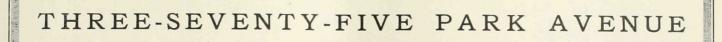


NEW YORK, OCTOBER 25, 1913



A Fine Example of the Best Modern Practice in Plan and Construction—Best Materials Preferred Because of Economy of Maintenance.

T HREE years ago Park avenue, from 45th street north to 56th street, was a district of tenements and factories and endless railroad tracks. The announced decision of the New York Central to cover over the tracks, which lie below the street level, and the final acceptance by the city of the railroad company's plan to make a parkway in the center of the avenue, made property owners and builders see the possibilities for real estate development and the probability of the avenue in this section becoming the

finest residential avenue for apartment houses in New York.

Park avenue is 200 feet wide, is only equalled in width by upper Broadway, and is without the tremendous disadvantage of Broadway's surface cars and immense traffic.

### Acquiring the Site.

The Montana Construction Company purchased the Steinway Piano factory on Park avenue, between 52d and 53d streets, a plot on the block north of this, and also two plots in 53d street, besides two plots on 52d street, the total purchase aggregating approximately twenty-two city lots.

The company proceeded at once to improve the small plot on Park avenue north of 53d street, known as No. 383 Park avenue, with a fine twelve-story building, and in May, 1912, began the construction of No. 375 Park avenue, now the completed "Montana."

In planning this great structure, covering nearly sixteen city lots, with a 200-foot frontage on Park avenue, the owners decided that comparatively small apartments varying from eight to twelve rooms, each with three and four baths, would be the proper size suites to attract the greatest number of desirable tenants. Each apartment was planned with two maids' rooms, a maids' dining-room and a kitchen, whether the total number of

There is a dignity in

detail.

rooms of the suite was eight or twelve. Messrs. Rouse & Goldstone, architects, developed the plan and the architectural features embodying it, and the completed building is undoubtedly without its equal in many respects. Its front is massive and imposing, with a limestone base three stories high, and Roman brick and terra cotta cornices rising above. The design is in the style of the Italian Renaissance, and is simple with little ornamentation.

### A Driveway into the Building.

The main entrance to the building is through a driveway on Park avenue, enabling motors and other vehicles to drive directly into the building, and have their passengers alight under shelter, and thereafter drive out again. There is space for three or four motor cars ways are five passenger elevators, each in different wings of the building, four serving two apartments each and one serving one apartment only. There are four service elevators in addition, two of which are in party shafts and supply five apartments.

There are nine apartments on each floor, all of them provided with four rooms in the service portion, one spacious living-room, a dining-room, and either two, three, four or five bedrooms. The apartments with eleven and twelve

rooms have a large drawing or reception room in addition to the living-room, and the twelve-room apartments have a library.

There are two master baths in all apartments, and three in apartments with four or more bedrooms. One of the maids' bedrooms in all but the smallest apartments is unusually large and will accommodate two maids.

### Plenty of Closets.

Every bedroom has two closets in it. Every kitchen has two closets. and some of them have three. Every pantry has a closet, some have two, and some have three closets. There are large dressers in the kitchens and pantries, differently arranged from the usual type of dresser. There is a china closet or cabinet in every pantry, with removable shelves. At least one of the hall closets is shelved for There is a linen. special cabinet to hold broom and carpet sweepers in the kitchen of every

Rouse & Goldstone, Architects. THREE-SEVENTY-FIVE PARK AVENUE. in the general mass and a reserve in the use of Italian Renaissance The carriage entrance is beneath the central block.

to wait for their passengers, and the chauffeurs are provided with waitingrooms on either side of the court.

On entering the hall, one is struck with its immensity and simplicity. The main entrance corridor is 25 feet wide, and 150 feet long. The walls continue to the ceiling in a series of arches in unbroken lines of caen stone, absolutely without ornamentation, and the effect is most unusual and attractive.

### An Imposing Decorative Effect.

The large central foyer, or the hall opening from this main corridor, is done in plaster relief, in the style of the Louis XVI. period, and adds an imposing decorative effect to the simply designed corridors.

Accesssible from the entrance hall-

pet sweepers i apartment.

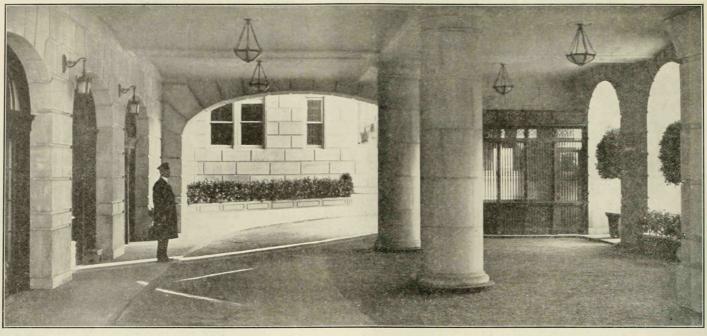
### Attractive Kitchens.

The kitchen sinks are 36 inches long, and the ranges have eight hole tops, two ovens, a broiler, plate warmer and large hood connected directly to a ventilating flue. The pantries have steam heated plate warmers.

The walls and floors around kitchen and pantry plumbing fixtures are covered with either tile or marble.

The refrigerators are porcelain finished inside and out, and are supplied with artificial refrigeration.

Master bathrooms have recessed porcelain tubs, let into the tile walls and floors, making the spaces around them absolutely sanitary.



THE CARRIAGE ENTRANCE-A TREATMENT EXPRESSIVE OF ARCHITECTURAL DIGNITY.

There are no center lighting fixtures in master chambers, living-rooms or dining-rooms, there being from two to six side brackets in each of these rooms. All of the master chambers have dresser lights with silk shades; all hall lights and ceiling lights are operated by twoway switches. Most of the closets have electric lights in them.

### The Modern Way of Lighting.

The floors in all living-rooms, diningrooms, drawing-rooms and foyers are of clear quartered white oak, laid in herringbone pattern.

The windows are abundant and unusually large; the living-rooms in the larger suites have four windows, and only a few have less than three. All of the windows are protected by metal weather strips, making the windows draftless and noiseless.

### In a Class by Itself.

The thing, however, which puts this building in a class by itself is the public features attached to it.

On the top, or thirteenth floor, there are fifty maids' rooms and fifteen bathrooms, so that the tenants may have ample additional accommodation and fort for their maids, butlers, etc. There are fifty-two individual laundries, each fully equipped so that the one hundred and five tenants may have the use of the laundry for half of each week. Entered only through the main en-trance hall is a large restaurant or grill-

room, with a completely equipped model kitchen, run for the benefit of the tenants and their guests, so that the comfort of hotel living may be obtained by those desiring it, and the vexing prob-lem of service and servants solved, when occasion demands. The grillroom, 45x60 ft., done in French grey and with Adam decorative treatment and with a beautiful parquet floor and ladies' and gentlemen's rooms adjoining, is especially well adapted for large dances and dinners and may be leased by the tenants for this purpose.

On 52nd and 53rd streets, there are private entrances to the main entrance hall for the use of tenants only. Adjoining is the barber shop, manicure parlor and a number of guest chambers, fully furnished, which may be leased by the tenants by the day, week or month, for for the use of their guests, or when emergency demands.

### A Valet When You Want Him.

A valet in a large, well equipped room is at the constant disposal of the tenants

Adjoining the main dining-room is a small room in which meals are served to the employees of tenants, including their chauffeurs, etc. Adjoining the main entrance hall is a ladies' writingroom, and a telephone room pay station and switchboard, connecting all parts of the house with an interior intercommunicating system, so that each tenant

may talk directly with the management or any other portion of the building de-sired, including direct communication with maids' rooms and laundries on the top floor or to the restaurant. The New York Telephone Company's

service is direct to the tenants and the management has nothing to do with this service.

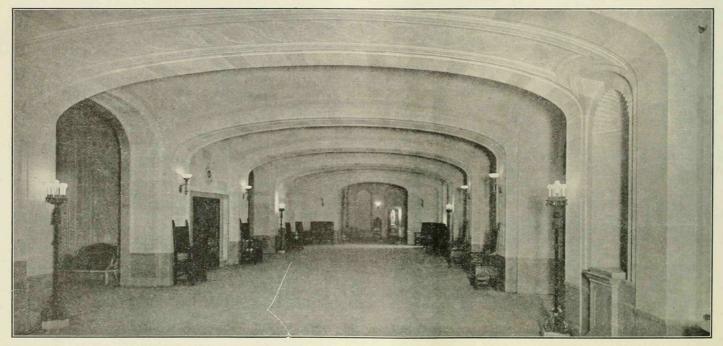
### Everything at Hand.

On one side of the main entrance is a shop where cut flowers may be ob-tained, taxicabs ordered and the daily papers and magazines purchased. On the other side is a concierge's and patrolman's room.

The building is completely equipped with a watchman's time detector's system and connected throughout by automatic fire alarm signals with the fire department, and is patrolled day and night by a uniformed fireman under the direction of the Croker Fire Prevention Bureau.

There is a large apartment in the mezzanine floor occupied by the superintendent and another apartment for the chief engineer. There are four separate locker rooms for the use of the house employees, which total about sixty, with lavatories, showers, etc., attached.

Each tenant is provided with a large individual store room in the basement divided up in sections of twenty each with fire walls and fire doors separating each section. The individual store



### October 25, 1913

rooms in each section are subdivided by wire partitions and doors.

### This Is How It Was Built.

These items recounted above are of interest as showing the very latest equipment and installations provided in the modern apartment house; but the thing which must appeal to property owners and real estate men most of all about this building is the manner in which it has been built and the details of its equipment from the standpoint of the owner. All of the things already spoken of have to do with the comfort of the tenants and tend to increase the rentability and desirability of the apartment3.

The problem which the owners of this building have tried to solve, however, has been to provide all of this equipment and comfort in such a man-

ner as to make the expense of maintenance and repair a minimum for themselves.

Even a cursory examination by the inexperienced indicates that the building is unusually well constructed, but it is more than that. It has been economically constructed from the owners' standpoint.

### Built to Endure.

The entire exterior of the building is finished in light face brick, which will never have to be painted. The entire roof is tiled and will withstand all the wear that can be put upon it. All of the exterior metal work, including flashings, roof sheathing, skylights, windows, sash and frames, are of copper and require no paint and are never affected by the elements. The few exposed ornamental iron balconies and railings were specially primed and painted to prevent disintegration by rust.

Throughout the public portions of the building the greatest care has been taken to use only those materials which will last and which will require the least amount of upkeep.

### No Wear and Tear Here.

The floors in all stair

halls and throughout the laundries and servants' halls in the pent house are of red quarry tile, the best wearing floor material known. The walls in all servants' portions throughout are wainscoted with cement 7 feet high and painted and enamelled dark gray. These walls cannot be broken with ordinary usage, nor defaced with writing.

The service elevator and apartment doors are iron covered, painted dark brown with black escutcheons to prevent the soil of usage showing too quickly. The passenger elevators and entrance doors are of steel, finished in dark mahogany or walnut.

### No Wood in the Basement.

It is in the basement, however, where the most unusual efforts have been made to prevent wear and tear. The floors are of granolithic cement, the walls of light face brick, and the doors, window frames and sash all metal covered. There is not a single piece of wood in the basement nor a plastered wall. The only things requiring painting in this immense basement area, covering the entire 37,000 square feet, and which is the portion of the building that must

The coal supply room is 110 feet long, 20 feet wide and 20 feet deep, and will hold nearly one thousand tons of coal. This makes it possible to buy coal by the barge load and get the lowest price and most economical handling.

### The Power Plant.

There, are four boilers, any two of which will heat the building and supply all the necessary steam power. This makes it possible to have the plant always in good condition and never overtaxed. The same method is employed with pumps and filters and the surplus energy greatly minimizes the wear and tear.

There are three huge incinerators; all

ner as will call for the least possible future repair.

Heating valves, a common source of trouble in poorly constructed houses, are of the best manufacture, the plumbing fittings and fixtures likewise. There is not a single water-pipe buried in concrete. All of them run in furred down ceilings, free from contact with cinder concrete, because pipes so buried disintegrate in time, with resultant leaks and expense to the landlord, to say nothing of discomfort for the tenants.

Only such exposed nickeled brass pipe is seen in the bathrooms as is absolutely necessary; these pipes are concealed in small pipe closets, adjoining bathrooms, easily accessible for repair, but of rough brass and requiring no renickeling.

The parquet floors are of real kilndried lumber and not the usual so-called

kiln-dried lumber, which after a year or two shrinks and twists and makes it impossible thereafter to have a sightly floor without taking it up and relaying it.

All of the doors are of genuine mahogany.

The hardware throughout is solid bronze, including most of the hinges, and finished in dull statuary bronze color, which will never tarnish.

The kitchen sills in this building will need no refinishing. They are of marble, not of wood. The plaster behind the sinks will not need a yearly repainting. There is tile in the kitchens and marble on the pantries.

The bathroom accessories, such as towel rods, paper holders, glass shelves, etc., will not pull out, every now and then, as they are screwed into lead plugs, let into the tile instead of wooden plugs, so often used.

The shades will not have to be renewed every year, as the rollers are 1¼ inches thick, in place of the usual %-inch roller, and the %-inch stick which is so easily broken is not used, but instead one of almost twice the weight, to which is attached twisted linen cord in place of the usual cotton one.

### Enameled Woodwork.

All woodwork throughout except in kitchens is painted four coats of paint and two coats of enamel, and the enamel is rubbed to dull finish in the master portions and is left highly glazed in the bathrooms and service portions, so that it may be kept clean without marring its looks.

In the kitchens the trim is of white oak, finished in its natural color, but all the dresser tops and drainboards are of white ash dipped in boiled oil and will need no yearly refinishing and revarnishing. Wash tub covers are likewise of white ash made up of small pieces, bolted together with long brass bolts.

## The Product of Experts.

There are innumerable other features which are not apparent to the eye, except to those acquainted with the technical features of construction, which are carried out to make the building unusually good in its construction and equipment, but the items given are sufficient to show the average property owner and real estate agent that the cost of the upkeep will be at a minimum.

The shortsighted policy of builders

A STAIRWAY FROM THE MAIN HALL. Yearly more detail is being introduced in apartment house halls and foyers.

the garbage and refuse is burned by them, thus effecting a great saving of handling and the disagreeable feature of being placed on the street for carting away.

### A Rear Driveway.

There is a driveway at the rear of the building running between 52d and 53d streets paved with wood block. Delivery wagons drive into the building and out again without noise and without loss of time. A special runway from this delivery drive makes it possible for an ash cart to drive directly into the boiler-room to be loaded up with ashes and drive out again so that two men are enabled thereby to do the work that would ordinarily require six men to do if the ashes were placed in cans and trundled or hoisted to the street by the usual methods, besides accomplishing the desired result in a quicker and more sightly manner.

### Economy in Good Materials.

In the details of the finished apartments, in the selection of materials and their construction, the greatest care has been taken to use only such materials and have the work done in such a man-



in erecting structures that are so poorly built and equipped, and particularly so poorly finished in their smal Idetails, has been often condemned. Real estate brokers who manage apartment houses know only too well how difficult it is to keep repair bills down, and how dissatisfied investors become at the poor net returns, which are due, not to the lack of gross income, but to the tremendous cost of upkeep.

754

The long experience of the builders of this building in apartment house construction and maintenance has made them experts in the requirements of such a building, and their knowledge has given them a fine advantage in this respect and enabled them to produce what is undoubtedly one of the model buildings of New York, in point of its laborsaving and maintenancesaving devices and construction.

Despite the unfinished condition of Park avenue, in this locality, which until

last month has been torn up and unfinished, this giant structure is already more than two-thirds rented, which amply attests the measure of its success.

The building was erected under the di-rect supervision of Messrs. A. L. Mor-

S. Autor the second 中 Cel 1 Jack 10 A NOTABLE MANTELPIECE.

The architectural style of the Italian Renaissance expressed in the exterior is echoed in many interior details.

decai & Son, Inc. The officers and directors of the Montana Company are: E. Clifford Potter, president; Wm. H. Chesebrough, vice-president; Frank G. Potter, vice-president; Benj. Mordecai, treasurer; G. Richard Davis, secretary.

The board of directors of the Real Estate Exchange of Long Island recently appointed a committee to select a new secretary in charge. At the meeting of this committee William B. Landis was se-lected. The exchange has been laying plans for new lines of activity. The work of the exchange is, course, of a quasi-public nature. Its purpose is not only to serve the realty interests of the Island but also to further the general business and public interests as well. In the past it has been very largely in-strumental, through the individual and combined efforts of its members, in securing the present ad-mirable transit facilities, the extension of sewers, and the betterment of

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Plans a Bigger Future.

highways. The officers of the exchange are Jas. Frank, successor to John W. Paris, president; Lewis H. Pounds, H. Stuart Mc-Knight, Alfred H. Wagg and Samuel Eichen, vice-

presidents; D. Maujer Mc-Knight, Alfred H. Wagg and Samuel Eichen, vice-presidents; D. Maujer Mc-Laughlin, treasurer, and Burton Thomp-son, secretary. The offices of the exchange are at 141 West 36th street. Address inquiries to Mr. Landis.

An Authentic List of the Contractors and Sub-Contractors Who Did the Work and the Manufacturers Whose Material Was Specified or Used on 375 Park Avenue

- Bathroom Accessorles: Landers, Frary & Clark, 302 Broadway. Brick, Common: Empire Brick & Supply Co., 103 Park av.
- Brick, Face: Fiske & Co., 40 West 32d st. Sayre & Fisher Co., 261 Broadway.
- Sayre & Hand: Brick, Sidewalk: Harrison & Meyer, 1182 Broadway. Caen Stone, Imitation: McNulty Bros., 549 W. 52d st.

- McNulty Bros., 545 W. Solution Carpenter Work, Finished: Gross & Herman, 217 West 125th st. Carpenter Work, Rough: Ball, Stephen, 271 W. 125th st. Caulking Window Frames: Hydro-Bar Waterproofing Co., 515 W. 19th st st. Cement Floors: Harrison & Meyer, 1182 Broadway. Chains and Weights, Sash: Johnson, J. W., 253 Broadway. Chutes, Mail: Cutler Mail Chute Co., 27 Thames st. Clay, Fire: Empire Brick & Supply Co., 103 Park av. Clothes Bars: Sternau, S. & Co., 305 Broadway. Clothes Dryers: Dryer Co., 141 W. 19th

- Sternau, S. & Co., 305 Broadway. Clothes Dryers: American Clothes Dryer Co., 141 W. 19th
- st. Common Brick: Empire Brick & Supply Co., 103 Park av. Cut Stone: Wm. Bradley & Son, Vernon av., L. I. City. Decorations and Furnishings: Alavoine, L. & Co., 712 Fifth av. Altman, B. & Co., 34th st. and Fifth av. Huber, H. F. & Co., 13 E, 40th st. Door Hangers, Elevators: Reliance Ball Bearing Door Hanger Co., 1 Madison av. Doors and Trim: Dahlstrom Metallic Door Co., 299 Broad-way.

- way. Dryers, Clothes: American Clothes Dryer Co., 141 W. 19th

- st. Dumbwaiters: Williams, Wm. & Co., 312 E. 95th st. Electric Wiring: E. J. Electric Installation Co., 221 W. 33d
- st. Elevators, Door Hangers: Reliance Ball Bearing Door Hanger Co., 1 Madison av. Elevators, Freight: Otis Elevator Co., 11th av. and 26th st. Elevators, Passenger: Otis Elevator Co., 11th av. and 26th st.

- Equipment, Kitchen: Bramhall, Deane Co., 261 W. 36th st. Erectors, Steel: Post & McCord, 101 Park av. Excavating: Godwin Construction Co., 251 Fourth av. Fabricators, Steel: American Bridge Co., 30 Church st. Face, Brick: Fiske & Co., 40 W. 32d st. Sayre & Fisher Co., 261 Broadway. Filters, Water: Loomis Manning Filter Distribution Co., 1 Madison av. Finished Carpenter Work: Gross & Herman, 217 W. 125th st. Fire Clay: Empire Brick & Sunnly Co. 103 Park av.
- Finished Carpenter Work: Gross & Herman, 217 W. 125th st. Fire Clay: Empire Brick & Supply Co., 103 Park av. Fireproofing: Roebling Construction Co., I Madison av. Fixtures, Lighting: McCov, J. B. & Son, 114 W. 30th st. Flue Lining: Bell, Harry W., 139th st. and Park av. Floor Laying: Fleischmann Parquet Floor Co. Flooring Paper: Bird, F. W. & Son, 120 Liberty st. Flooring, Rough: Storm, Geo. H. & Co., East River and 72d st. Flooring.

- Flooring, Rough: Storm, Geo. H. & Co., East River and 72d st.
  Floors, Cement: Harrison & Meyer, 1182 Broadway.
  Floors, Mosaic: DePaoli & Kelly, 219 W. 29th st.
  Floors, Parquet: New York Flexible Wood Flooring Co., 112 W. 42d st.
  Freight Elevators: Otis Elevator Co., 11th av. and 26th st.
  Furnishings and Decorations: Alavoine, L. & Co., 712 Fifth av. Altman, B. & Co., 34th st. and Fifth av. Huber, H. F. & Co., 13 E. 40th st.
  Garbage Receptacles: Acme Sanitary Safe Co., 203 Broadway.
  Gas Ranges: Crane, Wm. M. Co., 16 W. 32d st.
  Glass Plate, Sheet Wire and Leaded: Friedlander, Jos. B. Co., 233 Washington st., Brooklyn.
  Granite: Annet & McConnell, 6 W. 141st st.
  Heating and Ventilating: Mulhern Steam Heating Co., 103 Park av.
  Interior Marble: Cork & Zicha Marble Co., 325 E. 94th st.
  Iron, Ornamental: Reisler, Nathan Iron Works, Willow av. and 137th st.

- Kalamein Work:
  Globe Fireproof Door & Sash Co., Blvd. and 145th st.
  Kitchen Equipment: Bramhall, Deane Co., 261 W. 36th st.
  Lath, Metal and Wire: Roebling Construction Co., 1 Madison av.
  Leaded Glass:
  Friedlander, Jos. B. Co., 233 Washington st., Brooklyn.
  Lighting Fixtures: McCoy, J. B. & Son, 114 W. 30th st.
  Limestone:
- McCoy, J. B. & Son, 114 W. 30th st. Limestone: Wm. Bradley & Son, Vernon av., L. I. City. Linoid: Empire Brick & Supply Co., 103 Park av. Lockers, Metal: Hart & Hutchinson Co., 100 Lafayette st.

- Lumber: Bell Bros. Lumber Co., Ft. E. 99th st. Lumber, Rough Flooring: Storm, Geo. H. & Co., East River and 72d

- storm, Geo. H. & Co., East River and 72d st. Cutler Mail Chutes: Cutler Mail Chute Co., 27 Thames st. Marbles: Jacobson & Co., 241 E. 44th st. Marble, Interior: Cork & Zicha Marble Co., 325 E. 94th st. Marble Sills: Vermont Marble Co., 12th av. and 133d st. Masons' Materials: Empire Brick & Supply Co., 103 Park av. Mason Work: McKeefrey, John, 1416 Broadway. Metal Bead: National Metal Bead Co., 7th av. and 22d St.

- Metal Dead.
  National Metal Bead Co., 7th av. and 22d st.
  Metal Lath:

  Roebling Construction Co., 1 Madison av.
  Metal Lockers:
  Hart & Hutchinson Co., 100 Lafayette st.

  Millwork and Trim:

  Kertscher & Company, 13 Lawrence st.

  Mosaic Floors:

  DePaoli & Kelly, 219 W. 29th st.

  Ornamental Iron:

  Reisler, Nathan Iron Works, Willow av. and 137th st.

  Painting, Flnished:

  Barker Painting Co., 355 W. 26th st.

  Painer, F. W. & Son, 120 Liberty st.
  Paper, Wall:

  Graves, Robert Co., 483 Fifth av.
  Graper Waterproofing:
  Bird, F. W. & Son, 120 Liberty st.

### October 25, 1913

**RECORD AND GUIDE** 

Parquet Floors: N. Y. Flexible Wood Flooring Co., 112 W. N. Y. Flexible Wood Flooring Co., 11, 42d st. Partition Blocks: U. S. Gypsum Co., 1170 Broadway. Partitions, Wire Mesh: Chapman, Wm. O., 30 Church st. Passenger Elevators: Otis Elevator Co., 11th av. and 26th Pipe Covering (Smoke Flue): Keasbey & Mattison Co., 100 John st. Plastering, Ornamental: McNulty Bros., 549 W. 52d st. Plate Glass: December 20, 202 St. Plate Glass: December 20, 202 St.

av. and 26th st.

- Plate Glass: Friedlander, Jos. B. Co., 233 Washington st., Brooklyn.

st., Brooklyn. Plumbing: Lasette & Murphy, 238 W. 108th st. Plush Hand Rail, Stairs: Greenhut, Siegel Cooper Co., 18th st. and 6th av. Pumps: Goulds Mfg. Co., 16 Murray st. Todistors: Co., 1480 Broadway.

- Gould's Mile. Co., 16 Millay St.
  Radiators: Richmond Radiator Co., 1480 Broadway.
  Ranges, Gas: Crane, Wm. M. Co., 16 W. 32d st.
  Receptacles, Garbage: Acme Sanitary Safe Co., 203 Broadway.
  Refrigeration: Vesterdahl & Co., 90 West st.
  Roofing Frames: Fleck, M., 442 Pleasant av.
  Rough Carpenter Work: Ball, Stephen, 271 W. 125th st.
  Rough Flooring and Lumber: Storm, Geo. H. & Co., East River and 72d st.

Storm, Geo. H. & Co., East River and 12d st.
Sand, White: Empire Brick & Supply Co., 103 Park av.
Sand and Broken Stone: Marrin, E. & J. Co., 520 E. 18th st.
Sash Weights & Chains: Johnson, J. W., 253 Broadway.
Shades:

Shades: Freed, Philip, 1378 Third av. Sheet Glass: Friedlander, Jos. B. & Co., 233 Washington st., Brooklyn. st., Brooklyn. Sheet Metal Work: Architectural Sheet Metal Work, 213 E. 144th st. Sidewalk Brick: Harrison & Meyer, 1182 Broadway. Sills, Marble: Vermont Marble Co., 12th av. and 133d st. Sills. Slate:

Sills, Slate: Phoenix Slate Co., Windgap, Pa.

Sins, otate.
Phoenix Slate Co., Windgap, 1.a.
Slate:
Hecla Slate Co., 205 Lewis st.
Slate Sills:
Phoenix Slate Co., Windgap, Pa.
Sleepers, Wood:
Cross, Austin & Ireland Lumber Co., 369
Gerard av.
Smoke Flue, Pipe Covering:
Keasbey & Mattison Co., 100 John st.
Smoke Stacks, Steel:
Dover Boiler Works, 50 Church st.
Stairs, Plush Hand Rails:
Greenhut, Siegel Cooper Co., 18th st. and 6th av.
Steel Doors and Trim:
Steel Doors and Trim:

6th av. Steel Doors and Trim: Dahistrom Metallic Door Co., 299 Broadway. Steel Erectors: Post & McCord, 101 Park av.

Steel Fabricators: Post & McCord, 101 Fairs and Steel Fabricators: American Bridge Co., 30 Church st. Steel Smoke Stacks: Dover Boiler Works, 50 Church st. Vernon av.,

Bover Bradley & Sons, Vernon av., L. L. Wm. Bradley & Sons, Vernon av., L. L. City. Terra Cotta: South Amboy Terra Cotta Co., 150 Nassau set

Tiling: Vanderbilt Tile Co., 145th st. and Broad-

way. Trim Erectors: Gross & Herman, 217 W. 125th st. Trim Millwork: Kertscher & Co., 13 Lawrence st. Trim and Doors, Steël: Dahlstrom Metallic Door Co., 299 Broad-way

way. Ventilating and Heating: Mulhern Steam Heating Co., 103 Park av. Walks, Waterproofing Interior and Exterior: Hydro-Bar Waterproofing Co., 515 W. 19th

- st. Wall Paper: Graves, Robert Co., 483 Fifth av. Griffin, Robert Co., 425 Fifth av. Water Filters: Loomis Manning Filter Distribution Co., 1 Madison av.
- Madison av. Waterproofing Interior and Exterior Walks: Hydro-Bar Waterproofing Co., 515 W. 19th Waterproofing Paper: Bird, F. W. & Son, 120 Liberty st.

Waterprooning ... Bird, F. W. & Son, 120 Liberty Weather Strip: Noiseless & Draughtless Door & Window Cushion Co., 511 W. 21st st. Weights and Chains, Sash: Johnson, J. W., 253 Broadway.

Weights and J. W., 253 Broadway. Johnson, J. W., 253 Broadway. Empire Brick & Supply Co., 103 Park av. Window Frames, Caulking: Hydro-Bar Waterproofing Co., 515 W. 19th

St. Wińdow Frames and Sash, Wood: Empire City Gerard Co., 40 E. 22d st.

Window Frames and Sash, Wood: Empire City Gerard Co., 40 E. 22d st.
Window Shades: Freed, Philip, 1378 Third av.
Wire Glass: Friedlander, Jos. B. Co., 233 Washington st., Brooklyn.
Wire Lath: Roebling Construction Co., 1 Madison av.
Wire Mesh Partitions: Chapman, Wm. Co., 30 Church st.
Wiring, Electric: E. J. Electric Installation Co., 221 W. 33d st.

st. Wood, Sleepers: Gross, Austin & Ireland Lumber Co., 369 Gerard av. Wood Window Frames and Sash: Empire City Gerard Co., 40 E. 22d st.

# FAVOR BUILDING RESTRICTIONS

Only Trade Unions Opposed-Various Views as to Method and Degree of Limiting Height.

The Heights of Buildings Commission, appointed in pursuance of a resolution introduced in the Board of Estimate and Apportionment by George McAneny, President of the Borough of Manhattan, held conferences during the months of June, July and September with experts and representatives of a wide variety of organizations and individuals, in an attempt to obtain the best information possible of the state of the public mind towards the proposed limitation of the heights of buildings.

Out of 44 persons who gave their opinions in this period only three were opposed to height limitation.

Following is a partial list of the men who conferred with the commission and their opinions, reduced to a few words:

Ernest Flagg, of the New York Chapter, American Institute of Architects-Recommends a general level of height for all buildings equal to about once the width of the street on which the building faces, without other restric-tions as to area than that the least horizontal dimensions of any court or area left vacant for light equal a certain proportion, say one-tenth of the height of the wall or walls to which it belongs.

Electus D. Litchfield, of the New York Chapter, American Institute of Architects-Recommended not a limit of

height, but of volume. William P. Bannister, of the Brook-lyn Chapter, American Institute of Architects, indorsed Ernest Flagg's recommendations and advised the adoption of a law similar to that of the English law of ancient lights.

Henry Atterbury Smith, of the New York Chapter of the American Institute of Architects, would lower the height of fireproof tenements and make it easier to construct fireproof buildings.

Richard Deeves, builder, would limit the height of most buildings to 150 feet.

Prof. Ira H. Woolson, National Board of Fire Underwriters—All non-fireproof buildings should be no higher than can be reached by a fire stream from the street. Favored a limitation of from 125 to 150 feet.

William E. Harmon, real estate operator, recommended not a flat limitation, but a pyramidal limitation with modifications to meet the difference in the strategic importance of different locations

Joel S. de Selding, of Real Estate Board of Brokers of New York, favored a tower limitation, but a tower set back from the street line.

Simon Brentano, of the Fifth Avenue Association, favored limitation and said that in factories it is not practicable in a tall building to have enough exits to let out all occupants at once in case of fire.

A. W. Brunner, chairman of the Fifth Avenue Commission, favored a limit of 125 feet.

Robert Grier Cooke, president, and Bruce M. Falconer, counsel for the Fifth Avenue Association, speaking for Fifth avenue, favored a cornice line not over 100 feet above the curb, with perhaps two more stories in the roof, bringing the total height to 125 feet.

Benjamin C. Marsh, of the New York Congestion Committee, favored limitation, but thought the height should be regulated with reference to the land value and the state of development and according to the kind of building.

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Raymond V. Ingersoll, chairman of the New York Congestion Committee, favored limitation.

Miss Emily N. Dinwiddie, of the Neighborhood Workers' Association: All tenements should be limited to four stories.

R. P. Bolton, building efficiency ex-pert, favored limitation. He would prohibit a building from having more floor space than eight or ten times its lot area.

Roswell D. Tompkins, secretary of the United Board of Business Agents of the Building Trades of New York, opposed to any limitation.

Charles Burns, secretary of the Board of Delegates of the Building Trades of Brooklyn and vicinity, opposed to any limitation. John D. Crimmins favored limitation.

He would determine the restriction by

the width of the street in front. Robert W. de Forest thought the

greatest limitation of height practically

Alfred T. White, of the Brooklyn Bureau of Charities, favored limitation

Thomas Hastings and William O.

Ludlow, architects, favored limitation. The Committees on the Regulation of

the Heights of Buildings and Insurance

and Fire Regulations of the New York Board of Trade and Transportation fav-

Chief John Kenlon of the New York

Fire Department favored limitation. Be-

lieved 80 feet the ideal height from a

F. B. DeBerard, of the Industrial Committee of the Merchants' Associa-

Rudolph P. Miller, superintendent of

the Department of Buildings of the Borough of Manhattan, believed the proper

height of buildings should be the street

width plus the amount of setback. Edward Boynton, president of the American Real Estate Co., favored limi-

Charles Brown, of Douglas Robinson

Robert Simon, vice-president of Henry

Robert E. Dowling, agent for the City

W. M. Grove, of the Realty Associ-

Frederick L. Ackerman, of Trowbridge

Paul Starrett, contractor, favored limi-

"Why be afraid of the effects of new

-The Change of Grade Damage Com-

tariffs, new taxes and such like innova-tions? There is nothing lost in this

world. Energy cannot be destroyed; everything finds its level."-Roger W.

mission for the 23d and 24th Wards. meets every Monday, Tuesday and Thursday afternoon at 280 Broadway.

The commissioners are Judge William D. Dickey and Messrs. Cambridge Liv-

ingston and David Robinson.

& Co., and Charles S. Brown Co., fav-

Morgenthau Co., favored limitation.

Investing Co., favored limitation.

Ackerman, favored limitation.

tation based on street width.

ates, favored limitation.

possible should be secured.

for tenements.

ored limitation.

tation.

8

world.

Babson.

ored limitation.

fire-fighting standpoint.

tion, favored limitation.

# PUZZLED BY THE NEW INCOME TAX LAW

Many Disputed Points Remain To Be Answered by the Government Regulations-Problems Confronting Real Estate and Banking Corporations-Synopsis of the Law.

W HILE the regulations for collecting the new income tax are being await ed, real estate interests are left in doubt as to various questions concerning the meaning and effect of the law. In the brief period of time since true copies of the law have been available the keenest legal minds have been studying it for the benefit of real estate and banking corporations, both here and else-where, with the result that there is

much diversity of opinion. The Commissioner of Internal Revenue at Washington has announced that the regulations will be available for distribution on or about November 10, and the blank forms to be filled out on or about the middle of December, at which times they may be had of Collector Charles W. Anderson, Custom House New York. The text of the law is long and intricate. An official analysis of it which has been made by Luther F. Speer, head of the Corporation Tax Division, Internal Revenue Department of the U. S. Treasury, at Washington, fills a book of over one hundred pages. Even with this elucidation in their hands both lawyers and bankers disagree as to how the provisions of the law will be worked out in practise in certain cases.

### What Shall Be Reported.

What shall be reported as income and what are proper deductions in the case of real estate corporations? Where Where and how shall the tax be paid? Suppose a real estate corporation owns 100 per cent. of the capital stock of a second corporation, and the second owns 100 per cent. of the stock of a third, will the parent company be taxed three times over in passing from one account to another?

An opinion expressed by the Allied Real Estate Interests as to the amount of interest to be deducted when a real estate corporation makes a return to the internal revenue collector has been challenged by former Tax Commissioner Strasbourger, and this week he also has had his opinion impeached by various authorities, with the result that judgment has been suspended until the decision of the Government is handed down in forthcoming regulations. the

In an interview this week, Mr. Strasbourger said:

"You inform me that a number of your readers contend that the letter sent out by the Allied Real Estate Interests is correct because of the proviso con-tained in 'third,' (b), (G) of Section 2 of the Income Tax Law, which after stating that the amount of interest which may be deducted is the amount paid upon an indebtedness not exceeding one-half of the sum of interestbearing indebtedness and paid-up capi-tal further provides as follows: 'That tal, further provides as follows: in case of indebtedness wholly secured by collateral the subject of sale in or-dinary business of such corporation, joint stock company or association, the total interest secured and paid by such company, corporation or association within the year on any such indebtedassociation ness may be deducted as a part of its expense of doing business.'

"This provision does not, however, refer to the ordinary realty company. It refers to a class of corporations

which have grown up in the Western part of the country which issue their own securities or certificates of indebtedness against real estate owned by them and then sell these certificates.

"An illustration of this, we believe, in the East is found in the case of the American Real Estate Company.

"In the West the amount of these certificates which are sold are so large in comparison to the amount of the capital stock of the company that it would be unfair to restrict them in the manner in which the other corporations are restricted.

### An Official Interpretation.

"Mr. Luther F. Speer, the head of the corporation tax division, Internal Rev-enue Department of the United States Treasury, in his analysis of the Income Tax Law, has this to say about this provision:

Tax Law, has this to say about this pro-tision: "Thereare other corporations engaged in loan-man mey in newly developed sections of the ountry which act practically as factors but which appear as principals. These corpora-tions secure money on their own securities and the the securities of their own securities and then compared with the volume of their trans-actions, but under the special excise tax on cor-porations they were allowed deductions as in-terest payments only the amount of interest actually paid on an amount of their indebted-ness not in excess of the amount of interest actually paid on an amount of their trans-actions, but under the special excise tax on cor-porations they were allowed deductions as in-terest payments only the amount of interest actually paid on an amount of their indebted-ness not in excess of the amount of interest re-tried and the amount they paid, their business the difference between the amount of interest. The pro-tristing to receive and pay interest in the matter but necessarily held that such cor-bust oner corporation under the subject of sale in or-orinary business of such corporation, joint sto-tion within the year on any indebtedness may indeduced as a part of its expense of doing usines." "It will thus he seen that this proviso

"It will thus be seen that this proviso has no application whatsoever to the ordinary real estate company, which, although it may have a small capital stock, has a large mortgage indebtedness.

"Let me also call the attention of your readers to the fact that under the present law corporations are no longer entitled to an exemption on the first \$5,000 of income as was the case under the former law. All income is now assessed, no matter how small the amount."

### Synopsis of the Law.

The law provides in Paragraph A that there shall be assessed upon the entire net income of every citizen, a tax of one per cent., and a like tax assessed upon the net income of all property owned and of every business, trade or profession carried on. Every person of lawful age having a net income of three thousand dollars if unmarried, and four thousand dollars if married, must make a true and accurate return, setting forth specifically the gross amount of income from all separate sources. From the total he may deduct certain items of expenses and allowances and send the return, filled out, to the collector of internal revenue for the district. An additional tax of one per cent. will be collected upon the amount by which his income exceeds \$20,000, and two per

cent. upon the amount by which his total net income exceeds \$75,000, and three per cent. upon the amount by which it exceeds \$75,000 and does not exceed \$100,000.

### Deductions.

Paragraph B provides that in computing net income for the purpose of the normal tax there shall be allowed as deductions: First, the necessary expenses actually paid in carrying on any business, not including personal, living, or family expenses; second, all interest paid within the year by a taxable person on indebtedness; third, all national, State, county, school and municipal taxes paid within the year, not including those assessed against local benefits; fourth, losses actually sustained during the year, incurred in trade or arising from fires, storms, or shipwreck, and not compensated for by insurance or otherwise; fifth, debts due to the taxpayer actually ascertained to be worthless and charged off within the year; sixth, a reasonable allowance for the exhaustion, wear and tear of property arising out of its use or employment in the business. Provided, that no deduction shall be allowed for any amount paid out for new buildings, permanent improvements, or betterments, made to increase the value of any property or estate; seventh, the amount received as dividends upon the stock or from the net earnings of any corporation, joint stock company, association, or insurance company which is taxable upon its net income; eighth, the amount of income, the tax upon which has been paid or withheld for payment at the source of the income.

Paragraph C provides that if the person making the return be married, and is living with his wife, there will be an exemption of one thousand dollars in addition to the normal exemption of three thousand.

### Partnerships Exempt.

Paragraph D provides, in effect, that business partnerships are not required to make return, and the persons carry-ing on business in a partnership shall be liable for income tax only in their individual capacity, as hereinbefore stated.

### Collections at Source.

Paragraph E provides that all persons, firms, copartnerships, companies, corporations, joint-stock companies or associations, and insurance companies, in whatever capacity acting, including lessees or mortgagors of real or personal property, trustees acting in any trust capacity, executors, administrators, agents, receivers, conservators, employers, and all officers and employees of the United States having the control, receipt, custody, disposal or payment of interest, rent, salaries, wages, premiums, annuities, compensation, remuneration, emoluments, or other fixed or terminable annual gains, profits and income of another person, exceeding three thousand dollars for any taxable year, other than dividends on capital stock, or from the net earnings of corporations and jointstock companies or associations subject to like tax who are required to make and render a return in behalf of another, to the collector of his, her, or

its district, are authorized and required to deduct and withhold from such annual gains, profits, and income such sum as will be sufficient to pay the normal tax imposed thereon by this section, and shall pay to the officer of the United States Government authorized to receive the same; and they are each hereby made personally liable for such tax. Paragraph F sets the penalities for

violations.

### Exceptions for Corporations.

There are certain exceptions as to organizations which are taxable, and these exceptions are agricultural or horticultural organizations, mutual savings banks not having a capital stock repre-sented by shares, fraternal beneficiary societies, orders or associations operating under the lodge system and providing for the payment of life, sick, accident and other benefits to the members of such societies, orders or associations, and dependents of such members; domestic building and loan associations; and cemetery companies, organized and operated exclusively for the mutual benefit of their members; and any corporation, or association, organized and operated exclusively for religious, charitable, scientific, or educational purposes.

### Must Show Income Sources.

Mr. Speer says the returns of corporations must show the gross income derived from the business properties and every other source and the allowable deductions therefrom will determine the amount of net income. Gross income must show the income arising or accruing from all sources during the preced-ing calendar or fiscal year. Such income is easily ascertained from the books of the corporations, because with responsible corporations the books are supposed to represent the facts and in the absence of other and better evidence are usually accepted as conclusive as to the showing of the results of the operations of such corporations.

"Income from increased property values is a question which has heretofore given rise to considerable discussion as to whether or not an increase in property values actually constitutes income. There is much of merit on both sides of the discussion.

"Dividends received from other corporations subject to the tax must be included in the report of income received and such dividends are not deductible in the ascertainment of net income. The fact that a one per cent. tax upon the amounts so received has been paid by the corporation from which they were received makes no difference in the treatment of such dividends by the corporation receiving the same.

### Deductions from Gross Income.

"First, all the ordinary and necessary expenses incurred in the maintenance and operation of the business and properties of the corporation during the year for which the return is made, including rentals or other payments required to be made as a condition to the continued use or possession of property.

"Second, all losses actually sustained or ascertained within the year and not compensated by insurance or otherwise, including a reasonable allowance for exhaustion and depreciation of property.

Third, interest accrued and paid within the year on bonded and other indebtedness, to an amount of such indebtedness, not exceeding one-half of the interest-bearing indebtedness and its paid-up capital stock outstanding at the close of the year is deductible from gross income. If there be no capital stock, the allowable interest deduction is limited to the interest paid on an amount of indebtedness not exceeding the capital employed in the business at the close of the year.

"There are many corporations having indebtedness greatly in excess of their capital stock, such excessive indebtedness not always arising from lack of capital or inability to command capital as ordinarily understood, but oftentimes the nature of the business is such that it is preferable to carry a part of the capital investment as an indebtedness. This is particularly true in the handling of real estate and where the operators transfer a portion of such indebtedness to each portion or parcel of land as it is sold.

"It appeared desirable that the amount of interest which might be deductible should be limited, otherwise "It there would be no check on a close corporation to prevent it from bonding its property to the extent that all its net income would be exhausted in the payment of interest charges. In the special excise tax on corporations, therefore, Congress limited the interest deductions to the amount of interest actually paid on an amount of indebtedness not in excess of the amount of capital employed in the business at the close of the year.

"The income tax extends the limitation by adding to the amount of the capital stock outstanding at the close of the year, the indebtedness outstanding at the close of the year and taking onehalf of the sum of these two amounts as the measure of the amount of indebtedness the interest payments on which are deductible from gross income in as-certaining net income. The result is that if a corporation has a capital stock of \$100,000, and an indebtedness of \$200,000, the interest payment on \$150, 000 of its indebtedness is deductible; that is, one-half of \$300,000, the sum of \$100,000 capital stock and \$200,000 indebtedness.

The amount deducted by corporations having control of the profits and income of another person subject to tax, and withheld, shall be the normal tax only, the additional tax, if any be due, being paid by the person for whom the tax is withheld by the corporation and upon his individual return.

The law specifically states that the provision requiring the normal tax of individuals to be withheld at the source of income shall not be construed to require any of such tax to be withheld prior to November 1, 1913, and no re turn of income not exceeding \$3,000 shall be required.

### ASTOR HOUSE FOUNDATIONS.

### Unusual Work to Be Done There-A Wall Ninety Feet Deep.

The plans which have been adopted by the City of New York for the new Broadway-Lexington Avenue subway call for one section to be constructed along lower Broadway, turning, at ap-proximately right angles, into Vesey street. On account of the narrowness of Vesey street, this necessitated cutting across the southeast corner of what is known as the old Astor House. Arwere made between rangements the owners of this property and the city by means of which permission has been granted to construct the subway on this property, but in such a manner as to make possible the erection of a new building over the entire site, and with as little loss of room as possible.

A wall will be constructed just outside of the building line for approximately one hundred feet on Broadway, and one hundred and sixty feet on Vesey street. This wall, being outside the building line, will compensate to a certain extent for the loss in cellar space which the tubes will occupy within the building site. This wall will be constructed by the pneumatic process, and carried to rock approximately ninety feet below the street level.

It is the present intention to construct a trench by means of three drives of wooden sheathing to a distance of forty feet below the street, which work will be done in the open. The bottom of this trench will be just even with the present water level, which has been lowered by eight feet, by reason of the extensive pumping in the subway work adjoining. After this trench is completed rectangular caissons, rectangular caissons, varying in size from 8x27 feet to 8x31 feet will be set up inside of the trench, end to end, and sunk to rock. These caissons will be of reinforced concrete, similar in design to those now being constructed at the Morgan Building, adjoining caissons being joined together, forming a continuous wall.

One of the novel features used in the design of these caissons has been the use of vertical slots at right angles to the long axis and extending from the roof of the working chamber to the top, to allow room for the braces supporting the open trench. As the caissons are sunk, these slots will be gradually filled with concrete.

(Continued on page 764.)



Grand Avenue.

RESIDENCE OF LEO M. KLEIN.

# STRUCTURAL ACHIEVEMENTS OF THE Y. M. C. A.

More Buildings Soon to be Erected in New York—The Modern Ideal—The Y. M. C. A. as a Real Estate Owner—The Cornelius Vanderbilt Memorial.

By FREDERICK COURTENAY BARBER

H OW much credit must be given to an organization which has endowed this country with eight hundred useful buildings valued in all at \$80,000,000 and contributing with supplementary structures to the health, happiness and housing of 600,000 men?

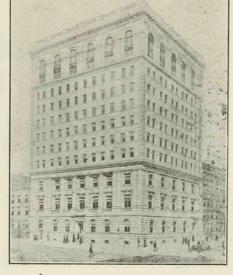
This is what the Young Men's Christian Associations of North America have done. Statistics in the headquarters of the International Committee at 124 East 28th street, Manhattan, show that the associations own that number of structures in the United States. In placing the value of these holdings at \$80,000,000, nothing which is burdened with the smallest debt is included. The eighty million dollars represents the net interest of the associations in the properties.

The buildings range from the ten-thou-

sand-dollar branch home in the lumber region of Louisiana to the million-dollar edifices in the cen-ters of such cities as New York, Chi-c a g o, Philadelphia and Boston. How thoroughly the members of the associations appreciate the magnificent equipment provided for them is demonstrated by the fact that the total membership of 600,000 supplies a daily attendance of 250,000.

Wonderful has Parl been the building growth of the associations.

growth of the associations. In 1880, their total realty holdings stood at \$2,-000,000. The increase through the next decade was at the rate of \$800,000 a year, so that 1890 found the associations owning buildings valued at \$10,000,000. In the last ten years of the century, the total doubled, making a gain of \$1,000,000 a year for that period and giving the organization \$20,000,000 net interest in structures at the century's end. Five years afterward, the associations had an equity of \$30,000,000 in Y. M. C. A.



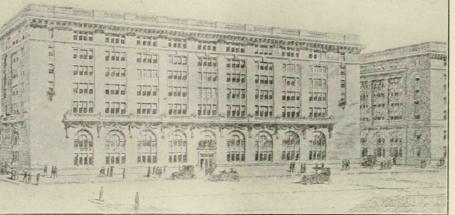
Y. W. C. A. BUILDING ON LEXINGTON AVENUE,

buildings and had gained \$2,000,000 a year in the interval. The present total, \$80,000,000, represents a gain of \$6,000,-000 a year for eight years, the last twelve month's increase being \$8,000,000. In addition, \$7,000,000 is pledged to the associations and only awaits collection.

### Debt Reduction.

Gratifying, too, is the showing made by the almost continuous reduction in the percentage of debt on the buildings. In 1890, it was 22 per cent. Ten years later it was 15 per cent. The extensive constructive activity of the following decade raised the debt average to 18 per cent. in 1900, but by 1905 it had fallen to  $12\frac{1}{2}$  per cent., and this year it is only 11 per cent.

The city associations alone have 16,-



Park Avenue, 49th and 50th Streets

50th Streets. Warren & Wetmore, Architects. CORNELIUS VANDERBILT MEMORIAL.

500 rooms, which are let to young men, and which last year had 112,000 different occupants. Those figures, however, only begin to show all that the organization does in the way of providing sleeping quarters. The Railroad Y. M. C. A. buildings have rest rooms, and these rooms were used for sleeping purposes 3,000,000 times last year. That was possible because the rest rooms are used for shorter periods than the regular dormitories. Members of the railroad branches are great fellows for snatching a few hours' sleep when they get the chance. They dash into the association buildings, plunge into slumber for a little while, spring out of bed, thrust themselves under shower baths and are off again in engines or cars before the ordinary city dweller would have time to do much more than part his hair.

### New York City Buildings.

New York City has a fair showing of Y. M. C. A. buildings. The largest, most modern and best equipped are the Twenty-third Street Branch, at 215 West 23rd street, and the West Side Branch, at 318 West 57th street. Other buildings which were built especially for the association but which no longer are up to date are the Harlem Branch, 5 West 125th street; the French Branch, at 109 West Fifty-fourth street; the Young Men's Institute, at 222 Bowery, and the East Side Branch, at 153 East Eightysixth street.

The New York City Association also

owns property made over for the purpose in which the work of several other branches is conducted, in addition to special buildings for the Railroad and Army branches. Buildings are needed for several of the branches where the equipment is not up to date, and it is expected that some of them will be forthcoming soon.

## The Cornelius Vanderbilt Memorial.

What may be regarded as an ideal Y. M. C. A. structure is to be put up for the New York Central Railroad Branch. It will cost \$500,000, most of which has been contributed by the Vanderbilt family for the perpetuation of the Cornelius Vanderbilt Memorial. Warren & Wetmore are drawing the plans. The plot is at Park avenue and 49th street, with a

frontage of 67 feet on the cross thorooughfare and 200 feet on the avenue A seven-story building will be constructed on that site. It will be of white brick, trimmed with Indiana limestone. The steelwork already is well under way and the members of the branch are looking forward impatiently to early possession of their new home.

On the first floor of the New York Central Branch building will be a broad

lobby, public and private offices, a sixtable billiard-room and a reading-room A restaurant seating 200 persons will occupy the second story. Four balconies and reading-rooms and a big gymnasium are to fill the third floor, all of which can be transformed in a few minutes into an auditorium seating 600. On the mezzanine floor will be sleeping quarters for fifty men, as well as baths and lockers. In the three upper stories will be 184 bedrooms, each 7 by 16 feet and all

(Continued on page 764.)



THE WEST SIDE Y. M. C. A.

# DOES NOT SOLVE THE PROBLEM

How a Reduction of the Tax on Buildings Works in Budapest and Vienna, Where It Has Been Tried-Observations of an American Traveler.

By W. R. MESSENGER.

THE experiment of reducing the tax rate on buildings radically below the rate on land is referred to on page 725 of the October issue of the Record and Guide, and Pittsburgh and Scranton are credited with being the first cities in the United States to adopt this plan following the new State law of Pennsyl-The adoption of the plan among vania. the cities of Western Canada is mentioned, and it is also stated that the plan originated in Budapest, Hungary, where it has been in vogue for many years.

I have just recently visited Budapest, and in company with one of the local officials made a somewhat careful inspection of building conditions and requirements, and the efforts of the Government to improve housing conditions and reduce rents.

The reduction of the tax on buildings below that on land, as applied in Bud-apest and also in Vienna, to encourage the construction of new buildings, should not be confused with the general and permanent reduction of taxes on buildings below that on land. these foreign cities the tax on build-ings is rather high, being about 50 per cent. of the net annual revenue.

### New Buildings Tax Free.

To encourage the removal of old buildings and the construction of new, and also new construction on vacant property, the tax on new buildings is entirely removed for the first ten or twelve years, and a proportionate period of freedom from taxes is allowed for important improvements on old buildings. In Vienna, for instance, this policy is credited with providing the tenement house sections of the poorest districts with the modern buildings which it now enjoys and which are a marked improvement over the buildings of similar districts in other cities I have vis-ited, both in the United States and abroad.

However, my investigation failed to convince me that the plan in Budapest has provided the people with the character of apartments or private dwellings or suburban cottages they desire, and at the rentals they demand. This is shown from the fact that both the city of Budapest and the Hungarian government have undertaken to improve the housing conditions by the construction of homes at reasonable rentals

I visited the development undertaken by the Hungarian government, which is of the garden city type, situated in the suburbs of Budapest on the south side of the city. This development includes several hundred detached houses of one and two stories, accommodating from two to six families with two to three rooms each.

I also visited the municipal apartment house buildings provided by the city of Budapest, which are designed for middle-class families, and where the prevailing rentals are claimed to be from 30 per cent. to 40 per cent. lower than the rentals for similar apartments under private management. Within the city on the north side, the municipal government has also provided a cheaper type of houses for working people. They are one-story continuous construction, with two or three rooms for each family.

### Rents Too High.

The artists of Budapest, in spite of the special tax concessions on new buildings, found the rents so high that they went to the city authorities and asked the city to provide a special municipal development of a superior type of detached houses, especially for artists, which the city did, and which are very attractive.

In addition to these, there is a municipal lodging house where beds can be secured for from 10 cents to 20 cents per night, and meals at proportionate rates, and this institution is admirably designed and conducted.

The necessity for governmental and municipal construction and management of apartments and dwellings and lodging houses, both in the city and in the suburbs for different classes of people, would tend to show that a readjustment of the tax rate has not solved the housing problem. It might also be noted that under the governmental and municipal developments, tenants are not permitted to purchase their homes, but must continue to be tenants and rentpayers.

It should also be remembered that Budapest is favorably situated on both banks of the Danube, which is only about 1,000 feet wide at that point, and is spanned by six bridges, so that the city may and to some extent has extended in all directions, having a population at present of about 1,000,000.

### The Transit Question.

Budapest is very progressive and now contemplates the construction north and south subway paralleling the river on the left bank, in order to make suburban life more convenient and at-tractive. This question of transit in the last analysis appears to be one of the most important questions in the solution of the housing problem. I know of no city, either in America or Europe, where a million or more people, either by choice or necessity, desire or are obliged to live and work and play in a restricted area, have found satisfactory living conditions.

The Hungarian government, through the Minister of Commerce, represented by Dr. Bartholomew Nemenyi, of Bud-apest, is at present studying tenement house and housing conditions in the United States. Dr. Nemenyi has just completed several weeks' study of con-ditions in New York, which he states are superior to those of any European city. W. R. MESSENGER. Euclid Hall, Oct. 21.

-Bloomingdale Reformed Church on Bloomingdale Square is going the way of a number of other houses of worship and will be altered into a movingpicture gallery by Harry Schiff, the new owner. No one seemed to want it for a church any more, and a picture theatre was the next best choice as an income producer. The plans have been filed. Across the square another theatre is building, and at 97th street two others will soon be completed, when old Bloomingdale will have about as many theatres as churches.

### REAL ESTATE BOARD.

### Annual Meeting-Laurence M. D. McGuire, the New President.

At the annual meeting of the Real Estate Board of New York, held in the board room on Tuesday, October 21, the following officers were unanimously elected: Laurence M. D. McGuire, president; W. J. Van Pelt, vice-president; Elisha Sniffin, secretary; Frederick D. Kalley, treasurer. Elected to the Board of Governors to serve three years: Lawrence B. Elliman, Frederick D. Kalley, John P. Kirwan.



LAURENCE M. D. MCGUIRE. resident Real Estate Board

The officers take the place of A. Amy, Charles E. Duross and Gerald R. The auditing committee for the Brown. ensuing year will be A. H. Ivins, Leroy Coventry and Louis Schrag. The nominating committee is composed of A. V. Amy, David A. Clarkson, Irving Ruland, Walter Stablier and F. R. Wood.

Mr. McGuire has been prominent in the real estate world for the past fif-teen years and has given his time unsparingly to the advancement of the board. As chairman of the special committee on revising the constitution and broadening the scope of the board he did exceptionally good work, and since the revision of the constitution 150 new members have been added. As chairman of the diary committee, which issues each year the Real Estate Board's Diary and Manual, which is recognized as the standard real estate year book, he has increased the circulation from 5,500 to 12,000 copies, and has more than doubled the revenue of the board from this source.

Mr. McGuire prepared at DeLaSalle Institute and entered Manhattan College and later Columbia. He is president of the Callahan Estate, a New York corporation owning much valuable property in the Borough of Manhattan, and is also president of the Laurenmac Company and trustee of the Italian Savings Bank.

Mr. McGuire is well known for his accomplishments in the amateur athletic field, having been captain for three suc-cessive years of his college baseball team and is well known as an amateur boxer, being at the present time chair-man of the boxing committee of the New York Athletic Club.

### Predicts Tax Increase.

An increase of at least six points in the 1914 tax rate is predicted by the Bureau of Municipal Research unless the Board of Aldermen keeps down the budget increase for the coming year below the average yearly increase from 1909 to 1913.

-The Amended Building Code is still in the hands of the committee, held up for another week, if not until after election.

# BUILDING MANAGEMENT

Conducted by Raymond P. Roberts, Building Manager for the American Real Estate Company.

### MANAGING APARTMENTS.

### Ways of Keeping Houses Filled and Getting Prompt Payments.

HAT are the best inducements to W make to tenants in order to keep apartment houses filled? Every owner or agent is seeking an answer to the ques-tion, and none that is infallible can be given. But there are inducements that can be offered to make the apartments rent more readily, and at least one owner in a large Eastern city seems to have hit upon an idea that has proved profitable.

Its simplicity, perhaps, is its most salient feature. Knowing that in most instances the apartments are inspected and rented and to a greater degree lived in by the women, and knowing also that there has in the past few years been a craze for trading stamps, this owner offered a given number of these stamps to every new tenant who leased an apartment and likewise a number with each month's rent paid when due. Warfield Warfield Webb tells about it in the National Realty Journal of Chicago.

Now as this was an inducement that carried actual money value, both at the time of renting the apartment and each month thereafter when the rent was paid promptly, it appealed to the people of that city and there was an immediate noticeable increase in the number of tenants and a like increase in the prompt payment of monthly rentals. The amount of loss sustained by the owner was so small, compared to the increased occupancy of his apartments and to the ease with which collections were made, that it proved to be a source of revenue instead of loss.

The average human being will readily grasp at an offer that is made whereby he can receive something for nothing. The giving of one or more month's rent, as has been customary with many for years, does not have the same effect as a reduction made in each month's rent in the shape of rebates. The amount may not be as great, and still there is a decided difference in the mind of the average renter. He feels that he has gained more than several months' rent will actually amount to if he is given a rebate each month.

### To Facilitate Collections.

The trading stamp idea is only one of many similar schemes that could be worked in order to make the apartment more attractive and to induce prompt payment of rent. It is a phase of human nature that a prize will frequently be more highly valued than a money offer It might also be well to offer a discount to the tenant to pay within a day or so of the date on which the rent is due. This would make it an inducement to keep the tenants prompt payers. If the lighting and heating companies and the merchants can offer a discount in a given time for payment of accounts, why could it not be done with the landlord?

There are many persons who consider it an injustice to ask the payment of rent in advance. They feel that in this way there is a risk being run that might involve them should anything happen to

building during their occupancy. the Still, if an inducement in the way of a discount was offered for a payment of the rent within a few days after it was due, it would go far toward acting as a stimulant and would many times be the means of making rent money prompt in coming to the owner. very

### Fire Insurance Free.

In connection with offers for the tenant there is also the idea of offering fire insurance on the household effects up to a given amount and for a given time, free to the tenant who leased an apartment. This would be in the nature of a practical gift and a protection that no one would refuse. It would be an in-ducement to the tenant who was particular and would also make him feel more readily disposed to pay his rent in advance.

## OPERATING EXPENSES.

### What It Costs Per Square Foot for the Upkeep of Skyscrapers.

The cost per square foot of rentable area for the upkeep of skyscraper office buildings no doubt varies greatly in New York. A table recently prepared by C. Coley, the operating manager of the New Equitable, has inspired Vice-President Mortimer of the U. S. Realty and Im-provement Company to prepare a table for the Real Estate Magazine showing average results in some of the first-class buildings of New York, as he has found them, covering a period of five years: .067 .050 .094  $.010 \\ .016$ .032

.040 .008 .011 .009

... \$0.389 Total

The Record and Guide would like to hear from the managers of similar buildings the results which they have ob-tained, using the same basis of calculations.

### A Sinking Fund for Every Building.

"The investor rarely looks upon real state scientifically," said an agent. "He buys usually through a broker, doesn't know what he is doing. and There are agents who sell property who look chiefly for a big commission. The investor ought to be told that a house should provide a sinking fund which should be set aside for repairs and im-provements in the case of every building vielding over 8 per cent. Old structures once in so often need new floors, roofs, heating apparatus, and so on. Brokers try sometimes to get results in commissions too quickly, and this practice has led to much disappointment."

### A NEW YORK ASSOCIATION.

### Building Managers Take Steps to Organize-A Committee on Plan and Scope.

Steps were taken this week to or-ganize an association of building managers in this city. In response to in-vitations a number of downtown building managers met at the office of B. E. Martin, in the St. Paul Building, on Tuesday. It was resolved to organize the New York Building Managers' Association, and a committee was appointed by the chairman, Mr. Martin, to re-port next Tuesday on plan and scope.

The committee consists of Mr. Mar-tin, C. H. Burdette of the New York Title Insurance Company, W. H. Class of Geo. R. Read & Co., C. H. Leasen-feld of the United States Realty and Improvement Company and A. J. Bleeker of the Singer Building, all of whom were present at the meeting.

The objects and purposes of the association will be stated by the committee in its report, but from the drift of the discussion it is inferred that the protection of owners from loss through delinquent rentpayers, from concerns that have in other respects failed to live up to their obligations, and from employees who have proved untrustworthy will be provided for.

It is not the aim of the association to be the benefactor of any particular sec-tion, but of the whole city.

A central headquarters is to be maintained and there will be in the office, records and information available to the members. Points in office management also will be exchanged with the idea of keeping the buildings under the direction of members of the association up to the highest standard of efficiency. The local association will affiliate with the National Association of Building Managers and Owners. Similar local associations are flourishing in other large cities.

### What Compliance Means in Many Cases.

J. Edgar Leaycraft, of 30 East 42d street, says that compliance with the new regulation of the State Industrial Board, for the construction of stairway partitions means a hardship in many cases and involves a large expenditure of money where the income from the property will hardly justify the outlay.

"It is a well known fact," said Mr. Leaycraft, "that in the lower part of the city there are buildings that in former years were occupied as private dwellings, and the incoming of business has driven away the former residents, and the premises could not be rented for dwellinghouse purposes and, therefore, had to be rented for such lines of business as would create a revenue, although in many cases, not adequate to the value of the land.

"In all such instances, the owners have complied with the requirements in the erection of fire-escapes and other precautions, and any considerable require-ment or expense at this time would be a very serious hardship. In most of the cases referred to above the estates are not able to improve the property by the erection of modern and up to date buildings."

### USEFUL APPLIANCES

Novelties, New Applications of Familiar Devices and the Trend of Invention, Designed to Aid the Architect, Builder and Building Manager, Described Without Regard to Advertising Consideration.

# A Novelty in Kitchen Lighting.

HERE is something that Canadian apartment and home builders are Tt

finding popular. is a kitchen pendant with a sliding can-opy that is more rigid than the common pendant and has an independent connection for attaching the gas iron tubing. Usually when the householder uses the gas iron she attaches the pipe to the gas stove cock, thus preventing the use of a large part of the passage room in the kitchen. In the pendant designed by the Consumers' Gas Company of Toronto, Can., the tube is permitted to fall directly over the ironing-board, and the full floor-room is retained without danger of children or others running into the gas supply

pipe.

### Quicklime to Thaw Ground.

S OMETIME this winter when the ground is frozen and it becomes necessary to dig down to a broken pipe in the street, it may mean several extra dollars in your pocket if you happen to know that C. P. Chase, an Iowa en-gineer, described before the last annual meeting of the Iowa Engineering Society how he solved the ground-thawing problem by the use of lime. He had a job out in West Liberty, Ia., to lay sewer pipe and he found that digging into the frozen ground was eating heavily into profits. So he tried an experiment and made money by it. He spread the lime over the frozen ground, covering the width of the trench to be opened, and then turned the water on it. As the ground thawed it permitted the hot water and lime to soak down in, and in a remarkably short time he had his ground in shape to work.

### A Positive Boiler Lighter.

T HOSE who have trouble in starting fires in boilers will be interested in knowing that the American-LaFrance Engine Company, 149 Broadway, is putting on the market a torch that cannot be blown out and cannot be extinguished by rain. In fact, it actually will burn under water. They are ignited like a match and project the flame to the objective point like water from a hose.

### Saving Life via Buckets.

HERE is a distinct novelty in fireescapes. It is a folding bucket that may be used for a footstool when not required for life-saving purposes. In appearance it resembles a covered ash can, except that it is made of sterner stuff and is more agreeable to the as-thetic sense of its owner.

It consists of steel circles and chains covered with sail canvas. A steel ribbed helmet protects the occupant from flames and falling debris. It is light, collapsible and is easily handled. The rope and canvas are chemically treated

to protect them from fire during use.

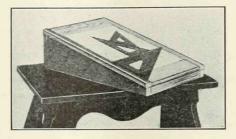
In operation the child, invalid, or aged person steps into the collapsed bucket. It is then pulled up over his head and closed. Two knobs are affixed to the window-sill and when the bucket is ready to be lowered a twist is taken about the knobs by someone still in the room or by the occupant of the bucket himself, and the lowering process begins.

The device is manufactured by D. W. Diggs, of 601 West 26th street, who also manufactures a chain folding ladder which has the advantage of being fireproof when thrown from a high window over those below that are belching forth smoke and fire.

### No Tacks Required.

T ACKS in a draughting board are a nuisance. "Why use them at all?" asked Albert A. Dowd, of Bridgeport, Connecticut, one day. Straightway he proceeded to devise a board that would eliminate their use and here it is.

It is an entirely new idea in the way of a drawing or sketching board. It was designed for the use of estimators, engineers, chief draughtsmen and con-It offers no obstruction of any tractors. kind to the free use of the T-square or angles. In fact, no T-square is needed on this board, as the mahogany straightedge along the left hand side is trued up on its inner side, so that a large triangle can be placed against it and used in place



of the T-square. Space is provided to accommodate a fifty-yard roll of paper which is pulled up through the springactuated wing at the top of the board and drawn down across it and through the slot at the bottom, where there is another wing similar to that at the top.

### Pulverized Fuel for Boiler Firing.

There are a great many places where low-grade fuel or coal dust is available, and these are often found to have considerable heat value. It is unfortunate, therefore, if it has to be wasted and used as railway ballast or consigned to a dump. Many attempts have been made to use powdered fuel by blowing it into ordinary boiler furnaces, but serious difficulties have been encoun-tered, especially with boilers having tubes which are horizontal, or nearly so, namely, the maintenance of a steady flame, for which a high furnace temperature is required; a proper furnace lining to withstand the intense heat necessary to maintain constant ignition; inability to feed steadily an even mixture of combustible material, when the grade of coal varies, or when it is mixed with clinker or other refuse; maintenance of the mixture in a satisfactory condition, and handling of the slag resulting from the burning of refuse. A number of these difficulties have

been overcome by the use of a vertical gas jet, according to C. H. Wright, who explains the new method in the Electrical World. A mushroom-shaped flame is produced within a closed ring of vertical boiler tubes which constitute the steam-generating plant. Ignition takes place shortly after the stream of coal dust and air enters the furnace. The mixture rises as a central column until it strikes the top and turns downward

when combustion has practically ceased, the products of combustion (at about 3,000 degrees Fahrenheit) forming a sort of sheath, or gas lining, which prevents blowpipe action, but does not prevent radiant heat from passing through to the boiler proper.

The ash is converted into a liquid, which is deposited on the brick lining of the furnace, subsequently dropping into the ash pit. The result is that the furnace automatically keeps clear of The spray protects the furnace slag. The spray protects the furnace lining, thus rendering unnecessary the use of fireclay. The firebricks are stacked in position, and after a short time there is obtained a proper lining having a glazed appearance.

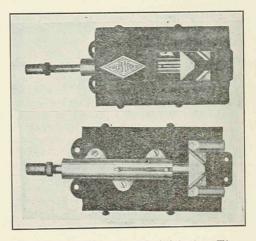
### Makes Elevator Man an Automaton.

WEBSTER defines an automaton as that which possesses the power of spontaneous movement without consciousness; a self-acting machine.

The Reliance Ball-Bearing Door-Hanging Company, of 1 Madison ave-nue, has introduced a device whose object is to take the human element, so far as care of his passengers is concerned, entirely out of the hands of the youth who plies the lever in the vertical vehicle we ride in and places it in a lock, illustrated herewith, that prevents the elevator man from starting his car before the door leading thereto has been locked securely. Furthermore, it is claimed that the cost of removing the responsibility for the safety of elevator passengers in buildings from the human operator to the mechanical "deadlock" is merely nominal, one device paying its cost a hundredfold by preventing one single accident.

Two illustrations of this lock are given. The first shows the position of the lock when the door is open. No electric current can pass. By closing the door, which strikes the plunger head, the plunger is driven to a contact between the two buffers, as shown in the lower illustration, which permits the current to pass to the operator's controller in the car, which actuates the propelling mechanism.

It is claimed for this device that it is impossible for the car to leave its position while the door is open, but this does not necessarily mean that the speed



The of the elevator is diminished. operator can throw in the starting lever while the door is closing and the car will leave instantly, either up or down, as soon as the door locks. This is merely reversing the usual operation of starting the car first, then closing the door afterward. The device insures no belated attempts by careless passengers to leave or board the car unexpectedly.

In case of fire the operator in the car or the engineer at his desk or elsewhere can throw the device out of service at a moment's notice and the elevator can be operated from the magnet board just as though the device were not installed.

Devoted to Real Estate Building Construction and Building Management in the Metropolitan District

Founded March 21. 1868, by CLINTON W. SWEET Published Every Saturday

By THE RECORD AND GUIDE CO.

F. W. DODGE, President F. T. MILLER, Secretary-Treasurer 119 West 40th Street, New York (Telephone, 4800 Bryant)

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The Senate and Assembly convened last Wednesday night and adjourned un-til 8:30 P. M., Monday, November 10. The Senate unanimously confirmed Governor Glynn's nomination of James M. Lynch, of Syracuse, as State Labor Commissioner. Mr. Lynch is president of the International Typographical Union. As Labor Commissioner he will be ex-officio chairman of the Industrial Board, which has jurisdiction under the Labor Law of factory buildings in this and other cities.

Edward E. McCall will address the Real Estate Forum in the Vesey street auditorium on Monday at 12 o'clock. auditorium on Monday at 12 o'clock. John Purroy Mitchel, who had his inning there last Wednesday, said that he in-tended, as Mayor, "to do for the general departments of the city government, which spend 93 per cent. of the budget, just what President McAneny and the other Borough Presidents have done for their own departments." He will not, he promised, talk economy and boost the budget budget.

As an aid both to the Board of Estimate in making up the city budget and to department heads in administering their offices, expense ledgers have been installed during the year in a number of the larger departments. Summaries of the new ledger for the first six months of this year are printed in the Budget News Bulletin, issued by the Board of Estimate. The ledgers make it possible to reduce the services in different departments to a cost unit basis for purposes of comparison, and mark a decided advance in the city's bookkeeping. They were formulated and introduced under the direction of Comptroller Prendergast.

### Coming to the Seaboard. As stated in the Record and Guide of last week rumors are current that the United States Steel Corporation is considering the construction of a tidewater plant for the manufacture of steel on Newark Bay. The precise amount of truth in these rumors has not as yet been definitely ascertained, but many considerations make it possible, if not probable, that the manufacture of steel in the vicinity of New York will soon become a paying business enterprise. In the first place, the export trade in steel products is increasing rapidly, much the largest part of it being handled by the United States Steel Corporation. Large economies would result in case these products could be shipped directly from tidewater, instead of ing hauled by rail from the interior and then transshipped, but under the con-ditions which prevailed under the old tariff laws the increased cost of assembling the raw materials in the vicinity of a North Atlantic port was enough and more than enough to offset these

economies. Under the new tariff, however, most of these raw materials can be imported. Large supplies of iron ore and fuel in Cuba, South America and Nova Scotia have been made available for use by the tidewater plants, and in view of the elaborate preparations that are being made for the importation of this it can evidently compete with the ore. product of American mines. Hence the manufacture of steel chiefly for the ex-port trade in the vicinity of New York may well be much more possible than it used to be, and if plants should be erected primarily to take care of foreign business, they would in all probability compete for a certain amount of domestic business which offered itself in the vicinity of the manufacturing plant.

For it must be remembered that the new tariff will offer English and German steel manufacturers a much better chance that they have had until recently of capturing a share of the trade of the seaboard cities, and American manufacturers, in case they are going to hold their markets, will have to fight hard for them. If it proves to be true that certain classes of steel product for which there is a large demand in cities like New York can be manufactured a little more cheaply on tidewater for that particular market, seaboard plants will have to be built in order to take care of this business.

The foregoing is simply an illustration of a change which is likely to take place in many different lines of manufacture under the new tariff. The almost prohibitory scale of duties which prevailed for half a century has undoubteldy been favorable to the interests rather of interior cities like Pittsburgh, Cleveland and Chicago than it has to seaports such as New York, Philadelphia and Boston. Not merely have these cities suffered because of the inability of foreign cities to sell their manufactured goods to us and of the consequent discouragement of American import and export trade, but development as manufacturing their centers has been hampered. The manufacturing interests of seaport cities must always depend largely upon foreign countries for their markets and for their supplies of raw material.

The high protective system of the past has not merely injured them as shipping and commercial cities, but it has prevented them from reaching their full industrial growth. Many other branches of manufacture besides steel will be benefited by their ability to get their raw materials outside of the United States, and the plants which will obtain the largest share of this benefit will be those which are situated on the seaboard.

may, consequently, be confidently predicted that under a more liberal fiscal policy, the manufacturing industries of the larger cities of the Atlantic seaboard will undergo a very considerable expansion, of which New York and its vicinity will obtain a full share. The direct benefit will be felt rather by the other boroughs than by Manhattan. The new plants will be situated in the Bronx, Queens, Brooklyn, New Jersey and up the Hudson, but of course Manhattan will obtain some of the direct and most of the indirect benefit. Its vast clothing manufactures will be compensated for any increased competition from abroad by less severe competition from interior cities. Its shops, offices and places of amusement will be inevitably very much better patronized as a consequence of the building up of the outlying districts. All that is required in order to take full advantage of these improved conditions is the early adoption of a modern system of handling freight in and about the port of New York.

The Usual Story. The figures showing the increase of travel on the Interborough lines for the past year tell the usual story. The traffic on the elevated roads increased very slightly, but this gross increase was accompanied by an actual decrease was ac-number of tickets sold at most of the elevated stations. It is evident that if the company had not received permission to improve the operation of these lines by additional third tracks the time would soon be coming when the traffic on the elevated roads would exhibit the same lack of resiliency that the traffic on the surface lines has been showing for many years.

It remains to be seen how far under the improved conditions of operation the traffic will be increased. The elevated roads will always have the great advantages over subways of offering much pleasanter means of travel. Nevertheless, the subway carried about 20,000,000 more passengers last year than it did the year before. The increased number of passengers which can be crowded into its already overcrowded cars is extraordinary.

Apart from those stations situated in districts the population of which is increasing, the stations which register the greatest increase in the number of tickets sold are those at 42d street and Broadway, and 34th street, which shows the wisdom of locating the express stations in the new subways at these points. Of the two districts, the one in the vicinity of 34th street contains more chance of future development than the one in the vicinity of 42d street. The western part of this district, in which the business is most active, has never yet had the advantage of a conveniently situ-ated subway. As soon as the Broadway and Seventh avenue lines are in operation with express stations on or near 34th street, the whole neighborhood will be enormously benefited.

No Hudson River Bridge Here. The New York and New Jersey Bridge and Terminal Commissioners have come to a wise decision. They have abandoned any idea of attempting to secure the legislation and the appropriations necessary to a bridge across the Hudson River. They are going to recommend the construction of two traffic tunnels, one for west bound and one for east bound vehicles. Each of these tunnels would be seventeen feet wide, and together they would accommodate about 5,000,000 vehicles a year. Inasmuch as most of the existing traffic seeks desti-nations south of 23d street, it is recom-mended that the Manhattan end of these

tunnels be situated south of that street. Our only doubt about the desirability of this recommendation would turn upon the question whether the tunnels should not be built with the future a much in mind as the present. Certainly they should not terminate in Manhattan very far south of 23d street. If the estimate of the construction that these tunnels could be constructed for \$11,000,000 proves trustworthy, the Record and Guide believes that they should be built. They would certainly be worth more than that sum to the people of New York and New Jersey.

The idea of spending \$50,000,000 on a bridge has always been fantastic. No bridge would be worth such an expenditure unless it could be used for railroad as well as vehicular traffic. But one-fifth of \$50,000,000 is a very different matter. Considering the increasing importance of motor traffic and the large part which motor trucks are coming to play in transportation, the construction of a highway across the obstruction of the Hudson River has certainly come to possess a considerable business value, which most assuredly justifies the expenditure of no more than \$11,000,000.

### Building Projections.

Editor of the RECORD AND GUIDE: Nothing could better illustrate the obsession which has taken possession of the present city administration on the subject of building projections than the proposal to restrict them under the new building code to 2 inches for water tables, sills, etc., and 6 inches for bases, columns, capitals, etc.

This is reductio ad absurdum. The projection of the base of a column or pilaster is regulated by its diameter or width.

President Walter Cook of the American Institute of Architects writes me: "I agree that the proposed restriction on building projections is not to the best interests of good architecture.'

ALBERT E. DAVIS. Bronx, Oct. 20, 1913.

### Opposite Opinions on the Income Tax Law.

Editor of the RECORD AND GUIDE: I differ from Mr. Strasbourger in his

interpretation of the provisions of the Income Tax law as to deductions of interest paid by realty corporations during the year, and I think the circular of the Allied Real Estate Interests is right.

Article B of sub-division G of the Income Tax act. savs:

"Such net income shall be ascertained by deducting from the gross amount of the income of such corporation all the ordinary and necessary expenses paid within the year in the maintenance and operation of its business and properties, including rentals or other payments required to be made as a condition to the continued use or possession of property.

Interest upon mortgages upon its real estate (which is its business and property) are "payments required to be made as a condition to the continued use or possession" of a real estate corporation. Moreover, reading further on in subdivision B quoted by Mr. Strasbourger, it is: "Provided, That in case of indebted-

ness wholly secured by collateral, the subject of sale in ordinary business of such corporation, joint stock company or association, the total interest secured and paid by such company, corporation or association within the year on any such indebtedness may be deducted as a part of its expenses of doing business.

