6%. May 4, 1911. 12:3256.

Same to same. Same property. Certificate as to above mort. May 1. May 4, 1911. 12:3256.

Same to Harry Cahn, 2540 Grand av & ano. Lot 3 map No 1362 of subdivision of blk 3256. P M. Prior mt \$—. May 3, due Aug 3, 1911, 6%. May 4, 1911. 12:3256. 2,600

*Varian, Margt A, 1415 Parker st, to Daniel Coyle, 2926 Baisley av. Herschel st, e s, abt 427 s Westchester av, —x—, & being lot 18, map Cebrie Park. Apr 26, 2 yrs, 6%. Apr 29, 1911. 1.175

Vetter, Frank, 344 E 134th st to HARLEM SAVINGS BANK, 124 E 125th st. 134th st, s s, 131.6 e Alexander av, 25x100. May 1, 1911, 1 yr, 5%. 9:2296.

Vane, Robert J to Cath A Lavelle, 795 E 176th st. 176th st, No 795, n s, 340.4 e Prospect av, 25x141.4x25x141.11. P M. Prior mt \$5,000. Apr 29, 2 yrs, 6%. May 1, 1911. 11:2954. 2,000

Vetter, Frank to Klaus H Behrens, 312 E 134th st. 134th st, s s, 131.6 e Alexander av, 25x100. Prior mt \$13,000. May 1, 3 yrs, 6%. May 2, 1911. 9:2296.

Valentine Realty Co to Jacob Falter. Valentine av, s w cor 189th st, 88.5x33.4. Certificate as to mort for \$30,000. May 2. May 3, 1911. 11:3152.

Valentine Realty Co, 434 E 91st st to Jacob Falter, 945 Grant av. Valentine av, s w cor 189th st, 88.5x33.4. May 3, 1911. 11:3152.

Valentine Realty Co, 434 E 91st st to Jacob Falter, 945 Grant av. Valentine av, s w cor 189th st, 88.5x33.4. May 2, 5 yrs, 5%. May 3, 1911. 11:3152.

Valentine Realty Co, 434 E 91st st to Jacob Falter, 945 Grant av. Valentine av, s w cor 189th st, 88.5x33.4. May 2, 5 yrs, 5%. May 3, 1911. 11:3152.

Soloto Whittington, Mary E to Payne estate, a corpn, 98 Park av. 148th st, No 671, n s, 165.10 s e Bergen av, 27.10x117.7x25.4x129.1. Apr 27, 3 yrs, 5½%. Apr 28, 1911. 9:2293.

Wendover-Bronx Co to Jennie K Stiefel extrx, &c, Jacob K Stiefel at Far Rockaway, N Y. 3d av, e s, 50 s 172d st, 42x100x51.11x 100.6. Apr 27, due, &c, as per bond. Apr 28, 1911. 11:2929.

Same to same. Same property. Certificate as to above mort. Apr 27. Apr 28, 1911.

Wenigmann, Ernest & Theo Roehrs to Bernard Loth, 408 W 150th st. 181st st, n e cor Tiebout av, runs e 25 to 181st st, x n e 254.9 x w 124.3 to Tiebout av x s 255.9 to beg. Apr 28, 1911, due, &c, as per bond. 11:3143.

*Wagner, Carrie, 298 E 134th st, to Jacob Marx, 2102 Bway. 221st st, s, 405 e 4th av, 100x114. Prior mt \$2,400. Apr 28, 1 yr, 6%. May 1, 1911.

Weisenseel, Bertha K to Louise Langsdorf at Fort Lee, N J. Washington av, No 1467, w s, 268.9 s 171st st, 18.9x139.6. May 1, 1911, 3 yrs, 5%. 11:2902.

*Wellman Finance & Realty Co to Margt Elgar at White Plains, N Y. Silver st, s s, 116.2 s w rd from Westchester to Boston Post rd, runs s 100 x w 50 x s 42.11 x w 25.3 x n 139.2 to st x e 75 to beg. Apr 28, 3 yrs, 5½%. May 2, 1911.

Weyers, Arthur W A to Robt R Ellison, 330 E 139th st, 133d st,

28. May 2, 1911.

Weyers, Arthur W A to Robt R Ellison, 330 E 139th st, 133d st, No 749, n s, 179 w Willow av, 16.8x100. May 1, 3 yrs, 5%. May 2, 1911. 10:2562.

Wesley Const Co to Central Mortgage Co, 60 Wall st. 238th st, s s, 300 e Martha av, two lots, each 25x100. Two mts, each \$3,500. Apr 1, 3 yrs, 5½%. May 2, 1911. 12:3391. 7,000

Same to Andrew F Hennelly, 241 E 61st st. Same property. Two P M mts, each \$1,300, two mts, each \$3,500. May 2, 1911, installs, 5½%. 12:3391.

Welch, Lottie E D to Gustav Trenkner, 158 E 55th st. DeKalb av, e s, 207.2 n Gun Hill rd, 25x100. May 1, 3 yrs, 5½%. May 2, 1911. 12:3328.

Weiher Const Co to August Eitzen, 347 W 58th st. Adams pl.

2, 1911. 12:3528.

Weiher Const Co to August Eitzen, 347 W 58th st. Adams pl.
No 2226, e s, 165.10 n 182d st, 33.4x100. Prior mt \$21,000.
May 2, 1911, 3 yrs, 6%. 11:3071.

3,000
Same to same. Same property. Certificate as to above mt. May
1. May 2, 1911. 11:3071.

Weiher Constn Co to Payne Estate, 98 Park av. Adams pl, No
2216, e s, 49.1 n 182d st, 50x80. May 2, 4 yrs, 5%. May 3,
1911. 11:3071.

26,000

2210, e s, 49.1 n 182d st, 50x80. May 2, 4 yrs, 5%. May 3, 1911. 11:3071. Same to same. Same property. Certificate as to above mt. Mar 29. May 3, 1911. 11:3071. Same to Diedrich Hillmann, 354 E 17th st. Same property. Prior mt \$26,000. May 2, 2 yrs, 6%. May 3, 1911. 11;3071. 5,000 Weiher Construction Co to Diedrich Hillmann. Adams pl. e s, 49.1 n 182d st, 50x80. Certificate as to mort for \$5,000. May 1. May 4, 1911. 11:3071. ——Wiedhopf Constn Co to Antoinette Schedler, 1078 Mad av. Franklin av, n e cor 170th st, 28.3x99.11x14.2x101. Prior mt \$—. May 1, due July 1, 1913, 6%. May 4, 1911. 11:2936. 9,000 Same to same. Same property. Certificate as to above mort. May 2. May 4, 1911. 11:2936. **Youngs, Fannie H with Francois Rigo. Bronx Park av. No 341, w s, — s 177th st, —x—. Extension of mort for \$5,000 to Apr 24, 1915, at 5%. Apr 26. May 4, 1911. nom 2illi, Jos to TITLE GUARANTEE & TRUST CO. 261st st. s s, 37.4 e Spencer av, 25x100. May 3, 1911, due, &c, as per bond. 13.3423. 5.500 Zumbuehl, Chas H, 127 E 236th st, to Emil B Zumbuehl, 687 Court-

13,3423. 5.500
Zumbuehl, Chas H, 127 E 236th st, to Emil B Zumbuehl, 687 Courtlandt av. Prospect av, No 2446, e s, 460 n 187th st, 20x95. Prior
mt \$6,000. Apr 27, due, &c, as per bond. Apr 28, 1911. 11:
3115. 1,000

3115.

Zock, Theresa L with Henry Puppel, 2247 Hughes av. Hughes av, w s. 300 s 183d st, 31.6x120. Extension of \$10,000 mt until Apr 1, 1914, at 5%. Mar 28. Apr 28, 1911. 11:3071.

