

RECORDS SECTION

of the

REAL ESTATE BUILDERS RECORD AND GUIDE.

This section includes all recorded Conveyances, Mortgages, Leases, in the Borough of Manhattan and Bronx and the recorded Wills in the Borough of Manhattan.

*Entered at the Post Office at New York, N. Y., as second class matter.

Vol. XCIII

No. 2398

New York, February 28, 1914.

(35)

PRICE 20 CENTS

STREET INDEX OF RECORDED CONVEYANCES AND WILLS

Showing street and number of Manhattan Conveyances and Wills recorded during the current week.

An asterisk (*) indicates a cross reference.

<p>Arden st, 2-20 & 15. Bank st, 31 (Interior rear strip). *Beekman st, 105-7 (or Pearl st, Nos 284-6). Bleecker st, 11. Catharine sl, 13-15. Chrystie st, 183. *Clinton st, 210 (or Henry st, 208). Essex st, 109. Front st, 103. Gold st, 78. Grand st, 36. Greenwich st, 68 & 278-84. Henry st, 208. Houston st, 97 W. Ludlow st, 75 & 121. Pearl st, 284-6. Peck sl, 10. Rivington st, 295-9. Suffolk st, 127. *Thompson st, es (nec Grand st, 36), blk 476-89. *Warren st, 98-100 (or Greenwich st, 278-84). *Water st, 393-5 (or Catharine sl, 13). 3d st, 227-9 E. 7th st, 219-21 E. 8th st, 371 E. 10th st, 10 & 49 E.</p>	<p>10th st, 42 W. *12th st, 239-41 E (or 2d av, 193-5). 12th st, 344 E. 13th st, 435-41 E. 14th st, 58 W. 16th st, 617 E. 17th st, 17-9 W. 21st st, 114-16 W. 24th st, 149-57 W. 28th st, 138-42 E. 29th st, 113 W. 31st st, 406-26 W. 38th st, 123 E. 48th st, 128 W. 49th st, 146-8 E. *50th st, 200-2 W (or 7 av, 758-60). 51st st, 411 E. *51st st, 501-3 W (or 10 av, No 753). 52d st, 343 & 423-5 W. 61st st, 413 E. 61st st, 246 W. 68th st, 210 W. 69th st, 108 W. 70th st, 511-3 E. 77th st, 335 E. 79th st, 101-7 & 119 E. 80th st, 337 E. *81st st, 441 E (or Av A, 1533). 81st st, 531 E. 82d st, 250-4 W.</p>	<p>83d st, 41 E. *84th st E (nwc Madison av, 1130), blk 1496-15. 86th st, 108 W. 90th st, 114 W. 92d st, 18 E. 93d st, 174 W. 94th st, 6 E. 95th st, 62 W. 96th st, 155 E. 99th st, 144 W. 109th st, 79 & 128 E. 114th st, 240 W. *114th st, 316-8 W (or Manhattan av, 320). 115th st, 108 W. 118th st, 6 & 170-2 E. 118th st, 239 E. 120th st, 152 & 232 W. 122d st, 207 W. *122d st, 263 W (or Morningside av E, 91-4). 123d st, 402-4 E. 124th st, 505 & 531-3 W. 127th st, 148 E. 128th st, 60 W. 129th st, 146 E. 129th st, 217 W. 131st st, 13-15 W. 131st st, 132 W. 132d st, 10 E. 135th st, 30-32, 40-44 W. 136th st, 611-3 & 622 W. *140th st W (nec 140th), blk 1765-1).</p>	<p>143d st, 126-32 W. *156th st W (nwc St Nicholas av, 921), blk 2107-79. 157th st, 542 W. *171st st W (nec Fort Wash av), blk 2142-50. *176th st, 600 W (or sw c St Nicholas av), blk 2144-57). 177th st, 503-17 W. 185th st W (nwc Audubon av), blk 2157-56-59. *187th st W (swc Audubon av, ws). *201st st W (nwc 9 av), blk 2198-22. 212th st W, ns, blk 2193-1, 44-5. 213th st W, ss, blk 2193-6-8. 228th st, 162 W. Av A, 1533. Amsterdam av, 1109-11. Audubon av, 145-55. *Audubon av, ws (nwc 185th st), blk 2157-56. Audubon av, ws, blk 2157-89-91. Audubon av (swc 187th), blk 2157-82. Broadway, 475 & 2273-9.</p>	<p>Ft Washington av, es, blk 2142-50 & 89. Madison av, 274 & 1130. Manhattan av, 320. Marble Hill av, 97. Morningside av E, 91-4. *Park av, 903 (or 79th st, 101-7 E). Pleasant av, 413. Post av, es, blk 2218-8. St Nicholas av, 921. St Nicholas av, ws, blk 2144-57. 2d av, 193-5. 5th av, es, blk 1761-1. 5th av, es, blk 1763-1. 7th av, 758-60. 8th av, 2180 & 2456. *9th av, es (or 212th st W, ns), blk 2193-1. 9th av (nwc 201st), blk 2198-22. 10th av, 753. 10th av, ws, blk 2216-24 & 27.</p>
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WILLS.