The "subject of sale in ordinary busi-ness" of a realty company would cer-'ainly be its realty, and the "collateral"

**RECORD AND GUIDE** which secures its (mortgage) "indebted-

ness. I, therefore, agree with the Allied Real Estate Interests that real estate corporations may deduct the total interest paid on their mortgage indebtedness during the year, and that the provision allowing a deduction of only one-half of applicable to such corporations. I. C. LEVI. such interest and capital stock is not

37 Liberty street, Oct. 20, 1913.

## Mortgage Investments.

### Editor of the RECORD AND GUIDE :

I have read with much interest the valuable suggestions of Mr. M. Morgen-thau, Jr., in last week's Record and Guide. They are, in my opinion, all worthy of consideration. In fact, every movement in the direction of making mortgage investments more secure and more practical will help the real estate market.

Mr. Morgenthau's suggestions I believe to be all sensible and practical, and if you will push the matter along you will add to your own well-deserved high reputation and, at the same time, benefit the real estate interests of this city. FERDINAND KURZMAN.

### EFFICIENCY IN BUILDING DEPT.

# Architects and Builders United in Reso-

lutions to Party Candidates. New York Chapter of the American Institute of Architects, the Building Trades Employers' Association and the New York Society of Architects have united in passing resolutions stating the desire of the building interests of this city that the administraton of the Department of Buildings needs experts and should be kept free from politics, and commending the efficiency of the present administration of that department. A copy of the resolutions has been sent to each candidate for the office of Borough President in the five boroughs.

No such action has ever been taken before by these associations. It has been the custom for professional societies to abstain from participation in political President Robert D. Kohn matters. said in explanation that this is to be in

no way changed: "They have merely decided that the administration of a department which requires so high an order of technical ability as the administration of the Building Department is not a question of politics.

'In our debates we have decided that those who are interested in any special department of the city government, and who are specially qualified by their technical knowledge to judge of the efficiency of that department, are in duty bound to tell the rest of the community what they know. It is only by such means that in my opinion progress in municipal government is to be attained. In that light the action of the architects and of the builders of this city is a great step in advance.

'The resolution addressed to candidates for the Borough Presidency has been received with such general approval by the associations of architects, builders and engineers that I am certain it represents the almost unanimous opinion of the building interests of this cityat least of all those who desire a government which is fair and just both to the professions and to the public.'

-The Supreme Court Justices will refrom the Court House Board, ceive probably within a fortnight, a formal communication suggesting modifications in the court house plans to meet the objections raised by the justices when the plans were first submitted for approval.

### MENDING OLD DOCUMENTS.

### How Ancient Records Are Preserved at the County Clerk's Office.

Do the citizens of New York, particularly those interested in real estate and the ancient records on which the titles thereto depend, realize what vast im-provements in the methods of conserving those records have been recently instituted and are now in progress of execution, under the supervision County Clerk William F. Schneider? of

All older conveyancers will remember the cellar in the Court House, lit by gas jets, in the immediate vicinity of glue pots, where the ancient records of this metropolis were stored and only preserved from destruction by conflagration by the direct interposition of divine mercy; for all purposes of consultation these old records might just as well have been in the moon.

A visit to the eighth floor of the Register's building will repay any citizen interested in municipal affairs in general, or in matters connected with real estate records in particular. There he will find the torn, illegible documents dating from the earliest period of the county of New York, being carefully mended with transparent silk veiling, which saves the paper from decay and yet leaves it perfectly legible. There he will find the ancient parchments, dating from the days of the Province of New York, no longer trampled under foot and becoming every day more illegible through the cellar damp, but now carefully stored in pigeonholes, in fireproof safes, "where he who runs may read."

Ancient foreclosure and partition suits, which rapidly were dropping to pieces through the handling of suc-cessive generations of real estate lawyers, are now carefully bound in volumes and copied, where the decay was too far advanced, and the torn or mutilated parts carefully restored or mended under the guidance of that old and experienced conveyancer, William Moore.

No less surprising will the visitor find the clean, comfortable desks, at which these records may be examined, and the despatch with which these records are produced for examination, particularly if he remembers the two crowded tables in the old County Clerk's office, where attorneys almost fought for places and where the necessarily rough handling of the papers seemed to presage their early total destruction.

In short, all interested in the preservation of the ancient history of this burgh and all interested in the preservation of muniments of title on which the vast real estate investments of this metropolis depend, are indebted to County Clerk William F. Schneider for the painstaking, intelligent manner in which this great work is being carried on.

### Annual Tax Department Report.

The annual report of the Department of Taxes and Assessments for the year 1913 was issued in book form this week.

The appendix contains the following: 1. A report by Commissioners Edward Kaufman and Daniel S. McElroy, a sub-committee of the Board of Taxes and Assessments of the City of New York, entitled Taxation of Personal Property in New York State from 1880 to 1913.

2. "Real Estate and Its Taxation in Philadelphia," by Robert D. Dripps and Arthur E. Post, who make acknowledgments for the assistance of President Lawson Purdy of New York City.

3. A Report on the Assessment of the

City of Auburn, by Deputy William R. Plaatje. The volume is a valuable addition to

the library of any student of taxation. The present commissioners of the New York City Department of Taxes and York City Department of Taxes and Assessments are Lawson Purdy, Charles J. McCormack, Charles T. White, Daniel S. McElroy, Edward Kaufman, Judson G. Wall and John J. Halleran. C. Rock-land Tyng is secretary of the depart-ment, Frank J. Bell, chief deputy of the real estate bureau, Edward T. Taggart, chief deputy of the personal bureau, and Henry W. Vogel, surveyor.

### ASTOR HOUSE FOUNDATIONS.

(Continued from page 757.)

For additional support of the subway tubes, four caissons about six feet by eight feet will be sunk to rock, with the top cut off at about forty feet be-low the street level. A grillage of four twenty-inch I-beams will be placed on the top of each of these piers, support-ing cradles made up of plate girders thirty-six inches deep and concrete spanning from pier to pier. The tubes will be of cast iron segments, similar to some of the subways now completed.

The wrecking of the southerly half of the old Astor House has already been commenced, and will be completed about November 1 of this year. It is expected that the open trenches to receive the pneumatic caissons for the wall will be finished some time during January next, at which time the pneu-matic work will be started.

### Y. M. C. A. BUILDINGS.

### (Continued from page 758.)

with outside windows. The roof garden will be available for entertainment and athletic purposes.

It will be noticed that the modern Y. M. C. A. building, in addition to its equipment for religious and other educational purposes, is a compromise be-tween a clubhouse and a hotel. There are rooms and restaurants for the mem-bers, as well as special features that doubtless were not dreamed of when the organization began to put up structures of its own a few decades ago. The 600,000 members of the country's

associations include more than 100,000 boys, almost 100,000 railroad employees and about 100,000 employees of various industrial establishments. The other half of the membership covers workers in practically every occupation-for the outreach of the organization is limited only by the speed with which it can raise funds for its continuous development.

### More Buildings to Be Erected.

The Young Women's Christian Association is beginning a period of marvel-lous progress in the establishment of association buildings similar to that which the Young Men's Christian Association has enoyyed for the last decade or more. New structures are needed for several branches of the New York City Association, and it is thought that the money for the erection of such buildings will be obtained by the Y. W. C. A. in the next few months. The National Headquarters of the women's association has a fine new building at Lexington avenue and 52d street that houses the National Training School for Y. W. C. A. secretaries as well as the many offices necessary to the conduct of the association's affairs for the entire United States. It is the hope of every city branch some day to have an equally handsome and useful home.

# REAL ESTATE STATISTICS OF THE WEEK

The Following Table is a Resume of the Record of Conveyances, Mortgages, Mortgage Extensions and Building Permits Filed in Each Borough During the Week.

(Arranged with figures for the corresponding week of 1912. Following each weekly table is a resume from January 1 to date.)

### MANHATTAN. Conveyances.

	<b>1913</b> Oct. 17 to 23	1912 Oct. 18 to 24
Total No	122	145
Total No. Assessed value. No. with consideration Consideration. Assessed value.	\$5,704,300	\$10,765,200
Consideration	\$418.625	\$134 700
Assessed value	\$361,500	\$168,000
Ian 1 to (	let 23 [at	n 1 to Oct 24
Total No	6,394	7,227
Assessed value	\$388,799,461	\$556,237,895
No. with consideration	\$25 504 282	£17 879 000
Total No. Assessed value No. with consideration. Consideration. Assessed value	\$38,937,662	\$45,535,200
Mor	tgages.	
0	at 17 to 00	Oct. 18 to 24
Total No.	77	86
Amount	\$1,197,606	\$2,164,775
To Banks & Ins. Cos	15	12
No at 6%	\$402,500	12 \$237,500 39 \$1,277,325
Total No. Amount. To Banks & Ins. Cos. Amount. No. at 6% No. at 5½%	\$247,073	\$1,277,325
No. at 51/2%	1	800 550
No at 54	\$5,000	\$22,750
Amount	\$776,400	\$265,000
No. at 41/2%	1	10
No at 4¢	\$15,000	\$274,400
Amount		
Unusual rates	2	
Amount	\$1,733	
Amount	8150 100	8205 200
Amount	\$152,400	3323,300
Amount No. at 5½ Amount No. at 5% Amount No. at 4½ Amount No. at 4½ Amount Unusual rates. Amount Interest not given Amount. Jan. 1 to		
Total No Amount To Banks & Ins. Cos Amount Mortgage	4,037 \$147,502,950 907 \$54,974,099 Extensions	5,016 \$251,605,080 1,071 \$155,664,659
Total No Amount To Banks & Ins. Cos Amount Mortgage	4,037 \$147,502,950 907 \$54,974,099 Extensions Oct. 17 to 23	5,016 \$251,605,080 1,071 \$155,664,659
Total No Amount To Banks & Ins. Cos Amount Mortgage	4,037 \$147,502,950 907 \$54,974,099 Extensions Oct. 17 to 23	5,016 \$251,605,080 1,071 \$155,664,659
Total No Amount To Banks & Ins. Cos Amount Mortgage	4,037 \$147,502,950 907 \$54,974,099 Extensions Oct. 17 to 23	5,016 \$251,605,080 1,071 \$155,664,659
Total No. Amount. To Banks & Ins. Cos Amount. Mortgage Total No. Amount. To Banks & Ins. Cos Amount.	Acceleration         Acceleration           4,037         \$147,502,950         907           907         \$54,974,099         Extensions           Oct. 17 to 23         44         \$1,734,000           17         \$1,167,500         17	
Total No. Amount. To Banks & Ins. Cos Amount. Total No. Amount. To Banks & Ins. Cos Amount.	4,037 4,037 \$147,502,950 907 \$54,974,099 <b>Extensions</b> Oct. 17 to 23 44 \$1,734,000 17 \$1,167,500 to Oct 23 Lateral Content of the second s	5,016 \$251,605,080 1,071 \$155,664,659 Oct. 18 to 24 38 \$1,449,500 11 \$349,000
Total No. Amount. To Banks & Ins. Cos Amount. Total No. Amount. To Banks & Ins. Cos Amount.	4,037 4,037 \$147,502,950 907 \$54,974,099 <b>Extensions</b> Oct. 17 to 23 44 \$1,734,000 17 \$1,167,500 to Oct 23 Lateral Content of the second s	5,016 \$251,605,080 1,071 \$155,664,659 Oct. 18 to 24 38 \$1,449,500 11 \$349,000
Total No. Amount. To Banks & Ins. Cos Amount. Total No. Amount. To Banks & Ins. Cos Amount.	4,037 4,037 \$147,502,950 907 \$54,974,099 <b>Extensions</b> Oct. 17 to 23 44 \$1,734,000 17 \$1,167,500 to Oct 23 Lateral Content of the second s	5,016 \$251,605,080 1,071 \$155,664,659 Oct. 18 to 24 38 \$1,449,500 11 \$349,000
Total No. Amount. To Banks & Ins. Cos Amount. <b>Mortgage</b> Total No. Amount. To Banks & Ins. Cos Jan. 1 Total No. Amount. Jan. 2 Total No. Amount. To Banks & Ins. Cos Amount.	$\begin{array}{c} \textbf{(001.23)} & \textbf{(301)} \\ \textbf$	5,016 \$251,605,080 1,071 \$155,664,659 Oct. 18 to 24 38 \$1,449,500 11 \$349,000
Total No. Amount. To Banks & Ins. Cos Amount. To Banks & Ins. Cos Amount. To Banks & Ins. Cos Amount. Jan. 1 Total No. Amount. D Banks & Ins. Cos Amount. Buildin	4.037           4.037           \$147,502,950           907           \$54,974,099           Extensions           Oct. 17 to 23           44           \$1,734,000           17           \$1,167,500           to Oct. 23           1,543           \$62,461,622           512           \$35,947,300           g Permits.	$\begin{array}{c} 1.1 \ 0 \ 0 \ 0 \ 0 \ 0 \ 0 \ 0 \ 0 \ 0 \ $
Total No. Amount. To Banks & Ins. Cos Amount. Mortgage Total No. Amount. To Banks & Ins. Cos Amount. Jan. 1 Total No. Jan. 1 Total No. Amount. To Banks & Ins. Cos Amount. Buildin	4,037 \$147,502,950 \$54,974,099 Extensions Oct. 17 to 23 0ct. 17 to 23 \$1,167,500 to Oct. 23 Ja: 1,543 \$62,461,622 \$35,947,300 g Permits. Oct. 18 to 24	5,016 \$251,605,080 1,071 \$155,664,659 Oct. 18 to 24 \$38 \$1,449,500 11 \$349,000 n. 1 to Oct. 24 1,760 \$60,913,804 535 \$36,056,500 Oct. 19 to 24
Total No. Amount. To Banks & Ins. Cos Amount. Mortgage Total No. Amount. To Banks & Ins. Cos Amount. Jan. 1 Total No. Jan. 1 Total No. Amount. To Banks & Ins. Cos Amount. Buildin	4,037 \$147,502,950 \$54,974,099 Extensions Oct. 17 to 23 0ct. 17 to 23 \$1,167,500 to Oct. 23 Ja: 1,543 \$62,461,622 \$35,947,300 g Permits. Oct. 18 to 24	5,016 \$251,605,080 1,071 \$155,664,659 Oct. 18 to 24 \$38 \$1,449,500 11 \$349,000 n. 1 to Oct. 24 1,760 \$60,913,804 535 \$36,056,500 Oct. 19 to 24
Total No. Amount. To Banks & Ins. Cos Amount. Mortgage Total No. Amount. To Banks & Ins. Cos Amount. Jan. 1 Total No. Amount. Jan. 1 Total No. Amount. Buildin Cost. Atterations	4,037 4,037 \$147,502,950 907 \$54,974,099 Extensions Oct. 17 to 23 0 to Oct. 23 1,167,500 to Oct. 23 1,543 \$62,461,622 \$35,947,300 g Permits. Oct. 18 to 24 11 \$663,100 \$2,200	$\begin{array}{c} 1.1 \ 0 \ 0 \ 0 \ 0 \ 0 \ 0 \ 0 \ 0 \ 0 \ $
Total No. Amount. To Banks & Ins. Cos Amount. Mortgage Total No. Amount. To Banks & Ins. Cos Amount. Jan. 1 Total No. Amount. Jan. 1 Total No. Amount. Buildin Cost. Atterations	4,037 4,037 \$147,502,950 907 \$54,974,099 Extensions Oct. 17 to 23 0 to Oct. 23 1,167,500 to Oct. 23 1,543 \$62,461,622 \$35,947,300 g Permits. Oct. 18 to 24 11 \$663,100 \$2,200	$\begin{array}{c} 1.1 \ 0 \ 0 \ 0 \ 0 \ 0 \ 0 \ 0 \ 0 \ 0 \ $
Total No. Amount. To Banks & Ins. Cos Amount. Mortgage Total No. Amount. To Banks & Ins. Cos Amount. Jan. 1 Total No. Amount. Jan. 1 Total No. Amount. Buildin Cost. Atterations	4,037 4,037 \$147,502,950 907 \$54,974,099 Extensions Oct. 17 to 23 0 to Oct. 23 1,167,500 to Oct. 23 1,543 \$62,461,622 \$35,947,300 g Permits. Oct. 18 to 24 11 \$663,100 \$2,200	$\begin{array}{c} 1.1 \ 0 \ 0 \ 0 \ 0 \ 0 \ 0 \ 0 \ 0 \ 0 \ $
Total No. Amount. To Banks & Ins. Cos Amount. Mortgage Total No. Amount. To Banks & Ins. Cos Amount. Jan. 1 Total No. Amount. Jan. 1 Total No. Amount. Buildin Cost. Atterations	4,037 4,037 \$147,502,950 907 \$54,974,099 Extensions Oct. 17 to 23 0 to Oct. 23 1,167,500 to Oct. 23 1,543 \$62,461,622 \$35,947,300 g Permits. Oct. 18 to 24 11 \$663,100 \$2,200	$\begin{array}{c} 1.1 \ 0 \ 0 \ 0 \ 0 \ 0 \ 0 \ 0 \ 0 \ 0 \ $
Total No. Amount. To Banks & Ins. Cos Amount. <b>Mortgage</b> Total No. Amount. To Banks & Ins. Cos Amount. Jan. 1 Total No. Jan. 1 Total No. Buildin Cost. Alterations. Jan. 1 to New buildings. Cost. Alterations. Jan. 1 to	4.037           4.037           \$147,502,950           Oct. 17 to 23           Oct. 17 to 23           \$1,167,500           to Oct. 23           \$1,167,500           to Oct. 23           \$62,461,622           \$35,947,300           g Permits.           loct. 18 to 24           \$11           \$663,100           \$83,220           Oct. 24           Ja           \$1,49,000           \$11           \$663,100           \$83,220           Oct. 24           \$10,295,569	$\begin{array}{c} 1.1 \ 0 \ 0 \ 0 \ 0 \ 0 \ 0 \ 0 \ 0 \ 0 \ $
Total No. Amount. To Banks & Ins. Cos Amount. <b>Mortgage</b> Total No. Amount. To Banks & Ins. Cos. Amount. Jan. 1 Total No. Amount. To Banks & Ins. Cos. Amount. <b>Buildin</b> New buildings Cost. Alterations. Jan. 1 to New buildings Cost. Alterations. Buildings Cost. Alterations. Cost. Alterations. Cost. Alterations. Cost. Alterations. Cost. Alterations. Cost. Alterations. Cost. Alterations. Cost. Alterations. Cost. Alterations. Cost. Co	4.037         4.037           4.037         \$147,502,950           907         \$54,974,099           Extensions         0ct. 17 to 23           0ct. 17 to 23         44           \$1,734,000         17           \$1,167,500         to Oct. 23           to Oct. 23         Jai           1,543         \$62,461,622           \$35,947,300         g           germits.         0ct. 18 to 24           11         \$663,100           \$83,220         Oct. 24           Oct. 24         Jai           \$496         \$10,295,569           \$10,295,569         \$0NX.	$\begin{array}{c} 1.1 \ 0 \ 0 \ 0 \ 0 \ 0 \ 0 \ 0 \ 0 \ 0 \ $
Total No. Amount. To Banks & Ins. Cos. Amount. Mortgage Total No. Amount. To Banks & Ins. Cos. Amount. Jan. 1 Total No. Amount. To Banks & Ins. Cos. Amount. To Banks & Ins. Cos. Amount. Builidin New buildings Cost. Alterations. Alterations. Alterations. Birlione Cost. Alterations. Birlione Cost. Alterations. Birlione Cost. Alterations. Birlione Cost. Alterations. Birlione Cost. Alterations. Birlione Cost. Alterations. Birlione Cost. Alterations. Birlione Cost. Alterations. Birlione Cost. Alterations. Birlione Cost. Alterations. Birlione Cost. Alterations. Birlione Cost. Alterations. Birlione Cost. Cost. Alterations. Birlione Cost. Cost. Alterations. Birlione Cost. Cost. Alterations. Birlione Cost. C	4.037           4.037           \$147,502,950           907           \$54,974,099           Extensions           Oct. 17 to 23           • \$1,167,500           to Oct. 23           \$1,167,500           to Oct. 23           \$1,167,500           to Oct. 23           \$62,461,622           \$35,947,300           g Permits.           oct. 18 to 24           11           \$663,100           \$\$83,220           Oct. 24           \$\$1,419,935           \$\$10,295,569           \$\$0NX.           eyances.	$\begin{array}{c} 1.1 \text{ for Oct. } 24\\ \hline 5,016\\ \$251,605,080\\ 1,071\\ \$155,664,659\\ 0\text{ ct. } 18 \text{ to } 24\\ \hline 0\text{ ct. } 18 \text{ to } 24\\ \hline 38\\ \$1,449,500\\ 11\\ \$349,000\\ \textbf{n. } 1 \text{ to } 0\text{ ct. } 24\\ \hline 1,760\\ \$60,913,804\\ 535\\ \$36,056,500\\ \hline 0\text{ ct. } 19 \text{ to } 24\\ \hline \$8\\ \$257,500\\ \$213,540\\ \textbf{n. } 1 \text{ to } 0\text{ ct. } 25\\ \$91,243,560\\ \$91,243,560\\ \$9,587,500\\ \end{array}$
Total No. Amount. To Banks & Ins. Cos. Amount. Mortgage Total No. Amount. To Banks & Ins. Cos. Amount. Total No. Amount. To Banks & Ins. Cos. Amount. To Banks & Ins. Cos. Amount. Buildin Cost. Alterations. Alterations. BFC Conv	4.037         4.037           4.037         \$147,502,950           907         \$54,974,099           Extensions         0ct. 17 to 23           0ct. 17 to 23         14           \$1,734,000         17           \$1,167,500         to Oct. 23           100 Ct. 23         Jau           1,543         \$62,461,622           \$35,947,300         g           germits.         0ct. 18 to 24           11         \$663,100           \$83,220         Oct. 24           Oct. 24         Jau           \$496         \$10,295,569           \$10,295,569         \$0NX.	$\begin{array}{c} 1.1 \text{ to Oct. } 24\\ \hline 5,016\\ \$251,605,080\\ 1,071\\ \$155,664,659\\ 0\text{ ct. } 18 \text{ to } 24\\ \hline 0\text{ ct. } 18 \text{ to } 24\\ \hline 38\\ \$1,449,500\\ 1\\ \$349,000\\ \textbf{n. } 1 \text{ to } 0\text{ ct. } 24\\ \hline 1,760\\ \$60,913,804\\ 535\\ \$36,056,500\\ \hline 0\text{ ct. } 19 \text{ to } 24\\ \hline 8\\ \$257,500\\ \hline \$213,540\\ \textbf{n. } 1 \text{ to } 0\text{ ct. } 25\\ \$458\\ \$91,243,560\\ \$9,587,500\\ \hline 0\text{ ct. } 18 \text{ to } 24\\ \end{array}$

	Oct. 17 to 23	Oct. 18 to 24
Total No No. with consideration	96 10	134 19
Consideration		\$211,435

Lectures of Interest. The first of a series of lectures ar-ranged by the New York Society of Architects was given last Tuesday in the society's meeting room in the United Engineering Societies Building, at 29 West 39th street. It was by John R. Hinchman, architect, and dealt with the subject of "City Planning." Other lectures announced are "Reinforced Con-crete," by A. L. Himmelwright, C. E., November 18; "The Legal Relation of Architect, Client and Contractor," by Thaddeus W. Venness, of the New York bar, December 16, and "Professiona Practice and Competitions," January 20 The lectures are free. The secretary of the society is William T. Towner, 320 Fifth avenue.

-Mr. C. Grant La Farge will preside at a mass meeting of architects and other professional men at Aeolian Hall on October 31 at 8 P. M., where Marcus M. Marks, Fusion candidate for Bor-ough President of Manhattan, will outline his plans for the administration of the borough presidency in so far as they relate to city planning, architecture and allied subjects.

an. 1 to		
T . 1	Oct. 23 Ja	n. 1 to Oct. 24
Jan. 1 to Total No No. with consideration Consideration	6,192	6,028
Consideration	\$5,290,158	\$8,127,854
Mort	gages.	
		Oct. 18 to 24
Total No	71	90
Amount	\$296,050	\$898,092
O Total No Amount No. at 6% Amount No. at 5% Amount No. at 5% Amount Unusual rates Amount Interest not given Amount Jan. 1 t	\$16.500	\$316.000
No. at 6%	37	24
No at 51/6¢	\$93,413	\$156,400
Amount	\$97,000	\$49,900
No. at 5%	7	20
Unusual rates.	\$40,100	\$227,942
Amount	\$1,425	\$89,500
Amount	\$58 119	\$374 350
Ian. 1 t	o Oct. 23 L	an. 1 to Oct. 24
Total No	4,712	4.764
To Banks & Ing. Cos	\$32,960,183	\$42,611,949
Amount	\$4,990,741	\$8,653,569
Total No Amount. To Banks & Ins. Cos Amount. <b>Mortgage</b>	Extensions	
0	ct 17 to 93	Oct 18 to 94
Total No	17	13
Total No Amount. To Banks & Ins. Cos Amount.	\$250,500	\$155,000 1
Amount	\$144,000	\$27,000
Jan. 1 t	o Oct. 23 Ja	n. 1 to Oct. 24
Amount	\$11,024,760	\$8 830 706
To Banks & Ins. Cos	94	97
Amount. Jan. 1 t Total No. Amount. To Banks & Ins. Cos Amount. Building	\$2,513,650	\$2,580,890
Building New buildings	t 17 to 22	Oct 10 to 07
New buildings	6	Oct. 19 to 25
Cost.	\$21,400	\$646,000
Literations	\$11,575	\$47,700
Jan. 1 to_	Oct. 23 Ja	n. 1 to Oct. 25
Cost	\$18,237,456	\$29,962,585
Jan. 1 to New buildings Cost	\$1,036,683	\$959,140
Conve O Total No No. with consideration Consideration	yances.	
0	ct. 16 to 22	1912 Oct. 17 to 23
Total No	467	482
No. with consideration.	50	25
Consideration	\$1,227,323 to Oct. 22 Ja	\$166,843
Jan. 1	to Oct. 22 1a	n. 1 to Oct. 23
Total No	10 261	00.220
No. with consideration	19,361 1,827	$20,339 \\ 1,280$
Total No No. with consideration Consideration	19,361 1,827 \$10,943,602	20,339 1,280 \$11.140,041
l'otal No No. with consideration Consideration	19,361 1,827 \$10,943,602	20,339 1,280 \$11.140,041
Total No No. with consideration Consideration	19,361 1,827 \$10,943,602	20,339 1,280 \$11.140,041
Total No No. with consideration Consideration	19,361 1,827 \$10,943,602	20,339 1,280 \$11.140,041
Total No No. with consideration Consideration	19,361 1,827 \$10,943,602	20,339 1,280 \$11.140,041
Total No No. with consideration Consideration	19,361 1,827 \$10,943,602	20,339 1,280 \$11.140,041
Total No. Mo. with consideration Consideration Mort Consideration Mort Consideration Mort Constant No. Amount No. at 64 Amount No. at 64 Amount	19,361 1,827 \$10,943,602 ggages. Det.16 to 22 364 \$1,540,168 65 \$560,850 206 \$573,429	20,339 1,280 \$11.140,041
Total No. Mo. with consideration Consideration Mort Consideration Mort Consideration Mort Constant No. Amount No. at 64 Amount No. at 64 Amount	19,361 1,827 \$10,943,602 ggages. Det.16 to 22 364 \$1,540,168 65 \$560,850 206 \$573,429	20.339 1,280 \$11.140,041 Oct. 17 to 23 374 \$1,144,097 \$458,900 212 \$494,187 48
Total No. Mo. with consideration Consideration Mort Consideration Mort Consideration Mort Constant No. Amount No. at 64 Amount No. at 64 Amount	19,361 1,827 \$10,943,602 ggages. Det.16 to 22 364 \$1,540,168 65 \$560,850 206 \$573,429	$\begin{array}{c} 20.339\\ 1,280\\ 1,280\\ \$11140,041\\ \hline \\ 0ct. 17 \text{ to } 23\\ 374\\ \$1,144,097\\ 97\\ \$458,900\\ 212\\ \$494,187\\ 48\\ \$149,460\\ 97\\ \end{array}$
Ictal No. No. with consideration Consideration Mort Cotal No. Amount. Fo Banks & Ins. Cos Amount. No. at 6§. Amount. No. at 5½. Amount. No. at 5%.	19,361 1,827 \$10,943,602 g=g=e. bct. 16 to 22 364 \$1,540,168 65 \$560,850 206 \$573,429 81 \$463,515 57 \$371,879	$\begin{array}{c} 20.339\\ 1,280\\ \$11.140,041\\ \hline \\ \text{Oct. 17 to 23}\\ \$11.44,097\\ 97\\ \$458,900\\ 212\\ \$494,187\\ 48\\ \$149,460\\ 97\\ \$447,650\\ \end{array}$
Ictal No. No. with consideration Consideration Mort Cotal No. Amount. Fo Banks & Ins. Cos Amount. No. at 5½ Amount. No. at 5½ Amount. No. at 5½ Innount. Jausual rates Amount.	19,361 1,827 \$10,943,602 <b>g#ges.</b> bct. 16 to 22 364 \$1,540,168 \$560,850 266 \$573,429 81 \$463,515 57 \$371,879 3 \$ \$5,500	$\begin{array}{c} 20,339\\ 1,280\\ 1,280\\ \$11140,041\\ \hline \\ 0ct. 17 \ to \ 23\\ 374\\ \$1,144,097\\ 97\\ \$458,900\\ 212\\ \$494,187\\ 48\\ \$149,460\\ 97\\ \$447,650\\ \cdots \\ \end{array}$
Total No.         No. with consideration         Consideration         Mort         Consideration         Total No.         Amount         To Banks & Ins. Cos         Amount.         No. at 6g.         Amount.         No. at 5½         Amount.         No. at 5½         Amount.         Insual rates.         Amount.         Insual rates.         Amount.	19,361 1,827 \$10,943,602 g=g=g=s. loct.16 to 22 364 \$1,540,168 5560,850 206 \$573,429 81 \$463,515 57 \$371,879 3 \$5,500 17	20,339 1,280 \$11 140,041 Oct. 17 to 23 374 \$1,144,097 \$458,900 212 \$494,187 97 \$494,187 97 \$494,7650 
Cotal No. No. with consideration Consideration Cotal No. Amount. To Banks & Ins. Cos. Amount. No. at 6% Amount. No. at 5% Imount. No. at 5% Amount. Jusual rates. Amount. Inscription of given. Interest not given.	19,361 1,827 \$10,943,602 g#ges. bct. 16 to 22 364 \$1,540,168 65 \$560,850 206 \$573,429 81 \$463,515 57 '\$371,879 3 \$5,500 17 \$125,845	$\begin{array}{c} 20.339\\ 1,280\\ 1,280\\ \$11.140,041\\ \hline\\ \text{Oct. 17 to 23}\\ 374\\ \$1,144,097\\ 97\\ \$458,900\\ \$458,900\\ \$458,900\\ \$458,900\\ \$447,857\\ \$149,460\\\\ 17\\ \$52,800\\ \hline\end{array}$
Total No. Mori Consideration Consideration Mori Consideration Mori Consideration Amount No. at 6%. Amount No. at 5%. Amount No. at 5%. Amount Unusual rates Amount Interest not given Amount Jan. 1 to Total No.	19,361 1,827 \$10,943,602 <b>g#ges.</b> bet. 16 to 22 364 \$1,540,168 65 560,850 206 \$573,429 81 \$463,515 57 '\$371,879 3 \$5,500 1 \$125,845 Oct. 22 Ja	20,339 1,280 \$11 140,041 Oct. 17 to 23 374 \$1,144,097 97 \$458,900 212 \$494,187 48 \$149,460 97 \$447,650  17 \$52,800 n. 1 to Oct. 23
Total No.         No. with consideration         Consideration         Mort         Consideration         Total No.         Amount         To Banks & Ins. Cos         Amount.         No. at 6%         Amount.         No. at 5%         Amount.         Junsual rates.         Amount.         Instrust rates.         Amount.         Jan. 1 to	19,361 1,827 \$10,943,602 <b>g#ges.</b> )ct.16 to 22 364 \$1,540,168 (5560,850) 206 (\$573,429 (\$573,429) 3 (\$463,515 57 (\$371,879) 3 (\$55,500) 17 \$125,845 Oct, 22 Ja (\$54,155,079)	20,339 1,280 \$11 140,041 Oct. 17 to 23 374 \$1,144,097 97 \$458,900 212 \$494,187 48 \$149,460 97 \$447,650  17 \$52,800 n. 1 to Oct. 23
I otal No. No. with consideration Consideration Mort Consideration Mort Consideration Mort Consideration Amount No. at 5½ Amount No. at 5½ Amount Interest not given Amount Interest not given Amount I o Banks & Ins. Cos	19,361 1,827 \$10,943,602 <b>g # g e a.</b> bct. 16 to 22 364 \$1,540,168 \$560,850 266 \$573,429 81 \$463,515 57 \$371,879 3 \$5,500 \$55,507 \$125,845 Oct, 22 Ja 13,876 \$54,155,079	20,339 1,280 \$11.140,041 Oct. 17 to 23 374 \$1,144,097 \$458,900 212 \$494,187 \$494,187 97 \$447,650  17 \$52,800 n. 1 to Oct. 23 16,117 \$65,667,921
Total No.         No. with consideration         Consideration         Mort         Consideration         Total No.         Amount         To Banks & Ins. Cos         Amount.         No. at 6%         Amount.         No. at 5%         Amount.         Interest not given         Amount.         Jan. 1 to         Total No.         Amount.         Jan. 1 to         Total No.         Amount.         Jan. 1 to         Total No.         Amount.         Jan. 1 to         To Banks & Ins. Cos	19,361 1,827 \$10,943,602 <b>g#ges.</b> bct.16 to 22 364 \$1,540,168 \$560,850 206 \$573,429 \$463,515 57 \$371,879 \$5,500 17 \$125,845 Oct. 22 13,876 \$54,155,079 3,002,765	20,339 1,280 \$11.140,041 Oct. 17 to 23 374 \$1,144,097 \$458,900 212 \$494,187 \$494,187 97 \$447,650  17 \$52,800 n. 1 to Oct. 23 16,117 \$65,667,921
Total No. No. with consideration Consideration Mort Consideration Mort Consideration Amount No. at 6% Amount No. at 5½% Amount Dursual rates Amount Jan. 1 to Total No. Total No. Building	19,361 1,827 \$10,943,602 g#ges. Dct.16 to 22 364 \$1,540,168 \$560,850 206 \$573,429 \$463,515 57 \$371,879 \$5,500 17 \$125,845 Oct.22 Ja 13,876 \$54,155,079 3,033 \$20,022,765 ; Permits.	$\begin{array}{c} 20.339\\ 1,280\\ 1$
Cotal No. No. with consideration Consideration Consideration Mort Cotal No. Amount. No. at 6% Amount. No. at 5% Amount. No. at 5% Amount. Junusual rates. Amount. Junusual rates. Amount. Jan. 1 to Cotal No. For Banks & Ins. Cos. Amount. Co Banks & Ins. Cos. Building	19,361 1,827 \$10,943,602 <b>g#gcs.</b> bct. 16 to 22 <b>364</b> \$1,540,168 <b>364</b> \$1,540,168 <b>364</b> \$1,540,168 <b>364</b> <b>371,879</b> <b>3</b> <b>3</b> <b>3</b> <b>3</b> <b>5</b> ,500 <b>17</b> \$125,845 Oct. 22 <b>Ja</b> <b>13,876</b> <b>\$54,155,079</b> <b>3</b> ,033 \$20,022,765 <b>5</b> <b>Permits.</b> bct. 17 to 23	20.339 1,280 \$11 140,041 Oct. 17 to 23 374 \$1,144,097 97 \$458,900 212 \$494,187 48 \$149,460 97 \$4447,650  17 \$52,800 n. 1 to Oct. 23 16,117 \$65,667,921 4,141 \$38,751,614 Oct. 18 to 24 140
Total No. Mori Consideration Consideration Consideration Mori Consideration Total No. Amount. No. at 5½ Amount. No. at 5½ Amount. Unusual rates. Amount. Interest not given. Amount. Interest not given. Jan. 1 to Total No. Amount. To Banks & Ins. Cos. Amount. Cotal No. Building. Cost.	19,361 1,827 \$10,943,602 g#ges. Dct.16 to 22 364 \$1,540,168 \$560,850 206 \$573,429 81 \$463,515 57 \$371,879 \$5,500 17 \$125,845 Oct. 22 Ja 13,876 \$54,155,079 3,033 \$20,022,765 <b>Cermits.</b> Dct. 17 to 23 102 \$674,525	20.339 1,280 \$11 140,041 Oct. 17 to 23 374 \$1,144,097 97 \$458,900 212 \$494,187 48 \$149,460 97 \$4447,650  17 \$52,800 n. 1 to Oct. 23 16,117 \$65,667,921 4,141 \$38,751,614 Oct. 18 to 24 140
Total No. No. with consideration Consideration Mort Consideration Mort Consideration Mort Consideration Mort Cost Mort Cost Mort Cost Mort Cost Mort Cost Mort Cost Mort Cost Mort Cost Mort Cost Mort Cost Mort Cost Mort Cost C	19,361 1,827 \$10,943,602 g#gea. bct. 16 to 22 364 \$1,540,168 65 \$560,850 206 \$573,429 81 \$463,515 57 \$371,879 \$5,500 125,845 Oct. 22 Ja \$54,155,079 3,033 \$20,022,765 <b>Permita.</b> bct. 17 to 23 102 \$674,525 \$68,118	20,339 1,280 \$11.140,041 Oct. 17 to 23 374 \$1,141,097 97 \$458,900 212 \$494,187 48 \$149,460  17 \$52,800 n. 1 to Oct. 23 16,117 \$65,667,921 143 \$38,751,614 Oct. 18 to 24 149 \$696,700 \$56700
Total No. No. with consideration Consideration Mort Consideration Mort Consideration Mort Consideration Mort Consideration Mort Cost. Amount To Banks & Ins. Cos Amount Interest not given Amount To Banks & Ins. Cos Amount Buildings Cost Aircons Jan. 1 to Cost Jan. 1 to Literations Jan. 1 to Literations Jan. 1 to	19,361 1,827 \$10,943,602 g#gea. bct. 16 to 22 364 \$1,540,168 655 \$560,850 206 \$573,429 81 \$463,515 57 \$371,879 \$55,500 13,876 \$54,155,079 3,033 \$20,022,765 <b>Permita.</b> bct. 17 to 23 \$674,525 \$68,118 Oct. 23 Ja	20.339 1,280 \$11 140,041 Oct. 17 to 23 374 \$1,144,097 97 \$458,900 212 \$494,187 48 \$149,460  17 \$52,800 n. 1 to Oct. 23 16,117 \$65,667,921 4,141 \$38,751,614 Oct. 18 to 24 \$696,700 \$56,700 n. 1 to Oct. 24
Iotal No. No. with consideration Consideration Consideration Mort Consideration No. at 0 Amount. No. at 5½ Amount. No. at 5½ Amount. Junsual rates. Amount. Jan. 1 to Cost. Cost. No. at 10 Listic Cost. Jan. 1 to No. at 10 Jan. 1 to Solution. Jan. 1 to Solution. Jan. 1 to Solution. Jan. 1 to Solution. Jan. 1 to Solution. Solution. Jan. 1 to Solution. Jan. 1 to Solution.	19,361 1,827 \$10,943,602 <b>g#ges.</b> Dct. 16 to 22 364 \$1,540,168 \$560,850 206 \$573,429 \$463,515 57 \$371,879 \$5,500 17 \$125,845 Oct. 22 13,876 \$54,155,079 3,002,765 <b>; Permit.</b> Dct. 17 to 23 Cot. 23 Ja Oct. 23 Ja 3,005	20.339 1,280 \$11 140,041 Oct. 17 to 23 374 \$1,144,097 97 \$458,900 212 \$494,187 48 \$149,460 97 \$447,650 n. 1 to Oct. 23 16,117 \$65,667,921 4,141 \$38,751,614 Oct. 18 to 24 149 \$696,700 \$56,700 n. 1 to Oct. 24 4,730
Total No. No. with consideration Consideration Consideration Mort Consideration Potal No. Amount. No. at 6%. Amount. No. at 5%. Amount. No. at 5%. Amount. Junusual rates. Amount. Junusual rates. Amount. Jan. 1 to Sost. Jan. 1 to New buildings. Cost. Alterations. Jan. 1 to Sost.	19,361 1,827 \$10,943,602 g#gea. bct. 16 to 22 364 \$1,540,168 655 \$560,850 206 \$573,429 81 \$463,515 57 \$371,879 \$55,500 13,876 \$54,155,079 3,033 \$20,022,765 <b>Permita.</b> bct. 17 to 23 102 \$674,525 \$68,118 Oct. 23 Ja Oct. 23 Ja 3,005 \$24,938,031 \$3,562,945 \$62,945	20.339 1,280 \$11 140,041 Oct. 17 to 23 374 \$1,144,097 97 \$458,900 212 \$494,187 48 \$149,460  17 \$52,800 n. 1 to Oct. 23 16,117 \$65,667,921 4,141 \$38,751,614 Oct. 18 to 24 \$696,700 \$56,700 n. 1 to Oct. 24
Total No. No. with consideration Consideration Mort Consideration Mort Consideration No. at 52 Amount No. at 53 Amount No. at 53 Amount No. at 53 Amount Interest not given Amount Total No. Amount Total No. Amount Buildings Cost Aiterations QUE	19,361 1,827 \$10,943,602 g#gea. bct. 16 to 22 364 \$1,540,168 65 \$560,850 206 \$573,429 81 \$463,515 57 \$371,879 \$35,500 17 \$125,845 Oct. 22 Ja \$54,155,075 \$20,022,765 54,155,075 54,155,075 554,155,075 102 \$674,525 \$68,118 Oct. 23 Ja 02 \$24,938,031 \$3,605 \$24,938,031 \$3,605 \$24,938,031 \$3,605 \$24,938,031 \$3,605 \$24,938,031 \$3,605 \$24,938,031	20.330 1,280 \$11 140,041 Oct. 17 to 23 374 \$1,144,097 97 \$458,900 212 \$494,187 48 \$149,460 97 \$447,650 n. 1 to Oct. 23 16,117 \$65,667,921 4,141 \$38,751,614 Oct. 18 to 24 \$696,700 \$56,700 n. 1 to Oct. 24 4,730
Interest not given Amount	19,361 1,827 \$10,943,602 g#ges. Dct. 16 to 22 364 \$1,540,168 \$560,850 206 \$560,850 206 \$573,429 \$463,515 57 \$371,879 3 \$5,500 17 \$125,845 Oct. 22 13,876 \$54,155,079 3,003 \$20,022,765 \$68,118 Oct. 23 102 \$674,525 \$68,118 Oct. 23 102 \$674,525 \$68,118 Oct. 23 102 \$674,525 \$68,118 Oct. 23 102 \$674,525 \$68,118 Oct. 23 102 \$674,525 \$68,118 Oct. 23 102 \$674,525 \$68,118 Oct. 23 102 \$674,525 \$68,118 Oct. 23 102 \$674,525 \$68,118 Oct. 23 102 \$674,525 \$68,118 Oct. 23 \$3,005 \$24,938,031 \$3,562,945 \$500 \$20	$\begin{array}{c} 20.339\\ 1,280\\ 1,280\\ 1,280\\ 1,280\\ 1,280\\ 1,280\\ 1,280\\ 1,280\\ 1,280\\ 1,280\\ 1,280\\ 1,280\\ 1,280\\ 1,144,097\\ 97\\ 1,280\\ $
I otal No. No. with consideration Consideration Consideration Mori Consideration No. at 50 Amount. No. at 55 Amount. No. at 55 Amount. Jan. 1 to To Banks & Ins. Cos. Amount. Jan. 1 to To tal No. Amount. To Banks & Ins. Cos. Amount. To banks & Ins. Cos. Amount. To Banks & Ins. Cos. Amount. To Banks & Ins. Cos. Amount. Jan. 1 to Cost. Aiterations. Jan. 1 to New buildings. Cost. Alterations. Jan. 1 to New buildings. Cost. Alterations. QUE Building	19,361 1,827 \$10,943,602 g#ges. Dct. 16 to 22 364 \$1,540,168 \$560,850 206 \$573,429 81 \$463,515 57 \$371,879 \$5,500 17 \$125,845 Oct. 22 Ja 02 \$64,155,079 3,033 \$20,022,765 <b>Permits.</b> Dct. 17 to 23 102 \$67,525 \$68,118 Oct. 23 Ja 02 \$24,938,031 \$3,562,945 <b>EEN S.</b> <b>Permits.</b> Dct. 17 to 23	20.339 1,280 \$11 140,041 Oct. 17 to 23 374 \$1,144,097 97 \$458,900 212 \$494,187 48 \$149,460 97 \$447,650 n. 1 to Oct. 23 16,117 \$65,667,921 4,141 \$38,751,614 Oct. 18 to 24 149 \$696,700 \$56,700 n. 1 to Oct. 24 4,730
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Interations. No. with consideration Consideration Mori Consideration Mori Consideration Amount No. at 6%. Amount No. at 6%. Amount No. at 5%. Amount Junusual rates Amount Jan. 1 to No. at 5%. Mount Danks & Ins. Cos Amount Buildings Cost Alterations QUE Buildings Cost Alterations QUE Buildings Cost Literations QUE Buildings Cost Literations Literations Cost Literations Cost Literations Literatio	19,361 1,827 \$10,943,602 gages. Dct. 16 to 22 364 \$1,540,168 \$560,850 206 \$573,429 \$463,515 57 \$371,879 3,355,500 17 \$125,845 Oct. 22 13,876 \$54,155,079 3,003 \$20,022,765 \$674,525 \$68,118 Oct. 23 102 \$674,525 \$68,118 Oct. 23 102 \$674,525 \$68,118 Oct. 23 102 \$674,525 \$68,118 Oct. 23 102 \$674,525 \$68,118 Oct. 23 102 \$674,525 \$68,118 Oct. 23 102 \$674,525 \$68,118 Oct. 23 \$20,005 \$24,938,031 \$3,562,945 S299,705 \$58,135 Oct. 23 102 \$674,525 \$63,135 S29,705 \$58,135 Oct. 23 \$50,123 \$50,123 \$50,125 \$50,125 \$50,123 \$50,125 \$50	20.339 1,280 \$11 140,041 Oct. 17 to 23 374 \$1,144,097 97 \$458,900 212 \$494,187 48 \$149,460  17 \$52,800 n. 1 to Oct. 23 16,117 \$65,667,921 4,141 \$38,751,614 Oct. 18 to 24 \$696,700 \$52,900,717 \$32,900,717 \$33,700,581 Oct. 18 to 24 95 \$277,445 \$29,810
Total No. No. with consideration Consideration Consideration Mori Consideration Mori Consideration Amount. No. at 5% Amount. No. at 5% Amount. No. at 5% Amount. Interest not given. Amount. Interest not given. Amount. To Banks & Ins. Cos Amount. To Banks & Ins. Cos Amount. Buildings. Cost. Alterations. QUE Buildings. Cost. Alterations. San. 1 to Jan. 1 to Dost. Marcellings. Cost. Alterations. Cost. Alterations. Cost. Cost. Alterations. Cost. Cost. Cost. Alterations. Cost.	19,361 1,827 \$10,943,602 g#ges. Dct. 16 to 22 364 \$1,540,168 \$560,850 206 \$573,429 81 \$463,515 57 \$371,879 \$5,500 17 \$125,845 Oct. 22 Ja 0,17 \$125,845 Oct. 22 Ja 13,876 \$54,155,079 3,005 \$20,022,765 \$68,118 Oct. 23 Ja \$3,005 \$4,938,031 \$3,562,945 EEN S. Cermits. Dct. 17 to 23 \$299,705 \$58,135 Det. 17 to 23 \$299,705 \$58,135 Det. 17 to 23 \$299,705 \$58,135 Det. 17 to 23 \$299,705 \$58,135 Set. 23 Ja 3,833	20.339 1,280 \$11 140,041 Oct. 17 to 23 374 \$1,144,097 97 \$458,900 212 \$494,187 48 \$149,460 97 \$447,650 n. 1 to Oct. 23 16,117 \$65,667,921 4,141 \$38,751,614 Oct. 18 to 24 149 \$696,700 \$56,700 n. 1 to Oct. 23 \$32,900,717 \$20,910
Total No. No. with consideration Consideration Consideration Mori Consideration Mori Consideration Amount. No. at 6% Amount. No. at 5% Amount. No. at 5% Amount. Interest not given Amount. Interest not given Amount. Interest not given Amount. Jan. 1 to Cost Alterations. Jan. 1 to Buildings. Cost. Alterations. Literations. QUE Buildings. Cost. Alterations. Jan. 1 to New buildings. Cost. Alterations. Jan. 1 to	19,361 1,827 \$10,943,602 g#ges. bct. 16 to 22 364 \$1,540,168 \$560,850 206 \$573,429 3573,429 \$573,429 \$54,355,500 17 \$125,845 Oct. 22 Ja 13,876 \$54,155,079 \$3,033 \$20,022,765 \$Cermits. bct. 17 to 23 \$24,938,031 \$3,562,945 CENS. CENS. CENS. \$24,938,031 \$3,562,945 CENS. CENS. \$299,705 \$58,135 Oct. 23 Ja \$299,705 \$58,135 Oct. 23 Ja \$3,876 \$299,705 \$58,135 Oct. 23 Ja \$3,815 \$112,579 \$14,112,579 \$14,112,579 \$14,112,579 \$14,112,579 \$14,112,579 \$10,312 \$14,112,579 \$10,312 \$14,112,579 \$14,112,579 \$10,943,602 \$15,500 \$15,500 \$15,500 \$15,500 \$15,500 \$24,938,031 \$3,562,945 \$299,705 \$58,135 \$14,112,579 \$14,112,579 \$14,112,579 \$14,112,579 \$15,579 \$15,579 \$15,579 \$15,579 \$15,579 \$15,579 \$15,579 \$15,579 \$15,579 \$15,579 \$15,579 \$15,579 \$15,579 \$12,579 \$12,579 \$12,579 \$12,579 \$12,579 \$15,579 \$15,579 \$12,579 \$15,5	20.339 1,280 \$11 140,041 Oct. 17 to 23 374 \$1,144,097 97 \$458,900 212 \$494,187 \$494,187 \$449,460 97 \$449,487 97 \$449,487 97 \$449,487 97 \$447,650 <b>n. 1 to</b> Oct. 23 16,117 \$65,667,921 4,141 \$38,751,614 Oct. 18 to 24 4,730 \$32,900,717 \$33,700,581 Oct. 18 to 24 95 \$277,445 \$29,810 <b>n. 1 to</b> Oct. 24 3,895 \$14,47,5664
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Total No. No. with consideration Consideration Mori Consideration Mori Consideration Mori Consideration Mori Cost Amount No. at 5% Amount No. at 5% Amount Interest not given Amount Total No. Amount Total No. Amount Total No. Amount Total No. Amount Total No. Amount Buildings Cost Alterations Jan. 1 to Buildings Cost Alterations Sot Alterations Cost Alterations Sot Alterations Cost Alterations Sot Alterations Cost Alterations Sot Alterations Cost Alterations Cost Alterations Cost Alterations Cost Alterations Cost Alterations Cost Alterations Cost Alterations Cost Alterations Cost Alterations Cost Alterations Cost Alterations Cost Alterations Cost Alterations Cost Alterations Cost Alterations RIOM	19,361 1,827 \$10,943,602 g#gea. bct. 16 to 22 364 \$1,540,168 \$560,850 206 \$573,429 81 \$463,515 57 \$371,879 \$125,845 Oct. 22 Ja 13,876 \$54,155,079 3,033 \$20,022,765 ; Permita. bct. 17 to 23 \$674,525 \$68,118 Oct. 23 Ja 3,005 \$24,938,031 \$3,562,945 EEN S. ; Permits. Dot. 17 to 23 \$299,705 \$58,135 Oct. 23 Ja 3,833 \$14,112,579 \$1,111,358 MOND.	20.339 1,280 \$11 140,041 Oct. 17 to 23 374 \$1,144,097 97 \$458,900 212 \$494,187 \$494,187 \$494,187 \$449,460 97 \$447,650 n. 1 to Oct. 23 16,117 \$65,667,921 4,141 \$38,751,614 Oct. 18 to 24 4,730 \$32,900,717 \$33,700,581 Oct. 18 to 24 95 \$277,445 \$29,810 n. 1 to Oct. 24 3,895 \$14,475,664
Interest not given Amount	19,361 19,361 1,827 \$10,943,602 g#ges. Dct. 16 to 22 364 \$1,540,168 \$560,850 206 \$573,429 \$463,515 57 \$371,879 3,355,500 17 \$125,845 Oct. 22 13,876 \$54,155,079 3,005 \$20,022,765 \$68,118 Oct. 23 13,876 \$674,525 \$68,118 Oct. 23 102 \$674,525 \$68,118 Oct. 23 102 \$674,525 \$68,118 \$005 \$299,705 \$58,135 Oct. 23 102 \$674,525 \$68,138 \$74,111,579 \$75 \$1,111,358 \$MOND. Fermits.	20.339 1,280 \$11 140,041 Oct. 17 to 23 374 \$1,144,097 97 \$498,187 4494,187 48 \$149,460 97 \$494,187 48 \$149,460 97 \$447,650 n. 1 to Oct. 23 16,117 \$65,667,921 4,141 \$38,751,614 Oct. 18 to 24 149 \$696,700 \$52,800 n. 1 to Oct. 24 \$32,900,717 \$3,700,581 Oct. 18 to 24 \$29,810 n. 1 to Oct. 24 \$29,810 n. 1 to Oct. 24 \$29,810 n. 1 to Oct. 24 \$29,810 1 to Oct. 24 \$20,807 1 to Oct. 24 \$29,810 1 to Oct. 24 \$20,810 1 to
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New buildings..... Cost... Alternations.....

799 \$1,790,237 \$252,388

\$2,413,893 \$264,993



CURRENT WHOLESALE PRICES. C URRENT wholesale prices prevailing on the Building Material Exchange and elsewhere

BUILDING MATERIALS AND SUPPLIES

RECORD AND GUIDE INTRODUCES VALUABLE NEW FEATURE TO BRICK MARKET REPORTS.

Consumption Record-Lumber Firm-Politics and Pending Legislation Have a Disturbing Influence-Money Uneasy.

W HEN prices are cut to encourage W business, an increased volume of inquiries is sure to result, but certain quarters of the building material market took heart this week because a larger proportion of the inquiries than usual developed into orders. Spruce and hemlock had a fair demand and so firm are spruce and hemlock prices in the wholesale market now that the least improvement in demand will be sure to result in a sharp advance. Those who expect to be in the market for these two grades of lumber in the near future should make their reservations before it is too late.

The slate department continues fairly active. Hollow tile for fireproofing purposes is held to current quotations, and several large operations now underway and pending are keeping estimating de-partments busy. Architectural terra cotta is doing comparatively well. Both Hud-son and Raritan common brick seek stimulation. Portland cement is fairly active and there are reports that prices have been shaded in some quarters, but nothing under \$1.58 is quoted by the largest factors. German Portland Cement is 30 cents cheaper.

Building stone is also slow on orders, but there are some prospects for fair-sized orders. Sand, gravel and crushed stone are all in abnormal demand even for this season, but there has been no change in prices in several weeks.

Politics and pending legislation are joint disturbing elements in the build-ing material market at present. Build-ers are waiting to note the complexion of the Board of Aldermen who will pass upon the new building code and the executive who will sign the ordinance. Prospective operators, including real es-tate men with money to invest in improvements, are waiting to see what the new tax rate will be.

This will not be known before March, or until after the officials elected in November take their seats. Building money lenders are prompted to act conservatively largely for the same reason, al-though pending legislation at Washington is also a factor in keeping the purse strings tight. Wall street is not inclined to ease up on money until it has obtained favorable conditions in the currency bill now before the Senate, and the Mexican situation, directly affecting the money market, is again looming up in a menacing manner. All things con-sidered, therefore, the building material interests of New York have cause for congratulating themselves that business is no worse.

The sharp reactions in demand that occurred within the last have few months have given rise to a general inquiry as to what the general effect upon prices has been. In another column of this department is published a report of some of the principal building commodities, subject to price fluctuation upon easing up of demand and it will be noted that only in a very few instances have changes in prices been made. Conspic-uous among the materials that have changed on list are common brick, crushed stone, sand, gravel, linseed oil, roofing slate and spruce. The hollow tile market is extremely stiff and the

National Fireproofing Company com-plains that the demand is such as to prevent it from making stacks at kilns, although they are working up to capacity.

ADDITION TO BRICK REPORT. Record and Guide Will Publish Weekly Report of Brick Going to Jobs. R EADERS of the Record and Guide whose business interests require an authoritative weekly reading of the pulse of the local brick market will find in this department hereafter a report of the movement of Hudson common brick to job as well as the weekly arrival and sale of brick at the wholesale market. The new statistics represent approximately 60 per cent. of all the brick moving into consumers or deal-ers hands from barges at distributing docks in the five boroughs, the remainder being Raritan and transient brick of which no record can be made.

Saturday, Oct. 18 0	2
Monday, Oct. 20 13	13
Tuesday, Oct. 21 2	2
Wednesday, Oct 22 4	0
Thursday, Oct. 23 5	4
	-
Total 30	32
Sold but unassigned Friday A M Oct	94 2

Sold, but unassigned, Friday A. M., Oct. 24, 3. Reported enroute, Friday A. M., Oct. 24, 6. Condition of market, dull. Prices. Rudson, \$6.00 to \$6.50. Specials at top. Raritans, \$6.00 to \$6.50. (Wholesale, dock, N. Y. For dealers' prices add profit and cartage.) Newark, \$7.25 to \$7.50 (Yard). Dull. Left over, Friday A. M., Oct. 24, 56. HUDSON BRICK UNLOADED.

	HUDSON BRICH	A UNLUADED.
		week compared.)
Oct.	101,432,500	Oct. 171,131,000
Oct.	11 797,000	Oct. 18 550,000
Oct.	131,046,000	Oct. 20 *76,500
	141,139,000	Oct. 211,113,000
Oct.	151,100,500	Oct. 221,415,500
	161,201,000	Oct. 231,345,000

### Total. .....6,716,000 \*Rain. Total. .....5,631,000

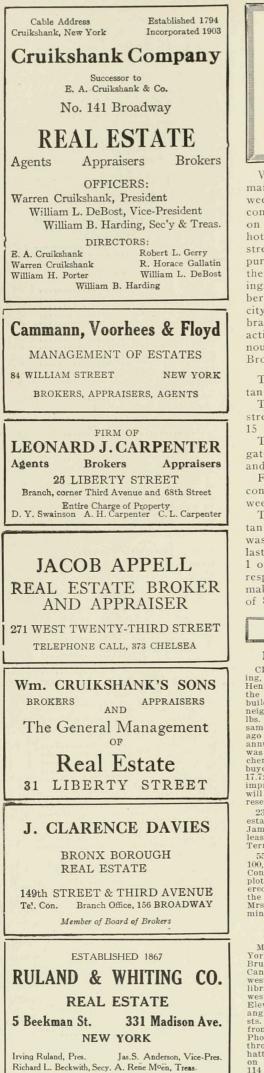
Left over, H	riday A		
		rrived.	
Friday, Oct. 18.			13
Saturday, Oct. 1			2
Monday, Oct. 21			12
Tuesday, Oct. 22			7
Wednesday, Oct.			9
Thursday, Oct. 2	4	 . 7	0

MORE INQUIRIES FOR STEEL.

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in the New York market are as follows: In each case the quotations given below were those pre- vailing up to noon, Thursday. BRICK :
Hudson common         \$6.00 @ \$6.50           Raritan common         6.00 @ 6.50           2d hand common (cleaned)         3.00 @           2d hand com, (truck load of 1,500)         4.50 @
along side dock N Visit lots and over,
Alse is German         2.10(@)         2.15           Dyckerhoff         German         2.35(@)         2.50           CRUSHED         STONE         (500 cu. yd. lots F. O. B. along side dock N. Y., wholesale):         1           Trap         rock, 1 <sup>1</sup> / <sub>2</sub> in
Domestic         Portland         \$1.58 @           Cons.         Rosendale         Nat.         .90 @           Alsen's         German         .210 @         2.15           Dyckerhoff         German         .210 @         2.15           Dyckerhoff         German         .210 @         2.50 @           CRUSHED STONE         (500 cu. yd. lots F. O. B. along side dock N. Y., wholesale):         *           Trap rock, 1½ in.         .120 Bluestone, 1½ in.         .95 Eluestone, 34 in.         .105 GRAVEL (500 cu. yd. lots F. O. B. along side dock N. Y., wholesale):           1½ in.         .05 GRAVEL (500 cu. yd. lots F. O. B. along side dock N. Y., wholesale):         .95 HOLLOW TILE (fireproofing. Prices F. O. B.
Perth Amboy, N. J.): Exterior—
$\begin{array}{cccccccccccccccccccccccccccccccccccc$
$\begin{array}{cccccccccccccccccccccccccccccccccccc$
LIME (Standard 300 lb. bbls. wholesale, se- lect finishing): Farnham Cheshire\$1.55@\$1,62½ LUBRICANTS (Mineral) :
Black, refined
Black, reduced, 30 gravity, 15 cold test
Dark, steam, refined
Farnham Cheshire       \$1.55 @ \$1,62½         LUBRICANTS (Mineral) :       Black, refined         Black, refuced, 27 gravity, 35@30       13½ @ 14         Black, reduced, 27 gravity, 15 cold       13½ @ 14         Black, reduced, 30 gravity, 15 cold       13½ @ 15         Cylinder, light, filtered.       21½ @ 23         Dark, steam, refined.       15½ @ 25         Paraffin, high, viscosity.       19 @ 26         23½ @ 24 gravity       13 @ 13½         28 gravity       13 @ 13½         Wax, crude       per lb. 4½ @ 2-         Refined, 120 m, p.       per lb. 4½ @ -         Refined, 125 m, p.       per lb. 4½ @ -         Refined, 125 m, p.       per lb. 5¼ @ -         Refined, 126 m, p.       per lb. 5¼ @ -         Refined, 126 m, p.       per lb. 5¼ @ -         Refined, 126 m, p.       per lb. 5¼ @ -         Refined, 126 m, p.       per lb. 5¼ @ -         Refined, 126 m, p.       per lb. 5¼ @ -         Refined, 126 m, p.       per lb. 5¼ @ -
Refined, 130 m. pper. lb. $5\frac{1}{4}$ @         LUMBER (Wholesale prices, New York City):         Yellow pine (merchantable 1905, f. o. b. N. Y.)         8 to 12 in
Hemlock, Pa., f. o. b. N. Y. base price per M
(To mixed cargo price add freight \$1.50)
d (ma the provide the state of the state)
d (ma the provide the state of the state)
Spruce (W. Va., f. o. b. N. Y., lighterage limits)         2x4, 18 and 20 ft.       \$29,50         2x6, 10 and 14 ft.       \$29,50         2x8, 12 and 14 ft.       \$24,00         2x8, 12 and 14 ft.       \$29,00         2x8, 12 and 14 ft.       \$29,00         2x10, 3x10, 10 to 16 ft.       \$29,00         9 in, 16 ft and under.       \$26,00         9 in, 16 ft and under.       \$30,00         2x10 and 3x12, 16 ft and under.       \$1,00         12 in, 18 and 20 ft.       \$32,00         Add \$1.00 per M. for each inch over 12 ins.       Add \$1.00 per M. for every 2 ft over 20 ft in length.         1x2 shingling lath, rough or dressed one       \$100
Spruce (W. Va., f. o. b. N. Y., lighterage limits)         2x4, 18 and 20 ft.       \$29,50         2x6, 10 and 14 ft.       \$29,50         2x8, 12 and 14 ft.       \$24,00         2x8, 12 and 14 ft.       \$29,00         2x8, 12 and 14 ft.       \$29,00         2x10, 3x10, 10 to 16 ft.       \$29,00         9 in, 16 ft and under.       \$26,00         9 in, 16 ft and under.       \$30,00         2x10 and 3x12, 16 ft and under.       \$1,00         12 in, 18 and 20 ft.       \$32,00         Add \$1.00 per M. for each inch over 12 ins.       Add \$1.00 per M. for every 2 ft over 20 ft in length.         1x2 shingling lath, rough or dressed one       \$100
Spruce (W. Va., f. o. b. N. Y., lighterage limits)         2x4, 18 and 20 ft.       \$29,50         2x6, 10 and 14 ft.       \$24,00         2x8, 12 and 14 ft.       \$20,60         2x10, 3x10, 10 to 16 ft.       \$29,00         8x8 and under, 16 ft and under.       \$26,00         9 in, 16 ft and under.       \$30,00         2x10 and 3x12, 16 ft and under.       \$30,00         2x10 and 3x12, 16 ft and under.       \$20,00         Add \$1.00 per M. for each inch over 12 ins.       Add \$1.00 per M. for each inch over 12 ins.         Add \$1.00 per M. for each inch over 20 ft in length.       \$28,00         4:4x6 in merchantable quality       \$28,00         4:4x8 in merchantable       \$26,00         4:4x12 in merchantable quality.       \$25,00         PLASTER (blocks):       \$20,00         PLASTER (blocks):       \$20,00
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Spruce (W. Va., f. o. b. N. Y., lighterage limits)         2x4, 18 and 20 ft.       \$29.50         2x6, 10 and 14 ft.       \$24.00         2x10, 3x10, 10 to 16 ft.       \$29.00         8x8 and under, 16 ft and under.       \$20.00         8x8 and under, 16 ft and under.       \$30.00         9 in, 16 ft and under.       \$100         2x10, 3x10, 10 to 16 ft.       \$30.00         2x10 and 3x12, 16 ft and under.       \$30.00         2x10 and 3x12, 16 ft and under.       \$20.00         Add \$1.00 per M. for each inch over 12 ins.       Add \$1.00 per M. for every 2 ft over 20 ft in length.         1x2 shingling lath, rough or dressed one side       \$22.00         4-4x6 in merchantable quality       \$28.00         4-4x6 in merchantable quality.       \$25.00         4-4x6 in merchantable quality.       \$25.00         4-4x12 in merchantable quality.       \$25.00         4-4x12 in merchantable quality.       \$25.00         4-4x12 in merchantable quality.       \$25.00         4-4x2 in kolcks):       \$10. (blocks):         2 in. (solid) per sq. ft.       \$0.06         3 in. (hollow)       \$07.4         Boards % in thick, per sq. yd.       16         SAND:       \$2         Screened and washed Cow Bay, 500 cu.
Spruce (W. Va., f. o. b. N. Y., lighterage limits)         2x4, 10 and 14 ft.       \$29.50         2x6, 10 and 14 ft.       \$24.00         2x10, 3x10, 10 to 16 ft.       \$29.00         2x10, 3x10, 10 to 16 ft and under.       \$26.00         2x10, 3x10, 10 to 16 ft and under.       \$20.00         9 in, 16 ft and under.       \$1.00         9 in, 16 ft and under.       \$30.00         2x10 and 3x12, 16 ft and under.       \$30.00         2x10 and \$1.00 per M. for each inch over 12 ins.       Add \$1.00 per M. for each inch over 12 ins.         Add \$1.00 per M. for each inch over 12 ins.       Add \$1.00 per M. for each inch over 12 ins.         Add \$1.00 per M. for each inch over 12 ins.       Add \$1.00         4+x6 in merchantable quality       \$28.00         4-4x8 in merchantable 226.00       \$4-4x12 in merchantable 23.00         4-4x12 in merchantable 23.00       \$20.00         4-4x12 in merchantable 23.00       \$21.00         9.016

assorted (100 lbs. in a case)..... 9% @\_\_\_\_ On lots of 500 pounds or more a discount of ½c per pound is allowed. Red Lead and Litherage—



SPECIALISTS IN BUSINESS PROPERTY

EDGAR A. MANNING REAL ESTATE Tel. 6835 Murray Hill 489 FIFTH AVENUE

# THE WEEK'S REAL ESTATE NEWS

Brokerage Sales, Auctions, Foreclosure Suits, Building Loans, etc., Together With Brief Personal Items.

General Trading Was Light

While the condition of the real estate market did not materially change this week, a few important transactions were week, a few important transactions were consummated. Builders secured a plot on West 55th street for an apartment hotel and fourteen lots on West 111th street were also obtained for building purposes. "The Swamp" contributed to the business with a Cliff street build-ing. Buyers were found for a numing. Buyers were found for a num-ber of small apartment houses and city dwellings. The commercial leasing branch of the market continues to be active, a number of downtown firms announcing removals to new quarters. The Bronx was fairly active.

The total number of sales in Manhattan this week was 14.

The number of sales south of 59th street was 3, against 4 last week and 15 a year ago.

The sales north of 59th street aggregated 11, compared with 11 last week and 14 a year ago.

From the Bronx 8 sales at private contract were reported, against 8 last week and 14 a year ago.

The amount involved in the Manhattan and Bronx auction sales this week was \$1,188,911 compared with \$420,398 last week, making a total since January 1 of \$43,077,606. The figure for the cor-responding week last year was \$495,330, making the total since January 1, 1912, of \$39,309,818.

### PRIVATE REALTY SALES.

### Manhattan-South of 59th Street.

Manhattan—South of 59th Street. CLIFF ST, 60, a new fireproof, 6-sty build-ing, recently completed, on lot 20x100, sold for Henry A. Mark, president, to Seig Goldstein, by the Charles F. Noyes Co. for \$75,000. The building is one of the best of its type in the neighborhood with a carrying capacity of 250 lbs. to the sq ft, automatic sprinklers, etc. The same broker leased the building a short time ago to the J. E. Linde Paper Co. at \$5,400 per annum for a long term of years. Mr. Goldstein was represented by Harry Seig. Goldstein of As-cher, Ogufft & Goldstein. In part payment the lyer gave 297 Pearl st, a 5-sty building on lot 17.7x104x irreg, valued at \$30,000. Extensive improvements will be made to the building and it will be offered for rental. The entire deal rep-resented a \$100,000 transaction. 23D ST, 437 West, 3-sty dwelling sold for the state of A. W. Engler to E. A. McCann by James W. Wells' Sons. This is a Moore Estate leasehold located in the well-known London Terrace row, a Chelsea landmark. 55TH ST, 13-17 West, old stables, on plot 75x 100 sold for H. B. Hollings to the George Backer

55TH ST, 13-17 West, old stables, on plot 75x 100, sold for H. B. Hollins to the George Backer Construction Co. by Pease & Elliman. On the plot, which was held at \$400,000, the buyers will erect a 12-sty apartment hotel. Abutting in the rear is the Hollins residence, under lease to Mrs. John Astor, whose occupancy will be ter-minated May 1.

### Manhattan-North of 59th Street.

Manhattan—North of 59th Street. MANHATTAN ST, the Trustees of the New York Free Library, who recently sold the old Bruce library building, in 42d st, adjoining the Candler building, on the south side of the block west of Broadway, have purchased for a new library structure a plot on Manhattan st, just west of Amsterdam av. The plot adjoins the Eleventh Municipal Court, occupying the tri-angle at the junction of Manhattan and 126th sts. This new library site has been purchased from the Mary G. Pinkney estate through D. Phoenix Ingraham & Co., as brokers. It runs through to 126th st, having a frontage on Man-hattan st of 50.10 and 57.3 on 126th st, 90.6 deep on the east, adjoining the court building, átid 114 deep on the westerly side. The new library to be erected there in the near future will be a 2-sty structure. 76TH ST, 34 West, 4-sty and basement dwell-

a 2-sty structure. 76TH ST, 34 West, 4-sty and basement **g**wcll-ing, on lot 22.2x102, bet Central Park West and Columbus av, sold by Viera P. Fischer to a Dr. McMichael, for occupancy. S5TH ST, 141 West, 4-sty and basement dwelling, on lot 17x97.6, bet Columbus and Amsterdam avs, sold by Clyde McC. Mark to Mrs. Lou A. Brown, who will alter the house into an American basement for occupancy.

111TH ST, ss, 100 ft east of Lenox av, apartment houses. The plot of 14 lots with a irontage of 350 ft and a depth of 71.10 ft, soud oy theilner & Wolf and Samuel H. Stone to tae filmil Realty Company, consisting of Samael Williams and Samuel Grodginsky. They will wrect four houses on the plot. The sellers bought the land at the Mary G. Pinkney estate sale in 1911 and have asked \$160,000 for it. With this operation the purchasers will have completed the improvement of the block iront on which the lots just bought are located.
I1TH ST, 203-205 West, 6-sty apartment of the lots iron to us which the lots just bought are located.
I1TH ST, 104 East, 6-sty tenement, on plot 50x100.11, agioning the northwest corner of 7th av, soid by Mary Hays to the United Boros Real Estate Co.
I36TH ST, 124 & 136, two private dwellings, each on lot 15x100, reported sold by Mamie E. Schen and L. E. Klebau to Louis H. Rose.
DTH ST, e s, 100 ft. north of Sherman av, fot 100x100, sold for the Fort Amsterdam for the Store.
ST. NICHOLAS AV, 966 and 968, two 5-sty apartment houses, "Yale" and Princeton," on plot 73x108.7x irreg, adjoining the southeast of acient, by Tucker, Speyers & Co. The proprint Washed at \$95,000.

a chent, by Tucker, Speyers & Co. The property was held at \$95,000.
6TH AV, s e cor 57th st, 7-sty structure, known as the "Sherwood Studio Building" on plot 100.11x95x irreg, sold by Harry J. Luce to Mrs. Jennie K. Stafford, The ground floor and basement of the building are occupied by the Acker, Merrall & Condit Co., of which Mr. Luce is the president. In exchange Mrs. Stafford gave her residence at 16 East 53d st, a 5-sty American basement dwelling, on lot 25x 100.5 and the 5-sty loft building on lot 25x98.9, at 37 West 32d st. Mrs. Stafford was represented by H. D. Winans & May.
TTH AV, 1807-1815, s e cor 111th st, 6-sty apartment house, "Greene Court," on plot 100.11 x100, sold for the Bendheim Construction Co. to John W. Wellrock, by Saul Saltzman and W. S. Baker. The buyer gave in part payment a 45-acre farm at Smithtown, L. I., adjoining the estate of the late Mayor Gaynor.

### Bronx.

ANDREWS AV, 2214, dwelling, on plot 50x100, on University Heights, sold for Beverly Robinson to a Mr. Eurke for occupancy, by B. H. Weisker, FRANKLIN AV, 1317-1325, one 6-sty and two 5-sty flats, on plot 152x208, north of 169th st, sold by the Louis E. Kleban Co. JEROME AV, at intersection of Cromwell av

FRANKLIN AV, 1317-1325, one 6-sty and two-5-sty flats, on plot 152x208, north of 169th st, sold by the Louis E. Kleban Co.
JEROME AV, at intersection of Cromwell av, gore plot, 50x56x irreg, sold for Edmund Coffin to a client, by B. H. Weisker.
MORRIS AV, s w cor 167th st, plot 100x100, sold for the estate of Augusta M. de Peyster to a client, by W. E. and W. I. Brown, Incorporated. The buyer is a builder who will improve.
SOUTHERN EOULEVARD and Crotona Parkway, w s, 55 ft. north of Fairmount pl, plot 55 x105x irreg, sold for the Borough Estates to the C. J. Carey Building Co., by Richard H. Scoble. The plot will be improved at once.
WALES AV, n e c 142d st, plot of 6 lots, 100 x150, resold for the Commonwealth Realty Co. to the Ward Bread Co. by Herbert A. Sherman. The buyers also own the balance of the block.
WASHINGTON AV, 2094, 4-sty triple flat, 25

WASHINGTON AV, 2094, 4-sty triple flat, 25 x145, sold for Henry Feullert to a client, by John A. Steinmetz and Clement H. Smith. WEBSTER AV, n w c 165th st, plot 100x100, sold for the Rockledge Construction Co. to a client by W. E. and W. I. Brown, Inc. The buyer is an investor who will immediately in-prove. prove

### Brooklyn.

GARFIELD PL, 313, 4½-sty dwelling, on plot 25x100, bet 8th av and Prospect Park West, sold for Jessie T. Duryea to James A. Farrell, president of the U. S. Steel Corporation, by R. Peace & Son. HALSEY ST, s s, 125 ft west of Broadway, plot 90x100, sold by William Savage to Daniel property. PRESIDENT ST 628 2-sty building with

property. PRESIDENT ST, 638, 3-sty building, with store, sold for the Co-operative Mortgage Co. to an investor, by Joseph P, Banadonna. PRESIDENT ST, 190, 3-sty and basement, three-family dwelling, on lot 20x100, sold for Louis Cavagnaro to V. Scotto, by Visco Broth-ers.

Louis Cavagnaro to V. Scotto, by visco inter-ers. 5TH ST, 360, 2-sty and basement brick dwell-ing, sold for Mrs. Camilla Williams to David Coyne, by F. C. Sauter. 6TH ST, ETC.—Green & Son announce fol-lowing sales: Locust st, cor East 15th st, a 2-family frame dwelling, lot 25x100, sold to a cli-ent for investment; also a brick 2-family dwell-ing, lot 16.8x100, situated at 301 6th st, to a client for occupancy; 269 20th st, 3-family apartment on lot 16.8x100, sold to a client for investment; also sold for Julius Riber to Robert and Harriet Streuber a 1-family frame house at 256 20th st for occupancy; 119 5th av, lot 25x100, a triple flat with stores, sold for Kath-

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### October 25, 1913

erine L. Zirkel to Max and Mary Trommler; also sold for Enoch Harris to Adam Strupagiel and wife a 3-family house at 285 23d st, on ot 25x100; and 709 5th av, s e cor 22d st, lot 25x 100, sold to Victoria Cohen for a client. New owner will remodel the property at a cost of over \$5,000. 9TH ST, 454, 3-sty and basement, private dwelling cold to it.

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### Queens.

Quens. ARVERNE.—The Lewis H. May Co. sold for for the set of the the the C. Friedman property to a the the the construction of the the the set of the seto

### Richmond.

GRASMERE.—D. T. Cornell sold for the North Shore Building Loan & Savings Association, the property of Joseph H. Tumas at the corner of Fingerboard rd and Wane st, to the Lembeck & Betz Eagle Brewing Co.

NEW BRIGHTON.—Cornelius G. Kolff sold to Enoch Crabtree, of Nutley, N. J., the Eirt-whistle property, Nos. 145 and 147 York av, near Hill st, consisting of a double brick house, on plot 371/2x112.

plot 37/<sub>2</sub>X112. STAPLETON.—Cornelius G. Kolff sold to Mr. William E. Platt, the owner of "Hampton Court," near Richmond, Staten Island, a plot with a frontage of approximately 1,400 ft. on the Clove rd at Concord.

WESTERLEIGH.—J. Sterling Drake sold for Hannah L. Mitchel and Sarah E. Mitchel to Walter R. Watson the northwesterly corner Jew-ett and Waters av, a plot 83x125, on which Mr. Watson will immediately erect a handsõme modern general store with a large flat above.

### Rural and Suburban.

CHATHAM, N. J.—H. C. Reynolds sold for Webster C. Estes 15 acres to the Hudson Realty Co., of Hoboken, to be used for the right of way of the new Lackawanna cut-off now build-ing between Madison and Chatham, N. J. This practically closes the lands needed for the ex-tensive railroad improvement between these towns, and construction work will now pro-ceed rapidly.

DOBBS FERRY, N. Y.-Kenneth Ives & Co. have sold to a client for occupancy for Archi-bald A. McGlashan his home, Oliphant av. The property contains 3½ acres, dwelling house and outbuildings, and was held at \$35,000.

outbuildings, and was held at \$35,000. GREAT NECK, L. I.—McKnight Realty Co. sold at Great Neck Estates two plots fronting on Ridge drive East and Prospect pl North, having an area of 34,786 sq. ft., to F. E. Hin-man; also a plot, 115x103, cor of Stewart drive and Ridge drive East, a plot 101x133, and an-other 110x140, on the north side of Ridge drive East, 423 ft. from the cor of Bay View av, to A. Seibold and W. F. Egalston. HARTSDALE, N. Y.—W. J. Ackerman has sold for Thomas Simpson 12 acres and 20 acres to George A. C. Christiancy, who is completing his new home on a former purchase of 37 acres. SOUTHAMPTON J. L—Scharsmith & Nolan

SOUTHAMPTON, L. I.—Scharsmith & Nolan have sold for Mrs, H. Minuth a tract of land containing 1,340 lots to a large development company for improvement.

STAMFORD, CONN.—Kenneth Ives & Co. have sold to L. C. Giles of New York a large tract on Rogers rd, Shippan Point. Mr. Giles will immediately erect a residence.

