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

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**A Moment
 with
 Finance**

THE EXISTING FINANCIAL SITUATION is extraordinary in its uncertainty and in its complexity. The financial community is, indeed, precisely in the situation of a doctor's patient, who cannot recover without a surgical operation, and who is thoroughly

disconcerted and scared at the prospect. The economic condition of the country early last winter was of a kind which could not endure. The business men of the United States were expanding their operations in a way not justified by their capital, and capital was bound to become too scarce for their purposes. In the same way, and for the same reasons, the labor market had reached an intolerable condition. The demand for labor was so great, and its price so high, as largely to increase the cost of conducting business, while at the same time its efficiency was decreasing. Employers could not afford to select only efficient men, because there were not enough to go around, and they were obliged to pay high wages for second-rate work. Manifestly, both of these evils could be cured only by a contraction in business. There must be a temporary cessation in the employment of an increasing volume of capital in business, and employers must again be placed in a position which would enable them to dispense with inefficient labor. Better a smaller volume of business, which was economically handled, than a large volume which strained a man's resources and endangered his credit without adding to his profits. This business contraction is now evidently taking place; but the financial community, instead of taking it with a cool head, is thoroughly frightened by its symptoms, and a question as to the meaning of this panic can scarcely be avoided. Is it simply a matter of unsettled nerves, or does it mean that the contraction cannot take place without many more failures than have been generally suspected? How many business men, that is, are in a condition which permits them the luxury of contraction? These are the questions which the next few months will answer. In the meantime investors, who can keep their heads and can control a certain amount of cash, have opportunities which may not occur again in ten years. The only question for such a man is: "When should I buy?" It is true that stocks may be cheaper; but the attempt to buy at the very bottom is attended with as many dangers as the attempt to sell at the very top.

**The
 Business
 Season**

AS THE SEASON ADVANCES the real estate market does not gain either in the volume or in the scope of its activity. Apart from the sale of a few private houses, and the occasional transfer of business property of some importance, it is almost completely quiescent. The widespread and buoyant speculative movement, which has been the mainstay of the market since 1901, is at the present time practically dead. The large speculative and investment corporations are temporarily out of business. The United States Realty Corporation, for instance, has finished its great constructive operations. The Plaza Hotel is open for

business, and the Trinity Buildings are accomplished facts. For the first time in its history, it is doing no building on its own account, and it is not making any preparation for new building. The City Investment Company still has its hands full with its colossal improvement on Cortlandt Street; but in other respects it is apparently out of the market. So it is with the large individual operators. They are holding on tight, but they are not increasing their responsibilities. As to the thousands of smaller operators, who a year or two ago were buying and selling tenements so freely, they, too, have disappeared from view; and one cannot help wondering how many of them will reappear as factors in the making of New York real estate values. The speculation in tenement houses, on which they have lived, has become an unremunerative occupation; and, so far as can be discovered at present, it is not likely to become remunerative again for many years. They lack the capital to deal in more expensive classes of property, and under existing conditions they cannot disengage even what capital they have. The important question raised by the situation is whether the apathy will result in much liquidation. Will the operators who have been buying real estate so assiduously in the speculative district be obliged to stimulate the demand for their holdings by means of the substantial reduction of their asking prices? So far little or no liquidation has taken place; and the extent to which it will take place will doubtless depend chiefly on the duration of the existing apathy. The duration of the existing apathy will, in its turn, depend chiefly upon the relief in the stringency of the money market. Such relief can hardly be expected until next spring, and it may not become really effective until next fall. In the meantime it is improbable that the liquidation, if it begins, will proceed very far. The forces which are making for the improvement of real estate values in a city, which adds over 125,000 people to its inhabitants every year, are too powerful to be quiescent for long.

**Cost of
 Railroad
 Terminals**

IT IS A SINGULAR FACT that the increase in the value of urban real estate constitutes both the strength and the weakness of the economic situation of the great American railroads. During the last few years their expansion in business has been out of all proportion to their expansion in mileage; and new railroads cannot be built, in order to keep pace with the increase in business, chiefly because of the expense of securing terminals in the large cities. The large existing railroad systems which own such terminals possess thereby a strategic advantage in the conduct of their business, which must be described as something in the nature of a monopoly. Possessed, as they are, of means of doing business which are essential and which cannot be duplicated, the business must come to them; and it must come to them in a volume which is somewhat independent of their traffic efficiency. Unfortunately, however, the very conditions which places them beyond effective competition also makes it difficult for them to handle economically this increasing volume of traffic. In times of financial abundance they can, of course, add to their mileage, double-track their roads and increase the efficiency of their systems by the reduction of grades and similar improvements; but when it comes to enlarging their terminals, they are confronted by an expense from which even the richest corporations shrink. As Mr. James J. Hill has so often pointed out, the cost of such terminals is almost prohibitive. The experience of the Pennsylvania and the New York Central in improving their terminals in Manhattan is not such as to encourage other corporations in undertaking similar tasks. They have been obliged to raise enormous sums of money, frequently at a huge expense; and they have thereby impaired for the time being both their credit and the security of their dividends. It is probable that at the present time the stock, both of New York Central and Pennsylvania, would be selling thirty points higher in case these enormous sums of money had not been spent; and no doubt the stockholders of both of these railroad companies have made this reflection with some bitterness of spirit. It is none the less true, however, that twenty years from now the wisdom of these huge expenditures will be fully vindicated. By these means these two railroads will have secured an advantage over their competitors which will place them in an invincible position. They will have built for the future in the most substantial possible manner, and will be repaid many times for their recent, present and prospective sacrifices. It would be wise policy on the part of the great Western railroads, during the next period of easy money, to reduce dividends if necessary, in order to provide the terminals, without which they cannot properly continue to fulfil their functions as common carriers.

Future of the Art Commission

AMONG THE BRANCHES OF THE GOVERNMENT which should occupy the attention of the revisers of the charter is the Municipal Art Commission. That body has been in existence now a great many years, and it has served a useful public purpose. By the exercise of its veto power, it has succeeded in preventing the infliction on the city of many buildings and other possible works of art which would have been eyesores and aesthetic nuisances. It has served the purpose, that is, of an aesthetic police department; and its protective work has been an effective influence in raising the standard of public art in the community. The suppression of aesthetic nuisances and aberrations is, however, not the same thing as the actual encouragement of good public art. No doubt an art commission, the members of which are capable of using their powers with discretion and patience, can frequently help aesthetic malefactors to substitute acceptable for wholly impossible works of public art; but surely the commission should not be obliged to confine its positive influence on behalf of good art to more or less fruitful acts of diplomacy. It should be transformed from an aesthetic police department into an aesthetic health department. It should be enabled to establish certain positive conditions of aesthetic sanitation, whereby it cannot merely reject aesthetic nuisances, but can also prevent their commission. To what extent such positive powers can be bestowed upon the commission will not be an easy matter to determine, and opinions will differ as to the amount of authority which it is desirable to lodge in a Board of Aesthetic Sanitation. In the opinion of the Record and Guide the possible value of the work of such a Board would go far beyond the value of the work of both the Health and the Tenement House Departments, because an improvement in the appearance of New York City is indestructibly associated with its replanning as a convenient, economical and safe place in which to live and work. Back of sanitary measures of all kinds, that is, lies the fundamental problem of the prevention of congestion, both in its domestic and traffic aspects; and a replanning of the city, which would assist the freer distribution of population and the more economical conduct of business, is in the long run a condition of public health, as well as a condition of effective public art. We realize, however, that public opinion is far from understanding the intimacy of the alliance between a good-looking city and one which is clean, wholesome and economically efficient. The utmost which can be expected at the present time is the constitution of the Art Commission as a body of experts, whose advice must be sought in preparing the design of public buildings and all works of public art. Representing, as it does, the aesthetic conscience of New York, it should be empowered to eradicate aesthetic malefaction, not merely by a surgical operation on its symptoms, but by a prevention of its cause; and to this end no department of the city government should have the authority to plan or order a work of public art except with the advice and consent of the Commission.