Bank st, 56.
Spring st, 25.
30th st, 243 E.
84th st, 507 E.
94th st, 154 W.
95th st, 165-9 E.
137th st, 266 W.

EXPLANATIONS OF TERMS USED AND RULES FOLLOWED IN COMPILING RECORDS.

Q. C. is an abbreviation for Quit Claim deed, i. e., a deed wherein all the right, title and interest of the grantor is conveyed omitting all covenants and warranty.

C. a. G. means a deed containing Covenant against Grantor only, in which he covenants that he hath not done any act whereby the estate conveyed may be impeached, charged or encumbered.

B. & S. is an abbreviation for Bargain and Sale deed, wherein, although the seller makes no expressed consideration, he really grants or conveys the property for a valuable consideration, and thus impliedly claims to be the owner of it.

The street and avenue numbers given in these lists are, in all cases, taken from the insurance maps when they are not mentioned in the deeds. The numbers, it will occasionally be found, do not correspond with the existing ones, owing to their having been no official designation made of them by the Department of Public Works.

The first date is the date the deed was drawn. The second date is the date of filing same. When both dates are the same, only one is given. When the date of drawing is other than in the current year the stated year is given. When both the dates are in the same year the year follows the second date.

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

It should also be noted in section and block numbers that the instrument as filed is strictly followed.

A \$20,000-\$30,000 indicates the assessed value of the property, the first figures being for the lot only and the second figures representing both lot and building. Letter P before second figure indicates that the property is assessed as in course of construction. Valuations are from the assessment roll of 1913.

T. S. preceding the consideration in a

conveyance means that the deed or conveyance has been recorded under the Torrens System.

Flats and apartment houses are classified as tenements.

Residences as dwellings.

All Christian names, streets, avenues, states and months are abbreviated when possible, also in some instances names of Banks, Trusts and Insurance Companies.

The number in () preceding the serial number to the right of the date line, at head of this page is the Index number for the Checking Index.

The Star following names of street or avenue in the Bronx Conveyances, Leases and Mortgages indicates that the property recorded is in the annexed district, for which there is no section or block number.

KEY TO ABBREVIATIONS USED.

(A)—attorney.
A.L.—all liens.
AT—all title.
ano—another.
av—avenue.
admr—administrator.
admtrx—administratrix.
agmt—agreement.
A—assessed value.
abt—about.
adj—adjoining.
apt—apartment.
assign—assignment.
asn—assign.
atty—attorney.
bk—brick.
B & S—Bargain and Sale.
bldg—building.
b—basement.
blk—block.
Co—County.
C & G—covenant against grantor.
Co—Company.
constn—construction.
con omitted—consideration omitted.
corp—corporation.
cor—corner.
c l—centre line.
ct—court.
certf—certificate.

dwg—dwelling.
decd—deceased.
e—East.
exr—executor.
extrx—executrix.
et al—used instead of several names.
foreclos—foreclosure.
fr—from.
fr—frame.
ft—front.
individ—individual.
irreg—irregular.
impt—improvement.
installs—installments.
lt—lot.
ls—lease.
mtg—mortgage.
mos—months.
Mfg—manufacturing.
Nos—numbers.
n—north.
nom—nominal.
(o)—office.
pr—prior.
pt—part.
pl—place.
PM—Purchase Money Mortgage.
QC—Quit Claim.
R T & I—Right, Title & Interest.
(R)—referee.
r—room.
rd—road.
re mtg—release mortgage.
ref—referee.
sal—saloon.
sobrn—subordination.
sl—slip.
sq—square.
s—south.
s—side.
sty—story.
sub—subject.
strs—stores.
stn—stone.
st—street.
TS—Torrens System.
T & c—taxes, etc.
tnts—tenements.
w—west.
y—years.
O C & 100—other consideration and \$100.