VERONA, N. J.—Carl Mau sold for the Essex Title Guaranty & Trust Co. of Montclair, a plot on Mountain rd, 200x210. The buyer, Mrs. Agnes Maclay Fischer, will erect a residence early next spring.

## **RECORD AND GUIDE**



## LEASES. Manhattan.

**Banhattan.** LEON S. ALTMAYER reports that the block front on the west side of Broadway between 147th and 148th sts, which he originally leased for the Morrison Estate for about \$2,000,000, to the 147th and 148th Street Cor-poration for a term of 63 years, who erected a theatre and a whole block front of stores upon this property; he has also leased the rear half of this block on 147th st with an en-trace on Broadway for 21 years to the Eunny Amusement Co.; also leased for ferms of 5 years the following stores: in 3583 Broadway to the Lazarus Sisters for a manicuring and millinery shop; in 3585 Broadway to Mrs. Biel for a dressmaking establishment; in 3587 Broadway to a Mr. Krake to be used for a forist business; in 3589 Broadway to S. Beck, f 125 West 127th st, for a tailoring business; in 3591 Broadway to Pauline Usockin for a soft and stationery store; in 3595 Broadway to Mr. Blum for a delicatessen busines; in 3597 Broadway to a Mr. Adler for a ladies "Ready-to-Wear" store; in 3595 Broadway to M. Simmons for an art store, and in 602 West stats to Eluykin Goldberg for a tailoring tablishment.

establishment. LEON L. ALTMAYER leased the store now being installed in 151 East 86th st to the New York Edison Co., of 55 Duane st. ALBERT B. ASHFORTH, INC., leased for the Loton H. Slawson Co., 4,256 sq ft on the 4th floor in the Burrell Building at the northeast corner of Madison av and 33d st, for a term of years, to Herman Scheuer, formerly of 821 Broadway; also leased offices in the Acker Merrall & Condit Building at the southwest corner of 5th av and 35th st to Aaron A. Graff and to William R. Hughes. MRS F. M. BAENES leased to John Gillan 6.

MRS. F. M. BARNES leased to John Gillan & Co. the Hotel Dresden, a 7-sty structure at 149 and 151 West 44th st, for a term of years at an annual rental of about \$15,000.
DANIEL BIRDSALL & CO., INC., leased the 5th loft in 657 and 659 Broadway to Newman, Dube & Co.; in 72 to 76 Greene st the 2d loft to the Reliable Underskirt Co., of 29 Greene st; the 3d loft to Marvin & Abramson, of 72 Greene st, and the 4th loft to Barg & Cooperstein, of 154 Spring st; in 70 Duane st the 1st loft to the Pioneer Ribbon Works (Inc.), of 75 Spring st; the 3d loft in 605 and 612 Lispenard st to Philip Maryanov, of 39 Walker st; in 491 and 425 Broadway, the 3d loft to Munter Brothers, of 392 Eroadway, and the 1st floor, basement and sub-basement in 484 Broadway to Herman Hirsch.
DANIEL BIRDSALL & CO. leased space in

Hirsch. DANIEL BIRDSALL & CO. leased space in 512 Broadway to Dornheimer Bros., of 56 Walker st, and space in 119 and 121 West 23d st to the Magnet Manufacturing Co., of 512 Eroadway.

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THE FIRM OF LEONARD J. CARPENTER leased the 5th loft in 696 to 702 Broadway to Isaac Walcoff, of 696 Broadway. THE FIRM OF L. J. CARPENTER leased to Jacob Tenenbaum & Sons, of 382 Grand st, the 2d loft in 696 to 702 Broadway; also to Ben-jamin Shrage, of 43 Walker st, the 3d loft at 483 and 485 Broadway.

483 and 489 Broadway, THE CROSS & BROWN CO. leased for Will-iams & Morford Co. the 5th floor in 205 and 207 West End av to Builder & Eressel of 2148 Broadway; and the 6th floor in the same build-ing to Edwards Bros. for a term of years.

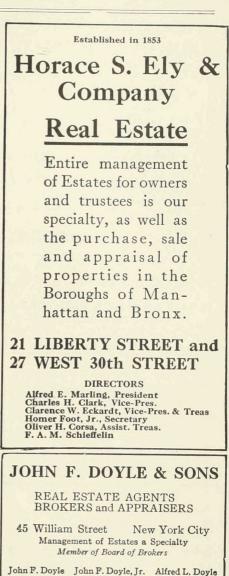
ing to Edwards Bros. for a term of years. THE CROSS & BROWN CO., in conjunction with M. & L. Hess, leased space in the Hess Euilding at the southwest corner of 4th av and 26th st to James R. Beaton. THE CROSS & BROWN CO. leased for the White Co., of Cleveland, O., to Williams & Morford, of 59 West 66th st, the entire building at 205 to 211 West End av, on a plot 100x100, and containing approximately 35,000 sq. ft., at an aggregate rental of \$175,000. After exten-sive alterations, in which the building will be made absolutely fireproof, the lessees will con-duct one of the most up-to-date garages in the city.

THE CROSS & BROWN CO. leased the 3d loft in 794 to 798 10th av to Never-Skid Man-ufacturing Co., of 210 West 50th st.

DUFF & CONGER leased the following: Of-fice in Duff & Conger Building, at Madison av and 86th st; also apartment in 538 West 124th st to Mrs. Emma Vincent; apartment in 1206 5th av to Miss E. J. S. Knight; apartment in 12 East 88th st to Mrs. Felix Murphy; and apart-ment in 14 East 88th st to Mr. Nicholas Rosen.

THE DUROSS CO. leased the 3-sty dwelling at 318 West 19th st to Arthur S. Wootton; also a loft in 587 Hudson st to H. Asuinow. THE DUROSS CO. leased a store in the Herring Building at 13th st and 9th av to Charles Moewes, and the store and basement in 69 Gansevoort st to Jacob Fried.

THE J. C. EINSTEIN CO., INC., leased for Frankenthal Bros. Co. the 9th loft in 16 and 18 West 22d st, running through to 15 and 17 West 21st st, to L. I. Baron Co., of 13 East 22d st; also for the Twenty-Fifth Construction Co. the top loft in 137 to 141 West 29th st to Leo Finkenberg.



### **JOHN P. KIRWAN & SONS**

### REAL ESTATE

138 WEST 42nd STREET

John P. Kirwan John S. Kirwan Raymond J. Kirwan

Arthur J. Kirwan

### **E. DE FOREST SIMMONS**

REAL ESTATE

'fel., 837-838 Plaza

2 EAST 58th STREET

### Established 1887

CHAS. S. KOHLER REAL ESTATE and INSURANCE Broker and Manager of Estates

901 COLUMBUS AVE., cor. 104th St. Highest References Tel., 5504 Riverside

# FRED'K FOX & CO.

### **Business Building Brokers**

14 W. 40th STREET and 793 BROADWAY

### HAROLD W. BUCHANAN

Mortgage Loans & Real Estate

49 WALL STREET

Leases-Manhattan (Continued.) THE J. C. EINSTEIN CO., INC., leased for Cohen Endel & Co. the store, basement and sub-basement in 591 Broadway to Chas. H. Levitt & Co. of 312 Church st, a knit goods concern. DOUGLAS L. ELLIMAN & CO. leased the last remaining apartment in the new building at 635 Park av to G. Louis Boissevain. This is one of the buildings recently sold by the Fullerton Weaver Co. to Mrs. Robert B. Minturn. DOUGLAS L. ELLIMAN & CO. leased a large apartment of 12 rooms and 4 baths in 929 Park av to Philip Voss; also a furnished apartment for the winter in 118 East 54th st, for Alfred E. Cortis, to Robert L. Burton, of Milbrook, N. Y.; and an apartment in 178 East 70th st to James L. Kenway. DOUGLAS L. ELLIMAN & CO. leased a large

N. Y.; and an apartment in 1/8 East 70th st to James L. Kenway.
DOUGLAS L. ELLIMAN & CO. leased a large apartment of 14 rooms and 4 baths in the new building at 635 Park av to Mrs. Henry E. Owen; also an apartment in 471 Park av for Miss Annie B. Dexter to Clarence Whitman; and an apartment in 178 East 70th st to Paul Phipps, of Winnipeg, Canada; also leased for a term of years for Mrs. Gerald N. Stanton 52 East 53d st, a 4-sty high stoop dwelling on a lot 16.8x100, to Mrs. F. Vincent Hart.
DOUGLAS L. ELLIMAN & CO. leased a large apartment of 14 rooms and 4 baths in 635 Park av to Mrs. Ethel Dana Shepherd; also an apartment in 178 East 70th st, to William Del-evan Baldwin; and for Pease and Elliman, an apartment in 116 East 58th st, to Howard P. Renshaw, who recently married Miss Lilla B. Gilbert.
EWING, BACON & HENRY, in conjunction

EWING, BACON & HENRY, in conjunction with John N. Golding, rented the 7th floor in the Architects' Building at 101 Park av to the Nathan Manufacturing Co., of 85 Liberty st.

Nathan Manufacturing Co., of 85 Liberty st. FREDERICK FOX & CO. leased for the Flemish Realty Co. about 12,000 sq. ft. of space in the new 20-sty building at 11 and 13 East 26th st through to 6 and 8 East 27th st, for a long term of years to Henry Schanzer, knit goods dealers, now at 594 Broadway. THE ROBERT FREDERICKS ESTATE rent-ed the dwelling at 107 East 37th st to W. G. Park

Park.
THE JULIUS FRIEND, EDWARD M. LEWI
CO. rented for Wright Barclay a loft in 461
and 463 4th av, for a term of years.
THE JULIUS FRIEND, EDWARD M. LEWI
CO, rented for Alfred M. Rau the entire top
floor in building 419 and 421 Lafayette st, to
the Photochrome Engraving Co., for a long term
of years.

N. BRIGHAM HALL & WM. D. BLOODGOOD eased for the 45th St. Realty Co. space on the 15th floor in the building now nearing comple-cion at 7 to 11 West 45th st to Nathan Green-berg, of 16 West 45th st, for a term of years.

N. BRIGHAM HALL & WM. D. BLOODGOOD rented apartments in 203 West 107th st to the following: Casa Israel, Mrs. Matilda Hart, Frederick D. Griffiths, Mrs. Josephine G. Lov-ell, Paul Rahm, John O'Connor and Roland H. Mallory. The same brokers have also rented in Riverview Court, at 611 and 613 West 136th st to the following: Mrs. Isabelle Finch, Martin W. Roth and Moses W. Loew.

HEIL & STERN leased for the Charter Con-struction Co., Bing & Bing, in 906 to 912 Broad-way, the entire 17th and part of the 18th floor, comprising about 25,000 sq ft of space, to Leon Mann Co. of 715 Broadway. The lease is for a long term of years.

HEIL & STERN leased in the new building which the Times Square Improvement Co. is erecting at 1372 to 1382 Broadway, the 5th loft, containing 20,000 sq ft of space, to the Bijou Waist Co. of 536 Broadway.

Waist Co. of 550 Broadway. HEIL & STERN leased for the 33 East 33d Street Realty Co., George Backer, president, the 1st loft in the building now in course of erec-tion at 33 to 43 East 33d st, to Solomon & Metzler, of 114 West 17th st; this building contains 12 stories and basement covering plot 115.6x98.9, eight lofts of which have been rent-ed through the same brokers. Same is now entirely rented from the plans at rentals ag-gregating \$90,000 per annum. M. & L. HESS located the 19th form in 10 to

M. & L. HESS leased the 12th floor in 49 to 53 East 21st st to the Crescent Co. of 569 Broad-way; the front part of the 11th floor to Max Kamber of 508 Broome st; and Room 903 to L. Simon & Co. of 640 Broadway.

Simon & Co. of 640 Broadway. M. & L. HESS leased the 7th loft in 105 and 107 East 29th st to the Madison Square Press, of 20 East 31st st for a term of 10 years. BRYAN L. KENNELLY and PEASE & ELLI-MAN leased the 5-sty American basement dwell-ing at 132 West 72d st to the Andiron Club, Colonel C. M. Van Horn, president, 200 West 71st st. The club will move into the new quar-ters about November 15.

MRS. BENJAMIN KNOWER leased her dwelling at 4 East 77th st to Charles E. F. McCann.

THOMAS W. LAMONT, of J. P. Morgan & Co., leased the Franklin Roosevelt residence, furnished, a 5-sty American basement dwell-ing, at 49 East 65th st.

INE, at 49 East 65th st. GUSTAVUS L. LAWRENCE leased through Frank Volz the stores in 548, 554, 560, 562, 564, 556, 568, 572 and 574 West 207th st; also through M. Just the store in No. 556; also through Harry White the store 558 and 570 West 207th st, and through M. L. Gompert 546 West 207th st. The stores are all in the new tax-payer block in West 207th st, now being erected by Mr. Lawrence. While the building is not completed, there are only 2 stores out of 15 not under lease. J. EDGAB LEAYCRAFT & Co. leased for a

under lease. J. EDGAR LEAYCRAFT & Co. leased for a client to the Rev. Charles L. Mead the 4-sty dwelling at 133 East 60th st for a term of years. WEBSTER B. MABIE & CO., as agents for 34 East 12th st, leased the store and basement to Morris Simiansky & Co., dealers in tailors' trimmings, now in Lafayette and Great Jones st, for a term of years. The tenant was rep-resented by Johnson, Adams & Greacen.

J. ROMAINE BROWN CO. Established 1856

### REAL ESTATE

J. Romaine Brown, Pres. Chas. Griffith Moses, V. Pres. Elliott L. Brown, Treas. Eugene S. L. Moses, Sec.

299 Madison Avenue New York City

### JOHN C. R. ECKERSON Successor to THOMAS & ECKERSON

Manager of Estates, Broker, Appraiser

35 WEST 30th STREET, NEW YORK Wallack's Theatre Building

### PORTER & CO.

REAL ESTATE

George W. Short Charles F. Porter

159 W. 125th STREET Telephone Connections Park

of years

### J. Edgar Leaycraft & Co.

Real Estate Agents, Brokers, Appraisers FORTY-SECOND STREET BUILDING 30 EAST 42d ST., S. W. Cor. Madison Avenue Renting and Collecting a Specialty

# O. D. & H. V. DIKE

**Midtown Business** Property

CANDLER BUILDING, 220 WEST 42D ST.

# **THOMAS J. O'REILLY** Real Estate Broker, Appraiser and Agent BROADWAY AND 109th STREET New York Representative of Caughy, Hearn and Carter, Baltimore and Washington Sulflow & Mass Co., Minneapolis, Minn



713 BROAD WAY

# HEIL & STERN REAL ESTATE BROKERS

Sale and Rental of Business Property a Specialty

1165-1167 BROADWAY N. W. cor. 27th Street TELEPHONE, 9570 MADISON SQUARE

SAMUEL H. MARTIN leased offices at the southeast corner of 67th st and Broadway to the Efficiency Laboratories, Inc. SAMUEL H. MARTIN leased for Jeremiah J. Campion the store in 1864 Eroadway to Ernest H. Shafer, of 263 East 4th st, for a term of vears

JOHN J. MEEHAN leased for Samuel Boehm & Co. the 3-sty dwelling at 308 West 71st st to Hattie Everett.

MILTON NATKINS and Thomas Ford leased the 4-sty building at 144 East 34th st, and for Joseph Weber the store and basement in 1211 Broadway, adjoining the Weber Theatre.

the 4-sty building at 144 East 34th st, and for Joseph Weber the store and basement in 1211 Broadway, adjoining the Weber Theatre. PEASE & ELLIMAN leased the following apartments: In 130 West 57th st, to L. W. Flannlacher; in 112 East 17th st, to Kathryn A. King; in 105 East 15th st, to A. W. Matthews; in 555 Park av, to Clarence C. Chapman; in 667 Madison av, to Edson Bradley; in 59 West 76th st, to J. W. Bradin and Walter F. Dyet; in 115 West 71st st, to Mark M. Schlesinger; in 115 West 71st st, to Solomon M. Fraechie; in 128 West 72d st, to W. A. Rogers; in the "Or-monde," at Broadway and 70th st, to Robert C. Good; in 901 Lexington av, to Mrs. M. R. Tate; in 56 West 11th st, to J. Menist; in 635 Park av, to Richard Levering; in 106 Trinity pl, to Misses DeMuth and White; in S1 East 56th st, to O. DeLancey Coster; in 411 West 112th st, to N. H. Lord; in 116 East 58th st, to D. B. Renshaw; in 136 Madison av, to Mary H. Bangs; in 1 West 30th st, to R. B. Marchant; in 23 East 53d st, to Louis S. Weeks; in 115 West 71st st, to Neil W. Warde; in 298 West End av, to Mrs. Arthur J. Taylor; in 105 East 78th st, to Percy Moran; in 27 East 62d st, to Mrs. Rose Barry, and in 987 Madison av, to Roland W. Smith; also the following offices: in Aeolian Hall, to W. Ralph Cox, Agnes T. Mills, Geo. L. Derr, Chas. Tamme, E. F. Johnson, J. Rubo, Advance Agriculture Publishing Co., Dr. L. F. White, Sarah E. Huff and P. E. Lane. PEASE & ELLIMAN leased for the Lawyers This house is the last of three that were erected on a plot which Pease & Elliman sold to Charles Buek, the wel-known builder, about two years ago. Of the remaining two houses, the one on 79th st was purchased by Dudley Olcott, Jr., and the other on Madison av was renet de to Richard Trimble, treasurer of the United States Steel Corporation.

Trimble, treasurer of the United States Steel Corporation.
PEASE & ELLIMAN leased the following houses: 17 East 65th st, to Ed. R. Stettinius; 320 West End av, to Dr. A. L. Soresi; 330 West End av, to Miss Mary L. Read; 147 East 61st st, to Louis Haight; also the store in 32 West 45th st, to Crucet Mig. Co. of 256 West 28th st; also the building at 10 East 2d st, to Jacob Goldner; and the lofts in 38 Cooper sq, to Max Katz.
S. OSGOOD PELL & CO. leased space in 2 East 46th st to Mme. Marie, ladies' tailor.
THE PERRY-FREEMAN CO. leased the stores in the building at the southwest corner of Madison av and 55th st to the Joseph C. Leikens Co., for iss, and Paul L. Bryant, dyer and cleaner.
MARK RAFALSKY & CO. leased the store in 987 Amsterdam av to J. Freifeld, of 381 West End av; the store in 660 West 181st st through Knap & Wasson Co. as agents to Frank Kane; and the dwelling at 340 West S7th st for Katherine Lindeman to Meyer Auerbach.
THE DOUGLAS ROBINSON, CHARLES S. BROWN CO. leased the store in 9 East 44th st to John H. A. Leahe, of Baltimore.
WILLIAM J. ROOME & CO., INC. leased the building at 241 East 51st st, 25x100.5, to Constant Loufs of 509 Park av, for a long term of years on a net rental. Plans to alter the building have been filed and the contract to alter same into a fireproof garage has been awarded to Frank Seery of 30 East 42dst.
H. C. SENIOR & CO. rented offices in the Lincoln Square Court Building to A. R. Darling.

let Est. space in 1920 to 1932 Broadway, to Howard Printing Co., of 1935 Broadway, for a long term of years.
H. C. SENIOR & CO. rented offices in the Lincoln Square Court Building to A. R. Darling, Mrs. Emma Sargeant, Mrs. Hannah Bodell and the Spearmint Gum Co.; for Susie Scott Hall, the two 4-sty dwellings at 108 and 110 West 64th st, to Selmira Restrepo; for Henry L. Scheuerman, the 3-sty dwelling at 35 West 60th st, to Mrs. L. Wolfert; for William L. Levy, the 3-sty dwelling at 27 West 60th st, to Mrs. A. Mackey; three floors in 1985 Broadway to a Mrs. Gerber; for Hooper C. Barret, the 3-sty dwelling at 106 West 64th st, to Mrs. Levy, the 3-sty dwelling at 27 West 60th st, to Mrs. A. Mackey; three floors in 1985 Broadway to a Mrs. Gerber; for Hooper C. Barret, the 3-sty dwelling at 133 West 64th st, to A. G. Carling; for the Cordette Realty Co., the 4-sty dwelling at 139 West 63d st, to a Mrs. King; for the Folsom Estate, the dwelling at 741 West End av, for two years, to Mrs. Anna Leieh; for Henry L. Scheuerman, the 3-sty dwelling at 37 West 60th st, to Mrs. M. Dupouy; for the Dr. Richards Dyspepsia Tablet Association, the 4-sty dwelling at 554 West 57th st, for two years, to Mrs. Anna Smilt; for Howard Payson Wilds, the 4-sty dwelling at 54 Edgecombe av, to Louis Livingston; for Dr. Marcus Franklin, the 4-sty dwelling at 107 West 63d st, to Mrs. Helen Moran; for Both Hall, the 4-sty dwelling at 114 West 50th st, for the 0s-car Purdy Estate, the 4-sty dwelling at 141 West 63d st, to Louis Voiron.
SHAW & CO. leased 241 Lenox av for the Estate of Edward Roberts to the Finnish Women's Co-Operative Home, of 1040 Lenox av, for a term of years.

for a term of years. JAMES A. SHEEHAN leased for C. Alfred Capen to M. Dickey the 3-sty private dwelling at 116 East 82d st for a term of years. TUCKER, SPEYERS & CO. leased in 29 to 33 West 38th st, the entire 4th floor to J. rl. Lichtenstein & Co., Inc., of 702 Broadway, for a long term of years.

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TUCKER, SPEYERS & CO. leased in the Springs Euilding at 29 to 33 West 38th st, to Oscar Glanckopf, Inc., of 690 Broadway, the 5th and 6th floors for a long term of years. HENRY TRENKMANN leased the 3d loft in 212 Centre st to the Standard Japanning Co.; also the 5th loft in 241 to 245 Centre st to the United Spring Co. E. A. TURNER leased the store in 119 Lex-ington av to Morris Rosenbaum, of 145 West 45th st. STEPHEN H. TYNG JR. & CO. leased space

E. A. TURNER leased the store in 119 Lexington av to Morris Rosenbaum, of 145 West 45th st.
STEPHEN H. TYNG, JR., & CO. leased space on the 9th floor of the Madison Avenue Building at the corner of Madison av and 25th st, for a term of years, to the Warren Worsted Mills of 43 East 17th st; also in conjunction with Payson McL. Merrill, to Thomas Potter Sons & Co. of 41 Union sq. manufacturers of oil cloth and linoleum, space on the 9th floor; comprising about 6,000 sq ft of space, in 31 East 17th st for the estate of Wm. H. Jackson to the Kyoto Mfg. & Trading Co. of 532 Broadway; also about 2,000 sq ft of space on the 18th floor of 215 4th av for Lewis B. Preston to John M. Harris & Co. of 95 5th av, dealers in woolens; also about 2,000 sq ft or n the 11th floor of 215 4th av to E. F. Church & Sons of 80 5th av; also the entire 8th floor, comprising about 6,000 sq ft of space on the 18th floor of 215 4th av to E. F. Church & Sons of 80 5th av; also the entire 8th floor, comprising about 6,000 sq ft of space on the 18th floor of 215 4th av to E. F. Church & Sons of 80 5th av; also the entire 8th floor, comprising about 6,000 sq ft, in 29 to 33 East 19th st for Horace S. Ely & Co. to S. Epstein & Co. of 23 East 20th st, manufacturers of ladies' neckwaer; also space on the 12th floor of 25 East 26th st for the Douglas Robinson, Charles S. Erown Co. to Otto & Louis Rebele of 122 East 25th st, artists and designers, and space on the 10th floor to M. N. Cossenas, Selling Agency of 1 Madison av.
F. R. WOOD, W. H. DOLSON CO. sub-leased for C. Paul Harwood, the furnished 3-sty dwelling at 143 West S7th st for the winter to Helen B. Wood; also to Mary McGrath the 3-sty dwelling at 169 West 94th st for Margaret M. Haviland.

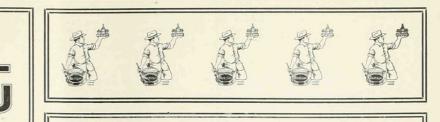
UNGER & WATSON, INC., leased for Morgan Coman to Tate S. Yoshida, for a term of years, the 4-sty private dwelling, on plot 20.10x70 at 624 Lexington av; also apartment in 137 and 139 East 57th st to Robert B. Bowler and Anna S. Turmell.

tet 4-sty private dwelling, on plot 20.10x70 at 624 Exington av; also apartment in 137 and 139 East 57th st to Robert B. Bowler and Annas.
UNGER & WATSON, INC., leased for a term of years to Bertha Kramer the private dwelling at 226 East 52d st.
UNGER & WATSON, INC., leased for Herbert A. Sherman as agent, the 3-sty private dwelling at 157 East 51st st to Harry E. and Mary E. Crawford for a term of years; also the two wellings adjoining on the west for a term of years to Max and Hilda Brickman.
THE UNITED STATES REALTY & IM-PROVEMENT CO. leased offices in the Trinity Building, 111 Broadway, to Hover, Kenny & co., members of the New York and Boston stock exchanges.
WAN VLIET & PLACE leased the 1st loft in to to 409 West 13th st to William Small.
WILLIAM C. WALKERS' SONS leased for the state of Ogden Goelet the property at 855 to 890 Broadway, together with 10 East 20th st and 9 and 11 East 19th st, which comprise the main section of the present Lord & Taylor store, which is for a term of 15 years from February 1, 1915, the Goelet estate is to erect on the 19th st property, comprising a plot 45x02, a 10-sty freproof building, plans for which are being provement, the lease provides for the remodeling of the old buildings, which plan includes the installing of a new front, so that it will be in keeping with the new structure.
WM. A. WHITE & SONS leased for a long from whet has the due to fing of a new front, so that it will be in keeping with the new structure.
WM. A. WHITE & SONS leased for a long from whet weats and has negative due to the simpson, Crawford building, is one completed a few years ago by the St. John's Park Realty Co, who improved the entire square block, and as leased by them to the Simpson, Crawford building inmediately adjoining of a set of 71 Bowery take over the anger Baking Co. of 71 Bowery take over the Anger Baking Co. of 72 Bowery take over the Anger Baking Co. of 73 Bowery take over the anger Baking Co. imorters of th

Minstein e Co., importers of annine uyes, wie of years.
 WM. H. WHITING & CO. leased a store in 947 Broadway to the Jacobs Hat Co.; store and basement in 118 William st to Willy & Schanno for a term of 10 years; store in 83 Gold st to Paul Stafenik; 3,000 sq ft in 373 4th av, in conjunction with Southack & Ball, to Clifford & Lawton of 1 East 28th st; 1st loft in 118 Nassau st to the Nassau Stamp Co., Ltd., of 179 Broadway, and the 2d loft to George H. Wright. THE J. P. WHITON-STUART CO. leased for Frank N. Dowling the 3-sty dwelling at 138 East 39th st to Miss Constance Perkins.
 F. R. WOOD-W. H. DOLSON CO. leased the 3-sty dwelling at 261 West 71st st for Maximilian Tock to Gertrude Gordon.

### Bronx.

Bronx. THE ARC REALTY CO., Isidor W. Sham-berg, president, leased to the Harris Frelich Amusement Co. the new photo play theatre nearing completion in 180th st, between Daly and Vyse avs, for 10 years from Nov. 1. The theatre seats 600 people, and there is an open air section with a similar capacity. CLEMENT H. SMITH leased to Hanssler & Burrell of 469 East Tremont av, for a term of 3 years, the store at the northwest corner of Tremont and Washington avs, at a rental ag-gregating \$13,500.



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# FINDLER and WIBEL

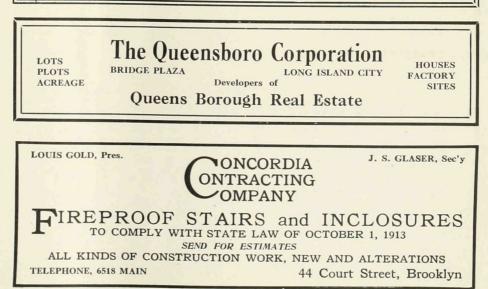
# **STATIONERS**

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JOHN A. STEINMETZ leased for a term of years the 3-sty building at 1022 East 178th st for John G. Roos to Frank Schaub, who will conduct a livery and boarding stable business on the premises, when alterations are com-pleted

### Brooklyn.

Brooklyn. GREEN & SON leased for Nathan Jacobsen the entire building at the north east corner of 5th av and 21st st to Ronaldson Eros. This lease is for a period of 5 years from Sept. 1, the first 2 years at a yearly rental of \$1,200 and the balance of 3 years at an annual rental of \$1,500.

### Suburban.

DOUGLAS L. ELLIMAN & CO. leased 1 5th st, Garden City, L. I., a 3-sty modern residence, for the Garden City Co., to Argyll R. Parsons, vice-president of Douglas L. Elliman & Co.

### REAL ESTATE NOTES.

JOHN A. STEINMETZ was the broker in the recently recorded sale of 254 West 151st st. VASA K. BRACHER has been appointed agent of the 5-sty building at 450 West 54th st, owned by Mr. C. Pabst, of Stuttgart, Germany. FREDERICK SOUTHACK & ALWYN BALL, JR., have been appointed agents for the 12<sup>-</sup>sty building, 75x100, at 127-131 West 25th st.

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MONEY		
and		
ANNOYANCE		
WE safeguard your property dur- ing the construction of the New Subways.		
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TELEPHONE, 4734 Murray Hill

Eugene Van Schaick Freeman D. Bewley President

Secretary Josheh Caccavajo, C. E., Chief Engineer THE WASHINGTON HEIGHTS Taxpayers' Association held its October business meeting last night at 558 West 158th st. RAYMOND ALBERTSON, formerly connected with Hall & Bloodgood, is now associated with the J. C. Einstein Co., Inc.

the J. C. Einstein Co., Inc. H. C. SENIOR & CO. were the brokers in the recent sale of 231 West 52d st, for the John T. Brook Co. to Frederick Klingman. SNOWBER & SMITH were the brokers in the recent sale of 1735 Av A for the Woodhull Es-tate to John Arfman, who contemplates the erection of an 8-sty factory building.

HENRY E. LONEY, formerly real estate ap-praiser of the U. S. Title Guaranty Co., has opened an office at 542 5th av to transact a brokerage business in real estate mortgage

DOUGLAS L. ELLIMAN & CO. have been ap-pointed agents for the 4-sty dwelling at the northwest corner of Madison av and 76th st, which is to be altered into stores and apart-

COMPTROLLER W. A. PRENDERGAST sold yesterday the block front of old dwellings on the east side of Varick st, between Spring and Dominick sts, for \$200. The successful bidder was S. Kaufman. The houses are to be torn down in the proposed widening of 7th av.

H. V. MEAD & CO. have been appointed agents of the Albany apartments, west side of Broad-way, bet 51st and 52d sts; also of 446, 448 and 450 West 33d st, 324 West 34th st, 121 and 123 East 126th st, 210 East 103d st, and 210 West

CHARLES F. NOYES CO. placed a mortg of \$45,000 at 5% for 5 years on the new 6-building at 60 Cliff st, purchased yesterday Seig Goldstein. The same brokers also borro \$13,000 at 5% on the 4-sty building at Front st.

Front st. THE JERE JOHNSON, JR., COMPANY an-nounces the sale on Saturday, November 8, at absolute auction of 146 lots located at the junc-tion of Thomas av, the new 200-ft, Queens boule-vard, and Greenpoint av, in Long Island City, right at the Bliss st dual subway station now building. The lots to be sold are located on Greenpoint av, Bliss, Carolin and Cosman sts, Nelson and Anable avs. The sale will take place on the premises.

Nelson and Anable avs. The sale will take place on the premises. THE BANK OF SAVINGS has become the owner of the Ardsley Hall apartment house at the southwest corner of Central Park West and 92d st. The property consists of a 10-sty struc-ture, occupying a plot 100x125. It was sold under foreclosure proceedings to satisfy a judgment of about \$465,000, in an action brought against Michael H. Gillespie, its con-structor, and others. The city assesses the property at \$640,000. The house was bought by the late Herman Wronkow from the Ardsley Hall Company. The auction sale was conduct-ed by D. Phoenix Ingraham. PAPERS HAVE BEEN filed at Albany incor-porating the Theodore B. Potter properties, with a capital of \$1,000,000 and for Directors Fred-erick Potter, Orlando B. Potter and John J. Murphy. The properties include among others the Empire Building on Prack Row and about seven other parcels formerly held under the Potter Trust. A representative of the new cor-poration said that the incorporation had no special significance. The new company will merely take over and manage the various prop-erics.

erties. J. B. ENGLISH has resold for M. Hyman the 4-sty brown stone dwelling 228 West 52d st to the Alland Realty Co., who own the adjoining properties on the west, 230 and 232. The new purchase gives the present owners a plottage of 55x118. An interesting feature of this plot is the exceptional depth being the only plot with a depth of this kind in the automobile district. It is located just 103 ft. from Broad-way and adjoins the Albany, which has recently been thoroughly renovated into kitchenette apartments and stores. Mr. English has been appointed agent for premises 228-230-232 West 52d st, 257-259 West 52d st, and 101-103 Broad st.

st. JOSEPH P. DAY conducted a successful auc-tion sale last Saturday for the Sarah M. Odell estate at Bronxville, N. Y. He sold the ten plots, averaging about an acre each, two of which are improved with dwellings and one with a barn. The total obtained for the offering was \$35,550. Local brokers and operators were represented. The average price obtained for an acre was about \$3,000. The largest pur-chaser was Congressman W. R. Oglesby, who bought five plots. Other buyers included Chas. Amann, W. R. Derby and J. Selwin. LEON S. ALTMAYER, who sold premises 151

Amann, W. R. Derby and J. Selwin. LEON S. ALTMAYER, who sold premises 151 East S6th st, a 5-sty brick, triple apartment house about 63 ft east of corner of Lexington av, reports that this building is being extensively altered at the present time and the interior is being entirely rebuilt and modernized and will be occupied upon completion by the New York Edison Company for one of their branch offices. The upper part of the building will be changed into modern apartments with every up-to-date improvement and will probably be ready for occupancy by December 1st. Mr. Altmayer, besides being the broker in the sale of this property, was also appointed the new rental agent of the same.

rental agent of the same. THE BLOCK FRONT, 149.5x154x irreg, on the west side of Marginal st, facing the East River, between 94th and 95th sts, was sold at auction this week by Joseph P. Day at the county courthouse to Eugene W. Mente for \$25,250. The sale was the outcome of an ac-tion brought by the Pennsylvania Steel Co. against the New York City Railways Co., under the direction of William L. Turner, special master. The property was sold at auction un-der the same action last May and was knocked down to Mr. Mente, the present buyer, for \$21,000. This sale, however, was not confirmed by the court as the price was considered too low. The city assesses the property for taxa-tion purposes at \$70,000. (Continued on page 792.)

(Continued on page 792.)

### AUCTION SALES OF WEEK.

Except where otherwise stated, the proper-ties offered were in foreclosure. Adjourn-ments 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.

### Manhattan and Bronx.

The following is the complete list of property sold, withdrawn or ad-journed during the week ending Oct. 24, 1913, at the New York Real Estate Salesroom, 14 and 16 Vesey st, and the Bronx Salesroom, 3208-10 3 av.

### JOSEPH P. DAY.

<sup>a</sup>Marginal st, nwc 94th, runs n227 to 95th xw149.5xs100.5xe99xs100.8xe154 to beg, va-cant (special master sale); Eugene W Mente. 25,250

Canter (special master safe), Eugene with Mente. 25,250 \*16TH st, 61S E (\*), ss, 288 e Av B, 25x 103.3, 5-sty bk tnt; due, \$18,603.40; T&c, \$314.98; Sophia Lerch trste. 16,500 \*117TH st, 516-8 E (\*), ss, 173 e Pleas-ant av, runs s100.10xe25xs.01xe25xn100.11 xw50 to beg, 6-sty bk tnt & strs; due, \$9,159.57; T&c, \$----; sub to a 1st mtg of \$40,000; Stephen P Sturges. 40,500 \*139TH st, 52 W (\*), ss, 250 e Lenox av, 50x99.11, 6-sty bk tnt; due, \$10,645.16; T &c, \$----; sub to 1st mtg \$43,500; David Miller Co. 44,500

Miller Co. 43,000 **\*Daly av, 1985 (\*),** ws, 50 s 178th, 31.4x 80, 4-sty bk tnt; due, \$18,061.48; T&c, \$373.76; Geo C Kobbe. 18,000 **\*11TH av, 617-21,** ws, 25.1 s 46th, 75.3x 100, 2-sty bk stable and factory; due, \$30,-344.68; T&c, \$2,000; Central Brewing Co. 37,100

HENRY BRADY.

<sup>a</sup>Greenwich st, 830, swc Horatio (No 68), 22x72.11x22x72.4, 3-sty bk tnt & str & 2-sty bk rear stable; due, \$12,381.19; T&c, \$167.75; Wm D Kilpatrick et al, def. 12000 12,000

<sup>a</sup>Horatio st, 68, see Greenwich, 830.

\*14TH st, 534 E (\*), ss, 170 w Av B, 25x 103.3, 5-sty bk tnt & strs; due, \$3,825.75; T&c, \$82.20; sub to pr mtg \$20,000; Gene Bruder. 23,498

<sup>a121ST st, 334 E (\*), ss, 275 w 1 av, 25x 100.11, 6-sty bk tnt; Action 2; due, \$8,-152; T&c, \$---; sub to pr mtg of \$22,000; Gene Bruder. 25,600</sup> 25x

\*121ST st, 336 E (\*), ss, 250 w 1 av, 25x 100.11, 6-sty bk tnt; due, \$8,152.10; T&c, \$----; sub to pr mtg \$22,000; Gene Bruder, 5, 000; Gene Bruder,

<sup>a</sup>145TH st, 601 W, see Bway, 3541. \*153D st W (\*), ns, 100 w 8 av, 50x99.11, vacant; due, \$9,870.61; T&c, \$271.52; Hart-ley Haigh. 10,222

\*185TH st, 446 E (\*), sec Park av (No 4586), 100x25, 5-sty bk tnt; due, \$5,629.09; T&c, \$837.48; sub to mtg \$22,000; Johanna Zuleger. 23,300

<sup>a</sup>213TH st W, ns, 75 w 14 av, see 14 av, w s, from 214 to 215.

<sup>a</sup>214TH st W, nwc 14 av, see 14 av, ws, rom 214 to 215.
 <sup>a</sup>214TH st W, ss, 75 w 14 av, see 14 av, w, from 214 to 215.

S, \*214TH st E (\*), ss, 120 w Barnes av, 25 x100; due, \$560.26; T&c, \$354.04; Mary A Ferris. 500

 Ferris.
 500

 \*215TH st W, swc 14 av, see 14 av, ws, from 214 to 215.
 \*Broadway, 3541 (\*), nwc 145th (No 601), 99.11x150, vacant; due, \$210,797; T&c, \$1,-629; Denis J Dwyer et al.
 91,766

 \*Park av, 4586, see 185th, 446 E.
 \*Washington av, 1475, ws, 127.6 s 171st, 37.6x140.2, 5-sty bk tnt; due, \$4,339.16; T &c, \$1,073.22; sub to pr mtg \$27,000; Carrie Freund & Florence Doob.
 33,000

 \*I4 TH av (\*), ws, 214th to 215th, -x-, to Hudson River; also 214TH ST W, ss, 75 w 14 av, 382.3x259.11 to 213th x389.5x 259.1, vacant; due, \$65,001.27; T&c, \$1,-943.91; sub to two mtgs aggregating \$55,-900; Mitchell A C Levy.
 97,995

 D. PHOENIX INGRAHAM.
 D. PHOENIX INGRAHAM.
 500

### D. PHOENIX INGRAHAM.

D. PHOENIX INGRAHAM. **\*76TH st, 174 W**, ss, 80 e Ams av, 20x 77.2, 4-sty & b stn dwg; due, \$2,865.83; T &c, \$589.46; sub to 1st mtg of \$17,000; Jos G Weed. **\*92D st 2 W**, see Central Park W, 320. **\*Central Park W**, 320 (\*), swc 92d (No 2), 100.8x125, 10-sty bk tnt; due, \$469,-942.87; T&cc, \$115.76; Bank for Savings in City N Y. **\***65,000

### HERBERT A. SHERMAN.

"New Chambers st, 60; also OAK ST, 14, unction, 22x23x-, 3-sty bk bldg; Par-sons, Closson & McIlvaine. 2,700

### JACOB H. MAYERS.

JACOB H. MAYERS. a174TH st, 510-4 E, see 3 av, 4009-29. a183D st, 548 E, see 3 av, 4529. aRyer av, 2070 (\*), es, 84.10 s 180th, 24.4 x100.8x24.4x101, 2-sty fr dwg; due, \$6. 170.82; T&c, \$450; Frank Davin et al exrs. 5,000

\*3D av, 4009-29 (\*), swc 174th (Nos 510-14), 200x128.8x200x121.2, three 2-sty bk tnts & str, 3-sty fr tnt & str & two 1-sty bk strs; due, \$7,074.12; T&c, \$1,400; sub to 4 pr mtgs aggregating \$118,000; Richd Bauer. LAMES L WELLS

Bauer. JAMES L. WELLS. \*Forest st or Hone av (\*), es. 150 n Walker av, 37.6x104.5x37.6x106.9; due, \$1,-741.07; T&c, \$455.27; Sarah A Wright. 1,500

\*150TH st E, see Classon Point rd, see Classon Point rd, see 150th. \*Classon Point rd (\*), sec 150th, 105.6x 36x106.9x41.2; due, \$2,255.88; T&c, \$61.07; Albt Taubert & ano. 2,000

L. J. PHILLIPS & CO. <sup>a</sup>Briggs av, 2757 (\*), ws, 160 n 196th, 20x 92.8x20x92.4, 3-sty bk dwg; due, \$7,042.38; T&c, \$400.06; Hanson C Gibson. 6,750

GEORGE PRICE. **\*Faile st, 640 (\*),** es, 320.10 s Spofford av, 20.10x100, 2-sty bk dwg; action 2; due, \$7,962.51; T&c, \$72.40; Jno M Bissert & ano exrs. 5,000

BRYAN L. KENNELLY. <sup>a</sup>39TH st, 119 E, ns, 138 w Lex av, 20x 98.9, 5-sty bk dwg (voluntary); Leo A Doran. 37,750 <sup>37,7150</sup> <sup>a79TH</sup> st, 163 W, ns, 188 e Ams av, 17x 102.2, 5-sty bk dwg (voluntary); bid in at \$27,350. <sup>a96TH</sup> st E, nee Lexington av, see Lex av, 1491.

av, 1491. \*Kingsbridge av, 3101, ws, 30 n 231st, 37.6x200, 2-sty fr dwg (voluntary); with-

"Lexington av, 1491, nec 96th, 100.11x 26.5, 5-sty bk tnt & strs (voluntary); bid in at \$54,250.

### Borough of Brooklyn

The following are the sales that have taken place during the week ending Oct. 22, 1913, at the Brooklyn Sales rooms, 189 Montague street:

WILLIAM H' SMITH. HANCOCK ST, sec Spencer, 80x22; Harry W. Bell. 12,000 RICHARDS ST, nec Dikeman, 25x100; Melia 5,600 RICHARDS ST, new Direction, 5,600 John Zraick. 5,600 SPENCER ST, 168 (\*), ws, 78 n Willoughby av, 22x80; Anna Solling. 2,200 IST ST (\*), ns, 28.9 e Whitwell pl, 24.6x75; Artemas B Smith. 6,000 E 3D ST, ws, 171 s Av I, 216.6x100; adj sine dia E 34TH ST, ws, 120.6 n Church av, 20x100; 42D ST (\*), ss, 50 e 16 av, 25x75; Marie Frockman. 1,000 rockman. E 48TH ST (\*), es, 240 s Av O, 20x100; Wm 375 Haacke. 375 E 48TH ST (\*), es, 260 s Av O, 20x100. Geo J Haacke. 300 Haacke. 85TH ST, swc 2 av, 140x125; withdrawn. ALBANY AV, ws, 80 n Degraw, 20x100; Jno 5,625 ALBANY AV, ws, 80 in Degram, 25,625 R Ryon. 5,625 GLENMORE AV (\*), sec Berriman, 30x100; Helen W Collier. 1,500 KENT AV (\*), ws, 26.11 n S 1st, 23.9x66.2; Fannie M Devan. 3,800 SHEPHERD AV, nec Blake av, 55x100, va-cant; voluntary. withdrawn. SHEPHERD AV, nwc Blake av, 30x80, va-cant; voluntary. withdrawn. SUTTER AV, swc Douglass, 20x80; Aaron Benjamin. 9,225 
 SUTTER AV, swe Douglass, 20x80; Aaron

 Benjamin.
 9,225

 WYTHE AV (\*), ws, 25 n N 10th, 25x100;

 Matilda G Scheidt.
 1,000

 WYTHE AV (\*), ws, 50 n N 10th, 50x100;

 action 2; same.
 1,000

 3D AV (\*), nws, 40 n 94th, 20x85; Chas L

 Gilbert.
 4,750

 6TH AV, 460, ws, 92.10 s 10th, 17.8x95.9;

 withdrawn.
 6TH AV, 462, ws, 71.10 n 11th, 17.8x95.9;

 Matthew J Dempsey.
 4,000
 WM. P. RAE.

BEADEL ST, nec Morgan av, 80x20; Wm 5,000 
 Gremler.
 5,000

 CALYER ST (\*), nwc Oakland, 25x75; Green-point Savgs Bank.
 11,000

 FULTON ST (\*), ss, 80.5 w Franklin av, 20x
 117; Chas Cooper.

 117; Chas Cooper.
 10,000

 PACIFIC ST, ss, 135 e Buffalo av, 20x107.2;
 4,500
 GI  $^{-1}$  A B Roberts. 4,50 A B Roberts. 4,50 ST JAMES PL (\*), ws, 73 s Fulton, 25x100 Eenedict Kotz. 15,00 E 34TH ST, ws, 100 n Church av 20.6×100 Eenedict Kotz. 15,000 E 34TH ST, ws, 100 n Church av, 20.6x100; withdrawn. 58TH ST, ns, 200 e 1 av, 60x100.2; adj Nov 5. CENTRAL AV (\*), nes, 25 se Hancock, 25x 100; Williamsburgh Savgs Bank. 8,000 CHAS. SHONGOOD. CHAS. SHONGOOD. FLOYD ST (\*), ns, 281.3 e Tompkins av, 18.9 100;Saml Cohen. MONTGOMERY ST (\*), nec E Sth, 100x17.9; M J Boesch 4900

Wm J Boesch. BLAKE AV (\*), ss, 60 e Warwick, 20x90; Jno 3,150 
 BLAKE AV (\*), ss, 60 e Warwick, 20x90; Jno

 J Lynch.
 3,150

 BUSHWICK AV, nes, intersec nws Furman,
 20x82; withdrawn.

 PARK AV (\*), ns, 79 w N Oxford, 16.8x
 60.4; R Louis Lapetina.

 60.4; R Louis Lapetina.
 6,200

 11TH AV, ses, intersec sws 70th, 100x100;
 Joseph L Dougherty.

 JAMES L. BRUMLEY.
 3,450

 S5TH ST (\*), sws, 190 se 24 av, 30x90xirreg;
 action 2; Wm P Hill.

 ATLANTIC AV (\*), swe Warwick, 25x100;
 10,800

 15TH AV, 6312 (\*), nws, 79.1 ne 64th, 21.11x
 95.7; Frank A & Minnie M Rowe.

 95.7H ST (\*), sws, 160 se 24 av, 30x100;
 3,500

 CHAUNCEY REAL ESTATE CO.
 85TH ST (\*), sws, 160 se 24 av, 30x100;

 Wm P Hill.
 3,500

WM P HIL. 3,500 JERE JOHNSON, JR., & CO. CLEVELAND ST, es. 100 n Ridgewood av, 25 x100; also CLEVELAND ST, es. 95 n Ridge-wood av, 5x50; adj sine die. BRYAN L. KENNELLY. 84TH ST, ss. 253.8 e 4 av, 20x183.1x-, va-cant; voluntary; bid in at \$1,400.

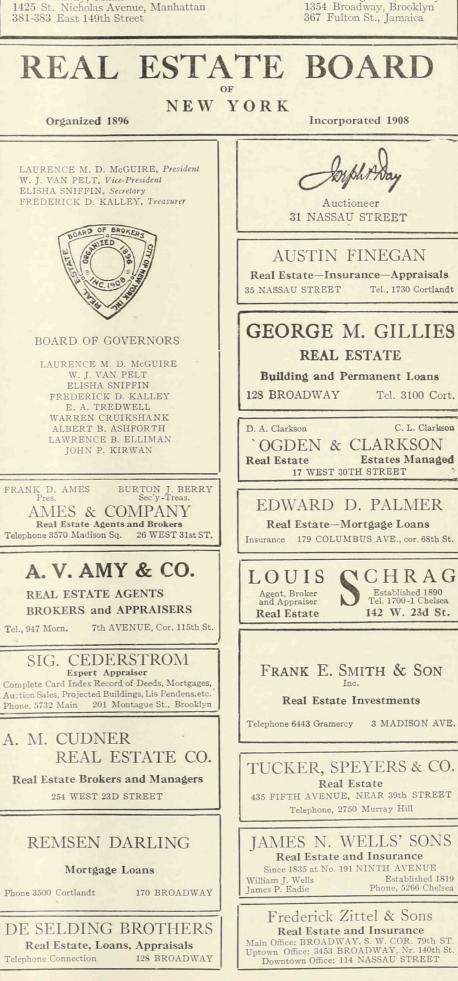


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### Lawyers Title Insurance & Trust Co. CAPITAL \$4,000,000 SURPLUS \$5,500,000

160 Broadway, Manhattan 1425 St. Nicholas Avenue, Manhattan 381-383 East 149th Street

188 Montague St., Brooklyn 1354 Broadway, Brooklyn 367 Fulton St., Jamaica



Borough of Brooklyn

OCT. 30. WILLIAM H. SMITH. FT GREENE PL, 134, ws, 60.6 n Harrison pl, 20x85, 3-sty & b bk dwg. PARK PL, 223, ns, 220.10 w Vanderbilt av, 20.10x131, 3-sty & b bk dwg.

ADVERTISED LEGAL SALES. The first name is that of the Plaintiff, the second that of the Defendant. (A) means attorney; (R) Referee; last name, Auctioneer.

### Manhattan and Bronx.

The following is a list of legal sales for Manhattan and The Bronx to be held at the Real Estate Salesroom, 14 and 16 vesey Street, and The Bronx Sales-room, 3208-10 Third Avenue, unless otherwise stated:

OCT. 25 & 27. No Legal Sales advertised for these days.

OCT. 28. 11TH ST, 363 W, ns, 176 w Washington, 20x 93.2, 4-sty bk tnt; Anna M Cassidy—Mary Sher-idan et al; Hugo S Mack (A), 7 Beekman; Lewis S Burchard (R); dower; Bryan L Ken-

Neily. 84TH ST, 439 E, ns, 194 w Av A, 25.1x102.2, 5-sty stn tnt; Eliz R Maas—Louis L Wolf et al; Manning & Buechner (A), 350 Fulton, Bklyn; Stephen O'Brien (R); due, \$8,702.18; T&c, \$225; sub to mtg of \$15,000; mtg recorded July9'06; Joseph P Day. 107TH CT \$20 F as 119.2 e Stephins av 37.6

167TH ST, 850 E, ss, 119.2 e Stebbins av, 37.6 x111, 5-sty bk tnt; Geo F Schwarz-Isaac Brown et al; action 1; Rounds, Hatch, Dilling-ham & Debevoise (A), 62 Cedar; Harry N French (R); due, \$37,029.07; T&c, \$769.90; Joseph P Day.

 oseph P Day.

 167TH ST, 854 E, ss, 113.4 w Hall pl, 37.6x

 11, 5-sty bk tnt; same—same; action 2; same

 A); same (R); due, \$37,026.87; T&c, \$933.20;

 oseph P Day.

 216TH ST W, sec 9 av, see 9 av, sec 216th.

216TH ST W, sec 9 av, see 9 av, sec 216th. CLASSON'S POINT RD, es, 70.6 s n line lot 39, 25.11x85.7 to White Plains rd x25x85.7; Anna Zeller-Caroline Huerstel; Shaw & Landon (A), 42 Bway; Harry Bijur (R); due, \$1,390.94; T&c, \$12.67; Jacob H Mayers. LEXINGTON AV, 2135, es, 79.11 s 129th, 20x 60, 4-sty bk tnt & strs; United States Trust Co of N Y trstes-Helen T Garcia et al; Stewart & Shearer (A), 45 Wall; Percival H Gregory (R); due, \$7,700.28; T&c, \$442.11; mtg re-corded Decl4'95; Joseph P Day. MACLAY AV, 2419, ns, 364.5 w Seddon, 25x 103; Mary A Mead-Antonio Ponessa et al; Pat-terson & Erinckerhoff (A), 43 Cedar; John G Saxe (R); due, \$2,211.45; T&c, \$179.30; Henry Brady.

Saxe (R), due, \$2,21110, fact, \$100, \$1

### ОСТ. 29.

ADAMS ST, ss. 106 e Van Nest av, see Van est av, nec 180th.

ADAMS ST, ss, 106 e Van Nest av, see Van Nest av, nec 180th. BROOME ST, 116, nwc Willett (Nos 19-23), 25 x87.6, 5-sty bk tnt & strs; Fredk W Senfi, trste —Rose Berg et al; DeWitt, Lockman & DeWitt (A), 88 Nassau; Wm M Chadbourne (R); due, \$42,388.75; T&c, \$403.60; Joseph P Day. COSTER ST, 640, es, 360 s Spofford av, 20x 100, 2-sty bk dwg; Alphonsine N Lecuyer—Fel-ser Realty & Constn Co et al; Maurice Deiches (A), 271 Bway; Wm T Quinn (R); due, \$6,-897.98; T&c, \$190.12; Henry Brady. WATER ST, 501, ss, 315.11 e Pike sl, 24x77x —x75.8, 4-sty bk market; Star Mortgage Co-Leo Krakaur et al; Abr A Silberberg (A), 258 Bway; Chas J Lane (R); due, \$1,700.83; T&c, \$200; sub to pr mtg of \$10,000; Joseph P Day. WILLETT ST, 19-23, see Broome, 116. 180TH ST E, nec Van Nest av, see Van Nest av, nec 180.

180

180TH ST E, nec Van Nest av, see Van Nest av, nec 180.
182D ST, 550 W, see Audubon av, 334.
AUDUBON AV, 334, swc 182d (No 550), 70x 25, 3-sty fr dwg; Jos Bird trste, &c-Josephine Raabe et al; Henry W Kennedy (A), 66 Bway; Wm A Ferguson (R); due, \$11,837.40; T&c, \$640.80; Herbert A Sherman.
BEACH AV, 1363, ws, 75 s Beacon, 25x102.11 x25x102.9; Martha A Arnow—Amalie Schroeder et al; Timothy Power (A); David C Lewis (R); due, \$34,66.52; T&c, \$360.92; Joseph P Day.
FRANKLIN AV, 1239, ws, 66.3 n 168th, 50x 115.4x46.2x100, 5-sty bk tnt; Aurelia Boband-Nathaniel G Kelsey et al; Adolph & Henry Bloch (A), 90 Nassau; Jas W Monk (R); due, \$7,309.34; T&c, \$458; sub to mtg of \$27,000; mtg recorded June22'11. Herbert A Sherman.
VAN NEST AV, nec 180th, runs e218.3xnw 49.3 to Adams xw122.3xs abt 26 xw—xse— to beg; Henry Barre—Van Nest Wood Working Co et al; Albit H Vitale (A), 1044 East Tremont av; Joseph C Levi (R); due, \$3,511.66; L J Phillips & Co.

OCT. 30. FT SCHUYLER RD, 1472, sec La Salle av, 50x122.6x49.11x124.1; Eliz K Dooling—Alex F Walsh et al; Knox & Dooling (A), 27 Cedar; Chas L Cohn (R); due, \$3,248.99; T&c, \$809.62; Samuel Marx.

LA SALLE AV, see Ft Schuyler rd, see Ft Schuyler rd, 1472. MACOMBS RD, ws, 194.6 s Featherbed 1a, 126.10x124.3x—x144.10, vacant; Herman H Op-penheimer—Upland Realty Co et al; J Nathan Helfat (A), 170 Eway; Jno J O'Grady (R); due, \$10,725.27; T&c, \$2,832; mtg recorded Oct 24'11; Joseph P Day. 3D AV 4529 swo 1224 (No 542), 04-55

24'11; Joseph P Day. 3D AV, 4529, swc 183d (No 548), 94x58, 5-sty bk tnt & strs; Wm Sudbrink—Alexander De-velopment Co et al; Cahn, Leventritt.& Goetz (A), 128 Bway; M Cleiland Milnor (R); due, \$4,422.78; T&c, \$1,404.71; sub to pr mtg \$63,-300; Herbert A Sherman.

OCT. 31. 71ST ST, 351 W, ns, 455.3 w West End av, 18.9x102.2, 4-sty bk dwg, 3-sty ext; Mannados Realty Co-Wm J Harding et al; Eisman, Levy, Corn & Lewine (A), 135 Bway; Mark Goldberg (R); due, \$4,184.33; T&c, \$2,290.11; Joseph P Day.

Corn & Lewine (A), 135 Bway; Mark Goldberg (R); due, \$4,184.33; T&c, \$2,290.11; Joseph P Day.
134TH ST E, swc Willis av, see Willis av, ws, whole ft bet So Blvd & 134.
180TH ST, 315 E, see Tiebout av, 2081.
141ST ST, 552-4 W, ss, 170 e Bway, 55x99.11, 6-sty bk tnt; Jno Schreyer-Minnie Rubinstein et al; Louis Wendel, Jr (A), 277 Bway; Robt F Wagner (R); due, \$21,880.52; T&c, \$3,-156.24; sub to pr mtg \$65,000; mtg recorded Mar21'12; Henry Brady.
LENOX AV, 151, ws, \$1.3 s 118th, runs w75 xs19.7xe17.1xs.06xe57.10xn20.1 to beg, 4-sty bk ciubhouse; Philip Rhinelander exr & trste-Fanny Scheideberg et al; Miller & Hartcorn (A), 20 Nassau; Robt F Wagner (R); due, \$21,-360.32; T&c, \$375; Henry Brady.
ST NICHOLAS AV, 844, es, 47.5 n 152d, runs n21.5xe66.4xs.06xe3.4xs17xe2.4xs3.6xw67.7 to beg, 5-sty bk dwg; N J Title Guar & Trust Co trstes -Helen L Fisher et al; Carry & Carroll (A), 59 Wall; Wm L Dauenhauer (R); due, \$15,005.62; T&c, \$312.05; Joseph P Day.
SHERIDAN AV, es, 150 s 168th, 125x121.6 to Sheridan av, x128.1x93.9, vacant; Jno R Todd et al-E J Koellsted et al; Rounds, Hatch, Dilingham & Debevoise (A), 62 Cedar; Rudolph A Seligmann (R); due, \$4,373.36; T&c, \$60.58; sub to mtg of \$25,900; Joseph P Day.
SD BLVD, nwc Willis av, see Willis av, ws, whole ft bet So Blvd & 134.

whole ft bet So Blvd & 134. TIEBOUT AV, 2081, nwc 180th (No 315), 100 x25, 5-sty bk tnt; Thornton Bros Co-Fannie Witenberg et al; Neier & Van Derveer (A), 141 Bway; Wm Forster (R); due, \$6,842.40; T&c. \$1,183.20; sub to 1st mtg \$22,000; mtg recorded Jan18'11; Joseph P Day. WILLIS AV, ws, whole front bet So Blvd & 134th, runs n200xw171.6xs100xw25xs100 to So Blvd xe196.6 to beg, vacant; Edgar S Appleby et al-Wm Brooks Co et al; Cannon & Cannon (A), 135 Bway; Edw D Dowling (R); due, \$49,596.27; T&c, \$705.90; Bryan L Kennelly.

### NOV. 1.

### No Legal Sales advertised for this day.

### NOV. 3.

91ST ST E, ns, 225.8 e Madison av, 1 in x 100.8; Philip Voss et al-Wm Forster et al; J Garfield Moses (A), 52 William; Golfrey Gold-mark (R); no amt due or taxes; Joseph P Derr 1 in x Day

Day. 169TH ST E, nwc Grand blvd & Concourse, see Grand Blvd & Concourse, nwc 169. GRAND BLVD & CONCOURSE, nwc 169th, 85.5 x141.2x84.2x126.9, vacant; Jas Devlin—Patrick F Goff et al; Hirsh & Newman (A), 391 Ful-ton, Brooklyn; Jno H Judge (R); due \$8,823.75; T&c, \$2,707.76; Bryan L Kennelly.

### Brooklyn.

The following advertised legal sales will be held at the Brooklyn Salesrooms, 189 Montague Street, unless otherwise stated:

### OCT. 25.

### No Legal Sales advertised for this day.

### OCT. 27.

OCT. 27. AINSLIE ST, ns, 150 w Leonard, 25x100; Agnes Neff et al-Ida Spinning et al; Jas E Finegan (A), 154 Nassau, Manhattan; Jno A Thompson (R); James L Brumley. DAHLGREN PL, ws, bet 92d & Fort Hamilton av, lot 27; Tax Lien Co of N Y-Franklin Dougherty et al; Wm Lustgarten (A), 58 Will-iam, Manhattan; Wm R Dorman (R); Wm R Dorman Dormar

WARWICK ST, es, bet Liberty & Glenmore avs, lot 28; Tax Lien Co of N Y-Sophia Hein-ecke et al; Wm Lustgarten (A), 58 William, Manhattan; Jno F Canavan (R); Wm H Smith.

### OCT. 28.

MARION ST, n s, 268 e Saratoga av, 19x100; Margt D Bishop—Jos Fromson et al; Jas C Meyers (A), 527 5 av, Manhattan; Edmund C Hennešsy (R); Wm H Smith

MACKAY PL, sws, 105.9 se Narrows av, 40: 89.11x40x91.8; Anna C Wille—Freda Conrol et al; Palmer & Serles (A), 49 Cedar, Manhat tan; Benjamin Ammerman (R); Chas Shon good.

W 2D ST, ws, 100 s West av, 25x100; also W 2D ST, nwc West av, 50x200x irreg; Ken-neth Dows-West Avenue Realty Co et al; Harry L Thompson (A), 175 Remsen; Jos A Solovei (R); Wm H Smith.

N 5TH ST, ns, 100 w Havemeyer, 25x100; also N 2D ST, ns, 29.9 w Havemeyer, 31.6x55.8x irreg; Margherita S Sabella—Wm A Thomson et al; Jos G Giambalvo (A), 26 Court; Felix Reifchneider (R); Chas Shongood.

94TH ST, nes, 350 nw 3 av, 25x100; Bay Ridge Savgs & Loan Assn—Jno F Burke et al; Walter L Durack (A), 215 Montague; Jno C Judge (R); Wm H Smith.

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### VOLUNTARY AUCTION SALES.

Manhattan and Bronx.

OCT. 28. JOSEPH P. DAY.

345 LOTS of Theo Moss on Jerome av, 174th, 175th, 176th & Featherbed la, at exchange sales-room, at 10.30 a m.

OCT. 30. 44TH ST, 347-9 W, ns, 145.6 e 9 av, 54.6x 100.5, 2-5-sty stn tnt. 54TH ST, 555 W, ns, 400 w 10 av, 25x200.10 to 55th (No 528), 4 triple tnt & str & 2-sty bk tnt & str.

135TH ST, 356-8 E, ss, 397 w Willis av, 40x 100, 2-3-sty & b bk & fr dwgs.

100, 2-5-Sty & b bk at f1 dwgs. 135TH ST, 379 E, ns, 131.5 w Willis av, 16.8x100, 3-2-sty & b bk dwg. 147TH ST, 547-53 W, ns, 125 e Bway, 100x 99.11, 6-sty bk tnt.

AUDUBON AV, nec 176th, 99.11x100, 6-sty bk tnt. DAVIDSON AV, swc Buchanan pl, 100x100,

vacant.
INTERVALE AV, 1015-17, swc 165th, 45.6x102
x-, 5-sty bk tnt & strs.
MADISON AV, 2024, ws, 37.11 n 128th, 18x
70. 3-sty & b stn dwg .
ST NICHOLAS AV, nwc 177th, 94.11x100, 6-sty bk tnt & strs.

ROGERS AV, ws, 107.8 n Martense, 16x97.1; Maria E Davies et al-Geo Jehenne Gaudelas et al; Wood, Cooke & Seitz (A), 63 Wall, Man-hattan; Selah B Strong (R); Jas L. Brumley.

WASHINGTON AV, es, 140 s Willoughby av, 20x115; Max Kobre-Greenwich Investing Co et al; Feltenstein & Rosenstein (A), 309 Bway, Manhattan; Alfred T Davison (R); Wm H Smith

WOODRUFF AV, ss, 200 e St Pauls pl, 37.6x 125; Home Title Ins Co of N Y—Timothy Mor-iarty et al; Henry J Davenport (A), 375 Pearl; Henry S Goodspeed (R); Wm P Rae.

### OCT. 29.

OCT. 29. E 13TH ST, ws. 100 s Av K. 298.6x100; also E 13TH ST, es, 100 s Av K. 260x100; Lawyers Title Ins & Trust Co-Associated Midwood Co et al; Philip S Dean (A), 160 Eway, Manhat-tan; Frank H Field (R); Jas L Brumley. 40TH ST, ns, 233.4 e 3 av, 16.8x100.2; Silas F Hallock exr-Jennie C Kruger et al; Stephen W Collins (A), 63 Wall, Manhattan; Geo Tif-fany (R); Jas L Brumley. 40TH ST, ss, 100 e 2 av, 25x100.2; Home Life Ins Co-Aaron Stern et al; Harry L Thomp-son (A), 175 Remsen; Rufus T Griggs (R); Jas L Brumley. NEW LOTS AV. see Malta 100x08.11; also

NEW LOTS AV, sec Malta, 100x98.11; also NEW LOTS AV, ss, 20 w Alabama av, 40x74.6; Minnie Bartholme et al—Georgia Bldg Co et al; Milton Hertz (A), 391 Fulton; Jacob W Kahn (R); Chas. Shongood.

OCEAN PKWAY, ws, 45 n West av, 60x200 to Brighton pl; Annie M Bythrow—Fredk Op-pikoffer et al; Slensby & Wolff (A), 3302 Ja-maica av; Elmer G Sammis (R); Wm P Rae. 5TH AV, swc 22d, 25x100; Mary M Witte— Homesborough Realty Co et al; action 1; Wm A Fischer (A), 350 Fulton; Henry A Sayer (R); Chas Shongood.

5TH AV, ws, 25 s 22d, 25x100; same—same; action 2; same (A); Harry L Thompson (R); Chas Shongood.

OCT. 30. AMES ST, ws, 90 n Pitkin av, 25x100; New-burgh Saygs Bank—Jacob Schochet et al; Harry L Thompson, A), 175 Remsen; Sidney A Clark-son (R); Wm H Smith.

son (R); Wm H Smith. NEWELL ST, ws, 195 n Calyer, 11.4x105.5; Wm A Kissam—Isabella C N Smith et al; Wm S Miller (A), 837 Manhattan av; Arthur L Tomes (R); Jas L Brumley. ATLANTIC AV, ss, 312.10 e Crescent, 21.1x 139.4x20.10x135.9; City of NY—Chas H Smith Co et al; Archibald R Watson (A), Hall of Records, Manhattan; Benj Ammerman (R); Chas Shongood. EROADWAY, prog. intersco. pug. Cranita et

Chas Shongood. EROADWAY, nes, intersec nws Granite st, 200x100; also BROADWAY, ns, 145.4 e Driggs, 20.4x100; also BOERUM ST, ns, 299.4 w White, 50x47.2x50.1x43.8; also JOHNSON AV, sec White, 104.6x86.6x— to Boerum; also BOERUM ST, nwc White, 78x26; also EARL ST, ss, 280 e Utica av, 209.4x200.2x218.5x200 to Furnald; also

EARL ST, nwc Troy av, 45x200 to Bway; also EARL ST, swc Troy av, 70x100; also WEBSTER ST, nwc Troy av, 86.4x200x irreg; also CRES-CENT AV, nec Conduit av, 8x118.5x irreg; Henry May—Nathan May et al; Bernhard Bloch (A), 233 Bway; Walter G Rooney (R); parti-tion; Chas Shongood. CONEY ISLAND AV, ses, 408 sw Av C, 20x 67.1; Adelheid Noonan—Rose Vanier et al; Peter A Meagher (A), 257 Eway, Manhattan; Alfred A Schlickerman (R); Thos Hovendon. DUMONT AV, nwc Ashford, 20x90; Annie S Wyckoff—Morris Feinstein et al; Conrad Milli-ken (A), Woolworth Bldg, Manhattan; Benj T Hock (R); Wm H Smith LOTS 567 to 590, 594 to 635, 829 to 844, map

Hock (R); Wm H Smith LOTS 567 to 590, 594 to 635, 829 to 844, map of property of Bensonhurst Land Co, 30th Ward; Co-operative Building Bank—Milton S Kistler et al; Lexow, MacKellar & Wells (A), 43 Cedar; Arnon L Squiers (R); Wm P Rae. OCT. 31 & NOV. 1. No Legal Sales advertised for these days. NOV 2

No Legal Sales advertised for these days. **NOV. 3.** 11TH AV, ses, at intersec sws 61st, 38x80x irreg; Jno R Pratt et al—Andw T Mack et al., Fredk E Barnard (A), 80 Bway; Chas F Mur-phy (R); Wm P Rae. 17TH AV, ses, 62 sw 61st, 19x80; same— same; action 2; same (A); same (R); Wm P Rae. 17TH AV, ses, 81 sw 61st, 19x80; same— same; action 3; same (A); same (R); Wm P Rae.

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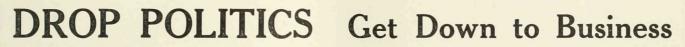
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there is a sale of 345 Lots in this Section, they will be sold for whatever you choose to pay for them, you may be able to buy lots on inside streets at this sale for 500 to 1,000 dollars each or less, and on Jerome Avenue for 2,000 to 4,000 dollars each or less.

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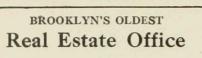
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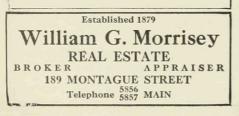
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FORECLOSURE SUITS. The first name is that of the Plaintiff, the second that of the Defendant.

### Manhattan and Bronx.

OCT. 18.

2D ST, 218-20 E; State Bank—Saml Gross et al; J A Kohn (A). 84TH ST, ss, 177.11 w 2 av, 25.5x102.2; Kath-arine Faist—Simeon M Barber et al; H F Lip-pold (A).

pold (A).
MADISON AV, 2034; Lee W Groves et al-Ida R Stewart et al; H T Randall (A).
TURNPIKE RD, ses, intersec nes rd leading to O'Dells Landing, 196x514.7x irreg; Max Erlanger-Jos S Acker et al; Beekman, Men-ken & Griscom (A).
WEST END AV, 378; also 70TH ST, 267 W; also 60TH ST, 219 E; four actions; Amy A C Montague-Minnie T Brown; G H Montague (A) MESI also 60TH Montague (A).

### OCT. 20.

KELLY ST, 839; Max Schloss-Selara Hold-ing Co et al; Strasbourger, Eschwege & Schal-lek (A).

MINETTA ST, 16-22; also MINETTA LA, 21; Central Trust Co of NY—Thos Rosson et al; Joline, Larkin & Rathbone (A).

Joinne, Larkin & Rathbone (A).
25TH ST, ns. 365 w 7 av, 80x98.9; Hugo E Distelhurst—Sol Brooks et al; Eisman, Levy, Corn & Lewine (A).
117TH ST, 174 E; Dime Savgs Bank of Bklyn —Edw E Bruch et al; Dykman, Oeland & Kuhn

(A)

120TH ST, ss, 225 e 7 av, 16.8x81.6; Mary F Kaufman-Jas M Scofield et al; S Wechsler

(A).
165TH ST, ss. 100 e Stebbins av. 25x113.4;
Nicola Marra—Herbert H Herrman Co et al; P J Knobloch (A).
CONVENT AV, es. 51.11 n 148th, 16x85; Mary E Garrison—Annie C Doyle et al; amended;
Carter, Ledyard & Milburn (A).
HUGHES AV, es. 86.3 n 181st, 16.6x85.6;
Clara Best—Asaro Realty Co et al; Arrowsmith & Dunn (A).

OCT. 21. HAMILTON PL. ses, 22.10 s 152d, 15.9x48.10 x irreg; Mary F Hoe—Jos Sistere et al; amend-ed; McLoughlin & Martin (A). HOFFMAN ST, ws, 170.6 s 187th, 25x94.11; Chas B Sias—Esposito Realty Co, Inc, et al; H C Rickaby (A). HOUSTON ST, ss, 60 w Mangin, 20x75; Sarah A Delacy et al—Sadie Frankel et al; L S Goe-bel (A).

SPRING ST, swc Renwick, 25x75; Geo W Wickersham et al—Avis S Birdsall et al; Strong & Cadwalader (A).

TEASDALE PL, s s, 425 w Grove av, 100x100; G Emily Reynolds—Louis P Mendham et al; Fixman, Lewis & Seligsberg (A). 63D ST, 236-8 E; two actions; Jonas Weil et al-Louis Levin et al; M Sundheimer (A).

al-Louis Levin et al; M Sundheimer (A). 69TH ST, 59 W; Amy A C Montague-Gregor A Macgregor trste &c et al; G H Monzone (A). 101ST ST. ns, 100 e Bway, 54.9x100.11; Aug Ruff et al-Sender Feldmark et al; Gettner, Si-mon & Asher (A). 124TH ST, ns. 270 e 2 av, 20x100.11; Albt Jar-mulowsky et al-Realty Transfer Co et al; T K McCarthy (A). 139TH ST, ns, 387.1 e 8 av, 18.2x99.11; Hy-man Starr-Robt Thedford, 2d; J C Jackson (A).

156TH ST, ss. 90 e Eagle av, 37.6x100; Sarah Sibbald—Patk H Clune et al; amended; W B Safford (A).

Safford (A). 175TH ST, ss, 95.6 e Washington av, 19.6x 104.6; Guaranteed Mtg Co of NY-Mary Rand-rup et al; Carrington & Pierce (A). EDGECOMBE AV. 165-7; Abr Rice-Nellie A Kelly et al; S Chugerman (A). 3D AV, 2590; Franklin Savgs Bank in the City of NY-Anna H Haft et al; W M Powell (A).

LOTS 58, 59 & 60, map Sec L, Morris Park; Washington Savgs Bank—Eliz B Davis et al; F M Patterson (A).

### OCT. 22.

OCT. 22. BROOME ST, 260-4; Excelsior Savings Bank of City N Y-Mary O'Neill et al; amended; Cary & Carroll (A). 95TH ST, 63 W; Jno A Stewart et al-Ida L Ross et al; Beekman, Menken & Griscom (A). 101ST ST, ss, 120 e Lex av, 25x100.11; Annle C Cochran-Louis W Jacobs et al; S T Carter (A). (A)

(A).
108TH ST, 11 E; Cornelia F Slade—Chas W Coleman et al; amended; S B Robinson (A).
116TH ST, 28 W; Sigmund Wechsler—Anna E Jones et al; R V Wechsler (A).
131ST ST, 132 W; Columbia Knickerbocker Trust Co—Max Elanck et al; amended; Cary & Carroll (A).
122D ST, co. 185 a. 5 av. 25x09.11: Harry

Carroll (A). 132D ST, ss, 185 e 5 av, 25x99.11; Harry Isaacson—Hannah Ostrow et al; amended; W F Clare (A). 156TH ST, ss, 75 e Kelly, 25x100; Mary A Kaufman—Adelia E Smith et al; S Wechsler (A).

(A): 233D ST, ns, 62.8 se Bronxwood av. 31.4x
233D ST, ns, 62.8 se Bronxwood av. 31.4x
114.5: Dora Frank—Meredino Soda Water Co, Inc; I Levinson (A).
STH AV. ws. 70.9 n 29th, 42x70; Augusta M Ahrens—Schuyler Van Cortlandt Hamilton et al; W G Bates (A).

OCT. 23. HOFFMAN ST. ws. 170.6 s 187th. 25x94.11; Chas B Sias—Esnosito Realty Co, Inc, et al; amended; H C Rickaby (A). KELLY ST. ws. 266 n Longwood av. 40x100; Max Schloss—Selara Holding Co et al; Stras-bourger, Eschwege & Schallek (A).

CLINTON ST, ws, 83.5 n Grand, 20x50; Bertha K Singer-Chas L Singer et al; action to set aside deed, &c; Elliott, Jones & Fanning (A).

be

114TH ST, 21 W; Isabella D Fowler-Re-becca Wolbarst et al; H M Bellinger, Jr (A). 117TH ST, 242 E; City Real Estate Co-Howard T Cole et al; Allen & Sabine (A). BRONX & PELHAM PKWAY, sec Muliner av, 75.2x160.9; also BRONX & PELHAM PKWAY, swc Eogart av, 25.1x147.5; also BOGART AV, ws, 147.5 s Bronx & Pelham Pkway, 75x100; also BOGART AV, ws, 447.5 s Muliner av, 275x 100x irreg; Washington Savings Bank-North-ern Bank of N Y et al; amended; F M Patter-son (A).

MAPLE AV, ns, 50 e 1 av, 25x100; North Bronx Realty Co-Wm Moore et al; Kramer & Bourke (A). STH AV, sec 151st, 75x48; Francis C Reed-S & R Constn Co et al; Reed & Pallister (A). 9TH AV, swc 16th, 25x100; Israel W Rauth-Jacob A Rauth et al; R E Bergman (A).

OCT. 24. HOUSTON ST, 436 E; German Savings Bank in the City of NY—Isidor Berger et al; amend-ed; M Auerbach (A). MERCER ST, 89; Sol A Fatman—Mary F Stanley et al; amended; Rose & Paskus (A). 120TH ST, ss, 225 e 7 av, 81.6x—; Mary A Kaufman—Jas M Scofield et al; amended; S Wechsler (A).

141ST st, 486 E; Hugo Helburn-Ester Brown et al; W D Cameron (A).

ST ANNS AV, es, 450 s 156th, 26x90; German Savgs Bank in City NY—Maria Bock et al; M Auerbach (A).

TELLER AV, nwc 169th, 90x20; Hayman kman—Louisa M Esche et al; W Rabinowich Eckman-(A).

### JUDGMENTS IN FORECLOSURE SUITS.

The first name is that of the Plaintiff, the second that of the Defendant.

### OCT. 16.

172D ST, ss, 25 e Longfellow, 25x100; same-same; same (A); Leopold Spitz (R); due, \$5,-814.26.

LONGFELLOW AV, sec 172d, 100x25; Brewster-Benj Viau; Edw H Miller (A Falck (R); due, \$7,398.90. 25; Jas H (A); Alot

OCT. 17. 11TH ST, 58 E; Metropolitan Life Ins Co-Wm E Hebberd; Woodford, Bovee & Butcher (A); Saml Strasbourger (R); due, \$75,857.60. 6TH AV. es, 100 n Briggs, 25x105, Bronx; Walter Whewell et al-Abr Shatzkin et al; Clocke, Koch & Reidy (A); Max S Levine (R); due, \$386.45.

OCT. 18. No Judgments in Foreclosure Suits filed this

OCT. 20. 117TH ST, 329 E; American Mortgage Co-Elias A Cohen; Middleton S Borland (A); Nor-bert Heinsheimer (R); due, \$5,217.35. OCT. 21. MADISON AV, 1828-30; Helene Fuld—Golde & Cohen; Kurzman & Frankenheimer (A); Phoe-nix Ingraham (R); due, \$9,121.74. MADISON AV, 1824-6; same—same; same (A); same (R); due, \$6,001.58.

OCT. 22. 101ST ST, ns. 200 e 2 av. 25x100.11; Rector, Church wardens, &c of Church of the Incarna-tion of City NY-Leah Cohn; Harrison, Elliott & Byrd (A); Alfred J Talley (R); due, \$14,-

118TH ST, 435 E; City Hall Estate Co-Henry C Bush; Harold Swain (A); Theo K McCarthy (R); due, \$4,325.78.

LIS PENDENS.

The first name is that of the Plaintiff, the second that of the Defendant.

Manhattan and Bronx.

OCT. 18.

44TH ST, 407 W; Julia T Farley extrx— Thos J Ryan et al; action to compel construc-tion of will; E F Clare (A). 5TH AV, 615; Tozzini & Co-Walter T Mur-phy et al; action to foreclose mechanics lien; A J Romagna (A).