JUDGMENTS IN FORECLOSURE. SUITS.

April 27.

143d st, Nos 130 & 132 West. Pincus Lowenfeld et al agt Clinton L Jones et al; Arnstein, Levy & Pfeiffer, att'ys; Wm Klein, ref. (Amt due, \$13,371.88.)

West End av, No 677. Sophie M La Trave agt August J de Kanstein; Olcott, Gruber, Bonynge & McManus, att'ys, William Klapp, ref. (Amt due, \$18,500.00.)

April 28.

April 28.

143d st, Nos 126 & 128 West. Pincus Lowenfeld et al agt Clinton L Jones et al; Arnstein, Levy & Pfeiffer, att'ys; William Klein, ref. (Amt due, \$13,371.88.)

Elsmere pl, s s, 300 w Marmion av, 100x100.

Theodore Drourr et al agt Home Street Realty Co et al; Morris I Price, att'y; Edw S Kaufman, ref. (Amt due, \$10,641.21.)

109th st, No 337 East. Francesca Stropoli et al agt Louis Leiman; Jno L Bernstein, att'y; Arthur M Levy, ref. (Amt due, \$9,522.)

April 29.

148th st, No 806 East. Brener Realty Co agt Julius Weil; Monfriend & Feinberg, attys; Louis J Vorharus, ref. (Amt due, \$4,-Louis 648.50.)

1st av, s e cor 93d st, -x-. Wm F Clare et al agt Dennis M Breslin; Jas L Clare, att'y; James B Butler, ref. (Amt due, \$31,041.59.) 9th st, n s, 316.8 e 1st av, 16.8x85.
9th st, n s, 300 e 1st av, 16.8x85.
Margaret Knox agt Lena Regelmann La Velle

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 on the walls and ceil-the wall and ceil-the walls and ceil-the walls and ceil-the walls and ceil-the wall and ceil-the walls and ceil-the wall and ceil-the wal

J. B. KING & CO., 17 State Street, N. Y.

et al; Arthur Knox, att'y; Julius J Frank, ref. (Amt due, \$596.50.)

May 1

138th st, Nos 680 to 702 East. 137th st, Nos 681 to 705 East. Knickerbocker Trust Co agt Llewellyn Realty Co; Davies, Auerbach, Cornell & Barry, att'y; Henry Necarsulmer, ref. (Amt due, \$250,

May 2

May 2.

Washington av, s e cor 173d st, 100x100.

Washington av, e s, 100 s 173d st, 50x109.11.

Etta Bernstein agt Dacorn Realty Co; Jos C
Levi, att'y; Montague Lessler, ref. (Amt due, \$67,714.32.)

Cauldwell av, e s, 90 n 156th st, 78.7x100. Etta
Bernstein agt Cauldwell Avenue Co et al;
Jos C Levi, att'y; Robt C Ten Eyck, ref.

(Amt due, \$15,593.50.)

(Amt due, \$15,593.50.)

May 3.

Boone st, e s, 187.7 s 172d st, through the block to West Farms rd, —x143.9x41.1x irreg. Saml Keeler agt Benj Viau; Saml Keeler, att'y; Geo F Roesch, ref. (Amt due, \$4,830.79.)

Washington av, e s, 75 s Lots 56 & 57, map of Village of Morrisania, 119.11x116.9. Etta Bernstein agt Jno I Davis et al; Jos C Levi, att'y; Montague Lessler, ref. (Amt due, \$25,690.00.)

att'y; Montague Lessler, ref. (Amt due, \$25,-620,00.) 156th st, n e cor German pl, 78.11x120. Same agt Dacorn Realty Co; Jos C Levi, att'y; Montague Lessler, ref. (Amt due, \$26,672.)

LIS PENDENS.

April 29.

April 29.

45th st, s s, 310 e 8th av, 20x100.5. Louis
Wertheimer agt Fansher H Underhill et al;
action to declare lien; att'y, J W Smith.
2d av, n e cor 29th st, 44x57.7. People, &c,
agt Edw T Engel; notice of levy; att'y, C S
Whitman.

May 1.

No Lis Pendens filed this day.

No Lis Pendens filed this day.

May 2.

127th st, n s, 100 w 5th av, 40x99.11. Jos
F Webber agt Geo M Archer; notice of attachment; att'y, E Herrmann.
138th st, No 614 West. Edw F Rush agt Maud
Rush; specific performance; att'y, R C Birkhahn.
2d av, w s, lot 45, map of Olinville, Bronx.
Bronxwood av, w s, lot 191, map of Olinville,
Bronx.

Bronxwood av, w s, lot 191, map of Ohnville, Bronx.
Jas McDermott agt Margarete B Raub et al; partition; att'ys, Gillespie & O'Connor.
Bradhurst av, Nos 192-202. Robt Griffin Co agt Sun Construction Co et al; action to foreclose mechanics lien; att'y, M H Ellison.
43d st, No 247 East. Wm F Marshall agt Agnes D Southern, indiv and admrx et al; partition; att'ys, Sayers, Scannell & Sayers.
Terrace av, n s, 389.10 w Kingsbridge av, 20x70x irreg. Mary Silsbee agt Sarah L Silsbee indiv, extrx, &c, et al; action to set aside will, &c; att'ys, Davis & Mayer.

May 3.

att'ys, Davis & Mayer.

May 3.

127th st, n s, 192.8 w Bway, 100x150. City of New York agt Israel Lippman; notice of levy; att'y, A R Watson.

109th st, No 232 East. People of the State of N Y agt Giovanni Bastino et al; notice of levy; att'y, C S Whitman.

9th av, Nos 664 & 666. Elizabeth A Rose agt Jno Stube et al; action to foreclose vendee's lien; att'y, J C Brady.

30th st, s s, lot 953, map of Rose Hill Farm, 1-10 part,

part,
30th st, s s, lot 954, map of Rose Hill Farm,
1-10 part,
American Bridge Co of N Y agt Helene B
Kranich et al; action to set aside conveyance;
att'ys, Wilmer, Canfield & Stone.

May 4.

May 4,

Bronx River rd, e s, 90.1 n Opdyke av, lots 140 & 145, map of Woodlawn Heights. Peter Sheridan agt Mary A Smith et al; partition; att'y, W A Keating.

109th st, Nos 62 to 66 East, and Ryer av, e s. 84.10 s 180th st, 24.5x101. Wm J Phelan agt Patrick Kayes et al; partition; att'y, D J Early.

153d st, s w cor Bway, 150x99.11. Empire City Gerard Co agt Morris Levin et al; action to foreclose mechanic's lien; att'ys, Weschler & Rothschild.

May 5

Liebeg av, w s, 200 n 259th st, 25x100. Jas J Clark et al agt Elizabeth M Nichols; action to declare deed void; att'y, R Tracy. Stanton st, n w cor Suffolk st, 66x73.6. Highbridge rd, s s, 125 w Valentine av, 125x 249.6x irreg. Creston av, w s, lot 159, map of Prospect Hill Estate, 50x130.6.

Estate, 30x130.6.

Webster av, w s, lots 15 to 19, map of property of Wm E M Zborowski, Bronx.

Susan W Patterson agt Georgette G Patterson et al; partition; att'ys, R & E J O'Gorman.

FORECLOSURE SUITS.

April 29.

April 29.

13th st, Nos 224 to 228 East. Three actions. Manuel Oppenheim et al agt Jos Berkowitz et al; att'ys, Freyer, Hyman & Jarmulowsky.