MISCELLANEOUS CONVEYANCES.

Borough of Manhattan.

Barrow st, 100, see Greenwich, 279-81.
Barrow st, 103-9, see Greenwich, 279-81.
Beach st, see Greenwich, see Greenwich, 279-81.
Christopher st, 144-6, see Greenwich, 279-81.
Clarkson st, 43-7, see Greenwich, 277-277 1/2.
Clarkson st, 46-52, see Greenwich, 279-81.
Desbrosses st, 15-9, see Greenwich, 279-81.
Greenwich st, 277-77 1/2 (1:132), es, 79.6 s Warren, 26.6x—x25x95; also GREENWICH ST, 372-8 (1:185), swc North Moore (Nos 76-82), 100.5x100; also GREENWICH ST, 377-9 (1:187), es, 50 s North Moore, 50x100; also GREENWICH ST, 515-21 (2:597), nec Spring (Nos 311-7), 100x100; also GREENWICH ST, 527-31 (2:597), sec Vandam (Nos 96-102), 64.1x100x64.7x100; also GREENWICH ST, 563-5 (2:598), sec King, 50x100; also GREENWICH ST, 603-9 (2:600), nec Clarkson (Nos 43-7), 100.4x108.4x100x116.8; consent to 3d track; Rector &c of Trinity Church to Manhattan Railway Co, a corpn, 165 Bway; Feb16; Feb24'14.

Power of atty (miscel); Patk Quinn, 159 E 42, to Peter Quinn, 354 E 20; Feb19; Feb21'14.
Power of atty (miscel); Eugen Kirschsbaum of Nuremberg, Germany, a member of firm Geo Bender, of Nuremberg, Germany, to Adolph Neubauer, 112 E 19; Aug 23'12; Feb26'14.
Power of atty (2:474), to sell, lease, etc; Timothy M Cheesman to Clara L Cheesman, his wife, both at Philipstown, NY; Feb24; Feb26'14.

WILLS.

Borough of Manhattan.

Bank st, 56 (2:623-36), ss, 40 w 4th, 20x 42, 3-sty bk dwg; Mary E Wickes Est, Ella M W Scarsi EXTRX, 56 Bank; atty, Denis Quinn, 271 Bway; A\$4,500-6,000. Will filed Feb25'14.
Spring st, 25 (2:493-40), ns, 71.3 w Eliz, 25.6x111.6x irreg, 5-sty bk loft bldg & str & 4-sty loft bldg in rear; Jas J Slevin Est, Kate M Slevin, EXTRX, 211 W 102; atty, Leon Huhner, 5 Beekman; A\$20,500-31,000. Will filed Feb24'14.
30TH st, 243 E (3:911-25), ns, 150 w 2 av, 20x98.9, 3-sty bk dwg; Chas F Hawley Est, Ada K Ellison, EXTRX, 243 E 30; atty, B W B Brown, 52 Wall; A\$9,600-13,500. Will filed Feb24'14.
84TH st, 507 E (5:1581-6), ns, 117.6 e Av A, 19.6x102.2, 3-sty strn dwg; Jos A Smith Est, Mary A Smith, EXTRX, 1454 3 av; atty, Frank Betz, 165 Bway; A\$6,000-9,500. Will filed Feb24'14.
94TH st, 154 W (4:1224-53), ss, 271 e Ams av, 18x99.7, 3-sty bk dwg; Robt Moore Est, Kneeland E Moore, EXR, Chester, Orange Co, NY; attys, Campbell, Moore & Amerman, 233 Bway; A\$9,500-17,000. Will filed Feb19'14.
95TH st, 165-9 E (5:1521-27 & 28), ns, 160 e Lex av, 60x100, 1-5-sty bk tnt & 1-4-sty bk tnt; Egbert Winkler Est, Wm Winkler, EXR, 1704 Anthony av, Bronx; atty, Wm T Matthes, 506 E 175; A \$28,500-51,000. Will filed Feb24'14.
137TH st, 266 W (old No 294) (7:1942--60), ss, 104 e 8 av, 15.6x99.11, 4-sty bk dwg; Augusta C Chapin Est, Robt H Oakley, EXR, 140 W 69; atty, Philip E Connell, 145 Pine; A\$6,200-12,000. Will filed Feb20'14.