OCT. 20.

LINCOLN ST, ws. bet Barnett pl & Lott G Hunt Estate, Lot 256; Saml Levy—Lars Lars-son et al; foreclosure of transfer of tax lien; M Himowich (A).

M M Himowich (A). 21ST ST, 218-20 W; Harry Rosenbaum Iron Works—Brookmire Realty Co et al; action to foreclose mechanics lien; S B Pollak (A). 234TH ST, ns, 160 w Kingsbridge rd, Lot 73; Nathan Himowich—Maria Granata et al; fore-closure of transfer of tax lien; M M Himowich (A).

OGDEN AV, 1207; Geo Colon & Co-Carr Bldg Co; action to foreclose mechanics lien; Gett-ner, Simon & Asher (A).

OCT. 21.

60TH ST, 128 E; Carl Sotscheck—One Hun-dred and Twenty-eight E Sixtieth St Co; action to foreclose mechanics lien; R Kelly (A). AV D, es. 23.3 s 10th, 2.1x80; Mary Murray —Saml Weil et al; foreclosure of transfer of tax lien; P H Rogan (A).

OCT. 22.

(A)

SIMPSON ST, 2210; Mathilda Reinert—Jo-hanna Schmidt; action to declare lien; Ap-pell & Taylor (A). WEST END AV, swc 65th, 25.8x100; Chas E Appleby—Margt McGrath et al; action to re-cover possession; Cannon & Cannon (A). LOT 345, Hunt Estate, Eronx; Saml Levy— Thos Jones et al; foreclosure of transfer of tax lien; H M Himowich (A).

fien; H M Himowich (A).
OCT. 23.
GOLD ST, 78; Weston W Walker—Caroline A James et al; partition; Wood, Cooke & Seitz (A).
46TH ST, 20 W; Coleman & Krause—Blanche S Weed et al; action to foreclose mechanics lien; W McConihe (A).
BROADWAY, sec 56th, 131.9x122.7x irreg; Edmund L Mooney—David W Harkness et al; partition; Blany, Mooney & Shipman (A).
ST ANNS AV, es, 352.2 s Westchester av, 24.9 x114.1; Chas Edwards—Wm B Kirchof et al; action to declare lien; H C Brooks (A).
LOT 321, Scheifflin Estate; Louis Pines—Tripoli Realty Co et al; foreclosure of transfer of tax lien; T I Schwartzman (A).

### ОСТ. 24.

OCT. 24. LINCOLN ST, ws, bet Barnett pl & Morris Park av, Lot 232; Land & Lien Co-Pauline Rosenzweig et al; foreclosure of transfer of tax lien; M Frank (A). 4TH ST, ss, bet Seddon & Rolland, Lot 70; Land & Lien Co-Eliz Healy et al; foreclosure of transfer of tax lien; M Frank (A). PARK AV, es, 40 n 169th, 50x100; Cath W Hering et al-Henry Hering et al; partition; E J Helmick (A).

### Borough of Brooklyn

OCT. 16. HOYT ST, es. 31 n 3d, 20x86.2x20x84.4; Mary A Lawrence—Gardner B Beecher et al; Sackett & Lang (A). LINCOLN PL, swc Rochester av, runs s24.7x sw18.2xnw31.5xe23.6 to beg; Morris Goldberg— Schuyler Miller et al; partition; Seleg & Le-vine (A). STERLING PL, ss, 62 e Nostrand av, 19x100; Eugene B Woolworth—Emma F Frank et al; J H Lack (A). E 7TH ST, es, 120 s Beverly rd, 20x120.6; Wm Hawkins—Wm P Rochford et al; H J Daven-port(A).

ort(A). E 12TH ST, es, 320 s Av O, 30x100; Title G T Co—Chris J Graney et al; T F Redmond

15TH ST, ss, 202.10 e 10 av, 20x85; Mary J Phillips—Clara Alexander et al; H Swain (A).

26TH ST, ss, 160 e 3 av, 40x202.4; Marie T Widmayer-Mechanics Bank et al; T F Red-mond (A).

mond (A).
DE KALB AV, ss, 396 e Nostrand av, 20.9x
100; Mary C Dimond—Benj Du Moulin et al;
A L Fullman (A).
HOWARD AV, ws, 40 n Park pl, 19.6x90;
Thos Reynolds—Geo Seerman et al; Jas & T H
Troy (A).

HOWARD AV, ws, 40 n Park pl, 19.6x90; the Reynolds-Geo Seeman et al; Jas & T H.
JEROME AV, ss, at int of land of Stephen the Nether sector land of Brighton Beach for the sector land of Dani D Stephen How for the sector land of Dani D Stephen Stephen the sector land of Dani D Stephen the sector land of Dani D Stephen Stephen the sector land of Dani D Stephen the sector land of Exercise the sector land of Dani D Stephen the sector land of Dani D Stephen the sector land of Dani D Stephen the sector l

OCT. 17. PRESIDENT ST, ss, 92.6 w 7 av, 18.9x100; Dime Savgs Eank—Manhasset Development Co et al; Dykman, Oeland & K (A). E 4TH ST, es, 220 s Estate rd, runs e 97.10x sw102.2xn29.2 to beg; Harrison Clark Jr—Geo W Heatley et al; H Clark Jr (A). E 32D ST, es, 140 n Tilden av, 20x102.6; Louis Selner—Mass Realty Co; J M Peyser (A). E 35TH ST, es, 97.6 s Av D, 100x100; Wm Geyer & ano—Philip Schmitt et al; H F Kenna (A).

50TH ST, nes, 100 nw 13 av, 80x100.2; Louise D Block & ano-Bernhard Rabbino et al; E Celler (A).

E 100TH ST, nes. 100 nw Av J, 80x100; Anna Abbot—Cora J Rose et al; W H Gord (A).

CHURCH AV, ss. 80 w E 40th, 20x86.8x20x 86.5; Jas C Cropsey & ano-Barnet Oppenheim etal; H J Davenport (A).

OCEAN PKWAY, sec Lancaster av, runs s40 xel10xe24xn49.4xw90.6 to beg; Wm Geyer & ano -Philip Schmitt et al; H F Kenna (A).

### OCT. 18.

CARROLL ST, ns. 16.8 w Hoyt, 16x65; An-thony F Tuozzo-Mary Mulqueen et al; A F Tuozzo (A),

LAKE ST, es, 406.11 n 86th, 40x106.6; Morris Rabinovitz-Chas Vogt et al; foreclosure of tax lien; A A Kotzen (A). SCHOLES ST, ns, 100 e Manhattan av, 28x 100; Harry W Perlman-Celia Bernikow & ano; H Kuntz (A). VAN SICKLEN ST, es, 406.6 s Av T, 18x100; also VAN SICKLEN ST, es, 424.6 s Av T, 18x 100; Michl J Shea-Mayhew Constn Co et al; Hovell McChesney & C (A). WAN SICKLEN ST, es, 442.6 s Av T, 18x100; same-same; same (A). W 36TH ST, ws, 190 n Mermaid av, 40x118.9; Jno J Ryan-Anna C Stomberg et al; Somer-ville & Somerville (A). EASTERN PKWAY, es, 80 n Herkfmer, 20x 60; Cath M Conklin-Harry Meisner et al; Kiendl, Smyth & G (A). GRAVESEND AV, ws, 175 n 2 pl, 25x111.6; Eagle Savgs & Loan Co-Wm F Messiter et al; J C McLeer (A). ST MARKS AV, ns, 165.6 e Troy av, 44.6x

ST MARKS AV, ns, 165.6 e Troy av, 44 127.9x44.6x127.9; Rebecca S Kettell—Emma Forsman et al; H W Schmitz (A). 44.6x

OCT. 20. OCT. 20. COOK ST, ns, 275 e Morrell, 25x100; Susan A Nickerson-Hyman Greenberg et al; Dean, Tracy & Mc (A). FLOYD ST, ss, 200 e Tompkins av, 50x100; Newburgh Saygs Bank-Berger Realty & Const Co et al; T F Redmond (A). UNION ST, swc New York av, 77.3x100; A P Hogle & Co-Temple Bar Realty Co et al; fore-closure of lien; H Hetkin (A). WARREN ST, ss, 125 e Bond, 40.3x100; Jas C Danzilo-Giovanni Minerva et al; J M Pey-ser (A). W 32D ST, ws 100-20

W 32D ST, ws, 160 s Neptune av, runs s60x w237.6xn40xe118.9xn20xe118.9 to beg; Robt F Mullins—John G Franz et al; J C Stemmer-mann (A).

72D ST, sws, 320 se 8 av, 20x100; Franziska Drissler-Geo Trebing et al; Reynolds & Geis (A).

T5TH ST, nes, 198 se 15 av, 18x100; Alida H Van Etten—Jno A Jones Bldg Co et al; J C Kinkel (A).

THINCE (A), 75TH ST, nes, 180 se 15 av, 18x100; same— same; same (A). CONEY ISLAND AV, ws, 280 n Av C, 20x56.1 x20x57.7; Marie D Ahlers—Mary Mulqueen et al; A F Tuozzo (A).

x20x57.7; Marie D Ahlers—Mary Mulqueen et al; A F Tuozzo (A).
HOWARD AV, ws. 20.6 s Prospect pl. 19.6x90; Rubin Chernoff—Israel Gorden et al; partition; C H Lary (A).
JAMAICA PLANK RD, sec Miller av, 26.9x62.6
x25x53; Ellen M Holland—Wm T McDonald et al; Schwartzman (A).
NOSTRAND AV, ws, 282.3 s Park av, 25x100; Elsie M Haug—Saml Hodes et al; T F Redmond (A).
NOSTRAND AV, ws. 100 p Av H 20x90; Mary

NOSTRAND AV, ws. 100 n Av H. 20x90; Mary E Peck—Henry W Ellison et al; T F Redmond (A).

(A).
15TH AV, ses, 20 ne 75th, 40x90; Phebe L
Geran—Anne M Lennon et al; Hubbard &
Rushmore (A).
15TH AV, ses, 60 ne 75th, 20x90; same—same;
same (A).

15TH AV, ses, 80 ne 75th, 20x90; same—same; same (A).

### OCT. 21.

ST JOHNS PL, sws, 137.9 nw 8 av, 18.10x100; Rector, Church Wardens & Vestrymen of St Matthew's Protestant Episcopal Church—Anna F McGovern et al; H L Thompson (A). SHERMAN ST, es. 186.4 n Greenwood av, 12.6 x90; Jno V Crane—Mary Crane et al; partition; L J Curren (A).

L J Curren (A).
3D ST, e cor 6 av, 45.6x107.9; Victor Koechl -David Schwartz et al; H L Thompson (A). KINGS HWAY, ses, 21.4 sw E 15th, 21.4x 113.4; Jeanette M Alsgood—Mary H Peck et al; T F Redmond (A). KINGS HWAY, ses, 42.8 sw E 15th, 21.4x 113.4; Grace R Griffith—Jennie E Roth et al; T F Redmond (A). KINGS HWAY swc E 15th, 21.4x113.4; Title

KINGS HWAY, swc E 15th, 21.4x113.4; Title Guar & Trust Co-Mary H Peck et al; T F Redmond (A).

LIBERTY AV, nec Van Sicklen av, 25x100; Benj T Hock-Carpenters Realty Co & ano; B T Hock (A).

SNEDIKER AV, es, 150 s Pitkin av, 40x100; Josephine B Hammond—Bessie Hirsch et al; Sackett & Lang (A).

### OCT. 22.

BUSH ST, ns, 184.6 w Henry, 20x100; Mary R Baldwin-Morris Garfinkel et al; C J Mc-Dermott (A).

BUSH ST, ns, 164.6 w Henry, 20x100; Mary R Baldwin-Morris Garfinkel et al; C J Mc-Dermott (A).

CATHERINE ST, es, 75 s Devoe, 25x100; Gus-ive Selner—Nicholas M Jasi et al; J M Peyser

(A).
DICKINSON ST, cl. 56.8 e Vandervoort av, 38.3x91.9x55x73.3; Edgar J Seaman-Franklin H Kiabfleisch et al; Wyckoff, Clarke & F (A). HENRY ST, ws. 68.10 n Bush, 20.8x104; Mary R Baldwin-Morris Garfinkel et al; C J Mc-Dermott (A).

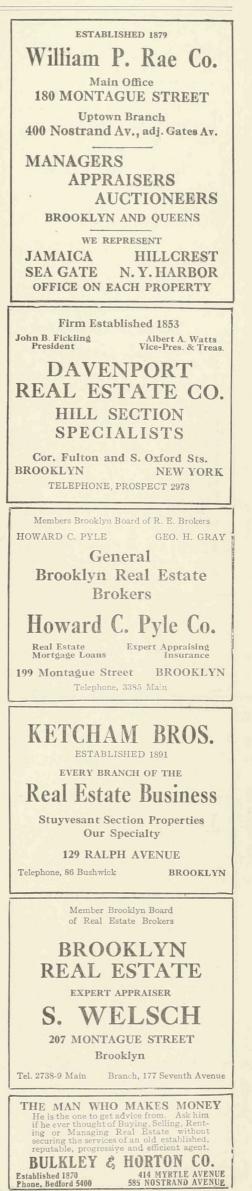
HOWARD PL, es, 16.9 n Prospect av, 16x90; Alex McKinny-Margt C Sylvester; to set aside deed; A H Kesselman (A).

VAN SICKLEN ST. es, 22.5 n Av S. runs 100.5xn42.3xw100.3xs43.10 to beg; Fundy Co-Mayhew Constn Co et al; Jonas Lazansky N (A).

E 2D ST ws, 285 s Av I, 26x110; Wm H Talmage—Carrie L Jones et al; C S Woodman (A).

JEFFERSON AV, ec Knickerbocker av. 21.6x 95; Mary R Baldwin—Innocenza Livoti et al; C J McDermott (A).

MANHATTAN AV, ws, 256.5 n Driggs av, 25x 100; Fredk Trautwein, Jr-Elsie Helmken et al; A H Favour (A).



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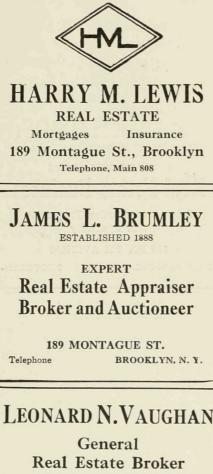
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OCEAN PKWY, es, 150 n Av U, 50x125; Walterrena A Mills—Alice T Kelly; Hirsh & Newman (A).

Lis Pendens-Brooklyn-Continued.

SUNNYSIDE AV, ns, 100 e Miller av, 110x 220, & prop in Queens Co; Ruby Devins—Chas Furlong et al; Smith, Doughty & W (A).

TOMPKINS AV, nec Greene av, 25x100; Dimes Savgs Bank-Sarah D Fogelson et al; Dykman, Oeland & K (A).

WILLIAMS AV, es, 280.10 s New Lots av, 20x90.8x20.4x94; Fredk J Herdenreich-Hay-men Mendelowitz et al; B Bloch (A).

LAND of Chas A Canavello, nws, 200 se Vienna av, runs ne1210xs—xsw1253.6xnw— to beg; Freiderich Herold—Henry Hamm et al; L B Faber (A).

# MECHANICS' LIENS.

First name is that of the Lienor, the second that of the Owner or Lessee, and the third that of the Contractor or Sub-Contractor.

### Manhattan and Bronx.

OCT. 18.

23D ST, 403-7 E; Empire City Iron Works, te-T J Mooney (108). 60.00 Inc

173D ST, 409-11 E; Matthew W Del Gaudio-Casolaro Fasany Co, Inc. (109). 175.00 EDGECOMBE AV, 145-55; Philip J Gould-Benj Adler (110). 50.00

4TH AV, nec 31st. 90x35; Jandous Electric Equipment Co-Wm F Connor & Security Con-struction Co (111). 115.48

### OCT. 20.

MADISON ST, 212; Abr Sacks—Adolph Fried-berg, Bernhard Penner, Annie Schwartz, Benj Penner, Jno Friedman & Jane Friedman (115). 73.50

46TH ST, 61 W; Staley Electric Elevator & Machine Co—Jno J Boyd, Sarah A M & Jno J Boyd & Fraad Contracting Co (116). 575.00 46TH ST, 41 W; Staley Electric Elevator & Machine Co—Josephine Sharkey, Pa Adolphe & Fraad Contracting Co (117). 600.00

Fraad Contracting Co (11.7). ST NICHOLAS AV, nwc 164th. 133.4x171.5; David Kraus—Chas Buck Constn Co, One Sixty Four Bldg Co & Albion Constn Co (119). 2,400.00

SOUTHERN BLVD, es. 186.5 n Freeman, 100x 100; Chas Schlesinger—Daniel Realty Co (112) 160.00

 160.00

 STEBBINS AV, es. 188.9 s 165th. 50x80;

 Colwell Lead Co-Michael Ginto & Alfred David (113).

 1,190.45

 STEEBINS AV, 1006-8; Guerino Baldi-Michl

 Ginto (118).

WENDOVER AV. 540-44; Max E Jaffe—Cu-nard Realty Co (114). 125.85

### OCT. 21.

HOME ST, ss. 100 w Southern blvd, 50x 106.4x irreg; Micheli Accordino-Keilbert Con-struction Co, Inc & G Zibelli & Son (127), 228.30 46TH ST. 41 W; Gurney Heater Mfg Co-Josephine Sharkey, Pa Adolphe, Fraad Cont-racting Co & Leslie White (130). 150.00 46TH ST. 41 W; Jno H Boynton-Josephine Sharkey, Pa Adolphe & Fraad Contracting Co (135). 153.00

49TH ST, 118-20 W; Edw Egenberger-Cen-tury Holding Co & Henry Mollat (136). 70.00 56TH ST, 321-3 W; Commonwealth Roofing Co-Young Mens Christian Assn; Cauldwell Wingate Co & Coleman & Krause, Inc (renewal) (123). 325.00

(123). 325.00
142D ST. ss. 200 w Lenox av. 350x99.11;
Michili Accordino—146 W 142d St Corpn & G Zi-belli & Son (126). 283.50
142D ST. 146 W; Kertscher & Co—146 W
142d St Corpn. Kramer Contracting Co & Mon-trose Realty Co (132). 2.376.00
259TH ST. 352 W; Silvio Federici—Danl Sul-livan & Jno J Kennedy (renewal) (125). 45.00
BROOK AV, swe 141st. 100x104.3; Micheli Ac-cordino—Consolidated Improvement Co & G
Zibelli & Son (133). 459.95
LEXINGTON AV, nec 25th. 59.4x80; Nathan Picket—Hotel Belmore, Bernard Reich Rufus
G Avgell, Alice A Wallian & Windsor Constri Log 200
LEXINGTON AV, nec 25th. 59.4x80; Harry

LEXINGTON AV. nec 25th, 59.4x80; Harry Rosenbaum Iron Works-Hotel Belmore, Ber-nard Reich, Rufus G Angell, Alice A Wallian & Windsor Const Co, Inc (128). 2.188.84

STERPINS AV. 1006-8; Tremont Iron Works Michl Ginto (124). 650.00

STEBRINS AV, 1006-8; Louis Ginto-Michl Ginto (137). 1,400.00 STERBINS AV. 1006-8; Reuben Bloom et al -Michl Ginto (131). 122.00

-Michl Ginto (151). STEBBINS AV, es. 188.9 s 165th, 50x80; Ruilders Prick & Supply Co-Michl Ginto & Spota & Di Maitini (122). 729.04 WHITE PLAINS AV, es. 93.8 s Bartholdi. 26.6 x100; Peter Schweickert-Geo Martensen & Jas O'Connell McMahon (renewal) (129). 74.46

8TH AV. 613-15; Candee, Smith & Howland Co-Drury Lane Theatre Co & Blight & Overfield Co (120). 112.65

### OCT. 22.

CHRISTOPHER ST. 114-16: Louis Newman-Arienna M Kahn & Bernard Kahn (148). 187.75 20TH ST. 14 E: Fraad Contracting Co-Lilla L Thompson & Emil Fraad (138). 5150.00 46TH ST. 61 W: same-Wm H Brown, Jno J Brown Eliza B Eoyd, Jno G Agar, exrs. & & Emil Fraad (139). 7,000.00

129TH ST, 107 W; Saml Miller—Henry I & Lena S Kels & Jessie Wells (144). 35.00

 141ST ST, 589 E; Luigi Casali—Beekman Constn Co & Conforti Excavating & Founda-tion Co (renewal) (145).
 200.00

 162D ST, 868-70 E; Bernard Bernstein et al— Fred F French Co (146).
 425.95

 DELAVELLE AV, es, 132.5 s Boston rd, 25x
 100; Adolf Fell—Anthony Sicillano, Francesco Gangliordi & Jno Miglio (150).
 15.00

 LEXINGTON AV, 61; Liberty Sheet Metal Works—Hotel Belmore, Bernard Reich, Rufus G Augell, Alice A Wallian & Windsor Constn Co (141).
 671.00

 SO BOULEVARD, 1052; Jno F Cronin—Ta 50

Co (141). 661.00 SO BOULEVARD, 1052; Jno F Cronin—Da-vid Rosing, Diamond & McKibbin & Jacob Tuchman (143). 118.72 STEEBINS AV, 1006-8; Isidoro Cristaldi— Mich Ginto (149). 200.00

Mich Ginto (149). 200.00 STEBBINS AV, 1006-8; North American Wall Paper Co-Michl Ginto (140). 354.00 STEBBINS AV, 1006-8; Michl Benincasa-Michl Ginto & Chas Maitin (142). 220.00 STEBBINS AV, 1006-10; Jos Bennett-Michl Ginto (147). 275.00 10TH AV, swc 57th, -x-; Jos Miller-N Y Opthalmic & Aural Institute & Wills & Marvin Co (151). 5,400.30

OCT. 23.

CANNON PL, es, 25.7 n 238th, 76x93; Hud-son Wood Working Co-Patk A Gallagher & Lewen Engineering Co (167). 625.00 36TH ST, 38 E; Fordham Stone Renovating Co-Mrs Anna Moore & Geo Mulligan Co (171). 290.00

48TH ST, 43 W; Hull, Grippen & Co-Trus-tees of Columbia College & Corinne B De Gar-mendia (renewal) (173). 19,60 57TH ST, 500 W; J I Hass, Inc-N Y Opthal-mic & Aural Institute & Wills & Marvin Co (175). 2,510.00

(175). 71ST ST, 115 W; Empire Architect Bronze Co-Hennessy Realty Co & Jos Polstein (168). 630,00

116TH ST, 60-2 W; Meyer S Blumberg et al Sixty W 116th St Corpn, Royal Pastime Co & dw Weber (152). 386.57 SAME PROP; Ralph Catino—same (153). 1,500.00 Edw

116TH ST, 62 W; Chas Hohl—N Y Opthalmic & Aural Institute & Wills & Marvin Co (156). 865.00

 122D ST, 222 W; R A Schoenberg & Co 

 Manuel & Ettie Goldberg (174).
 275.00

 BROOK AV, see St Pauls pl, 147x100; Harbi 

 son-Walker Refractories Co--Kitchen Improve 

 ment Co (renewal) (154).

ment Co (renewal) (154). S26.75 FT WASHINGTON AV, HAVEN AV, 171ST & 175TH STS, blk &c; E I Du Pont De Nemours Powder Co--Ft Washington Realty Co, Mary R Wright & Garafano & Sons (169). 364.32 LEXINGTON AV, 61; Voska, Foelsch & Sidlo, Inc-Hotel Belmont, Bernard Reich, Rufus G Augell, Alice A Wallian & Windsor Constn Co (161). 476.08

(161). 476.08 MT HOPE AV, 1772; Antonio Posilipo-Maria Iannuccilli & Beniamino (164). 733.80 STEBBINS AV, 1006-8; Claremont Wood-working Co-Michl Ginto (166). 45.00 STEBBINS AV, 1006-8; Albt Anderson-Michl Ginto & Chas Martin (160). 57.00 STEEBINS AV, es, 188 s 165th, 50x80; Ori-ental Fireproof Sash & Door Co-Michl Ginto (172). 105.00

STEBBINS AV, 1006-8; Jos D'Alessio-Michl Ginto (163). 182.00

6TH AV, 431-35; Abe Steckler—Louis M Bailey & Fraad Contracting Co (170). 245.00

10TH AV, swc 57th, 40x78.5; American Floor-ing Co—N Y Opthalmic & Aural Institute & Wills & Marvin Co (165). 3,238.42

 Ing 0.5
 3,238,42

 10TH AV, swc 57th, 75.5x40; American Compound Door Co—N Y Opthalmic & Aural Institute & Wills & Marvin Co (162).
 1,360.00

 10TH AV, swc 57th, 50x50; C H Rugg Co—N Y Opthalmic & Aural Institute & Wills & Marvin Co (155).
 2,636.00

 10TH AV, swc 57th, 76x100; American Hardware Corp of N Y—N Y Opthalmic & Aural Institute, N Y Eye Hospital & Wills & Marvin Co (157).
 1,500.00

 SAME PROP; M F Westergren, Inc—same (158).
 1,686.55

 SAME PROP; Lieber & Nobbe—same (159).
 1,125.00

### OCT. 24.

MONTGOMERY ST, 35; Atlantic Terra Cotta Co-Hebrew Kindergarten & Day Nursery, Spec-tor Contracting Co, Inc & Philip Rapatzky (102) 425.00

46TH ST, 61 W; J P Duffy Co-Wm H Brown, Jno J Brown, Elias B Boyd, Jno G Agar exrs &c & Fraad Contracting Co (190). 210.15

97TH ST, 9 E; Sam Lipsky—Sarah Harris (178) 199.40

(118) 116TH ST, 60-62 W; Falkenbach Mfg Co-Sixty-Two West 116th St Corpn & Edw Weber (197). 226.00

(197). 226.00
116TH ST, 62-4 W; Abr Reisner—Pastime Amusement Co & I F Unger (188). 244.80
116TH ST, 60-62 W; Reauben Isaacson et al —Sixty-Two West 116th St & Royal Pastime Co & Edw Weber (181). 139.60
116TH ST, 62 W; Goodman Constn Co, Inc—Sixty-Two West 116th St & Royal Pastime Co. Inc (182). 70.00

Inc (182). 116TH ST, 62 W; Annette L Hough—Sixty-Two West 116th St & Royal Pastime Co, Inc & Edw Weber (177). 265.19 265.09

141ST ST, 610-18 W; Jacob Goldstein—Ess En Constn Co & S Neuman (189). 100.00

170TH ST, 551 E; B Franklin Hart Jr-Liberty Brewing Co & I Shapiro (195). 2,092.30 PARK AV, 4077; Irving A Bogan-Margt Bartolicius & M Bartolicius (186). 212.50 3D AV, 2952; Emery Roth-Henry Maul, Chas Wilhelm & Starrett Constn Co (187). 225.00

October 25, 1913

776

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# Directory of Real Estate Brokers

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S. DEWALLTEARSS & HULL Auctioneers, Appraisers, Brokers, Agents REAL ESTATE-LOANS 135 BROADWAY, Telephone 355 Cortland 18-20 WEST 34th ST., Telephone 379 Greeley

FROST, PALMER & CO. INVESTMENTS IN LOFT BUILDINGS PENN DISTRICT 1133 BROADWAY, St. James Bldg. at 26th St. Phone 6735 Madison Square

GEORGE V. McNALLY Real Estate, Insurance, Mortgages 47 WEST 34TH STREET Telephone, 426-427 Greeley

ALLEN J. C. SCHMUCK Real Estate Investments Mortgage Loans Rentals 47 WEST 34TH STREET Telephone, 2711 Greeley

JOHN ARMSTRONG Real Estate Agent and Broker Tel., 211 Harlem. 1984 Third Ave., Cor. 109th St.

FRANKLIN S. BAILEY Real Estate and Insurance Management of Estates Est. 1832 162 E. 23d St.

JOHN J. BOYLAN Real Estate Agent, Broker and Appraiser 402 W. 51st St. Tel. 1970 Columbus. 165 Bway.

BRAUDE-PAPAE COMPANY REAL ESTATE LOANS INSURANCE Management of Estates BWAY, & 142d ST. Phone Audubon 6137

CHAS. BUERMANN & CO. Agents, Brokers, Appraisers, Loans Established 1886 507 GRAND STREET Phone 218 Orchard

GOODWIN & GOODWIN Real Estate and Insurance Management of Estates a Specialty Lenox Ave., N. E. cor. 123d St., Tel. 6500 H'l'm

BRYAN L. KENNELLY Auctioneer, Real Estate and Loan Broker 156 BROADWAY Business Established 1847

BENJAMIN R. LUMMIS Real Estate 25 WEST 33d STREET

THOS. F. McLAUGHLIN Real Estate and Insurance 1238 THIRD AVE., NEAR 72d STREET

LOUIS V. O'DONOHUE Real Estate and Insurance Tel. 3555 Bryant 25 WEST 42d STREET

Philip A. Payton, Jr., Company Real Estate Agents and Brokers New York's Pioneer Negro Real Estate Agents Main Office: 67 WEST 134th STREET

POLIZZI & CO. Real Estate, Loans and Insurance Einest M. Vickers 192-194 Bowery

SCHINDLER & LIEBLER RealEstate and Insurance Tel. 3436 Lenox. 1361 THIRD AVE., nr. 78th St. Branch, 3929 Bway.—Tel. Audubon 7232.

SPECIALISTS IN PENN. TERM. SECTION H. M. WEILL CO. Real Estate Agents, Brokers and Appraisers Tel. 3571-3572 Greeley. 264 WEST 34th ST. THE BRONX

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W.E.&W.I.BROWN, Inc. Est. Real Estate Brokers and Appraisers 3428 THIRD AVE., bet. 166th and 167th Sts.

WILLIAM A. COKELEY APPRAISER EXPERT TESTIMONY 1325 Fort Schuyler Road 180th Street and Morris Park Avenue, Bronx

O'HARA BROTHERS Real Estate and Appraisers BRONX PROPERTY Tel. 615 Tremont. WEBSTER AVE. & 200th St.

EDWARD POLAK Phone, 7124 Melrose Real Estate, Broker, Appraiser A-RE-CO BLDG., 149th ST., Cor. 3d AVE.

GEO. PRICE Real Estate Auctioneer, Broker and Appraiser 138th St., Cor. Third Ave. Phone Melrose 572

JOHN A. STEINMETZ RealEstate Wanted, Sold and Exchanged 1007 E. 180th St. Phone 942 Tremont LOANS NEGOTIATED

Telephone 36 Wmsbridge Real Estate in All Branches 3221 WHITE PLAINS AVE., above 207th St.

WILBUR L. VARIAN Real Estate 2783 Webster Ave., Opp. Bronx Pärk L Sta

## **MOUNT VERNON**

Anderson Bralty Company William S. Anderson, President Mount Vernon and Southern Westchester REAL ESTATE TWENTY-TWO EAST FIRST STREET MOUNT VERNON, N, Y. "The Busy Corner" Tel. 585 Mt. Vernon

## **OPERATORS**

ELIAS A. COHEN Real Estate Operator 198 BROADWAY Telephone, 5005-5006 Cortlandt

FISHER LEWINE IRVING I. LEWINE Real Estate Operators

Telephone 980 Cort. 135 BROADWAY

HARRIS & MAURICE MANDELBAUM Real Estate Operators

Telephone 8155 Cort.

135 BROADWAY

RUDOLPH WALLACH CO. (Incorporated) Real Estate Operators 68 WILLIAM STREET Phone John 6120

LOWENFELD & PRAGER Real Estate Operators 149 BROADWAY Tel. 7803 Cortlandt Mechanics Liens-Manhattan and Bronx (Continued).

3D AV, 2701; Leroy Dennis—Jno M Gibson & Albt Tessler (180). 35.62 6TH AV, 436; Leroy Dennis—E W Chapman & Gussie Berman (179). 240.00 10TH AV, swc 57th, 75x40; Jos Miller—NY Opthalmis & Aural Institute & Wills & Marvin Co (176). 5,400.13

Co (176). 10TH AV, swc 57th, 76x100; Adam Happel —NY Opthalmic & Aural Institute, NY Eye Hospital & Wills & Marvin Co (183). SAME PROP; Gollick & Smith—NY Opthalmic & Aural Institute & Wills & Marvin Co (184). 2,065.16

 10TH AV, swc 57th, 75.5x40; McNulty Bros

 Inc--NY Opthalmic & Aural Institute & Wills

 & Marvin Co (185).
 1,308.34

 10TH AV, swc 57th, 76x100; Keepsdry Constr

 stn Co--NY Opthalmic & Aural Institute &

 Wills & Marvin Co (191).
 266.05

 10TH AV, swc 57th, 76x100; Jno J Geoghegan

 -NY Opthalmic & Aural Institute & Wills &

 Marvin Co (193).
 684.00

 10TH AV, swc 57th, 75x100; Giant Portland

 Cement Co--NY Opthalmic & Aural Institute,

 Wills & Marvin Co & Gollick & Smith, Inc

 (194).
 1,022.50

 (194).
 1,022.50

 10TH AV, swc 57th, 75.5x40; Jos Elias—NY

 Opthalmic & Aural Institute & Wills & flarvin

 Co (196).

 10TH AV, swc 57th st. —x—; N & W J Peck

 Co—NY Opthalmic & Aural Institute & Wills &

 Marvin Co (198).

### Brooklyn.

OCT. 16. EALTIC ST, 428; O B Taylor, Inc-Henry & Julius Mueller & Vernon Mason & Bldg Co. 106.07

SOUTH ELLIOTT PL, 54-56; Cascio Marble Works—Arm Realty Co & Andw Ruegamen. 300.00

300.00 E 3STH ST, ws, 257.5 n Av I, 80x100; F Trimboli—Wm & Anna Wingerath. 85.00 LAWRENCE AV, ss, 300 w 1st; Audley Clarke Co—St Rose of Lima R C Church, H F Booth Co & Henry F Booth. 808.34

### OCT. 17.

DOUGLASS ST, nwc Livonia av, 100x250; J Sklar-H M B Bldg Co & Jno Bernstein. 950.00

PACIFIC ST, ns, 102 w Hopkinson av, 100x 100; Harris Perelman—Carlo Rossa. 540.00 SANDS ST, 88-90; Max Saborvitz—The Black-burn Estate & Ignatius C Reina. 100.00 54TH ST, nwc 6 av, 100x100.2; E J Adler— Rebecca Walper & Island View Corpn. 169.85 71ST ST, nwc 2 av, 100x100; E J Adler— Emma C & Wm A Ferry & Island View Corpn. 99.30

99.30 ATLANTIC AV, 1620; Sage Bros—H D Bris-l & Jacob M Simon. 46.83 SAME PROP; D M Heyman—same & Atlan-c Garage Co. 518.00 tic

OCT. 18. DEAN ST, 1056; J Kops—T J Madden & Meyer Notle & Co. 30.00 ATLANTIC AV, 1620-30; J A Johnston— Henry D Bristol, J M Simon & Atlantic Gar-age Co. 96.25 FLATBUSH AV, 471-3; A Solomon—Louisa Bantie & Highland Painting Co. 37.75 LAWRENCE AV, ss, 300 w 1st, 100x200; W E Lyon Iron Works—St Rose of Lima R C Church & H F Booth Co. 6,728.00

### OCT. 20.

OVERBAUGH PL, 51; J H Wyle—Michael J Bradley. 277.42

S ELLIOTT PL, ws, 324.7 n Lafayette av, 40 x100; American Wood Carpet Flooring Co-Arm Realty Co. 313.29 S ELLIOTT PL, 54, 56 & 60; H Kappaport-Arm Realty Co. 400.00

rm Realty Co. E 21ST ST, 412; J Dames—Kath J McCarty. 7.60

DE KALB AV, nec Lewis av, 20x100; A Elias -Cath Eielenberg & Franklin B Lincoln. 150.00 LAWRENCE AV, ss, 250 w 1st, --x-; I Hoft-an-Chas E McDonnell, Jas M McAleese & H Booth Co. 1,600.00

F Booth Co. 1,600.00 PROSPECT AV, nwc Vanderbilt, —x—; Smyth Donegan Co—Acme Homes Co & V Cunningham & Jacob Schwartz. 300.00 WASHINGTON AV, ns, 50 w 1st, —x—; Fiske & Co—St Rose of Lima R C Church & Henry F Booth Co. 218.20

### OCT. 21.

COFFEY ST, 102; G Marchiano-Vincenzo & nna Faella. 800.00 Anna

GRAND ST, ns, 50 w Humboldt, 50x100; Cur-tis Bros Lumber Co-Thrall Constn Co & Max Kessler. 1,697.29

essler. E 29TH ST, 1130; Jacob Dames—M F Fan-45.50 show

E 3STH ST. ws, 337.6 n Av I, 100x80; J S Sulsky—Anna S & Wm Wingerath. 350.00 71ST ST, nwc Ridge blvd; J Giacalone—Island View Corpn. 1,100,00

ATLANTIC AV, 1620-30; Cross, Austin & Ireland Lumber Co-Jacob M Simon, Henry D Bristol & Atlantic Garage Co. 1,112.25 LAWRENCE AV, ss, 300 w 1st. -x-; J Grongrosso-St Rose of Lima R C Church & H F Booth Co. 50,00

PENNSYLVANIA AV, ws. 75 s Liberty av, 25x100—Parshelsky Bros—Sophie Krimsky & Abram Pierce. 400.00

ST MARKS AV, ns, 125 e Kingston av, 100x 155.7; Empire City Lumber Co-M & J Constn Co. 1,193.81 OCT. 22.

CARROLL ST, ss, 140 e Nostrand av, 60x100; C H Pearson-Montrose Bidg Co & Thos Brown. 514.06

FERRIS ST, ses, 42 ne Coffey; S Kaplan-Edw Pohl. 286.00 GRAND ST, 525; L Gallin-Luer Otten & P Levy Constn Co. 280.00

STERLING PL, ss, 109.10 e Bedford av, 20x 127.9; also ST MARKS AV, ns, 125 e Kingston av, 100x155.7; J Bestritsky & ano-M & J Constn Co & Jos Moskowitz. 960.00

ATLANTIC AV, 1620; Union Cornice & Roof-ing Co-United States Garages, Inc & Atlantic Garage Co. 585.00

OCEAN PKWY, 343; S R Kantor-Lydia Aus-tin. 75.00

n. STONE AV, 522-4; A Leventhal—Rosie Levy. 275.00

WOODRUFF AV, 92; L Glaser—Jacob Mori-arty & wife. 43.00

# SATISFIED MECHANICS' LIENS. First name is that of the Lienor, the second that of the Owner or Lessees, and the third that of Contractor or Sub-Contractor.

### Manhattan and Bronx.

OCT. 18.

OCT. 18. BROADWAY, 1351-65; Kawneer Mfg Co-Marlborough Blenheim Co, Inc, et al; Oct6'13. 85.00

<sup>1</sup>WEST END AV, 782-6; Cork & Zicha Mar-ble Co, Inc-L & M Holding Co et al; Sept24 '13.

### OCT. 20.

<sup>266TH</sup> ST, 42 E; Lewinson & Co-Jackson Realty Co et al; Mar26'13. 5,115.00 <sup>2</sup>VILLA AV, es, 171.6 s Van Cortlandt av; Michl Bufano-Monaco Constn Co et al; July 21'13. 411.00

21'13. 3D AV, 2952; also BERGEN AV, 643; DiPace Constn Co, Inc.—Starrett Constn Co, Inc, et al; Aug28'13. 719.00

### OCT. 21.

OCT. 21. <sup>2</sup>SEAEURY PL, 1462-80; Louis Padula—Angel Constn Co Inc et al; July30'13. 4,554,10 AV D, 2; also E HOUSTON ST, 426-8; Abr Pencowsky—Nomen Realty Co et al; Sept23'13. 68.00

WEESTER AV, es. 100.8 n 182d; Eureka Tile Geystone Holiing Co et al; Aug6'13. 937.80

<sup>24</sup>TH AV, nec 31st; Frank De Caro-461 Fourth Av Co et al; Sept9'13. 725.00 "SAME PROP; Colonial Sand & Stone Co -same; Sept9'13. 240.30 "SAME PROP; Harrison & Meyer-same; Sept6'13. 2,35.00 "SAME PROP; Adin G Pierce-same; Sept6 '13. 2,191.50 "Sept6.12" Sept6.13" Sept6.13" Sept6.13" Sept6.14" Sep <sup>13.</sup> <sup>2</sup>SAME PROP; Jos Kollender—same; Sept4 350.00 "I3. "SAME PROP; D B Pershall & Son-same; Sept5'13. 199.30 "SAME PROP; Sedgwick Machine Works Inc -same; Sept5'13. 175.00 -same; Sept5'13. 199.30 "Same results of the same results of the same; Sept5'13. SAME PROP; M F Westergren, Inc-Sept3/13. <sup>2</sup>SAME PROP; I Cristaldi-same; Sept4/15 445. 445.00 <sup>2</sup>SAME PROP; Jos Elias-same; Sept413 618.38 <sup>2</sup>SAME PROP; Automatic Sprinkler Co of America—same; Sept4'13. 1,540.81 <sup>2</sup>SAME PROP; Industrial Iron Works—same; Sout4'19, 2003.00 SAME PROP; Morris L Weiss-same; Sept6 590.00 

 Septer 1.5.

 \*SAME PROP; Morris L Weiss—same; Septer 590.000

 \*SAME PROP; Reliance Fireproof Door Co 

 same; Sept1213.
 700.000

 \*SAME PROP; Jno Herow et al—same; Sept 10'13.
 125.00

 \*SAME PROP; Geo H Storm & Co-same; Sept 5'13.
 203.92

 \*SAME PROP; Empire City-Gerard Co same; Sept 2'13.

 \*SAME PROP; Harrison & Mayer—same; Sept 5'13.
 2,355.00

 \*SAME PROP; N Y Vault Light Co-same; Sept 5'13.
 2,355.00

 \*SAME PROP; N Y Vault Light Co-same; 1,881.00
 \*SAME PROP; SAME PROP; SAME PROP; N Y and Light Co-same; 1,881.00

 \*SAME PROP; N Y Vault Light Co-same; 1,881.00
 \*SAME PROP; SAME PROP; S

 
 OCT. 22.
 40TH ST, 339-51 W; Pelham Operating Co 

 N Y Polyclinic Medical School & Hospital et al; Mar10'11.
 164.00

 54TH ST, 539-47 W; Thos McKeown, Inc 

 Roman Catholic Church of St Ambrose et al;

 July1'13.
 510.00
 72D ST, ss, 100 e West End av; Herman Vossnack, Jr—Wellwyn Realty Co et al; Aug22 '13. 3,166.36 

 '13.
 3,166.36

 '2D ST, 158 W; Frank Friedman—A H Tayshanjien et al; Oct4'13.
 123,50

 '5TH ST, 115-19 E; Welch Machine Works—
 120,50

 Ellen Sullivan et al; Oct15'13.
 130.25

 'BROADWAY, 100; Irving Iron Works—
 136,00

 American Surety Co et al; Oct8'13.
 165,00

 FT WASHINGTON AV, sec 180th; Cambridge
 Tile Mfg Co—Harvey Realty Co et al; Sept16

 '13.
 1,017,03

 11.6
 Mig Co-Marrey
 1,617.03

 13.
 1.617.03
 1.617.03

 WHEELER AV. 1210-18; Grant W Gray Kelwood Realty Co et al; Decl6'12. 275.00

 19TH AV, 562; Otto L Spannhake, Inc-Man 1e Realty Co et al; Oct9'13. 85.00

 OCT. 23.

 CHARLOTTE ST, es, 110 n Seabury pl;

 Picken Quinn Co-Charlotte Constn Co et al;
 10,000.00

 WALES AV, nwc 151st; Harry Heller-Pol atschek Spencer Realty Co et al; Oct21'13. 102.48

Every day in Brooklyn some already-built apartment house is made modern and convenient by the installation of electric light.

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LAND and

**IMPROVEMENT CO.** 

D. Maujer McLaughlin, President

October 25, 1913

### OCT, 24,

LONGFELLOW AV, es. 225 s Jennings; Do-menico La Sala—Chas Friedman et al; Sept2 '13. 18,500.00 IST AV, es, whole front bet 110th & 111th; E F Keating Co—Consolidated Gas Co et al; Mar18'13. 715.13

### Brooklyn.

OCT. 16.

NEW LOTS AV, swc Williams av, -x-; Nicolo Luezzi-Vermont Bldg Co; Sept2 13. 100.00

### OCT. 17.

E 37TH ST, ws, -x-; Danziger Painting Co -Geo J Gunderson, Sylvester Baker & Chester A Hoff; Apr22'13. 55.00 AV R, ns, 90 w E 17th, -x-; Realty Supply Corpn-Rosario Greco; Oct8'13. 58.00 ST MARKS AV, 636; F M Bassell-Isaac M Holly & Mary Holly; Sept2'13. 94.80

OCT. 18.

LIBERTY AV, ss, 60 e Hinsdale, 20x60; Sam Sohn-Wolf Natbony & Louis Chaimowitz; Sept 16. 26.15

### OCT. 20.

MIDWOOD ST, ss, 265 e Brooklyn av, 20x 100; J Petrucci—Pietro & Rosa Moscarelli Sept19'13. 569.00

### OCT. 21.

No Satisfied Liens filed this day.

OCT. 22.

WYCKOFF ST, ss, 260 w Smith, 15x100; M Tedisch—H Palvatare Ramagli; Nov30'12. 72.00 AV P, nwc E 13th, 100x100; SImon Gasner & Sons, Inc-Provident Associates & Edw H Kaufman; Oct18'13. 400.00

<sup>1</sup>Discharged by deposit. <sup>2</sup>Discharged by bond. <sup>3</sup>Discharged by order of Court.

### ATTACHMENTS.

The first name is that of the Debtor, the second that of the Creditor.

### Manhattan and Bronx.

### OCT. 16.

American Addressing & Mailing Co; Printo-graph Sales Co; \$5,590; D H Bilder.

OCT. 17 & 18. No Attachments filed these days

### OCT. 20.

Andrae Silk Co, Inc; Collins, Doorley & Bent-ley, Inc; \$1,377.96; Favour & Colwell. Heisner, Henry; Cabot Real Estate Co; \$539.52; Gallert & Heilborn.

Long, Jos A; Harvey Martin; \$3,527.85; D Mc-Curdy.

OCT. 21.

Healey Contracting Co; Louis H Lax; \$636.50; I Unger. United States Metal Products Co; Bergerson Awning Co, Inc; \$539.42; Mr. Bunnell. OCT. 22.

Pepe, Diadato; Jos Seeman et al; \$157.70; Gar-vin, McMillan & Young.

Win, McMillan & Young.
Radio Telephone Co; Chas S Bloch; \$5,151.83; Engel Bros.
Sparhawk. Jno. Jr; First Natl Bank of Wrights-ville; \$14,175; F P Ufford. Spar

### CHATTEL MORTGAGES. AFFECTING REAL ESTATE.

### Manhattan and Bronx.

OCT. 17, 18, 20, 21, 22 & 23.

Ginto, M. Stebbins av, es 188 s 165th, -x-..Colonial Mantel & Refrigerator Co. \$200

### Brooklyn.

OCT. 16, 17, 18, 20, 21 & 22. OCT. 16, 17, 18, 20, 21 & 22. Brennen, L. A. 1625 E 15th st. Nichols Gas Fixture Mfg Co. Gas, &c, Fixtures. 47 Hartman Bidg Co. Dean st nr 3d av. Abr Sacks (Inc.). Bath Tubs. 2,300 Reisner & Brody. New Lots rd & Pennsyl-vania av. General Iron Works. Iron Works. 500

Rolnick, Nathan. Williams av nr Hegeman av. Colonial Mantel & Refrigerator Co. Same..same Rosiello Guiseppa. E 17th st bet Avs U & V. same. Buffets.

### BUILDING LOAN CONTRACTS. The first name is that of the Lender, the second that of the Borrower.

### Manhattan and Bronx.

OCT. 18.

WADSWORTH AV, es, whole front bet 191st & 192d, 212.6x irreg; Henry Morgenthau Co loans 191st St Constn Co to erect a — sty bldg; — payments. 10,000

OCT. 20, 21, 22, 23 & 24. No Building Loan Contracts filed these days.

### ORDERS.

### Borough of Brooklyn

OCT. 16.

OUT. 10. NEW LOTS RD, swc Williams av, 100x100; Vermont Bldg Co on N Y Title Ins Co to pay Simon Gassner Sons & Co. 100.00 SAME PROP; same on same to pay same. 220.00

### OCT. 18.

OCT. 18. MALTA ST, es, 275 s Hegeman av, 20x100; M Flom on Whitney W Searle to pay Snatt Plumbing Supply Co. 132.65 STERLING PL, ns, 100 w Saratoga av, —x—; Commonwealth Impt Corpn on N Y Bond & Mtg Co to pay Sadie Meyersohn. 1,000.00 E 13TH ST, swc Av P, 100x100; Provident Associates on Edwin H Kaufman to pay Simon Gasner & Sons. 400.00

OCT. 21. MALTA ST, es, 275 s Hegeman av, 20x100; Morris Flam on L Whitney Searle to pay Stand-ard Line Co. 122.47 rd Line Co. MONTAGUE ST, 62 & 68; Louis Elack & Bro n 191 Bway Co to pay Modern Brass Works. 600.00 on

OCT. 17, 20 & 22. No Orders filed these days.

# DEPARTMENTAL RULINGS.

## Key to Classifications Used in Divisions of Auxiliary Fire Appliances, Combusti-bles and Places of Public Assembly -Signifies, Auxiliary Fire Appliance. (Sprinklers, etc.) R

- Auxiliary Fire Appliance. (Sprinklers, etc.) Fire Escape. Fireproofing and Structural Alteration. Fire Alarm and Electrical Installation. Obstruction of Exit. Exit and Exit Sign. Fireproof Receptacles and Rubbish. No Smoking. Discontinue use of premises. Volatile, Inflammable Oil and Explosive. Certificates and Miscellaneous. Dangerous condition of heating or power plant. Discontinue use of Oil Lamps. I--J--K--
- \*\* 0--

# BUREAU OF FIRE PREVENTION. 157 East 67th Street.

### MANHATTAN ORDERS SERVED.

 MANHATTAN ORDERS SERVED.

 Named Streets.

 Bank st, 84-6-Estate of John Bradley.

 Beaver st, 26-8-Stock Quotation Co.

 Beaver st, 26-Bentonico Estate.

 Broome st, 264-Frank O'Neill Estate.

 Canal st, 264-Feldhuhn Display Case Co.

 Canal st, 264-Feldhuhn Display Case Co.

 Arand st, 264-Samuel Minkel & Louis Oberhard.

 hard.

 Cannon st, 31-Isaac Goldberg.

 Kannon st, 31-Louis Teich.

 Chambers st, 124-Ailen P Stillman.

 Chambers st, 124-Dies Spencer.

 Korthystie st, 153-Lamauro & Vaccarella.C-E-G

 Carlin Terrace & Kingsbridge rd-Mason &

 Hange.
 K

 Crosby st, 91-Herman Fenerstein.
 G-C-A

 Crosby st, 91-Herman Fenerstein.
 G-CA

 Crosby st, 91-Herman Fenerstein.
 G-A

 Delancey st, 108-Essex Amusement Co. A-I-J
 J

 Division st. 94-Harry Sammet.
 G-G

 Crosby st, 91-Stehlin & Frankenbach.
 G-A

 Delancey st, 108-Essex Amusement Co. A-I-J
 J

Pearl st, 499-505-The Hill Publishing Co. A. F
Pearl st, 504-City of New York
Rose st, 35-George WidermannE
Sheriff st,66-8-Rosa Hochman
South st, 12-Morris Weinstein
South st, 177-Vito G Cantasano
Spring st, 92-Lorillard Estate A
Spring st, 135-7-Folsom Estate
Sunolk st, 1/1-Louis KreelbergI-A-F
University pl, 64—Isadore Hammer
Warren st, 50-Hoffman Estate, IncB-E
Warren st, 50-J Newton Van Ness CoF-A
Warren st, 50-Alex F Bratley & Bros F-A
Warren st, 50-National Perfume Co A-F
Warren st, 50-International Stationery Co
E-F-C-A
Warren st. 50-Manhattan Drug Co E-E-A

Washington pl, 18-24-Vanderhoef & Co. F-F-A Washington st, 451-3-Fleming Smith...A Wooster st, 174-Isaac Anekstein .....F Wooster st, 174-Rosenberg & Co.....F

### Numbered Streets

an interest birects.
2d st, 252 E-Pauline Gross
od st. 39-41 W-Maurice Arnoff & Son E
4th st. 28-30 E-Adolph Wolf AC
4th st, 66-8 E-Charles Hirsch G-C-F
4th st. 85 E-Fanny Drosnes
th st, 66-8 E—Charles Hirsch
12th st, 10-14 E-Charles RothF-G-A-C-E
12th st 245-51 W-Iackson Sa Boalty Co
13th st, 42-50 W—Fredk J Newcomb Mfg. Co
Co F-A-B-C
13th st, 427-9 E-The New System Laundry, F
13th st, 427-9 E-The Eagle Wet Wash CoF
13th st, 427-9 E-John H Lawrence B-C-E
14th st, 5 E-The Universal Binder
14th st, 5 E-William Webber
14th st, o E-Mae F Lenetz F
14th st, 148 W-Geo E ChisolmE-C
17th st, 227-9 W-Standard BinderyG
20th st, 6-8 W-I Schlesinger CoD
20th st, 6-8 W-J McCormick CoD
20th st, 6-8 W-Arrow Dress CoD
20th st, 28-30 W-Edward H Litchfield D
20th st, 228 W-Patrick Hart
22d st, 140-44 W-The Ormond Realty Co., A-B
27th st, 114-16 W-Crescent Dress Co., G-C-A-F
28th st. 150 ft w 9th av_Andw A O'Noill K
32d st, 16-20 W-32d St Building Co
32d st, 344-6 E-Comet Film CoG
35th st, 155 E—The Rich Motor Co, IncL-A-G 36th st, 205 W—John A GarlandA
36th st, 205 W-John A GarlandA
36th st & 10th av-John McCarthyK
39th st, 150 E-Marshal M WarrenC-K
42d st, 527 W-John A Leighton, C V SK
45th st, 457-63 W-Wessell, Nichel & Gross
45th st. 457-63 W-Consolidated Gas Co
45th st. 457-63 W-Consolidated Gas Co. C.

 42d st. 527
 W-John A Leighton, C V S...K

 45th st, 457-63
 W-Wessell, Nichel & Gross

 45th st, 457-63
 W-Consolidated Gas Co
 A-D

 45th st, 457-63
 W-John Pase.....D-G-C-F-A-E
 G

 46th st, 77
 W-John Pase.....D-G-C-F-A-E
 G

 46th st, 222
 W-Jerome & Schwartz
 G

 48th st, 337
 E-August I Ferguson
 K

 51st 121
 W-Chas J Osborn Est
 C

 52d st, 9
 E-Robert Goelet
 C

 52d st, 446-56
 W-Rev Jos F Mooney
 D

 53d st, 343
 E-John N A Griswalk Estete...
 C

 54th st, 128
 W-Homas G Corvan
 K

 54th st, 233-9
 W-Harrolds Motor Car Co
 K

 54th st, 248
 W-Globe Taxi Cab Co
 K

 54th st, 248
 W-Globe Taxi Cab Co
 K

 64th st, 248
 W-Globe Taxi Cab Co
 K

 70th st, 32
 W-J C Hernandez
 K

 71d st, 186
 E-Standard Auto Renting Co...-K
 K

 72d st, see Park av-Godwin Construction Co...K
 K
 K

 73d st, 186
 E-Standard Auto Renting Co...-G-K-G
 K

 <tr 90th st, 2 W—The Kingston Garage, K-A-G-D
90th st, 2 W—The Kingston Garage K-A-G-D
90th st, 2 W—The Kingston Garage K-A-G-D
106th st & C. P. W.—Pittsburgh Contracting Co.
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(Continued on page 792,)

Č--D--Ē---F---G---H---

- L--M--

ORDERS SERVED.

(First name is location of property; and name following dash is party against whom order has been served. Letters denote nature of order. Orders are arranged alphabetically by named streets, numbered streets, named ave-nues and numbered avenues.)

Orders marked "H" are omitted from these records.

### CURRENT BUILDING OPERATIONS

Including Contemplated Construction, Bids Wanted, Contracts Awarded, Plans Filed and Government, State and Municipal Work

Goelet Estate to Enlarge Building. John H. Duncan, 208 Fifth avenue, has been selected architect for a tenstory store and loft building addition, 45x92 feet, at 9 to 11 East 19th street, and extensive interior alterations to the business building, 895 to 899 Broadway and 10 East 20th street, for the estate of Robert Goelet, of 9 West 17th street. Robbins & Company, dry Calhoun goods, of 440 Broadway, are the lessees. No contracts have yet been awarded.

### Apartment House in 55th Street.

The George Backer Construction Company, 27 West 42d street, having acquired the property from 13 to 17 West 55th street, contemplates the erection of a twelve-story apartment house, 75x100 feet. No architect has yet been engaged to prepare the plans.

### Piano Factory Contemplated.

Wessell, Nickel & Gross, F. A. Wes-ll, president, 457 West 45th street, sell. Manhattan, contemplate the erection of a piano factory, (probably of concrete construction) at the corner of Bulls Ferry Road and 11th street, West New York, New Jersey. The selection of an architect has not yet been made and details of construction are undetermined.

## New Factory for the Bronx.

E. Pollman, care of Emil Bartolicius, 4077 Park Avenue, contemplates the erection of a three-story brick fire-proof factory at Park avenue and Ittner place, the Bronx. No plans have yet been prepared and it is undecided when operations will be started.

### John T. Brook Co. To Erect Hotel.

The John T. Brook Company, builder, 116 West 42d street, Manhattan, has formulated plans for the construction of a hotel building in Lake street, Stamford, N. Y., Delaware county. The construction will be of frame and stone. It is expected that an architect will be se-lected about Nov. 15, and that building operations will be underway by spring.

### PERSONAL AND TRADE NOTES.

SENATOR JOHN B. ROSE, president of the Greater New York Brick Company, is expected home from Europe Sunday.

JAMES M. LYNCH of Syracuse, President of the International Typographical Union, has been appointed by Governor Glynn as State Commis-sioner of Labor.

MR. WILLIAM H. EDSALL, treasurer of the Empire Brick and Supply Company, sails on the "Momus" on Saturday, October 25 for six months' stay at Pasadena, Cal.

W. R. GRACE & CO. are steadily perfecting their plans to extend a specializing lumber cargo service from Pacific Coast points to the Atlantic seaboard via the Panama Canal.

J. J. O'NEIL, architect, 14 Oakland av, Jer-sey City, N. J., who has been ill for some weeks with pleural pneumonia, is convalescent and will be able to be at his office in about one week.

IROQUOIS ENGINEERING CO. of Chicago announces the establishment of an Eastern of-fice in the Architects' Building, 101 Park av, New York City. Eugene P. Eradley is manager. Phone, Murray Hill 953.

WHINSTON & POLAK, architects and engi-neers, 358 Stone cor. Pitkin av, Brooklyn, an-nounce that they have sold their entire busi-ness to Edward M. Adelsohn, architect and en-gineer, with offices at 1776 Pitkin av, Brooklyn.

H. SPINKEN, architect, who was formerly as-sociated with Edward Jackson, architect, has opened offices for the practice of architecture at the corner of Jamaica av and Barrett st, Ja-maica. Mr. Spinken is a graduate of the Me-chanics' Institute.

chanics' Institute. HENRY BACON, architect, has been selected by a committee of the Yale Alumni to design the proposed monument to be erected to the memory of the Yale men of the North and South who died in the Civil War. The memorial will cost about \$20,000. WILLIAM DEADLER & CONT

who died in the Civil War. The memorial will cost about \$20,000. WILLIAM BRADLEY & SON have in course of completion at their shop in Long Island City a group of statuary in Indiana limestone that is to decorate the facade of the Grand Central Station in New York. The group consists of three figures, and represents "Progress." The extreme height of the group is forty feet. THE CORNERSTONE, which was specially brought from Ireland for the new building for the Roman Catholic Church of the Sacred Heart in Shonnard pl, Yonkers, was laid Sunday, Oct. 12. F. J. Eerlenbach of Brooklyn is the archi-tect and Geo. T. Kelly, 22 John st, Yonkers, is the general contractor. GEORGE W. TILLSON, consulting engineer and acting commissioner of public works for the Borough of Brooklyn, will represent the office of the Borough President at the tenth annual convention of the American Road Builders' As-sociation, to be held in the First Regiment Arm-ory, Philadelphia, Pa., during the second week in December. Mr. Tillson is vice-president of the association.

the association. HENRY W. DURHAM, chief engineer of high-ways, Borough of Manhattan, New York City, has completed a tour of investigation of paving and street-maintenance conditions in European cities. He was appointed by the late Mayor Gaynor a delegate to represent the city at the International Road Congress in London in June, and was directed to spend the remainder of the summer on a detailed study of European paving methods.

methods. DUNCAN D. McBEAN, the contractor and construction engineer who built the first Lasalle st. tunnel in Chicago, drew the plans for the St. Clair tunnel at Detroit and built the Harlem River tunnel of the Lenox av subway, has filed in the United States District Court complaint in a suit against New York City for infringement of patent rights in the construction of the Har-lem River tunnel of the Lexington av subway. He asks for \$2,000,000, half for profits on con-struction and half for damages from the alleged infringement.

infringement. APPROVES BRIDGE STATUARY.—The Mu-nicipal Art Commission approved the models for the heroic groups which will be placed on either side of the entrance to the new Manhaitan Bridge. They are the work of Carl Heber. One group represents Industry and the other, Commerce. The statuary will be placed on great pedestals, under which will be subway stations. The architects are Carrere & Hastings. The architects are Carrere & Hastings. The submitted by Mr. A. W. Brunner, architect, for the stadium for City College in Amsterdam av, between 136th and 138th sts, which is to be the gift of Mr. Lewisohn.

Lewisohn. FREDERICK MacMONNIES has been se-lected as the designer for the Princeton Battle Monument, to be erected at Stockton and Mer-cer sts, Princeton, N. J. The plans call for a granite base, sixteen by twelve feet, on which is a granite pylon. The total height of the monument will be between thirty and forty feet. There will be a high relief figure in bronze, of Washington on horseback surrounded by sev-eral horsemen, and slightly in advance will be the symbol of victory picking up the standard and pointing forward. On the side of the base will be a bronze tablet with a legend. The cost of the monument is estimated to be about \$80,-000, which has already been provided for. AN EDUCATIONAL TRIP—In connection

000, which has already been provided for. AN EDUCATIONAL TRIP.—In connection with an excursion of the Municipal Engineers of New York, the engineering force of the Bureau of Buildings of Manhattan made one of its "educational trips" to the Bethlehem Steel Mills at Bethlehem, Pa., on Friday, October 17. The engineers were particularly interested in the rolling of the large steel girders in the gray mill, inasmuch as this stru tural shape has re-cently come into such general use in the city for building construction. Of course the armor plate mill and foundry were not without infér-est. After a tour through the mills, the entire party were guests of the steel company at luncheon. luncheon.

luncheon. SPEEDWELL CONSTRUCTION COMPANY (L. S. & A. M. Bing), 505 5th av, formally an-nounces its entrance into the field of general contracting. This firm has conducted large building operations for a great number of years, having just completed the highest apart-ment house in the world, at the northeast cor-ner of 79th st and Park av, besides a number of contracts among which are a 12-sty hotel at 125th st and 7th av for Gustay Seidenberg, and another, a 10-sty factory building, at 26th st and 9th av, for the Haywood, Strasser & Voight Litho. Co. The Speedwell Construction Com-pany is prepared to estimate on all types of con-struction, including reinforced concrete.

WILLS & MARVIN COMPANY.—A petition in bankruptcy has been filed against the Wills & Marvin Company, constructors of large build-ings, of 1170 Broadway, by these creditors: Edward J. Alquist, \$249; A. W. Morris, \$249, and Salogana & Co., \$515. The company has built several post offices and a number of churches, hospitals and factories. Among the recent contracts were a boiler house for the Metropolitan Museum of Art, extension build-ings for the Brooklyn, Institute of Arts and Sciences, and buildings for the Opthalmic and Aural Institute, Flushing Hospital, and Oswego State Normal School. Liabilities, \$92,000; as-sets, \$15,000, cash in bank, and many thousands due on contracts and retained percentages.

### OBITUARY

DAVID A. HULIT, general contractor, died Thursday, Oct. 16, at his home, 1682 S4th st, Brooklyn, as a result of a fracture of the spinal column. He was born in Farmingdale, J. J., thirty-four years ago, and lived in Brooklyn for about twelve years.

JAMES MCKANE, a general contractor well nown in the Sheepshead Bay and Coney Island ctions of Kings County, and brother of the te John Y. McKane, died Friday, Oct. 17, this home, 2340 Voorhees av, Brooklyn, aged vit veers kno sect late s t his years

at his home, 2340 Voorhees av, Brooklyn, aged sixty years. EDWIN A. QUICK, of the firm of E. A. Quick & Son, architects, 12 South Broadway, Yonkers, died at his home, 24 Lamartine av, in that city, Sunday, October 19. He was born at Rhinebeck, N. Y., seventy-two years ago and had lived in Yonkers for nearly forty years. Mr. Quick was superintendent of construction for the original Equitable Building, the old Staats Zei-tung Building, and the old Edwin Booth Thea-tre at the southeast corner of 23d st and 6th av. He planned and built many of the finest public and private buildings in Yonkers. He had been a member of the Board of Aldermen of Yonkers, was a director of three banks, and a life mem-ber of the American Canoe Association. He leaves two sons and a daughter. H. Lansing Quick, who had been associated with him for a number of years, will continue the business. FREDERICK A. PARKHURST, architect, 156 5th av, died at his home, 212 11th st, Hoboken, N. J., Tuesday, October 21, of applexy, in his forty-ninth year. He was a graduate of Cor-nell University, was a member of the Psi Upsilon club and University Glee Club. JAMES J. CAMPBELL, 72 years old, formerly

club and University Glee Club. JAMES J. CAMPBELL, 72 years old, formerly Superintendent of Warren, Fuller & Lange's wallpaper manufacturing establishment in East 42d st. died Thursday from heart disease at his home, 72 East 123d st. He was a member of the Volunteer Fireman's Association. RICHARD LOWDEN, for more than fifty years Highway Commissioner of Hempstead, L. I., died at his home at East Meadow Thurs-day at the age of seventy-three years.

### TRADE SOCIETY EVENTS.

AMERICAN SOCIETY OF MECHANICAL EN-GINEERS. Secretary, Calvin W. Rice, 29 West 39th st, New York. Next meeting, Nov. 19, at New Haven. Subject: "Industrial Co-operation Research" and other miscellaneous papers.

AMERICAN SOCIETY OF CIVIL ENGI-NEERS.—Secretary, Charles Warren Hunt, 220 West 57th st, New York. Meets first and third Wednesday, except in July and August. Next meeting, Nov. 5. Papers, "Concrete Bridges: Some Important Features in Their Design," by W. M. Smith, Jr., and "The Effect of Saturation on the Strength of Concrete," by J. L. Van Ornum.

AMERICAN SOCIETY OF ENGINEERING CONTRACTORS.—Secretary, J. R. Wemlinger, 11 Broadway, New York. Meets second Thurs-day, in New York, except in July and August.

CEMENT USERS .- The tenth annual conven-on of the National Association of Cement sers will be held at Chicago, Ill., Feb. 16-20, 1914

AMERICAN TION.—Secreta AMERICAN ROAD BUILDERS' ASSOCIA-TION.—Secretary, E. L. Powers, 150 Nassau st, New York. Annual convention, Dec. 9-12, at Philadelphia.

at Philadelphia. INSTITUTE OF OPERATING ENGINEERS. —Regular meeting second Thursday of each month, Engineering Societies Building, New York City. H. E. Collins, secretary, 29 West 30th st, New York City. AMERICAN INSTITUTE OF ARCHITECTS will meet in annual convention at the Grunewald Hotel, New Orleans, La., Dec. 24, 1913.

THE STATE RETAIL HARDWARE ASSO-CIATION will hold its annual convention at Rochester, N. Y., Feb. 17-20, 1914. AMERICAN SOCIETY OF ENGINEER DRAFTSMEN.-Regular meeting third Thurs-day of each month. Walter L. Smyth, secre-tary, 74 Cortlandt st, New York City.

INTERNATIONAL EXPOSITION OF SAFETY AND SANITATION.—An exposition of safety and sanitation will be held in the Grand Cen-tral Palace on the dates of Dec. 11 to 20, in-duseum of Safety. Communications should be addressed to Frank A. Wallis, chairman, 36 of the American water at N. Y. C. MERICAN HANDWARE MANUFACTUR-RS' ASSOCIATION, Atlantic City, N. J., Oot 30 and 31. Headquarters at Marlborough benchen Hotel. Secretary, F. D. Mitchelt, wolworth Building, New York. NATIONAL HARDWARE ASSOCIATION, At-fantion, Y. J., Oct. 29, 30 and 31. Secre-tory, T. James Fernley, Philadelphia, Par. THE MUNICIPAL ENGINEERS OF THE for Of NEW YORK held its regular meet-ing October 22. "The Work of the Department of Street Cleaning" was discussed by Mr. Fred L, Stearns, superintendent of final dispo-tion, Department of Street Cleaning, New York in An inspection of the Etelhelmen Stee lant was made by the society October 1.

### RECENT INCORPORATIONS

INTERBORO FIREPROOFING CO. has been incorporated with offices in Manhattan, to manu-facture and deal in asbestos, construct fireproof buildings and general construction work, with Mary F. Martin, 1077 DeKalb av, Brooklyn, Edson G. Worden, 330 West 95th st, and An-thony Beale, 2366 Lorillard pl, N. Y. C., as di-rectors. The attorney are Arnstein & Levy, 128 Broadway, N. Y. C.

THE NATE-EARLE CO. has filed incorpora-tion papers to deal in gas and electrical power and heating plants, plumbing supplies and hard-ware, with offices in Manhattan. The directors are Emile H. Nate, 154 Seymour av, Newark, N. J., Curtis N. Earle, 500 West 171st st, J. Frederick Williams, 55 Liberty st, and Albert L. Foss, 304 West 67th st. The attorneys are Percival & Jackson, 149 Broadway.

KENNY VALVE & SUPPLY CO. is a \$25,000 corporation chartered to deal in plumbers', gas and steamfitters' supplies with offices in Man-hattan. The directors are Julia C. Mayer, 162 Keap st, Brooklyn, John McQuade, 310 High st, Newark, N. J., and Forrest C. Hirleman, 2681 Marion av, N. Y. C. Forrest C. Hirleman, 391 East 149th st, is the attorney for the company.

HAVEMEYER CONSTRUCTION CO. has been chartered with offices in Brooklyn, to do a realty and construction business. J. Henry Small, 274 Troy av, William Small, 954 Eastern parkway, and Samuel Small, 274 Troy av, all of Brooklyn, are the directors. W. Small, 1104 Broadway, is the attorney. are the direct the attorney.

RICHELIEU REALTY CO., realty and con-struction, has been incorporated with offices in Manhattan. The directors are Moses Hochester, 60 West 120th st, August Ruff, 52 West 12th st,

and David S. Wolfson, 1522 Webster av. The attorneys are Gettner, Simon & Asher, 277 Broadway.

Broadway. OXFORD GAS & ELECTRIC SUPPLY CO. has been incorporated with offices in Manhattan to manufacture and deal in gas and electric fix-tures. Samuel Hoffman, 415 Wendover av, David Eisenstat, 752 Trinity av, and Louis Schafer, 1703 Washington av, are the directors. Henry Silverman, 319 Broadway, is the attor-neys.

Henry Silverman, 319 Broadway, is the attor-neys. CHARLES CORDTS & CO. is a \$25,000 cor-poration chartered to deal in furniture, hard-ware, etc., with offices in Manhattan. The di-rectors are Chas. Cordts and Jos. Henkel, both of 102 East 17th st, and William B' Hale, 40 Wall st, who is also the attorney. SAN AUGUSTIN LAND CO. is a \$100,000 cor-poration chartered to do a realty, construction and lumber business with offices in Manhattan. The directors are Geo. A. Conroy, Nida M. Root and Walter R. Deuel, all of 12 Broadway. The at-torney for the company is Ralph Jas. M. Bul-lowa, 10 Broadway. BELMART REALTY CORP., realty, general

BELMART REALTY CORP., realty, general contracting and building, has been incorporated with offices in Manhattan. The directors are Martin H. Cohen, Bella Cohen, Herman Cohen, all of 322 West 106th st, and Frederick S. Schultz, 459 West 155th st. The attorneys for the company are Fleischman & Fox, 32 Liberty st.

SL. CHESTERFIELD REALTY CORP. has been chartered to do a realty, construction and con-tracting business with offices in Manhattan. The papers were filed by Millman B. Hunnewell, White Plains, N. Y. Cleveland Cobb, 449 Park av, and Candler Cobb, 59 Wall st, are directors. The attorney is C. Cobb, 59 Wall st. MARY SUMCOV, INC. is a conversion chart.

The attorney is C. Cobb, 59 Wall st. MARY SIMCOX, INC., is a corporation chart-ered to do a general trucking, contracting and stevedore business with offices in Manhattan. The directors are Michael J. Morrissey, 203 West 140th st, Jas. A. Donegan, 329 West 145th st, and Geo. W. Haffey, 145 West 145th st. The attorney is Jas. A. Donegan, 5 Beekman st. SPADACCINI BROS. CONTRACTING CO. has filed incorporation papers to do a realty and construction business with offices in Manhattan.

SPADACCINI BROS. CONTRACTING CO. has filed incorporation papers to do a realty and construction business with offices in Manhattan. The directors are Frank Spadaccini, 467 East 189th st, Chas. Weishaupt, 508 Jackson av, and Jacob Solomon, 60 Montgomery st. The com-pany's attorney is Maurice J. Katz, 320 Broad-way way

THE HASTINGS & GREYSTONE CO. has been corporated to do a realty and construction

THE HASTINGS & GREYSTONE CO. has been incorporated to do a realty and construction business with offices in Manhattan. The incor-porators are J. Lewis Parks, 131 East 19th st, Thos. J. Whalen, 57 West 82d st, and Chas. Rush, 510 West 134th st. Eph & Karelsen, 87 Nassau st, are the attorneys for the company. COHEN & BROWN have filed incorporation papers to do a general contracting and con-struction business with offices in The Bronx. The directors are David J. Cohen, 631 Prospect av, Eenj. C. Brown, 1645 Nelson av, and Louis Steinick, 1216 56th st, Brooklyn. The attorney is Chas. Trosk, 27 Cedar st.

AK-RAY CORP. is a \$100,000 corporation chartered to manufacture and deal in lamps, lenses and fixtures for electricity, gas, etc., with offices in Manhattan. The directors are Ser-gius R. Grace, Jos. T. Roffy, and Sarah K. Sing-er, all of 17 Battery pl. The attorney is Harlan Moore, 17 Battery pl.

er, all of 17 Battery pl. The attorney is Harlan Moore, 17 Battery pl. ROFFY-GRACE CORP., lamps, lenses and fix-tures for lighting, heating power or motor, with Sergius P. Grace, Jos. T. Roffy and Sarah K. Singer, all of 17 Battery pl, as directors. The offices of the company are in Manhattan. The attorney is Harlan Moore, 17 Battery pl. WILLIAM F. ALLEN CO. has been incor-porated with offices in Manhattan to do a con-struction, decorating, painting and furnishing building, etc., business. The directors are Will-iam F. Allan and Emile E. Allan, both of 20 East 42d st, and Geo. Serkelmans, 143 East 53d st. Henry R. Frost, 52 Broadway, is the at-torney for the company. TREBLIG REALTY & CONSTRUCTION CO. has been incorporated to do a general engineer-ing and contracting business with offices in Man-hattan. The directors are Arthur J. Albert, Hoboken, N. J., John T. Swane, 533 Bleecker st, Brooklyn, Maude M. Simpson, 80 St. James pl, Brooklyn, and Laura Leopold, 72 Fort Hamilton av. Field & Lydon, 35 Nassau st, are the at-torneys. tornev

torneys. HUGHES HOLDING CORP. has been chart-ered with \$10,000 capital stock to do a realty and construction business with offices in Man-hattan. The directors are Margaret E. Hughes, 135 Bainbridge st, Brooklyn, David C. Lewis, 189 Edgecombe av, and Joseph E. Quinlan, 952 East 19th st, N. Y. C. The attorneys are Strauss, Reich & Boyer, 141 Broadway, N. Y. C.

SUPERIOR IRON WORKS has been incor-porated with offices in Manhattan, to do archi-tectural and ornamental steel and iron work and general contracting, with Isidore Witkind, 927 Fox st, Jacob M. Schoenfeld, 64 East Sist st, Lillian Feine, 685 Beck st, and Sophie Cohen, 1989 2d av, as directors.

WINNESHEIK REALTY CO. has filed incor-poration papers to do a realty, contracting and construction business with offices in Manhat-tan. The directors are Lucius E. Van Doren, New Brunswick, N. J., U. G. Vanderbilt, 45 West 34th st, N. Y. C., and Elmer M. Kimbark, 27 William st, N. Y. C. The attorney is E. M. Kimbark, 27 William st.

KOVALSKY BROS. have filed incorporation papers with offices in Manhattan, as general contractors. The directors are William Kov-alsky, and William Narins, both of 309 Henry st, and Julius Goldstein, 237 East Broadway. Henry Greenberg, 99 Nassau st, is the attorney for the company.

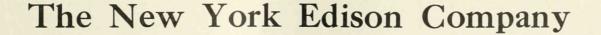
GUARING CONTRACTING CO. is a Mt. Ver-non corporation chartered to do a general con-tracting and realty business with Sabins Guarino, North 2d av, Jas. Piro, 440 North Hight st. and Jas. Covino, 37 North 4th av, all of Mt. Vernon, as directors. The attorney is Geo. G. Appell, Lucas Building, Mt. Vernon

# Don't Wait Till the Next Storm

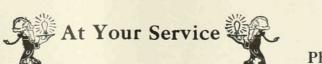
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### Recent Incorporations-Continued.

HOWARD HEIGHTS CO., realty, construc-tion, etc., have been incorporated to do business in White Plains. The incorporators are Eld-ridge T. Smith, 455 East 106th st, N. Y. C., Maggie E. Smith, Highland Mills, N. Y., and J. Milton Smith, 72 Martine av, White Plains. The attorney is J. Milton Smith, 15 Court st, White Plains.

White Plains. SUFFOLK LUBRICATING OILS AND GASO-LINE CO. has been incorporated to deal in oils, gasoline, varnishes, and painters' supplies, with offices in Manhattan. The directors are Sol. Mamorick, 3-5 Hedford av, Brooklyn, Louis Mamorick, 3-5 Gouveneur st, N. Y. C., and Anna Abramson, 591 Bedford av, Brooklyn. The attorney for the company is Philip I. Schick, 93-99 Nassau st. PRESSED AND WELDED STUDY BROOK

93-99 Nassau st. PRESSED AND WELDED STEEL PROD-UCTS CO. is a \$100,000 corporation chartered to manufacture metal and forging and welding same with offices in Flushing. The papers were filed by Jas. E. Mackie, 2273 85th st, Brooklyn, Frank A. McGurk, 127 Ward st, Pat-erson, N. J., and Frederic C. Scofield, 54 Car-negie av, East Orange, N. J., as directors. The attorneys are Wellman, Gooch & Smyth, 15 Wall st, N. Y. C. WALLINGFORD DELET

Wall St. N. Y. C. WALLINGFORD REALTY CORP., realty and construction, has filed incorporation papers with offices at Mineola. Myles G. Watson, 590 5th st, Michael M. Helfgott, 72 Summer av, and John Kill, 156 Rogers av, all of Brooklyn, are the directors. The attorneys for the company are Roy, Watson & Naume, 44 Court st, Brook-lyn lvn

lyn. CONSOLIDATED PLATE & WINDOW GLASS CO. has been chartered to manufacture and dcal in plate glass, mirrors, etc., and construction materials, with offices in The Bronx. The in-corporators are Abraham E. Herman, 1073 Tre-mont av, Julius A. Siegel, 205 West 14sth st, and Robert Benenson, 1550 Hoe av. The at-torney is Clarence Palitz, 135 Broadway.

NO ARCHITECTS SELECTED. In this department is published advance information regarding building projects where architects have not as yet been selected.

MANHATTAN.—Benson & Hedges, lessees of the building 435 5th av, contemplate extensive alterations. No architect has been selected yet.