Lots 352, 414, 415, 416, 419, 420 & 421, map of 473 lots. Haight Estate, Bronx. Geo Rueckel agt Nettie J Jones et al; att'y, E A Hartman.

110th st, No 8 East. Milton M Silverman et al agt Jos Fuchs et al; amended; att'ys, Cahn & Nordlinger.

North ½ of lot 107a and all of lots 107b & 129 map No 2 of Olinville. Cosmopolitan Bank agt Irvine Realty Co et al; att'y, J Kearney. May

Madison av, n e cor 92d st, 108x62.2. Union Dime Savings Bank agt August W Brockmeyer et al; att'ys, Woodford, Boyee & Butcher. Webster av, e s, 40.10 n 179th st, 59.2x100x irreg. Louis Laitman et al agt Caryl A Montgomery et al; att'ys, Fischer & Rosenbaum.

baum.

197th st, — s, 58.9 e Grand Boulevard & Concourse, 50x90. Warren B Sammis agt Rock to Bottle Spring Water Co; att'y, W E Sammis.

to Bottle Spring Water Co; att'y, W E Sammis.

Robbins av, s e s, 41.10 s w 152d st, 50x104. Louis Jakobus agt Froma Realty Co et al; att'y, W Klein.

Washington av, w s, 295.10 n 178th st, 53.10x 145.9. Superior Corporation agt Jas Frank et al; att'y, M Steiner.

May 2.

177th st, s s, 25 e Bronx Park av, 25x100. Isidor Marcus et al agt City & County Contract Co et al; att'y, J Gans.

Trinity av, Nos 992 & 994. Jonas Weil et al agt Martha E Hinchman et al; att'y, I Heller. 102d st, n s, 40 w Lex av, 37.6x100.11. Verplanck Estate agt C N & S A Construction Co et al; att'y, L Atterbury.

115th st, No 19 East. Edw Goldschmidt agt Jos Liebling et al; att'y, D F Toumey.

May 3.

117th st, n s, 110 w 2d av, 25x100.11. Isidore

May 3.

117th st, n s, 110 w 2d av, 25x100.11. Isidore Jackson agt Louisa C Reynolds et al; amended; att'y, A Stern.

13th st, No 536 East. Nathan Kohn agt Isaac Feinberg et al; att'ys, Fischer & Rosenbaum.

May 4.

Vyso av vys 5 1714 n Herne et 20x100 David

May 4.

Vyse av, w s, 171.4 n Home st, 20x100. David Webster agt Cheney Realty Corporation et al; att'y, W S Newhouse.

Ludlow st, No 67. Jos Simerman agt Abraham Scheinberg et al; att'y, H R Elias.

Bay av, n e cor North st, 30x100, Bronx. Jas H Grace agt Mary L Roeder; att'y, P J Britt. 121st st, No 226 West. Julius Lobenstein agt Nevelson-Goldberg Realty Co et al; att'ys, Mandelbaum Bros.

Brook av, n e cor 170th st, 45.7x100x irreg. Elizabeth K Dooling agt Brook Avenue Construction Co et al; att'ys, Knox & Dooling. 188th st, s s, 32 w Bathgate av, 20x89.4. Broadway Trust Co et al, trustees, agt Mountain Construction Co et al; att'ys, Bamberger & Lowenthal.

May 5.

May 5.

Madison av, n e cor 92d st, 100.8x62.2. Union Dime Savings Bank agt August W Brockmeyer et al; amended; att'ys, Woodford, Bovee & Butcher.

188th st, s s, 92 w Bathgate av, 20x95x irreg. Ella H Holgate agt Mountain Construction Co et al; att'y, M J H Ferris.

172d st, s s, 50 w Boone st, 25x100. Sarah A Gardiner agt Benj Viau et al; att'y, A Crook.

165th st, s s, 86.6 e College av, 60x84.7. Three actions. Jno F W Knolhoff agt Mountain Construction Co et al; amended; att'y, R M Boyd, Jr.

135th st, No 561 East. Wm Hanselmann et al agt Elizabeth Fritzel et al; att'y, G H Hyde. 134th st, No 64 East. Henry H Jackson agt Sigmund Morgenstern et al; att'y, J A Kent. Riverdale av, e s, 27.1 n 261st st, 40x75. Eliza W Gibson agt Jos Tepfenhart et al; att'ys, Simpson & Simpson.

117th st, Nos 523 & 525 East. Theresa Lewy agt Emma C West et al; att'y, H S Dottenheim.

Lot 88, map of Daily Estate, Bronx. Wm J

agt Emma C West et al, all heim.
heim.
hot SS, map of Daily Estate, Bronx. Wm J
Reed agt Rosaria Lagana et al; att'y, R H
Hehn

Hahn.

Tinton av, No 877. Mary Herter agt Katie R
Schell et al; att'y, E Smith.
2d av, Nos 2237. Mary A Jeffery agt Nicola
Dursso et al; att'ys, Cary & Carroll.
2d av, No 2491. Jessie Gillender agt Max Domroe et al; att'y, C A Runk.

JUDGMENTS

In these lists of Judgments the names alphabetically arranged and which are first on each line are those of the judgment debtor. The letter (D) means judgment for deficiency. (*) means not summoned. (†) Signifies that the first name is fictitious, real name being unknown, Judgments entered during the week and satisfied before day of publication do not appear in this column but in list of Satisfied Judgments.

The Judgments filed against corporations, etc., will be found at the end of the list.

Manufacturers of King's Windsor Cement and King's Fibrous Plaster Boards	
2 Appel, Ferdinand—J H Ferdinand127.20 2 Adelberg, Abraham & Morris Berman—C	
Posner	
Co	
3 Alexander, Henri P—S A Wohlgemuth. 205.69 3 Albers, Henry F—H R Limburg. 694.30 3 Altern Lee T. W. Cherlestreen 2021, 127.70	
4 Avallone, Vincent & Jos-L S Bernheimer et al exrs	
4 Arnow, Harris C—M H Mann	
4 Asbel, Nathan—S Brinn et al	
5 Aldrich, J Ennist—Nati Cash Reg Co.161.36 5 Alexander, Henn P—S Goldberg	
Bank of City of N Y	
29 Birkett, Clarence T—the same. 21.46 29 Bretz, Peter L—the same. 27.25 29 Bryan, Marie—the same. 63.91	
29 Benjamin, Alfred N-N R Hansen et al.124.15 29 Bush, David W-C J Grace	
29 Borrelli, Ciro—I Fischer	
dit Co	
1 Baumann, Adolph—E Ceser et al321.79 1 Bowler, Chas L—Studebaker Bros Co of N Y	
1 Bartlett, John R et al—C L Charley. 155.55 1 Brittan, Thomas T— N J Packard et al 	
1 Borelli, Carlo—D Maddaloni	
Beyer, Gustave E et al—G L Penzel et al	
1 Bevin, Abram—N Y Telephone Co26.78 2 Bolan, Florence—M B Miller et al441.88 2 Black Edil—M Kurtin et al121.51	
2 Bandler, Rose—E J Abeles	
2 Bernier, Louis L—the same55.36 2 Brown, Francis L—the same32.52 2 Bennett, Jos F & Fredk Sackett—A H Mi-	
nuth, admrx	
Engine L'Esperance—J M Bennett1,456.28 3 Borning, Hermann H—N Y Tel Co28.31 3 Brady Jas B—the same	
3 Breng, Geo & Louis Pearsall—H Elfers	
3 Barr, Chas J—The City of N Y. 34.47 3 Baussleman, Elias—the same 215.33 3 Blader, Oliver J—the same	
3 Brotherage, Herbert J or Henry J and Everett C Breunand or Everett C Breuand —the same	
Bright, Josephine—the same	
City of N Y	
3 Burkhalter, Chas—N Y Tel Co	
Bass, Benj C, Louis G Andrews & Albt R Bass & Sons—G R Sutherland379.42 Bair, Isidore—Oscar Schlegel Mfg Co. 200.00	
Batters, Will H—City of N Y	
4 Barringer, Albert L-L Wyckoff, Church & Partridge	
4 Bloom, Max—M Goodman	
+ Braemig. Louis & Conrad Kronenberg— the same	
4 Breeman, Jos—Line same	
Authenveith, Edmond-Fuller & Warren	
5 Brown, Robt—the same	
5 Bungel, August—the same	
5 Babst, Jos—B F Spinney et al. 1,030.68	