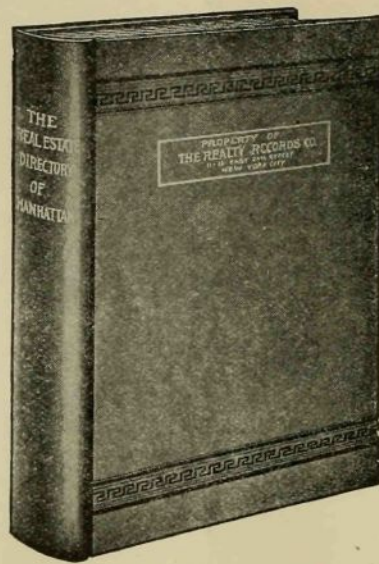
CONVEYANCES.

Borough of the Bronx.

Austin pl (10:2601), ss, 607.2 e 144th, 27 x120.9x94.9x100, 1-sty fr shop; Giovannina Saccamano to United Marble Works, Inc, a corpn, 147th & Austin pl; 1/2 pt; AT; mtg \$5,100; Feb13; Feb24'14.
Austin pl (10:2601), same prop; Marie A Parsons to same; 1/2 pt; AT; Feb13; Feb 24'14.
Austin pl (10:2601), same prop; Assunta Di Iusto to same; 1/2 pt; AT; Feb13; Feb24 '14.
Barretto st, see Fox, see Fox, 900.
Catharine st, see Kossuth av, see Kossuth av, see Catharine.
Clifford pl, see Jerome av, see Clifford pl, ss, 100 w Townsend av.
Clifford pl (11:2848), ss, 100 w Townsend av, 43.7x40.1x40.6x40, vacant; also JEROME AV (11:2848), see Clifford pl, 25x58.4 x25.1x56.4, vacant; Geo E Buckbee to Riker R James, 19 Pinehurst av; mtg \$3,300; Feb24'14.
Devoe ter (11:3219), ns, 144 e Devoe ter, runs n47.4xw10xne60.11x83.6 to ter xsw 50 to beg; vacant; Hermax Realty Co to Edson Bldg Co, 2251 Tiebout av; Feb24; Feb25'14.
Drainage st, nvc Boone av, see Boone av, nvc 171st or Drainage.
Faile st, 813 (10:2764) ws, 120 n Lafayette av, 40x100, 5-sty bk tnt; Kovacs Constn Co to Wm Koppe, 2310 Waterbury av; mtg \$23,500; Feb18; Feb20'14.
Fox st, 900 (10:2722), sec Barretto, 52x 105, 5-sty bk tnt; also TIFANY ST, 948 (10:2714), es, 78 n 163d, 47x106.7, 5-sty bk tnt; Hannah Cohen to S O Constn Co, Inc, 574 St Nicholas av; AL; Feb20'14.
Fulton st (*), ws, 300 s Westchester av, 50x100; also LAND at Mt Vernon & Pelham; Chas F Terhune to Sarah E Journey, 213 W 32; Jan24'08; Feb24'14.
Fulton st (*), ws, 300 s Westchester av, 50x100; Sarah E Journey to Anna Wilken, 4547 Richardson av; QC; Feb20; Feb 24'14.
Hewitt pl, 773-9 on map 771, see Macy, pl, 881.
Hoffman st, 2380-2 (11:3065), es, 150 s Jacob, old lines, now 187th, 50x124, except part for Hoffman, 2-sty fr dwg & 3-sty fr tnt & str; Frances E Clark to Knight & De Micco, Inc, a corpn, 4441 Park av; Feb 18; Feb25'14.
Home st, 867-9, see Stebbins av, nvc Home.
Irvine st (10:2761), swc Garrison av (Nos 1112-6), 49.4x50x21.4x57.4, 1-sty bk str; Jno Miller to Jos McCue, 2340 University av; CaG; mtg \$10,000; Feb5; Feb21'14.
Irvine st, swc Garrison av, see Garrison av, 1112-6.
Kelly st, 874 (10:2710), es, 616.8 n Longwood av, 33.4x100, 4-sty bk tnt; Rubin Siegel to Abr Frankel, 960 Prospect av; B&S & AL; Feb18; Feb20'14.
Macy pl, 881 (10:2688 & 2695), nvc Hewitt pl (Nos 773-9 on map 771), 25x100, 5-sty bk tnt; Emil Mayer to Lawrence Davis, 76 Green, Newark, NJ; mtg \$27,650; Feb13; Feb20'14.
Matilda st, es, 100 n 239th, see Bronx Blvd, es, 100 n 239.
Matilda st (*), ses, 400 nw Becker av or 241st, 50x100; Oliver E Davis to Thos H Roff, 1042 Fox; mtg \$1,000; Feb5; Feb 20'14.