MANHATTAN.—The George Backer Construc-tion Co., 27 West 42d st, George Backer, presi-dent, contemplates the erection of a 12-sty apartment hotel,  $75 \times 100$  ft, at 13-17 West 55th st, for which no architect has been selected.

MANHATTAN.—Eugene E. Coffey, 1863 Ams-terdam av, contemplates making changes to the store and dwelling, 1863 Amsterdam av. Noth-ing will be done before spring. No architect has been selected.

BRONX.—E. Pallman, care of Emil Bar-tolicius, 4077 Park av, contemplates the erec-tion of a 3-sty brick factory at Park av and Ittner pl. It is undecided whether project will go ahead. No architect has been selected.

BUFFALO, N. Y.—Competitive sketc.es are being received by the city of Buffalo, Depart-ment of Public Works, Col. Francis G. Ward, Municipal Building, owner, for a sewage dis-posal plant at the Niagara River.

posal plant at the Niagara River. MONTCLAIR, N. J.—Mayor Ernest C. Hinck, 647 Eloomfield av, contemplates the erection of several residences on Grove st to Ridgewood av, frame, 2½-stys, about 30x35 ft. An archi-tect will probably be selected about Nov. 15.-ELMIRA, N. Y.—The First Presbyterian Church, Rev. W. L. Sawtelle, pastor, 363 West Church st, Elmira, plan the erection of a new edifice, brick and stone, with concrete founda-tions. Details have not been decided and no architect has been selected. BARKER, N. Y.—The American Fruit Pro-duct Co., Lincoln Park, Rochester, N. Y., con-templates rebuilding their evaporator plant, re-cently destroyed by fire. A meeting will be held Nov. 1 to determine details and select an archi-tect.

ROSLYN, L. I.—Jacob Schawel, 26 John st, . Y. C., expects to erect a residence here next pring. No architect has yet been selected. spring.

N. Y. C., expects to erect a residence here lack spring. No architect has yet been selected. ONEIDA, N. Y.—Robert Paul, Sconondoa st, this place, contemplates rebuilding the brick warehouse, 4 stories, recently destroyed by fire. No architect has been retained. The cost is estimated at \$25,000. STAMFORD, CONN.—L. D. Reinhardt, real estate, Stamford, Conn., contemplates the con-struction of four residences here. No archi-tect has been retained. SYRACUSE, N. Y.—The Board of Education, Dr. A. L. Laiden, president, Contemplates the erection of a brick and stone school in the 17th Ward. No architect has yet been selected. MANHATTAN.—The Capen Realty Co., 45 West 34th st, will make extensive alterations to the residence, 1069 Madison av, for business use with bachelor apartments above. No archi-tect has yet been selected. JOHNSTOWN, N. Y.—The City of Johnstown,

JoHNŠTOWN, N. Y.—The City of Johnstown, Grover E. Yerdon, Clerk, City Building, Church st, contemplates the construction of a city hall here, site and architect for which has not been selected. The cost is estimated at about \$75,000. STAMFORD, CONN.—St. Mary's R. C. Church Society, Rev. D. L. Gleason, 174 Elm st, pastor, contemplates the erection of a parochial school. No architect has yet been selected. WILLOWVALE, N. Y.—The Board of School Trustees of District 8, Willowvale, contemplate the erection of a 6-sty high school in Oneida County. F. D. Blackstone is chairman of building committee. No architect has yet been selected.

HARTSDALE, N. Y.—Clarence McMillan, at-torney, Woolworth Euilding, N. Y. C., contem-plates the erection of a residence at Gilmore Court. No architect has yet been selected.

SCARSDALE, N. Y.-John W. Griffin, Lawyer, 27 William st, N. Y. C., has purchased a build-ing site, 75x150 ft, at Murray Hill, upon which he will erect a residence. No architect has yet been selected.

CORNING, N. Y.-E. S. Underhill, proprietor of the Corning "Leader" contemplates the erec-tion of a newspaper plant at Erie av and Wal-nut st. An architect will be selected this winter

ROCHESTER, N. Y.—Mrs. Agnes Moore, 154 Pinnacle rd, Rochester, is receiving competitive sketches for a 2-sty stucco residence to be erected at Hawthorne near East av, to cost \$15,000 \$15,000

\$15,000. BINGHAMTON, N. Y.—The Catholic Fra-ternal Alliance Building Fund Association, John M. Foley, Grocer, president; Mrs. Thomas Keat-ing, secretary; James Cullane, treasurer, all of Binghamton, contemplate the erection of a store, office and club house, 3 stories, 60x87 ft, brick, stone and steel, to cost \$100,000. A meeting is to be held Oct. 30, when definite action will be taken. YONKERS, N. Y.—J. J. Wiffler, Dock st, con-templates rebuilding their warehouse in Dock st, which was recently destroyed by fire. The project will probably be 1-sty, brick and 125x100 ft. No architect has been retained.

### PLANS FIGURING.

APARTMENTS, FLATS AND TENEMENTS.

79TH ST.-ROUSE & Goldstone, 40 West 32d st, are preparing plans for a 12-sty apartment house, 78X100 ft., to be erected at 138-142 West 79th st, for the Brixton Construction Co., Ed-ward S. Brickner, president, 808 West End av, owner. Cost about \$450,000. Plans will be ready about Nov. 15.

MOUNT VERNON, N.Y.—R. Davis, 470 South 4th av, owner, is taking bids on separate con-tracts for a 1-sty brick store and apartment house, 50x78 ft, to be erected in the north side of 3d st, 100 ft west of 4th st, from plans by A. Murray Jenks, 11 South 14th av, architect. Cost, about \$8,000.

### DWELLINGS.

DWELLINGS. SOUND EEACH. CONN.-Henry C. Pelton, 12 West 38th st, N. Y. C., architect, is taking bids for a 2½-sty frame residence, 40x60 ft., for C. Alfred Wagner, care of architect, to be erected here. Cost about \$20,000. WOODMERE, L. I.-Morrell Smith, Bank Building, Far Rockaway, L. I., architect, is taking bids on masonry for a 2½-stv brick veneer residence, 108x50 ft., to be erected on the south side of Broadway, west of Boulevard, for Leo C. Teiler, Broadway Theatre, broadway, Brooklyn, owner.

### FACTORIES AND WAREHOUSES.

FACTORIES AND WAREHOUSES. 184TH ST.--Mortensen & Co., 114 East 28th st, are preparing plans for a brick, steel and concrete ice plant to be erected at 184th st and Laurel Hill rd for the Knickerbocker Ice Co., 1170 Broadway, N. Y. C., owner, Wesley M. Oler, president. Cost about \$300,000. BRONX.--Figures are being received for the 2-sty brick ice plant. 130x150 ft., to be erected at Faile and Bronx River avs, Hunts Point, for the McConnell Coal Co., Garrison av and Bronx river avs, owner, Jas. McConnell, president. Frank Wennemer, 2316 Honeywell av, is archi-tect. Cost about \$90,000.

tect. Cost about \$90,000. MANHATTAN.-B. W. Levitan, 20 West 31st st, architect, is taking bids for a 2-sty brick and stone creamery and pasteurization plant, \$4x120 ft., to be erected at 444-450 East 19th st for the Levy Dairy Co., 320 Av A. owner, Sam-uel Levy, president. Cost about \$80,000. BROOKLYN.-Samuel Stein, 56 Walton st, owner, is taking bids for a 2-sty brick and stone factory, 100x110 ft, to be erected at the southeast corner of Saratoga and Blake avs, from plans by C. P. Cannella, 60 Graham av. Cost, about \$24,000. MANHATTAN.-Bids will close October 27 for

MANHATTAN.—Bids will close October 27 for the 2-sty brick and stone creamery and pas-teurization plant to be erected at 444-450 East 19th st, for the Levy Dairy Co., 320 Av A, owner; Samuel Levy, president. B. W. Levitan, 20 West 31st st, architect. Cost, about \$80,000.

### SCHOOLS AND COLLEGES.

SCHOOLS AND COLLEGES. SOUTH ORANGE, N. J.—The Board of Edu-cation of South Orange, George E. Low, chair-man of building committee, Ridgewood rd, is taking bids to close at 8 p. m. October 31. for a 3-sty brick, stone and terra cotta school house, 85x130 ft., to be erected in Academy st, from plans by D'Oench & Yost, 105 West 40th st, N. Y. C., architects. Cost about \$65,000.

### STABLES AND GARAGES.

STABLES AND GARAGES. MANHATTAN.—Alexander Baylies, 35 Bible House, architect, is taking bids for a 1-sty brick extension, 50x98 ft, to the garage at 424-426 East 23d st. for Margaret Daub, 75 1st av, owner. Cost, about \$25,000.

### CONTEMPLATED

### CONSTRUCTION.

### Manhattan.

APARTMENTS, FLATS AND TENEMENTS. ST. NICHOLAS AV.—Samuel Sass, 32 Union sq. has completed plans for the 6-sty apartment, 100x90 ft, which the Aldus Construction Co., 946 Hoe av, is to erect at the southwest corner of St. Nicholas av and 186th st, to cost \$150,000. 79TH ST.—Rouse & Goldstone, 38 West 32d st, have completed plans for the 12-sty elevator apartment house. 78x83.2 ft, to be erected at 138-144 West 79th st, by the Brixton Realty Co., 808 West End av. Estimated cost is \$300,000. AUDUBON AV.—Sommerfeld & Steckler, 31 Union sq. have completed plans for two 6-sty apartments, 53.3x90 and 54x irregular, to be erected at the northwest corner of Audubon av and 175th st, for the 175th Street Holding Co., Inc., 128 Eroadway. Estimated cost, \$130,000. APARTMENTS, FLATS AND TENEMENTS.

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CHARLES E. KNOX **Consulting Engineer 101 Park Avenue** New York BROADWAY.—Mulliken & Moeller, 103 Park av, have completed plans for the 11-sty elevator apartments, 99.11x140 ft, which the 86th Street & West End Avenue Co., 103 Park av, is to erect on the northwest corner of Broadway and 150th st, to cost \$600,000.

FACTORIES AND WAREHOUSES. PARK AV. Jardine, Hill & Murdock, 3 West 29th st, are preparing plans for alterations to the 6-sty brick warehouse at the corner of Park av and 125th st, for the Pittsburgh Life & Trust Co., 141 Broadway, owner; William C. Baldwin, president. Architect will take bids about No-vember 16. Cost, about \$10,000.

HALLS AND CLUBS. 39TH ST.—Beverly S. King, 103 Park av, will soon call for bids on the general contract for the 6-sty addition, 25x100 ft, to the Engineers' Club of 32 West 40th st. The new annex will be erected covering 23 West 39th st in the rear of the present building. The construction will be of red and white brick, with basement and sub-basement. There will be forty bedrooms, twenty baths and a restaurant. The cost is placed at \$100,000.

STORES AND DWELLING. MANHATTAN.--M. W. Del Gaudio, 1910 Web-ster av, is preparing plans for a 4-sty fireproof garage, 100x100 ft. The location is for the present withheld. Architect desires literature on garage appliances.

STORES, OFFICES AND LOFTS. 19TH ST.—John H. Duncan, 208 5th av, has been commissioned to prepare plans for a 10-sty store and loft building at 9 and 11 East 19th st, and for alterations to the store and loft building at 895-899 Broadway and 10 East 20th st, for the Estate of Robert Goelet, 9 West 17th st, owner. Calhoun Robbins & Co., 440 Broadway, are the lessees.

### THEATRES.

THEATRES. SIST ST.—Gronenberg & Leuchtag, 303 5th av, have completed plans for changing the 2-sty stable at 403 East Slst st into a moving picture theatre for Henry D. Potter, 11 East 42d st, agent. Owner will take bids. Cost, about \$5,-000.

### Bronx.

Bronx. APARTMENTS, FLATS AND TENEMENTS. BARRETTE ST.—M. W. Del Gaudio, 401 East Tremont av, is preparing plans for a 3-sty brick tenement, 25x62 ft., to be erected in the west side of Barretto st, 232 ft. south of East-ern boulevard, for John De Negris & Bro., on premises, owner. Cost about \$12,000. INTERVALE AV.—William H. Ludwig, 801 Eastern Parkway, Erooklyn, is preparing plans for two 5-sty brick and stone apartments to be erected at Intervale av and Hall pl, south of 167th st, for Arthur Garsch, 31 Nassau st, owner. Total cost, \$60,000. INTH ST.—M. W. Del Gaudio, 1910 Webster

187TH ST.—M. W. Del Gaudio, 1910 Webster av, is preparing plans for a 5-sty apartment house, 51x59 ft, to be erected at the southwest corner of 187th st and Arthur av for the Russo-lodice Construction Co., 2400 Cambreling av, owner. Cost, about \$23,000.

### Brooklyn.

APARTMENTS. FLATS AND TENEMENTS. HAWTHORNE ST.-C. Infanger & Son, 2634 Atlantic av, are preparing plans for a 4-sty brick stone apartment house, 60x86 ft., to be receted in the north side of Hawthorne st, 80 ft. south of Flatbush av, for William J. Reine-king, -128 Rutland rd. Cost about \$35,000.

49TH ST.—Cohn Bros., 361 Stone av, have completed plans for a 4-sty brick and stone tenement, 40x89 ft, to be erected in the south side of 49th st, 320 ft. west of 5th av, for the Renslaw Realty Co., Mr. Schwartz, president, care of architect, owner. Cost about \$22,000.

CATON AV.—E. L. Hine, 189 Montague st, has completed plans for a 4-sty brick and stone tenement, 76x90x104x107 ft., to be erected at Caton av, St. Paul pl and East 18th st, for Al-bert Davis, 1501 Cortelyou rd, owner. Cost about \$75,000.

HINSDALE AV.—C. Infanger & Son, 2634 At-lantic av, are preparing plans for four 4-sty brick and stone tenements, 50x90 ft., to be erected at the corner of Hinsdale and Dumont avs. for the Halperin Realty Co., Simon Hal-perin, president, 1414 Lincoln pl, owner. To-tal cost, \$104,000.

tal cost, \$104,000. ROCHESTER AV.—Foundations are under way for five 3-sty brick tenements, to be erected at the southeast corner of Rochester av and Sterling pl, for the Acme Homes Co., care of architect, owner. Leslie & White, 180 Montague st, architects. Cost, about \$40,000. UNION ST.—Harry Dorf, 614 Kosciusko st, has completed plans for two 4-sty brick and stone tenements, 40x88 ft, to be erected in the north side of Union st, 100 ft west of New York av, for the Perfect Realty Co., Gustaf Kellner, president, 1546 Union st, owner, who will take bids on subs. Cost, about \$60,000.

49TH ST.—Cohn Bros., 363 Stone av, have completed plans for a 4-sty brick and stone tenement, 40x89 ft, to be erected in the south side of 49th st, 320 ft west of 5th av, for the Renslaw Realty Co., Mr. Schwartz, president, care of architect. Cost, about \$22,000.

### CHURCHES.

CHURCHES. NEWKIRK AV.—W. H. Ludwig, 801 Eastern Parkway, is revising plans for an extension to the church at the southeast corner of Newkirk av and East 28th st, for St. Stephens Lutheran Church, 448 East 28th st, owner; Luther D. Gable, rector. Mr. Berlinger, superintendent, 149 Kenilworth pl, in charge for owner. Archi-tect will take bids about November 8. Cost, about \$20,000.

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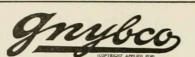


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BROOKLYN

### Contemplated Construction-Continued. DWELLINGS.

DWELLINGS. 10TH ST.-B. F. Hudson, 319 9th st, has completed plans for a 2½-sty frame and stucco residence, 22x52 ft, to be erected in the east side of East 10th st, 140 ft. south of Av I, for Samuel Berg, 778 Washington av, owner. Cost about \$6,500. Bids will be taken by the owner. 40TH ST.-R. T. Schaeffer, 1526 Flatbush av, is preparing plans for two 2-sty frame resi-dences, 18x55 ft, to be erected in the west side of East 49th st, 260 ft north of Av N, for J. L. Brassington, 2006 East 47th st, owner, who will take bids on subs. Cost, about \$8,000. 1TTH ST.-R. T. Schaeffer, 1526 Flatbush av, is preparing plans for a 2½-sty frame resj-dence, 22x40 ft, to be erected in the east side of East 17th st, 580 ft north of Av J, for Will-im Bergfeld, 636 East 34th st, owner. Cost, \$5,000.

\$5,000

\$5,000. 66TH ST.—Plans are being prepared by M. W. Del Gaudio, 1910 Webster av, for two 2-sty frame and stucco dwellings, 20x35 ft each, to be erected in the north side of 66th st, 225 ft east of 13th av, Brooklyn, for Leuzzi & Palermo, 21 Bay 13th st, Brooklyn, owner. Cost, about \$4,500 each.

FACTORIES AND WAREHOUSES. STEUBEN ST.—William H. Ludwig, 801 East-ern Parkway, is preparing plans for a 1-sty brick and stone extension, 15x80 ft, to the fac-tory in Steuben st, near DeKalb av, for John Cramer Son's, on premises, owner, and will take bids on general contract about November 1.

BROOKLYN.—The Cohn Clock Manufacturing Co., 55 West 16th st, Phillip Cohn, president, is taking bids for a 2-sty brick factory, 64x70 ft, to be erected at Bay 11th st, 100 ft north of Bath av, from plans by C. Schubert, 13th av and 86th st, Brooklyn. Cost, about \$15,000.

### HALLS AND CLUBS.

HALLS AND CLUBS. JACKSON AV.-Beverly S. King, 103 Park av, Manhattan, is preparing plans and will take estimates on the general contract about Nov. 10 for the settlement house, 3 stories, brick, non-fireproof, 35X100 ft, to be erected at Jack-son and Knickerbocker avs, Brooklyn, at a cost of \$20,000. The building will contain gym-nasium, offices, class rooms, bedrooms and roof garden. The Brooklyn School Settlement As-sociation, 148 Jackson st, May E. Marckwald, president, and Maud Taylor Dobie, head work-er, is the owner.

### HOSPITALS AND ASYLUMS.

HOSPITALS AND ASYLUMS. BROOKLYN.—The Committee for the Pre-vention of Tuberculosis of the Erooklyn Bureau of Charities has adopted a resolution request-ing the appropriation of \$200,000 for the estab-lishment of a tuberculosis hospital for Brooklyn and Queens. The movement will have the sup-port and cooperation of the local officials of the Board of Health, and a determined effort will be made to have the requested appropria-tion included in the Health Budget for 1914.

THEATRES. SCHENECTADY AV.—Cohn Bros., 361 Stone av, have completed plans for a 1-sty brick and stone moving picture theatre, 34x151 ft., to be erected on the east side of Schenectady av, 99 ft. south of St. Johns pl, for Rudolph Nerek, 1544 President st, owner. Cost about \$18,000. Bids will be taken by the owner.

### Queens.

APARTMENTS, FLATS AND TENEMENTS. LONG ISLAND CITY.—The Armac Realty Co., L. McDonald, president, 120 Liberty st, N. Y. C., is having plans prepared by Edwin Wilbur, 120 Liberty st, N. Y. C., for a 4-sty brick and stone apartment house to be erected in the north side of Briell st, 150 ft north of Jamalca av, and will soon be ready to receive bids on subs.

### DWELLINGS.

RIDGEWOOD.-L. I.-L. Berger & Co., Myr-tle and Cypress avs, are preparing plans for five 2-sty brick residences, 20x55 ft., to be erected in the north side of Hewes st, north-west corner of Fremont st, for Chas. Grush, 1742 Hewes st, owner. Cost about \$4,000 each.

### FACTORIES AND WAREHOUSES.

LONG ISLAND CITY.-E. Leo McCracken, Manhattan court, College Point, L. I., is pre-paring plans for a 5-sty brick and concrete factory, 52x75 ft., for George W. Eraunsdorf, 232 East 43d st. N. Y. C., owner, who will call for bids on general contract about November 20. Cost about \$25,000.

HOSPITALS AND ASYLUMS JAMAICA, L. I.—C. E. Knox, 101 Park av, engineer, is preparing electrical engineer plans for a concrete and stucco hospital pavilion to be erected on Flushing av, for the City of New York, Department of Health, Centre and Walker sts. W. E. Austin, 46 West 24th st, N. Y. C., architect, will take all bids. Cost about \$125,-000.

### SCHOOLS AND COLLEGES.

QUEENS.—The Board of Education opened bids October 20 for improving the premises of P. S. 9. Otto Metz was low bidder at \$649, and for P. S. 88, R. A. Hess at \$674.

### STABLES AND GARAGES.

JAMAICA, L. I.-G. Howard Chamberlin, 18 South Broadway, Yonkers, is preparing plans for a 3-sty stable and 1-sty milk depot of brick, to be erected at the northwest corner of Van Wyke av and Bath pl, for the Bordens Condensed Milk Co., 108 Hudson st, N. Y. C., owner; Frederick Taylor, president. Cost, about \$25,000.

\$20,000. LONG ISLAND CITY.—William Higginson, 21 Park Row, N. Y. C., architect, is taking bids for a brick, steel and terra cotta garage, 113x 234x236x200 ft, to be erected at Dutch Kills pl, Meadow st and Queens pl, for the Loose-Wiles Biscuit Co., 485 Greenwich st, owner; J. L. Loose, president. Bids will close at 12 m., Oc-tober 30.

### STORES, OFFICES AND LOFTS.

October 25, 1913

COLLEGE POINT, L. I.-W. B. Wills, 1181 Myrtle av, Brooklyn, is preparing plans for a 1-sty brick and stone store, 25x60 ft., to be erected in the east side of 13th st west of 4th av, for Ray Reisenburger, 712 Broadway, Brooklyn, owner. Cost, \$5,000. Bids will be re-ceived by the owner.

### Richmond.

### SCHOOLS AND COLLEGES.

RICHMOND.-Bids were opened by the Board of Education October 20 for installing electric equipment in P. S. 22. All bids were laid over.

### MISCELLANEOUS.

MISCELLANEOUS. ARLINGTON, S. I.—F. L. Stuart, Baltimore, Md., chief engineer, is preparing plans and will take bids about December 1 for coal packets to be erected here for the Baltimore & Ohio R. R. Co., Baltimore, Md., owner, Daniel Willard, president. W. B. Redgrave is in charge at St. George. Cost about \$200,000. George.

### Nassau.

DWELLINGS. PLANDOME, L. I.—John A. Gurd, 281 5th av, N. Y. C., has been commissioned to prepare plans for a 2½-sty brick residence, 29x40 ft., to be erected in the south side of South Drive, for C. O. Hall, 43 West 27th st, N. Y. C., own-er. Work will probably not go ahead before sprine. spring.

### Westchester.

APARTMENTS, FLATS AND TENEMENTS. YONKERS, N. Y.--William Clark, Glover av, is preparing plans for a 5-sty brick store and apartment house, 55x79 ft, to be erected at the corner of McLean av and 241st st, for McLean Heights Realty Co., McLean av, near Webster av, owner. Cost, about \$50,000. MOUNT VERNON, N. Y.--A. Murray Jenks, 11 South 14th av, has completed plans for a 1-sty brick store and apartment house, 50x78 ft., to be erected in the north side of 3d st, 100 ft. west of 4th st, for R. Davis, 470 South 4th av, owner.

owner

### DWELLINGS.

NEW ROCHELLE, N. Y.--Plans have been completed privatel for two 2½-sty frame resi-dences to be erected at Eeechmont Park for the Swiss Chalet Specialists Co., 200 5th av, N. Y. C., owner. Cost, \$18,000 each.

### HOSPITALS AND ASYLUMS.

YONKERS, N. Y.—The cornerstone of the new building for the German Odd Fellows' Home and Orphan Asylum, being erected at Yonkers, at a cost of \$150,000, was laid Sun-day afternoon, Oct. 19, with impressive cere-monies. The building was designed by F. W. Herter Co., N. Y. C., architects.

### CONTRACTS AWARDED.

### All items following refer to general

contracts, except those marked "sub."

APARTMENTS, FLATS AND TENEMENTS. 53D ST.—Mart & Lawton, 1123 Broadway, have received the contract for tile work and Kemlein & Leaby, Vernon av, 13th st, Long Island City, the marble work, for the 8-sty apartment house at 111-119 East 53d st, for the 118 East 54th St. Co., 546 5th av, owner, Walter C. Wyckoff, treasurer. Cross & Cross, 10 East 47th st, and Julius Harder, 120 West 32d st, are associate architects. John H. Deeves & Bro., 103 Park av, general contractors. Cost about \$150,000. Plastering is now going on. APARTMENTS, FLATS AND TENEMENTS.

### BANKS.

BANKS. ROSELLE, N. J.—P. B. Polhemus, 110 West 34th st, N. Y. C., has received the general con-tract to erect a 1-sty brick, limestone and terra cotta bank building at 2d and Chestnut sts, for the First National Bank of Roselle, W. T. West, president. W. G. Lawrence, 225 5th av, N. Y. C., architect.

### CHURCHES.

CHURCHES. EAST ORANGE, N. J.—E. M. Waldron & Co., 84 South 6th st, Newark, N. J., have received the general contract to erect a 1½-sty brick and stone chapel, 70x90 ft., for the Church of Our Lady of the Most Elessed Sacrament, East Orange, owner. Frederick Metcalf, 143 North av, Plainfield, architect. Cost about \$25,000.

### DWELLINGS.

DWELLINGS. BRONXVILLE, N.Y.-Genge L. Lysat, Inc., Stronger L. Contract, and Stronger L. Lysat, Inc., Manual Stronger Lysat, Inc., Stronger Lysat, Stronger Lysat, Inc., Stronger Lysat, Stronger Lysat, Inc., Stronger Lysat, Stronger Lysat, Stronger Lysat, Stronger Stronger Lysat, Stronger Lysat, Stronger Lysat, Stronger Stronger Lysat, Stronger Lysat, Stronger Lysat, Stronger Stronger Lysat, Stronger Lysat, Stronger Lysa, Stronger Stronger Lysan, Stronger Lysat, Stronger Lysat, Stronger Stronger Lysat, Stronger Lysat, Stronger Lysa, Stronger Stronger Lysan, Stronger Lysat, Stronger Lysat, Stronger Stronger Lysan, Stronger Lysat, Stronger Lysan, Strong

William Ryde & Co., 225 4th av, owner. Arthur C. Jackson, 346 4th av, is architect. Clark, MacMullen & Riley. 101 Park av, electrical en-gineers. J. W. Bishop Co., 345 5th av, is gen-eral contractor. Sloane & Moeller, Inc., 316 East 65th st, carpenters. Cost, about \$90,000.

### FACTORIES AND WAREHOUSES.

CHROME, N.J.—Herman Bros, this place, have received the general contract to erect a 3-sty brick cigar factory, 48x150 ft., for the United Cigar Manufacturing Co., Fred Hirsch-horn, president, 1016 2d av, N. Y. C., owner. B. E. Stern, 1 East 42d st, N. Y. C., is archi-tect. Cost about \$20,000.

BROOKLYN. - George N. Morrison Building Co., 228 State st, Brooklyn, has received the general contract to erect a 2-sty brick and stone storage building in the north side of Ber-gen st, 88 ft. east of Classon av, for the Brook-lyn Milk Bottlers Protective Union, 193 Spencer st, owner. Voss & Lauritzen, 65 De Kalb av, are architects. Cost about \$15,000. JERSEY CITY, N. J.—The United Fireproof-ing Co., 1133 Broadway, has just received the general contract to erect two brick manufactur-ing buildings, mill construction, 2-stys, about 100x150 ft., and a boiler house, 1-sty, 40x50 ft., on the south side of Chapel av between the Le-high Valley tracks, for the Duryea Manufactur-ing Co., oils, of 69 Wall st. Estimated cost, be-tween \$30,000 and \$40,000.

### HALLS AND CLUBS.

HALLS AND CLUBS. EEDFORD AV.—George B. Wills, Inc., 101 Park av, has received the general contract to erect a 3-sty brick Y. W. C. A. building at Bed-ford av and Keap st, Brooklyn, for the Y. W. C. A., Mrs. J. A. Mollenhauer, chairman, own-er. Jackson & Rosencrans, 1328 Broadway, N. Y. C., architects. R. D. Kimball, 15 West 38th st, steam and electrical engineer. Cost about \$100,000. \$100,000.

### HOTELS.

HOTELS. BROADWAY.—M. Stuhlmiller, 413 East Dela-van av, Buffalo, has received the trim contract, the Eureka Tile Co., 133d st and Willow av, N. Y. C., the interior marble, and the Inter-borough Marble Co. 316 East 75th st, N. Y. C., the exterior marble work, for the 12-sty hotel, 14x35 ft, at the northeast corner of Broadway and 94th st, for Harry Schiff, 355 West End av, owner. Schwartz & Gross, 347 5th av, archi-tects. J. & F. Wennemer, Inc., 103 Park av, mason work. Cost, about \$200,000.

SCHOOLS AND COLLEGES. CEDARHURST, L. I.-P. J. Brennan & Son, 624 Madison av, N. Y. C., have received the general contract to erect a 2-sty brick school here in Nassau County, for the Church of St. Joachin, R. C., Rev. P. McKenna, pastor, own-er. Elliott Lynch, 341 5th av, N. Y. C., is arch-itect.

### STABLES AND GARAGES.

37TH ST.—Erskine Van Houten, 201 East 68th st, has received the contract to erect a garage and storage at 508 West 37th st, from plans by H. J. Hardenbergh, 47 West 34th st, architect. Richard E. Thibaut, owner.

THEATRES. MANHATTAN.—The Superior Cornice & Skv-light Works, Inc., 214 East 127th st, N. Y. C., are furnishing Superior Automatic Theatre Ventilators for the Hammerstein's National Op-era House at 51st st and Lexington av, Man-hattan; B. F. Keith's Prospect Theatre, 5th av and 9th st, Brooklyn, and the Gayety Theatre, Buffalo, N. Y. William H. McElfatrick, arch-itect.

### MISCELLANEOUS.

MISCELLANEOUS. TOMPKINS AV.-John Thatcher & Son, 60 Park av, Brooklyn, have received the general contract to erect a 3-sty brick and steel ex-tension to the sub station, 14x100 ft., at Thomp-kins av, Brooklyn, for the Erooklyn Rapid Transit Company, 85 Clinton st, Brooklyn, own-er. Cost about \$35,000.

### PLANS FILED FOR NEW CONSTRUCTION WORK.

### Manhattan.

APARTMENTS, FLATS AND TENEMENTS. 64TH ST, 430 East, 6-sty brick tenements, 100x90; cost, \$180,000; owner, City & Suburban Homes Co., Elgin R. Gould, Pres., 15 West 38th st; architect, Philip H. Ohm, 15 West 38th st. Plan No. 453.

FACTORIES AND WAREHOUSES. 24TH ST, 504 & 506 West, 2-sty brick ware-house and lofts, 50x90; cost, \$12,000; owner, Edward H. Binns, 521 West 23d st; architect, Paul C. Hunter, 191 9th av. Plan No. 447.

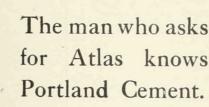
### STABLES AND GARAGES.

109TH ST, 417 East, 1-sty brick stable and slaughter house, 25x100; cost, \$5,000; owner, Benj. Markowitz, 300 Water st; architects, Goldner & Goldberg, 391 East 149th st. Plan No. 452.

### STORES AND TENEMENTS.

STORES AND TENEMENTS. 175TH ST, 527-533 West, two brick tenements, 52x90; cost, \$130,000; owners, 175th St. Hold-ing Co., David Zipkin, president, 128 Broadway; architects, Sommerfeld & Steckler, 31 Union Sq. Plan No. 448. 79TH ST, 138-44 West, 12-sty brick tenement, 78x83; cost, \$300,000; owners, Brixton Realty Corpn., Edwin S. Brekner, president, 808 West End av; architects, Rouse & Goldstone, 38 West 32d st. Plan No. 451.

THEATRES. 3D AV, 2196, 2-sty brick moving pictures, stores and open air show, 120x103; cost, \$28,-000; owner, Wm. Harawitz, 226 East 96th st; architect, Nathan Langer, 81 East 125th st. Plan No. 445.



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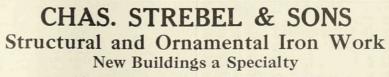
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BOULEVARD AND ORCHARD STREET, ASTORIA Phone Asta.ia 433 3D AV, 1343-45, 2-sty brick moving picture theatre, 38x75; cost, \$7,000; owner, Louis Kel-ler, 29 Broadway; architect, Harold Fatton, 238 Ft. Washington av. Plan No. 449.

### MISCELLANEOUS.

MISCELLANEOUS. 28TH ST, 114 West, 1-sty frame greenhouse, 32x10; cost, \$100; owner, Julia A. Glover, 315 West 87th st; architect, Wilfred C. Reid, 1023 Summit av. Plan No. 446. LAWRENCE ST, 26-40, brick wagon shed, 51 x40; cost, \$1,000; owners, The Cushman Bread Co., 32 Lawrence st; architect, Louis A. Hor-num, 1133 Broadway. Plan No. 450.

### Bronx.

DWELLINGS. INDEPENDENCE AV, e s, 162 s 254th st, 2-sty frame dwelling, slate roof, 32.8x31.8; cost, \$3,000; owner, Moritz Rosenthal, on premises; architect, Henry E. Hall, 2390 Morris av. Plan No. 573.

### STABLES AND GARAGES.

STABLES AND GARAGES. WEBSTER AV, e s. 186 s 176th st, 1-sty brick garage, 54x157.224; cost, \$7,500; owner, Peter J Devine, 3099 Broadway; architect, Fredk. E. Glasser, 70 Manhattan st. Plan No. 568.

181ST ST, n s, 200 w Grand av, 1-sty frame garage, 12x18; cost, \$100; owner, David L. Block, 860 Westchester av; architect, Chas. S. Clark, 441 Tremont av. Plan No. 571.

STORES AND DWELLINGS. KELLY ST, w s, 140.11 n 167th st, 1-sty brick store and dwelling, tin roof, 17x50; cost \$3,000; owner, Ferdinando Cioffi, 1116 Intervale av; architect, Lucian Pisciotta, 391 East 149th st. Plan No. 569.

### STORES, OFFICES AND LOFTS.

NELSON AV, n e cor 169th st, 1-sty brick store, slag roof, 23x70; cost, \$7,000; owner, Haffner Realty Co., Matthias Haffen, 152d st and Melrose av, Pres.; architect, Harry T. Howell, 3d av and 149th st. Plan No. 572.

### MISCELLANEOUS.

APARTMENTS, FDATS ARD TEXADATE AND TEXT AND TEXT

54TH ST, s s, 480 e 12th av, two 4-sty brick tenements, 40x28, slag roof, 16 families each; total cost, \$56,000; owner, Paul W. Connelly, 5167 New Utrecht av; architects, Eisenla & Carlson, 16 Court st. Plan No. 5743.

18th av. Pian No. 5691. 15TH AV, w s, 20 s 71st st, 3-sty brick store and dwelling, 20x55, gravel roof, 2 families; cost, \$4,500; owner, Guiseppe Fristecchi, 1470 71st st; architect, Angelo Adamo, 1463 64th st. Plan No. 5685.

EAST 10TH ST, e s, 220 n Av I, four 2½-sty frame dwellings, 20x40, shingle roof, 1 family each; total cost, \$14,000; owner, A. W. Berck-ley Co., 1044 East 15th st; architect, Benj. F. Hudson, 319 9th st. Plan No. 5737. AV O, n w cor East 17th st, two 2-sty frame dwellings, 22x30, shingle roof, 1 family each; total cost, \$7,000; owner, Thos. H. Farrell, 142 West 96th st, N. Y.; architect, Carl P. Johnson, 42d St. Bidg, N. Y. Plan No. 5735. AMHERST ST, w s, 180 s Oriental blvd., 2½-sty frame dwelling, 24x28, shingle roof, 1 fam-fily; cost, \$3,500; owner and architect, Win-field S. Lakin, 994 East 35th st. Plan No. 5658. WEST 32D ST, w s, 250 contents

5658. WEST 32D ST, w s, 380 s Mermaid av, two 1-sty frame dwellings, 12x38, shingle roof, 1 family each; total cost, \$700; owner, James Gilmarten, West 32d st near Raliroad av; archi-tect, W. Richter, 4411 18th av. Plan No. 5652. NEW YORK AV, n w cor Av D, two 2-sty frame dwellings, 20x50, gravel roof, 2 families each; total cost, \$7,000; owner, Chris. Mogen-sen, 1335 New York av; architect, Jas. A. Boyle, 367 Fulton st. Plan No. 5670. WARWICK ST. e.s. 100 c. Bidgenred.

367 Fulton st. Plan No. 2010. WARWICK ST, e s, 100 s Ridgewood av, t 2½-sty frame dwellings, 17x40, shingle roof, family each; total cost, \$9,000; owners, Ga house Bros., 57 Chestnut st; architect, Geo. Crane, 2706 Jamaica av. Plan No. 5722. two f. 1

### FACTORIES AND WAREHOUSES.

BAY 11TH ST, e s, 100 n Bath av, 2-sty brick factory, 64x70, tar and slag roof; cost, \$15,000; owner, Philip Cohn, 2265 80th st; architect, C. Schubert, 13th av and 86th st. Plan No. 5640.

### SCHOOLS AND COLLEGES.

18TH AV, s e s, bet. 60th and 61st sts, 5-sty brick school, 164x82, tile and slag; cost, \$200,-000; owner, City of N. Y., City Hall; architect, C. B. J. Snyder, 500 Park av. Plan No. 5602.

### STABLES AND GARAGES.

KENT AV, 872, 2-sty stable and dwelling, 25x 30, slag roof, 1-family; cost, \$2,000; owner, Antonio Fischetter, 870 Kent st; architect, Henry Holden, Jr., 242 Franklin av. Plan No. 5612.

PRESIDENT ST, s s, 239 e Troy av, 1-sty brick garage, 17x20, asbestos roof; cost, \$300; owner, Henry M. Rynehart, 23 Fulton st; arch-itects, Leslie & White, 180 Montague st. Plan No. 5682

No. 5683.
WORTMAN ST, n w cor Shepherd av, 1-sty frame stable and dwelling, 20x93, gravel roof, 1 family; cost, \$1,400; owner, Jacob Mantel, on premises; architect, E. Dennis, 241 Schenck av. Plan No. 5700.
PRESIDENT ST, n s, 130 w 4th av, 1-sty brick garage, 20x22, slag roof; cost, \$750; owner, John Hemlein Cut Stone Works, President st and 3d av; architects, Eisenla & Carlson, 16 Court st. Plan No. 5748.
21ST AV, e s, 200 s 80th st, 1-sty frame garage, 18x20, shingle roof; cost, \$500; owner, Louis Wintner, 8025 21st av; architect, Chas. G. Haviland, 32 Bay 14th st. Plan No. 5749.
JEFFERSON AV. s s, 100 e Knickerbocker

Haviland, 52 Bay 14th st. Plan No. 5749. JEFFERSON AV. s s, 100 e Knickerbocker av, 2-sty brick garage, 40x105, slag roof; cost, \$10,000; owner, Anthony Mayer, 1050 Hancock st; architect, L. Allmendinger, 926 Broadway. Plan No. 5646.

Plan No. 5646. LIBERTY AV, n s, 75 e Essex st, 1-sty frame stable, 19x9, tin roof; cost, \$200; owner, Jacob Sikenise, 499 Linwood st; architect, L. F. Schil-linger, 167 Van Siclen av. Plan No. 5656. OCEAN AV, e s, 200 s Farragut rd, 1½-sty frame garage, 13x18, shingle roof; cost, \$500; owner, Pelatial Homes Bldg Co., 210 Montague st; architect, Harold G. Dangler, 215 Montague st. Plan No. 5663.

st. Plan No. 5663. HAWTHORNE ST, 140, 1-sty frame garage, 20x18, shingle roof; cost, \$900; owner, Chas. Baez, on premises; architect, W. J. Conway, 400 Union st. Plan No. 5728. PRESIDENT ST, s s, 240 e Kingston av, 1-sty brick garage, 12x18, gravel roof; cost, \$500; owner, C. B. Smith, 1446 President st; archi-tect, H. E. Peterfrost, 1463 Fulton st. Plan No. 5723.

65TH ST, n s, 280 e 7 av, two 1-sty frame stables and storage, 31x55.6, slag roof; total cost, \$5,000; owner, E. G. Haviland, 367 7th av; architects, Koch & Wagner, 26 Court st. Plan No. 5724.

SAME PROP, 1-sty wagon shed, 41.6x80, slag roof; cost, \$2,000; same owner and architect as above. Plan No. 5725.

### STORES AND DWELLING.

ST. MARK'S AV, s s, 185 e Hopkinson av, 1-sty brick store and dwelling, 30x50, gravel roof, 1 family; cost, \$2,500; owner, Sarah Guiness, 2409 Dean st; architect, L. Danagher, 332 Fulton st, Jamaica. Plan No. 5662.

SURF AV, s s, 40 w Scovill's Walk, 1-sty frame store and dwelling, 18.6x67.6, gravel roof, 1 family; cost, \$1,600; owner, Geo. Scoville, Scoville Walk, Coney Island; architect, Jas. F. Brewster, 2936 West 8th st. Plan No. 5675.

SURF AV, s 5.8.6 w Scoville's Walk, 1-sty frame store and dwelling, 16x63; tar and gravel roof; cost, \$1,600; owner, Geo. S. Scoville, Sco-ville's Walk, Coney Island; architect, Jas. F. Brewster, 2936 West 8th st. Plan No. 5677.

STORES AND TENEMENTS. BRISTOL ST, w s. 100 s Riverdale av, 4-sty brick tenement, 50x88, slag roof, 23 families; cost, \$25,000; owner, I Stanhope, Inc., 341 Stone av; architect, S. Millman & Son, 1780 Pitkin av. Plan No. 5605.

49TH ST, n s, 320 w 5 av, 4-sty brick tene-ment, 40x87.8, tin or gravel roof, 10 families; cost, \$22,000; owner, Renslaw Realty Co, 740 Lexington av; architect, Cohn Bros, 361 Stone av. Plan No. 5595.

ALABAMA AV, e s, 90 n Sutter av, 1-sty frame store, 30x50, gravel roof; cost, \$400; owner, Pickley, Lemberg Co., Suffern, N. Y.; architects, Farber & Markowitz, 189 Montague st. Plan No. 5597.

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ARTISTIC

WHITE PLAINS AV, w s, 430 s Westchester av, 1-sty brick boiler house, 22x22, corrugated iron roof; cost, \$800; owners, Mackenzie Wood-working Co., on premises; architect, John Schwalbenberg, 2060 Westchester av. Plan No.

### Brooklyn.

APARTMENTS, FLATS AND TENEMENTS.

DWELLINGS. EAST 7TH ST, e s, 380 s Av M, 2½-sty frame dwelling, 16,0x30, 1-family; cost, \$2,500; owner, Wm. Schuhmann, — East 5th st; archi-tect, Chas. G. Wessel, 1563 East 46th st. Plan No. 5635.

EAST 10TH ST, e s, 140 s Av I, 2½-sty frame welling, 22x52, shingle roof, 2 families each; tal cost, \$10,000; owner, Samuel Berg, 778 fashington av; architect, Benj. F. Hudson, 319 h st. Plan No. 5630.

Mur st. Fian No. 5050. 48TH ST, n s, 140 w 15th av, 2½-sty frame dwelling, 24x40, shingle roof, 1-family; cost, \$4,500; owner, Gustav A. Weden, 1459 48th st; architect, Benj. F. Hudson, 319 9th st. Plan No. 5631.

\$4,500; owner, Gustav A. Weden, 1409 45tn st; architect, Benj. F. Hudson, 319 9th st. Plan No. 5631.
AV N, s w c East 19th st, 2½-sty frame dweiling, 46.4x31, shingle roof, 1-family; cost, \$8,500; owner, Francis M Bryson, 29 West 34th st, N. Y.; architect, Theodore E. Hundsman, 165 East S9th st, N. Y. Plan No. 5629.
AMHERST ST, w s, 150 n Esplanade, 2-sty frame dweiling, 26.10x38.6, tile roof, 1-family; cost, \$6,000; owner, O. E. Johnsoerfer, 385 Knickerbocker av; architect, Edw. B. Chestus-muth, 181 Woodruff av, Plan No. 5606.
AV N, s w cor East 19th st, 2½-sty frame dweiling, 46.4x31, shingle roof, 1-family; cost, \$5,500; owner, Francis M Bryson, 29 West 34th st, N. Y.; architect, Theodore E. Hundsman, 165 East 89th st, N. Y. Plan No. 5629.
STH ST, n s, 180 e 13th av, 2-sty brick dwell-ing, 20x35, gravel roof, 2 families; cost, \$5,000; owner, John Calendo, 1466 67th st; architect, C. P. Cannella, 60 Graham av. Plan No. 5637.
WEBSTER AV, s s, 98.9 w Coney Island av, four 2-sty brick dwellings, 19.3x35, gravel roof, 1-family each; total cost, \$18,000; owner, John Montelione, 121 Noll st; architect, C. P. Can-nella, 60 Graham av. Plan No. 5604.
KENMORE PL, e s, 400 n Voorhies av, 2½-sty frame dwelling, 29x41, shingle roof, 2 fam-ilies; cost, \$8,000; owner, Mrs. Lena Green, 2515 Voorhies av; architects, Rupp Bros., 186 Remsen st. Plan No. 5701.
EAST 1STH ST, e s, 391 s Av N, 2½-sty frame dwelling, 22x328, shingle roof, 1 family; cost, \$6,000; owners, Midwood Associates, 805 Flatbush av; architects, Slee & Bryson, 154 Montague st. Plan No. 5703.
OCEAN PARKWAY, w s, 149.6 s Sheepshead Eay rd, 1-sty frame dwelling, 17x46.3, shingle

OCEAN PARKWAY, w s, 149.6 s Sheepshead Eay rd, 1-sty frame dwelling, 17x46.3, shingle roof, 1 family; cost, \$900; owner, James Drey-fus, 175 Amity st; architect, Wm. Richter, 4411 18th av. Plan No. 5691.



DE KALB AV, s s, 325 w Lewis av, 4-sty brick tenement, 50x89, slag roof, 23 families; cost, \$40,000; owners, W. B. Corpn., 325 Walla-bout st; architects, Shampan & Shampan, 772 Broadway. Plan No. 5720. HAWTHORNE ST, n s, 80 e Flatbush av, 4-sty brick tenement, 60x86, gravel roof, 16 families; cost, \$35,000; owner, Wm. J. Reine-king, 128 Rutland rd; architects, C. Infanger & Son, 2634 Atlantic av. Plan No. 5730.

#### THEATRES

THEATRES. SCHENECTADY AV, e s, 99.8 s St John pl, 1-sty brick moving pictures, 33.3x150, tin roof; cost, \$15,000; owner, Rudolph Norek, 1546 Union st; architects, Cohn Bros., 361 Stone av. Plan No. 5734.

#### MISCELLANEOUS.

MISCELLANEOUS. OLIVER ST, n s, 100 w Marine av, 1-sty frame shed, 4363x98, — roof; cost, \$150; own-er, W. F. Kenny Co., 12 E.m st.; architect, W. F. Kenny, 12 Elm st. Plan No. 5601. JACKSON ST, n s, 100 e Manhattan av, 1-sty frame wagon shed, 25.6x50, gravel roof; cost, \$400; owners, Valentine & Co., 364 Manhattan av; architects, P. Tillion & Sons, 381 Fulton st. Plan No. 5694.

Plan No. 5694. HEMLOCK ST, e s, 584.11 s Jamaica av, 1-sty brick wagon room, 74x12, tin roof; cost, \$200; owner, Fredk. Sigmond, on premises; architects, Louis Berger & Co., Cypress and Myrtle avs. Plan No. 5741.

PACIFIC ST, n s, 125 w 6th av, 1-sty frame cab station, 96x40, iron roof; cost, \$6,000; owner, L. I. R. R. Co., Penn. R. R. Terminal Bldg.; architect, R. J. Lyons, 186 Remsen st. Plan No. 5739.

Plan No. 5739. JOHNSON AV, s w cor Gardner av, 1-sty brick boiler room, 26x34, iron roof; cost, \$1,000; own-er, Edw. Trotter, on premises; architect, L. Al-mendinger, 926 Broadway. Plan No. 5648. CHESTER ST, n w cor Newport av, 1-sty brick laundry, 40x80, slag roof; cost, \$3,000; owner, L. Kluckman, 325 Watkins st; archi-tects, S. Millman & Sons, 1780 Pitkin av. Plan No. 5727. tects, S. No. 5727.

No. 5727.
GOLD ST. e s, 100 n Myrtle av, 1-sty brick car barn, 74x170, tile roof; cost, \$40,000; own-er, Manhattan Eridge 3d Line, 333 Gold st; architects, National Bridge Works, 1123 Broad-way, N. Y. Plan No. 5729.
AV V, n e cor West 13th st, 1-sty frame wagon shed, 30x14.6, asbestos roof; cost, \$450; owner, Frank Waing, on premises; architect, N. T. Case, 214 Bay 25th st. Plan No. 5719.
THATFORD AV, e s, 100 s Livonia av, 1-sty frame shed, 13.6x31.6, tar and gravel roof; cost, \$75; owner, Aida Mendelowitz, 345 Thatford av; architects, S. Millman & Sons, 1780 Pitkin av. Plan No. 5707.

#### Queens.

#### DWELLINGS.

DWELLINGS. COLLEGE POINT.—Monument av, n e cor 12th st, 2½-sty frame dwelling, 21x29, shingle roof, 1-family; cost, \$3,200; owner, Mrs. Anita O'Neill, 341 18th st., College Point; architect, Harry T. Morris, 321 13th st., College Point. Plan No. 3053.

Plan No. 3053. ELMHURST.—3d st, w s, 100 n Vietor pl, 2-sty frame dwelling, 20x32, shingle roof, 1-fam-ily; cost, \$4,500; owner, J. L. Gundry, 173 9th st., Elmhurst; architect, E. H. Lochart, care architect. Plan No. 3066. FAR ROCKAWAY.—Cedal Lawn av, n s, 85 w McNeil av, 2½-sty frame dwelling, 39x41, shin-gle roof, 1-family; cost \$6,000; owner, John A. Campbell, Far Rockaway; architects, Howard & Calimann, Far Rockaway; Plan No. 3065. FLUSHUNG.—Lasamine av, n s, 80 w 16th st.

FLUSHING.—Jasamine av, n s, 80 w 16th st, 2½-sty frame dwelling, 24x32, shingle roof, 1-family; cost, \$5,000; owners and architects, Madsen & Wistoft Co., 16th st., Flushing. Plan No. 3057.

QUEENS.—Fisk av, s e cor Chestnut st., three 2-sty brick dwellings, 17x47, tin roof, 2 families; cost, \$10,500; owner, John Boczensky, 145 Force Tube av, Brooklyn; architect, Ernest H. Tatje, 106 Van Siclen av, Brooklyn. Plan No. 3055.

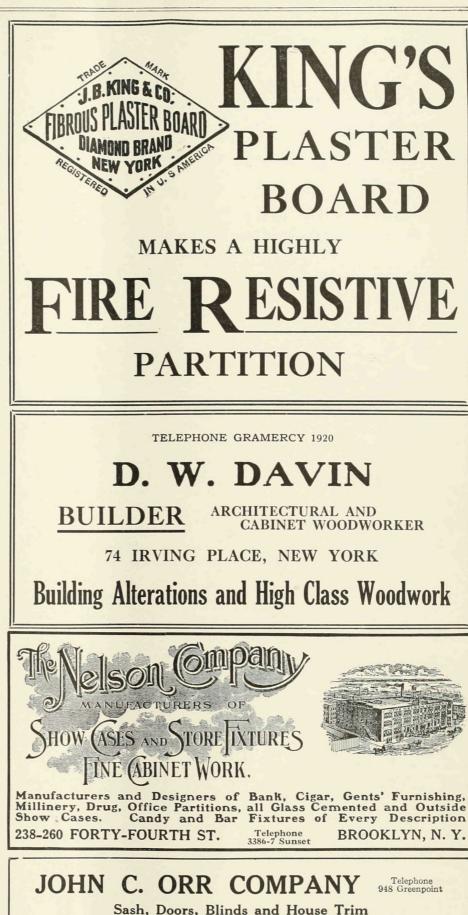
WOODHAVEN.—Ferry st, e s, 163 s Liberty av, 2½-sty frame dwelling, 14x32, shingle roof, 1-famiiy; cost, \$7,200; four buildings; owner, Liberty Av. Building Corporation, Liberty av, Woodhaven; architect, R. H. Ginsberg, 406 Dal-rymple av, Woodhaven. Plan Nos. 3059 to 3062.

Woodnaven, architect, R. H. Ginsberg, 406 Jaffer, sono Jaffer, architect, R. H. Ginsberg, 406 Jaffer, ardi av, four 2-sty frame dwellings, 32x43, shingle roof, 1-family; cost, \$\$,000; owner, Liberty Av. Euilding Corporation, Liberty av, Woodhaven, Plan Nos. 3063-3064.
WOODHAVEN.—Dennington av, w s, 500 s
Ferris st, 2½-sty frame dwelling, 24x48, shingle roof, 1-family; cost, \$5,000; owner, Gascoyne Realty Co., 1264 Jamaica av, Woodhaven; architect, G. R. Crane, Jamaica av, Richmond Hill. Plan No. 3050.
WOODHAVEN.—Boyd av, w s, 204 s Ridgewood av, thirteen 2-sty frame dwellings, 16x36, shingle roof, 1-family; cost, \$26,000; owner, I-family; cost, \$26,000; owner, I-family; cost, \$26,000; owner, 1-family; cost, \$26,000; owner, 1-family; cost, \$26,000; owner, 1-family; cost, \$26,000; owner, 2-mointect, G. E. Crane, Jamaica av, Richmond Hill. Plan No. 3051-52.
BELLE HARBOR.—Montauk av, w s, 200 n

BELLE HARBOR.-Montauk av, w s, 260 n Bayside drive, 2½-sty frame dwelling, 20x36, shingle roof, 1-family; cost, \$3,500; owner, George Dunn, 495 Hart st, Brooklyn; architect, E. J. Messinger, 394 Graham av, Brooklyn. Plan No. 3072. No

No. 3072. COLLEGE POINT.—15th st, w s, 100 n 8th av, 2-sty frame dwelling, 21x48. tin roof. 2 families; cost, \$3,500; owner, Peter Ehart, 49 South 14th st, College Point; architect. Peter Shreiner, Causeway, College Point. Plan No. 3080. CORONA.—Benjamin st. e s, 375 n Shell rd, 2-sty frame dwel.ing, 20x54, tin roof, 2 families; cost, \$3,800; owner, Thomas Daly, 39th st. Co-rona; architect, Robert W. Johnson, 60 Hunt st, Corona. Plan No. 3078. LAMAICA.—Dewy av. n s. 40 e Adolph st. rona; arc. st. Corona.

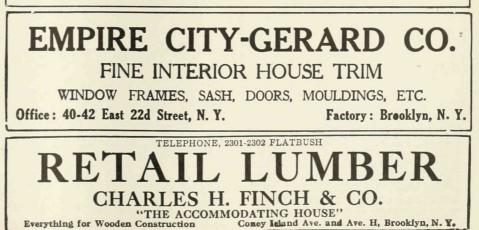
JAMAICA.—Dewey av, n s. 40 e Adolph st, 2½-sty frame dwelling, 18x36, shingle roof, 1 family; cost, \$2,500; owner, Henry Schuller, Jamaica; architect, Otto Thomas, Jamaica. Plan No. 3081.



# Sash, Doors, Blinds and House Trim

LUMBER OF ALL KINDS FOR BUILDERS

India, Java and Huron Sts., and East River, City of New York, Borough of Brooklyn



**NOTICE TO CONTRACTORS.** Sealed proposals for Additional Boiler Capacity and Underground Steam Con-nections to Existing Buildings at Gowanda State Hospital, Collins, N. Y., will be re-ceived by the State Hospital Commission, Albany, N. Y., until November 7th at 3 P. M., when they will be opened and read publicly. Proposals shall be accompanied by a certified check in the sum of 5% of the amount of bid and the contractor to whom the award is made will be required to turnish surety company bond in the sum of 50% of the amount of contract within ten days after official notice of award of contract, and in accordance with the terms of specifications may be consulted and blank forms of proposal obtained at the Gowanda State Hospital, Collins, N. Y., and at the office of the State Architect. Complete sets of plans and specifications will be furnished to prospective bidders upon reasonable no-tice to and in the discretion of the State Architect, Lewis F. Pilcher, Capitol, Al-bany, N. Y. Dated Albany, N. Y., October 17, 1913. J. H. B. HANIFY, Secretary, State Hospital Commission.

## Plans Filed, New Buildings, Queens (Cont.).

JAMAICA.—Otto pl, s s, 100 e Van Wyck av, sty frame dwelling, 17x32, tin roof, 1-family; st, \$500; owner, B. Cuzine, Jamaica. Plan o 2086 -sty cost, No. 3086

JAMAICA.—Chichester av, n s, 100 e Morris av, two 2½-sty frame dwellings, 16x32, shingle roof, 1-family, cost \$5,000; owner, T. A. Thomp-son, 1023 Atfield st, Jamaica; architect, Ole Harrison, Fulton st, Jamaica. Plan No. 3087-

Harrison, Fulton st, Jamaica; architect. Ole Harrison, Fulton st, Jamaica. Plan No. 3087-88.
QUEENS.—Paulding st, n s, 120 w Lynn av, 2½-sty frame dwelling, 24x36, shingle roof, 1-family; cost, \$4,500; owner, M. Freund, 570
Academy st, L. I. City; architect, J. L. Theo.
Tillack, 50 Church st, N. Y. C. Plan No. 3074.
RICHMOND HILL.—Division av, s s, 40 w
Chestnut st, 2½-sty frame dwelling, 22x48, shin-gle roof, 1-family; cost, \$6,000; owner, Richard
Meyerrose, 481 Welling st, Richmond Hill; ar-chitect, H. E. Haugaard, Jamaica av, Richmond
Hill. Plan No. 3082.
RICHMOND HILL.—Richmond av, e s, 266 s Jamaica av, 2½-sty frame dwelling, 18x35, shingle roof, 1-family; cost, \$2,400; owner, Paul Gerle, 524 Hamburg av, Brooklyn; architect, Frederick Wormberger, 30 Snediker av, Union
Course. Plan No. 3079.
ROCKAWAY BEACH.—Neptune av, ws, 132 s Boulevard, two 1-sty frame bungalows, 19x52, felt roof, 2 families; cost, \$1,000; owner, D.
Konofsky, Boulevard Rockaway Beach; archi-tect, W. S. Rothchild, 55 Washington av, Rock-away Beach. Plan Nos. 3076-77.
WHITESTONE.—25th st, n s, 150 e Sth av, 2-sty frame dwelling, 22x47, shingle roof, 2 families; cost, \$4,500; owner, Helem J. Maher, 255 West 19th st, N. Y. C.; architect, John Whitehead, Crabtree Euilding, St. George, N. Y.
Plan No. 3059.
WOODHAVEN.—Diamond av, e s, 40 n Poplar st, three 2½-sty frame dwelling.

Wintenead, Crabitee Building, St. Ocoff, R. P.
WOODHAVEN.—Diamond av, e s. 40 n Poplar st, three 2½-sty frame dwellings, 20x35, shin-gle roof, 1-family; cost, \$9,600; owner, Joel Fowler Realty Co, 3400 Jamaica av, Richmond Hill; architect, H. E. Haugaard, Jamaica av, Richmond Hill. Plan Nos. 3083-84-85.
ROCKAWAY BEACH.—Ward av, s e cor L. I. R. R. tracks, 1-sty frame dwelling, 19x20, shingle roof, 1 family; cost, \$600; owner, Henry Heimburger, premises. Plan No. 3090.
FLUSHING.—Lotts la, s s, 250 e Union Turnpike, 2½-sty frame dwelling, 25x40, shingle roof, 1 family; cost, \$3,500; owner, George Baum, Union Turnpike, Flushing; architect, John V. Vandervegt, 2328 Linden st, Evergreen. Plan No. 3094.
GLENDALE.—Webster av, e s, 320 s Myrtle

John V. Vandervegt, 2328 Linden st, Evergreen.
John V. Vandervegt, 2328 Linden st, Evergreen.
Plan No. 3094.
GLENDALE.—Webster av, e s, 320 s Myrtle av, two 2-sty frame dwellings, 20x54, slag roof, 2 families; cost, \$6,000; owner, John A. Hoerning, 51 Furman av, Middle Village; architect, John H. Vandervegt, 2328 Linden st, Evergreen. Plan No. 2093.
LONG ISLAND CITY.—Hancock st, w s, 250 s Sandford av, 2-sty frame dwelling, 22x40, tar and gravel roof, 2 families; cost, \$3,000; owner, Winnibolt Elbert, 92 Sanford st, L. I. City. Plan No. 3095.
SOUTH JAMAICA.—Harrison av, s w cor Rockaway rd, 1-sty frame dwelling, 12x18, felt roof, 1 family; cost, \$200; owner, Guiseppi Lingerita, Lincoln av, South Jamaica; architect, Cowden Henry, Vaughan av, South Jamaica. Plan No. 3096.
WOODHAVEN.—Jamaica av, s s, cor 1st pl, 2-sty brick bakery and dwelling, 20x55, tin roof, 2 families; cost, \$7,000; owner, Michael Zummo, Russell st, Woodhaven; architect, J. D. Geddes, 4 Lexington st, Richmond Hill. Plan No. 3097.
BELLE HARBOR.—Beach Channel drive, s s, 60 w Suffolk av, 2-sty frame dwelling, 16x43, shingle roof, 1 family; cost, \$3,500; owner, Geo. Bischopp, 279 Wyckoff av, Brooklyn; architect, J. B. Smith, Rockaway Beach. Plan No. 3100.

No. 3100. BELLE HARBOR.—Dennison av, e s, 212 s Beach Channel drive, 2½-sty frame dwelling, 22x36, tile roof, 1 family; cost, \$3,500; owner D. H. Mentor, 2124 Jamaica av, Richmond Hill; architects, Smith & Holler, 82 Wall st, N. Y. C Plan No. 3103.

BELLE HARBOR.—Oxford av, s e cor Bay-side drive, 2½-sty brick dwelling, 25x37, tile roof, 1 family; cost, \$4,000; owners, John & Frank Holler, 15 Kosciusko st, Brooklyn; ar-chitects, Smith & Holler, 82 Wall st, N. Y. C. Plan No. 3104.

BEECHURST,-29th st, s s, 280 w 16th av, 2-sty frame dwelling, 22x38, shingle roof, 1 fam-ily; cost, \$4,000; owner, L. Irving, 259 East 127th st, N. Y. C.; architect, Geo. E. Crane, Richmond Hill. Plan No. 3105.

BAYSIDE.—Elsie pl, n s, 146 e Bell av, 2-sty frame dwelling, 32x55, tar and slag roof, 2 fami-lies; cost, \$8,000; owner, John Dayton, Inc., Bayside; architect, C. W. Ross, 47 West 34th st, N. Y. C. Plan No. 3114.

N. Y. C. Plan No. 3114. ROCKAWAY BEACH.—Ryder pl. e s, 290 s Lefferts pl, 1-sty frame dwelling, 12x18, shingle roof, 1 family; cost, \$200; owner, Mrs. M. Quinn, on premises; architect, J. B. Smith, Fairview av, Rockaway Beach. Plan No. 3099. ROCKAWAY EEACH.—Undine av, e s, 462 s Boulevard, six 1-sty frame dwellings, 14x28, shingle roof, 1 family; cost, \$6,000; owners, Golden & Coleman, 494 Putnam av, Erooklyn; architect, J. H. Cornell, Far Rockaway. Plan Nos. 3107 to 3112.

Nos. 3107 to 3112. SOUTH OZONE PARK.—Lincoln av. e s, 200 s Rockaway turnpike, 2-sty frame dwelling, 20x 41, shingle roof, 1 family; cost, \$2,800; owner, Steven Boos, Ozone Park; architect, A. W. Lewis, 929 Woodhaven av, Ozone Park. Plan No. 3113.

WOODHAVEN.—Bigelow pl, w s, 100 n Broad-way, 2½-sty frame dwelling, 20x42, shingle roof, 1 family; cost, \$5,500; owner, Emanuel Ch. of the Evang. Assi, 1152 Myrtle av, Brooklyn; architect, G. E. Crane, Richmond Hill. Plan No. 2106 3106.

STABLES AND GARAGES.

STABLES AND GARAGES. FLUSHING.—18th st, 20, 1-sty frame gar-age, 10x15, paper roof; cost, \$75; owner, E. B. Sill, premises. Plan No. 3067. FLUSHING.—Delevan st, 95, 1-sty frame garage, 8x10, shingle roof; cost, \$50; owner, John Mackenzie, 375 Sherman st, Flushing. Plan No. 3073. JAMAICA.—Chichester av, 203, 1-sty corru-gated iron garage, 10x15, iron roof; cost, \$30; owner, C. W. Hass, premises. Plan No. 3070.

#### STORES AND DWELLINGS.

ROCKAWAY PARK.—Beach 116th st, e s, 39 s Boulevard, three 3-sty brick stores and dwell-ings, 20x70, slag roof, 2 families; cost, \$24,000; owner, Louis C. Gehring, Rockaway Park; ar-chitects, Smith & Holler, 82 Wall st, N. Y. C. Plan No. 3102.

Plah No. 5102. ROCKAWAY PARK.—Boulevard, s e cor Beach 116th st, 3-sty brick store and dwelling, 24x30, slag roof, 1 family; cost, \$9,000; owner, Louis C. Ghering, Rockaway Park; architects, Smith & Holler, 82 Wall st, N. Y. C. Plan No.

### STORES, OFFICES AND LOFTS.

ELMHURST.—Cook av, s s, 292 e Broadway, 1-sty frame office, 25x38, tin roof; cost, \$2,500; owner, Clarence Edwards, Elmhurst; architect, Milton F. Duflocq, Flushing. Plan No. 3056.

## STORES AND TENEMENTS.

LONG ISLAND CITY.—5th av. w s, 150 n Ja-maica av. two 4-sty brick tenements, 50x80, slag roof, 25 families; cost, \$80,000; owner, Louis MacDonald, 120 Liberty st, N. Y. C.; ar-chitect, Edward Wilbur, same address. Plan No. 3058.

NO. 3005. COLLEGE POINT.--13th st. e s, 50 s 4th av, two 1-sty brick stores, 25x60, tin roof; cost, \$3,000; owner, Roy Reisenberger, 712 Broad-way, Brooklyn; architect, W. M. Wills, 1181 Myrtle av, Brooklyn, Plan No. 3089.

#### MISCELLANEOUS.

JAMAICA.—Dean st, e s, 100 n Humboldt blvd, 1-sty frame coop, 12x16, paper roof; cost, \$50; owner, L. Jochinsom, premises. Plan No. 3054.

CORONA.—National av, w s, 500 n Poplar st, 1-sty frame tool house, 17x12, paper roof; cost, \$50; owner, J. B. Herzog, premises. Plan No. 3075.

LONG ISLAND CITY.—Thompson av, s e cor Carolina av, frame signboard, 150x10; cost, \$150; owner, C. L. Wright, 45 Broadway, N. Y. C. Plan No. 3071.

WOODSIDE.—Cleveland av, 13, erect brick retaining wall; cost, \$300; owner, A. Grynwald, premises. Plan No. 3068.

JAMAICA.—Rockaway rd, s s, 300 w Dock rd, 1-sty frame barn, 16x35, tin roof; cost, \$350; owner, W. H. Miller, premises. Plan No. 3092.

WOODHAVEN.—Rockaway rd, s s, 50 w South 3d st, 1-sty frame shed, 25x18, slag roof; cost, \$150; owner, Louis Duisman, 224 Helen av, Ozone Park. Plan No. 3091.

#### Richmond.

#### DWELLINGS.

CENTRE ST, s s, 150 w Laurel av, Richmond, 2-sty brick dwelling, 24x28; cost, \$2,000; owner, R. C. Turnbull, Richmond; architect and build-er, John Schroll, Richmond. Plan No. 747.

COLLEGE AV, s s, 280 e New York pl, West New Brighton, 2-sty frame dwelling, 27x27; cost, \$3,200; owner and architect, Jas. Whit-ford, New Brighton; builder, E. K. Whitford, Port Richmond. Plan No. 744.

MAINE AV, s s, 270 e Virginia pl. West New Brighton, 2-sty frame dwelling, 27x27; cost, \$3,200; owner, B. F. Funk, West New Brighton; architect, Jas. Whitford, New Brighton; build-er, E. K. Whitford, Port Richmond. Plan No.

#### STABLES AND GARAGES.

DEBONAIRE PL, 200 e Old Town rd, South Beach, 1-sty frame stable, 16x32; cost, \$300; wner, Jos. B. McKay, South Beach; builder, Mr. Shay, South Beach. Plan No. 746.

ST MARY'S AV, n s, cor Shaughnessy's lane, Rosebank, 1-sty frame stable, 26x1; cost, \$100; owner and builder, Thos. Coronato, Rosebank. Plan No. 743.

STORES AND DWELLINGS. MORNINGSTAR RD, e s, 200 s Ennis st, Elm Park, 2-sty frame store and dwelling, 22x50; cost, \$5,000; owner and architect, Chas. Lange, Stapleton; builder, W. S Lynch, Port Rich-mond. Plan No. 742

Erecting a building for the New York Commission for the Pnanma-Pacific International Exposition at San Fran-cisco. The time allowed for erecting and completing the building is two hun-dred and fifty (250) Calendar days.
 Installing the Plumbing, Water Supply and Gas Fitting in the building above mentioned. The time allowed for completing the work is two hundred and twenty-five (225) Calendar days.
 Installing the Steam Heating in the building above mentioned. The time allowed for the completion of the work is two hundred and twenty-five (225) Calendar days.
 Installing the Electric Work in the building above mentioned. The time allowed for the completion of the work is one hundred (100) Cal-endar days. The surety required for each bid or pro-posal is twenty-five (25), per cent. of the bid or proposal. Contracts will be awarded at a lump sum for each contract. Forms of proposal, together with copies of the State of New York relating to Pub-lic Buildings and Structures. Forms of proposal, together with copies of the Contracts and Specifications, may be had at the office of the Commission, 140 West 42nd Street, New York City, and drawings may be obtained from the Arch-itect, Charles B. Meyers, 1 Union Square West, New York City. Contractors desiring blue prints will be required to deposit six (6) dollars, the cost price of printing. NORMAN E. MACK. Chairman.

TREASURY, DEPARTMENT, Supervis-ing Architect's Office, Washington, D. C., October 18, 1913.—Sealed proposals will be opened in this office at 3 p. m., Decem-ber 3, 1913, for the construction complete (including mechanical equipment, interior lighting fixtures, and approaches) of the United States post office and court house at Augusta, Georgia. Three story and basement building; ground area, 11,000 square feet; fireproof construction; stone or marble facing; tile and copper roof. Drawings and specifications may be ob-tained from the Custodian of site at Au-gusta, Georgia, or at this office, in the dis-cretion of the Supervising Architect. O. Wenderoth, Supervising Architect.

STATE HOSPITAL COMMISSION, Purchasing Committee for State Hospitals Albany, N. Y., Oct. 22, 1913. PROPOSALS.—Sealed proposals subject to the usual conditions, will be received up to 10:00 A. M., November 6, 1913, for furnishing the New York State Hospitals for the Insane with cereals, macaroni, dried beans and peas, for a period of four months, deliveries beginning December 1, 19:3. For further information apply to the Committee. Address all proposals to W. C. O'Hern, Secretary of the Purchas-ing Committee, Room 138, Capitol, Albany, N. Y.

#### NOTICE TO CONTRACTORS.

NOTICE TO CONTRACTORS.
Sealed proposals for repairing two hori-forms well and connections at Middletown received by the State Hospital Commis-town of the state of the state of the and the contractors to whom the awards of the amount of contract within 30 days for outside pump well and connections, and within 10 days after award of contract for outside pump well and connections. Not fore the terms of specifications Not reject any or all bids. Drawings and point the terms of specifications Not reject any or all bids. Drawings and form of the State Architect, Lewis F. Complete sets of plans and specifications will be furnished to prospective bidders will be furnished to prospective bidder

J. H. B. HANIFY, Secretary, State Hospital Commission.

PROPOSALS

The rate for Advertising under this heading is 25 cents per line, nonpareil measurement, with a minimum of four lines. Copy received until 3 P. M. Friday.

INVITATIONS TO CONTRACTORS. PANAMA-PACIFIC COMMISSION OF THE STATE OF NEW YORK. Sealed bids or proposals for the con-struction of the New York State Building on the grounds of the Panama-Pacific Ex-position, San Francisco, Cal., will be re-ceived at the offices of the Commission, 140 West 42d Street, New York City, until 12 o'clock Noon, on the 15th day of Novem-ber, 1913. Bids and proposals are invited for furnishing all labor and materials re-quired for the completion of the following works:

orks: Erecting a building for the New York Commission for the Panama-Pacific International Exposition at San Fran-

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# RECORD AND GUIDE

#### PLANS FILED FOR ALTERATIONS.

#### Manhattan.

BETHUNE ST, 33-37, marquise to 10-sty brick factory; cost, \$300; owners, Silk-Finishing Co of America, 92 Charles st; architect, Thos. J. McCullough, 227 Waverly pl. Plan No. 3559. BLEECKER ST, 142, reset store fronts to 5-sty brick stores and lodging; cost, \$280; owner, Calvin Stevens, 39 Broad st; architect, Anthony Vendrasco, 496 West Broadway. Plan No. 3573. BLEECKER ST, 259-263, new store front to 6-sty brick store and tenement; cost, \$100; owners, Jacob Bloom et al, 259 Bleecker st; architect, Otto Reissmann, 30 Ist st. Plan No. 3613. 3613

EROOME ST, 466-68, alterations to 5-sty brick store and lofts; cost, \$6,000; owner, Ed-ward W. C. Arnold, West Islip, L. I.; archi-tect, S. Edson Gage, 340 Madison av. Plan No. 3585

3585.
CHERRY ST, 84, alterations to 2½-sty bilck store and tenement; cost, \$100; owner, Wm.
Nelson Estate, 150 Nassau st; architect, Chas.
Warringer, 150 Nassau st. Plan No. 3587.
CHERRY ST, 99, masonry, steel and new plumbing to 5-sty brick store and tenement; cost, \$1,000; owner, Henry Wendt, 171 West 85th st; architect, Chas. Gallo, 60 Graham av, Brooklyn. Plan No. 3620.
FEONT ST, 220, mesonry, to 5-sty brick store

Brooklyn. Plan No. 3620. FRONT ST, 220, masonry to 5-sty brick stor-age; cost, \$500; owners, Thos Newbold et al, \$1 Nassau st; architect, Charles Volz, 2 West 42d st. Plan No. 3561. MANHATTAN ST, 129, reset store front to 6-sty brick stores and tenement; cost, \$215; owner, Richard Henriquerz, 140 Franklin av, Long Branch, N. J.; architect, John Alexander, \$3 Manhattan st. Plan No. 3575.

Manhattan st. Plan No. 3575.
 MOTT ST, 22, alterations to 5-sty brick stores and tenement; cost, \$50; owner, James Cam-para, 34 Mott st; architect, Richard Robl, 128 Bible House. Plan No. 3619.
 MULEERRY ST, 145-147, new stairs and par-titions to 6-sty brick store and lofts; cost, \$250; owner, Vincenzo De Luca, 145 Mulberry st; architect, Philip Bardes, 1838 Wallace av. Plan No. 3580.

No. 3580. RIDGE ST, 33, masonry to 3-sty brick tene-ment; cost, \$25; owner, Geo. Vassar, 433 West 22d st; architect, James J. Malone, 506 West 148th st. Plan No. 3549. ST. NICHOLAS TER.-41-47, new plumbing to 6-sty brick tenement; cost, \$50; owner, Nel-lie E. Peck, 41-47 St. Nicholas terrace; archi-tect, Sol. J. Harris, 1043 Lexington av. Plan No. 3601.

WALKER ST, 25, fireproofing to 6-sty brick store and lofts; cost, \$1,100; owners, Man-hattan Real Estate Association, Wm. P. Dixon, president, 32 Liberty st; architect, Richard Ber-ger, 309 Broadway. Plan No. 3569.
WASHINGTON ST, 296, masonry to 3-sty brick store and lofts; cost, \$75; owner, Elmer T. Butler, 52 Broadway; architect, Geo. M. Pol-lard, 127 Madison av. Plan No. 3597.
WATER ST, 31, new partitions to 4-sty brick lofts; cost, \$500; owner, Archibald Murray, 49
Wall st; architect, Michael Connifiee, 23 Duane st. Plan No. 3624.
WILLIAM ST, 221, iron stairs to 4-sty brick

St. Plan No. 5024. WILLIAM ST, 221, iron stairs to 4-sty brick store and dwelling; cost, \$125; owners, Nathan-iel A. Campbell et al, Dobbs Ferry, N. Y.; ar-chitect. Robert Teichman, 22 William st. Plan No. 3565.

WOOSTER ST, 238-250, alterations to 11-sty brick lofts; cost, \$500; owner, Louis Stern, 29 West 42d st; architect, Harold L. Young, 1204 Broadway. Plan No. 3552.

West 42d st; architect, Haron II, Foulds, 1200
Broadway, Plan No. 3552.
10TH ST, 215 West, alterations to 3-sty frame store and hotel; cost, \$2,500; owner, Marie M. Mortimer, 215 West 10th st; architect, Geo. Hof, Jr., 371 East 158th st. Plan No. 3553.
10TH ST, 111 East, new partitions and plumb-ing to 3-sty brick dwelling; cost, \$1,000; own-ers, Geo. F. and Francis A. Roesche, 109 West 10th st; architect, Samuel Levingson, 39 West 38th st. Plan No. 3605.
12TH ST, 1 East, entrance doors to 18-sty brick lofts; cost, \$75; owners, Ellisdale Co., Inc., 9 Church st; architect, Harry N. Paradies, 231 West 18th st. Plan No. 3606.
12TH ST, s, 200 e of Av D, steel floor plates to 1-sty brick locker room; cost, \$1,600; owners and architects, The New York Mutual Gas Light Co., 36 Union Sq. Plan No. 3557.
14TH ST, 248 West, alterations to 4-sty brick

Gas Light Co., 50 Union Sq. Plan No. 3557. 14TH ST, 248 West, alterations to 4-sty brick moving pictures and assembly; cost, \$2,000; owner, Benjamin Fox, 72 Sth av; architect, Chas. B. Meyers, 1 Union Sq. West. Plan No. 3550.

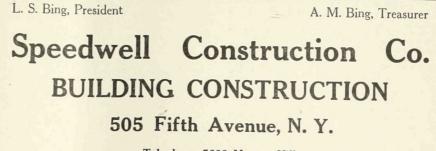
3550.
17TH ST, 20 West, alterations to 12-sty brick lofts; cost, \$75; owners, 20 West 17th St Co, 19 East 24th st; architects, Schwartz & Gross, 347 5th av. Plan No. 3541.
18TH ST, 142 West, new dumbwaiter to 3-sty brick factory; cost, \$150; owner, Margaret V Kyley, 34 West 13th st; architect. Chas. E. Reid, 132 East 23d st. Plan No. 3539.
19TH ST, 29-32 East farm on the provision of the structure of the stru

Reid, 132 East 23d st. Plan No. 3539. 19TH ST, 29-33 East, terra cotta partition to 8-sty brick store and loft; cost, \$400; owners, Kendall Estate, Horace S. Ely & Co., agents, 21 Liberty st; architects, Townsend, Steinle & Haskell, Inc., 1328 Broadway. Plan No. 3603. 20TH ST, 234 West, new partition to 5-sty brick store and tenement; cost, \$50; owners, Estate of Wm. Dubois, Martin J. Levy executor, 3548.

3548.

22D ST, 129 West, sprinkler tank to 12-sty brick loft; cost, \$550; owners, Paterno Bros., Inc., 601 West 115th st; builders, Felber En-gineering Co., 103 Park av. Plan No. 3593.

24TH ST, 140 West, rear extension to 3-sty brick store and offices; cost, \$4,000; owners, District Realty Co., Alfred M. Rau, president, 505 5th av; architect, Geo. M, Pollard, 127 Madison av. Plan No. 3599,



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25TH ST, 53-59 East, curtain wall to 16-sty brick lofts; cost, \$300; owner, Israel Unter-berg, 11 West 86th st; architect, Lawrence M. Loeb, 37 East 28th st. Plan No. 3578. 25TH ST, 207-217 West, auxiliary braces to 12-sty brick printing house; cost, \$3,900; own-ers, Graphic Arts Realty Co., 207 West 25th st; architect, Richard Berger, 309 Broadway. Plan No. 3567.