Lighting Office Buildings.

To the Editor of the Record and Guide:

THERE is no question in the mind of any agent or builder having to do with power in connection with real estate but that the present system of isolated plants is a thing of the past, only held back by conditions of growth both in the business itself and in the ethical principles involved. This is the electrical age, and with the fundamental proposition clearly settled, that power and light service can be economically and safely distributed from comparatively distant points, then the only hold-back can come from the growing conditions of the industry itself and the unfortunately unsound ethical principles that have seemingly governed the business end of this new industry. This latter has probably come from the superabundance of very young men who have gravitated into executive positions. They have mistaken sharpness for shrewdness, the immediate dollar was of more moment than the double eagle of to-morrow, and so, with poor business ethics and elemental conditions of growth, the delay has been considerable in turning over the Empire City in toto, as must occur, to the wholesale producers and dealers in light and power.

The capitalized value of their magnificent franchises in 20 years will rival the fabled treasures of Augustus, and we threw them away—these golden franchises—as Coal Oil Johnny did lighting his cigars with five-dollar bills. But that is another story. What of to-day and ourselves? It is said electricity can be produced for from one cent to one and one-half cent per K. W. hour, at first cost, in central station plants; isolated plants produce the current at a higher rate, varying with circumstances, probably from two cents to four cents per K.W. hour. The Edison Company charges small users ten cents per K.W. hour, and while the price drops according to consumption the margin of

profit is so great as to make the Standard Oil Company seem like a charitable institution. In large buildings the consensus of real estate opinion is, that it is not economical yet to use the central station current and that the supply companies will never come to the full measure of their business and hopes until the Public Service Commission takes them under its wing and the customer is assured of a legitimate protection "higher up."

Of course mistakes have been made in the past which must be capitalized and paid for in the present; that is inevitable in the birth and experimental stage of any new industry, but that does not cover watered stock, nor the capitalized value of community franchises. There is really no reason to-day, except want of facilities and a certain want of public confidence, that prevents the city south of Fourteenth Street being entirely run, as to power and light, from central station plants. The basic soundness of the central station idea is beyond question, the hindrance is from men who don't grasp the situation, and who fuss with a great economic cause that only requires circumstances to develop it. Any man will do and the man with the best business ethics will go the farthest in the shortest space of time.

There are many things that favor central power supply. At the beginning of large building or industrial enterprises—for instance, the capital cost of engineering equipment of large buildings may run from fifty thousand dollars to two hundred thousand dollars. One building in this city has its engineering plant valued at a million dollars, and not a manufacturing plant at that. The engineering part of real estate properties is always an undue amount of trouble to agents and owners. Unless carefully watched, it becomes to a certain extent uncontrollable, and without complete supervision and check it also becomes unduly expensive.

The central station companies have a clear field and that they give no favor can be abundantly testified to. Their profits are large, but they may well reply in the language of Warren Hastings at the Bar in the English Parliament, in his trial for treason and high crimes and misdemeanors, "When I think of my opportunities I am amazed at my moderation."

That the central station business is a great and growing one is not a refutation of my argument. They have dealt with those who buy current by the gill at a high per cent. of profit, while those who would buy by the carload were told, "Thus saith the Lord," or words to that effect. I do not mean to be profane, but you catch the idea. We must yet awhile dream of that happy time when New York will be comparatively smokeless and free from many annoyances and dangers and troubles that surround us, with power plants practically eliminated in certain city sections, and the charges scrutinized and vided by a watchful municipality, with every artery of business life revived by force applied, at any place or time needed—with a more comfortable living thereby, and we may hope for more personal time at our disposal, and believing in the gradual growth of intellectual aspiration and art impulse; to all of which blind Force must lend itself, otherwise it is of no moment, with this gradual evolution. Why should not New York become the last master stroke of Destiny—the Imperial City and cynosure of the world? And you who hold her back, whoever you are, it would be well that you were loved by the gods, for "Whom the gods love die young."

A BUILDER.

Why New York City Real Estate Pays.

THE article on "What New York Real Estate Pays," by Jefferson M. Levy, published October 5, is of peculiar interest, and sets forth the advantage of making investments in real estate here. He says the advance in values has been uniform. He also says that the forces at work to advance values in New York City are worldwide. It is true, depressions may come and depressions may go, but New York City real estate pays. Money may be plentiful or money may be tight—New York City real estate pays. Hard times may come upon us, or we may be prosperous—New York City real estate pays.

Industrials may go to smash or may be soaring—New York City real estate pays. New York City real estate can absorb all the values ten years of struggle and prosperity will pour into it and cry for more, but how much does it yield when times of uncertainty and lack of confidence settle upon us? A few weak owners may be forced to lower rents, but no matter what happens in the way of general business depression, the rents that have been steadily increasing must be paid just the same.

Mr. Levy is right: Those who purchase New York City real estate can feel assured that they have the safest investment in the world. When the present conditions of unrest pass off, and they will, though many scars may be left behind, the present owners and the new owners will draw the rents, and as times improve will participate by increasing rents, and also get the benefit of the "additional sum received through increased values."

By all means buy New York City real estate, and if this is too high in price, purchase real estate in any growing neighborhood where it is inevitable that increasing population will create increased values. There is an element of risk in in-

vesting in any business, but none in real estate in New York City. The butcher, the baker, the candlestick maker will have to pay rent up to the breaking point, even if they are compelled to reduce wages to do so. Mr. Levy has the right idea.

Thousands of small investors have the instinct and are scrapping to buy property in all directions as far as thirty to forty

miles out, but there are hundreds of thousands, and perhaps millions, who have neither the instinct, desire, ability nor opportunity to make the smallest kind of a purchase.

Every enterprise, down to its most minute form, pays tribute to real estate, and the greater the prosperity the bigger the channel required to accommodate the flow of rents.

F. W. B.

THE REALM OF BUILDING.

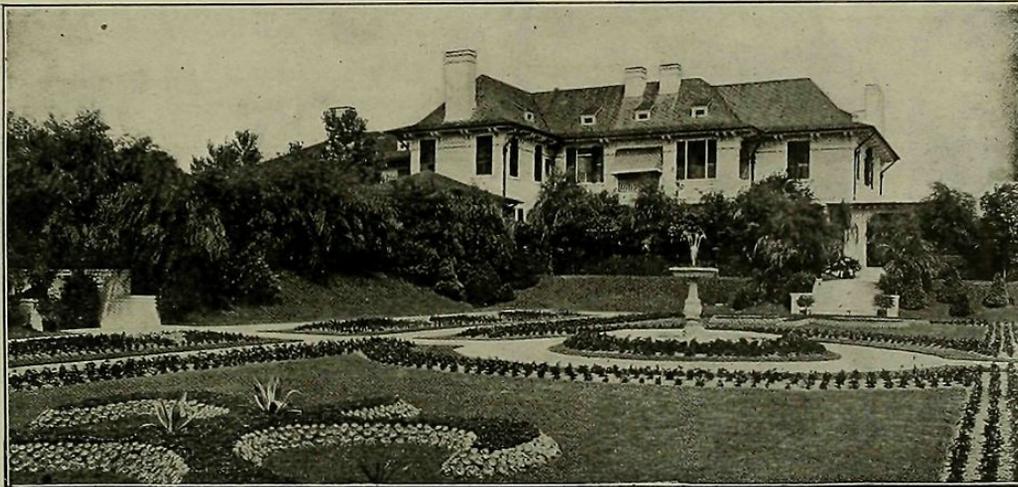
The American Institute of Architects.*

IN THE early history of our country young architects of talent came across the water to try their fortunes, and all carpenters were students who studied the various works on the orders. It was not many years before the supply of educated men ceased to equal the demand, and the builders apparently discarded all precedent and produced nothing that was beautiful, although, in most instances, it was novel. This gradual decline culminated in the most debased period of architecture between 1850 and 1860. The educated men in the larger cities knew little of each other's aspirations or desires. The fear of unjust and improper treatment by other practitioners seems to have been widespread. No standard of fees or of ethics was recognized. The profession was not recognized in the community, the fine arts were thought of little importance, and constructors and carpenters as practical men were thought far superior to the architect.