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1 Campbell, John—the same 215.33 1 Carmel, Julius—the same 215.33 1 Carter, Alexander G—the same 215.33 1 Casey, Samuel—the same 215.33 1 Carney Thomas H—the same 215.33
1 Charles, Henrich F—the same 215.33 1 Costigan, Kyrian C—the same 215.33 1 Cole, Samuel—the same 215.33 1 Curran, John C—the same 215.33
1 Calvanese, Glovanni—F Menilo et al6.05 1 Connor, James, adm—Dollar Savings Bank of the City of N Ycosts, 68.72 - Coidin, Joseph—A Freiman144.16 1 Cohen, Alfred—Snyder & Black101.66
1 Coleman, John S & Daniel J, Jr-W D Carroll
Co
Cahill, Edward—the same
3 Cohn, Lester—the same 493.68 3 Colyer, Wm A—the same 215.33 3 Cook, Wm—the same 215.33 3 Connor, Dominick—the same 215.33 3 Conway, Jas—the same 215.33
3 Cooper, Frank A—the same 215.33 3 Connor, Jos E—the same 215.33 3 Cavinato, Christmas—T D Waterbury et al
3 Collins, Harriet Ford—N Y Tel Co 221.85 3 Colwell, Jno H—the same
3 Cava, Raffaele—the same .38.15 3 Colonna, Genera—R Auletta .81.12 3 Cohen, Harry—M A Lewis .52.60 4 Capps, Onnie B—S H Wortheimer .84.49 4 Charles, Nicholas—City of N Y .87.00
4 Conomos, Jas—E Moskow
4 Chagaris, Chas & Jas Cranidis—N Y Tel Co
4 Christ, Ambrose G—the same
4 Culyer, Wm—the same 493 68 4 Cain, Patk—the same 38.29 4 Corbett, Michael—the same 208.72 4 Cain, Geo—the same 214.16 4 Christensen, Alfred T—the same. 113.73
4 Costello, Jas E—the City of N Y398.70 4 Cohen, Bernard—the same303.71 4 Cohen, David—the same28.25 4 Cohen, Hyman—the same208.72 4 Cohen, Solamon L—the same208.72
4 Colthirst, Sarah Ann—the same 208.72 4 Craig, Wm—the same
5 Coghill (Henry—E C Irvine
5 Charles, Christopher — the same 303.71 5 Chaplin, Walter R— the same 303.71 5 Cochran, Thos—Whitail Tatum Co 530.79 5 Conway, Wm E—Minder Stable Co 343.45 5 Carter, Edw—N Y Telephone Co 52.75
5 Carmichael, Allan S—the same 49,38 5 Cameron, Wm—the same 73.00 5 Cleary, Jos J—the same 22 97 5 Compton, Theo W—W S Valentine et al 97.54
5 Cornish, Geo H—J Lera et al
4 Craig, Wm—the same
1 Dobrow, Isador et al—the same121.70

398	Dorenlot, Gustav et al—the same. Deutsch, Theodore et al—the same. Dimarsico, Gaetano et al—G Goduti. Doctor, Emanuel et al—Church E Ga Co	THE WAY
1	Dorenlot, Gustav et al—the same	28.27
1	Deutsch, Theodore et al—the same. Dimarsico, Gaetano et al—G Goduti.	28.71
1	Doctor, Emanuel et al—Church E Ga	tes & 1,128.22
$\frac{1}{1}$	De Jong, Sigmund—Jay C Wemple C De Selding, Herman et al—Charles	o.161.79 Leh-
1	man Charleycosts Dunn, John J—Bernheimer & Sch	, 155.55 wartz
1	Pilsner Brewing Co Drda, Leopold F et al—F Pisek	.320.00
1	De Villers, Yoes—Wm H Hoskins Co. Donaldson, John et al—R W Maupin	.176.15
11	the same—the samethe same	1,597.83 328.05
1 2	the same—the same	426.33
2 2	Dow, Chas C—T Korn	$1,766.\overline{23}$
2 3	Delmastro, Chas—N Y Tel Co David, Aaron H—Southern Trust Co	29.05
3	Donovan, Richard J-A J Woolley.	s 69.00
3	Dean, Frederic—N Y Edison Co Dwyer, Ellen C—the same	33.21
3	Deutsch, David-M Goldberg Decker, Eli J-N Y Tel Co.	89.65
3	Davis, Herman—the same	79.72
3	Durso, Raffaelo-G Breglio	94.31
3	son Bros	.166.39
3	Duffy, Jos A-A L Meyercosts,	116.38
4	Dominiak Paul A. B. Green et al.	e Co.
4	Dresner, Julius—Legne Realty Co	26.35 26.41
4	Delaney, Jas J-E Smolka Plumbing	Sup-
4	Donohue, Jno J-The Equitable Trus	.158.38 st Co
5	Dietz, Gustav-City of N Y	45.01 $.215.33$
5	Devermann, Mary—the same	.215.33 $.215.33$
5	Dickinson, Leon—the same	.215.33 $.215.33$
5	De Castro, Juan B—the same Donaldson, Jno et al—O McWilliams	.215.33 et al
5	Dalton, Eliz-City of N Y	2,133.34 .215.33
5	Donnellon, Jno J—N Y Telephone C	76.13
29	Driscoll, Jos F-T F Driscoll Ehrgott, Geo H-N Y Telephone Co	.700.00 38.97
29	linery Co	Mil- .182.25
29	Eckert, Margaret—Bennett, Sloan & C Edwards, Albert—Saks & Co	o.23.65
2	Edinburg, Samuel J-K Markewitz Egan, John & Maria T Hunt-T Ta	.138.71 lcott.
2	Edwards, Nathan-J S Fairbanks	.256.89 $.602.15$
3	Evslin, Leon E—Forward Assn Erickson, Gudman—M McNamara	26.45 80.76
3	Ettinger, Abraham-W Shoemaker et al Eckholdt, Jno-P I Nash	1.238.11 $2.28.40$
4	Epstein, Joseph—The Termitage Co Engelman, Jake—I Siegel	47.31
4	Ins Co Paul's Fire & M	arine .105.07
4	the same—Providence Washington surance Co	1 In- .231.86
4	of N Y Equitable Trus	t Co 86.19
29 29	Egan, Michl F—M Malbin Feinberg, Meyer—N Y Telephone Co	37.89
29 29 29 29 29	Fisher, Charles—the same Fisher, Charles—the same	32.68
29 29	Flanagan, John J—the same Frazer, Geo B—W Forman	20.65 $.139.40$
29 1	Fuchs, Mary et al—E Kennon1 Falcier, Antonio & Amelia—N Y Telep	,186.53 hone
1	Co. Fund, Abraham et al— NY Telephon	26.34 e Co
1	Foy, James-Manhattan Fire Alarm (37.73 Co et
1	the same—N J Hayescosts,	133.73 133.73
1	Flattich, Frederick—M Cooper Feyk, Anton et al—F Pisek	.400.00 $.320.00$
1	Fishman, Jacob—M Ferguson Fink, Val et al—G L Penzel et al3	32.31
2 2	Fiest, Chas—The City of N Y Flomenhaft, Kalmon—J Shulman	59.41 $.142.10$
1 2 2 2 2	Frankel, Jos D-J Tiller, Pres Fraser, Herbert C & Harry R Shaw-I	47.81 Klein
3	et al Frank, Louis S-G W Jenings gdn	.424.45 56.72
00 00 00 00	Fleming, Jno J-M Beck	93.26
333	Forlenza, Munziante—J Goldfine	.478.53
3	Bank	103.93 ne. Co
4	surance Co Bagen, James N—The Equitable Trus of N Y Egan, Michl F—M Malbin Feinberg, Meyer—N Y Telephone Co Fisher, Charles—the same Flanagan, John J—the same Flanagan, John J—the same Frazer, Geo B—W Forman Fuchs, Mary et al—E Kennon Falcier, Antonio & Amelia—N Y Telephon Foy, James—Manhattan Fire Alarm (.526.81
T	rainer, Ondo-I F Bulliman	10.00