26TH ST, 200 West, new windows to 3-sty brick stores and lofts; cost, \$75; owner, Solo-mon G. Rosenbaum, 407 West 24th st; architect, Morris Schwartz, 194 Bowery. Plan No. 3546.

30TH ST, 32 East, masonry to 4-sty brick hotel; cost, \$400; owners, Women's Hotel Co., Arthur Coppell, 22 West 48th st; architect, Edward C. Schmidt, 1 Madison av. Plan No. 3609.

31ST ST, 445-57 West, sprinkler tank to 6-sty brick lofts; cost, \$1,800; owners, Knicker-bocker Chocolate Co., 445 West 31st st; build-ers, Maxwell Engineering Co., 30 Church st. Plan No. 3591.

33D ST, 44 West, new store to 3-sty brick dwelling; cost, \$50; owner, Mary J. Odell, 48 West 33d st; architect, John Renehan, 249 Lexington av. Plan No. 3543.

34TH ST, 165 West, extension to 3-sty brick stores and restaurant; cost, \$200; owner, Wm. H. Hussey, 150 West 35th st; architect, Wm. S. Boyd, 203 West 14th st. Plan No. 3621.

42D ST, 196 East, new store front to 3-sty brick cafe and hotel; cost, \$500; owners, John J. Curry Estate, 28 East 95th st; architect, Geo. J. Froelich, 690 Whitlock av. Plan No. 3566.

45TH ST, 62-64, fireproof windows to 12-sty brick offices; cost, \$375; owner, Nathan S. Jar-vis, 2 West 45th st; architect, Albert J. Bodker, 62 West 45th st. Plan No. 3563.

46TH ST, 339-41 East, alterations to 4-sty brick factory and dwelling; cost, \$3,500; own-ers, Coco Cola Bottling Works, 339 East 46th st; architect, Herman Hornenburger, 656 East 163d st. Plan No. 3588.

50TH ST, 601-609 West, new door to 6-sty brick factory; cost, \$50; owner, Vincent Astor, 23 West 26th st; architects, Ross & McNeil, 39 East 42d st. Plan No. 3616.

56TH ST, 156 West, masonry to 2-sty br; stable and dwelling; cost, \$50; owner, Char F. McKune, 409 West 55th st; architect, W. Clark, 438 West 40th st. Plan No. 3574.

57TH ST, 103 West, rear extension to 2-sty brick garage; cost, \$1,000; owner, Cordelia E. Yeslin, Garden City, L. I.; architects, Geo. & Edward Blum, 505 5th av. Plan No. 3564.

58TH ST, 557-63 West, sprinkler tank to 4-sty brick lofts; cost, \$900; owner, Louis C. Jandorf, 3 West 61st st; architects, The Rus-ling Co., 39 Cortlandt st. Plan No. 3615.

59TH ST, 335-341 West, new store front to 5-sty brick store and tenement; cost, \$200; owners, Maurice Cohen et al, 3624 Broadway; architect, Frank J. Schefcik, 4168 Park av. Plan No. 3576.

59TH ST, 351-353 West, new store fronts to 4-sty brick stores and tenements; cost, \$1,000; owner, Mary J. Odell, 48 West 33d st; archi-tects, F. B. & A. Ware, 1170 Broadway. Plan No. 3542.

59TH ST, 344-46 West, new store front to 5-sty brick store and tenement; cost, \$5,000; owners, Cooper Realty Co., Asher Holzman, president, 26 Exchange pl; architect, Oscar Lowinson, 5 West 31st st. Plan No. 3600.



S4TH ST, 57 West, new partition to 5-brick stores and tenements; cost, \$50; owr Wm. H. Callanan, 526 West 38th st; archit Frank J. Schefcik, 4168 Park av. Plan 1 3544.

94TH ST, 101 East, new entrance to 3-sty brick dwelling; cost, \$2,000; owner, Gertrude M. Bain, 101 East 94th st; architect, Chas. C. Grant, 37 East 28th st. Plan No. 3617.

## Plans Filed-Alterations, Manhattan (Cont.)

100TH ST, 154 East, new stairs to 5-sty brick tenement; cost, \$400; owners, Estate of Abra-ham Bachrach, 19 East 116th St; architect, Jacob Fisher, 25 Av A. Plan No. 3540. 107TH ST, 201 West, new store fronts to 6-sty brick store and tenement; cost, \$250; owner, Arthur Simons, 33 Gold st; architects, Moore & Landsiedel, 148th st and 3d av. Plan No. 3590.

110TH ST, 135 East, new store fronts to 5-sty store and tenement; cost, \$150; owner Montfort Goldman, 135 East 110th st; architect M. Joseph Harrison, 230 Grand st. Plan No

3604.
116TH ST, 252-4 West, moving picture theatre to 2-sty brick; owner, Margaret Ferris, Morristown, N. J.; architects, Gross & Kleinberger, Bible House, Astor pl. Plan No. 3610.
118TH ST, 512-14 East, extension to 2-sty brick office, dwelling and storage; cost, \$6,000; owner, Mary A. Stokes, 512 East 118th st; architect, Louis A. Sheinart, 194 Bowery. Plan No. 3602.

No. 3602.
118TH ST, 312 West, fireproofing to 2-sty brick garage; cost, \$350; owner, Philip Ohl, 351 West 120th st; architect, Wm. H. Paine, 55 West 105th st. Plan No. 3556.
124TH ST, 78 West, front extension to 3-sty brick stores and dwelling; cost, \$200; owner, John J. Spowers, 101 Pierpont av, Brooklyn; architect, Joseph C. Cocker, 2017 5th av. Plan No. 3623.

No. 5025. 121ST ST, 312 West, boiler flue to 5-sty brick tenement; cost, \$95; owner, John E. Minehau, 737 3d av; architect, Henry H. Koch, 22 East 127th st. Plan No. 3595.

127th st. Plan No. 3595. 125TH ST. 319 West, masonry to 3-sty br store and hotel; cost, \$150; owner, Arth Weisbecker, Exr., 268 West 125th st; architt Milton Sekeson, 319 West 125th st. Plan 1 2509

127TH ST, 209 West, alterations to 3-sty brick dwelling; cost, \$35; owner, Benjamin Fox, 72 Sth av; architect, Chas. B. Meyers, 1 Union sq West, Plan No, 3608.

Union sq West. Plan No. 3608. 129TH ST, 60 West, store partition to 7-sty brick stores and tenement; cost, \$175; owner, estate of Wm, Levers, Robt. Levers, exr., 60 West 129th st; architect, Frank H. Hines, 104 West 124th st. Plan No. 3562. 130TH ST, 574 West, alterations to 3-sty brick stable; cost, \$10,000; owners, Knicker-bocker Ice Co., 1170 Broadway; architects, Martenson & Co., 114 East 28th st. Plan No. 3586.

3586

V A, ures p W. er AV A, 51, masonry to 3-sty brick moving pictures and dwelling; cost, \$500; owner, Will-iam W. Astor, 21 West 26th st; architect, Jacob Fisher, 25 Av A. Plan No. 3558.

sner, 25 Av A. Plan No. 3558. AV A, 1020, new windows and doors to 5-sty ck tenement; cost, \$500; owner, Wm. C. Orr, East 62d st; architect, Otto Reissmann, 30 st. Plan No. 3554. AV

Ist st. Plan No. 3554.
AV B, 171, new partitions to 5-sty brick store and tenement; cost, \$1,500; owner, Ella Baet-tigheimer, 135 Keap st. Brooklyn; architect, Otto Reissmann, 30 1st st. Plan No. 3614.
BROADWAY, 1400-10, new store front to 4-sty brick theatre and stores; cost, \$1,000; ewn-ers, Robert F. Bixby Estate, 291 Broadway; architect, Henry B. Herts, 35 West 31st st. Plan No. 3612.
BROADWAY, 202 new store front to 5-to

BROADWAY, 392, new store front to 5-sty brick stores and lofts; cost, \$500; owners, Chas. A. Eaudoine Estate, 1181 Broadway; architect, Herman L. Meader, 178 5th av. Plan No. 3618.

Herman L. Meader, 178 oth av. Plan No. 3618. BROADWAY, 478-482, extend elevator shaft to 5-sty brick store and loft; cost, \$600; owner, Rooseveit Hospital, W. E. Roosevelt, Sec., 804 5th av; architect, Henry H. Holly, 39 West 27th st. Plan No. 3570.

st. Plan No. 3570. BROADWAY, 395-399, terra cotta partitions to 15-sty brick loft; cost, \$300; owner, Equitable Life Assurance Co., 165 Broadway; architects, Maynicke & Franke, 25 Madison Sq N. Plan No. 3568

No. 3508. BROADWAY, 1667, new store front to 5-sty brick store and workrooms; cost, \$700; owner, Ella A. Grey, 1567 Broadway; architect, Henry Holder, Jr., 242 Franklin av, Brooklyn. Plan No. 3560.

BROADWAY, 316, sidewalk vault to 5-sty brick store and lofts; cost, \$2,500; owners, The O. B. Potter Trust, 71 Broadway; architect, Francis H. Kimball, 71 Broadway. Plan No. 3577.

BROADWAY, 591, new partitions and fire-proof doors to 6-sty brick stores and lofts; cost, \$1,000; owner, Bernard Cohen, 752 Broadway; architect, Robt. T. Lyons, 505 5th av. Plan No. 3581.

3581. BROADWAY, 2921, masonry and steel to 1-sty brick church and parish house; cost, \$1,-200; owners, Broadway Presbyterian Church, Geo. H. Masten, president, 103 Park av; archi-tects, Hopkins & McEntee, 37-39 East 28th st. Plan No. 3579.

MADISON AV, 1295-1303, marquise to 9-sty brick hotel; cost, \$250; owners, Union Dime Savings Bank, 6th av and 40th st; architect, Morris Newgold, 1295 Madison av. Plan No. 3594.

3394. ST. NICHOLAS AV, 1420-26, increase capacity to 2-sty brick stores, offices and moving pic-tures; cost, \$2,000; owners, Belvedere Building Co., Leo M. Klein, president, 149 Broadway; architects, Rouse & Goldstone, 38 West 32d st. Plan No. 3582.

1ST AV, 129, alterations to 5-sty brick stores and tenement; cost, \$800; owners, Estate Henry J. Wirth, 4 Beekman pl; architect, Frank Straub, 25 West 42d st. Plan No. 3607.

2D AV, 1111, alterations to 4-sty brick stores and tenements; cost, \$500; owner, Abraham Marks, 1111 2d av; architect, M. Joseph Har-rison, 230 Grand st. Plan No. 3571.

2D AV, 2004, alterations to 4-sty brick store and tenement; cost, \$1.000; owners, The New Church Board of Publication, 3 West 29th st; architect, Julius J. Diemer, 118 East 28th st. Plan No. 3572.

2D AV, 1324, new show windows to 5-sty brick store and dwelling; cost, \$100; owner Ester Rauch, 1328 5th av; architect, Otto L Spannhake, 233 East 78th st. Plan No. 3584.

3D AV, 253, new store front to 3-sty brick store nad dwelling; cost, \$85; owner, Chas. E. Colthup, 255 3d av; architect, Chas. McGregor, 235 3d av. Plan No. 3611.

235 3d av. Plan No. 3611. 3D AV, 425, new windows to 5-sty brick ten-ement; cost, \$70; owner, Joseph L. Butten-weiser, 220 Broadway; architects, Moore & Lansiedel, 148th st and 3d av. Plan No. 3589. 5TH av, 509, new store front to 5-sty brick stores and offices; cost. \$150; owner, Geo. W. M. Sturges, 236 West 72d st; architect, David Scott, 119 West 31st st. Plan No. 3547.

Scott, 119 West 31st st. Plan No. 3547. 5TH AV, 64-66, alterations to 6-sty brick book store; cost, \$300; owner, The MacMillian Co., 64 5th av; architect, Chas. H. Caldwell, 101 Park av. Plan No. 3551. 6TH AV, 804, masonry to 4-sty brick stores and tenement; cost, \$50; owner, Oscar R. May-er, 874 6th av; architect, Geo. L. Howland, 110 West 47th st. Plan No. 3622.

STH AV, 2407, new store front to 5-sty brick stores and tenement; cost, \$500; owner, Carrie Nauheim, 320 Central Park West; architect, Henry Ginsberg, 367 South 4th st, Brooklyn. Plan No. 3555.

9TH AV, 565, new store fronts to 4-sty brick store and dwelling; cost, \$200; owner, Dennis F. Gerbereux, 419 West Broadway; architect, Elaim H. Fuller, 416 West Broadway. Plan No.

10TH AV, 761, roof extension, new stairs and windows to 4-sty brick tenement; cost, \$1,500 owner, George Guigerich, 70 Amsterdam av architect, John H. Knubel, 305 West 43d st Plan No. 3538.

10TH AV, 148-50, new store fronts to 5-sty brick stores and tenements; cost. \$30; owner, Otto H. Schlobohm, 420 West 154th st; archi-tect, John E. Kleist, 515 7th av. Plan No 3596.

#### Bronx.

LORILLARD PL, 2375, new windows, new partitions to 3-sty frame dwelling; cost, \$500 owner, W. G. Taus, on premises; architect, M W. Del Gaudio, 401 Tremont av. Plan No 553.

132D ST, n s, 95 e Cypress av, 1-sty brick extension, 30x39.8, to 3-sty frame factory; cost, \$1.000; owner, Paul Quandt, on premises; ar-chitect, Anton Pirner, 2069 Westchester av. Plan No. 542.

1515T ST, n e cor Morris av, new water closet to 3-sty frame store and dwelling; cost, \$250; owner, Guiseppe Fusco, 409 East 116th st; architect, M. W. Del Gaudio, 401 Tremont av. Plan No. 552.

7. Find No. 552. 1677H ST. 953, new store front, new tollets 9 4-sty brick stores and tenement; cost, \$800; wner, Henry W. Holtgrieve, Sullivan Co, N. .; architect, Geo. J. Froelich, 690 Whitlock v. Plan No. 551. owner, Y. av

av. Plan No. 551. 256TH ST, n s, 25 w Park View pl, new wash tub, sink and cesspool to 2-sty frame dweiling; cost, \$100; owner and architect. Robt. H. Murphy, Fieldstone rd. Plan No. 538. BATHGATE AV, 1604, 1-sty glass extension, 13x5, to 2-sty frame store and dwelling; cost, \$200; owner, Bigio Genchi, 344 West 45th st; architect, M. W. Del Gaudio, 401 Tremont av. PLOSCOPEL AV. a. 2, 228.9 m Plumpton av. 1-

Plan No. 544. BOSCOBEL AV, e s, 328.9 w Plympton av, 1-sty frame extension, 7x20, to 1-sty frame store; cost, \$100; owner and architect, Jos. V. Del Genovese, 1739 Montgomery av. Plan No. 546. CORLEAR AV, w s, 136.7 s 232d st, raise to grade 2<sup>1</sup>/<sub>2</sub>-sty frame dwelling; cost, \$1,200; owner. Robt. Bradley, 1930 University av; arch-itect. Henry Nordheim, 1087 Tremont av. Plan No. 5<sup>1</sup>/<sub>2</sub>. itect. h

No. 529. EASTERN BOULEVARD, s w cor Fort Schuy ler rd, 1-sty frame extension, 69x26, to 2½-st frame hotel: cost, \$1,500; owner, Teutoni Realty Co., 156th st and St. Anns av; archi tect, Anton Pirner, 2069 Westchester av. Pla No. 541.

No. 541. PROSPECT AV. 1427. new partitions to 1-sty brick stores; cost, \$100; owner, Simon I. Schwartz, 347 5th av; architect, Chas. Muss-baum, 316 West 42d st. Plan No. 557. ROSEDALE AV. 1513, new brick basement built under 2-sty frame dwelling; cost, \$1,000; owner, E. Glauber, 100 West 121st st; archi-tect; Anton Pirner, 2069 Westchester av. Plan No. 555.

ROSEDALE AV, 1513, new brick basement built under 2½-sty frame dwelling; cost, \$500; owner, E. Glauber, 100 West 121st st; archi-tect, Anton Pirner, 2069 Westchester av. Plan No. 556.

ROSEDALE AV, 1497, raise to grade 2-sty frame dwelling; cost, \$250; owner, Gaetano Poggi, on premises; architect, A. Vendraso, 1457 Rosedale av. Plan No. 540.

ROSEDALE AV, s e cor Mansion st. raise to grade 2½-sty frame dwelling; cost, \$225; own-er, J. Hooks, 1501 Commonwealth av; architect, C. McGarry, 3011 Olinville av. Plan No. 543.

SO BOULEVARD, 551, new show windows, new partitions, to 4-sty brick store and tene-ment; cost, \$1.000; owner, Emelia Bierman, 68 West 116th st; architect, Benj. W. Levitan, 20 West 31st st. Plan No. 547.

TELLER AV, 895, 1-sty frame extension, 12x 9, to 1-sty frame shop; cost, \$500; owner, Arthur Rodomsky, on premises; architect. Chris F. Lohse, 371 East 149th st. Plan No. 539.

TREMONT AV, 927, new show windows to 4, sty brick store and tenement; cost, \$500; own-er, Rosianna Havanagh, 469 West 147th st architects, Tremont Architectural Co., 401 Tre-mont av. Plan No. 550. 401 Tre-

VAN NEST AV 789, new bay window, new partitions to 2-sty frame dwelling; cost. \$800; owner, Carl Rieger, on premises; architect, Franz Wolfgang, 535 East 177th st. Plan No. 545.

3D AV, w s, 28.92 s 172d, remove projections of 5-sty brick stores and tenement; cost, \$200; owner, Thos. J. Healey, 3917 3d av; architect, M. W. Del Gaudio, 401 Tremont av. Plan No.

3D AV, e s, 110 n 153d st, new store front to 3-sty frame store and dwelling; cost, \$350; owner, Marie Bleckner, 675 Bergen av; archi-tect, Fred Hammond, 391 East 149th st. Plan No. 548.

3D AV, 2809, new show windows, new plumb-ing to 4-sty brick store and tenement; cost \$500; owners, Heuitz & Seigel, 3d av and 169th st; architect, Geo. Hof, Jr., 371 East 158th st Plan No. 537. ; cost, d 169th

#### Brooklyn.

BARTLETT ST, 78, interior and exterior alter-ations to 3-sty store and tenement; cost, \$250; owner, John M. Rhodes, 541 74th st; architect, D. Lucas, 98 3d st. Plan No. 5627. BERGEN ST s s, 150 w Schenectady av, in-terior alterations to 2-sty tenement; cost, \$300; owner, Mary McGarrey, 1496 Bergen st; archi-tect, Willard Parker, 34 McDonough st. Plan No. 5711 et, 5711 No

Rec., William Furker, of Arbonadgi etc. Fuk No. 5711. BRIDGE ST, 401-3, interlor and exterior al-terations to 2-sty and basement store and office; cost, \$200; owners, United Retail Grocers As-sociation, 401 Bridge st; architects, Slee & Bryson, 154 Montague st. Plan No. 5642. BRIDGE ST, w s, 125 s Myrtle av, remove wall of 4-sty convent; cost, \$1,000; owners, Sis-ters of St. Joseph, Brentwood, L. I.; architect, F. J. Helmle, 196 Montague st. Plan No. 5688. CARROLL ST, 16, plumbing to 4-sty store and tenement; cost, \$150; owner, Giacomo Don-dero, 16 Carroll st; architects, Brook & Rosen-berg, 350 Fulton st. Plan No. 5666. COLUMBIA ST, 161, plumbing to 3-sty store and tenement; cost, \$225; owner, John F. Fagan, 384 Henry st; architect, Jas. A. Boyle, 367 Fulton st. Plan No. 5620.

Fagan, 381 Henry st; architect, Jas. A. Boyle, 367 Fulton st. Plan No. 5620.
CRESCENT ST, w s, 43 n Glenmore av, plumb-ing to 2-sty dwelling; cost, \$130; owner, Mrs. Leavy, on premises; architect, D. Walsh, 1086 Liberty av. Plan No. 5744.
DEVOE ST, 196, plumbing to 2-sty and base-ment dwelling; cost, \$200; owner, Isadore Ress-ley, 194 Devoe st; architects, Glucroft & Glu-croft, 34 Graham av. Plan No. 5674.
FROST ST, s s, 325 e Humboldt st, interior and exterior alterations to store and dwelling; cost, \$100; owner, Pietro Francese, 224 Front st; architects, Glucroft & Glucroft, 34 Graham av. Plan No. 5717.
FULTON ST, s s, 50 e Ralph av, interior alterations to 3-sty store and dwelling; cost, \$100; owner, Albert Rosen, 416 Park pl; ar-chitects, Chas. Infanger & Son, 2634 Atlantic av. Plan No. 5731.
FULTON ST, s s, w cor Kingston av, exterior

av. Plan No. 5731. FULTON ST, s w cor Kingston av, exterior and interior alterations to 4-sty tenement: cost, \$700; owner, Harry Tumsuden, 857 Jefferson av; architects, Koch & Wagner, 26 Court st. Plan No. 5593.

GARDEN ST, s s, 40 w Bushwick av, new extension to 5-sty malt storage; cost, \$150; owner, Malt Diastose Co., 79 Wall st, N. Y.; architect, J. P. Williams, 417 Rogers av. Plan No. 5600.

GRAND ST, s s, 23 e Driggs av, interior al-terations to 4-sty store; cost, \$5,500; owner, E. B. Tuttle, 751 Broadway; architect, Alex Mack-intosh, 55 Bible House, N. Y. Plan No. 5667.

HANSON PL, 74, plumbing to 3-sty store and dwelling; cost, \$400; owner, Elinor M. Mullins, 230 Livingston st; architect, John Dillon, 541 Atlantic av. Plan No. 5676.

HARMON ST, n s, 225 e Irving av, extension to 2-sty shop and wagon room; cost, \$10,000; owner, Bernard Koenen, 1486 Myrtle av; arch-itect, Louis Allmendinger, 926 Broadway. Plan No. 5647.

HARRISON ST, s w cor Cheever pl, exterior and interior alterations to 3-sty store and dwe'l-ing; cost, \$300; owner, Philip Weingraw, 479 75th st; architects, Brook & Rosenberg, 350 Fulton st. Plan No. 5617.

HANSON PL, n w cor St. Felix st, interior alterations to church; cost, \$500; owner, Han-son Pl. M. E. Church, 215 Montague st; archi-tect, J. S. Kennedy, 157 Remsen st. Plan No. 5772.

HENRY ST. e s, 299.4 s Clark st, plumbing to 3-sty dwelling; cost, \$250; owner, Mrs. A, Williams, 137 Henry st; architect, Alfred R. Smythe, 273 Court st. Plan No. 5618.

HUBERT PL, n w cor East 39th st, exterior alterations to 2-sty dwelling; cost. \$150; owner, Jas. Lawiess, on premises; architect, Wm. Win-ters, 106 Van Sicklen av. Plan No. 5628.

JAY ST, e s, 75.7 n Front st, interior alter-ations to 3-sty store and dwelling; cost, \$3,-000; owners, Lower Realty Co., 528 West 42d st; architect, John Voelker, 979 3d av, N. Y. Plan No. 5718.

LEONARD ST, 292, interior alterations to 3-sty dwelling; cost, \$250; owner, Kopel Rozen, 39 Hubert st; architect. E. J. Meisenger, 394 Gra-ham av. Plan No. 5681.

Inam av. Plan No. 5981.
 LORIMER ST, n s. 100 n Marcy av, interior alterations to 2-sty dwelling; cost, \$300; own-er, Becky Jacobs, 57 Lorimer st; architect, T. Goldstone, 49 Graham av. Plan No. 5716.
 NORTH ELLIOTT PL, 39, plumbing to 3-sty store and tenement; cost, \$175; owner, Saverio Scali, 246 Front st; architects, Brook & Rosen-berg, 350 Fulton st. Plan No. 5695.

ORANGE ST, n e cor Hicks st, new elevator to 4-sty club rooms; cost, \$2,500; owner, Plym-outh Church Memorial Euilding, on premises; architects. Otis Elevator Co., 250 11th av, New York. Plan No. 5680.

ST. JOHNS PL, s s, 21 e Nostrand av, in-terior alterations to 3-sty store and dwelling; cost, \$1,800; owners, Sea Gate Hotel Co., 33d st & Surf av; architect, Laspia Salvati, 525 Grand st. Plan No. 5714.

SCHOLES ST, s e cor Leonard st, interior alterations to dance hall; cost, \$500; owners, Estate of J. H. Weibelovsky, 91 Meserole st; architects, Glucroft & Glucroft, 34 Graham av, Plan No. 5712.

SEA PL, s s, 40.6 w West 32d st, extension to 1-sty dwelling; cost, \$1.000; owner, Dr. E. J. Woodworth, on premises; architect, Geo. A. Suess, 2966 West 29th st. Plan No. 5639.

Suess, 2966 West 29th st. Plan No. 5639. STAGG ST, 178, interior alterations to 3-sty tenement; cost, \$5,000; owners, Nathan Bux-baum & ano, 321 Lenox av, N. Y.; architect, Jacob Fisher, 25 Av A, N. Y. Plan No. 5613. STAGG ST, s s, 150 e Graham av, interior and exterior alterations to tenement; cost, \$1,-500; owners, Henry Bischoff & ano, 177 Stagg st; architect, Emil J. Meisenger, 394 Graham av. Plan No. 5638.

TAYLOR ST, e s, 165 n Bedford av, plumbing to 3-sty dwelling; cost, \$225; owner, R. Graff, 146 Taylor st; architect, Jas. A. Boyle, 367 Ful-ton st. Plan No. 5619.

ton st. Plan No. 5619.
WALLABOUT ST, s s, 320 e Bedford av, plumbing to 2-sty dwelling; cost, \$200; owner, Nathan Greenbaum, 94 Walton st; architect, T.
Goldstone, 49 Graham av. Plan No. 5684.
YORK ST, n s, 55.5 w Gold st, interior alter-ations to 4-sty dwelling; cost, \$600; owner, Brooklyn City Mission, 44 Court st; architect, John Holtye, 122 East 25th st, N. Y. Plan No. 5550

SOUTH 4TH ST, n s, 60 e Rodney st, plumb-ing to 3-sty tenement; cost, \$250; owner, Max Pilner, 305 South 4th st; architect, Jacob Fisher, 25 Av A, N. Y. Plan No. 5588.

Pilner, 305 South 4th st; architect, Jacob Fisher, 25 Av A, N. Y. Plan No. 5588.
NORTH 5TH ST, 238, interior alterations to 4-sty store and tenement; cost, \$700; owner, Christopher Kelly, 47 Throop av; architect, W. J. Conway, 400 Union st. Plan No. 5594.
NORTH 6TH ST, 146, plumbing to 3-sty store and tenement; cost, \$150; owner, Isaak Heimowitz, 63 West 113th st, N. Y.; architect, Max Cohn, 280 Bedford av. Plan No. 5603.
EAST STH ST, e s, 100 n Ditmas av, exterior and interior alterations to 2½-sty dwelling; cost, \$1,200; owner, Max Schenke, 719 Eagle av, New York; architect, G. Lawton, 30 East 42d st, New York. Plan No. 5669.
9TH ST, n s, 388.9 w 2d av, lower 3-sty office & storage; cost, \$300; owner, Mauriel F. Hickey, 644 10th st; architect, W. J. Conway, 400 Union st. Plan No. 5643.
NORTH 10TH ST, 130-43, exterior alterations Work article and state at the store and anterior and state at the store at the stor

& sto Hickey, bar O Union TH

400 Union st. Plan No. 5643.
NORTH 10TH ST, 139-43, exterior alterations to 5-sty factory; cost, \$138; owners, Louis W. Rice & ano, 139 North 10th st; architects, En-gineering Supervision Co., 366 5th av, N. Y. Plan No. 5709.
EAST 13TH ST, e s, 375 s Av Y, plumbing in 2<sup>1</sup>/<sub>2</sub>-sty dwelling; cost, \$175; owner, Geo.
West, 2550 East 14th st; architect, W. S. Cra-mer, Lynbrook, L. I. Plan No. 5651.
13TH ST, 420, interior alterations to 2<sup>1</sup>/<sub>2</sub>-sty dwelling; cost, \$150; owner, Lizzie Madaro, 420 13th st; architect, Rich'd Heepe, 461 7th av. Plan No. 5610.
EAST 15TH ST, e s, 514 s Av Y, and St.

Plan No. 5610. EAST 15TH ST, e s, 514 s Av Y, plumbing in 2-sty and basement dwelling; cost, \$275; owner, C. Garrison, on premises; architect, Jas. Lidgate, 1338 Fulton st. Plan No. 5649. EAST 16TH ST, e s, 325 s Av Y, plumbing in 2-sty dwelling; cost, \$200; owner, Mrs. Dennis Washington, East 16th st and Av Z; architect, M. M. Foley, 2247 Homecrest av. Plan No. 5653. 5653

20TH ST, n s, 219.6 w 8th av, extension to 3-cy tenement; cost, \$300; owner, Sophy Mc-ann, 69 Ashford st; architect, M. V. Kinsella, 80 14th st. Plan No. 5745.

280 14th st. Plan No. 5745. WEST 27TH ST, s w cor Railroad av, inter-ior alterations to 1-sty dwelling; cost, \$2,000; owner, Mary Damato, Surf av and West 24th st; architects, Jas. McDonald & Son, Surf av and West 24th st. Plan No. 5672.

and West 24th st. Plan No. 5672. 50TH ST, n s, 135.5 e 5th av, interior alter ations to 2-sty and basement dwelling; cost \$300; owner, Henry S. Brainard, 517 50th st architects, Brook & Rosenberg, 350 Fulton st Plan No. 5664.

EAST 93D ST, w s, 100 n Av G, extension to 2-sty dwelling; cost, \$500; owner, Sherwood D, Sillman, on premises; architect, Jas. A. Boyle, 367 Fulton st. Plan No. 5682.

367 Fulton st. Plan No. 5682.
BEDFORD AV, 1224-1226, interior alterations to two 4-sty stores and tenements; cost, \$1,200; owner, John Moller, 132 New York av; architect, Arthur McEntee, 37 East 28th st, N. Y. Plan No. 5596.
BUCKINGHAM RD, e s. 182.4 s Church av, exterior alterations to 2½-sty dwelling; cost, \$150; owner, Sarah Rowley, on premises; architect, Harold G. Dangler, 215 Montague st. Plan No. 5753.

Plan No. 5753.
BUSHWICK AV, e s. 94.9 s Moore st, interior and exterior alterations to 3-sty tenement; cost, \$500; owner, Maria Diemer, 10 St. Francis pl; architects, Louis Berger & Co., Cypress and Myrtle avs. Plan No. 5742.
BUSHWICK AV, 1267, new store front to 3-sty store and dwelling; cost, \$300; owner, John D. Helmscew, 1627 Bushwick av; architect, Martin Wuttke, 15 Hull st. Plan No. 5654.
CHESTNUT AV, n s. 250 e Coney Island av, plumbing to 2-sty dwelling; cost, \$300; owner and architect, C. Rasmussen, 121 Foster av. Plan No. 5733.
CLINTON AV, e s, 125.4 s Park av, new ele-

CLINTON AV, e s, 125.4 s Park av, new ele-vators; cost, \$4,300; owner, Drake Bros., 1006 Wallabout Market; architect, Nienan Elev. Co., 65 Clymer st. Plan No. 5591.

65 Clymer st. Plan No. 5591. SAME PROP, new elevator; cost, \$700; own-er and architect, as above. Plan No. 5592. EAST NEW YORK AV, 548, raising 2-sty store and dwelling; cost, \$250; owner, Frank Fepedino, on premises; architects. Slee & Ery-son, 154 Montague st. Plan No. 5644. ENERSON AV, p. 2.216 or index of pre-son and the statement of the statement of the statement ENERSON AV, p. 2.216 or index of pre-son and the statement of the statement of the statement ENERSON AV, p. 2.216 or index of pre-son and the statement of the statement of

EMERSON AV, n s, 34.6 e right of way, plumbing to 2-sty dwelling; cost, \$150; owner, Adam Rause, on premises; architect, B. F. Hud-son, 319 9th st. Plan No. 5632.

GREENPOINT AV, 155, interior alterations to 4-sty tenement; cost, \$250; owner, Sophia Her-berger, Huntington, L. I.; architect, Chas. J. Ahlborn, 981 Manhattan av. Plan No. 5708.

FIAN NO. 5706. KNICKERBOCKER AV, s w cor Covert st, extension to 3-sty store and dwelling; cost, \$600; owner, Louisa Feldman, on premises; architect, Jacob M. Debus, 529 Gates av. Plan No. 5713.

LEXINGTON AV, 140, plumbing to 2-sty dwelling; cost, \$125; owner, H. A. Crosby 147 Lexington av; architect, John Todd, 40 Boerum pl. Plan No. 5641.

pl. Plan No. 5641.
LIBERTY AV, s e cor Lincoln av, new bay window; cost, \$500; owner, Henriette Prince, 38
East 126th st, N. Y.; architect, Wm. F. Coan, 37 Vernon av. Plan No. 5615.
NEW LOTS RD, s s, 41 w Hendrix st, ex-terior and interior alterations to 1-sty shop; cost, \$1,200; owner, Louis Parr, New Lots rd and Linwood st; architect, Louis F. Schillinger, 167 Van Siclen av. Plan No. 5657.
NEW LOTS AV, s w cor Pennsylvania av, interior alterations to 1-sty moving pictures; cost, \$300; owners, Jos. Brody & ano, 668 Geor-gia av; architects, S. Millman & Son, 1780
PARK AV, 833 interior alterations to 3-sty

PARK AV, 833, interior alterations to 3-sty tenement; cost, \$350; owner, Fannie Werner, \$33 Park av; architect, T. Goldstone, 49 Gra-ham av. Plan No. 5696.

RUGBY RD, ws. 200 n Beverly rd, extension to 2-sty dwelling; cost, \$400; owner, Mrs. E. McDonald, 198 Rugby rd; architect, Howard Hutchings, 1001 Dorchester rd. Plan No. 5659.

SARATOGA AV, e s, 100 n Elake av, interior and exterior alterations to 2-sty dwelling; cost, \$300; owner, Minnie Goldstein, 645 Saratoga av; architect, E. M. Adelsohn, 1726 Pitkin av. Plan No. 5616.

ST MARKS AV, s s, 140 e Hopkinson av, in-terior alterations to 4-sty factory; cost, \$400; owner, Sarah Guiness, 2409 Dean st; architect, L. Danancher, 322 Fulton st, Jamaica. Plan No. 5697

THROOP AV, w s, 50 n Stockton st, interior alterations to 3-sty store and tenement; cost, \$250; owner, Jacob Levith, 249 Kosciusko st; architects, Brook & Rosenberg, 350 Fulton st. Plan No. 5673.

VANDERBILT AV, n w cor Dean st, interior alterations to 3-sty store and dwelling; cost, \$225; owner, Michael O'Donnell, 550 Vander-bilt av; architect, Jas. A. Boyle, 367 Fulton st. Plan No. 5702.

Plan No. 5702. WASHINGTON AV, 449, remove wall, &c., to 4-sty dwelling; cost, \$1,200; owner, Silas Tuttle, on premises; architects, Gillespie & Carrel, 1123 Broadway, N. Y. Plan No. 5598. WYTHE AV, ws. 99.9 s South 2d st, interior and exterior alterations to 4-sty tenement; cost, \$225; owner, Louisa H. McKeon, 124 Cypress st; architect, Jas. A. Boyle, 367 Fulton st. Plan No. 5750.

No. 5750.
3D AV, s e cor President st, ornămentăl marquise projection; cost, \$150; owner, Sareno Galto, 292 3d av; architect, W. J. Conway, 400 Union st. Plan No. 5636.
4TH AV, ws, 136 n 1st st, exterior and interior alterations to 2-sty store and dwelling; cost, \$150; owner, Glovanni Feirguo, 280 4th av; architect, W. J. Conway, 400 Union st. Plan No. 5651.
4TH AV, ws, 35.3 n 16th st, interior alterations to 2-sty dwelling; cost, \$150; owner, Andrew Leslie, Springfield Gardens, L. I.; architect, David A. Lucas, 98 3d st. Plan No. 5710.
4TH AV, n e cor 19th st, extension to 3-sty 4TH AV, n e cor 19th st, extension to 3-sty dwelling; cost, \$4,000; owner, Mamie Jacobs, 771 Broadway, N. Y.; architect, W. J. Conway, 400 Union st. Plan No. 5704.

400 Union st. Plan No. 5704. 5TH AV, w s, 39.9 n 9th st, interior altera-tions to 3-sty store and offices; cost, \$200; owner, John B. Steich, 128 Montague st; archi-tects. Brook & Rosenberg, 350 Fulton st. Plan No. 5665. 13TH AV, 4303-5, extension to two 2-sty dwellings; cost, \$2,000; owner, Jos. Stern, 4303 13th av; architect, M. A. Canter, 39 West 38th st, N. Y. Plan No. 5736. 14TH AV, n w cor 44th st alter extension

14TH AV, n w cor 44th st, alter extension, &c., to 3-sty store and dwelling; cost, \$1,000; owner, Rebecca Fine, on premises; architect, Emanuel Sommer, 1621 41st st. Plan No. 5599.

#### Oueens.

ARVERNE.—Remington av. e s. 150 s Boule-vard, interior alterations to dwelling; cost, \$100; owner, H. Prince, Arverne. Plan No. 1947.

ARVERNE.—Summerfield av, e s, 100 n Boule-vard, erect outside stairs on side of Home for Children; cost, \$50; owner, Mrs. Goldschmidt, on premises. Plan No. 2003.

ARVERNE.—Remington av, e s, 250 s Boule-vard, erect new post foundation under dwell-ing; cost. \$250; owner, Remington Realty Co., 153 West 57th st, N. Y. C. Plan No. 2004. COLLEGE POINT.—ISth st, e s, 600 n High st, install gas piping in dwelling; cost, \$15; owner, J. Dmytryhan, on premises. Plan No. 1959.

CORONA.—Park av, s w cor Grant st, install new plumbing in dwelling; cost, \$10; owner, Wm. Baumann, on premises. Plan No. 1960.

CORONA.—Polk av, 16, install gas piping in dwelling; cost, \$15; owner, M. Gavell, on prem-ises. Plan No. 1961.

CORONA.—Shell rd, n w cor Jackson av, 1-sty frame extension, 20x5, on side dwelling, tin roof; cost, \$175; owner, J. J. Fiverich, prem-ises. Plan No. 1970.

CORONA.—John st, w s, 100 n Jackson av, install new gas piping in dwelling; cost, \$15; owner, G. Johnson, on premises. Plan No. 1999.

EAST WILLIAMSBURG.—Starr st, 716, in-terior alteration to store and tenement; cost, \$1,000; owner, Estate Maria Freitsch, 13 Fol-som av, Glendale. Plan No. 1949.

ELMHURST.—Broadway, s e cor St. James pl, erect new veranda on rectory; cost, \$200; owner, St. James P. E. Church, on premises. Plan No. 1998.

Plan No. 1998. FAR ROCKAWAY.—Hollywood av, e s, 100 s Mott av, 1-sty frame extension, 14x16, rear 1-sty dwelling, tin roof; cost, \$300; owner, Ed-ward C. Kelly, on premises. Plan No. 1946. FLUSHING.—Oak av, s s, 200 e Parsons av, install new plumbing in dwelling; cost, \$200; owner, Herbert Stoddert, premises. Plan No. 1968.

owner, Herbert Stoddert, premises. Plan No. 1968.
FLUSHING.—Burling av, s s, change peak roof of dwelling to flat roof; cost, \$450; owner, C. Mehrmeyer, premises. Plan No. 1969.
FLUSHING.—Jamaica av, w s, 159 s Franklin pl, 1-sty frame extension, 20x7, on side of stable, tin roof; cost, \$300; owner, Jos. A. Mc-Donald, premises; architect, E. J. Robert, 330
Amity st, Flushing. Plan No. 1977.
GLENDALE.—Van Dine av, e s, 160 s Larch st, 2-sty frame dwelling, 17x17, rear 2-sty dwelling, tin roof, interior alterations; cost, \$800; owner, Henry Koenig, premises; architect, Wm. Von Felder, 2190 Metropolitan av, Glendale. Plan No. 1985.
HOLLIS.—Hempstead and Jamaica Plank rd, s e cor Iroquois av, 2-sty frame extension, 9x 25, on side of public hall, interior alterations; cost, \$300; owner, Hollis Ass'n Hall Co. Hollis; architects, H. T. Jeffrey & Son, Richmond Hill. Plan No. 2000.
JAMAICA.—Atlantic av, s w cor Chestnut st, erect frame sign board, 50x10; cost, \$100; owner, Plan No. 1965.
JAMAICA.—Branton av, s e cor Douglas st, interior alterations to stable cost \$300; owner, stable cost \$300; owner, stable cost \$300; owner, stable cost \$300; owner, stable cost \$300; owner

Plan No. 1965.
JAMAICA.—Branton av, s e cor Douglas st, interior alterations to stable; cost, \$30; owner, Rocco Gallo, premises. Plan No. 1983.
JAMAICA.—William st, w s, 150 s South st, 2½-sty frame extension, 14x12, rear 2½-sty dwelling, interior alterations; cost, \$500; owner, Stefano Fappiano, 14 William st, Jamaica; ar-chitect, Robert Kurz, 324 Fulton st, Jamaica. Plan No. 1950.
JAMAICA.—North 1st st, s s, 300 e Bergen av, install new plumbing in dwelling; cost, \$90; owner, C. Huyalt, on premises. Plan No. 1958.

av, install new plumbing in dwelling; cost, \$200; owner, C. Huyalt, on premises. Plan No. 1958.
JAMAICA.—Washington st, 338, 1-sty frame extension, 30x8, on side 2-sty frame dwelling; tin roof, interior alterations; cost, \$200; owner, John Beltz, on premises; architect, W. H. Cohn, 188 Washington st, Flushing. Plan No. 1963.
JAMAICA.—Catherine st, ss, 200 e Church st, install new plumbing in dwelling; cost, \$250; owner, John J. Bliss, Oceanview av, Jamaica. Plan No. 1996.
LONG ISLAND CITY.—Radde st, e s, 120 n Bridge Plaza, install new freight elevator In garage; cost, \$1800; owner, W. E. Payntar, Hunter av, L. I. City. Plan No. 1971.
LONG ISLAND CITY.—Pudtg st, w s, 185 n Flushing av, install new plumbing in dwelling; cost, \$40; owner, M. Eowler, premises. Plan No. 1980.
LONG ISLAND CITY.—Purdy st, w s, 185 n Flushing av, install new plumbing in dwelling; cost, \$40; owner, M. Eowler, premises. Plan No. 1980.
LONG ISLAND CITY.—Purdy st, s w cor Nassau av, install new plumbing in dwelling; cost, \$100; owner, Geo. Biek, 498 9th av, L. I. City. Plan No. 1981.
LONG ISLAND CITY.—Wilbur av, 117, install new gas piping in dwelling; cost, \$25; owner, Jos. F. Gaynor, premises. Plan No. 1966.
LONG ISLAND CITY.—Wilbur av, 117, install new gas piping in dwelling; cost, \$25; owner, Jos. F. Gaynor, premises. Plan No. 1966.
LONG ISLAND CITY.—Trowbridge st, s w cor Willow st, install new plumbing in tenement; cost, \$200; owner, Johan No. 1967.
LONG ISLAND CITY.—Trowbridge st, s w cor Willow st, install new plumbing in dwelling; tost, \$25; owner, Jos. F. Caynor, premises. Plan No. 1968.
LONG ISLAND CITY.—Trowbridge st, s w cor Willow st, install new plumbing in dwelling; tost, \$25; owner, Jos. for All new plumbing in tenement; cost, \$200; owner, Johan No. 1964.
LONG ISLAND CITY.—Pleasure av, s, 100 w 2d av, install new plumbing in dwelling; cost, \$75; owner, Mrs. A. Krizek, on premises. Plan No. 1957.
LO

Plan No. 1957. LONG ISLAND CITY.—Hancock st, w s 235 s Pierce av, 1-sty frame extension, 5x7, on rear 2-sty dwelling, new plumbing; cost, \$150; own-ers, Tannenback & Holzmann, 407 Hancock st, L. I. City; architect, Frank Chmelik, 796 2d av, L. I. City. Plan No. 1948.

L. I. City; architect, Frank Chmelik, 796 2d av, L. I. City; Plan No. 1948. LONG ISLAND CITY.--Main st, 82; install new gas piping in dwelling; cost, \$35; owner, Vincent Colletti, on premises. Plan No. 2001. LONG ISLAND CITY.--Jackson av, 563, in-stall gas piping in dwelling; cost, \$50; owner, John Landwehr, premises. Plan No. 1992. LONG ISLAND CITY.--Wahut st, n e cor Woodside av, 1-sty frame extension, 24x20, on side 1-sty factory, tar and gravel roof; cost, \$800; owner, Fred Albrecht, premises; archi-tect, Frank Braun, 585 9th av, L. I. City. Plan No. 1993. LONG ISLAND CITY.--Hamilton st, w s, 150 on Payntar av, three stories to be added to pres-ent factory, 23x46, slag roof; cost, \$40,000; owner, Franklins, Inc., 321 Hamilton st, L. I. City; architect, G. Mort Plooard, 1127 Madison av, N. Y. C. Plan No. 1994. MASPETH.--Grand st, n s, 100 e Broad st, repair dwelling after fire damage; cost, \$500; owner, J. Knobole, 155 East 57th st, N. Y. C. Plan No. 1944. MASPETH.--Andrews av, 207, erect new stoop on dwelling: cost \$500; owner, Catherine Hoch-

owner, J. Knobole, 155 East 54th St, N. Y. C. Plan No. 1944.
MASPETH.—Andrews av, 207, erect new stoop on dwelling; cost, \$50; owner, Catherine Hocher, premises. Plan No. 1978.
RICHMOND HILL.—Jamaica av, n s. 191 w Stoothoff av, 1-sty frame extension, 25x35, rear 2-sty dwelling; tin roof, interior alterations; cost \$1.000; owners, Garsaun & Kamp, Jamaica av, Richmond Hill; architect, H. E. Haugard, Jamaica av, Richmond Hill; architect, H. E. Haugard, Jamaica av, Richmond Hill. —Beach st, w s. 150 s Curtis av, install new plumbing in dwelling; cost, \$80; owner, J. Cummings, premises. Plan No. 1975.
RICHMOND HILL.—Broadway, w s. 200 s Curtis av, install new plumbing in dwelling; cost, \$80; owner, G. McLean, premises. Plan No. 1976.

cost, \$80 No. 1976.

Plans Filed-Alterations, Queens (Continued).

RICHMOND HILL.—Jamaica av, n s, 75 w Spruce st, install new plumbing in dwelling; cost, \$75; owner, N. Ackerson, premises. Plan No. 1987.

No. 1987. RICHMOND HILL.—Jamaica av, s s, 25 w Briggs av, 1-sty frame extension, 25x30, rear 2-sty frame dwelling, tin roof; cost, \$475; owner, C. F. Springer, on premises. Plan No. 1945. RICHMOND HILL.—Abbot st, w s, 175 s Chi-chester av, install new plumbing in dwelling; cost, \$90; owner, John Mign, premises. Plan No. 1995.

No. 1995. RIDGEWOOD.—Woodward av, 751, 1-sty frame extension, 20x55, rear 2-sty dwelling, th roof, interior alterations; cost, \$1,000; owner Louis Gassert, premises; architects, L. Berger & Co., Myrtle and Cypress avs, Ridgewood Plan No, 1989.

Ibolis Marshell, Premises; architectis, L. Berger Louis Gassert, premises; architectis, L. Berger V. Co., Myrtle and Cypress avs, Ridgewood.
 RIDGEWOOD.—Forest av, w s, 95 s Cornelia store and dwelling; cost, \$300; owners, Anaa and Chas, Schulthess, premises; architects, L. Berger & Co., Myrtle and Cypress avs, Ridgewood.
 RIDGEWOOD.—Woodward av, 575, 1-sty frame extension, 20x35, rear 3-sty store and dwelling, tin roof, interior alterations; cost, \$2000; owner, Herman Sauer, 223 Kent av, Brooklyn; architects, L. Berger & Co., Myrtle and Cypress avs, Ridgewood. Plan No. 1991.
 RIDGEWOOD.—Dill pl, 42, erect new store front on dwelling; cost, \$325; owners, Lembeck & etz, 173 9th st, Jersey City. Plan No. 1988.
 RIDGEWOOD.—Seneca av, 689, erect new store front on dwelling; cost, \$250; owner, Jac. Jun, premises. Plan No. 1972.
 RIDGEWOOD.—Putnam av, 1675, slight al-terations to dwelling; cost, \$50; owner, Gus. Latz, urth, premises. Plan No. 1973.
 ROKAWAY BEACH.—Boulevard, 480, erect new store front; cost, \$50; owner, Gus. Latz, urth, premises. Plan No. 1962.
 ROKAWAY BEACH.—Boulevard, s e cor fairview av, 1-sty frame extension, 10x95, on stors, 2000; owner, Kalman Kohen, Boulevard, d Chase avs, Rockaway Beach, Plan No. 2002.
 WOODHAVEN.—Jamaica av, s s, 50 e Shaw, erect frame sign board, 75x10; cost, \$150; owner, Jamaica Poster. Advertising Co., Ja-anica. Plan No. 1964.
 WOODHAVEN.—Jamaica av, s w cor Wood-have, av, install new sewer in hotel; cost \$60; owner, Mrs. Anna Kurz, Eenedict av and atlantic av, Woodhaven. Plan No. 1907.

#### Richmond.

CENTRE ST, w s, 425 n Amboy rd, Rich-mond, alterations to frame dwelling; cost, \$100; owner and builder, Herman E. Dunham, West New Brighton. Plan No. 415. GORDON ST, e s, 50 n Elm st, No. 69, Sta-pleton, alterations to frame dwelling; cost, \$250; owner, Anna C. Jetter, Stapleton; archi-tect and builder, Chas. Becki, Stapleton. Plan No. 413.

tect and builder, Chas. Becki, Stapleton. Plan No. 413. STUYVESANT PL, w s, 200 s Hyatt st, No. 166, New Brighton, alterations to frame offices; cost, \$2,650; owner, Otis T. Williams, Tomp-kinsville; architect and builder, E. K. Whit-ford, New Brighton. Plan No. 411. VARIEN ST, w s, 125 s McKeon st, Staple-ton, alterations to frame dwelling; cost, \$75; owner, F. Di Torio, Stapleton; builder, A. Di Brizzi, Stapleton. Plan No. 410. WALL ST, w s, 364 s Charles st, No. 37, Rosebank, alterations to frame dwelling; cost, \$75; owner, Rose Jarone, Rosebank; builder, Max Hirsch, Rosebank. Plan No. 414. MORNINGSTAR RD, w s, 100 n Washington aley; cost, \$450; owners, Scully & Pinto, Gran-iteville; architect and builder, Joseph Tortora, Graniteville. Plan No. 409. RICHMOND AV, w s, 50 n Bennett st, No. 106, Port Richmond, alterations to frame dwelling; cost, \$90; owner, Ewena DeHart, Port Richmond; builder, Mr. Smith, Port Richmond, Plan No. 412.

#### DEPARTMENTAL RULINGS.

#### (Continued from page 779.)

Morningside av & 113th st-Purcell & Gil-

 Park av & Harlem River—McMullen & Hoff
 K

 Co
 K

 Park Row, 183-187—DeWitt Fox.
 C

 St Nicholas av, 235—Wm Koenig.
 K

 St Nicholas av, 245—Wm Koenig.
 K

 St Nicholas av, 245—Wm Koenig.
 K

 St Nicholas av, 4190—N A Canton.
 I-A

 St Nicholas av & 135th st—Pittsburgh Contracting Co
 K

 Kadsworth av, 200 ft n 185th st—Frank Palzella
 K

 West Broadway, 251—Sigmund Joseph.
 G

 West Broadway, 251—Benj Ruttenberg.
 G

 West Broadway, 251—Benj A Cohen.
 C

 West Broadway, 391-3—National Underwear
 C

 Co
 West Broadway, 391-3—Reina A Cohen.
 C

 West Broadway, 391-3—Rational Underwar
 F-G

 West Broadway, 391-3—Rational Underwar
 Hat Co
 E

#### BRONX ORDERS SERVED.

Named Streets.

Walnut st & Bronx Kills-Arthur McMullen K

Numbered Streets. 134th st, 594-6 E—Paul Quandt......F 139th st, 279-81 E—John P Indorf.....L-A-D 141st st, 600 E—Henry Morgenthau Co.....C 150th st, 365 E—Joseph F Banzer....A-G 150th st, 545-51 E—Bronx Refrigerating Co.

K-L-A 158th st, 770 E—Geo C Hillman, Sr....K-L-G 158th st, 770 E—Ann J Hillman, .....C 161st st & Westchester av—P Idelli......K 162d st, 383-5 E—C Basse & M Eleuler...A-G 174th st & Concourse—Handy Bros Contract-ing Co......K 174th st & McCombs rd—Northern Union Gas Co.

#### Named Avenues.

Boston rd & Jefferson pl--McKinley Sq Auto Co ......G Boston rd & White Plains av-J B Malatesta K Boston rd bet Prospect and Union avs-Con-solidated Tel & E Subway Co ......K Brook av, 414-Hyman Solomon..... A-G Brook av, 1416-18-Buldrine & Resa...... F Crotona av, 2139-John Farrell...... A-D-G Grand av, 2596-Elizabeth C Doherty... A-K-G Jerome av, 239-Mason & Hanger Co..... K Jerome av, 1934-Eugene Francis Bassler... K Mosholu av, w Jerome av-Mason & Hanger Co 

Numbered Avenues. 3d av, 4006—Eronx Supply Co.....L

#### MOSS ESTATE SALE.

# A Consideration of West Bronx Real Es-

A Consideration of West Bronx Real Es-tate—Jerome Avenue Advantages. To observers of the real estate market the sale of the 345 lots comprising the Moss Estate, in the Vesey Street Salesroom, next Tuesday, is tivil afford one of those opportunities to gauge the public interest in real estate, which, in the generally inactive state of the present market, come with none too great frequency. Besides this, it will furnish a good guide as to the amount of interest on the part of speculators and investors in the Jerome avenue section. a pase of the market which has had no adequate assured fact. Most of the sale for the Moss offer-fing, J. Clarence Davies and Joseph P. Day, who ave charge of the sale for the Moss heirs, said yesterday that the number of advance inquiries

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## REAL ESTATE NOTES.

(Continued from page 770.) A COMBINATION of real estate and mort-gage loan brokers has this week been effected under the name of Gaines & Drennan Co., Inc. This firm will consist of T. Foster Gaines, pres-ident; G. W. Drennan, treasurer, and N. W. Van Nostrand, secretary, all of whom have been for several years engaged in real estate and mortgage loan brokerage in N. Y. City.

#### REAL ESTATE APPRAISALS.

The following valuations were placed on real estate properties this week by the State apprais-ers in transfer tax proceedings:

ers in transfer tax proceedings: ESTATE OF ROSALIE CORN—premises 747 Madison av, valued at \$30,000. ANNA S. CARTER—¼ interest in 351 West 14th st, \$4,279; ¼ interest in 355 West 14th st, \$4,134; ¼ interest in 355 West 14th st, \$4,134; ¼ interest in 357 West 14th st, \$1,946; ¼ in-terest in 687 Hudson st, \$1,294; ¼ interest ln 688 Hudson st, \$1,834; ¼ interest in 699 Hud-son st, \$3,834; ¼ interest in 690 Hudson st, \$1,500; ¼ interest in 691 Hudson st, \$1,171; ¼ interest in 362 West 15th st, \$5,007. CATHERINE M. DONNELLY—143 Broome st and 34 Ridge st, \$22,500. JOSEPH F. O'GORMAN—414 East 139th st, \$6,250; 435 East 139th st, \$6,400; 499 East 139th st, \$6,400; 446 East 140th st, \$6,400; 454 Edst 140th st, \$6,400; 416 East 140th st, \$6,400; 499 East 140th st, \$6,400; 517 East 141st st, \$5,500; 411 East 141st st, \$6,000. THEODORE SCHUMACHER—61 East 66th st, \$55000, 118 East 65th st, \$500.

THEODORE SCHUMACHER—61 East 66th st, \$55,000; 118 East 66th st, \$37,500; 1054-1062 Av A, \$65,000; 1064-1074 Av A, \$47,500; 502-508 East 58th st, \$28,000; 512 East 58th st, \$14,500, and 170 acres of land at Scarsdale, N. Y., \$140,861.

#### OBITUARY.

CHARLES O. HARMS, aged 43, a real estate dealer, died Thursday, Oct. 16th at his home, 570 Hancock st, Brooklyn.

Hancock st, Brooklyn. BENJAMIN W. CARSKADDON, real estate agent of the Pennsylvania Railroad, died Thurs-day in Atlantic City of pneumonia. He was born in Philadelphia in 1858, and entered the services of the railroad company in 1879 in the office of the General Solicitor. Mr. Sarskaddon became real estate agent in Philadelphia in 1902. He left a widow, four sons, and two daughters. daughter

CHARLES A. CHAPIN, real estate man and capitalist, who was born in Edwardsburgh, Mich., in 1845, died at Chicago Thursday.

#### Business in Chelsea.

Business in Chelsea. The increasing demand for business location in the Chelsea section is illustrated by some recent transactions. A client of James N. Wells' Sons has remodeled the old London Terrace dwelling on the northeast corner of 23d street and Tenth avenue, constructing five new stores on the Tenth avenue frontage. The same brokers have sold for other clients the leasehold property Nos. 504 and 506 West 21th street to E. H. Binns, and the leasehold 308 West 20th street to Arlhorst Realty Cor-poration. The dwellings on both properties are being altered and will be used for business purposes.

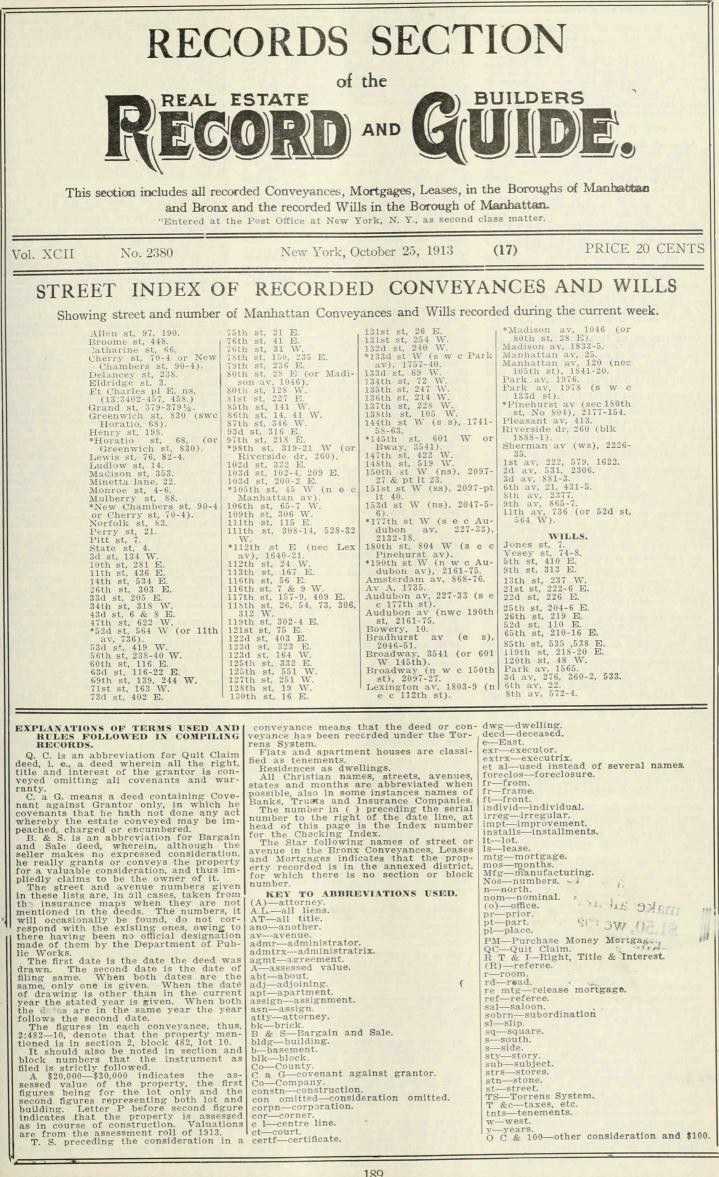
purposes

The same brokers have also sold the lease-hold store and dwelling 449 West 28th street to Ar horst Realty Corporation for investment and have leased the store therein for a term of vears

#### Real Estate Owners Dine.

Real Estate Owners Dine. About four hundred members and guests of the United Real Estate Owners' Association at-tended the annual dinner held at the Hotel Astor, Saturday, Oct. 18. The guest of honor and chief speaker was Edward E. McCall, the Democratic nominee for Mayor, who made a stirring address in which he made clear his attitude toward the financial situation in the city, particularly as affecting realty. Wm. B. Ellison, Dr. Henry Berg, Col. J. A. Goulden and Dr. Abraham Korn also spoke. Robert E. Dowling acted as toastmaster, and the chairman of the dinner committee was L. Victor Weil.

SECTION TWO



For which there is no section or blownumber.
KEY TO ABBREVIATIONS USED.
(A) —attorney.
A.L.—all liens.
A.T.—all title.
ano—another.
av—avenue.
admtrx—administrator.
admtra\_administrator.
admtra\_administrator.
admtra\_agreement.
A—assessed value.
abt—about.
asign—assign.
atty—attorney.
bk—brick.
B & S—Bargain and Sale.
bldg—building.
bldg—building.
ca G—covenant against grantor.
Co-County.
constn—construction.
corp.—corporation.
corp.—corporation.
corm.—corporation.
corm.—corticate. ( pl-place. PM-Purchase Money Mortgag. QC-Quit Claim. R T & I-Right, Title & Interest. (R)-referee. rd-road. re mtg-release mortgage. ref-referee. sal-saloon. sobrn-subordination ret-referee. sal-saloon. sobrn-subordination sl-slip. s-sida. s-south. s-south. st-story. sub-subject. strs-stores. stn-store. st-street. TS-Torrens System. T &c-taxes, etc. tnts-tenements. w-west. y-years. y-years. O C & 100-other consideration and \$100.

## CONVEYANCES.

#### Borough of Manhattan.

Borough of Manhattan. We print the names and addresses of the owner exactly as recorded, both are, however, verified and where name or ad-dress is found to be incorrect or fictitious the correction is printed in brackets im-mediately following the part of name or address of which it is a correction. Conveyances marked with an \* are being investigated and if found incorrect will be shown in a later issue.

#### OCT. 17, 18, 20, 21, 22 & 23.

Allen st, 97 (2:414-22), nws, abt 125 n Broome, 25x87.6, 5-sty bk tnt & strs; Jas A Foley, ref, to Hyman Rosenblum, 27 Orchard; FORECLOS Sept29; Octl1; Oct20 '13; A\$21,000-34,000. 24,025

Allen st, 97; Hyman Rosenblum to Isi-dor Solomon, 584 Blvd, Rockaway Beach, LI; ½ pt, & Geo Rosenblum, 27 Orchard; ½ pt; mtg \$18,000; Oct20'13. nom

Allen **3**, 100 (2:417-40), es, 146.4 n Stan-on, 22.2x88x22.2x87.6, 4-sty bk tnt & strs lifd B Jaworower to Fredk C Callen, 115 'anderbilt av, Bklyn; mtg \$18,000 & AL Oct4; Oct18'13; A\$15,000-18,000. nom

Allen st, 190; Leo Rovere to same; QC Oct15; Oct18'13.

Broome st, 448 (2:484-31), ns, 50.1 Mercer, 25x50, 5-sty bk loft & str bldg American Soc for the Prevention of Cruel ty to Animals to Saml Frank, 574 Wes End av; B&S; Oct17; Oct20'13; A\$24,000 28,000.

nom Catharine st, 66 (74) (1:278-38), ws, abt 25 n Oak, 25x50, with rights to alley 3 ft wide from rear of above to Oak, 5-sty bk tnt & strs; Domenica wife Candeloro Gatto to Catarina Settineri, 78 Cath; mtg \$20,500; Oct16; Oct17'13; A\$11,000-18,000. nom

Cherry st, 70-4 (1:111-1), ns, 55.3 w New Chambers, runs n61.1 to sws of New Cham-bers (Nos 90-4), xse76.4 to ns Cherry xw 55.3 to beg, gore, except pt for New Cham-bers, 3 4-sty bk tnts & strs; Rudolph Wal-lach Co, a corpn, to Realty Redemption Co of NY, a corpn, 68 William; mtg \$15,-000; Oct21; Oct23'13; A\$19,500-21,000. Delancey st, 238 (2:338-76), ns, 75.2 e

O C & 100 Delancey st, 238 (2:338-76), ns, 75.2 e Willett, 25x100, 6-sty bk tnt & strs; Maur-ice Deiches, ref. to Milton A Rauh, 875 Park av; FORECLOS Oct14: Oct17'13; A \$19,000-34,000. 34,500

Eldridge st, 3 (1:292-30), ws, 41.8 n Division, 22.4x50, 3-sty bk loft & str bldg; Caroline E R Martin & ano to Albin R Case, 49 Union Hall st, Jamaica, B of Q; Jan25 '12; Oct23'13; A\$11,000-12,500. nom

**Ft Charles pl E (Van Corlear pl)** (13:-3402-457-458), ns. abt 225 w Kingsbridge av, now Marble Hill av, runs n101.10xw25 xn5.8xw25xs81.5 to pl xe56.4 to beg, va-cant; Park Mtg Co to Jas S Segrave, 713 Eagle av; AL; Oct21; Oct23'13; A\$6,300-6,300. 6.300. nom

Grand st, 379-379½ (1:312-14), ss, 50 o orfolk, 25x100, 6-sty bk tnt & strs; Phin-is Gordon to Jacob Rosen, 225 Hart, Bk, n; mtg \$54,750 & AL; Oct10; Oct18'13; A 33,000-52,000. O C & 100 Nor 100

**Greenwich st, S30** (2:642-55), swe Hora-tio (No 68), 22x72.4x22x72.11, 2 & 3-sty bl tnt & str; Jno G Saxe, ref, to Wm D Kil-patrick, 71 E 95; FORECLOS Oct21; Oc 22'13; A\$12,500-14,000. **12,000** 12.000

Hamilton st (1:253), ns, 264.2 e Cath, a strip or gore, runs n along e wall No 21 Hamilton 62.11 to pt on s wall of No 18 Monroe at pt 263.11 e Cath xelxs62.11 to st xw— to beg; Luigi Torregrossa to Eliz A Thorne, 133 W 74; QC; Oct17; Oct23<sup>2</sup>13,

Henry st, 198 (1:270-51), ss, abt 90 mom Clinton, 25x100, 5-sty bk tnt; Morris Lip-schitz to Sam Katzenbogen, 149 Belmont av, Bklyn; AL; Aug19; Oct21'13; A\$19,000-30,000. O C & 100 Horatio st, 68, see Greenwich CC

Horatio st, 68, see Greenwich, 830. Lewis st, 76 (2:329-38), es, 100 n Riving-ton, 25x100, 6-sty bk tnt & strs; Adolph Sandrovitz et al to Rosie Schoendorf, 116 Lewis; mtg \$35,500; Oct18; Oct20'13; A \$15,000-34,000. O C & 100

\$15,000-34,000. O C & 100 Lewis st, 82-4 (2:329-41-42), es, abt 186 n Rivington, -x-, 2 3-sty fr bk ft tnts & strs; A\$24,000-28,500; also 1ST AV, 162; (5:1564-3), es, abt 45 n 84th, -x-, 2-sty bk tnt & str, 1-sty ext; A\$7,500-10,500 Robt A Fanning heir Robt Fanning to Frances M Scott, heir same, 258 67th, Bk-lyn;  $\frac{1}{2}$  pt; AT; B&S & CaG; Oct17; Oct18 '13. 1622

 '13. nom
 Ludlow st, 14 (1:297-4), es, 124.3 n Canal, 32.4x87.4x32.4x86.10, 5-sty bk tnt & strs & 5-sty bk tnt in rear; Frank C Rose to Francis R Peixotto, 41 St Nicholas ter; C a G; mtg \$51,000; Oct21'13; A\$30,000-45, 000. O C & 100

Madison st, 353, see Pitt, 7

Madison st, 353, see Pitt, 7. Minetta la, 22, see 3d, 134 W. Monroe st, 4 & 6 (1:253-105)), ss, 80.2 e Cath, runs s51.9xe20.4xs10.3xe25.2xn4xe1xn 55.5 to st xw45.11 to beg, 6-sty bk tnt & strs; Domenica wife Candeloro Gatto to Giovanni Settineri, 137 Chrystie; AL; Oct 16; Oct17'13; A\$21,000-40,000. nom Mulberry st, 88 (1:200-11), es, 100.9 s Canal, 25.5x100.1, 5-sty bk tnt & strs & 3-sty bk rear tnt; Frank X McCormick to Consolidated Fire Alarm Co, a corpn, 37 E 18; 1-6 pt; mtg \$16,500 & AL; Oct17; Oct22'13; A\$19,000-29,000. nom

New Chambers st, 90-4, see Cherry, 70-4 Norfolk st. 83 (73) (2:352-22), ws. 125 s Delancey, old line, 25x100, 5-sty bk tnt & strs: Gussie Spektorsky to Louis Spek-torsky, 16 E 96; AL; Oct21; Oct2213; A \$25,000-42,000. O C & 100 Perry st, 21 (2:613-30), ns, 40.4 w Wav erly pf, 19x75, 3-sty & b bk dwg; Henry Kelsey et al EXRS, &c, Alex McIntyre i Eliz Hanley, 28 Greenwich av; Oct22'1 A\$7,500-8,500. 8.500

A\$7,500-5,500. \$500 Pitt st, 7 (2:341-57), ws, 100 n Grand, 25x100, 5-sty bk tnt & strs; A\$17,000-23,-500; also MADISON ST, 353 (1:267-28), ns, 192 e Scammel, 24x96, 5-sty bk tnt & strs; A\$14,000-21,000; Myer Hurwitz to Barnet Fishman, 1463 East New York av, Bklyn; QC & confirmation deed; Oct20; Oct21713. nom

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## 11TH st, 436 E; see 10th, 281 E

11TH st, 436 E; see 10th, 281 E. 14TH st, 534 E (2:407-25), ss, 170 w Av B, 25x103.3, 5-sty bk tnt & strs; Hubert A McNally, ref, to Gene Bruder, 78 W 114; mtg \$20,000; FORECLOSED & drawn Oct 22; Oct23'13; A\$15,000-21,000. 1,500 26TH st, 303 E (3:932-5), ns, 70.6 e 2 av, runs n58.10xne11xn33.8xe19.3xs98.9 to st x w29.6 to beg, 5-sty bk tnt & strs; Barnett Levy et al to Simon Machiz, 751 E 150; A L; Oct17'13; A\$12,000-18,000. O C & 100 26TH st, 303 E (3:932-5), ns, 70.6 e 2 av,

E 72; mtg 000-18,000.

000-18,000. **33D st. 205 E** (3:914-6), ns, 105.9 e 3 av, 24.8x107.5x24.8x107.6, 5-sty bk tnt; Abr Goldenblum to Leo Rovere, 285 St Nicholas av; AL; Oct16: Oct22'13; A\$13,000-30,000. O C & 100

O C & 1 34TH st, 318 W (3:757-48), ss, 258.4 8 av, 16.8x98.9, 4-sty & b stn dwg; E4 F & Margt Ingraham to Geo H McAdar 318 W 34; AT; QC; Oct16; Oct21'13; A\$17 000-19,000. Adam, A\$17.

**34TH st, 31S W;** Geo H McAdam to Mad-alena B McAdam, San Francisco, Cal; <sup>1</sup>/<sub>4</sub> pt; AT; mtg \$7,000 on whole; Oct20; Oct 21'13.

43D st. 6 & S E (5:1277-65-66), ss. 158 e 5 av, 41x100.5, 4-sty & b stn dwg & 5-sty stn office bldg; Lyttleton Fox, ref, to Thos H Kelly, 31 E 49; mtg \$193,685 & costs of \$431.50; FORECLOS Sept24; Oct22; Oct 23'13; A\$181,000-195,000. 25,000

23'13; A\$181,000-195,000. 25,0 47TH st, 622 W, see 117th st, 157-9 E. 52D st, 564 W, see 11 av, 736. 53D st, 419 W (4:1063-21), ns, 275 w, av, 25x100.5, 5-sty bk tnt; Minnie Wo kind to Abr J Benaim, 137 W 110; m \$21,000; Oct1; Oct18'13; A\$11,000-24,006. O C & 1 275 W e Wolf 00-24,000 O C & 100

**56TH st, 238-40 W** (4:1027-58), ss, 140 e 8 av, 45x100.5, 2 4-sty bk tnts & strs, 1-sty ext; Raphael R Murphy, ref, to Patk J McMahon, East Williston, LI; FORECLOS Oct3; Oct14; Oct23'13; A\$63,000-75,000. 32,500

60TH st, 116 E (5:1394-66), ss, 160 e Par' v, 20x100.5, 4-sty & b stn dwg; Michl V De Vanny to Bridget De Vanny, 131 1 4; B&S; Oct15; Oct18'13; A\$30,000-36,000 Park E nom

**63D st, 116-S E** (5:1397-65-66), ss, 150 e Park av, 50x129.9x50.1x132.6, 2-4-sty bk tnts & strs & 2-sty bk rear shop; Murray Lenox Land Co to Lenox Hill Realty Co, Inc, a corpn. 43 Cedar; mtg \$40,000 & AL; Oct18; Oct22'13; A\$54,500-68,000. O C & 100

Oct18; Oct22'13; A\$54,000-05,000. Oct22'13; 63D st, 120-2 E (5:1397-63), ss, 200 e Park av, 50x12'x50.1x129.9, 3-sty bk stable; Mary E Pinchot to Lenox Hill Realty Co, Inc, a corpn, 43 Cedar; mtg \$50,000 & AL; Oct21; Oct22'13; A\$55,000-67,000. O C & 100

**69TH st, 139 W** (4:1141-18), ns. 368 w Col av, 15x100.5, 4-sty & b stn dwg; Henry S Bartholomew, to Marv G Bartholomew, his wife, 152 W 57; AL; Oct20'13; A\$11, his wife, 500-20,000. nom

**69TH st, 244 W** (4:1160-53), ss, 275 West End av, 25x100.5, 2-sty bk garag Willard B Spader to Maria L Marshi Quisset, Mass; July29; Oct23'13; A\$10,00 C & 1 al. 100

9,000. **71ST st, 163 W** (4:1143-8), ns, 590 w 'ol av, 20x102.2, 3-sty & b stn dwg; Wil-elmine F Muller to Theresa Abelson, 141 V 120; AL; Oct21'13; A\$17,000-21,000. O C & 100

71ST st, 163 W; Theresa Abelson to Lé-wine & Kempner, Inc, a corpn, 135 Bway; B&S; mtg \$18,000 & AL; Oct21'13. O C & 100

73D st, 402 E (5:1467-44½), ss, 88 e 1 av, 25x51.2, 5-sty bk tnt & strs; Adolph Wolff to Minnie Wolff, 2111 Ams av; B&S; mtg \$9,000 & AL; Oct15; Oct17'13; A\$5,500mtg \$ 12,000 nom

**75TH st, 21 E** (5:1390-1444), ns, 33 w Mad av, 31x27.2, 4-sty stn tnt & str; Chas A Stein to Royal Atlantic Realty Corpn 21 E 75; mtg \$25,000; Mar20; Oct23'13; A \$27,000-32,000. O C & 100 100

**76TH st, 41 E** (5:1391-24), ns, 70 e Mad av, 12.6x102,2, 5-sty stn dwg; Chas A Stein to Royal Atlantic Realty Corpn [c C A Stein], 21 E 75; mtg \$15,000; Mar20; Oct23 '13; A\$17,000-23,000. O C & 100

**76TH st, 31 W** (4:1129-14), ns, 307.5 e Col av, 20x100, 4-sty & b stn dwg; Fredk L Lane, ref, to Harriet L Heimerdinger, 875 Park av; FORECLOS Octl4; Octl6; Oct 17'13; A\$20,000-36,000. **29,500** 

17'13; A\$20,000-36,000. **7STH st, 150 E** (5:1412-51½), ss, 362.6 w 3 av, 18.9x102.2, 3-sty & b stn dwg; Michl Maier to Pauline Maier, both at 150 E 78; mtg \$8,000; Oct15; Oct22'13; A\$11,000-15,-000. O C & 100

78TH st, 235 E (5:1433-13½), ns, 277.4 w av, 13.10x102.2, 3-sty bk tnt & str, 1 & sty ext; Chas A Stein to Royal Atlantic ealty Corpn [c C A Stein], 21 E 75; mtg 5,500; Mar20; Oct23'13; A\$5,500-7,500. O C & 100 100

**79TH st, 236 E** (5:1433-33), ss, 197.1 av, 17.10x102.2, 3-sty & b stn dwg; M is Krauskopf to Jno Mohl, 165 E tg \$7,000; Oct20'13; A\$8,000-10,500. 197.11 Marnom SOTH st, 28 E, see Madison av, 1046.

SorH st, 28 E, see Madison av, 1946. SOTH st, 128 W (4:1210-47), ss, abt 355 w Col av, —x—, 4-sty & b bk dwg, 2-sty ext; also all RT&I to any real estate in City N Y formerly owned by his daugh-ter, Helen M Folliott [c Edw E Folliott, EXR, Colonial Hotel, 81st & Col av]; Em-ery Martin to Thos J Lafferty, of Jefferson, Col; QC; AT; Sept22; Oct21'13; A\$13,000-nom nom

**SIST st, 227 E** (5:1527-13), ns, 305 e 3 av, 25.5x102.2, 5-sty bk tnt & strs; Nathan Binder to Annie Binder, 227 E 81; AL; Oct21; Oct23'13; A\$11,000-25,000. nom

S5TH st, 141 W (4:1216-13), ns, 467 Col av, 17x97.6, 4-sty & b bk dwg; Clyd McC Mark to Arthur C Brown, 881 Wes End av; mtg \$15,000; Oct22'13; A\$11,500 22,000. O C & 10 467 w Clyde 100

22,000. **S6TH st, 14 W** (4:1199-42), ss, 23 Central Park W, 25x102.2, 5-sty & b dwg; Wm W Hall to Alfd P Gardiner, W 90; AL; Oct17; Oct20'13; A\$32,000-71 O C &

O C & 100 S6TH st, 41 W (4:1200-11), ns, 235 e Col av, 25x100.8, 4-sty & b bk dwg; Sim-son Wolf & ano EXRS, &c, Herrman Schif-fer to Edwin H, Nettie, May E & Saml Schiffer, all at 41 W 86; mtg \$33,000 & A L; Oct17; Oct20'13; A\$27,500-52,000. 57,000 S7TH st, 346 W (4:1248-53½), ss, 160 e Riverside dr, 20x100.8, 4-sty & b bk dwg; Rebecca Lichtenstein to Francis E Hadley, 346 W 87; mtg \$22,000 & AL; Oct23'13; A \$15,000-36,000. O C & 100 930 st 316 E (5:1555-42), ss, 237.6 e 2

**93D st. 316 E** (5:1555-42), ss. 237.6 e 2 av, 37.6x100.8, 6-sty bk tnt & strs; Jno J Hynes, ref. to Manhattan Savgs Instn, 644 Bway; FORECLOSED & drawn Oct15; Oct 20'13; A\$14,000-42,000. 37,500

0'13; A\$14,000-42,000. 97TH st, 218 E (6:1646-37), ss, 285 e v, 25x100, 4-sty stn tnt & strs; Elvira 'elligrino to Dionigi Lauro, 505 W 1 L; Oct18; Oct21'13; A\$9,000-12,500. O C & & 100

98TH st, 319-21 W, see Riverside dr, 260. **102D st, 322 E** (6:1673-38), ss, 275 w av, 25x100.11, 5-sty bk tnt; Eliza C Farn ham to Lambert Suydam, 2 E 45; Oct17 Oct21'13; A\$7,000-17,500. O C & 10 100

**103D** st, 102-4 E (6:1630-72), sec Park av, 39,4x100.7, 6-sty bk tht & strs; Golde & Cohen, a corpn, to Lawrence Holding Co, a corpn [c Golde & Cohen], 223 Woos-ter; B&S; mtg \$54,125; Augl'12; Oct23'13; A\$23,500-55,000. O C & 100

A\$23,500-53,000. O C & 100 103D st. 209 E (6:1653-7), ns, 147.6 e 3 av, 37.6x100.11, 6-sty bk tnt & strs; Isaac Lipschitz to Sam Katzenbogen, 149 Bel-mont av, Bklyn; AL; Augll; Oct2l'13; A \$13,500-39,000. O C & 100

0 C & 100 103D st, 200-2 W, see Ams av, 868-76. 105TH st, 45 W, see Manhattan av, nec

**106TH st, 65-7 W** (7:1842-5 & 6), ns, 200 w Manhattan av, 50x100.11, 2-5-sty bk tnts; Henry J Klappert & Eliz, his wife, to Margt M Walz, 209 S Wicks st, Rich-mond Hill, B of Q; AL; Oct17; Oct20'13; A 833 900-56 000 900-56.000 nom

106TH st, 65-7 W; Margt M Walz Eliz Klappert, 3714 Beaufort st, Morn Park, B of Q; AL; Oct17; Oct20'13. no

 109TH st, 306 W (7:1893-22), ss, 138 w

 Bway, 25x100.11, 5-sty & b bk dwg, 4-sty

 ext; Jno J Curtin, ref, to Robt N Chambers,

 87 St Nicholas pl, & Jno French, 279 Mad

 av, as joint tenants; FORECLOS Oct10;

 Oct17'13; A\$22,000-45,000.