Appreciating the state into which their beloved art had fallen, a number of young men in New York City, after many con-

good-fellowship, the purity of motives of the profession became more apparent, the appreciation of the aspirations and endeavors in others led to higher aspirations and ideals. The Institute encouraged investigation and reports on construction and building topics by publishing the results of such study and research. It encouraged the highest attainments and urged a school education in architecture. Because of its encouragement and assistance the first architectural sketch-books and journals were started in the country. It made an aggressive and constant fight on improper competitions. It established a schedule of fees for architectural services. It began a library and subscribed for foreign architectural journals. Chapters were established in New York in 1867, in Philadelphia and Chicago in 1869, in Boston, Cincinnati and Baltimore in 1870, in San Francisco in 1881, in Indianapolis, Washington City, Michigan, and Central New York in 1887.

The effort of the Institute to induce the Government to employ the best available talent began in 1874, by the introduction of the Field Bill, through J. L. Smithmeyer in the Forty-third Congress. These efforts continued without appar-



HOUSE OF MR. DANIAL GUGGENHEIM.

Long Branch, N. J.

Carrere & Hastings, Architects.

sultations, determined to organize an association for the advancement of architecture. Their ideals were high. They were zealous and enthusiastic, and in love with their art.

The following architects—Richard Upjohn, Edward Gardiner, H. W. Cleaveland, Wray Mould, Leopold Eidlitz, Henry Dudley, Fred A. Peterson, Charles Babcock, Joseph C. Wells, Richard M. Hunt, John Welch, J. W. Priest—met to consider the propriety of organizing a society of architects on Monday, February 23, 1857. They determined that such an organization was necessary and invited Calvert Vaux, John Davis Hatch, John W. Ritch, Frederick C. Withers, Frederick D. Diaper, Joseph Sands, Thomas U. Walter, George Snell, Edward C. Cabot, Alex. J. Davis, William Backus, James Renwick, Jr., R. G. Hatfield, Samuel Warner, Detlef Lienau, Arthur Gilman, Alpheus C. Morse, Thomas A. Tefft, to join with them in establishing the American Institute of Architects, and formulating the constitution. This was completed and signed April 5, 1857. Richard Upjohn was elected president and Richard M. Hunt secretary.

The names of the founders, few of whom did not become famous in after years, deserve to be remembered and honored by all present practitioners. When the organization was completed the names of architects residing in New York and other cities of the country were canvassed, and only twelve architects were found whom it was thought advisable to invite to join the new society.

The Civil War came upon the country in 1861, and building and architecture gave way, as all other peaceful occupations did, to war and strife, and the Institute ceased holding its meetings until 1864. From this period until 1889 the progress of the Institute was slow; while its tangible accomplishments did not equal the aspirations of its founders, its intangible results were many, and far-reaching. There was a steady growth in

ent success, but undoubtedly each effort left its mark, and the success of today would not be without the early and continued efforts on the part of the Institute and its members. The Institute began the publication of its annual proceedings in 1867.

Passion for the Colonial.

The revival in favor of colonial furniture has become extremely strong, and, likewise, the public favor for colonial architecture. Here in New York the furniture side of the fashion is most perceivable—in the enormous trade in real and imitation antiques—but all over New England, especially, people of discrimination are going in for both architecture and furniture of colonial design. New York builders and designers have sobered down and begun to realize that, after all, our grandfathers did know a thing or two, and that their buildings were none the worse for being simple. The greatest change to be noticed in the recent structures of colonial style has been in the sparing use of ornamentation, and the reward of this restraint is that, where old models have been adhered to, it is hard to tell the modern house from the building two hundred years its senior, from a little distance.

Referring especially to the movement in New England, Lucien Price says, in the Boston Transcript, that those who have bona fide old houses are refurbishing them; others are building in imitation, and the restoration must include the interiors. Hence comes the quest for antique furniture and fittings, and hence also the "demand" for imitation antiques when the originals are out of the market.

For two years past there has been less building and more restoration of the old colonial houses, especially of farmhouses in the country districts adjoining the more remote suburbs of Boston. Massachusetts is full of well-preserved buildings of this type, many of them abandoned, or used as sheds. People have often

*From a paper by Glenn Brown, secretary and treasurer.

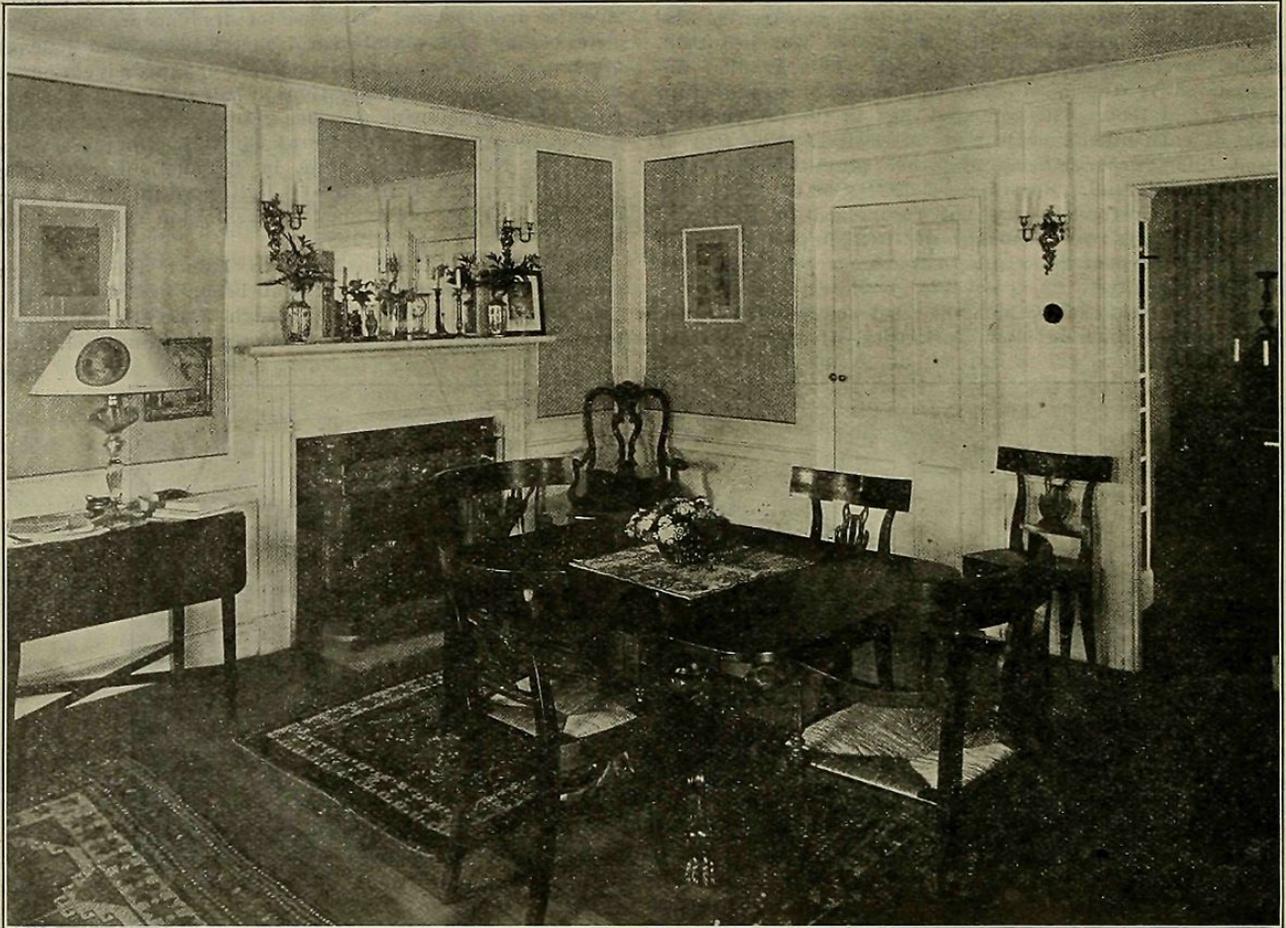
been known to devote their Sundays for an entire summer driving or motoring in various districts on all the by-roads in search of a satisfactory building in an agreeable location, and the quest is always certain to be rewarded in the end, for the old carpenters put their siding on solid oak beams, rough-hewn with an axe, which remain as solid today as when the neighbors came to the raising.