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444	Fechter, He	erman—P R	oschco	osts, 57.85
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55	Finger, Jos-	-I Schwartz e F et al-I	Z Michael Cohe	42.62 en & Co. 433.35
29	the same Fructus, Cl Genser Jose	audius—A	me K Wright	272.90 272.85 $1,329.71$
29 29 29	Gill, Wallac Giglio, Henr Greger, Elm	e M—the y—the sa ner R—the	same mee same	22.28
29 29 29	Gruber, Her Gons, Frank Goldsmith,	man—the FC Ham Otto et al	same ilton et al.c l—P M Fri	29.93 osts, 89.38 edlander
29 29 29	Goldsand, S Garrison, W Gilder, Wm	amuel—H I 'illard—Hall H—H H I	averss Safe Co	
1 1	Granam, N Co Gans, Natha	n—S Ken	Smith Wor	thington 125.01 75.65
1 1 1	Goldsmith, Grappone, F Gantz, Edw	David—the rancesco— J—F Samu	same the same elsco	94.61 sts, 952.67
1 1	Gallagher, I	Edw B-J v et al-Dimo	W McDermo	tt et al 335.50 Co106.29
1	Gouley, Joh	n W S—A	F Gescheid	707.86 lt et al
222	Glash, Jacob Goetchins, H Grossman, 1	—J Braunst Harry B—M Isaac & Ch	tein et al A Shayne nas Michael-	369.31 30.88 -Church
222	Gallagher, J. Golden, Wm Gluck, Marx	as E & Wm M Jr—th	e same	979.02 el Co.30.50 24.23 64.41
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2233	Glass, Hedy Gross, Louis Gamble, Eva	vig—C G Schwarz	E Krebs Gamblecos	84.62 80.53 83.39
30 00 00 00	Gross, Gusta Ginsberg, L Grobert, Ha	av—The N eo N—the	Y Edison (same	0080.78 19.72 143.27
33	Gordon, The Graves, Fra	eodore—J P	rice	cvrs.32.65 30.01 ge Co.
4 4	Grossman, I Iron Work Guthy, Peter Gilbert Wil	saac—The I	Brand & Sil	verstein 574.50 88.68
4 4 4	Goldwater, Graziano, R Gray, Philli	Morris—th	e same he same same	21.95 153.26 32.85 32.85
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4	owsky Goldstein, Ha	arry & Max	Weintraub-	-J Lep- 230.10 -J Lep- 230.10
4 4 4 4	Goldstein, Al Goldstein, Al Goldberg, Sa Goldberg, Mo	ouis—E Goo bt—Stern B ml—P Boder	dman	196.55 886.49 34.83
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5 5	Graniltax, X Goldberg, Jo	antiti, gdn	S Fidanza	Co22.14 sts, 67.88
29 29	Hansen, Jose Howland, Ar & Metal Na Harrison, Co	eph E—B S thur H & ational Ban	taub Fred D—Me k	228.41 echanics 3.626.95
29 29 29 29	Healy, Marga Haber, Isido Hendricks, W	ret V A-C r-M Cohen Vm J-W P	B Stern.co	sts, 32.65 sts, 88.03 41.25 676.39
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1 1 1 1	Fechter, He Falkey, Her Ny Y Ny	B-John Wa-A Alfinito	anamaker, N Wheeler et	Y.581.67 111.91 al.166.21
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1 Kronengold, Philip—Floor Planning & Sur-	dry Co
facing Co	
1 Katzenstein, Sol-M A Isaacs et al 172.41 1 Kalmanson, Max et al-N Whitman et al. 83.78 1 Kuchalsky, Louis et al-the same 83.78 2 Klinger, Jos & Louis W-N Y Tel Co. 45.38 2 Klinger, W. Louis W-N Y Tel Co. 45.38	4 Murphy, Nathaniel—N Y Tel Co. 24.14 4 McVey, Jennie—the same. 31.48
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4 Kulla Isaah V P Pagantt	5 Maser, Chas S—S Liebmann Sons Brewing Cocosts, 90.71 5 Meyer, Hugo F—H Koenigsberger99.31 5 McEvoy, Jos C—F W Whitridge.costs, 105.00 6 McEvoy, Catherine—the samecosts, 105.00
Brinn et al	5 McDonald, Jno J—N Y Telephone Co61.92 5 Murphy, Walter J—J M Sinnott et al58.82 29 Nodine, Wm J B or Will J—Metropolitan
5 Karpas, Ray—G Schoeps	Printing Co
5 Klein, Morris T.—Ias S. Kirk & Co. 1991.48	9 the same—the same
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H M V Connelly, trustee costs, 122.65 4 Tlerney, Thos H—B C Samuels et al105.47 4 Thompson, Robt P—Ludwig Baumann & Co106.77 4 Trexel, Jos & New Amsterdam Motor Co—F Arnold651.13 5 Taylor, R E et al—Cinematograph Pub Co161.44
5 Thompson Jennie B—R Semple

29 29	Unkrich, acob-M Unkrichcosts, 128.2: Von Dreele, Wm H-M M Sternberger et al
29 1	Victor, R Sempiana — Anhauser Busch Agency
1	phone Co
1	Vacheron, Eugene F—Lawyers Co-operative Pub Co
3	Vafiopulos, Peter—T C Raine Jr et al. 152.2 Valentine, Frank—The People of the State of N Y
34	Vendig, Sadie & Jos H-J E Maddin. 4,628.6 Velenchis, Speros-D Daughalus et al
5555	Vanoni, Fredk L—C C Campbell 373.7 Vanhille, Chas—W F Lee 94.3 Venezia, Pasquale—Italian Importing Ca
29	Wagner, Joseph—M T Blumberg et al.293.9 Wolf, Edw—H Levine et al. 175.0
1	Waterbury, Nelson J et al—City of N Y.44.0
1 1	Whitee, Robt—the same
1	Wolffe, Wm B-E A Lake
1	Walsh, Jos F & Mary—M A Shayne 5,501.6 Walsh, Jos F—the same 1,486.2
2 2	Walsh, Maurice—N Y Tel Co
2 2	Winderman, Benjamin—Stern Bros. 1,365.3 Weinberger Julius B—H C Freeman 77.4
200	Winecoff, Saml—N Y Tel Co30.0
20	Worcester, Willard—T F Joyce135.80
2	Waxham, Alice E—Business Index Co. 87.10
3	Wexler, Saml—N Y Edison Co
3	Willis, Wm A—the same
50 50	Willard, David M—the same16 6:
30 33	Wexler, Saml—N Y Edison Co 23 0
900	Weinstein. Albt—the same
3	Woods, Jno—the same
3	Weintrauh Jacob & Morris J. Larry 171
3	Walton, Edw A-Title Guarantee & Trust
4	Wallace, Robt & Wm J-F N Du Bois et
4	Weiher, Lorenz-M Weinberger, 5,591,56
29	Wathall, Pansy—A Westheimer47.87 Yurdin, Joel F—W H Van Ingen et al
1	Yeandle, Geo W et al-N Y Telephone Co.
5	Wadsworth, Philip C-W F Moore43.17
5	Weinstein, Simon-N V Telephone Co 62 3
5	Ward, Chas M-W J Mitchell 512 85
5	Winans, Fugene A-H W Merchant 150 80
5	Wodicka, Olga—Holtz & Frevstedt Co. 90 07
5	Zimmerman, Fred L-R W Tailor27.65
	Unkrich, acob—M Unkrichcosts, 128.2: Von Dreele, Wm H—M M Sternberger et al