111TH st, 115 E (6:1639-7), ns, 127.6 Park av, 15.11x100.11, 3-sty & b stn dwg Rose Daniels to Annie Dubinsky, 115 111; mtg \$8,500; Oct17; Oct20'13; A\$6,000 6,500. O C & 10 100

111TH st, 308-10 W (7:1846-22), ss, 185 e Manhattan av, 37.6x106.2, 6-sty bk tnt & strs; A\$25,000-53,000; also 111TH ST, 312-4 W (7:1846-24), ss, 185 w 8 av, 37.6x106.2, 6-sty bk tnt; A\$25,000-53,000; Shenk Real-ty & Constn Co to Faultless Constn Co, a corpn, 54 Lafayette; mtg \$100,500 & AL; May13; Oct20'13. O C & 100

111TH st, 308-14 W: Faultless Constn o to Florence Chernoff, 570 Blue Hill av, orchester, Boston, Mass; mtg \$100,500 & L; Sept22; Oct20'13. O C & 100 AL. 111TH st, 312-4 W, see 111th st, 308-10 W.

W... 111TH st. 528-32 W (7:1882-51 & 54), ss. 158.4 e Bway, 166.8x100.11, 2 8-sty bk tnts; Jos Meeks et al to Ramona Realty Co, Inc, a corpn [care C M Meeks], 31 Nassau; mtg \$455,000; Oct21'13; A\$134,000-490,000. nom

112TH st E, nec Lex av, see Lex av, 1803-9.

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112TH st, 24 W (6:1595-51), ss, 358 w 5 av, 31x100.11, 5-sty bk tnt; Morris Wersba to Chas Wersba, 463 W 141; QC; AL; Dec 24'12; Oct20'13; A\$17,500-34,000. nom

24'12; Oct20'13; A\$17,500-34,000. nom 113TH st, 167 E (6:1641-30'42), ns, 160 w 3 av, 20x100.11, 4-sty bk tnt; Kate M Hoyne to Olive A Hoyne, 1137 Lincoln pl, Bklyn, party 1st pt reserves life estate; AL; Oct18; Oct20'13; A\$8,000-11,500. nom 116TH st, 56 E (6:1621-48), ss, 110 e Mad av, 20x100.11, 5-st<sup>-</sup> bk tnt & strs; Golde & Cohen, a corpn, to Lawrence Holding Co, a corpn [c Golde & Cohen], 223 Wooster; B&S; mtg \$17,000; Aug1'12; Oct23'13; A \$13,000-20,000. O C & 100 116TH st, 7 & 9 W (6:1600-31 & 32), ns

**116TH st, 7 & 9 W** (6:1600-31 & 32), ns 88.6 w 5 av, 54.6x100.11, 2-5-sty bk tnts & strs; Alex H Pincus to Jos L Graf, 28 W 89; mtg \$74,000; Jan16'12; Oct17'13; A\$41,-500-71,500. O C & 100

500-71,500.
O C & 100
117TH st, 157-9 E (6:1645-25-25½), ns. abt 125 e Lex av. — x—, 2-3-sty & b bk dwgs; A\$14,000-15,000; also 47TH ST, 622
W (4:1094-46), ss, abt 325 w 11 av. — x—, 5-sty bk tnt & strs; A\$6,000-12,000; also 1ST AV, 579 (3:939-30), ws. abt 25 n 33d, -x—, 4-sty bk tnt & strs; A\$13,000-16,500; Frances M Scott heir Robt Fanning to Robt A Fanning heir same, 517 W 171; ½ bt; AT; B&S & CaG; Oct17; Oct18'13. nom
117TH st, 409 E (6:1711-6), ns, 127.4 e 1 av. 16.8x100.11, 4-sty bk tnt; Salvatore Purificato to Alfonso Sisca, 538 E 119, & Mary L Palladino, 337 E 114; mtg \$7,250; Oct20; Oct22'13; A\$4,500-7,500. O C & 100
118TH st, 26 W (6:1601-52), ss, 385 w 5

Oct20; Oct22'13; A\$4,500-7,500. O C & 100 11STH st, 26 W (6:1601-52), ss, 385 w 5 av, 25x100.11, 5-sty bk tnt; Fredk C Hun-ter, ref, to Samson Lachman, 313 W 106, & Abr Goldsmith, 50 W 75; FORECLOS Oct15; Oct20'13; A\$14,000-26,000. 26,500 11STH st, 54 W (6:1601-58), ss, 335 e Lenox av, 25x100.11, 5-sty bk tnt; Maurice Weinhausen to Bertha Weinhausen, his wife, 134 W 113; mtg \$23,000; Oct15; Oct 20'13; A\$14,000-26,000. C C & 100 11STH st, 73 W (6:1717-9) ns 155 a

20'13; A\$14,000-26,000. O C & 100 11STH st, 73 W (6:1717-9), ns, 185 e Lenox av, 20.6x100.11, 5-sty bk tnt; Jo-hanna R Ernst to Jos Corbett, 906 Cauld-well av; mtg \$16,000; Oct22; Oct23'13; A \$11,500-20,500. O C & 100

\$11,500-20,500. O C & 100 11STH st, 306 W (7:1944-38), ss, 125 w 8 av, 25x100.11, 5-sty bk tnt & strs; Jen-nie Neuberger to T R Smith Realty & Constn Co, Inc, a corpn, 151 W 125; AL; Aug29; Oct18'13; A\$14,000-28,000. nom 11STH st, 312 W (7:1944-41), ss, 200 w 8 av, 20x100.11, 1 & 2-sty bk stable; Julius J Lyons, ref, to Philipp Ohl, 351 W 120; PARTITION Sept8; Oct17'13; A\$10,500-11.-500. 9,100

119TH st, 302-4 E (6:1795-50½), ss, 50 e 2 av, 50x60.10, 6-sty k tnt & strs; Hugo Wintner, ref, to Michl Piel, at Jackman Me [care Piel Bros, 105 Nassau]; FORE-CLOS July30; Oct21'13; A\$12,000-32,500. ss, bu s. Hugo 20.000

20,000 121ST st, 75 E (6:1747-54), ns, 40 w Park av ,20x100.11, 4-sty stn tnt; Kate M Hoyne to Olive A Hoyne, 1137 Lincoln pl, Bklyn, party 1st pt reserves life estate; A L: Oct18; Oct20'13; A\$9,000-12,500. nom 122D st, 403 E (6:1810-4½), ns, 78 e 1 av, runs n80.11xe10xn20xe10xs100.11 to st xw20 to beg, 4-sty bk tnt; Morris Lans-berg to Fannie Lansberg, his wife, ½ pt, both at 2388 1 av, to hold as tenants by entirety; AL; Oct8; Oct17'13; A\$4,500-8,500. nom

123D st, 323 E (6:1800-10½), ns, 236 e 2 av, 18x100.11, 3-sty & b stn dwg; Ethel Fennenbock to Jno McKee, 113 Columbia Heights, Bklyn; mtg \$6,500; Oct22; Oct23 '13: A\$5,500-7,000. O C & 100

'13: A\$5,500-7,000. 123D st, 164 W (7:1907-59), ss, 104 e 7 av, 14x100.11, 4-sty & b stn dwg; Flor-ence C Daly to Florence Haviland [429 W 22], NY; May14'09; Oct20'13; A\$7,800-11,500. O C & 100

125TH st, 332 E (6:1801-35), ss, 375 e av, runs e25.6xs100xw0.6xs33 to cl c Church rd xsw30.2xn150 to beg, 6-sty ' Int & strs; Frank C Rose to Francis Peixotto, 41 St Nicholas ter; C a G; m \$31,000; Oct21'13; A\$12,000-37,000. R mts O C & 100

**125TH st. 551 W** (7:1980-5), ns. 75 e Bway, 25x99.11, 5-sty bk tnt & strs: Frank C Rose to Francis R Peixotto, 41 St Nich-olas ter; C a G; mtg \$27,000; Oct21'13; A \$15,000-24,000. O C & 100

\$15,000-24,000. O C & 100 127TH st, 251 W (7:1933-15), ns, 408.4 w 7 av, 17.2x99,11, 3-sty & b stn dwg; Jno T Quinlan, ref, to V Everett Macy, at Ossin-ing, NY, & Geo H Macy, at Islip, LI, TRSTES Caroline L Macy (ded) for bene-fit Julia E Nott: FORECLOS Oct2; Oct21; Oct23'13; A\$7,500-11,000. 10,000

Oct23'13; A\$7,500-11,000. 10,000 12STH st, 19 W (6:1726-27), ns, 244.6 w 5 av, runs n85xw15.6xn14.11xw5xs99.11 to st xe20.6 to beg, 5-sty stn tnt; Jas T Young individ & COMMITTEE Elijah Humphreys to Elijah Humphreys, a luna-tic, of Hartford, Conn [c H L Brant, 38 Park Row]; CaG & correction deed; AL; Oct13'87; Oct22'13; A\$9,300-19,000. nom 130TH st. 16 E (6:1754-63), ss, 176.11 w Mad av, 16.8x99.11, 3-sty & b stn dwg; Hyman Sarner to Jno S Murphy, 25 Ham-ilton ter; B&S; mtg \$9,000 & AL; Oct15; Oct17'13; A\$6,000-\$9,500. nom

Octl7'13; A\$6,000-\$9,500. nom 131ST st. 26 E (6:1755-61), ss. 291.9 e 5 av, 18:3x99.11, 3-sty & b stn dwg; Jessie C Nolan to Stephen Wilcox, 788 Riverside dr: mtg \$6,500; Apr24; Oct21'13: A\$6,000-7,500. O C & 100 131ST st. 26 E; Stephen Wilcox to The-ophilus Manhire, 788 Riverside dr: mtg \$7-000 & AL; Oct17; Oct21'13. O C & 100 131ST st. 254 W (7:1936-54), ss. 250 e 8 av, 17.6x99.11, 3-sty & b stn dwg; Margt Rosendale to Obark Realty Co. a corpn. 1007 E 180 [J A Steinmetz, Sečy, 1009 E 180]; mtg \$8,000; Oct16; Oct17'13; A \$7,000-9,000. O C & 100

**132D st, 240 W** (7:1937-48), ss, 408.8 v, 16.10x99.11, 3-sty & b stn dwg; M eeney to Herman & Anna Walthau 91 W 86; mtg \$10,000 & AL; Oct9; OC 3; A\$6,000-9,000. O C &

13; A\$6,000-9,000. 133D st, 69 W (6:1731-6), ns. 110 e Lenox av, 25x99.11, 5-sty bk tnt; Nellie BrookS to Josephine Norcum, 140 W 133; mtg \$16,250 & AL; Oct15; Oct17'13; A\$9,000-19,000. O C & 100

13,000. 13,171 st, 72 W (6:1731-64), ss, 185 e Lenox av, 25x99.11, 5-sty stn tnť; Emma Keller to Harry B Davis at Mt Vernon, N [52 Bway]; mtg \$15,000; Oct3; Oct18'13; A\$9,000-21,000. O C & 100

**135TH st, 247 W** (7:1941-5), ns, 100 e 8 av, 25x99.11, 5-sty bk tnt; Jos W Schneps to Carrie M Schneps, 520 W 156; QC; Oct 21; Oct23'13; A\$12,000-21,000. O C & 100

**136TH st, 214 W** (7:1941-42), ss, 201.8 w 7 av, 16.8x99.11, 3-sty & b bk dwg; Chas E Cornell et al to Jno H Bodine, 1427 Mad av; B&S & CaG; Oct18; Oct23'13; A\$6,700-10,00 nom

137TH st, 228 W (7:1942-46<sup>1</sup>/<sub>2</sub>), ss, 324 W 7 av, 18.6x99.11, 3-sty & b stn dw Adolph Stern, ref, to Jos L Rusling, 228 137; FORECLOS Sept16; Oct20'13; A\$7,40 wg, 10.000

**13500**. **135TH st, 105 W** (7:2007-26), ns, 599 e 7 av, 26x99.11, 5-sty stn tnt; Revenue Realty Co to Lillian V Field, 520 W 139; mtg \$23,000 & AL; Oct1; Oct18'13; A\$10,-000-26,000. O C & 100

 
 O C & 10

 144TH st W (6:1741-58-63), ss, 210

 Lenox av, 150x99.11, vacant; Lewis S Marx

 ref, to Greenwich Mtg Co, 2110 3 av [4

 Wm W Adams, 391 E 149]; AL; FORE

 CLOS Sept10; Sept16; Oct23'13; A

 \$20,000-20,000.
 11.500

145TH st, 601 W, see Bway, 3541.

145TH st, 601 W, see Bway, 3541. 147TH st, 422 W (7:2061-44), ss, 276 w St Nicholas av, 19x99.1, 3-sty & b stn dwg; Margt F Murphy to Louis Schmidt, 145 W 42; mtg \$15,000 & AL; Oct17; Oct 22'13; A\$9,100-17,000. O C & 100 14STH st, 519 W (7:2080-21), ns, 261 w Ams av, 15.6x99.11, 3-sty & b bk dwg; Harry L Cowles to Lydia M Cowles, his wife, 500 W 213 [519 W 148]; mtg \$9,000; Nov6'12; Oct23'13; A\$8,000-10,000. nom

150TH st W, nwc Bway, see Bway, nwc

151ST st W, swc Bway, see Bway, nwc 150.

**153D st W** (7:2047-5-6), ns, 100 w 8 av, 50x99.11, vacant; Jno J Hynes, ref, to Hartley Haigh, 427 Lenox av; mtg \$5.000; FORECLOS Oct20; Oct21; Oct22'13; A\$15, 000-15,000. **5,000** 

177TH st W, sec Audubon av, see Aududor

180TH st, 804 W, see Pinehurst av, sec

190TH st W, nwe Audubon av, see Audubon av, nwe 190.

dubon av, nwc 190. **Amsterdam av**, 868-76 (7:1874-36), swc 103d (Nos 200-2), runs s101.10xw225xn0.11 xe7xn19.7 to cl old Clendening la xe101xn 77.2 to ss 103d xe118 to beg, 7-sty bk hotel Clendening; Judson Lawson to Martha A Lawson, 86 Landscape av, Yonkers, NY; mtg \$200,000; May21'10; Oct17'13; A\$125,-000-255,000. OC & 100

Amsterdam av, S68-76; Ernest R Lawson et al to same; QC; Sept23; Oct17'13. non Audubon av, 227-33 (8:2132-18), se 177th, 99.11x100, 6-sty bk tnt; Rebecc; Goldberg to Max Hoffman, 916 So blvd; ½ R T & I; AL; Oct21; Oct22'13; A\$56,000 177,000. non nom

177,000. nom Audubon av (8:2161-75), nwc 190th, —x 220,4x97,4x220, 2-sty fr dwg; Harry N Ba-ruch to Harry Kitzinger, 339 Van Court-landt Park av, Yonkers, NY; AL; Aug15; Oct20'13; A\$65,500-68,000. O C & 100 Bowery, 10 (1:162-57), ws, 80.4 n Doyers, runs w34.10 & 45xn17.1xe79.10 to st xs17 to beg, 2-sty fr bk ft tnt & str, 1-sty ext; Rudolph Wallach Co to Realty Redemp-tion Co of NY, a corpn, 68 William; July10; Oct21'13; A\$11,500-13,000. O C & 100 Bradburst av (7:2046-51) es 7910 s

Bradhurst av (7:2046-51), es, 79.10 s 53d, 39.11x100, vacant; Akron Building Co o Montrose Realty Co, a corpn [c C H Burdett], 135 Bway; Oct9; Oct22'13; A\$14,-00-14,000. nom

Broadway, 3541 (7:2092-26), nwc (No 601), 99.11x150, vacant: Jos R ref, to Denis J Dwyer, 430 W 147, & Haigh, 412 W 147; mtg \$40,000; F CLOS: Oct20; Oct21; Oct22'13; A\$18 180,000. 145th & Wn FORE 50,000

Broadway, swc 151st, see Bway, nwc

Broadway (7:2097-27 & pt lts 23 & 40), wc 150th, 199.10 to ss 151st x150, vacan Realty Company of America to Eight Sixth St & West End Ave Co, a corpn, 1 Park av; mtg \$250,000; Oct1; Oct17'13; \$\_\_\_\_\_\$\_\_\_\_. O C & 1

Lexington av, 1803-9 (6:1640-21), nec 12th, 100.11x41.8, 5-sty bk tnt & strs; Jno lock to Ralph Cohn, 621 E 135; B&S; mtg 66,000; Sept24; Oct23'13; A\$33,000-60,000. O C & 100

O C & 100 Madison av. 1046 (5:1491-57), swc 80th (No 28), 69.2x25, 5-sty bk tnt & str; Chas A Stein to Royal Atlantic Realty Corpn, 21 E 75 [c Chas A Stein]; mtg \$60,000; Mar 20; Oct23'13; A\$65,000-85,000. O C & 100

Madison av, 1833, see Madison av, 1835. Madison av, 1835 (6:1746-51), es. 40 s 120th, 40x75, 5-sty bk tnt; A\$25,000-40,000; also MADISON AV. 1833 (6:1745-52), es. 80 s 120th, 20.11x75, 5-sty bk tnt; A\$12,500-18,500; Jno H Rogan, ref. to Arthur M Bullowa, 1 E 94; Ernest E M Bullowa, 2 W 55; Ferdinand E M Bullowa, 127 E 72, in-

Manhattan

divid & said Ferd E M Bullowa & Alice Bullowa, 22 W 85, as EXRS & TRSTES Alfd L M Bullowa, decd; FORECLOS; Oct 15; Oct17; Oct22'13.

 15; Octl7; Oct22'13.
 1,000

 Manhatan av, 25 (7:1837-13), ws, 54.6 n
 101st, 27x99.11, 5-sty bk tnt; Robt J Dugan to Andw P Roos Jr, at sec Roanoke & Central av, Far Rockaway, B of Q; AL; Oct21; Oct23'13; A\$19,400-30,000. nom

 Manhattan av (7:1841-20), nec 105th (No
 nom

 Jones to Chas W Jones, 301 W 109; AT; mtg \$12,000; Oct3; Oct17'13; A\$13,000-17,-000. nom
 nom

Park av, sec 103d, see 103d, 102-4 E. Park av, 1976-S (6:1757-39-40), swc 133d, 40x75, 2-4-sty bk tnts & strs; Geo Bock-haus to Geo Bockhaus Co, a corpn, 1837 Park av; mtg \$19,750; Oct21; Oct22'13; A \$14,000-19,000. nom

Pinehurst av (8:2177-154), sec 180th (No 94), 100.2x100, 6-sty bk tnt; Solid Realty o to Pincus Goldberg, Richfield, NJ; B& ; AL; Oct17; Oct20'13; A\$40,000-165,000. O C & 100

C & 100 Pleasant av, 413 (6:1809-28), ws, 50.10 122d, 16.8x100, 3-sty & b stn dwg; Eliz nselmann to Peter Costa, 373 E 149; mtg 7,000; Oct20; Oct21'13; A\$5,000-7,500. O C & 100

 Pleasant av, 413; Peter Costa to Katie

 Costa, his wife, 373 E 149; mtg \$7,700; Oct

 21'13.
 O C & 100

Riverside dr, nec 98th, see Riverside dr, 26

**Riverside dr, 260** (7:1888-1), es, 106.10 s 99th, 106.5 to ns 98th (Nos 319-21), x96.11x 100.11x130.11, 10-sty bk tnt; Barkin Con-stn Co to Chesterfield Realty Corpn, 527 5 av; mtg \$510,000 & AL; Oct15; Oct17'13; A \$195,000-575,000.

 Sherman av
 (8:2226-35), ws, 250 s 207th, 50x150, vacant; Janette L, wife, & Chas P Jacobs, to Walter S Logan, at Washington, Conn [55 Liberty]; QC; Dec27'11; Oct21 nom

Sherman av (8:2226); Eliza K Logan to nom; Dec27'11; Oct21'13. nom same

Av A, 1735 (5:1570-23), ws, 50.4 n 90th, runs w107xn25xe0.1<sup>3</sup>x again e106.10 to av xs25.2 to beg, 3-sty bk tnt & str; Stephen H Selleck to Jennie V & Kate C Woodhull, of Monroe, NY; QC; Aug13; Oct21'13; A \$9,500-11,000. nom

Av A, 1735; Jennie V & Kate C Wood-hull to Jno Arfmann, 510 E 89; AL; July 26; Oct21'13.

15T av, 222 (2:441-3), es, 51.9 n 13t 25.9x66, 5-sty bk tnt & strs; Julius Sal stein to Saml Dworetzky, 489 12th, Bkly, mtg \$26,500 & AL; Oct20; Oct22'13; A\$16 000-23,000. O C & 30 n 13th.

000-23,000. O C & 300 **1ST av, 579,** see 117th, 157-9 E. **1ST av, 1622,** see Lewis, 82-4. **2D av, 531** (3:910-31) ws, 88.5 s 30th, 17.6x 100, 4-sty stn tnt; Mary, wife Jos F Finley, to Jos F Finley & Mary, his wife, 531 2 av, tenants by entirety; mtg \$11,000; Oct 15: Oct23'13; A\$12,000-16,000. nom **2D av, 2306** (6:1795-3), es, 53 n 118th, 27x80, 5-sty bk tnt & strs; Henry A Fried-man, ref, to Carl Stein, 2211 Bway; AL: FORECLOS Sept18; Oct14; Oct20'13; A\$3,-500-18,000. **20**, **av, S81-3** (5:1227-3, 6:34), **3D av, S81-3** (5:1227-3, 6:34), as 505 p.

**3D** av, **SS1-3** (5:1327-3 & 3<sup>1</sup>/<sub>2</sub>), es, 50.5 n 53d, 32.10x100, 2-5-sty bk tnts & strs; Beu-lah Schnitzer to Frances Bayers, 1004 Simpson; AL; Oct20'13; A\$24,000-34,000.

**6TH av, 21** (2:589-33), ws, abt 230 s 4th, 1.6x100, 4-sty bk tnt & strs; Rudolph Wal-ch Co, a corpn, to Realty Redemption o of N Y, 68 William; July10; Oct21'13; \$11,000-13,500. O C & 100 17.6x100, 4-sty bk tnt & strs; Rud lach Co, a corpn, to Realty R Co of N Y, 68 William; July10 A\$11,000-13,500.

6TH av, 431-5 (3:802-36-38), ws, 24.8 n 26th, 49.4x100, 3 2-sty bk strs; Louis M Bailey to Equitable Life Assur Soc of U S, a corpn, 65 Bway; B&S; Sept19; Oct23'13; A\$177,000-183,000. nom 4.8 n is M

**STH av, 2377** (7:1954-34), ws, 50 s 128th 25x84, 5-sty bk tnt & strs; Adolph Wolff t Sarah Wartell, 2111 Ams av [2115 Am av]: B&S; mtg \$20,000 & AL; Oct16; Oc 17'13; A\$17,000-25,000. nom

**9TH av. 865-7** (4:1066-30-31), ws. 25 n 56th, 50.5x75, 2 4-sty bk thts & strs; Saml H Martin & ano to Union Land Holding Co, a corpn. 170 Bway [c Gus Obendorfer, 316 W 94]; AL; Oct22; Oct23'13; A\$32,000-38,-000 000. nom

11TH av, 736 (4:1080-61), sec 52d (No 564), 19.3x64, 4-sty bk tnt & str; Fredk W Maas et al to Jas S Segrave, 713 Eagle av; mtg \$14,000 & AL; Oct20; Oct21'13; A\$9,-500-16,000. nom

#### MISCELLANEOUS CONVEYANCES.

#### Borough of Manhattan.

98TH st, 319-21 W, see Riverside dr, 260. 108TH st, 51 E, see Ams av, 1042-4. 111TH st, 501 W, see Ams av, 1042-4

Av A, 1735 (5:1570-23); testimony of Jos Kornhauser et al in hearing before Edw Kelly, ref, in matter of application of Jennie V & Kate C Woodhull for perpetu-ation of testimony involving title to real estate [Monroe, NY]; Oct17; Oct21'13; A \$9,500-11,000.

Amsterdam av, 1042-4 (7:1883), nwc 111th, (No 501); also AMSTERDAM AV, 1050-4, ws, 40.6 s 112th, --x--; ratifica-tion & confirmation of asn rents made by Frankfort Realty Co, recorded July 23'12 for \$4,500, & mtg for \$7,500 on 108TH ST, 51 E (6:1614); Compact Realty Co, Inc, a corpn, 51 Chambers, to Jacob W Solomon, 68 E 96, & Chas Berlin, 522 W 157; Oct1; Oct23'13. nom

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Amsterdam av, 1050-4, see Amsterdam

Conveyances

av, 1042-4. **Bennett av** (8:2180), ws, 186.9 n 181st; agmt that above is boundary line bet parties 1st & parties 2d parts; Jas G Bennett individ & TRSTE Jas G Bennett, decd, for benefit Jeanette Bell, owners of land n of above with Jno O Baker, Hy B Auchincloss & Gurdon S Buck, owners of land s of above [care Gurdon S Buck, 149 Bway]; July9'10; Oct18'13. nom Lexingtion av. 595 (5:1307); agmt that

Bway]; Juyy 10; Oct1813. norm Lexington av, 595 (5:1307); agmt that should default be made in payment of notes the sum of \$1,500 shall become due immediately; Harry Jaffe with Helen Broido, 1522 Charlotte et al; Oct17; Oct 23'13.

23'13. nom Park av, 87-9 (3:595-4 & 5), es, abt 60 n 39th, -x-, 2 4-sty & b stn dwgs, ap-praised at \$148,000; also LAND at Hast-ings-on-Hudson; certf as to payment of transfer tax; Edwin S Harris, Deputy Comptroller of State N Y, to Geo C Fraser, EXR Anna M Fraser [20 Exchange pl]; Oct3; Oct21'13; A\$116,000-145,000. Riverside dr, nec 98th, see Riverside dr,

**Riverside dr, 260** (7:1888-1), es, 106.10 s 99th, runs e130.11xs100.11 to ns 98th (Nos 319-21) xw96.11 to drive xn 106.5 to beg, 10-sty bk tnt; re judgmt; Minnie Rothen-berg to Chesterfield Realty Corpn, 527 5 av; QC; Oct15; Oct17'13: A\$195,000-575,000.

nom nom Old Piers 27 & 28 E R (miscl) & adja-cent bulkheads on South st, etc; order of court appointing Geo E Weller, 424 Con-vent av; Jas J Coogan, Jr, at Plaza Hotel, & Jno C Hackett, 500 W 41, as COMRS of estimate in matter to acquire title to any part not now owned by City NY; Oct15; Oct22'13.

Appointment of trustee (miscl); Herman C Von Post & ano TRSTES Jane S Von Post appoint Wm Whitlock as TRSTE same; May15'12; Oct18'13. Asn (miscl) of all R T & I in estate which Edna Holloway died seized; Law-rence E Holloway to Mary C French, 639 St Paul av, Los Angeles, Cal; Oct17'13. nom

General release (miscl); Jeremiah J Falvey et al to Board of Trustees of the U S Letter Carriers' Mutual Benefit Assoc of The National Assoc of Letter Carriers of The U S of A at Nashville, Tenn; June 12; Oct17'13. nom

**Power of atty** (miscl); Kath P Loewi to Arthur W Popper, 48 E 66; Sept22; Oct18

Power of atty (miscl); Albt L F Maas to Dora Maas, NY; Apr8; Oct21'13. \_\_\_\_\_ Power of atty (PA); Jas F Halpin to Wm Halpin; Aug27; Oct22'13. \_\_\_\_\_

## WILLS.

### Borough of Manhattan.

Borough of Manhattan. Jones at, 7 (2:590-76), ns, 69,10 w W 4th, 52,5100, 5-sty bk tnt: A\$11,000-27,000; also 5TH ST, 410 E (2:432-14), ss, 162.11 e 1 av, 25x96, 5-sty bk tnt & strs; A\$17,000-24,000; also 9TH ST, 313 E (2:451-55), ns, 175 e 2 av, 5-sty bk tnt: A\$19,000-26,500; also 12TH ST, 227 W (2:618-56), ns, 210 w 7 av, 3-sty bk tnt. 20x81.8; A\$9,500-12,500; also 13TH ST, 222-6 E (3:901-45-47), ss, 294 e 3 av, 63x92, 2-5-sty bk tnts; A\$48,000-\$68,500; also 22D ST, 226 E (3:902-43), ss, 265.7 w 2 av, 24.11x98,9, 4-sty bk tnt & str, & 3-sty tnt in rear; A\$15,000-18,000; also 25TH ST, 204-6 E (3:905-54 & 55), ss, 97.7 e 3 av, 48.8x98, 9, 2-5-sty bk tnt & str, & 3-sty tnt in rear; A\$15,000-18,000; also 25TH ST, 204-6 E (3:905-54 & 55), ss, 97.7 e 3 av, 48.8x98, 9, 2-5-sty bk tnt & str; A\$12,000-23,500; also 52D ST, 110 E (5:1306-67), ss, 115 e Park av, 25x1005, 64 (5:1306-67), ss, 115 e Park av, 25x1005, 54 (5:1300-19,000; also 3D AV, 573 (3:812-44), 50 (5:1300-19,000; also 3D AV, 573 (3:312-65), 55 (5:9, 8), 8) 60 AV, 60-362 (3:882-44), 50 (5:9, 8), 8) 60 AV, 60-360 (3:882-44), 50 (5:9, 8), 8) 60 AV, 60-360 (3:882

Vesey st, 74-8 (1:84-50), ns, 41.2 w Greenwich, 41.5x49.10x41.5x49; 3-3-sty fr strs; Pietro Roncoroni Est, Geromina N Roncoroni, EXTRX, 76 Vesey; atty, Robt K Prentice, 52 Bway; A\$41,000-43,500. Will filed Oct18'13.

5TH st, 410 E, see Jones, 7. 9TH st, 313 E, see Jones, 7. 13TH st, 237 W, see Jones, 7

**21ST st, 222-6 E**, see Jones, 7. **22D st, 226 E**, see Jones, 7. **25TH st, 204-6 E**, see Jones, 7. **26TH st, 219 E**, see Jones, 7. **52D st, 110 E**, see Jones, 7.

52D st, 110 E, see Jones, 7.
65TH st, 210-6 E, see Jones, 7.
85TH st, 535 E, see 85th, 538 E.
85TH st, 538 E (5:1581-35). ss, 197.7 w
Av B, 25x102.2, 5-sty bk tnt; A\$8,000-16,-500: also 85TH ST, 535 E (5:1582-19), ns, 173 w Av B, 25x102.2, 5-sty bk tnt; A \$8,-000-17,500; Katharine Sottong Est, also known as Cath Sottong, Henrietta Leis, EXTRX, 535 E 85; attys, Amend & Amend, 119 Nassau. Will filed Oct22'13.
85TH st, 118 W (4:1218-39), ss, 162 w
Col av, 3-sty dwg; Julia M Kirwan Est, Jno P Kirwan, EXR, 118 W 88; attys, Deyo

& Bauerdorf, 111 Bway; A\$10,000-16,000 Will filed Oct13'13. Corrects error in issue of Oct18'13 when name read Kirwin.

of Oct18'13 when name read Kirwin. 119TH st, 218 & 220 E (6:1783-37-38), ss. 250 e 3 av, 40x100.11, 1-4-sty bk tnt & 1-3-sty bk dwg; A\$16,000-20,000; also PARK AV, 1565 (6:1640-4), es. 75.7 n 112th, 25.3x 80, 2-sty bk stable; A\$8,000-8,500; Sarah Orr Est, John Orr. EXR, 220 E 119; atty, John F Cowan, 150 Nassau. Will filed Oct 18'13.

120TH st, 48 W, see Jones, 7. Park av, 1565, see 119th st, 218-20 E. 3D av, 276, see Jones, 7.

3D av, 276, see Jones, 7.
3D av, 360-362, see Jones, 7.
3D av, 533, see Jones, 7.
6TH av, 22, see Jones, 7.
STH av, 572-4 (3:788-2), es. 13.2 n 38th, 26.4x64, 3-sty bk tnt & str; Herman Gottlieb Est, Sophia Gottlieb, EXTRX, 138 W 129; atty, Wm A Gans, 2 Rector; A\$38,000-45,000. Will filed Oct6'13.

#### CONVEYANCES.

#### Borough of the Bronx.

Adams st, swc Van Nest av, see Van est av, swc Adams. NO Brandt pl, see University av, see Uni-ersity av, sec Brandt pl.

Bristow st, 1319 (11:2972), ws, 328.4 s Bristow st, 1319 (11:2972), ws, 328.4 s Jennings, 16.8x100, 2-sty fr dwg; Clifton A Norman to Dora C Norman, 1319 Bris-tow; mtg \$2,500; Oct1; Oct20'13. nom Bristow st, 1332 (11:2972), es, 125 n Steb-bins av, 25x79.9 to nws Stebbins av x28.3x 66.5, 2-sty fr dwg; Isaac Diamond to Bet-tie Diamond, 1332 Bristow; AL; Oct21; Oct 22'13. O C & 100

Charlotte st (11:2966), es, 110.7 n Sea-bury pl, 75x100, vacant; Charlotte Constn Co to Tiber Bldg Corpn, 394 E 150; AL; Sept23; Oct23'13. O C & 100

Commerce st (\*), nws, at es Newman runs n—xne abt 140xe50xs150 to st xw60 to beg; Wm M Husson to Edw Hehre, 357 E 184, & Geo Auer, 812 Forrest av, firm Hehre & Auer, at Clasons Point; Sept4: Oct 20'13. 2,800

20'13. 2,500 Dorothea pl. nec Marion av, see Marion av. nec Dorothea pl. Fox st. 977 (10:2714), ws, 365 n 163d, 40 X104.11x40x105.5, 5-sty bk tnt; American Real Estate Co to Jno Whalen, 2451 Wett-chester av; mtg \$24,000; Oct7; Oct20'13.

Fulton st (\*), ws, 150 n Elizabeth, 50x 100; Rose J Cowen to Lillian C Barkley, 4373 Richardson av; May8; Oct23'13. nom Madison st, nwc Van Nest av, see Van Nest av, nwc Madison. Manida st, 872 (10:2740), es, 48.2 s Gar-rison av, 42x100, 5-sty bk tnt; Fredk W Ernst to Lulu M Ernst, both at 874 Man-ida; AT; B&S; Sept13; Oct20'13. nom Matilda st (\*), nws, 100 ne Westchester

ida: AT; B&S; Sept13; Oct20'13. nom Matilda st (\*), nws, 100 ne Westchester av, 50x100; Margretta R Van Duvne & ano to Nicholas Volckmann, 4641 Richardson av; AT: QC; Oct9; Oct22'13. nom Matilda st (\*), ses, 300 sw Westchester av. 50x100; Louisa A Garfield to Philip S Bolton, 4540 Garden pl, Wakefield; May 25'89; Oct23'13. 475

Mianna st, swc Hunt av, see Hunt av

Newman st, es, at ns Commerce, see Commerce, ns, at es Newman.

**Oak ter, sec Crimmins av,** see Crimmins v, sec Oak ter.

Rowland st, nec Westchester av, see Vestchester av, nec Rowland.

Westchester av, nec Rowland. Scabury pl (11:2966 & 2977), es, 50 s 172d, 45x100, 5-stv bk tnt; also SEABURY PL (11:2966 & 2977), es, 95 s 172d, 45x100, 5-stv bk tnt; Angel Constn Co. Inc, to Louis Friedman, 104 W 118. & Frank Herskowitz, 1980 7 av; mtg \$68.000; Oct22 '13. O C & 100

Seabury pl, es, 95 s 172d, see Seabury pl, 50 s 172. es

Simpson st. 1160 (10:2728), es. 99.11 s Home, 25x100, 4-sty bk tnt; Diedrich Kor-nau to Jos Zeller, 13 Gouverneur pl; mtg \$18.000; Oct20; Oct21'13. O C & 100

\$18,000; Oct20; Oct21'13. O C & 100
Swinton st. es. 178.1 n Eastern blvd, see
Eastern blvd. ns. 175 w Swinton.
Unnamed st (12:3315), lying bet Grand
blvd & Creston av, being land in st in
front of lots 121 & 122, map Metropolitan
Real Estate Co. 50x15; Geo Williams to
Anna Williams, North White Plains, NY;
QC: AT: Oct8: Oct20'13. nom
133D st E (9:2278), ns. 265 e Willis av,
-x-. vacant: Mieczysław Koczwanski to
Rendheim Constn Co, 128 Bway; mtg \$9,-000; Oct9; Oct23'13. nom

137TH st. 752 E (10:2565), ss. 330.5 e So blvd. 12.6x100. 2-stv fr dwg: Blackwood Realty Co to Eliza Wildman. Mullaghmare, Dunganon. County of Tyrone, Ireland; Sept 30: Oct23'13. nom

30: Oct23'13.
137TH st. 754 E (10:2565), ss. 342 11 e
So blvd, 12.6x100, 2-sty fr dwg; Black-wood Realty Co to Julia E C Hartcorn, 255 Jefferson av. Bklyn: Sept30: Oct23'13. nom
140TH st E (9:2314). old ss, 150 w Aler
av a strip. runs w100xn— to new ns 140th. ve100xs— to bec, with all title to cl of old 140th: Julius A Stursberg individ et al.
heirs Babette Stursberg. to Anita H H
Morrell & Janet Von Zwierkowski, 258
Riverside dr: Sept16: Oct17'13.
408 w

 Hiverside ar; Sept16: Oct17'13.
 400

 149TH st. 448 E (9:2293), ss. 140.8 w

 Brook av. 25.1x101.6x25x95. 4-sty bk tnt &

 1-sty fr rear dwg: Cath F Mullen et al.

 heirs. &c Marv Mullen to Edw & Jno

 O'Brien. 448 E 149; AT; mtg \$3.500: Oct20:

 Oct22'13.

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**149TH st, 448 E;** Edw & Jno O'Brien to Cath F Mullen, 423 58th, Bklyn; Mary F Loftus, 516 61st, Bklyn, & Edw J Mullen, 423 58th, Bklyn; % R T & I; mtg \$3,500; Oct20; Oct22'13. O C & 100

Bronx

Oct20: Oct22'13. O C & 100 156TH st, 793 E (10:2676), ns., 156.3 w Union av, 18.9x64x18.8x71.8, 3-sty fr tnt; Eliz Rennert to Edw A Ridley, at Fanwood, NJ; mtg \$6,000; Oct18; Oct21'13. nom 159TH st, 450-8 E, see Elton av, 815. 165TH st, 879 E (10:2691), ns. 75 e Steb-bins av, 25x113.4, 2-sty fr dwg; Herbert H Herrman Co to Florence Steinman, 1050 Hoe av; Oct9; Oct20'13. O C & 100 **170TH st E, nwc Fulton av,** see Fulton v, nwc 170.

av, nwc 170. **180TH st, 730-4 E** (11:3094), sec Clinton av (No 2080), 80.6x107, 2-5-sty bk tnts & strs; Keats Co, a corpn, to Hamilton Hold-ing Co, a corpn, 149 Bway; B&S; Oct20; Oct22'13. O C & 100

**180TH st, 734 E** (11:3094), ss, 40 e Clin-ton av, 40.6x107, 5-sty bk tnt & strs; Ham-ilton Holding Co to Chas E Cornell, 504 W 143, & Marie C Knapp, at Worcester, Mass; B&S; mtg \$38,500; Oct22'13. nom

Mass; E&S; mtg \$38,500; Oct2213. 1000 180TH st E, nes, at ses Lafontaine av, see Lafountaine av, ses, at nes 180th. 188TH st, 518 E (11:3057), swc Bathgate av (No 2423), 32x89.4, 5-sty bk tnt & strs; Amelia Neumeyer to Van Hoesen Estates, Inc, a corpn, 52 Bway; Sept30; Oct18'13. O C & 100

**229TH st E (\*),** ss, 130 w Paulding av, 25x114, Wakefield; Marie E Burke to Fredk Massbach, 530 W 113; Oct16; Oct20 '13. O C & 100

13. **23CTH st E (\*)**, ns, 100 w Bayard, 25x 100; Geo Schoeck to Louise P Rieger, 272 E 155; mtg \$500; Octl4; Oct23'13. O C & 100

OCC & 100 241ST st E, (Becker av) (\*), sws, 50 se Bronx blvd (Marian), 50x100; Sidney J Cowen, ref, to Nicholas Wapler, 670 Napier av, B of Q; AL; FORECLOS Sept2; Oct20 '13.

Andrews av, 2214 (11:3217), es. 337.8 s 183d, 50x100, 2-sty fr dwg; Eliz D Robinson to Martin E Burke, 2214 Andrews av; AL: Sept19; Oct23'13. O C & 100

Sept19; Oct23'13. O C & 100
Balcom av, es, 50 n Gifford av, see Eastern blvd, ns, 175 w Swinton.
Barnes av (\*), ws, 134.7 s Lydig av, runs sw along av 159.6xnw130.9xne29.9 to beg; Sarsfield Doyle et al as TRSTES in liquida.
Sarsfield Doyle et al as TRSTES in liquida.
AL; Sept25; Oct21'13. 500
Barnes av (\*), es 100 n Lydig av 255

Barnes av (\*), es, 100 n Lydig av, 25x 100; Morris Park Estates to Eliz F Stab-ler at Maplewood, NJ; Oct14; Oct2013. nom

Bassford av, es, abt 128 s 3 av, old line, see Bathgate av, ws, 128 s Kingsbridge rd, now 3 av, old line.

see Bathgate av, ws, 128 s Kingsbridge rd, now 3 av, old line. Bathgate av, 2327 (11:3053), ws, 153 s 3 av, 25x100, except pt for av, 1-sty fr dwg; Virginia Sutera to Luigi Pecora, 249 E 116; mtg \$5,000; Aug30; Oct21'13. nom Bathgate av, 2423, see 188th, 518 E. Bathgate av, 2423, see 188th, 518 E. Bathgate av, 11:3053), ws, 128 s Kings-bridge rd, old line, now 3 av, 25x190 to Bassford av x25x190.2, except pt for av, vacant; Jno M Cory EXR Jno J Hughes to Mary A Hughes widow & Gertrude Hughes & Mary Cory, daughters of Jno J Hughes, & Mary Cory, daughters of Jno J Hughes, & Mary Cory, as TRSTES for Thos M Hughes, a son of Jno J Hughes, decd, all at 60 W 76; Oct17; Oct18'13. **8,000** Beech av (\*), ns, 137.2 w Corsa av, 50x 100; Adeline B Garrigues to Chas J Byrnes, 742 E 224; Oct2; Oct20'13. O C & 100 Belmont av, 2137 (11:3082), ws, 62 n 181st, 16.7x79.2x16.7x78.9, 2-sty bk dwg; Filomena Tesora to Vincenza Ciletti, 24 M 4, Mt Vernon, NY; QC & confirmation deed; Oct2; Oct23'1.

Belmont av, 2137: Vincenza Ciletti to Maria A Germano, 2135 Belmont av; mtg \$4,678.47 on this & other prop; Oct23'13. nom

Blackrock av (Sth st), (\*), ns, 405 Havemeyer av (Av B), 50x216 to ss W son av. except part for Tremont av; N tional Casket Co to Kath Taylor, 320 83; B&S & CaG; AL; Aug29; Oct21'13. O C & 405 w Wat-Na-W & 100

Blackrock av & Watson av, same prop: Kath Taylor to Henry Becker, 132 9 av; mtg \$4,000 & AL; Sept16; Oct21'13. O C & 100

Bogart av (\*), ws. 125 n Bradv av. 25x 100; Morris Park Estates to Reinhard Beutner, 106 East End av; Sept30; Oct20 '13.

Boston rd, 1061 (10:2607), ws, 317.11 s 166th, 37.8x123.4x37x129, 5-sty bk tnt; Kas-sel Oshinsky to Felicien Colot, Walling-ford, Conn; mtg \$32,000; Oct20; Oct23'13. nom

nom Brook av. 1204 (9:2393), es. 311.2 s 168th, 27.11x— to N Y & H R R x25x104.5, vacant; Warren Leslie, ref, to Chas C Klingler, 120 Murray lane, Flushing, B of Q. & Gottlob F Jaissle, 200 Av B, NY; FORECLOS Sept 3; Oct10; Oct17'13. 3,175

Cauldwell av, 691 (10:2624), ws, 358.4 s 156th, 16.8x115, 2-sty & b bk dwg; L Frooks Engine Co to Lionel Isaacs, 232 Summit av, Hoboken, NJ; AL; Sept20; Oct 23'13.

23'13. nom Chatterton av (7th st) (\*), ss, 175 e Havemeyer av (Av B), 30x108, Unionport, except part for Tremont av; Chas A Lau-meister to J Homer Hildreth, 362 E 136; mtg \$1,000; Oct21; Oct22'13. nom Clinton av, 2076 (11:3094), es, 107 s 180th, 41x120.9x46x120.9, 5-stv bk tnt; Ha-dassa Buchhalter to David Pasinsky, 109 W 118; mtg \$36,000; Oct10; Oct17'13. nom Clinton av, 2050, cs, 120th et, 720.4 F

Clinton av, 2080, see 180th st, 730-4 E.

Creston av, 2384 (11:3165), es, 149 n 184th, 25x95, 2-sty fr dwg; J Homer Hil-dreth to Chas A Laumenster, 322 E 155; mtg \$5,000; Oct21; Oct22'13. O C & 100

dreth to Chas A Laumenter, 50.2 1 (10) mtg \$5,000; Oct21; Oct22'13. O C & 100 **Crimmins av** (10:255), see Oak ter (No 590), 100x61, vacant; Katie Schneider to Francis B Chedsey at Yorktown, NY; mtg \$5,000 & AL; Oct20; Oct22'13. O C & 100 **Eastern blvd** (\*), ns, 175 w Swinton, runs w44.3 to Scribner av xw27.8xn100xe8.2 x again e24.9xs100 to beg; also SCRIBNER AV (\*), ns, 346.2 e Balcom av, 50x100; also BALCOM AV (\*), es, 50 n Gifford av, 50x 109,6x50x107.8; also SWINTON AV (\*), es, 178.1 n Eastern blvd, 54.6x88.11x54.6x92.5; Jno R Peterson to Josiah A Briggs, 2305 Andrews av; Oct20; Oct23'13. O C & 100 **Edenwild av** (\*), ss, 50 w Wilder av, 25 x100; Bengt Nelson to Adolph Johanes-myer, 4076 Seton av; mtg \$750; Sept18; Oct 17'13. O C & 1,000 Elton av, S16, see Elton av, 818.

Elton av, 816, see Elton av, 818.

Elton av, SIS (9:2380), sec 159th (Nos 450-8) (old 702-10 E), 48x100; also ELTON AV, 816 (9:2380), es, 48 s 159th, 25x100, 5-3-sty fr tnts, strs on cor & 2-sty fr dwg; Fredk Lese to Emily Milman, 329 War-burton av, Yonkers, NY; AL; Oct22'13. nom

•Fordham rd, 613-5 E (12:3273), ns, 89.1 w Hughes av, 38.2x100, 5-sty bk tnt & strs; Port Jervis Land Impt Co to Edw A Kahn, 272 W 119; ¼ pt; mtg \$30,000 & AL; Sept 11; Oct18'13. nom

11; Oct18'13. nom Forest av, S90 (10:2658), es, 209.6 n 161st, 24x100, 3-sty fr tnt; Mark Gold-berg, ref to Sarah A Thurber at Port Washington, LI; FORECLOS Sept25; Oct 18; Oct20'13. 5,000

5,000 Forest av, 1109 (10:2651), ws, 162.8 n 66th, 20x87.6, 3-sty bk dwg; Annie Tager Philip Wattenberg, 1203 Franklin av; tg \$7,500; Oct18; Oct20'13. 100 Fowler av (5) 05 200 - Dhimber

Fouler av (\*), es, 200 n Rhinelander av, 25x100; Louis C Webb to Oliver J Hall, 1501 St Lawrence av; AT; B&S; AL; Oct 18; Oct22'13.

1381 Oct22'13.
Fulton av (11:2926), nwc 170th, 189x280
x187.7x280, 1, 2, 3 & 4-sty bk & fr bldgs of brewery, with machinery, etc, of brewing plant of Zeltner Brewing Co; Moses J
Stroock, ref, to Chas Frazier, 10 S Oxford, Bklyn; Henry Dazian, 142 W 44, & Howland F Knoedler, 2 E 59, EXRS, &c, Maurice Grau; FORECLOS Mav8; Oct16; Oct17 '13.

Green av (\*), sws, 25 nw St Raymond av, 50x101.8; Omer M Sloat to Emil Wei-gand, 1631 Zerega av; AL; Oct15; Oct22'13. O C & 1,000

O'C & 1,000 Hoe av, 1505 (11:2981), ws, abt 25 s 172d, 25x100, 2-sty fr dwg; Amelia Davis to Francis O'Toole, 770 Lex av; mtg \$4,300 & AL; Sept18; Oct22'13. O C & 100 Hunt av (\*), swc Mianna, runs s118.1xw 2.2xn100xe65 to beg; Jno J Geary to Mary O'Connell, 51 Washington av, Rockaway Park, B of Q; ½ pt; AL; Aug10'10; Oct23 '13. nom

Lafontaine av (11:3069), ses, at nes of an unnamed st, sometimes called Talmadge (now 180th), 65x100, 2-sty bk strs & 2-2-sty fr dwgs; Obark Realty Co to Frieda Hoeing, 258 Tompkins pl, Bklyn; mtg \$4,-000; Oct16; Oct17'13. O C & 100

 
 McGraw av (\*), ns, 50 e Saxe av, 25x100;

 Chas A Laumeister to Concrete Realty &

 Holding Corpn, 420 E 161; mtg \$1,000; Oct

 17; Oct22'13.
 17

McGraw av (\*); same prop; Concrete ealty & Holding Corpn to J Homer Hil-reth ,362 E 136; mtg \$1,000; Oct21; Oct22; 2 P. dr.

13. nom Marion av (12:3275), nec Dorothea pl, 50x98, 2-sty bk dwg & 1-sty bk rear gar-age: Cornelius B Fish to Chas I Marvin, at Lawrence Park W, Yonkers, NY; mtg \$10,000; Oct16; Oct21'13. nom

Morris av, 1041 (9:2448), ws, 50.10 n 165th, 25x102.6x25x102.8, 2-sty & b bk dwg; Chas Haas to Bertha Haas, 1041 Morris av; mtg \$8,750; Oct18; Oct21'13. nom

Chas Haas to Bertha Haas, 1041 Morris av; mtg \$\$,750; Octl8; Oct2l'13. nom Nelson av, 1665 (11:2876), ws, 112.6 s Brandt pl, 37.6x100, 4-sty bk tnt; Morell Realty Co to Florence I Squires, 128 W 130; mtg \$23,000 & AL; Apr21; Oct2l'13. O C & 100 Nelson av, 1669 (11:2876), ws, 75 s Brandt pl, 37.6x100, 4-sty bk tnt; Morell Realty Co to Amma M Morell, 1019 Woody-crest av; mtg \$23,000; Junel8; Oct2l'13. O C & 100 Pelham rd (\*), es, 175 s Emily, 25x100, Throggs Neck; Otto L Falk to Luca N Cri-senza or Cresenza, 1666 Pelham rd; QC & correction deed; Oct16; Oct18'13. nom Prospect av (11:3114), es, 70 s 187th, 50x 93, vacant; Jos Corbett to Johanna R Ernst, 503 E 165; Oct22; Oct23'13. nom Rhinelander av (\*), ns, 141.7 e East-chester rd, 50x91.5x50x93; Edw J Skou to Neils J Skou, — High st, East Williston; Li; AT; Mar1; Oct2l'13. nom

Road leading from Westchester to Ft Schuyler (\*), nes, at land now or late Wm Welsh, runs ne173xse80.9xsw150 to rd xnw 70 to beg; Fred Judge to Frank Gass, 2248 Powell av; mtg \$5,000; Oct21'13. O C & 100

Powell av; mtg \$5,000, O C & 100 Scribner av, ns, 346.2 e Balcom av, see Eastern blvd, ns, 175 w Swinton. Southern blvd, 1318 (11:2980), es, 366.8 s Jennings, 33.4x100, 5-sty bk tnt & strs; Jos Sonsin Co, Inc, to Anthony Imaratta, 585 Morris av; mtg \$5,000; Oct16; Oct23'13. O C & 100

Stebbins av, nws, abt 125 n Bristow, ee Bristow, 1332.

 See
 Bristow, 1332.

 Tinton av, 768
 (10:2655), es, 189.1 n

 Westchester av, runs e85xn12.6xe10xn25xw

 95 to av xs37.6 to beg, 5-sty bk tnt; Hein-rich Roth to Wm G Engelhardt, 325 3 av;

 mtg \$27,000; Oct16; Oct22'13.
 O C & 100

Topping av, 1762, see Topping av, 1764. 
 Topping
 av,
 1764
 (11:2799), es,
 255 s

 175th,
 20x95,
 2-sty bk
 dwg;
 also
 TOPPING

 AV,
 1762
 (11:2799), es,
 275 s
 175th,
 20x95,

 2-sty
 bk
 dwg;
 Francis
 S
 McAvoy, ref,
 to

 Jessie
 S
 Henssler,
 368
 Mott
 av;
 FORE 

 CLOS
 Oct7;
 Oct21'13.
 6,000
 Gott
 Gott
 Gott

CLOS Oct7; Oct21'13. **6,000 Trinity av, 536-S** (10:2557), es, 50.2 s 149th, 50.2x109, 3-sty fr tnt & 1 & 2-sty fr rear bldg; Chas E Moore, ref, to John Gribben at Hastings-on-the-Hudson, NY; mtg \$350 & AL; FORECLOS transfer tax lien Oct1; Oct15; Oct18'13. **1,500** 

lien Octl; Octl5; Octl8'13. 1,500 University av (Aqueduct) (11:2876), sec Brandt pl, 45x100, 5-sty bk tnt; Morell Realty Co to Maud Morell, 1652 University av (Aqueduct); mtg \$48,000 & AL; Feb10; Oct21'13. O C & 100

University av, 1652 (Aqueduet) (1 2876), es, 85 s Brandt pl, 40x100, 5-sty tnt; Morell Realty Co to Maud Morell, 1( University av (Aqueduct); mtg \$33,500 AL; Feb10; Oct21'13. O C & 2 (11: 1652 100

University av, 1656 (Aqueduct) (11:-2876), es, 45 s Brandt pl, 40x100, 5-sty bk tnt; Morell Realty Co to Maud Morell, 1652 University av (Aqueduct); mtg \$33,500 & AL; Feb10; Oct21'13. O C & 100

Van Nest av, swe Madison, see Van Nest av

Van Nest av (\*), swc Adams, 26.7x106.4, except pt for Van Nest av; Patk J Rafter to Annie wife Danl Bacon, 1868 3 av; Oct 17; Oct18'13. O C & 100

Van Nest av (\*), nwc Madison, 25x100; also VAN NEST AV (\*), swc Madison, 50 x100, except part for Van Nest av; Chas A Corby to Marks Wolff, 2118 Vyse av; mtg \$2,900; Oct11; Oct18'13. 100

mtg \$2,900; Oct11; Oct18'13. 100 **Valentine av** (12:3302), es, 130.9 n 198th, 25x99.3x25x99.4, vacant; Geo R Wilson et al heirs Thos Wilson to Thos F Wilson, 2543 Decatur av; Oct17; Oct20'13. 100 **Vincent av** (\*), ws, 150 s Fairmount av, 75x100; Kath P Loewi to Rebecca Del Gaudio, 1812 Gleason av; B&S; AL; Oct10; Oct 18'13. O C & 100

 Oct 18'13.
 Ock 100

 Vincent av (\*), es, 150 s Baisley av, 61

 x100; Jacob H Amsler to Jno Sellitto, 1815

 West Farms rd; mtg \$602; Oct11; Oct20'13.

 O Vyse av, 1173 on map 1175 (10:2752), ws,

 71 s Home, 31x\$1.1, 4-sty bk tnt; Chas

 Brand to Eliz Inselmann, 1134 Union av;

 mtg \$15,000; Oct20; Oct21'13.
 O C & 100

 Wales av (10:2574), ws, 75.6 n 142d, 25.2x

 100, vacant; Edwin R Lockwood to Commonwealth Realty Co, a corpn, at New

 Haven, Conn; Oct22'13.
 O C & 100

 Washing ton av 2325 (11:302) ws \$54

Washington av, 2335 (11:3039), ws, 85.4 n 184th, 15x87.6x15x86.1, 2-sty fr dwg; Cath Ogden to Emily Milman, 329 War-burton av, Yonkers, NY; AL; Oct8; Oct22 '13. O C & 100

**Washington av** (11:3034), nwc Morris, a strir runs w30.4xs4 to ns Tremont av xe 30.4 to W av xn4 to beg, with all title to cl of old Morris, vacant; Eliz M Lillien-dahl to Clement H Smith, 246 E Tremont av; QC; Oct17'13. nom

Waterbury av (\*), ns, 105 e Crosby av, runs e56.10xnw75.8xse50 to beg; Amelia L Schober to Maria Rehwagen, 3363 Olinville av; B&S & CaG; Oct15; Oct23'13. nom

Watson av, ss. 405 w Havemeyer av. Blacknock av, ns, 405 w Havemeyer av. Webb av, 244S (11:3219), es, 250 n Devoe ter, 25x100x15x100, 2-sty fr dwg; Louis Eickwort to Lizzie Angelmann, 2446 Webb av; mtg \$3,000 & AL; Sept1; Oct21'13. nom

Nom Westchester av (\*), nec Rowland, 95.1 x170.11x95.1x169.2; Jno Whalen to Ameri-can Real Estate Co, a corpn, 527 5 av; mtg \$18,000; Oct7; Oct20'13. O C & 100

mtg \$18,000; Oct7; Oct20'13. O C & 100 White Plains rd (\*), ws, a strip, 350 n 1st st, runs w103.7xn2xe103.7 to rd xs2 to beg; Wm A Keating EXR, &c, Jno Skehan to Eliz A Diller, 912 Grand Blvd & Con-course; Mary C Varian, Pelham Manor, N Y; Jas C Crawford, 152 Prospect av, Mt Vernon, NY; Frances C Lowitz, 151 Prim-rose av, Mt Vernon, NY; Francis G Craw-ford, Plainfield, NJ, & Sarah C Hopping at Bronxville, NY; Oct20; Oct21'13. 100

White Plains av (\*), ws, 350 s Magenta av, 50x103.6, being s ½ lot 12 map 2 of Olinville; Eliz A Diller et al, heirs & of Francis & Margt Crawford, to Wm A Keating, 680 E 226, EXR & TRSTE Jno Skehan; QC; Aug15; Oct21'13. nom

Interior lot (9:2440), 60.3 n 150th & 150 w Morris av, runs n58.10xw25xs58.10 xe25 to beg, 1-sty fr stable; Beatricia Di-figlio to Carmelia Difiglio, 591 Morris av AL; Oct14; Oct20'13. non & nom

AL; Octl4; Oct20'13. nom Lots 22 & 23 (\*), map Wm Scofield at City Island, runs sl10xw98 to hw mark xn —xe135 to beg, with strip 95x16.6 in Pros-pect st on s of above from Main st to ws of said Island; Cath R Ahearn to Edger-ton Park Co, a corpn, 271 W 125; ½ pt; mtg \$4,000; Sept24; Oct21'13. nom Block (\*) hearing 240 o White Plaine rd

Plot (\*), begins 340 e White Plains rd at point 425 n along same from Morris Pk av, runs e100xn25xw100xs25 to beg, with right of way over strip to Morris Pk av; Jos J Schornstein to Josephine Steiner, 155 E 85; ½ R T & I; mtg \$3,500; Oct16; Oct17'13.

#### MISCELLANEOUS CONVEYANCES. Borough of the Bronx.

Dawson st, S20 (10:2702); asn rents to secure \$3,000; Max Reinitz to Abr L Kass, 226 S 9, Bklyn; Oct14; Oct18'13. nom Senbury pl (11:2966 & 2977), es, 50 s 172d, 90x100, 2-5-sty bk tnts; re two mtgs; Gussie Morgenstern to Angel Constn Co, Inc, a corpn, 1228 Hoe av; Oct7: Oct22'13. nom

Manhattan

Swinton st, es, 178.1 n Eastern blvd, see Eastern blvd, ns, 175 w Swinton.

Eastern blvd, ns, 175 w Swinton. 137TH st, 630 E (10:2549), asn rents to secure \$3,000; Max Reinitz to Abr L Kass, 226 S 9, Bklyn; Octl4; Octl8'13. nom 13STH st E, sec Brook av, see Brook av,

158TH st, 207 E, see Intervale av, 1155-7. Adee av, lots fronting on said av, see Burke av, ss, 260 e Barnes av.

Burke av, ss, 200 e Barnes av. Balcom av, es, 50 n Gifford av, see East-ern blvd, ns, 175 w Swinton. Bathgate av, 2327 (11:3052), ws, 153 s 3 av, 25x100, owned by party 1st pt; also BATHGATE AV (11:3052), ws, adj above on s, owned by party 2d pt; foundation wall agmt; Luigi Pecora with Giuseppe Graziano, 2325 Bathgate av; Oct21; Oct23 '13.

Blackrock av (\*), parcel No 159 on dam-age map to open Blackrock av, from Vir-ginia av to bulkhead line of Westchester Creek; re mtg; Geo Dannenfelser, EXR Henry Dannenfelser to Frank Gass, 2248 Poweil av; QC; Sept5; Oct22'13. 25

**Bronx & Pelham Pkway** (\*), ss, as now opened at ns of an unnamed st as on map sec 2 Morris Park, runs w— to extension of ws.Paulding av xs— to Esplanade xe— to Pkway xw— to beg; re mtg; Guaranty Trust Co, TRSTES, to City N Y; QC; Oct 11; Oct23'13.

11; Oct23'13. nom Brook av (9:2265), see' 138th; consent to station stairway; Elkan Kahn to City NY; Oct15; Oct23'13. nom Burke av (\*), ss, 260 e Barnes av, 40 to es Adee av x100, owned by party 1st pt; also ADEE AV (\*), lots fronting on said av as laid out on map Adee Park of which party 2d pt is owner & mortgagee; agmt as to re of easements, etc; Michl J Mack, Barnes av & 205th, with Empire City Sav-ings Bank, 231 W 125; Oct15; Oct18'13. nom nom

Eastern blvd (\*), ns, 175 w Swinton, runs w44.3 to Scribher av xw27.8xn100xe8.2x again e24.9xs100 to beg; also SCRIBNER AV, ns, 346.2 e Balcom av, 50x100; also BALCOM AV, es, 50 n Gifford av, 50x100; si also SWINTON ST, es, 178.1 n Eastern blvd, 54.6x88.11x54.6x92.5; re mtg; Robt Miller to Jno R Peterson, 1890 Daly av; Oct20; Oct23'13. nom Gun Hill rd (12:3358 & 3360), across prop of N Y & H R R Co; agmt that sewer shall be not less than 2½ It below rails of R R Co; City N Y by Board of Estimate & Ap-portionment with N Y & H R R Co, owner, & N Y C & H R R R Co, lessee; Oct15; Oct 18'13.

& N 18'1

Intervale av, 1155-7 (10:2692), also 158TH ST, 207 E (9:2420); asn rents to extent of \$2,00; Everett Harrison to Adam Vorndran, 412 E 147; Aug18; Oct20 nom

13. nom Road from Williamsbridge to Westches-ter Village (\*), adj lands Levi Hunt, runs nw along rd on curve to lands widow Hill xne— to land Thos Yates xne— to Hunts land xse— to beg, contains 12 2-100 acres, with all title to land in Bear Swamp rd; declaration by Cath C Hunt as EXR of Newport, RI, that above belongs to Estate of Richd M Hunt; Mar14'06; Oct18'13.

Scribner av, ns, 346.1 e Balcom av, see Eastern blvd, ns, 175 w Swinton.

**Certified copy** (9:2344) adjudication of bankruptcy & order of reference in mat-ter of Bacon Piano Co, bankrupt; Seaman Miller, ref, & Chas B Lawson as TRSTE; Sept29; Oct18'13.

#### LEASES.

#### Borough of Manhattan.

OCT. 17, 18, 20, 21, 22 & 23.

<sup>1</sup>Allen st, 190 (2:417); asn of account to collect rent under lease from tenants up to Mar15'14; Alfred B Jaworower, 190 Al-len, to Max M Bernstein, 781 Lafayette av, Bklyn; Sept27; Oct18'13. nom <sup>1</sup>Barclay st, 7 (1:123), ns, 25x75; asn Ls: Julius J Goetz, TRSTE in bankruptcy of M H Wiltzius, bankrupt, to Conrad K Reichert at Milwaukee, Wis; AT; Sept4; Oct22'13. nom

<sup>1</sup>Barclay st, 7; asn Ls; Conrad K Reich-ert to Broadway Park Place Co, 233 Bway; July28; Oct22'13. O C & 100

<sup>1</sup>**Barclay st, 7;** bill of sale of 5-sty bk & stone bldg on above leasehold premises; same to same; July16; Oct22'13. nom <sup>1</sup>**Barclay st, 7;** asn Ls; Michl H Wiltzius to Conrad K Reichert at Milwaukee, Wis; AT; Nov14'11; re-recorded from Nov9'12; Oct22'13. nom

<sup>1</sup>Barclay st, 7; bill of sale of bldg on leasehold premises; same to same; Nov14 '11; re-recorded from Nov9'12; Oct22'13. nom

<sup>1</sup>Beaver st, 72-4 (1:28), cor str & pt b, cafe fixtures, &c; Louisa Townsend, EXTRX &c Eliz L Townsend, to Richd Schur, 300 E 35, & ano; from Oct1'13 to Apr30'23; Oct21'13. 2,400 to 3,000

<sup>1</sup>Benver st, 72-4 (1:28); asn Ls as o lateral; Richd Schur & ano to Geo Ring & Co, 203 E 92; Sept29; Oct21'13. col-

<sup>1</sup>Bleecker st, 350-2 (2:620), all; Mary A Mortimer, ADMRX Jno S Mortimer, to Henry N Feste, 155 W 10; 10yf Oct1; Oct 21'13.

21'13. <sup>1</sup>Canal st, 133-5 (1:303), all that remains after widening of Canal st; Eliz M Fisher to Jacob J Schmukler, 866 Kenmore pl, Bklyn; 25 2-12yf Nov1; Oct21'13. taxes &c & 2,500

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<sup>1</sup>Cherry st, 132 (1:253), str & ½ b; An tonette Innella to Rosaria Faso, 13 Cherry; 5yf Oct1; Oct20'13. 66

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<sup>1</sup>Columbus Circle, 11-12, or Broadway (4:1112), str 10 or 11x3.6x3.2, & pt b 6x 18; August Schonhard & ano to Steleanos Chresmolas & ano; 3yf Nov1; Oct20'13. 1900 1,900

'Greenwich st, 202 (1:83), all; Thos R McNeil to Tony Wamser; 3yf Mayl'16; Oct 21'13. 2,400

**Ludlow st, 109-11** (2:409), str & b; Care-ful Realty & Constn Co to Jacob Shulman, 126 Ludlow et al ,firm Shulman & Sons; 5 5-12yf Dec1; Oct22'13. 1,680

<sup>15</sup> 5-12yf Dec1; Oct22'13. <sup>1</sup>Little W 12TH st, nwe Washington, see Washington, nec Little W 12. <sup>1</sup>Madison st, 283 (1:269), ground fl & b; Chas Bernstein to Meyer Binkofsky, 551 Grand; from May1'13 to Sept30'17; Oct18 1,020

<sup>1</sup>Madison st, 253; Fannie Osborne & ano to Chas Bernstein, 269 New Jersey av, Bklyn; 5yf Octl'12; Octl8'13. 1,020 <sup>1</sup>Morton st, nec West, see West, 371.

<sup>1</sup>Morton st, nee West, see West, 371. <sup>1</sup>Murray st, 56 (1:126), ss, 75 e West Bway, 25x75; also MURRAY ST, 58 (1:126), ss, 50 e West Bway, 25x90; also MURRAY ST, 60 (1:126), ss, 25 e West Bway, 25x90; also MURRAY ST, 62 (1:126), sec. West Bway, 25x90; asn four leases; Cath E Wills to Murray Street Realty Corp., 31 Nassau; AL; Sept29; Oct22'13. O C & 100 <sup>1</sup>Murray st, 56-62, sec West Bway; con-sent to asn of four leases as above; Trus-tees of Columbia College of City N Y, 63 Wall, to Cath E Wills; Oct2; Oct22'13. nom

<sup>1</sup>Murray st, 58 to 62, see Murray, 56. <sup>1</sup>North William st, 26-8 (1:121); asn Ls with saloon fixtures &c; Frank E Gal-lagher to Christ Von Glahn, 212 E 11, & Diederich Brand, 136 W 109; mtg \$7,800; Sept17; Oct21'13. nom nom

'Sheriff st, S1 (2:339), all; Julie G Wolff to Jennie Prince, 10 Willett; 3yf Oct1; Oct17'13. 2,200

<sup>1</sup>Washington st (2:645), nwc Little W 12; asn Ls; Jacob Steyer to Chas J Benne-witz, 245 W 131; May28; Oct18'13. nom <sup>1</sup>Washington st ,(2:645), nwc Little W 12, str & pt b; Frank L Wing, EXR Chas U Wing, to Jacob Steyer, 228 W 18; 5yf May1; Oct18'13. 1,500

Watts st, 138-40 (2:595), all; Henry Kroger to Loewenthal Co, 135 Watts; 5yf Jan1; Oct23'13. 3,300

"West st, 371 (2:603), nec Morton; : Ls; Albt A Adler to Abr Riegelhau 1030 Keller, Bronx; Oct15; Oct20'13. n

"West st, 371; asn Ls; Abr Riegelhaupt o Isaac Yahr, 371 West; ½ pt; Oct16; to Isaa. Oct20'13 nom

Oct2015. <sup>1</sup>1ST st, 120 E, see Av A, 5. <sup>1</sup>5TH st, 244 E (2:460), all; Maria A Koch to Adolph Morgenstern & Isidor Dicker, 244 E 5; 2yf Decl; lyren; Oct23 12 13

<sup>13.</sup> 1,300 <sup>1</sup>**ISTH st E, sec Bway, see** Bway, sec 18. <sup>1</sup>**22D st, 115-9 E, see** 23d, 114-20 E. <sup>1</sup>**23D st, 114-20 E;** also 22D ST, 115-9 E. <sup>1</sup>**23D st, 114-20 E;** also 22D ST, 115-9 E. <sup>1</sup>**23D st, 114-20 E;** also 22D ST, 115-9 E. <sup>1</sup>**23D st, 114-20 E;** also 22D ST, 115-9 E. <sup>1</sup>**23D st, 114-20 E;** also 22D ST, 115-9 E. <sup>1</sup>**23D st, 114-20 E;** also 22D ST, 115-9 E. <sup>1</sup>**23D st, 114-20 E;** also 22D ST, 115-9 E. <sup>1</sup>**23D st, 114-20 E;** also 22D ST, 115-9 E. <sup>1</sup>**23D st, 114-20 E;** also 22D ST, 115-9 E. <sup>1</sup>**23D st, 114-20 E;** also 22D ST, 115-9 E. <sup>1</sup>**23D st, 114-20 E;** also 22D ST, 115-9 E. <sup>1</sup>**23D st, 114-20 E;** also 22D ST, 115-9 E. <sup>1</sup>**23D st, 114-20 E;** also 22D ST, 115-9 E. <sup>1</sup>**23D st, 114-20 E;** also 22D ST, 115-9 E. <sup>1</sup>**23D st, 114-20 E;** also 22D ST, 115-9 E. <sup>1</sup>**23D st, 114-20 E;** also 22D ST, 115-9 E. <sup>1</sup>**23D st, 114-20 E;** also 22D ST, 115-9 E. <sup>1</sup>**23D st, 114-20 E;** also 22D ST, 115-9 E. <sup>1</sup>**23D st, 114-20 E;** also 22D ST, 115-9 E. <sup>1</sup>**23D st, 114-20 E;** also 22D ST, 115-9 E. <sup>1</sup>**23D st, 114-20 E;** also 22D ST, 115-9 E. <sup>1</sup>**23D st, 114-20 E;** also 22D ST, 115-9 E. <sup>1</sup>**23D st, 114-20 E;** also 22D ST, 115-9 E. <sup>1</sup>**23D st, 114-20 E;** also 22D ST, 115-9 E. <sup>1</sup>**23D st, 114-20 E;** also 22D ST, 115-9 E. <sup>1</sup>**23D st, 114-20 E;** also 22D ST, 115-9 E. <sup>1</sup>**23D st, 114-20 E;** also 22D ST, 115-9 E. <sup>1</sup>**23D st, 114-20 E;** also 22D ST, 115-9 E. <sup>1</sup>**23D st, 114-20 E;** also 22D st, 115-9 E. <sup>1</sup>**21D st, 114-20 E;** also 22D st, 115-9 E.

 Aay1; Oct23'13.
 51,000 & 52,000

 '23D st W, nwc S av, see 8 av, 261.

 '2STH st, 161 E, see 3 av, 394.

 '33D st, 424-3S W (3:730), 6th fl; McKeon

 Realty Co to Raskin Bros, 142 Worth;

 0yf Feb1'14; Oct20'13.
 5,250 & 5,500

 137TH st W, nec Bway, see Bway, nec

143D st W, see Bway, see Bway, sec 43. <sup>1</sup>**51ST st, 241 E** (5:1325), ns, 150 w 2 av, 25x100.5, all; Wm J Roome to Constant Loufs, 509 Park av; 1yf Dec1; Oct22'13. taxes, &c, & 1,200

 '60TH st, 38-40 W (4:1112), all; Nicolas

 Henry to Percy L Barry, 321 W 55; 7yf

 Oct1; Oct17'13.

161ST st W, nec West End av, see West End av, 40.

101ST st, 332 E (6:1672), all; Ambassador Realty Co to Morris & Clara Sobel, 332 E 101; 3 2-12y & 15 days from July15 '12; Oct21'13.

<sup>1</sup>12; Oct21'13. 1,800 <sup>1</sup>115TH st, 414 E (6:1708), all; Susan Rubenstein to Nicholas Martinelli, 414 E 115; 5yf Nov1; Oct21'13. 780 <sup>1</sup>116TH st E, sec 5 av, see 5 av, 1415.

<sup>1</sup>**116TH st, 60-2 W** (6:1599), all; agmt as to ext of Ls as below & sobrn of same to mtg for \$45,000 & erection of 1-sty theatre by tenant, etc; 62 W 116th St, a corpn, 31 Liberty, with Royal Pastime Co, Inc, a corpn, 60 W 116; ext of Ls for 16 3-12yf Sept30'18; Oct23'13. 4,800 & 5,400 4,800 & 5,400

1120TH st W, nec Ams av, see Ams av,

120TH st W, see Ams av, see Ams av, ec 120th.

 
 1133D
 st, 23
 W
 (6:1731); asn Ls; Wm H

 Crevellier to M Groh's Sons, Inc, a corpn,
 238
 E
 28; Aug6; Oct20'13.
 1135TH st, 1 E, see 5 av, 2225.

160TH st W, swe Ams av, see Ams av,

<sup>1</sup>164TH st W, swe Ams av, see Ams av, 2098.

<sup>1</sup>**Av A, 5;** also 1ST ST, 120 (2:429), asn s; Jos Bosko to Josef Krycun, 77 1 av; ntg \$4,000; Oct17; Oct22'13. nom mtg \$4,000; Oct17; Oct22'13. <sup>1</sup>Av A, 381 (3:954), str & c; Marx Ottin-ger & ano to Jno M Purcell, 207 Ross. Bklvn, & Michl J Judge, 218 W 16; 5yf Cct1 (privilege 5y ren): Oct17'13. 1,200 to 1,800 Amsterdam av (7:1962), sec 120th, str c; Carnegie Constn Co to Chas H Halper, Pinehurst av; 10 10-12yf Decl'13; Oct21 2,800 to 3,000

RECORD AND GUIDE

<sup>1</sup>Amsterdam av (7:1963), nec 120th, apartment 2 on 1st fl; Edmund Francis Realty Co to W H Clayton, 20 E 126; 5yf Oct1; Oct17'13. 850 to 950

<sup>1</sup>Amsterdam av, 2018 (8:2118), swc 16 950 24.11x100, all; Wright Gillies to Jos Pol-lack, 510 W 125, & ano; 5yf Sept15; 5y ren at \$4,500; Oct18'13. 3,500 & 4,000

at \$4,500; Oct18'13. 3,500 & 4,000 <sup>1</sup>Amsterdam av, 2098 (8:2121), swc 164th; asn Ls; Eugene C Lamoreaux to Peter J McKenna, 94 W 104, & Wm H Perry, 56 W 17; Oct17; Oct22'13. nom <sup>1</sup>Broadway (3:813), nec 37th, 5th or top loft; Reuben Sadowsky to Esskay Waist Co, Inc, a corpn, 134 W 26; 6yf Feb1'14; Oct20'13. 12,750

Oct20'13. 12,750 'Brondway (3:846), sec 18th, str on 18th st, adj U S Cigar Store; United Cigar Stores Co to Vincent Pravenzano & Frank Crapanzano, 331 E 14; from Aug1 to Apr 28'17; Oct17'13. 1,000

<sup>1</sup>Broadway (4:995), sec 43d, str 7; 1482 <sup>1</sup>Broadway (Corpn to Frank D'Angelo, 414 <sup>1</sup> 23 & ano; 7yf May9; Oct23'13. 2,500 to 3,000

<sup>1</sup>Broadway, 2848-50 (7:1882), str & c; r of Ls, &c; Jessica W Kenyon to City Rea Estate Impt Corpn, 910 Col av; AT; Oct16 Oct21'13. nom

"Madison av, 1569 (6:1611), str & c; bavid Bloomberg to Thos Connelly, 156 102; 5yf Oct1; Oct20'13. 1,500 E 102; 5yr Oct1; Oct20'13. 1,500 <sup>1</sup>St Nicholas av, 1236 (8:2128), str & c; Paterno & Son Contracting Co to Wm Mindlin, 2220 Ams av; 10yf Jan1'14; Oct21 '13. 1,200 to 2,100 <sup>1</sup>West Broadway, sec Murray, see Mur-ray, 56-62.

<sup>1</sup>West End av, 40 (4:1153), nec 61st, str & pt c; Margt A Moran to Obermeyer & Liebmann, a corpn, 59 Bremen, Bklyn; 5yf Mayl'16, 3y ren; Oct21'13. 1,500

<sup>1</sup>**1ST av, 1444** (5:1470), all; Jno J & Mary McCormack to Anera Theatre Co, a corpn, 1444 1 av; 4 8-12yf Sept1; Oct20'13. 2,250 to 2,400

<sup>1</sup>2D av, 1574 (5:1544), s ½ str & b; Jacob & Hannah Lederer to Hans & Charlotte Heinzmann, 1574 2 av; 3yf Oct1; Oct22'13.