When the supply of genuine antiques for the general trade practically gave out, as it did a few years ago, dealers were in a strange quandary. The demand continued and was increasing. Every auction of a farm homestead within travelling distance was ransacked, and collectors had exhausted the rural districts of New England, and were beginning to scour the provinces, the source of most of our genuine antiques at present. In addition to this, a new complication had arisen. The activity of an antique trade had increased to such an extent that the few possessors of high-boys, secretaries and candlesticks refused to part with them except at exorbitant rates, supposing the profit of the dealer on them to be much greater than it actually was. So what goods were available were practically inaccessible.

At this juncture it was decided to put out frank imitations, acknowledged to be such, and try the effect. Obviously the public wanted old furniture, and it was to be seen whether they wanted old furniture badly enough to be satisfied with the imitation. It soon proved that they did. The new desks, dav-

House of Mr. Howard Hart, at Cornish, N. H.

It is always interesting and instructive to observe what can be done by simple means and at a very small expense to make a charming country house, and in the case of Mr. Howard Hart's house, which is illustrated herewith, there can be as little doubt about the charm of the effect as there is about the simplicity of the means. He has taken an old New England farmhouse of the usual kind, and he has done just enough to it and to its surroundings to bring out its modest but manifest possibilities. These farmhouses, as we all know, were frequently in themselves well-proportioned little buildings, with a certain definite architectural character, which counted in spite of the neglect with which they have been usually treated by their inhabitants; but whether from poverty, from the lack of the proper educational influences, or from sheer insensibility, the farmer rarely made any attempt to give his neat little house the advantage of a proper setting. At its best the New England farmhouse was nothing more than tidy; and the planting in its vicinity never consisted of more than a few trees, a



Cornish, N. H.

HOUSE OF MR. HOWARD HART—THE LIVING ROOM.

Designed by the Owner.

enports and wing chairs were snapped up as eagerly as the old ones, the bulk of the collectors became manufacturers, and the trade in the genuine goods went over to a few dealers who made that a specialty. It has come to pass that if the piece of furniture is mahogany, of colonial design and handsome, the date of manufacture is of secondary importance. In hardware also:

The reaction which has set in during the past few years in favor of the old houses has also given a new impulse to the manufacture of colonial hardware. When strangers buy up an old farm homestead, or when the descendants occupying an ancestral mansion undergo a change of heart, and set about to restore the building, they make some surprising discoveries. In the first place, when door-bells began to come into use, the old brass knocker was removed to give place to a brand-new bell knob. What has become of the knocker no one knows. The only thing to do is to get another as nearly as possible like what it must have been. And there are men who make it their business to know what it must have been like. Something of the same sort has happened to the fireplaces with the introduction of stoves, and if the brass andirons are not to be found in the garret, it is safe to say that they went to the ragman in the late 50s.

It is said that the cause of this return to the quiet elegance of the early styles in furniture and architecture lies deeper than a vogue. It is a realization that the old order was the best. Our country has never seen, and probably never will see, a better style of domestic architecture than that of the early colonial mansion houses—simple, dignified, and with the perfect adaptation of the means to the end.

—The Edison Portland Cement Co. has opened a permanent office in the Post Office Square Building at Boston, Mass., to take charge of the New England trade, and Mr. J. L. Bernard has been appointed Boston representative.

lilac or two, and occasionally a border of annual flowers. The effect is usually so bare and arid that one feels like weeping at the sight of such widespread neglect of the decent comeliness of domestic life.

Mr. Hart has taken a typical farmhouse, and brought out all of its good qualities. The site selected was an old orchard sloping irregularly towards the east; and a terrace was consequently built, in order to provide a certain amount of flat space in front of the house. This terrace is almost the whole thing, and yet it has made all the difference in the world to the appearance of the building. It both enables the house to fit its site, and at the same time provides Mr. Hart with space for some very attractive flower beds. Besides the building of the terrace nothing was done to the house, except to break a couple of dormer-windows through the roof and to add a porch to one end. But vines and shrubbery were planted in the right places, the entrance door was enclosed with a lattice, and the lawn was almost encircled with flower beds, and it would be difficult to find elsewhere in this country an effect equally as charming obtained by the use of such extremely simple and inexpensive means. People who propose to "do over" New England farmhouses would do well to examine this example. They could scarcely better the instruction; but they could learn there from the cost of architectural interest, of which such farmhouses are capable and the way in which this interest can be brought out.—Architectural Record.

"Constant Reader."—We have had no advices as to "who is supplying the means for rebuilding Kingston, Jamaica." No doubt the usual financial and private sources. We have not heard of the British Government making a special credit for this purpose.

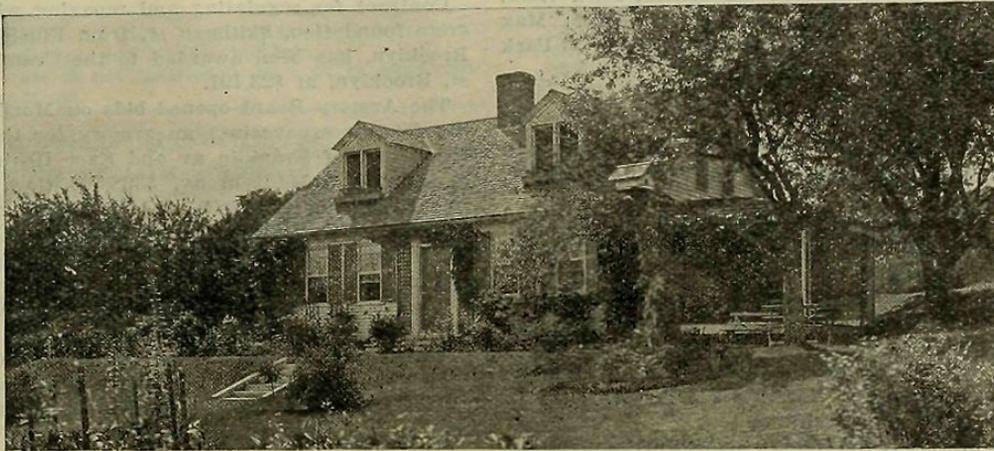
Tenement House Construction.