Parkside pl, 3253 (12:3355), ws, 104.11 n 207th, 25x90, 2-sty bk dwg; Percival H Gregory, ref, to Peter S O'Hara, 394 Bedford Park Blvd; mtg \$5,250; FORECLOS July10; Sept8'13; Feb24'14.
Parkside pl, 3255 (12:3355), ws, 129.11 n 207th, 25x90, 2-sty bk dwg; Percival H Gregory, ref, to Peter S O'Hara, 394 Bedford Park Blvd; mtg \$5,250; FORECLOS July10; Sept8'13; Feb24'14.
Post st, swc Bronx Blvd, see Bronx Blvd, ws, 55.6 n Burke av.
Tiffany st, 944 (10:2712-2714), nec 163d (Nos 971-7), 78x76.4, 5-sty bk tnt & str; B V Consn Co to Jacob Schultz, 892 Fox; mtg \$79,500; Feb24; Feb25'14.
Tiffany st, 948, see Fox, 900.
Tiffany st (10:2717), es, 100 n 165th, 50x 100, vacant; Peter Sinnott to Tiff Bldg Co, Inc, a corpn, 967 E 165; mtg \$5,000; Feb24; Feb25'14.
Tiffany st (10:2717), es, 150 n 165th, 50x 100, vacant; Wm Simpson to Tiff Bldg Co, Inc, a corpn, 967 E 165; Feb24; Feb25'14.
Tiffany st, 1089 (10:2716), ws, at ses 167th, 94.5x38.6x75x69.1, 5-sty bk tnt & str; Simon Ellinger et al to Abr Kaufman, 1518 Bryant av; mtg \$49,800; Feb6; Feb24'14.
Van Buren st, swc Morris Park av, see Morris Park av, swc Van Buren.
139TH st, 526 E (9:2266), ss, 197.4 e Brook av, 37.6x100, 6-sty bk tnt; also 139TH ST, 534-8 E (9:2266), ss, 272.4 e Brook av, 75x100, 2-6-sty bk tnt; Clara Blumenthal to Morris Deutsch, 1192 Lex av; 1/4 pt; mtg \$—; AL; Nov19'13; Feb25 '14.
139TH st, 534-8 E, see 139th, 526 E.
149TH st, 456 E, see Brook av, 531-3.
151ST st E (Gouverneur st) (9:2411), ns, 350.3 e Morris av, runs n116.10x25x24xw 6.6x89.2 to st xw43.6 to beg, vacant; Benenson Realty Co to Pincus Lowenfeld, 106 E 64 & Wm Prager, 129 E 74; mtg \$6,000; Feb18; Feb20'14.
155TH st, 761-3 E (10:2654), ns, 160.2 w Tinton av, 39.10x68.9x40x85.4, 2-2-sty b f r dwgs; Israel Leibson to Anna E Smith, 778 Beck; mtg \$5,700; Feb2; Feb24'14.
156TH st, 492-506 E, see Brook av, swc 156.
163D st, 971-7 E, see Tiffany, 944.
164TH st, 446 E (9:2385), ss, 200 nw Washington av, 25x150, 3-sty & b fr dwg & 2-sty fr rear dwg; Angeline Deickmann widow to Henry Baum, 2936 3 av; mtg \$4,700; Feb16; Feb24'14.
164TH st W, swc Woodycrest av, see Woodycrest av, 985.
165TH st, 250 E, see Grant av, 1006.
167TH st E, see Teller av, see Teller av, see 167th.
167TH st E, ses, at ws Tiffany, see Tiffany, 1089.
170TH st W, nvc Plympton av, see 217th E, ss, 255.4 e White Plains rd.
171ST st E, nvc Boone av, see Boone av, nvc 171st.