29	Alton, Laine & Co-N Y Telephone Co. 47.34
29	American Provident Corn—the same 70.24
29	Gervais Electric Co—the same
29	Williams Engineering & Contracting Co.
29	Yonkers Modern Amusement Co-the
	Yonkers Modern Amusement Co—the same 140.95
29	DIOOKIVII TAXICAN CO-P Segnatelli 970 97
29	LA ROV Construction Co N T Ctone o
10	Construction Co
29	Construction Co
29	11 Montgomery costs 19 41
29	John Zemek Assn-B Havelka1,583.30
29	
	N I Taxicab Co-L Golfer501.80
1	Brook Avenue Construction Co et al_M
	Albensese
1	
4	Mill
1	Try Realty Co et al-D H Beyer 61.56
1	
1	New Amsterdam Casualty Co-W J Urchs
-	New Amsterdam Casualty Co-W J Urchs
1	Reade-Duane Cold Storage Co et al—C L Charley Brooklyn Heights R R Co—J Devlin T Williams Valve Co—C K Thomas 1.383.09 Codae Realty Co et al—Church E Gates & Co American Aroulane Mfg Co—L L Poates Engraying Co
1	Reade-Duane Cold Storage Co et al-C L
1	Brooklyn Thirling B. Ccosts, 155.55
-	Brooklyn Heights R R Co-J Devlin
1	D T Williams Valve Co. C K Themas 1 202 00
1	Codae Realty Co et al-Church E Cotos &
	Co 1 199 99
1	American Aroplane Mfg Co-L. I. Postes
	Engraving Co
1	Engraving Co
	al-H Vossnack, Jr et al
1	Concrete Interlocking Steel Co-City Real
1	Estate Co
1	al—H Vossnack, Jr et al
1	Lidgerwood Mfg Co
-	Brewster Co et al-U B Brewster et al
1	Eureka Trap Rock Quarry Co et al—R W
	Maupin Maunin
1	the same—the same 1 507 co
1	the same—the same
1	the same—the same
2	Maupin
0	vers 708.18
2	vers
2	City of N Y-Continental Asphalt Paving
-	Co Y-Continental Asphalt Paving

7	
2	Consolidated British American Mines—Hudson Building
CHOLORO	City of N Y-R P & J H Statts2,868.47 Goldspeed Realty Co-City of N Y264.41
2	the same—the same264.41 Hudson View Investing Co—N Y Edison
222	Kaiser Bros Co—A Kaiser et al. costs, 110.50
1	Liberty Signor Co et al—Blumenthal & Bickark, Inc
2	the same—the same
2	Mail & Express Co—S Popper
2	phone Co
2	Rossiter Realty Co—Hedden Construction
2	Shurfoot Horseshoe Corp et al—Surefoot Horseshoe Co
333	The Abbaye—J H Krenich
3	Cella Phos Syrup Co—N Y Telephone Co.
3	Rossiter Realty Co—Hedden Construction Co
3	Greene & Taylor Co-N V Telephone Co
3	Enterprise Engraving Co—N Y Edison Co
3	Co
3	Nyrox Corp—N Y Telephone Co
3	Machine Co
3	Physicians League of N Y—N Y Telephone Co
3 3	Peto Realty Co et al—Brand & Silverstein Iron Works
3	& Co
3	Hudson Film Co—American Moving Picture Machine Co
3	Reid & Sons Mfg Co—Hubley Mfg Co. 251.21 Musical Leader Pub Co—W A Hudson
3 3	Newman & Bocker-T H Roberts Co, Inc
3	Co
3	Sargent Cigar Co—Turco-American Pipe Co
3	Woodenware Specialty Mfg Co-Coy, Hunt & Co
4	American Zust Motor Co—A W Sanbern.
444	Brook Construction Co—E Bracker90 46 Dwight Furness Co—L A Kennedy1,165.28
4	Benevine Grante Co—L A Rennedy, 165.28 Benevine Grante Co—St Pauls Fire & Marine Ins Co
4	Melick
4	the same—J St Helens 3,642,62
1	the same—G L Kuster
4	Jacobs & Co-N Y Telephone Co28.99 J B La Rue & Co-N Y Belting & Packing
1	Empire State Surety Co—C M Settow. 347.98 Electric Gas Co of America—F F Lisiecki
4	Benevenue Granite Co—St Pauls Fire & Marine Ins Co
4	Iron Clad Mfg Co-Collins Lavery & Co
1	Co
1	Talier
1	Patten Co—the same
1	298.63 F V Smith Contracting Co—C Schano. 345.14 Iron Clad Mfg Co—Collins Lavery & Co. Levison Improvement Co—N Y Telephone Co
1	Van Cortland Hotel Co—Nauss Bros Co.
5	Alpha Copper Co—Federal Refractories
,	Co
;	Co
	International Metallurgical Co—the same.
	Jafe Cafe Co—D Freda
	riage Co
	R E Taylor Co et al—Cinematograph Pub Co 181 44
	White Plains Bread & Cake Bakery—Empire Butterine Co67.58
	Young, Jas Oscar—W T Van Name. 201 27 Mercantile Clearing House—A S Griffin 45.91 Edinboro Construction Co. At al. Allahal.
	Cohen & Co
000	Alpha Copper Co—Federal Refractories Co
	chor Co

Inc.

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	Eureka Trap Rock Quarry Co et al-O Mc- Williams et al2,133.34
5	Blodgett & Orswell Co—G S Lings et al.
5	Aqueduct Construction Co—A B Beith et al. 130.42
	enhance Co
	City & Suburban Operating Co—the same
=	Empire Battery Co—the same
õ	96.30 Freeman Hill Hatter—A Goldman
5	Ira Realty Co—S Wolf
5	Katonah Construction Co et al—Germania Bank of the City of N Y4,769.54
	Teller Realty & Construction Co et al-D
5	Chas Brendon Co et al—F J Duffy et al
5	Gordon & Stein Contracting Co—H Schimer- ling

SATISFIED JUDGMENTS.