During the quarter ending the first of October plans for 68 new apartment and tenement houses were filed in the Borough of Manhattan, which is less than a third of the number filed during the corresponding quarter last year; and the estimated cost of such buildings planned during the last quarter was but \$7,163,000, to compare with \$12,457,500, which was the estimated cost of the buildings coming under the same head for the corresponding period of 1906.

Of the last quarter's appropriation of sixteen million dollars in Manhattan for all kinds of new buildings, seven million is to be credited to apartment and tenement house work, and in the corresponding quarter of 1906 twelve out of twenty-five million dollars represented the appropriation for this class of construction. In other words, apartment (or tenement house) work in the year 1906, for the three months under consideration, represented 48 per cent. of the whole and in 1907 43 per cent. For the whole year of 1905 tenement houses represented 58 per cent. of all the work planned, and in the year 1906 the tenements and apartments represented 53 per cent. of all the work laid out during the year.

No doubt some time in the future the porportion of flat or apartment dwellers in Manhattan will be as large as in Paris. In Chicago 42 per cent. of the estimated cost of all building work planned last year was represented by tenement and apartment houses.

In considering the development of the apartment house an unidentified correspondent for an interior journal finds some of the causes for present methods of design and construction.



HOUSE OF MR. HOWARD HART—THE GARDEN. Cornish, N. H.

"The earlier flat buildings of a decade or so ago," he says, "were unsatisfactory affairs:"

They were small, with few conveniences and so slightly separated one from another that not only the odors from one flat pervaded all the flats in the house, but the occupants of one were constantly disturbed by the noises of their neighbors in the adjoining flat. Then the gas range and the laundry fixings were not yet introduced, and the denizens of upper flats had to carry coal, and offer water; had the greatest difficulty in drying their clothes; had to climb up narrow and dark stairways and passages, and generally had many inconveniences to contend with.

But the genius of the architect and the experience of the flat owners soon came to their rescue, and the modern flat building has become a model of convenience, and often elegance. In fact, decorated entrances and showy facades are becoming the rule. The kitchens are furnished with gas ranges and refrigerators. Laundry fixtures and laundry dryers are supplied. Electric alarm mail boxes receive the carrier's gift and announce its arrival, automatic telephones take the place of stairs and electric gas lighters dispense with matches.

The dweller in a modern flat is as much isolated from his neighbor as is he who lives in an old-fashioned house in a row. All these improvements and many more still coming make the flat a desirable home for any economically inclined family, be they rich or poor. Even in country towns of 10,000 people or over may now be found ambitious flat or apartment buildings which less than ten years ago were supposed to be the exclusive prerogative of the degenerate inhabitants of big cities.

This is looking on the bright side of the picture all right, and many worse things could befall a family than to have to live in a typical elevator apartment house in New York. Many of the early faults have been perceived and remedied in later houses, and every year some improvement is to be noted either in the size and number of rooms or in added comfort, privacy and elegance. Many families wealthy enough to have their private dwelling prefer to pay five thousand a year for an apartment, and others much more. We are only at the beginning of the chapter of luxury in this style of living for wealthy people.

—Speaking of the financial situation, ex-Secretary of the Treasury Leslie M. Shaw said: "Our only danger is in unwarranted alarm. We have been running at a break-neck pace until everybody is well nigh out of breath. If we can now slacken and nobody lie down, all will be well. A slight curtailment along all lines will do us good. We should congratulate ourselves upon the fact that our prosperity rests upon surer foundations than stock market quotations."

Building Operations.

Statistics of Plans Filed.

The following is a table of the new buildings and alterations projected for Manhattan and the Bronx with the estimated cost, for the past week and also for the corresponding week of 1906:

	1907.	1906.
No. of the new buildings in Manhattan and the Bronx.....	40	61
Estimated cost of new buildings..	\$776,000	\$1,153,550
Total estimated cost of alterations for Manhattan and the Bronx..	\$166,400	\$221,390

Hudson and Manhattan Uptown Terminal Building Will Be a Twenty-Story Hotel.

6TH AV.—The uptown terminal building for the Hudson and Manhattan Railroad Company to be erected on a plot 250x300 ft., at 6th av, 32d and 33d sts, in Greeley sq, will have twenty stories or more containing a hotel. Much speculation as to the height and just what kind of a terminal building would actually be built, since the project was first made public, is now made practically clear. The exterior will be of limestone, reinforced concrete, brick, steel and terra cotta, and the upper stories will be equipped for hotel purposes. Messrs. Clinton & Russell, of No. 32 Nassau st, and Gordon, Tracy & Swartwout, 244 5th av, will be the architects. No building contracts have yet been made, although it is thought probable that the George

A. Fuller Company will get the contract. At the southeast corner of Broadway and 33d st, immediately opposite, 118.6 ft. on Broadway and 97.4 ft. in the street, it will be recalled, another 20-sty hotel, in the style of the French Renaissance, has already been planned for by George B. Wilson, of Philadelphia, for which Architect Ralph E. White, of Philadelphia, Pa., has made plans. The Wilson project, excepting the site, is estimated to cost about \$2,000,000. It is planned to have a system of five plunger elevators installed, and the second story is to be fitted for a great banquet hall and private dining-rooms. The exterior will be of granite up to the fourth story, with terra cotta above. No building contracts for this have yet been awarded. (See also issue Feb. 9, 1907.)

Particulars of the Edison Company's 201st St. Power House.

It is announced that for the present construction work on the large power house which the New York Edison Company has started to erect at 201st st and the Harlem River is to be suspended indefinitely. The proposed structure as planned is to be the second largest of the company's big waterside stations, known as Waterside No. 1 and Waterside No. 2, situated at 38th to 40th sts, and the East River. The concrete foundations have been built, and about 50 per cent. of the bulkhead and piling has been installed. None of the structural steel has yet been delivered or erected, for which The Cornell Iron Works had the contract. Thomas E. Murray is engineer, and Charles F. Hoppe, architect.

Plans for Police Station, Prison and Stable Building.

GREENWICH ST.—Contractors will soon be invited to submit estimates on the general contract for the new 4-sty fire-proof police station, prison and stable building combined, which is to be erected on a plot 51.2x219.11 ft., at Nos 156 to 158 Greenwich st and Nos. 163 to 165 Washington st, at a cost of about \$230,000. Materials will be specified as follows: Granite and stone exterior, marble coping, stone cornices, concrete and slag flat roof, steam heating, direct and indirect radiation, electric lighting, etc. The City of New York, office of Police Department, 300 Mulberry st, is the owner, and Messrs. Stockton E. Colt and Thornton Clard, 287 4th av, are associate architects.

Apartments, Flats and Tenements.

BROADWAY.—The Charter Construction Co., 198 Broadway, will soon erect a 6-sty high-class flat building on Broadway, northwest corner of 127th st, at a cost of \$125,000. Schwartz & Gross, 347 5th av, are preparing plans.

WAVERLY PLACE.—Messrs. Bernstein & Bernstein, 24 East 23rd st, are preparing plans for a 6-sty flat for J. Katz, 70 East 111th st, to be erected at Nos. 164-166 Waverly place, to cost \$45,000.

66TH ST.—David Lenten, No. 92 St. Nicholas av, will erect a 6-st flat building on the south side of 66th st, 275 ft. east of 2d av, same to cost \$45,000. Geo. Fred Pelham, 503 5th av, is now preparing the plans.

Churches.

Messrs Reiley & Steinback, 481 5th av, have plans for a church for the Rev. John C. York, to be erected at Huntington, Long Island.

178TH ST.—B. Ebeling, West Farms road, Bronx, has completed plans for the church and parsonage for St. Paul's Evangelical Lutheran congregation, to be erected in 178th st, the Bronx, to cost \$42,000.

Mercantile.