<sup>1</sup>2D av, 2101 (6:1658), str & 6 rooms rear; Jos G Lista & ano to Harris Mark witz, 2107 2 av; 3 8-12yf Nov1; Oct20'13

<sup>1</sup>2D av, 2222 (6:1686), cor str & b; Frank Garofalo to Wm Pasternak, 26 E 116; 3yf Octl'14; Oct20'13. 1,020

<sup>1</sup>2D av, 2222 (6:1686); asn Ls; Wm Pas-ternak to Ebling Brewery Co, 760 St Anns av; June27; Oct20'13. nom

<sup>1</sup>**3D av, 394,** n str & ½ b; also 28TH ST. 161 E (3:884), e store; Edw B Corey to Isaac Finkelstein, 1250 51st, Eklyn; 5yf Mayl'14; Oct22'13. 1,380 & 1,440

<sup>1</sup>5TH av, 1415 (6;1621), sec 116th, str; Farmers Loan & Trust Co EXR, &c, Peter McGinn to Edw Deacon, 1415 5 av; 5yf Julys; Oct22'13. 1,800

<sup>1</sup>5TH av, 2225; also 135TH ST, 1 E (6:-1760), strs A & B & b; Julius M Cohen to Bernard Schwartz, 100 W 136; 5yf Octl; 0ctl7'13. 1,440 & 1,620

 17TH av, 76 (3:764), cor str; Heinrich & Geo Ruschmeyer to Maggie Doyle, 347 W

 44; 5yf Nov1; Oct23'13.

<sup>1</sup>7TH av, 721 (4:1001), all; Felix Isman Inc, a corpn, AGENT for Geo H Earle Jr, to Danl F Clancy, 601 W 137; 5yf Apr30 '14; Oct23'13. taxes, &c, & 7,000 & 7,500

<sup>1</sup>**STH av, 261** (3:747), nwc 23d, str & pt b; Opera House Realty Co to Saml Levy, 221 W 116; 6½yf Nov1; Oct22'13. 3,600 & 4,800

**'STH av, 261;** asn of all R T & I to any monies that may become due upon sur of Ls; Saml Levy to Lion Brewery, a corpn, 104 W 108; Oct21; Oct22'13. nom moni

#### LEASES.

#### Borough of the Bronx.

Seabury pl, sec 172d, see 172d, 886 E 1132D st E, nwe Willow av, see Willow v, nwe 132.

**113STH st, 358 E** (9:2300), str & bake shop in b; Richd P Poschmann to Edw Stumvoll at West Hoboken, NJ; 5 4-12yf Nov1; Oct17'13. 1,320 & 1,380 1152D st E, nwe Bergen av, see Bergen v, nwe 152.

<sup>1172D</sup> st, S86 E (11:2967-2966 & 2977), sec Seabury pl; cor str; Anne Codwise to Public Service Pharmacy, Inc, 886 E 172; 10xf Octl; Octl8'13. 780 to 1,500

173D st, 480 E, see Washington av, 1662 **1160 Rt 450 E**, see washington av, 100 **r 1160 TH st E** (11:3128), ns, 150 w Vyse av, -x-; moving picture theatre & air-drome; Arc Realty Co to Harris-Freilich Amusement Co, Inc, a corpn, on 180th, bet Daly & Vyse avs; 10yf Dec1; Oct18'13. 3,000 to 7,500

<sup>1</sup>Bergen av (9:2362), nwc 152d; asn Ls & bill of sale of chattels, etc; Jacob H May ers, Auctioneer, to Thos A Hanlon, a Yonkers, NY; Sept27; Oct17'13. 20

<sup>1</sup>**Bergen av** (9:2362), nwc 152d; asn Ls & hill of sale of chattels, etc; Thos A Han-on to Celine Feick, 167 Glover av, Yonk-ers, NY; AT; Oct6; Oct17'13. nom

<sup>1</sup>Longwood av, sec Prospect av, see Pros-ect av, sec Longwood av.

Manhattas

<sup>1</sup>Pelham River (\*); same prop; asn tax Ls & building; David Stevenson Brewing Co to Martha M Rodgers, 924 West End av; Oct3; Oct17'13. nom

October 25, 1913

<sup>1</sup>Prospect av (10:2688), sec Longwood av, s str; Wilheimina Brakmann & ano, TRSTES August Brakmann, to Geo Kenna, 784 Prospect av; 7yf Sept1; Oct21'13, 2,000 St Raymonds av, swc St Peters av, see t Peters av, 1567.

**St Peters av, 1567 (\*),** swe St Raymonds v, all; Wm Fonza to Louis Lagonia, 1567 t Peters av; 3yf Mayl'14; Oct22'13. 660 to 780

<sup>1</sup>Stebbins av, 1006-S (10:2698), all; Michl into & ano to Jacob Fox, 767 E 156; 3yf ov1; Oct17'13. 4,000

<sup>4</sup>Washington av, 1662 (11:2914), sec 1 (No 480), cor str & b & apt C on f above str; Harrisetta Holding Co to 1 mund Gennis, 480 E 173; 5yf Mayl'14; 22'13. 900 & 173d floo

22'13. 900 & 960 <sup>1</sup>Willis av, 164 (9:2280); asn Ls; Peter J Reilly to Jas M Manning & Burt Hayter, both at 843 E 134; Oct11; Oct17'13. nom <sup>1</sup>Willow av (10:2561), nwc 132d, 110x54, all, with otpion to purchase for \$10,500; Thos Kiernan to Independent Chemical Co, a corpn, 72 Front; 5yf Nov1; Oct22'13. 420

<sup>1</sup>3D av, 2970 (9:2362), asn Ls; Wm L Ratz to Louis Bergen, 131 E 82; Oct6; Oct 17'13.

<sup>13</sup>D av, 4048 (11:2930); asn Ls; Carlos Curti to Curti Amusement Co, Inc, a corpn, at Port Ewen, N Y; Oct17; Oct18'13. nom

<sup>1</sup>Pelham River (\*), ws, being lot 17 plot 21 map Pelham Park; leasehold; re mtg on personal prop on above; Columbia-Knickerbocker Trust Co as TRSTE, to David Stevenson Brewing Co, a corpn, 501 W 39; Oct3; Oct17'13.

#### MORTGAGES.

#### Borough of Manhattan.

OCT. 17, 18, 20, 21, 22 & 23

"Allen st, 97 (2:414), nws, abt 125 n Broome, 25x87.6: PM; Oct20'13; 3y5%; Hy-man Rosenblum to Jno A Brown Jr, New-town Township, Delaware Co, Pa. 18,000 town Allen st, 97; PM; pr mtg \$18,000; Oct20 3; 1y6%; Hyman & Geo Rosenblum, N Y, Isadore Solomon, Hammels, N Y, to aac Goldman, 40 E 90. 2,500 Isa Isaac Goldman, 40 E 50. 2,500 <sup>m</sup>Allen st, 169 (2:416), ws, 100 s Stanton, 25x87.6; also ALLEN ST, 171 (2:416), ws, 125 s Stanton, 25x87.6; pr mtg \$—; Oct 21'13; due &c as per bond; Fulton Av Realty Co, a corpn, 1721 Fulton av, to Gus-sie Morgenstern, 53 Lenox av. 3,000

Allen st, 169-71; certf as to above mtg; ct21'13; same to same.

"Allen st, 171, see Allen, 169. "Bethune st, 19 (2:635); ext of \$5,000 mtg to Augl'16 at 5½%; Oct8; Oct20'13; Title Guar & Trust Co with Annie Bremen, 19 Bethune. nom

<sup>m</sup>Bethune st, 36 (2:640), ns, 149.4 e Wash-ngton, 24x80; Oct3; Oct21'13; 3y5½%; Wm S-& Emma A Bogert, at Bellingham, Wash o Wm Rankin, 119 W 77. 5,000

<sup>m</sup>**Bethune st**, **36**; sobrn agmt; Oct6; Oct 21'13; Cortland Betts with same. nom <sup>m</sup>**Cherry st**, **132** (1:253); asn Ls by way of mtg as collateral security; Oct15; Oct 20'13; Rosaria Faso to M Groh's Sons, Inc, a corpn, 238 W 28. nom <sup>m</sup>Delancey st, swc Forsyth, see Forsyth, 12

<sup>m</sup>Eldridge st, 134 (2:414), es, abt 100 Broome, 25x87.6; ext of \$5,000 mtg to Ma '18 at 6%; Oct21; Oct22'13; Isaac Schles nger with Gittle F Eigenmacht, 134 Eld Broome, 2 1'18 at 6% inger with ridge. nom

merridge. nom mert Charles pl, late Van Corlear pl (13:-3402), ns, abt 225 e Kingsbridge av, now Marble Hill av, runs n101.10xw25xn5.8xw 25xs81.5 to pl xe56.4 to beg; Oct21; Oct23 '13; due June4'16, 5%; Jas S Segrave to Leontine J Frost at Mountain View, Cal. 5,500 merrsyth st, 69 (1:305), ws, 101.7 n Hes-ter, 24.5x100.4; pr mtg \$25,000; Oct21; Oct 22'13; 5y6%; Fineblock Realty Co, 150 Merrsyth st, 69; certf as to above mtg; Oct13; Oct22'13; same to same. nom merrsyth st, 127 (2:419), swc Delancey 25x100; pr mtg \$30,000; Oct23'13; 2y6%; Sol & Milton Brinn, 1580 Ams av, to Jes-sie Brinn, 1580 Ams av. 2,500 merrankfort st, 5, see Nassau, 154-64. merrand st, 379 & 379/% (1:312); agmt

<sup>m</sup>Frankfort st, 5, see Nassau, 154-64.
<sup>m</sup>Grand st, 379 & 379½ (1:312); agmt cancelling following agmt, dated Feb29'12 & statement that \$5,803.66 is due to party 1st pt from party 2d pt for indebtedness, & party 1st pt is to hold premises for 3 yrs, &c; Aug27; Octl8'13; 3y6%; Phineas Gordon, 80 2 av, with Max Krellman, 702 Eagle av. 5,803.66
<sup>m</sup>Grand st, 379 & 379½; agmt to reconvey to party 2d pt above premises upon payment of indebtedness of \$4,080; Feb29'12; Octl8'13; sume with same.
<sup>m</sup>Houston st 304 E (2:384) ns abt 50 e

<sup>m</sup>Houston st, 304 E (2:384), ns, abt 50 e
 Av E, 22.6870; pr mtg \$20,000; Oct20; Oct
 21'13; 3y6%; Adolf Leichter to Wolf
 Brand, 86 W 119. 2,000

Brand, 86 W 119. 2,000 **mLewis st, S2-4** (2:329), es, abt 180 n Riy-ington, -x-; Oct17; Oct18'13; 1y5%; Frances M Scott, 258 67th, Bklyn, to Her-man Steinkamp, 570 W 172. 4,000 **mLittle W 12th st, nwc Washington**, see Washington, nwc Little W 12th. **mLudlow st, 122-4** (2:410), es, 100 s Riv-ington, 50x87.6; Oct21; Oct23'13; due &c as per bond; Everard Roberts, B of R, NY, to Title Guar & Trust Co. 6,000

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certf as to ex same to same

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"New st, 21, see Bway, 62.

"Ludlow st, 152 (2:411), es, 100 s Stanton, 25x89x25x89.1; pr mtg \$24,400; Octl6; Oct 17'13; 3y6%; Sarah Jacobowitz of Bklyn to Leon Tuchmann, 1990 7 av. 2,000

<sup>m</sup>Montgomery st, nwc South, see South, 296-302.

296-302. **mMorton st, nec West,** see West, 371. **mNassau st, 154-64** (1:102), sec Spruce (Nos 1-7), runs e90.10xs33.1xw37.3xs2.3xw 10.6xs25.5xe105.5 to Frankfort (No 5), xs 28.9xw105.5xn0.3xw62.2 to Spruce xn98.4 to beg; ext of \$185,000 mg to Octl'16 at 5%; Oct16; Oct17'13; Tribune Association with Seamens Bank for Savings, 76 Wall, nom **masses at 14.44** the EventSect at 5.001

"Nassau st, 154-64, & Frankfort st, 5; ext of \$20,000 mtg to Octl'16 at 5%; Oct16; Oct 17'13; same with same. nom

<sup>m</sup>Nassau st, 154-64, & Frankfort st, 5; certf as to ext of 2 mtgs; Oct7; Oct17'13;

"Norfolk st, S0 (2:352), es, abt 25 s De-lancey, 25x100; ext of \$20,000 mtg to Sept 24'16 at 5%; Sept15; Oct21'13; Belle G Bernheimer & Hy S Glazier exr Jacob S Bernheimer with Simon Cohen, 62 W 82.

mPearl st, 299 (1:98), nws, abt 125 w Ferry, 22.5x125.2, es, x20.1x irreg; ext of \$14,000 mtg to Mayl'16 at 5%; Oct15; Oct 17'13; J Archibald Murray with Union Dime Savgs Bank, 701 6 av. nom mPerry st, 21 (2:613), ns, 40.4 w Waverly pl, 19x75; PM; Oct22'13; due, &c, as per bond; Eliz Hanley to Wm H McIntyre, 259 W 11. 4,500

259 W 11. ", wow **"Prince st, 177** (2:517), ns, 100 e Sulli-van, 25x95.6; pr mtg \$15,600; Oct21'13; in-stalls, 6%; Brown-Weiss Realties, a corpn, 63 Park row, to Flora E Solomon, 536 W 113 4,500

<sup>m</sup>Prince st, 177; certf as to above mtg; Oct21'13; same to same.

<sup>m</sup>Rivington st, 273 (2:333); ext of \$7,000 mtg to Oct7'18 at 5%; Sept25; Oct22'13; Clara F Wolff et al exrs Lewis S Wolff with Isidor Greenbaum. nom

with Isidor Greenbaum. nom
"South st, 296-302 (1:245), nwc Montgom-ery, 184.10x143 to Water (Nos 585-95), x
185.10x140; July1; Oct23'13; demand, 6%;
Wilhelmina Harris to Greenwich Trust Co, 96 Greenwich av, Greenwich, Conn. 10,000
"Spruce st, 1-7, see Nassau, 154-64.
"State st, 4 (1:9), ns, 83 w Whitehall, runs n60.1xe0.4xn56.3xw24.8xs16.2xs100 to st xe28 to beg; all title to any strips & gores adj above; PM r pr mtg \$54,000; Oct 17'13; 3y5%; South Ferry Realty Co Inc, a corpn, to Lutheran Emigrant House Aspn of N Y, 4 State. 36,000
"Washington st (2:465), nwc Little W

of N Y, 4 State. 36,000 **"Washington st** (2:465), nwc Little W 12, ----; asn Ls by way of mtg as col-lateral security for payment of \$4,000; May28; Octl8'13; Chas J Bennewitz to Ferd Munch Brewery, 277 Vernon av, Bklyn. nom

"Nassau st, 154-64, & Frankfort st, 5; c sent to ext of two mtgs; Sept26; Oct17 same to same.

nom

RECORD AND GUIDE

<sup>m36TH</sup> st, 603-7 W (3:682), ns, 75 w 11 v, runs w75xn98.9xe50xn23.4xe25xs122.1 to eg; ½ pt; pr mtg \$50,000; Oct17; Oct21 13; 1y6%; Acadia Realty Co, 25 W 21, to Parker Inc. a corpn, 80 Bway. 5,000 av, runs w75xn98.9xe50xn23.4xe25xs1. beg; ½ pt; pr mtg \$50,000; Oct17; '13; 196%; Acadia Realty Co, 25 W L A Parker, Inc, a corpn, 80 Bway.

<sup>m</sup>**39TH st, 419 W** (3:737), ns, 250 w 9 av, 25x98.9; Octl0; Oct21'13; 1y6%; Jno C Mead, Bklyn, to Ellen M Mead, 241 Madi-son, Bklyn. 4,500

<sup>m44</sup>TH st, 153 W (4:999), nš, 185.8 e Bway, 20x100.5; pr mtg \$14,000; Oct15; Oct17'13; due, &c, as per bond; Evelena Dunning, Litchfield, Conn, to Title Guar & Trust Co.

<sup>m45</sup>TH st, 235 E (5:1319), ns, 225 w 2 av, 25x100.5; Oct17'13; 3y5%; Matilda F Fitz-simons to Emigrant Indus Savgs Bank.

<sup>m46</sup>TH st, 63-69 W (5:1262), ns, 108.9 e 6 av, 76.2x100.5; Oct17'13; due Jan2'15, 6%; Helenita Realty Co to Francis B Robert, 617 5 av. 20,000

Oct

**a46TH st, 63-9 W;** certf as to above mtg; Oct17'13; same to same. **a47TH st, 67 W** (5:1263); ext of \$40,000mtg to Oct4'16 at  $4\frac{1}{2}$ %; Oct15; Oct23'13; TRSTES Columbia University in City N Y with Mary P Kirkpatrick, 67 W 47. nom

with Mary P Kirkpatrick, 67 W 47. nom <sup>m47</sup>TH st, 69 W (5:1263); ext of \$40,000 mtg to Oct4'16 at 4<sup>1</sup>/<sub>2</sub>%; Oct15; Oct23'13; TRSTES of Columbia University in City N Y with Jno Kirkpatrick, 69 W 47. nom <sup>m4</sup>STH st, 340 E (5:1340); asn Ls by way of mtg as collateral; Sept24; Oct17'13; secures note, --%; Pasquale Colletto & Collagero Cusimano to North American Brewing Co, a corpn, 1306 Greene av, Bk-lyn. 1,600 <sup>m4</sup>STH st 20 W (5:1265); art of \$20,000

**\*\*4STH st, 30 W** (5:1265); ext of \$30,000 mtg to July15'16 at 4½%; Oct17; Oct20'13; Trustees Columbia University with Wm H Vanden Burg, 30 W 48. nom

<sup>m49TH</sup> st, 154 E (5:1303). ext of mtg for \$20,000 to Oct6'16, 5%; Oct7; Oct17'13; Law-yers Mtg Co, 59 Liberty, with Maze Realty Co.

<sup>m52D</sup> st, 562 W, see 11 av, 734. <sup>m53D</sup> st, 55 E (5:1289), ns, 100 w Park av, 15x100.5; pr mtg \$---; Oct17'13; due, &c, as per bond; Jno R Dunlop to Mutual Life Ins Co of N Y. 5,000 Ins Co of N I. m53D st, 330 E (5:1345), ss, 300 w 1 av, 20.4x100.5; Oct23'13; 5y5%; Jno E Ahrens to Emigrant Indust Savgs Bank. 12,000 m61ST st, 207 W (4:1153), ns, 146 w Ams av, 27x100.5; pr mtg \$12,500; Sept22; Oct23 '13; 1y without int; S & J Realty Co, Inc, to Morris Jaffe, 756 8 av. 3,000

m71sT st, 163 W (4:1143), ns, 590 w (av, 20x102.2; PM; Oct21'13; 3y5%; There Abelson to Lawyers Title Ins & Trust

<sup>m71ST</sup> st, 317 W (4:1183), ns, 208 W W End av, 17x102.2; Oct17'13; 3y5%; Lou Kellogg to N Y Title Ins Co. 10,0 Kellogg to N Y Title Ins Co. 10,000 **m72D st, 256-60 W** (4:1163), ss, 100 e West End av, 70x112.2; pr mg \$375,000; Oct21'13; due &c as per bond; Wellwyn Realty Co to Kalmia Realty Co, 52 Bway. 30,000 **m72D st, 256-60 W**; certf as to above mtg; Oct21'13; same to same. **m74TH st, 203 E** (5:1429), ns, 71 e 3 av, 19 x62.2; Oct20; Oct22'13; due May1'15, 6%; Jno Mohl to Annie S Liebler, 2977 Valen-tine av. 1,000

tine av. 1,000 **m74TH st, 486 E** (5:1468); ext of \$10,000 mtg to Nov22'16 at  $5'_4\%$ ; Oct4; Oct22'13; Albt Bollmeyer, Hollis, LI, with Seymour Schlussel, exr Alex Schlussel. nom **m74TH st, 25 W** (4:1127), ns, 328 w Cen-tral Park W, 22x102.2; Oct21; Oct22'13; 5y 5%; S Ormond Goldan to Ernest G W Woerz, 1 E 63. 31,000

Woerz, 1 E 63. 31,000 **m78TH st, 444 E** (5:1472), ss, 144 w Av A, 25x102.2; Oct1; Oct22'13; 3y6%; Elise Heinrich widow to Mary A Byron, 132 E 43. 6,000 **m79TH st, 236 E** (5:1433), ss, 197.11 w 2 av, 17.10x102.2; PM; pr mtg \$7,000; Oct 20'13; installs, 6%; Jno Mohl to Marcus Krauskopf, 236 E 79. 2,625

Krauskopf, 236 É 79. 2,625 <sup>m</sup>S3D st, 69 W (4:1197), ns, 125 e Col av, 16.8x102.2; Aug29; Oct20'13; due &c as per bond; Edw Wessel, 69 W 83, to Lillian M Bradley, 525 W 113. 2,300 <sup>m</sup>S5TH st, 141 W (4:1216), ns, 467 W Col av, 17x97.6; PM; pr mtg \$15,000; Oct22'13; 3y6%; Arthur C Brown to Clyde McC Mark, 177 S Oxford, Bklyn. 4,000 <sup>m</sup>S6TH st, 14 W (4:1199), ss, 237 W Cen-tral Park W, 25x102.2; PM; Oct20'13; due Nov1'16, 5%; Alfred P Gardiner to U S Trust Co, 45 Wall. 39,000

Trust Co, 45 Wall. **mS6TH st, 142 W** (4:1216), ss, 428.4 w Col av, 21.8x106.10; Oct17; Oct20'13; due Nov 1'18, 5%; Grace W Thomas to Equitable Life Assur Soc of U S, a corpn, 165 Bway. 10,000

m87TH st, 346 W (4:1248), ss, 160 e River-side dr, 20x100.8; ext of \$22,000 mtg to Decl'15 at 4½%; Decl'12; Oct23'13; Wm R Rose with Rebecca Lichtenstein, 346 W

<sup>877.</sup> nom **\*\*S7TH st, 346 W** (4:1248); certf as to re-duction of mtg from \$25,000 to \$22,000 with privilege to pay whole upon 90 days notice; Oct23'13; Wm R Rose, 309 W 81, to Francis E Hadley, 346 W 87.

<sup>mS9TH</sup> st, 329 W (4:1250); ext of \$27,000 mtg to Octl'15 at 5%; Octl5; Oct23'13; Bankers Trust Co with Mary E Maclay, 329 W 89.

 nom

 m9STH st, 3S-40 W (7:1833), ss, 360 w

 Central Park W, 40x100.11; pr mtg \$45,000;

 Oct21'13; 1y6%; Jno Schreyer to Hamilton

 F Dean, 214 E 31.

 5,000

F Dean, 214 E 31. 5,000 <sup>m</sup>98TH st, 319-21 W, see Riverside dr, 260. <sup>m</sup>103D st, 209 E (6:1653); given to secure payment of \$583.34 given as security for performance of terms of Ls; Feb20; Oct 21'13; 3y3%; Isaac & Morris Lipschitz to Isaac Cohen, 209 E 103. 583.34

Manhattan

<sup>m103D</sup> st, 211-7 E (6:1653); leasehold given to secure payment of \$1,150 given as security for performance of terms of lease; June6; Oct2'13; 3y3%; Isaac & Morris Lip-schitz to Isaac Cohen, 209 E 103. 1,150 <sup>m105TH</sup> st, 130 E (6:1632), ss, 283.4 e Park av, 16.8x100.11; pr mtg \$7,000; Oct18; Oct 21'13; due &c as per bond; Morris Reiss to Bluthenthal & Bickart, Inc, at Lom-bard & South sts, Baltimore, Md. 500

<sup>m108TH</sup> st, 51 E, see Ams av, 1042-4. <sup>m111TH</sup> st, 501 W, see Ams av, 1042-4.

m112TH st, 7 E (6:1618); ext of \$18,000 mtg to Sept30'16 at 5%; Sept29; Oct20'13; Alice L Connoly, individ & as extrx Sarah L Holly, with Giuseppe & Rosina Mulieri.

<sup>m115</sup>TH st, 118 W (7:1824), ext of \$18,000 mtg to Oct27'16 at 5%; Sept15; Oct17'13; Grace A Crosby with Marks & Simon New-nom.

<sup>m116TH</sup> st, 313 W (7:1943), ns, 200 W av, 25x100.11; Oct21'13; 5y5%; Jos Rosenz weig to Kath A Kingsland, Lenox, Mass & ano, trustes Ambrose C Kingsland. 18.000

m11STH st, 26 W (6:1601), ss, 385 w 5 av, 25x100.11; PM; Oct20'13; 3y4½%; Samson Lachman & Abr Goldsmith to Adolph B Ansbacher, 135 Central Park W. 15,000 "1197H st, 181 E (miscl); certf as to chattel mtg for \$1,000 on machinery, &c; Oct22; Oct23'13; Success Cone Co, Inc, a corpn, to Abram J Nahama & Mayer Cochan Cohen.

m119TH st, 251 E, see 2 av, 2321-3.

<sup>m124</sup>TH st, 251 E, see 2 av, 2321-3. <sup>m124</sup>TH st, 523 W (7:1979), ns, 414.6 e Bway, 27x100; pr mtg \$20,000; Oct15; Oct 21'13; 296%; Francesco Zombo, 206 E 36, to Lewis M Norwood, 38 E 81. <sup>m124</sup>TH st, 523 W (7:1979), ns, 414.6 e Bway, 27x100.11; Oct22; Oct23'13; 5y5%; Francesco Zombo, 206 W 36, to Emigrant Indust Savgs Bank. 20,000

m124TH st, 523 W; sobrn agmt; Oct Oct23'13; same & Lewis M Norwood, 38 S1st, with same. Oct22; 38 E nom

81st, with same. In the word, so in magnetic states and the same in the second states and the same in m130TH st W, see St Nicholas av, see St Nicholas av, 400.

m133D st E, swe Park av, see Park av, 197

m137TH st, 309 W (7:2041); ext of mtg for \$6,000 to Sept22'18, 5%; Sept22; Oct17'13; Women's Board of Foreign Missions of the Reformed Church in America, a corpn, 25 E 22, with Emma Furth, 309 W 137. nom

E 22, with Emma Furth, 309 W 137. nom
 m13STH st, 105 W (7:2007), ns, 599 e 7
 av, 26x99.11; PM; pr mtg \$23,000; Octl;
 Octl8'13; installs, 6%; Lillian V Field to
 Revenue Realty Co, 320 Bway. 2,500
 m142D st W (7:2010), ss, 200 w Lenox av,
 300x99.11; pr mtg \$\_\_\_\_; Oct22'13; demand,
 6%; 146 West 142d St Corpn to Montrose
 Realty Co, 135 Bway. 10,000

m142D st W (7:2010), same prop; certf as o above mtg; Oct22'13; same to same. —

m144TH st, 162 W (7:2012), ss, 100 e 7 av, 37.6x99.11; ext of \$24,000 mtg to Oct20'16 at 5%; Oct20'13; Harry N Baruch with Grand Lodge of U S of Independent Order Free Sons of Israel, 21 W 124. nom <sup>m</sup>150TH st W, nwc Bway, see Bway, nwc 150.

"151ST st W, swc Bway, see Bway, swc

m152D st, 586 W (7:2083); ext of \$8,000 mtg to Nov6'18 at 5%; Oct4; Oct21'13; Lawyers Mtg Co with Chas J Dieges. nom

<sup>m</sup>160TH st, 500 W, see Ams av, 2018.

m161ST st W, see Bway, see Bway, 3848-56. <sup>m</sup>168TH st, 511 W (8:2125), ns, 145 e Au-dubon av, 25x95; Oct17'13; 5y5%; Saml Omphalius to Franklin Savings Bank, 656 dubon 10,000

**16STH st, 511 W;** sobrn agmt; Octl Bklvn ame W nom

with same. nom m169TH st, 507-11 W (8:2126), ns, 100 w Ams av, 2 lots, ea 50x81.7; 2 mtgs, ea \$40,000; Oct20'13; 5y5%; Fair Deal Realty Co to Lawyers Mtg Co, 59 Liberty. 80,000

m1697H st, 507-11 W; sobra agmt; Oct20'13; same to same.
 m1697H st, 507-11 W; sobra agmt; Oct20'13; same to same.

m175TH st, 500-18 W, see Ams av, 2308-16. m1S3D st, 650 W (8:2164), ns, 120,9 e Bway, 16.8x74.11; ext of \$7,000 mtg to July18'16 at 5%; May21; Oct22'13; Duane S Everson with Mary G A Du C Spence, 3 Hempstead Hill Gardens, London, Eng. nom <sup>m</sup>207TH st W, swe Bway, see Bway, swc 207.

<sup>m20711</sup> st. (3:954); sal Ls; Oct16; Oct17 <sup>m</sup>Av A, 381 (3:954); sal Ls; Oct16; Oct17 '13; demand, 6%; Jno M Purcell & Michl J Judge to Jacob Ruppert, a corpn, 1639 3 1,802.74

**"Av A. 1735** (5:1570), ws., 50.4 n 90th, runs w107xn25xe0.1¾xe106.10 to Av A xs 25.2 to beg; PM; Oct21'13; due &c as per bond; Jno Arfmann to Geo Widmer, 128 East End av. 4,000 East End av. 4,000 <sup>m</sup>Av D, 91 (2:376); asn Ls by way of mtg as collateral security for payment of \$4,000; Apr8; Oct18'13; Richd A Manning to Ferd Munch Brewery, 283 Vernon av, nom

<sup>m</sup>Water st, swc Montgomery, see South, 296-302. <sup>mWest</sup> st, 371 (2:603), nec Morton; lease-hold; Oct16; Oct20'13; demand, 6%; Isaac Yahr & Abr Riegelhaupt to Edw & Sidney Freund, 75 3 av.
<sup>m5</sup>TH st, 437 E (2:433), ns, 100.1 w Av A, 25.1x97; ext of 2 mtgs aggregating \$19,-000 to Nov30'23 at 5%; Oct20'13; Hyman M Lazinsk with Alex McL Jeffrey. nom

"Water st, 585-95, see South, 296-302.

M Lazinsk with Alex McL Jenrey. nom m10TH st, 2S1 E (2:438), ns, 94 w Av A 25x94.8; also 11TH ST, 436 E (2:438), ss 94 w Av A, 22x94.8; Oct16; Oct21'13; 3y 5%; Gaetano Tantillo to Girolamo Rubino 76 E Houston. 6,400

"11TH st, 436 E, see 10th, 281 E.
"11TH st, 344 W (2:633), sal Ls; Oct16; Oct17'13; demand, 6%; Michl T Browne to Jacob Ruppert, a corpn, 1639 3 av. 5,500 m12TH st, 47 W (2:576), ns, 402 e 6 21.7x45x-x92; pr mtg (2:576), ns, 402 e 6 21.7x45x-x92; pr mtg (2:676), ns, 402 e 6 21.7x45x-x92; pr mtg (2 1 500

 nac Lake, NY. 1,500
 <sup>m12</sup>TH st, 47 W (2:576), nes, 402 se 6 av, -x-, 1-6 pt; consent of stockholders to mtg for \$1,500; Oct18; Oct22'13; Madison Avenue Real Estate Co to Charlotte G Avenue Trudeau.

**"17TH st, 230-4 W** (3:766), ss, 363 e 8 av, 75x84; pr mtg \$157,679.91; Feb25; Oct23'13; due Janl'14, 6%; Neslo Bldg Co to Sey-mour Realty Co, 25 Broad. 20,000

**m17TH st, 230-4 W;** certf as to above mtg; Feb25; Oct23'13; same to same. **m19TH st, 456-S W,** see 10 av, 144. Feb2

<sup>11</sup>2111 st, 3:00-5 w, see 10 aV, 144. <sup>11</sup>22D st, S E, see Bway, 932-8. <sup>11</sup>23D st W, nwc S av, see 8 av, nwc 23. <sup>12</sup>47H st, 125-7 E (3:880), ns, 80 w Le av, 45x98.9; ext of \$82,500 mtg to Octl<sup>7</sup>: at 5%; Octl<sup>5</sup>; Oct2<sup>2</sup>13; Bernard J Ludwi with Metropolitan Life Ins Co, 1 Mad a

<sup>m25</sup>TH st, 127-31 W (3:801), ns, 325 w 6 av, 75x98.9; Oct1; Oct21'13; 3y5%; Mon-trose Realty Co to N Y Title Ins Co, 135 Bway. 250,000

<sup>m25</sup>TH st, 127-31 W; certf as to mtg; Oct1; Oct21'13; same to same. to above

<sup>m25</sup>TH st, 127-31 W; pr mtg \$250,000; Oct 1; Oct21'13; 3y6%; same to N Y Mtg & Se-curity Co, 135 Bway. 50,000 curity

 m25TH st, 127-31 W; certf as to above mtg; Oct1; Oct21'13; same to same.
 50,000

 m31ST st, 134 W (3:806), ss, 400 w 6 av.
 25x152.10x25x148; ext of \$45,000 mtg to Nov1'14 at 5%; Oct20; Oct22'13; Realty Holding Co with Union Dime Savgs Bank, 701 6 av.

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<sup>m</sup>Amsterdam av, 1042-4 (7:1883), nwc 111th (No 501), 62.6x84.9x64.10x67.6; also AM-STERDAM AV, 1050-4 (7:1883), ws, 40.6 s 112th, 46x99.5x47.8x112.2; also 108TH ST, 51 E (6:1614), ns, 20 e Mad av, 50x50.6; pr mtg \$---; 0ct1; 0ct23'13; 1y6%; Compact Realty Co, Inc, 51 Chambers, to Jacob W Solomon, 68 E 96. 7,500

"Amsterdam av, 1042-4; also 108TH ST, 51 E; also AMSTERDAM AV, 1050-4; certi as to above mtg; Oct1; Oct23'13; same to

<sup>m</sup>Amsterdam av, 1050-4, see Ams 1042-4.

<sup>1012-4.</sup> **\*\*Amsterdam av, 2018** (8:2118), swc 160th (No 500), 24.11x100; leasehold; Oct17; Oct 18'13; 1y6%; Jos Pollock, 510 W 125, & David Chaves, 562 W 156, to Hermine Abeles, 736 Riverside dr. 1,000

"Amsterdam av, 2308-16 (8:2131), sw 175th (Nos 500-18), 100x150; Oct17; Oct1 '13; 1y5%; Montrose Realty Co to Chas M Rosenthal, 241 Ft Washington av. 190,00 <sup>mAmsterdam av, 2308-16; certf as to above mtg; Oct17; Oct18'13; same to same.</sup>

<sup>m</sup>Broadway, 62; also NEW ST, 21 (1:23); leasehold; Oct17; Oct20'13; demand, 6%; Harges Cafe Co to Lion Brewery, 104 W 108. 3,000

**"Broadway, 62;** also NEW ST, 21; certf as to above mtg; Oct17; Oct20'13; same to same.

same. **"Broadway, 932-S** (3:850), sec 22d (No 8), --x--; 1-6 share under will Cath N Fane; July21; Oct21'13; 1y6%; Julian Fane, of Morden Holt Datchet, in County of Buck-ingham, Eng, to Leopold C Harvey, of Spalding Co of Lincoln, Eng. 27,485 **"Broadway, 2848-50** (7:1882), es, 50 s 111th, 50x75; asn Ls by way of mtg as col-lateral for notes of \$12,000; pr mtg \$\_; Oct20; Oct22'13; City Real Estate Impt Corpn to Chelsea Exchange Bank, a corpn, 266 W 34. nom

**Broadway** (7:2097), nwc 150th, 99.11x150; PM; pr mtg \$125,000; Octl; Octl7'13; due; &c, as per bond; Elghty-Sixtn St & West End Ave Co, a corpn, to Franklin Pettit, 530 West End av.

<sup>mBroadway</sup> (7:2097), swc 151st, 99,11x150; PM; pr mtg \$125,000: Oct1; Oct17'13; due, &c, as per bond; Eighty-Sxtn St & West End Ave Co, a corpn, to Franklin Pett, 530 West End av. 37,500

 <sup>31,000</sup>
 <sup>mBroadway,</sup> 2848-50; consent of stock-holders to asn Ls as above; Octl8; Oct22
 <sup>13;</sup> same to same.
 <sup>mBroadway,</sup> 3476 (7:2073), es, 20 s 142d, 20x70; Oct17'13; 5y5%; Fredk Rabbe to Emigrant Indus Savgs Bank.
 <sup>16,500</sup> Broadway, 3848-56 (8:2119), sec 161st, 99.11x100; ext of \$175,000 mtg to Nov1'16 at 5%; Oct20; Oct22'13; Windsor Court Realty Co, 580 W 161, with Union Dime Savgs Bank, 701 6 av. nom

<sup>m</sup>Broadway (8:2235), swc 207th, -x-;leasehold; Octl6; Octl7'13; demand, 6%; Wm Arras Jr & Geo R Arras to Jacob R.p-pert, a corpn, 1639 3 av. 10,000

<sup>m</sup>Lexington av, 1083 5 av. <sup>m</sup>Lexington av, 1084 (5:1411); ext of \$12,-000 mtg to Oct5'18 at 5½%; Sept15; Oct21 13; Andw C Zabriskie, trste Sarah J Za-briskie, with Eliz C Creasy. nom

<sup>m</sup>Madison av, 747 (5:1379); ext of \$23,000 mtg to Sept25'16 at 5%; Oct4; Oct22'13; Lillie G Phoenix with 210 W 56th St Co.

<sup>m</sup>Madison av, 1477 (6:1607), ext of \$16,000 mtg to Octl4'15 at 5%; Octl5; Octl7'13; Ella Necarsulmer with Delia Freund, 42 W 120.

Ella Necarsulmer with Dena 1700 nom 120. nom "Madison av, 1569 (6:1611); sal Ls; Oct18; Oct20'13; demand, 6%; Thos Connelly, 156 E 102, to Henry Elias Brewing Co, a corpn, 403 E 54. 3,500 "Park av, 1976-S (6:1757), swc 133d, 40x 75; pr mtg \$19,750; Oct21; Oct22'13; due, &c, as per bond; Geo Bockhaus Co to Wm Bollmann, 247 West Lincoln av, Mt Ver-non, NY. 3,500 "Park av, 1976-S; certf as to above mtg;

non, NY. 3,500 **mPark av, 1976-S**; certf as to above mtg; Oct21; Oct22'13; same to same. **mPleasant av, 413** (6:1809), ws, 50.10 s 122d, 16.8x100; PM; pr mtg \$7,000; Oct20; Oct21'13; due May20'15, 6%; Peter Costa to Rosa Brand, 1173 Vyse av. 700

to Rosa Brand, 1173 Vyse av. 700 **mRiverside dr, 260** (7:1888), nec 98th (Nos 319-21), 106.5x130.11x100.11x96.11; ext of \$60,000 mtg to Octl'18 at 6%; Oct15; Oct 17'13; Jos Corn with Barkin Constn Co, 459 W 141. nom **mst Nicholas av, 400** (7:1955), sec 130th, 18.11x125; ext of \$15,000 mtg to Jan27'15 at 5%; Feb27; Oct22'13; Julia C S Grant with Elmer S Knowles Realty Co, 2236 8 av. nom **m2D av. 2321-3** (6:1784) nwc 119th (No

av. no <sup>m2</sup>D av, 2321-3 (6:1784), nwc 119th (1 251), 40.10x80; ext of \$38,000 mtg to Oct '16 at 5%; Sept16; Oct21'13; Josiah H I Witt with Louis & Chas Levy. no

"BD av, 715-7 (5:1318), es, 25 s 45th, 37.7x 80; pr mtg \$\_\_\_\_; Oct16 Oct17'13; installs, \$200.00 monthly, 6% Terrence J Lynch, devisee Margt M Lynch, to Anna Pekow-sky, 1088 Bryant av. 1,000

sky, 1088 Bryant av. 1,000 "3D av, 1007 (5:1414); ext of \$7,000 mtg to Oct27'16 at 44%; Oct10; Oct21'13; Christine G Oppenhym et al, trstes Adolphe Openhym, with Albt M Kohn, 45 Hamilton ter: Emil W Kohn, 1211 Park av; Robt D Kohn, 631 W 152, & Dora K Stern, 817 West End av. nom "3D av, 1007; ext of \$8,000 mtg to Oct27 '16 at 4%%; Oct10; Oct21'13; same with same. nom

'16 at 4½%; Oct10; Oct21'13; same with nom **m7TH av, 76** (3:764); sal Ls; Oct22; Oct 23'13; demand, 6%; Jno Doyle to Geo Ehret, 1197 Park av. 1,158 **m7TH av, 721** (4:1001); asn Ls by way of mtg as collateral security for payment of \$2,500; Oct8; Oct23'13; Danl F Clancy to Excelsior Brewing Co, 254 Hart, Eklyn. nom

nom

<sup>m</sup>STH av, 392 (3:779), es, 63.5 s 30th, 20x 60; Oct23'13; 5y5%; Louis Schwagerl to Lawyers Mtg Co, 59 Liberty. 5,000 <sup>m</sup>STH av, S76 (4:1024), ext of \$17,000 mtg to Nov1'16 at 5%; Oct22'13; East River Savings Instn with Henry W Krumwiede, 244 W 104. nom

244 W 104. nom "10 H H and Held m<sup>8</sup>STH av' (3:747), nwc 23d; sal Ls; Oct21; Oct22'13; demand, 6%; Saml Levy to Lion Brewery, 104 W 108. 2,500 <sup>m9</sup>TH av, 236 (3:748); ext of \$25,000 mtg to Nov18'18 at 5½%; Oct9; Oct21'13; Law-yers Mtg Co to Sylvain Metzger. nom <sup>m9</sup>TH av, 865-7 (4:1066), ws, 25 n 56th, 50.5x75; PM; pr mtg \$-...; Oct22; Oct23'13; due Nov1'14, 6%; Union Land Holding Co to Saml H Martin, Edgewood av, East Orange, NJ. 10,000

The second seco

at 318 W 22. nom m10TH av, 144 (3:716), sec 19th (Nos 456-8), 25x100; pr mtg \$19,500; Oct16; Oct22'13; due, &c, as per bond; Wm, Mary E, Mat-thew P, Cath T & Julia G Halpin to Frank C Smith, 516 W 185. 4,000

C Smith, 516 W 185. 4,000 "107H av, 144; agmt that there is only one mtg in the sum of \$19,500 covering above; Oct16; Oct22'13; Fanny C Lyon et al trstes Saml E Lyon with same. nom "107H av, 438 (3:732), ext of \$16,000 mtg to Nov1'16 at 5%; Oct22'13; East River Savings Instn with Henry W Krum-wiede, 244 W 104. nom

iede, 244 W 104. **10TH av, 552** (4:1050), es, 39.5 s 41st, 1.5x64; pr mtg \$4,000; Oct22'13; due, &c, s per bond; Jos M Garvey, Alpine, NJ, to udson City Savgs Instn at Hudson, N 2,000 19 Hudson

2,000 **m10TH av, 776** (4:1062); ext of \$12,000 mtg to Nov1'16 at 5%; Oct22'13; East River Savgs Instn with Henry W Krum-wiede, 244 W104. nom

multe, 244 w104. nom m11TH av, 734 (4:1080), es, 19.3 s 52d, 28x 75; also 52D ST, 562 W (4:1080), ss, 64 e 11 av, runs e36xs75.3xw25xn56xw11xn19.3 to beg; Oct20; Oct22'13; due, &c, as per notes; Fredk Wm Maas, 3268 Decatur av, & Albt L F Maas, Cleveland, Ohio, to West Side Bank, 481 8 av. 6,000

#### MISCELLANEOUS MORTGAGES.

#### Borough of Manhattan.

**"Land in Brooklyn, N Y** (miscl); certf as to mtg for \$12,000,000; Oct21; Oct22'13; Bush Terminal Building Co to Columbia Trust Co as trste.

mLand in Queens Co (miscl); certf as to mtg for \$6,500; Sept26; Oct20'13; Courtney Development Co to Title Guar & Trust Co.

mLand at Rockaway Park, N Y (miscl); certf as to above mt~ Oct14; Oct17'13; Apartment Constn Co to Title Guar & Trust Co.

Trust Co. **"Saltaire** (miscl) on Fire Island Beach, LI; certf as to mtg for \$11,000; Sept22; Oct20'13; Fire Island Beach Development Co, a corpn, to Albt Bohm.

<sup>m</sup>Whitestone, L I (miscl); certf as to mtg for \$10,800; Oct6; Oct17'13; Malba Estates Corpn to N Y Title Ins Co.

#### MORTGAGES.

#### Borough of the Bronx.

<sup>m</sup>Commerce st (\*), ns, at es Newman, runs n—xne abt 140xe50xs150 to st xw60 to beg; PM; Sept4; Oct20'13; 5y6%; Edw Hehre & Geo Auer to Wm M Husson, Lex-ington, Va. 1,800

 Ingloin, Va.
 1,500

  $^{m}$ Dawson st (10:2702), es, 106 n Longwood

 av, 50x100; also 137TH ST E (10:2549), s

 s, 176.11 w Cypress av, 37.6x100; pr mtg

  $s_{---}$ ; Oct14; Oct18'13; due as per bond,

 6%; Max Reinitz, 820 Dawson, to Abr L

 Kass, 226 S 9, Bklyn.
 3,000

**Dorothea pl. nec Marion av,** see Marion v, nec Dorothea pl. **"Dorothea pl, nec Marion av,** see Marion av, nec Dorothea pl.

mFairmount pl, nwc So blvd, see So blvd, wc Fairmount pl.

mvc Fairmount pl. **mFox st, 977** (10:2714), ws, 365 n 163d, 40x104.11x40x105.5; pr mtg -; Oct7; Oct20'13; 2y6%; Jno Whalen, 2451 West-chester av, to American Real Estate Co, 527 5 av. 1,500

<sup>527</sup> 5 av. **"Fulton st** (\*), es, 102 s 240th (late West-chester av), runs sw63xse151.5xne33xnw 37.10xne30xnw113.6 to beg; Oct20; Oct21 '13; installs, 6%; Rosa Weil, 1392 Clay av, to Chas F Halsted, 174 Prospect pl, Bklyn, 500

<sup>3300</sup> **"Kelly st, 1038** (10:2716), es, 171.3 n 165th, 19.8x100; Oct16; Oct17'13; due, Jan16'14, 6%; Franc Geiger to Chas Seligmann, 1729 Menahan av, B of Q, NY. **300 "Lincoln st** (\*), ws, 200 n Van Nest av, 50x100; Oct23'13; due Oct23'16, 5½%; Cor-nelius O'Leary to Robt Marshall, 1814 3 av. 2,500

<sup>m</sup>Logan st (\*), ss, 150.4 e White Plains rd, 33, 4x100; ext of \$13,000 mt to Octl'16 at 6%; Octl4; Oct23'13; Curtis E Whittle-sey with Menlo Bldg Co, 720 E 212. nom <sup>m</sup>Newmon st, es, at ns Commerce, see Commerce, ns, at es Newman. <sup>m</sup>Rowland st, nec Westchester av, see Westchester av, nec Rowland. <sup>m</sup>Seabury pl (11:2966-2977), es, 50 s 172d, 45x100; ext of \$29,000 mtg to June 1'17 at 5%; July\$; Oct22'13; Dollar Savings Bank with Angel Constn Co, Inc, 1228 Hoe av. nom

nom

"Seabury pl (11:2966-2977), es, 50 s 172d, 135x100; further ext of \$81,000 mtg to Junel'17 at 5½%; July9; Oct22'13; Dollar Savgs Bank with Angel Constn Co, Inc, 1228 Hoe av. nom

savgs Bank with Angel Constn Co, Inc, 1228 Hoe av. nom "Seddon st, es, 201.3 s Walker av, see St Peters av, ws, 201.3 s Walker av. "Tiffany st (10:2712), es, 425 s 163d, 50x 10; ext of \$5,000 mtg to Oct20'14 at 6%; Oct20; Oct21'13; Herman Forman with Steinmetz Constn Co, 1416 Glover. nom "Tiffany st, 1115 (10:2706), nwc 167th, 92.11x53.8x101.5x35.1; pr mtg \$\_; Oct21; Oct22'13; 3y6%; Gifford Building Co Inc to Maurice Ginsburg, 1893 Vyse av. 7,009 "Tiffany st, 1115; certf as to above mtg; Oct21; Oct22'13; agmt as to payment of \$3,000 on a/c of mtg for \$40,000; Oct21; Oct22'13; Manhattan Mort Co with Gif-ford Bldg Co, Inc, 2742 Gifford av. nom "Tompkins st (\*), es, 450 n 152d, 24.5x 31.10x48.8x58.4; Oct23'13; 3y5%; Angelina Ricciut; 603 E 140, to Mariagrazia Ricci, 1720 Eastchester rd. 500 "Vineyard pl, ws, 92 n 175th, see Marmion

<sup>m</sup>Vineyard pl, ws, 92 n 175th, see Marmion tv, es, 92 n 175th. av

av, es, 92 n 175th. "Wyatt st (177th), 1139 (\*), ns, 125 w Bronx Park av, runs n100xw26 & 9.10xs 106.5 to st xe31 to beg; pr mtg \$5,000; Oct18; Oct20'13; due &c as per bond; Jos Diamond, 1139 Wyatt, to Mary A Sea-mans, 1175 Dean, Bklyn. 1,500

<sup>m137</sup>TH st E, ns, 176.11 w Cypress av, see Dawson, es, 106 n Longwood av. <sup>m152</sup>D st E, nwc Bergen av, see Bergen av, nwc 152.

<sup>m152D</sup> st, 403 E (9:2374); ext of \$4,800 mtg to Sept14'18 at 5%; Oct20; Oct21'13; Fredk Lese & Jno D Connolly with Geo Leonard Weaver, 350 W 71. nom

**"160'H st E, ns, 125 w Prospect av, see** Prospect av, ws, 77.2 n 160th. <sup>m</sup>166TH st W, nec Nelson av, see Nelson W, nec 166.

<sup>m</sup>166TH st E, swc Tinton av, see Tinton v, swc 166. av

167TH st E, nwc Tiffany, see Tiffany,

<sup>m172</sup>D st, 947 E (11:2989), ns, 75 e Hoe av, 25x77.2x29.4x61.9; Oct16; Oct17'13; 3y5%; Henry Herbert to Jno Miller, 346 E 5, Bklyn. 7,000

<sup>m</sup>174TH st ⊨ (\*), es, 206.8 s Larkin av, 75x100; pr mtg \$—\_; May1; Oct23'13; due &c as per bond; Maria R Bua, 572 65th, Bklyn, to Geo Parisi, 6504 6 av, Bklyn. 900

<sup>m150</sup>TH st E, res, at ses Lafontaine av, see Lafontaine av, ses, at nes 180th. <sup>m150</sup>TH st, 734 E (11:3094), ext of \$4,500 mtg to Oct22'16 at 6%; Oct22'13; Pincus Lowenfeld & ano with Hamilton Holding Co, 149 Bway.

**\*\*1SSTH st W** (11:3219), nws, abt 808.9 set on curve from Tee Taw av, 50.11x109.10x 50x100.5; Oct17'13, 5y5%; Maria Galardi to Flora E Isham, 18 E 60, 7,500

<sup>m108</sup>TH st E (12:3315), ss, 75 e Creston av, 25x98; pr mtg \$−; Octl6; Octl7'13; installs, \$25.06 monthly, 6%; Mary S Ryan to Anna Pekowsky, 1088 Bryant av. 300

 mAndrews av
 (11:3217), es, 387.8 s 183d, 50x100; PM; Sept19; Oct23'13; due Oct22'16, 5%; Martin E Burke to Eliz D Robinson, 104 W 84.

"Anthony av, 1854 (11:2803), es, 203 n 1756th, 33x100; pr mtg \$13,000; Oct18; Oct 20'13; 196%; Wm E Burkhardt to Wm Nehb, 441 E 146. 1,000

"Barnes av. 1728 (\*), es, 175 s Morris Pk av. 25x100; Oct17'13; due. &c, as per bond; Delia Fetzer, 1728 Barnes av, to Jason P Golden, Nanuet, NY. 4,000

"Barnes av (\*), same prop; pr mtg \$4,-000; Oct17'13; due, &c, as per bond; same to Herman Elfers, 229 W 101, & ano. 400

"Bergen av (9:2362), nwc 152d; sal Ls; Oct7; Oct17'13; demand, 6%; Celine Feick of Yonkers, NY, to A Hupfel's Sons, 842 St Ann's av. 3,763.14

<sup>mBrook</sup> av (11:2893), ws, 52 s 170th, 48x 25; ext of \$3,000 mtg to Dec29'16 at 5%; Sept27; Oct22'13; Chas R Strong with Saml Koslan.

mBronx & Pelham Pkway (\*), nes, 86. w Boston rd, 100.1x102.8x100x100; Oct Oct1713; 3y5½%; Melissa Thwaite, N Milford, NJ, to Henry L Thwaite, 536 C Island av, City Island.

**"Burke av (\*),** ss, 260 e Barnes av, 40x 100; Oct17'13; due, &c, as per bond; Michl J Mack to Fredk C Hardy, 82 Decatur, Bklyn. 1,500

"Castle Hill av, see Ludlow av, see Ludow av, see Castle Hill av.

<sup>m</sup>Concord av, 325 (10:2573); ext of \$5,500 mtg to Augl'16 at 6%; Oct8; Oct17'13; Berenice L Baumann with Moritz L Ernst, 152 W 122, & Carl Ernst, 170 K 47. nom

<sup>mCypress av</sup> (10:2562), es, 40.7 n 133d, 21x 80; pr mtg \$4,000; Oct7; Oct18'13; 3y6%; Johanna C Blake, 348 E 137, to Geo W L Curtis, 61 Paradise rd, Northampton, Mass. 1,900

<sup>m</sup>Eastern blvd (\*), ns, 175 w Swinton, runs w44.3 to Scribner av xw27.8xn100xe8.2x again e24.9xs100 to beg; PM; Oct22; Oct23 '13; 3y6%; Josiah H Briggs to Wm H Swain, 260 W 126. 1,000

**"Edison av** (\*), es, 134.5 n Pelham rd, 25x 83.1 to Pelham rd x25x171, except pt taker for Westchester av; pr mtg \$\_\_\_\_; Oct18 Oct22'13; installs, \$7.50 monthly, -% Andw & Mary Quinto, 3009 Westchester av, to Benj Parr, 1975 Bway. 162.00

**"Fordham rd, nec Jerome av,** see Jerome av, nec Fordham rd.

av, nec Fordham rd. nwc Morris av, see Jerome av, nec Fordham rd.

**"Forest av, 1169** (10:2651), ws, 162.8 n 166th, 20x87.6; PM; pr mtg \$7,500; Oct18; Oct20'13; installs, 6%; Philip Wattenberg, 1203 Franklin av, to Annie Tager, 1109 Forest av. 2,000

Forest av. 2,000 "Frisby av (\*), ss, 100.1 ne Zerega av, 23.5x100x27.11x100, except pt for Frisby av; Apr18; Oct21'13; 3y6%; Kunigunda Walter to Amelia Miller, 426 E 162. 300 "Fulton av, 1531-3, see Fulton, 1537-9. "Fulton av, 1537-9 (11:2928), ws, 82.8 s Wendover av, 50x166.10x50.4x160.6; also FULTON AV, 1531-3 (11:2928), ws, 132.8 s Wendover av, 50x173x50.4x166.10; pr mtg \$84,000; Oct20; Oct22'13; 1y6%; Realty Op-tions Co to New York Co, 200 5 av. 5,000 "Grant av, 1070 (9:2448), ext of mtr for

"Grant av, 1070 (9:2448), ext of mtg for \$7,500 to Sept9'16, 5½%: Sept30; Oct17'13; Lawyers Mtg Co, 59 Liberty, with Dora Wiebke.

 Information
 Information

 mGrand av, 2396 (11:3199-3198), es, 215 n
 184th, 15x98.4x15x99.8; pr mtg \$5,500; May

 1: Oct23'13; 5y6%; Gertrude D Jacot, 2396
 Grand av, to Amy Lawrence, 211 W 102.

 Grand av, to Amy Lawrence, 211 W 102.
 2,000

<sup>2,000</sup> <sup>m</sup>Green av or la (\*), sws, 25 nw St Ray-mond av. 50x101.8; PM; Oct18; Oct22'13; 3y 5%; Emil Weigand to Omer M Sloat, of Worcester, Otsego Co, NY. 1,500 <sup>m</sup>Hoe av. 1227 (11:2979), ws, 125 s Free-man, 75x74.10x-x69.4; pr mtg \$9,000; Oct 22: Oct23'13; due &c as per bond; Cornelius O'Keeffe, 1227 Hoe av, to B Kaplan & L Bregman, Inc, a corpn, 1469 Seabury pl. 3,800

 83.
 13,000

 mKingsbridge rd (12:3256), es, 162.6 n

 Nindham pl. 37.6x116.3; pr mtg \$4.000;

 Oct18; Oct20'13; installs, 6%; Gertrude A

 Scott Taller to Louis Gates, 1220 3 av.

 1,150

**"Lafontaine av** (11:3069), ses, at nes of an unnamed st, sometimes called Talmadge (now 180th). 65x100: PM: pr mtg \$4,000; Oct16: Oct17'13: 296%: Frieda Hoeing, 258 Tompkins pl, Bklyn, to Obark Realty Co. 1007 E 180. 1,000

<sup>100</sup> H 130. 1,000 **mLind av** (9:2530), ws, lots 30 to 33, parcel 4 map Wm B Ogden: Oct20: Oct23'13: de-mand, 6%: August Nelson, 193 W 168, to Harlem River Lumber & Wood Working Co, Gerard av & 138th. 3,000

Co, Gerard av & 138th. 3,000 **"Ludlow av (\*).** sec Castle Hill av, 105x 108; Sept29: Oct22'13; 1v6%: Margaretha Broker to Kath Gass, 2248 Powell av. 300 **"Marion av (12:3275)**, nec Dorothea al, 50 x98: Oct16: Oct17'13; 5y5%: Cornelius B Fish Scarsdale, NY, to Percival C Smith, 310 W 79. 10,000

<sup>310</sup> W 79. 10,000 <sup>310</sup> m<sup>M</sup>arion av (12:3275). nec Dorothea pl. 50x98: PM: Oct20: Oct21'13; 3v5%: Chas I Marvin, Lawrence Park, W Yonkers, NY, to Wm H Sage, Scarsdale, NY. 3,600 <sup>310</sup> m<sup>M</sup>armion av (11:2958). es. 92 n 175th, 52x 69.3 to Vineyard nl x52x69.6: certf as to mtg for \$27.000: Sept30: Oct23'13: Jno W Cornish Constn Co to N Y Trust Co.

**Morris av** (12:3318), es. 244.9 n 196th. 25x95.3; pr mtg \$; Oct20: Oct21'13; due Apr6'15. 6<sup>cd</sup>: Emily F Marrin to Mar-tha Stiess, 2324 Davidson av. 2,500

tha Stiess, 2324 Davidson av. 2,500 "Morris av, nwc Fordham rd, see Jerome av, nec Fordham rd. "Nelson av (9:2513), nec 166th. 75.2x101.1 x75.4x99.2; trust mortgage; Sept11; Oct22 '13; due, &c. as per bond: Woodycrest Methodist Episconal Church of N Y to Board of Home Missions & Church Ex-tension of the Methodist Episcopal Church. 281 4 av. 1,000

3.800

Mortgages

**RECORD AND GUIDE** 

**"Old rd** (\*); same prop; certf as to above mtg; Oct1; Oct18'13; same to same.

**mOld rd** (\*); same prop; pr mtg \$6,000; Oct17; Oct18'13; 196%; same to Wm B Handelman, 1939 Benedict av. 1,000 **mOld rd** (\*); same prop; certf as to above mtg; Oct17; Oct18'13; same to same.

mpark av (9:2442), es, 54.6 s 153d, 54.6 x 131.6 x 50 x 109.8; Oct 21; Oct 23'13; due Augl '14, 6%; Alfred C Michaud to Natl Bank of Far Rockaway, nwc Central & Mott avs, Far Rockaway, NY. 3,500

<sup>m</sup>Pelham rd, ws. abt 134.5 n Edison av, see Edison av, es, 134.5 n Pelham rd. <sup>m</sup>Perry av (12:3346), ss, 145.4 e 205th, 25 x100; Oct17; Oct18'13; due, &c, as per bond; Cath Burge, 3198 Perry av, to Catholic Women's Benevolent Legion, a corpn, 153 E 44. 5,500

**mProspect av** (11:3114), es, 70 s 187th, 50x 93; PM; Oct22; Oct23'13; 3y int as per bond; Johanna R Ernst, 503 E 165, to Jos Corbett, 906 Cauldwell av. 4,000

Bond, Johnson M. (10:2677), ws. 77.2 n 160th, runs n120.1xw210xs100.1xw5xs20xe215 to beg; also 160TH ST E (10:2677), ns. 125 w Prospect av, 22.5x77.2; pr mtg \$\_\_\_; Oct 18; Oct21'13; 3y6%; Jas F Meehan, 1029 E 163, to Nina P Lowenstein, Elberon, NJ. 11,000

**"Prospect av;** also 160TH ST E (10:2677); same prop; sobrn agmt; Oct17; Oct21'13; Wm J Ehrich with same. nom nom

Wm J Ehrich with same. nom **mRosedale av** (\*), es, 100 s Mansion, 25x 100; ext of \$3,500 mtg to Marl'17 at 5%; Sept22; Oct22'13; Chas R Strong with Leo-pold Kohn, 1490 Rosedale av. nom **mSt Peters av** (\*), ws, 201.3 s Walker av, 27.6x190 to es Seddon; Oct18; Oct20'13; Sy6%; Rocco Graziano to Jno H Kerk-mann, 2552 8 av. 4,000

<sup>mSherman av (9:2446), es, 55 n 1636, 50x <sup>104.9</sup>: Oct21; Oct22'13; due, &c, as per bond; York Realty Co to Arnold J D Heins, Upper Montclair, NJ et al trstes for Ernest A Heins & ano, will Jno D Heins. 4 500</sup>

<sup>m</sup>Sherman av (9:2446), same prop; certi o above mtg; Oct21; Oct22'13; same certf as same to same

mSouthern blvd (11:2960), nwc Fairmount pl, 109.9x83.2x100x123.6; ext of \$5,000 mtg to May1'15 at 6%; Oct20; Oct21'13; Tem-perance P Reed with Borough Estates, a corpn, 3219 3 av. nom

 corpn, 3219 3 av.
 nom

 mstebbins av (10:2698), es, 188.9 s 165th,
 50x80; Oct17; Oct20'13; due June18'14, 6%;

 Michl Ginto, 2026 Lex av, to Mary S Crox-son, 106 Pierrepont, Bklyn.
 1,500

 mstebbins av (10:2698); same prop; sobr
 nom for \$9,500 to mtg for \$1,500; Oct

 17; Oct20'13; same & Mary Hebron, 265 W
 nom

 70, with same.
 nom

<sup>mTaylor av, nec Westchester av, see Westchester av, nec Taylor av. <sup>mTiebout av, 2241</sup> (11:3145); ext of \$3,000 mtg to Sept2918 at 5½%; Oct16; Oct21'13; Lawyers Mtg Co with Frank A Schorer.</sup> nom

**"Tinton av** (10:2581). ws, 150 s 149th, 25x 100; Oct20: Oct23'13; due Jan1'17, 6%; Geo Roan & Alex R Stevenson, Dobbs Ferry, NY, to Moses Marx, 319 E 79. 1,000

NY, to Moses Marx, one Line **"Tinton av, 768** (10:2655), es, 189.1 n Westchester av, runs e85xn12.6xe10xn25xw 95 to av xs37.6 to beg; pr mtg \$27,000; Oct 16; Oct22'13; 3y int as per bond; Wm G Engelhardt to Heinrich Roth, Yonkers, N 8,500 xn25xw

X. 8,500 **mTinton av** (10:2655), es. 189.1 n West-chester av, 37.6x95x irreg x85 ext of \$27.-000 mtg to July26'16 at 5%; July25; Oct22 '13: Philip Rhinelander, exr Cornelia B Kip with Heinrich Roth, Yonkers, NY. nom **mTinton av** (10:2660), swc 166th, 100x 66.10; ext of \$55.000 mtg to Oct22'18, at 5¼%; Oct22; Oct23'13: Ann Bldg Corpn with Edw F De Beixedon at Babylon, LI nom

mTopping av, 1764 (11:2799), es, 255 s 175th, 20x95; Oct21'13; due, &c, as per bond: Jessie S Henssler. 368 Mott av, to Lina Von Hesse, Auerbach-in-Hessen, Germany, trste Christian Von Hesse. 1,500

 1,500 

 m'Trinity av (10:2557), es, 50 s 149th, 50x

 109; Oct17; Oct18'13; due Janl'17, 5½ %;

 Jno Gribben, Hastings-on-the-Hudson, to

 Jno Jr & Amanda Bussing, Mt Vernon,

 NY, joint tenants.
 4,000

**Walentine av** (12:3302), es. 130.9 n 198th, 25x99.3x25x99.4: Oct18: Oct20'13: due & cas per bond: Thos F Wilson, 2543 Decatur av, to Matilda F Thomas, 746 E 217. 1,500

<sup>m</sup>Vincent av (\*), ws, 150 s Fairmount av, 75x100; Oct16; Oct18'13; due &c as per bond; Rebegea Del Gaudio to Frank Fru-gone, 719 Franklin av, Bklyn. 1,000 <sup>m</sup>Vyse av, 1173 on map 1175 (10;2752), ws, 71 s Home, 31x81.11; PM; pr mtg \$15,-000; Oct20; Oct21'13; 3y int as per bond; Eliz Inselmann to Rosa Brand, 1173 Vyse 2,250

<sup>mWashington av</sup> (11:3046), es, 248 n Quarry rd, 50x100, except part for Washington av; Oct22'13; 3y5½%; Martha D Callan & Agnes Pagano to N Y Title Ins Co, 135 Bway. 7,500

Webb av, 2448 (11:3219), es, 250 n Devoe ter, 25x100x15x100; PM; pr mtg \$3,000; Sept1; Oct21'13; due Sept1'24, 6%; Lizzie Angelmann to Louis Eickwort, 29 Fletcher av, Mt Vernon, NY. 2,200 Augermann 65 Don's Eleckwolt, 25 Fletcher 2,200
 <sup>m</sup>Webster av (11:3029), es, 200,2 n 179th, 50x125.5x49.11x127.10; ext of \$34,000 mtg to Oct15'18 at 5%; Oct3 Oct17'13; Emi-grant Indus Savgs Bank with Marshall P Wilder, Atlantic City, NJ. nom
 <sup>m</sup>Webster av (11:2887), ws, 50x80, being east 80 ft of lots 31 & 32, map property Wm E M Zborowski; Oct21'13; 1y6%; Lud-wig Sikora of Long Island City to Louise Hilsky. 624 6 av, L I City. 2,500
 <sup>m</sup>Webster av (11:2887), ws, -n 169th; also 131.1 n land Wm Morris, 20x90, being pt lots 62 & 63 map Wm E Zborowski; ext of \$4,500 mtg to Oct26'17 at 5%; Sept25; Oct22'13; Duane S Everson with Jos Spora-kowski, 1339 Webster av. nom
 <sup>m</sup>Webster av, 2246 (11:3030), es, 348.2 s

**Webster av, 2246** (11:3030), es. 348.2 s 183d, 40.1x90x43.8x90; Oct20; Oct21'13; 3y 5½%; same to Milton S\_Guiterman, 58 Central Park W. 24,000 <sup>m</sup>Webster av, 2246; certf as to above mtg or \$24,000; Oct20; Oct21'13; same to same.

<sup>m</sup>Webster av, 2246; pr mtg \$24,000; Oct20; Oct21'13; 2y6%; same to Herman Lorber, 330 E 4. 3,000 <sup>m</sup>Webster av, 2246; certf as to above mtg for \$3,000; Oct20; Oct21'13; same to same. Oct20: 3.000

<sup>m</sup>Webster av, 2246 (11:3030), es, 348.2 s 183d, 40.1x90x43.8x90; participation agmt; Oct20: Oct21'13; Milton S Guiterman with Jos Horowitz, 311 E 10. nom **Webster av. 2248-50** (11:3030), es. 268 s 183d, 2 lots, ea  $40.1 \times 90$ ; 2 mtgs, ea \$3,000; ea sub to pr mtg \$24,000; Oct20; Oct21'13; 2y6%; same to same. 6,000

2y6%; same to same. 6,000 **"Webster av, 2248-50;** certf as to above two mtgs for \$3,000 ea; Oct20; Oct21'13; same to same. **"Webster av, 2248-50** (11:3030), es, 268 s 183d, 2 lots, ea 40.1x90; 2 mtgs, ea \$24,000; Oct20; Oct21'13; 3y5½%; Greystone Hold-ing Co, a corpn, to N Y Mtg & Security Co, a corpn, 135 Bway. 48,000 **"Wubster av, 2248-50**, cortf es, to be

<sup>m</sup>Webster av, 2248-50; certf as to above wo mtgs for \$24,000 each; Oct20; Oct21 13; same to same.

"Webster av, 2250 (11:3030), es, 268 s 83d. 40.1x90: participation agmt; Oct20; ct21'13: N Y Mtg & Security Co with Tenry Bleich, 134 W 112. nom

Henry Bleich, 134 W 112. nom **"Westchester av, 1762** (\*), ss, 25.5 e Com-monwealth av, 25.5x106x25x101.3: Oct20; Oct21'13; 3y5½%; J J Karbry O'Kennedy to Wappinger Savgs Bank, at Wappinger Falls, NY. 5,500 **"Westchester av** (\*), nec Rowland, 100.1 x170.11x100.1x169.2, except pt for Rowland; ext of \$18,000 mtg to Oct28'16 at 6%; Oct7; Oct20'13; Theo J Chabot with American Real Estate Co, 527 5 av. nom

<sup>2,000</sup> <sup>mWhite Plains rd. 3320 (\*), es, 200 n Lo-cust av, 25x100x25x98.6, except part for rd; Oct21: Oct22'13: 2y5%; Geo J Puck-hafer to Anna M Puckhafer, 429 E 143. 7,500 <sup>m3D</sup> av, ws, 63 sw 173d, see 3 av, ws, 25 sw 173</sup>

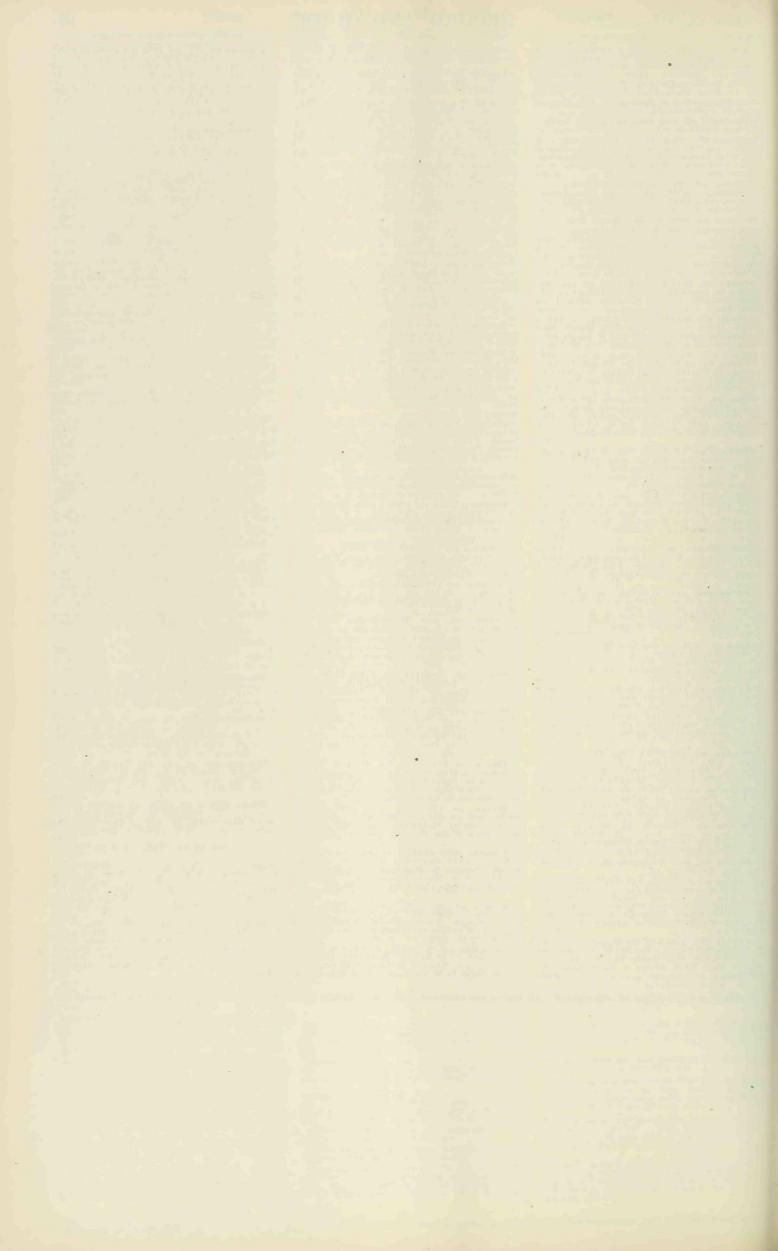
sw 173. <sup>m3D</sup> av (11:2920), ws, 25 sw 173d, 37.8x 98.11x37.6x—: all title to strip lying ir front; also 3D AV (11:2920), ws, 63 sw 173d, 37.8x95.3x37.6x98.1; Oct21; Oct22'13 due. &c, as per bond; Clyde E Scheuermar to Russell W Tether, 1418 Franklin av. 4.100 4.100

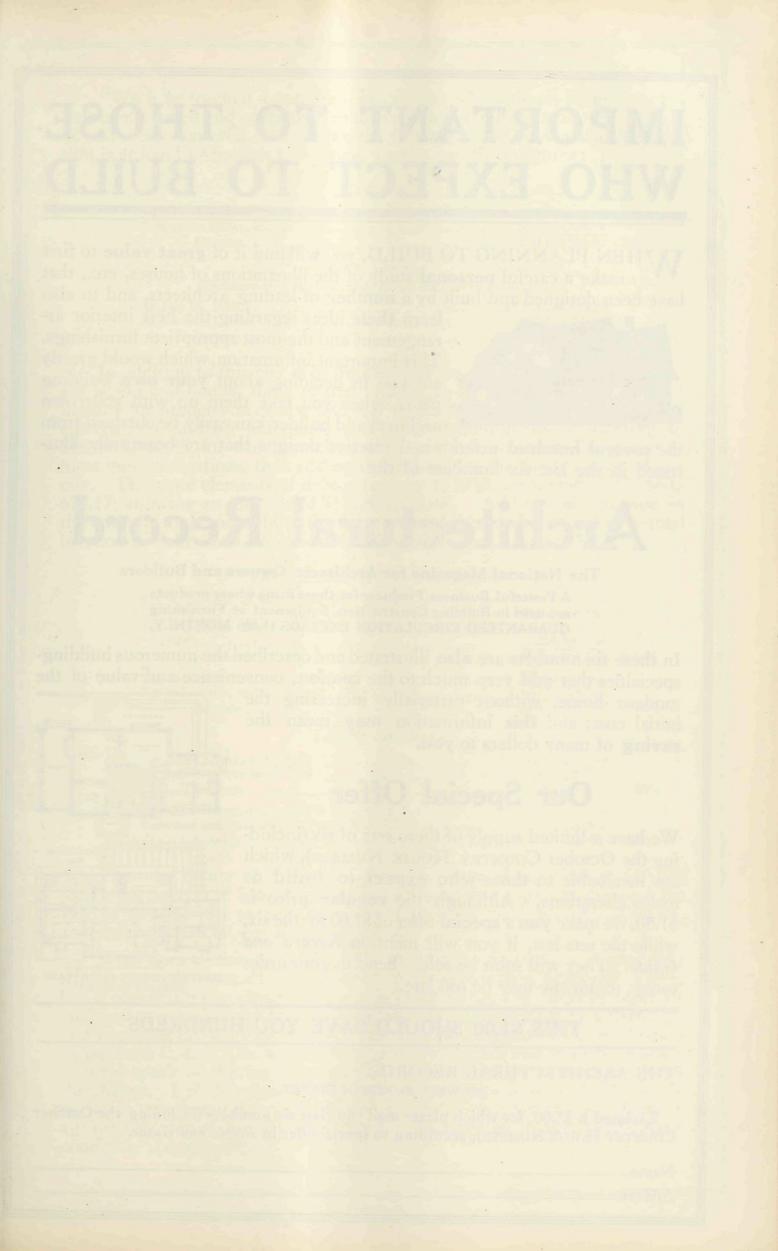
4.100 **"Plot (\*).** begins 340 e White Plains rd at point 425 n along same from Morris Pk av, runs e100xn25xw100xs25 to beg. with right of way over strip to Morris Pk av; PM: pr mtg \$3,500: Oct16: Oct17'13: 3y6%; Josephine Steiner to Jos J Schornstein, 66 Patchen av, Bklyn. 350

**mold rd** (\*), ses, 343 sw Pugsley av, 50x 71.10x50x75.7; Oct1: Oct18'13; due as per bond. 5<sup>14</sup>%: Wm Buhl, Inc, a corpn, to North New York Savgs & Loan Assn, 499 Willis av. 6,000

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Bronx





# IMPORTANT TO THOSE WHO EXPECT TO BUILD

WHEN PLANNING TO BUILD, you will find it of great value to first make a careful personal study of the illustrations of houses, etc., that have been designed and built by a **number** of leading architects, and to also



learn **their** ideas regarding the best interior arrangement and the most appropriate furnishings. This important information, which would greatly aid you in deciding about **your own** building plans, when you take them up with your own architect and builder, can easily be obtained from

the several hundred exterior and interior designs that are beautifully illustrated in the last six numbers of the

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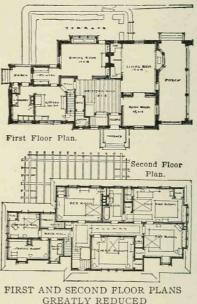
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"We have reached a condition in this city which, in my judgment, if a halt is not called and some plan of alleviation and relief found, the owners of real estate may well contemplate the coming of the hour when confiscation is at hand (Applause). Let me read to you these figures :

## Budgets

Budget for 1913	\$192,711,441.16
Budget for 1909	156,545,148.14
Increase	\$36,166,293.02-23%
0' D 1	

#### City Debt.

(Exclusive of Special Revenue Bonds and Revenue Bonds.)

At July 31, 1913	\$1,168,753,648.34
At January 1, 1910	880,430,288.88 .
Increase	\$288,323,359.46-32.74%

In addition to this city debt, represented by outstanding interest-bearing stocks and bonds, there existed at July 1, 1913, debt in the form of liability for property acquired and not paid for, for liability on contracts entered into, and for judgments and other commitments, amounting to \$168,919,860.85, for which stocks and bonds will eventually be issued to meet these obligations, thus adding that amount to the funded debt of the city. The same elements of debt at January 1, 1910, amounted to \$57,860,-675.17, showing an increase of \$111,059,185.68. Adding this increase in the contract and land debt to the increase in the funded debt shows a total increase of debt since 1909 of \$399,382,545.14, equal to over 45%.

# Tax Valuations and Tax Rates

Tax valuations of real estate and personal property in 1909       7,250,500,559         Increase       \$1,081,565,742-14.91%         Tax valuations, real estate only, 1913       \$8,006,647,861         Tax valuations, real estate only, 1909       6,807,179,704	Tax valuations of real estate and personal property in 1913	\$8,332,066,301
Tax valuations, real estate only, 1913       \$8,006,647,861         Tax valuations, real estate only, 1909       6,807,179,704	Tax valuations of real estate and personal property in 1909	7,250,500,559
	Tax valuations, real estate only, 1913	\$8,006,647,861 <u>6,807,179,704</u>

## Tax Valuations

Personal property only, 1909	325,418,440 443,320,855 117,902,415-26.59%
Tax Rate (Manhattan and The Bronx), 1913Tax Rate (Manhattan and The Bronx), 1909Increase	. 1.67804

Thus the owner of a piece of property assessed for 1909 at \$10,000 paid a tax thereon of \$167.80, whereas the same property was assessed for 1913 at \$11,762 (the average increased valuation), paid \$212.89 in taxes, an increase of \$45.09, equal to 26.87%.

What does all this portend? What does it proclaim? It positively tells us not only must all indulgence in extravagant ideas absolutely cease, but it admonishes us clearly that expenditure of the city moneys must be confined to actual, if not imperative necessities. There must be a thorough and impartial investigation into this cry that has arisen as to overvaluation to ascertain first, if it be so, and then to apply a quick and positive remedy, or if the result of the investigation shows the contrary, to forever silence the charge. I pledge myself to the immediate consideration of this whole question, proclaiming against this high rate of taxation and proclaiming against this riot of extravagance that has brought us to this burdensome condition" (Applause).