.... on May 1 9 9 4 and 5

April 29, May 1, 2, 3, 4 and 5.
April 29, May 1, 2, 3, 4 and 5. Avvry, Edw H—J L Caven. 1900
ing Co. 1909
Butler, Jos-P Barnard, 1911
Butcher, Mary N-D Serviss. 1910218.41 Bennett, Albt A-H Slade et al. 19091,599.83 Butterly, Peter-Fredk Ludlam Co. 191088.87 Butterly, Peter-Fredk Ludlam Co. 191088.87
Bolton, Guy R.—S Thomas et al. 191138.36 Beam, Wm—J E Steffens. 1908
Ciletti, Stanislao & Gaetano Gubitosi-V Gilardi. 1911
115.55
Deere, Mary—Thos B Bowne & Son Co. 1910. Dubois, Wm H—H Dressel. 1911
S1.77 Frankowiak, Joe—H Tieber. 1911 126.10
Flaucher, Jos & Katharine E Liebka. 1911. \$633.48 Friedman Agron I-I Block 1911. \$79.93
Flaucher, Jos & Katharine-E Liebka. 1911. \$633.48 Friedman, Aaron J-I Block. 1911. \$79.93 Cytte, J Henry-Amsterdam Rubber Co. 1911. 237.95
Edelstein, Saml—W C Demorest. 1911. 196.45 Fuller, Louis E & Elizabeth M—T K Wilmerding. 1906. 1,362.72 Gleed, Jno R—J T Wall. 1911. 201.85 Goodale, Saml B, Wm C Goodale & Jno B Perry—B Weil et al. 1911. 68.18 Greenberg, Jacob & Louis D—N G Yaguston. 330.51
Greenberg, Jacob & Louis D—N G Yaguston.
Hausen, Jasper P—C O Johnson. 1903. 431.93 Hearns, Jno T—Kerin & Dunn. 1909. 231.96 Same—J Sinnott. 1910. 415.84 Hurwitz, Calmon—H Fells. 1911. 61.22
Hamburger, Herman A—W Reiper. 1911. 182.96 Howard, Wm P—W C Lester et al. 1911. 155.92 Hantwell Horzes E—C Rein. 1910 61.15
Joline, Adrian H & Douglas Robinson, rec'rs M L Ransom, extrx. 1911
Same—B Mott. 1910 3,203.12 Same—same. 1911 .117.35 Same—B Ober. 1911 .279.15
Jaffe, Benj, Jacob & Louis—H M Fertig. 1911. Joline, Adrian H & Douglas Robinson, rec'rs M L Ransom, extrx. 1911144.65 Same—B Mott. 19105, 209.74 Same—same. 191117.35 Same—B Ober. 1911279.15 Same—V H Affeld. 1911250.05 Same—J A Coyle, by gdn. 1911100.00 Same—J A Brett. 1911350.00 Kaars, Geo—Equitable Trust Co of N Y. 1911. Kanlan, Max, Wm Laschinsky, Nathan Vine-
Kaars, Geo-Equitable Trust Co of N Y. 1911. 42.60 Kaplan, Max, Wm_Laschinsky, Nathan Vine-
grad & Hyman Ettelson—Northern Bank of N Y. 1911
Kaplan, Max, Wm Laschinsky, Nathan Vinegrad & Hyman Ettelson—Northern Bank of N Y, 1911 323.94 Kandel, Sam—S Itzkowitz. 1908 50.65 Same—S Dorfman. 1908 52.65 Krivitzky, Saml—J Seeman et al. 1907. 96.27 Kimmey, Chas P—Yorkville Independent Hygeia Ice Co. 1911. costs, 210. 95 Lawrence, Lee G—A M Johnson & Co. 1911. 187.49 Luedemaim, Albt—L Purdy et al, com'rs. 1911. costs, 57.35 Levy, Chas—Grossfield-Gesken Iron Works.
Luedemaim, Albt—L Purdy et al, com'rs. 1911.
Levy. Chas—Grossfield-Gesken Iron Works. 1911

Libbey, Henry W—E Thalman et al. 1908.
Libbey, Henry W—E Thalman et al. 1908. Levy, Henry—J Zieger 1911. 132.51 Logue, Eugene S & Annie E—F V Morrison. 1910 . 79.56 Mainster, Leopold M—W E Tillotson Mfg Co. 1905 . 89.11 McAllister, Jas, Danl, Wm & Jas P—City of N Y 1910 . 4,970.51 Same—same. 1910
Mainster, Leopold M—W E Tillotson Mfg Co. 1905
McAllister, Jas, Danl, Wm & Jas P—City of N Y. 1910
Merrill, Frank A & Wm G—Standard Regula- tor Co. 1911
McMullen, Alexander—Northern Bank of N Y. 1911
McMullen, Alexander—Northern Bank of 181-1911
Murphy, Jas-Jno Burke Importing Co. 1911.
Murphy, Jas-Jno Burke Importing Co. 1911. 236.69 Manniello, Oscar-L Entien et al. 189772.15 Marshall, Wm F Jr-W Rockefeller. 1902. 33.78 MacNutt, Margaret V C-C R Christy et al. 1911costs, 107.77
MacNutt, Margaret V C—C R Christy et al. 1911 1911 costs, 107.77 Mazzarello, Roderico—I Tager. 1911 .34.71 Moore, Katherine T—M J Downing. 1911 .1911 Mark, Chas W—N Y Telephone Co. 1910 .31.14 Mark, Amelia, Chas W & Jacob L—M W W Marks. 1911 .324.48 Same—same. 1911 .215.61 *MacNutt, Margaret V C—City of N Y. 1908
Mark, Chas W—N Y Telephone Co. 1910. 31.14 Mark, Amelia, Chas W & Jacob L—M W
Marks. 1911 .324.48 Same—same. 1911 .215.61 ⁴MacNutt, Margaret V C—City of N Y. 1908. .1908. .192.70 .192.70
*MacNutt, Margaret V C—City of N 1 . 1303. 123.79 4Same—R G Packard Co. 1908
O'Brien, Wra O-M J Skelly, 1910522.00 O'Brien, Jno-J V Sheridan, 1911115.82 Orden, Francis L Sutherland, Apartment Co
1911
*Same—R G Packard Co. 1908
E Gillies et al. 1902
R De Milt Co. 1911
Rowan, Jos W—J A Murray. 1902
Rowan, Jno & Wm—H Drescher, 1902112.00 Rowan, Jos W—N Y Tel Co. 190273.13
Ralli, Constantine P.—I Stern et al. 1898102.85 Rowan, Nathan & Jos W.—S Salomon et al.
Same—same. 1911
Ralli, Constantine P—Richardson & Boynton
Schwerin, Isaac—A Husing, 1911
Saleppin, Slata—A Wexler et al. 1910
Schoenberg, Abraham—Grotjan Lobe Co. 1908.
Slutsky, Jacob—E Goodkind et al. 1910137.39 Same—L Camisa et al. 1911
Schenck, Chas A—McVickar Gaillard Realty Co. 1907
Slutsky, Jacob—E Goodkind et al. 1910. 137.39 Same—L Camisa et al. 1911
Co. 1911
Thorne, Stephenson J—T Allison, 190420.00 Teitelbaum, Adolph—Hirst Smyrna Rug Mfg
Siebold, Christian A—United Electric & Power Co. 1911
Whitridge, Fredk W as rec'r—M Aron. 1911.
Whitridge, Fredk W as rec'r—M Aron. 1911. Same—N Gilmartin. 1911
Wilkins, Leroy B—Acker, Merrall & Condit Co. 1911
1911
CORPORATIONS.