12TH ST.—The Master Builders Realty Co., 99 Nassau st., will soon award sub-contracts for the 12-sty mercantile structure, 25 x 95 ft, which they are about to erect at No. 8 East 12th st, to cost \$100,000. The exterior will be of brick and terra cotta, steel, tin and slate roof, steam heat, elevators, etc. Officers of the company are: Arthur W. Reichow, 428 Central Park West, president; Joseph Ravitch, 120 East 93rd st, treasurer; Max Heymann, 26 West 114th st, secretary, and Samuel Sass, 23 Park row, architect.

Alterations.

RIVINGTON ST.—Mrs. Martha Saloman, Far Rockaway, will make alterations to No. 46 Rivington st, for which M. Muller, 115 Nassau st, is planning.

MULBERRY ST.—John B. Peirano, 22 Mulberry st, will make \$5,000 worth of changes to Nos. 22-24 Mulberry st. O. Reissmann, 30 1st st, is making plans.

ESSEX ST.—Alfred L. Kehoe, 206 Broadway, is preparing plans for alterations to 49 Essex st, for Mrs. A. Goldberg, 222 East 72nd st.

AV A.—Estate of Louis Josephthal, 43 Cedar st, will make \$5,000 worth of improvements to Nos. 233-235 Av A. Otto L. Spannhake, 233 East 78th st, is architect.

144TH ST.—Henry J. Feiser, 156 Nassau st, will make plans for extensive alterations to Nos. 228-232 West 144th st, owned by Floris T. Whittaker, 1987 7th av.

RIDGE ST.—Gross & Kleinberger, Bible House, are planning for extensive alterations to No. 22 Ridge st, for the estate of Louis Schwartz, 622 West 47th st.

THOMPSON ST.—John Ph. Voelker, 979 3rd av, is preparing plans for alterations to No. 212 Thompson st, for Cello Bros., 25 Wooster st, also plans for improvements to No. 629 Park av, for Henry Merkel.

FORSYTH ST.—Samuel Mann, 268 East Broadway, will award contracts for extensive alterations to his two tenement buildings, Nos. 188 Forsyth st, and 371 East 8th st, to cost about \$10,000. Plans have been prepared.

Miscellaneous.

Harry Allen Jacobs, 320 5th av, Manhattan, is preparing plans for a varnish plant, for the Standard Varnish Works Co., Chicago, to be erected at Chicago Heights, Ill., to cost in the neighborhood of \$500,000. The structures will be of concrete construction, one and two stories in height.

Messrs. Carpenter, Blair & Gould, 475 5th av, Manhattan, are now completing plans and will soon take bids for the 10-sty office and bank building to be erected by the American National Bank, at Pensacola, Fla., to cost about \$200,000.

The New York and New Jersey Telephone Co., 15 Dey st, will erect a 3-sty brick telephone building at 16th av, and 71st st, Bath Beach. Messrs Eidlitz & McKenzie, 1123 Broadway, are preparing plans.

Contracts Awarded.

SOUTH WILLIAM ST.—E. E. Paul Co., Builders, 289 4th av, have received the contract for extensive alterations and improvements to the office building Nos. 5-7 South William st, for Percy Chubb, on premises, to cost about \$13,000. Carrere & Hastings, 225 5th av, prepared the plans.

93RD ST.—Alexander Brown, Jr., 156 5th av, has obtained the contract for improvements to the 4-sty residence, No. 3 East 93rd st, owned by Geo. Ehret, Jr., 92nd st, and 3rd av. Kafka & Lindenmeyer, 34 West 26th st., architects.

2D AV.—Frank Straub, 10 East 14th st, has awarded to A. Sonken, 32 Union sq, contract for extensive changes to No. 2065 2d av, for Isaac Sachs, 243 East 106th st.

52ND ST.—J. H. L'Hommedieu's Son & Co., 1133 Broadway, have obtained contract for improvements to the 4-sty residence,

No. 21 West 52nd st, for Emma Gertrude Halsey, 22 West 53rd st, from plans by W. E. Schlinggen, 1133 Broadway.

Libman Contracting Co., 1968 Broadway, has obtained the contract to erect a 2-sty stable and apartment building at 482 Sterling place, Brooklyn, for Frederick Ochse, in accordance with plans made by Charles M. Straub, 122 Bowery. Work will start immediately.

The Consolidated Engineering and Construction Co., No. 1 Madison av, has secured the contract for the erection of a gymnasium for the Syracuse University, Syracuse, N. Y., to cost \$300,000.

145TH ST.—Rossell & Pfeffer, 1 Madison av, have received the contract for improvements to the 3-sty dwelling No. 589 West 145th st for H. C. Torborg, on premises. Messrs. Forman & Light, 40 Cedar st, prepared the plans.

Estimates Receivable.

Maximilian Zipkes, 147 4th av, wants estimates on a fine country residence which he will erect at Bell Harbor, Far Rockaway, during the coming winter, to cost approximately \$10,000. The structure will be three stories, brick and frame, hardwood trim, furnace heat, electric lights, and cover a plot 60x100 ft.

71ST ST.—Messrs. Trowbridge & Livingston, 527 5th av, have completed plans for \$15,000 worth of improvements, adding 1-sty, new plumbing and other changes to the 4-sty residence of Francis G. Lloyd, No. 157 East 71st st. No contracts have yet been placed.

Bids Opened.

Contract for regulating and repaving with asphalt on a concrete foundation, Skillman st, from Flushing av, to Dekalb av, Brooklyn, has been awarded to the Cranford Company, 52 9th st, Brooklyn, at \$23,191.

The Armory Board opened bids on Monday, Oct. 7, for building (except excavating) an armory for the Second Battery, at the corner of Franklin av and East 166th st, Bronx. Guidone & Galardi, 1 Madison av, \$398,500 (low bid). Other bidders were: Thomas Cockerill, 147 Columbus av; William Werner, 892 Forest av; Fleischmann Realty & Construction Co., 170 Broadway; Kelly & Kelley (Inc.), 145 East 42d st; John H. Parker Co., 225 4th av; Curran Construction Co., New York; George Hildebrand, 38 Park row; Luke A. Burke Sons & Co., 25 West 42d st; Patrick Gallagher, 1183 Broadway. For excavating, Kavanaugh & Seymour, \$6,200 (low bid).

The Buckley Realty & Construction Company, 624 Madison av, at \$90,000, submitted the lowest bid for erecting an addition to the Metropolitan Museum of Art.

Plans Wanted in Competition.

George F. Horton, engineer, Houston, Tex., wants to receive competitive plans and specifications up to Nov. 5, for a \$500,000 fireproof court house to be erected in Harris county. The following prizes will be awarded: First prize, acceptance of plans; second prize, \$1,000; third prize, \$500. Preliminary plans, rules and all information will be furnished on application.

Plans and specifications are wanted for a school building at Elmira, Mich. Address F. J. Stafford.

L. H. Grahame, Commissioner of the Interior, San Juan, Porto Rico, will receive competitive plans until Feb. 1, for a new capitol building at Porto Rico. Applications from architects are to be received by the Commissioner before Nov. 1. The cost of the building is not to exceed \$300,000.

BUILDING NOTES

An experienced estimator on marble and tile work wishes a position. See Wants and Offers.

It is estimated that contracts for 30,000 tons of structural steel are yet to be placed to meet the requirements for new public school buildings in New York City.

As an illustration of the aggressiveness of the extreme West, we might state that at the present time, the largest reinforced concrete building in the world is being erected at San Francisco, and is to be known as the "Pacific Building." It is to be warmed throughout by Kinnear Pressed Radiators.

At the fire, 77 Chambers st, Reginald Pelham Bolton's system of multiple pressure drum and stand pipe in the Broadway-Chambers building was effectively utilized from the latter building against the fire, and could have been equally well utilized against fire in buildings of much greater height than itself.