175TH st W (11:2876), swc Macombs rd, 31.8x127.2x25x146.8, vacant; Raymond A O'Brien to Genco Realty Co, Inc, a corpn, 99 Nassau; mtg \$—; Feb19; Feb21'14.
175TH st W (11:2876), same prop; Jos L O'Brien to Raymond A O'Brien, 27 E 130; mtg \$—; Feb19; Feb21'14.
177TH st, 1922 E (*), ns, 237.7 e Public pl, 50x60.2x82.5x75; Jno Whalen to Mitchell-McDermott Constn Co, 1094 So Blvd; mtg \$8,500; Feb19; Feb26'14.
178TH st, 807 E (11:3107), ns, 46 e Maps av, 49.7x114.8, 5-sty bk tnt; N Y Trust Co to Jos Diamond Constn Co, 1139 Wyatt; Feb24; Feb26'14.
179TH st E, swc Lafontaine av, see Lafontaine av, swc 179.
182D st, 440 E, see Park av, 4474.
186TH st, 440-6 E, see Park av, sec 186.
186TH st, 452 E, see Park av, sec 186.
215TH st, 727 E (*), ns, 260.3 e White Plains rd, 27.7x85x28x90; Providenza Candido to Christopher H Steinkamp, 34 W 190; mtg \$4,000; Jan30; Feb20'14.
217TH st E (*), ss, 255.4 e White Plains rd, 25x114.3; also PLYMPTON AV (9:2522), nvc 170th, 25x100, vacant; Thos J Goodwin to Hensle Constn Co, 530 W 207; Feb 24; Feb26'14.
219TH st E (*), sec Barnes av, 60x105; Chas L Dean, EXR, Constance H Brown, to Jennie Wolff, 2118 Vyse av; mtg \$5,000; Feb21; Feb25'14.
226TH st E, swc Bronx Blvd, see Bronx Blvd, swc 226.
237TH st E, nec 1 av, see White Plains av, ws, 130.8 s 238th.
238TH st W, nec Albany rd, see Albany rd, nec 238th.
239TH st E, nec Bullard av, see Bronx Blvd, es, 100 n 239.
240TH st E (12:3394), ns, 114.7 w McLean av, runs n75xe8xne— to ws McLean av xn 97.2 to st xw26.2 to es of a brook xsw6.6xns e242.2xsw6.4 to st xes8.3 to beg, vacant; Margt C Doyle to Ella L Hebbard, 1 W 83; B&S; mtg \$12,000; Dec1'13; Feb25'14.
241ST st E (*), ss, 50 w Matilda, 50x100; Chas F Halsted to Louis Feinberg, 532 W 112; mtg \$4,000; Feb24; Feb26'14.
241ST st E, ns, 385 e Katonah av, see Martha av, swc 242.
242D st E, ss, 100 w Martha av, see Martha av, swc 242.
242D st E, swc Martha av, see Martha av, swc 242.
262D st W (13:3423), ss, 202.3 w Bway, runs 871.4xsw27.1xwnw60.2 to ws Huxley av xne59.5 to 262d xne60 to beg, being land in bed of Huxley av, Spencer av & 263d; American Real Estate Co to City NY; Jan 20; Feb25'14.
Albany rd (12:3263), nec 238th, 63.7x 90.9x70.9x71.8, vacant; Solid Realty Co to Chas Gluck, 1221 Mad av, 1/4 pt, & Yatty Edelman, 2 E 118, 3/4 pt; Feb24; Feb26'14.

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