Broadway Trust Co-M Hart. 1906190.85
Crosby Transfer Co-N Deasy by gdn. 1911.
Same—T Deasy, Jr, by gdn. 1911881.88
Edinboro Construction Co-Union Stove Works
1910
Geron Construction Co-Lambert Hoisting En-
gine Co. 1911
N Y Central & Hudson River R R Co-F
Crawford. 1901
Same-J Chapman, admr. 19084.331.51
Same—J A Hallev. 1908
Same—same. 1909

¹ Michigan Steel Boat Co-W A Haase. 1911.
¹ Michigan Steel Boat Co-W A Haase. 1911
& Co. 1911
Grace Hall Realty Co & Alo Realty Co-J B
Interborough Rapid Transit Co-V Schembeck.
by gdn. 1911
Same—H F Jones 1911
N Y Central & Hudson River R R Co-F
Cartwright by gdn. 19112,250.00
Grace Hall Realty Co & Alo Realty Co—J B Hutchinson. 1911
Furlong, Tompkins Co & Edw De V Tompkins
-F A Bronmer et al. 1911
Same—L A Deiser Jr. 19111,489.99
Standard Fashion Co-C D Thompson. 1911.
Same—same. 1908
Baker, Smith & Co, Roebling Construction
City of N Y. 1910
Brown Bros (Inc)-R I W Damp Resisting
Same—L A Deiser Jr. 1911. 1,489.99 Standard Fashion Co—C D Thompson. 1911. Same—same. 1908 .5,892.85 *Baker, Smith & Co, Roebling Construction Co, Jerome A Jackson Patk H McNulty—City of N 1910 .126.60 Brown Bros (Inc)—R I W Damp Resisting Paint Co. 1911 .176.91 1176.91 Elevated & Subway Realty Co & Cliffwood Brick Co—M Spiro 1911 .215.67 215.67 Elevated & Subway Realty Co Melonary Spiro 1911
Brick Co-M Spiro, 1911
Elevated & Subway Realty Co-M Spiro. 1911.
M F Construction Co—G B Raymond & Co. 1911
1911
M F Construction Co-G B Raymond. 1911
Same—same. 1911
Same-Peter H Reilly & Bro Co. 1911783.16
M F Construction Co. Morris Frankel & Bish
ard H Gatling—I Butler 1911
Monarch Spring Water Co & Jno H Gordon-
Prowd Electric Co—Automobile Tire Co. 1911
M F Construction Co—L Marx et al. 1911.
M F Construction Co-L Marx et al. 1911
M F Construction Co & Morris Frankel—Jno Simmons Co. 1911
Simmons Co. 1911
Same—same. 1911
Same—same 1911 138.98 Same—same 1908 2,132.88
Wengted by order of Court Scattaged of

¹Vacated by order of Court. ²Satisfied of appeal. ⁵Released. ⁴Reversed. ⁶Satisfied by execution. ⁶Annulled and void.

MECHANICS' LIENS

April 29.

283—3d av, s e cor 175th st, 138x113. Colonial Mantel & Refrigerator Co agt Codae Realty Co. 209.00 284—20th st, No 40 East. Cathcart & Kissell agt W R Thorne May 1.

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Siegel agt Frisco Reaty 650.00 Burger 650.00 — 156th st, No 537 West. Jennie Rubin agt Freda Realty Co & Louis Meryash & Rosie 55.23

May 2.

14—124th st, No 235 West. Same agt Jacob Hirsch & Annie & Patrick Donnelly...13.00 15—124th st, No 239 West. Same agt same. 21.75 16—124th st, No 241 Wast. Same agt same. 16—124th st, No 241 Wast. Same agt same.
17—33d st, No 444 West. Same agt same. 9.25
18—Amsterdam av, No 1443. Same agt Jane Edmonds & Annie & Patrick Donnelly. 22.50
19—Broadway, No 3254. M & S Le Boyer agt Gustave Stillgebauer & Annie & Patrick D Donnelly. 42.25
20—Maiden Lane, No 63. Goulds Manufacturing Co agt The William Street Offices & Maiden Lane & William Street Co & W H Spelman 785.22

May 3.

May 4

May 5.

Constn Co; McGiynn, Contact & School Constn Co; McGiynn, Contact & School Constn Const

SATISFIED MECHANICS' LIENS.

May 1.

Crotona av, s e cor 183d st. Antonio Guglieleno agt Chas Lembeck et al. (April 8, 1911) 2Same property.
(April 8, 1911)
2Same property.
(April 8, 1911)
2Same property.
(April 8, 1911)
2Same property.
(April 8, 1911)
2Same property.
Vincenzo Miell agt same.
42.00
2Same property.
Vincenzo Miell agt same.
43.00

May 2.

26th st, Nos 244 to 250 West. Jas P Hinch agt Wells, Fargo & Co et al. (April 29, 2,908.26 1910)
54th st, Nos 233-239 West. Jno H Symers agt Harrolds Motor Car Co et al. (April 21, 1911)
21, 1911)
355.00
2364 Nathan Rubenstein et al. (April 15, 1911)
25ame property Same property 150.00

34.00 34.00 *41st st, No 142 East. Drum Elevator Co agt Mary A Boylston et al. (Feb 16, 1911)...160.00

¹Discharged by deposit. ²Discharged by bond. ³Discharged by order of Court.

BUILDING LOAN CONTRACTS.

May 2.

238th st, s s, 300 e Martha av, 50x100. Central Mortgage Co loans Wesley Construction Co to erect a —sty bldg; — payments.

Jennings st, s w cor of Vyse av, 100x75. Isaac L Kip & Philip Rhinelander, exrs, loan Crispi Construction Co to erect a —sty bldg; — payments.

May 3.

Evelyn pl. n. e. cor Davidson av, 46x100.

May 3.

Evelyn pl, n e cor Davidson av, 46x100.
Emma G Badgerley loans Edw Hurley to
erect a -sty bldg; - payments.....15,500.0)
10th st, Nos 208 to 212 West. Jacob Kottek, David Lipmann & Harry Lippmann loan
Chas I Weinstein Realty Co to erect a sty bldg; - payments28,000.00 May 4.

No Building Loan Contracts filed this day.

May 5.

ORDERS.

May 3.

114th st, s s, whole block between Amsterdam and Morningside avs. W H Spelman on St Luke's Hospital to the J L Mott Iron Wks.

2,815.35

ATTACHMENTS.

April 27.

Colonial Trust & Savings Bank; Jno F Yawger, recvr; \$15,333.76; E R Finch.
Bosky, Barney; Sidney Salinger; \$10,000; Cahn & Nordlinger. April 28

No Attachments filed this day.

Archer, Geo M; Jos F Webber; \$777.75; E Herrmann. Pennsylvania Steel Casting & Machine Co; Con-tinental Asphalt Paving Co; \$1,692.35; Kel-logg & Rose.

May No Attachments filed this day.

May 2.

Kemp, Geo; Jno Dunstan; \$892.50; Walsh & Waddy. May 3

No Attachments filed this day.

CHATTEL MORTGAGES.

April 27, 28, 29, May 1, 2 and 3. AFFECTING REAL ESTATE.

AFFECTING REAL ESTATE.

Frambo Realty Co. 318 to 24 East 32d st...
Skinner Engine Co. Engines. \$3,100
May Holding Co. Northeast cor 152d st &
Union av..Raisler Heating Co. Heating
Plant.
New York Coated Paper Co. 88 & 90 Walker
..Frank H Davis. Machy. 1,130
Pizzutielo, V & Jos Zuccardi & R Di Lizia &
Indiana Cut Stone Works. 142d st & Walnut av..Lincoln Iron Works. Iron. 1,500
Third Avenue Building Co. 1766-1770 Wash
av..Drescher-Rothberg Co. Gas & Electric
Fixt.

Fixt. 180 Hechman Bros Const Co. Cauldwell av, w s 148th st, n 158th st, 50x130.. Colonial Man-tel & R Co. Refrigerators. 285



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152d Street East of Third Ave. Telephone, 2853 Melrose

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WINE BOTTLE RACKS



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Brick, Etc.
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Phone, 8463 Cort.

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WELSH MACHINE WORKS, 276-277 West St.
Magnet Control and PUSH BUTTON Devices Phone 3729 Spring AND DUMB WAITERS

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