The steelwork on the Metropolitan Tower, Madison av, southeast corner 24th st, to be the highest building in the world, is now up to the corresponding height of the main building. The cut stone work is also rapidly being erected, now reaching above the first story. The Hedden Construction Company is general contractor. Post & McCord have the structural steelwork, and the Waverly Marble Co. the contract to furnish and set the exterior marble, which is from the same quarry as that used in the main building.

The display of brass goods manufactured by the Janusch Manufacturing Company at their new show rooms, 18 East 22d st, is now complete, and to which architects, decorators and those interested are cordially invited. In large variety may be seen brass and iron andirons, frames, screens, fenders, fire sets, brass and bronze lamps (oil, electric and gas) fitted with beautiful art glass shades, brass candle sticks, candelabra, jardinières, etc. They also execute to drawing or from architects' designs vestibule doors, railings, grilles, tablets, etc., in any metal. Catalogue of the above goods can be had on application.

Mr. Philip P. Farley has opened an office at 244 Jackson av, Long Island City, as a civil engineer and specialist in all kinds of municipal improvements, development of suburban properties and reclamation of marsh lands. From 1891 to 1895 Mr. Farley was with Thomas & Kurth, civil engineers and surveyors, engaged in the development of suburban properties; 1896 to 1899, assistant city engineer of Atlantic City, N. J.; 1900 to 1903, assistant engineer with the New York Rapid Transit Commission in charge of construction of the twin tunnels through Murray Hill, N. Y.; 1903 to 1906, assistant superintendent of the Bergen Point Chemical Works at Bayonne, N. J. Since May, 1906, Mr. Farley has been president of the Jamaica Bay Improvement Commission, appointed by Mayor McClellan, to report upon the improvement of the bay, with the idea of reclaiming the marsh lands and of converting the waterways into a subsidiary harbor of the port of New York.

PROJECTED BUILDINGS

The first name is that of the ow'r; ar't stands for architect, m'n for mason, c'r for carpenter, and b'r for builders. When character of roof is not mentioned, it is to be understood that the roof is to be of tin.

BOROUGH OF MANHATTAN.

SOUTH OF 14TH STREET.

Greenwich st, Nos 156-158 | 4-sty brk and stone police station, Washington st, Nos 163-165 | prison and stable, 51.2x219.11, concrete and slag roof; cost, \$230,000; City of New York, office Police Dept., 300 Mulberry st; ar'ts, Stockton B Colt and Thornton Clard, 287 4th av.—715.
 Prince st, No 21, 1-sty brk and stone outhouse, 6.6x11; cost, \$700; P Pati, 238 Elizabeth st; ar't, O Reissmann, 30 1st st.—713.
 Thompson st, No 7, 1-sty brk and stone outhouse, 13.4x7.3; cost, \$250; Mary Norris, 200 Hudson st; ar't, Wm S Boyd, 561 Hudson st.—703.
 12th st, No 8 E, 12-sty brk and stone mercantile building, 25x95; cost, \$100,000; Master Builders Realty Co, 99 Nassau st; ar't, Samuel Sass, 23 Park row.—708.
 Av A, No 37, 1-sty brk and stone outhouse, 11.8x6; cost, \$700; Catharine Springer, premises; ar't Henry Klein 505 E 15th st.—714.

BETWEEN 14TH AND 59TH STREETS.

17th st, No 436 E, 1-sty brk and stone outhouse, 8.10x8.8; cost, \$1,000; Bertha Schuster, 436 E 17th st; ar'ts, B W Berger & Son, 121 Bible House.—709.

BETWEEN 59TH AND 125TH STREETS, EAST OF 5TH AVENUE.

96th st, s s, 175 e 2d av, 3-sty brk and stone storage building, 24.6x54; cost, \$4,000; Max Bowsky, 306 E 96th st; ar't, John J Keeler, 344 Sackett st, Brooklyn.—704.

NORTH OF 125TH STREET.

Amsterdam av, e s, 600 n 190th st, 2-sty brk and stone dwelling and store; cost, \$3,000; James Thorn, 7 Washington Terrace; ar't, L F J Weiher, 103 E 125th st.—712.
 Broadway, s e cor 130th st, 6-sty brk and stone tenement, 45x90.1; cost, \$45,000; Fleischmann Realty & Const Co, 170 Broadway; ar't, M Zipkes, 147 4th av.—705.
 Broadway, w s, 150 s Lafayette av, two 3-sty brk and stone store and dwellings, 25x48.6; total cost, \$10,000; W L Shaefer, Pottsville, Pa; ar't, E L Brown, 12 North Broadway, Yonkers, N Y.—710.
 Old Broadway, e s, 45 s 130th st, two 6-sty brk and stone tenements, 45x87.1; total cost, \$80,000; Fleischmann Realty & Const Co, 170 Broadway; ar't, M Zipkes, 147 4th av.—706.
 St Nicholas av, s e cor 184th st, 1-sty brk and stone stores, 49.11 x54, tar and gravel roof; cost, \$6,000; P Eckhardt, 693 9th av; ar't, Jas W Cole, 403 W 51st st.—711.
 8th av, e s, 225 n 157th st, 1-sty brk outhouse, 16x26; cost, 300; N Y Central & Hudson R R R, Grand Central Station; ar't, J J Vreeland, 2019 Jerome av.—707.

BOROUGH OF THE BRONX.

Kingsbridge terrace, w s, 152 s Kingsbridge road, 2½-sty frame dwelling, peak shingle roof, 20x55; cost, \$6,500; Carl E Ahlbum, Kingsbridge Terrace; ar't, A Ericson, 2585 Sedgwick av.—965.
 Merrill st, n s, 70 w St Lawrence av, 2-sty frame dwelling, 30x24; cost, \$3,500; Sarah Spero, 1065 Boston road; ar't, Henry Nordheim, Boston road and Tremont av.—969.
 St Pauls pl, n w cor Crotona pl, 6-sty brk tenement, 51.1½x76.4 and 87; cost, \$45,000; L Weiner, 1472 Washington av; ar't, J C Watson, 217 W 125th st.—972.
 144th st, No 623, 1-sty brk shop, 25x39; cost, \$600; Patrick Murphy, 491 E 139th st, ow'r and ar't.—970.
 153d st, n s, 175 w Courtlandt av, 5-sty brk tenement, 25x88; cost, \$25,000; David H Sarfaty, 64 W 128th st; ar'ts, Moore & Landsiedel, 148th st and 3d av.—962.
 175th st, w s, 232 n Nelson av, 2-sty and attic frame dwelling, peak metal tile roof, 22x50; cost, \$6,000; G A Brandt, 12 E 42d st; ar't, Carl P Johnson, 8 E 42d st.—982.
 178th st, n s, 60 e Bryant st, 5-sty brk tenement, 38x79.3 and 76.7; cost, \$30,000; Bonagur Construction Co, 971 Home st; ar't, V Bonagur, 971 Home st.—974.
 181st st, n e cor Bathgate av, 1-sty frame wagon house, 13x26; cost, \$300; Michl J Maher, 1103 Prospect av; ar't, L Howard, 1861 Carter av.—966.

223d st, n s, 80 w White Plains av, 1-sty frame office, 10x14; cost, \$50; P S Crosier, on premises; ar't, George P Crosier, on premises.—961.
 Andrews av, w s, 425 s Fordham road, 2-sty and attic frame dwelling, peak shingle roof, 20x30; cost, \$3,000; J J and Elizabeth Trewen, Carroll st, City Island; ar't, Stanley A Dennis, 234 Broadway.—975.
 Boston road, n s, 125 e 5th av, 1-sty frame shop, 25x36; cost, \$1,000; George Zink, 247 E 21st st; ar't, J Melville Lawrence, 239th st and White Plains road.—976.
 Castle Hill av, e s, 125 s St Raymond av, 3-sty frame store and dwelling, 23x50; cost, \$8,000; North Side Cornice & Roofing Co, David Broschart, on premises, Pres; ar't, Henry Nordheim, Boston road and Tremont av.—967.
 Gerard av, e s, 100 s 161st st, 3-sty brk shop, 25x65; cost, \$6,500; Geo and Wm Simpson, 848 Gerard av; ar't, C J Itzel, 1188 Simpson st.—963.
 Hughes av, n w cor 182d st, 5-sty brk store and tenement, 42x53.4 and 83.4; cost, \$26,000; Marie Krabo, 2238 Hughes av; ar't, Chas Schaefer, 1 Madison av.—973.
 Parker av, w s, 200 s Lyon av, 2-sty brk dwelling, 20x50; cost, \$5,000; Chester Impt Co, Longin P Fries, Eastchester road, Treas; ar't, Chas R Baxter, Middletown road.—964.
 Park av, e s, 189 s 178th st, 1-sty frame shed, 48x14; cost, \$100; John Toczkovsky, on premises; ar't, Chas S Clark, 709 Tremont av.—979.
 Fort Schuyler road, s s, 150 w Bowne st, 1-sty frame shop, 80x20; cost, \$1,500; Jos Polchinski, Willett st; ar't, John B Mooney, Yorkville Bank Building.—980.
 Pierce av, s s, 225 e Deane pl, 1½-sty frame stable, 25x52; cost, \$1,500; Antonio Guiri, on premises; ar't, Thomas Flood, 206 Louise st.—981.
 St Lawrence av, n w cor Merrill st, 2-sty frame dwelling, 22x54; cost, \$6,500; Sarah Spero, 1065 Boston road; ar't, Henry Nordheim, Boston road and Tremont av.—968.
 Walton av, w s, 176.8 n Burnside av, two 5-sty brk tenements, 37.10 x87.11 each; total cost, \$80,000; Moses Muller, 993 Union av; ar'ts, Goldner & Goldberg, Westchester and Jackson avs.—971.
 Westchester av, s s, 25.6 e 171st st, 3-sty frame store and dwelling, 22.4x54 and 50.6; cost, \$7,500; Samuel Geller, Morris Park av; ar't, B Ebeling, West Farms road.—978.
 Westchester av, s e cor 173d st, three 3-sty brk stores and dwellings, 17x91 and 58.11; total cost, \$21,500; William Kelleher, 173d st and Westchester av; ar't, B Ebeling, West Farms road.—977.

ALTERATIONS.

BOROUGH OF MANHATTAN.

Attorney st, No 37, alter stairs, partitions, to 3-sty brk and stone tenement; cost, \$100; Morris Kuchbaun, on premises; ar'ts, Sommerfeld & Steckler, 19 Union sq.—2663.
 Columbia st, No 28, toilets, partitions, to 5-sty brk and stone tenement; cost, \$2,500; David Finelite estate, 864 Lexington av; ar't, Jos F Krcil, 423 E 71st st.—2669.
 Essex st, No 123, toilets, partitions, to 5-sty brk and stone tenement; cost, \$1,400; The Elias Brewing Co, 403 E 54th st; ar't, Geo Hang, 30 E 20th st.—2667.
 Essex s No 48, vent shaft, partition, show windows, to 6-sty brk and stone tenement; cost, \$4,500; Mrs Mary O'Neill, 29 Essex st; ar't, Henry J. Feiser, 150 Nassau st.—2696.
 Elizabeth st, No 123, partitions, windows, to 5-sty brk and stone tenement; cost, \$125; Paole Tumminely, 218 Chrystie st; ar't, Henry J Feiser, 150 Nassau st.—2655.
 East Broadway, No 62, stairs to 5-sty brk and stone stores and loft building; cost, \$100; Elizabeth F Dodd, Babylon, L I; ar't, Chas M Straub, 122 Bowery.—2650.
 Fulton st, No 170, elevator shaft, alter stairways, to 5-sty brk and stone store and lofts; cost, \$10,000; Brill Bros, 279 Broadway; ar't, Robert T. Lyons, 31 Union sq.—2691.
 Grand st, No 557, windows, to 5-sty brk and stone tenement; cost, \$1,200; Mrs Betsy Regenbogan, 557 Grand st; ar't, Max Muller, 115 Nassau st.—2682.
 Greenwich st, No 497, 2-sty brk and stone rear extension, 25x47, to 2-sty brk and stone rear extension, 25x47, to 2-sty brk and stone cooperage; cost, \$2,600; Tuomey, on premises; ar't, F Buchar, 1774 Pitkin av, Brooklyn.—2694.
 Houston st, Nos 55-57 E, partitions, windows to two 5-sty brk and stone tenements; cost, \$1,000; Rocco M Marasco, 57 East Houston st; ar'ts, Sommerfeld & Steckler, 19 Union sq.—2686.
 Mott st, Nos 1-3, erect sign, to 4-sty brk and stone store and tenement; cost, \$300; Globe & Rutgers Fire Ins Co, 76 William st.—2688.
 Suffolk st, No 17, partitions, windows, plumbing, to two 4 and 5-sty brk and stone stores and tenements; cost, \$7,000; Annie Froelick, 271 Grand st; ar't, Ed A Meyers, 1 Union sq.—2660.
 Scammel st, No 19, plumbing, partitions, windows, to 3-sty brk and stone residence; cost, \$150; Mrs N A Davis, 221 Quincy st, Brooklyn; ar't, Geo A Elliott, 14 George st, Jamaica, L I.—2664.
 South William st, Nos 5-7, add 1 sty, iron stairs, to 1-sty brk and stone office building; cost, \$13,000; Percy Chubb, on premises; ar'ts, Carrere & Hastings, 225 5th av.—2681.
 Willett st, No 98, toilets, partitions, windows, stairs, to two 4 and 5-sty brk and stone tenements and stores; cost, \$5,000; Herman Lottman, 962 Gates av, Brooklyn; ar'ts, Gross & Kleinberger, Bible House.—2651.
 4th st, No 383 E, toilets, partitions, windows, to two 4-sty brk and stone tenements; cost, \$2,000; M Verschleiser, 108 2d av; ar't, O Reissmann, 30 1st st.—2652.
 4th st, No 377 E, toilets, windows, partitions to two 4-sty brk and stone tenements; cost, \$4,000; M Verschleiser, 108 2d av; ar't, O Reissmann, 30 1st st.—2676.
 9th st, No 20 E, partitions, toilets, windows, show windows to 4-sty brk and stone stores and shops; cost, \$3,000; S Ettlinger, 160 Waverly pl; ar't, O Reissmann, 30 1st st.—2673.
 10th st, No 239 E, windows, toilets, partitions, to 4-sty brk and stone tenement; cost, \$6,000; A Goldstein, 74 University pl; ar't, O Reissmann, 30 1st st.—2675.
 14th st, No 612 E, partitions, windows, stairs, show windows, to 5-sty brk and stone tenement; cost, \$5,000; Paole Tumminely, 218 Chrystie st; ar't, Henry J Feiser, 150 Nassau st.—2695.
 16th st, No 328 W, partitions, windows, skylights, to 4-sty brk and stone tenement; cost, \$2,500; Jeremiah J Campion, 20 E 10th st; ar't, Max Muller, 115 Nassau st.—2656.
 16th st, No 112 West, partitions, windows, to 3-sty brk and stone tenement; cost, \$250; James Baker, Lawrence, L I; ar't, Wm S Boyd, 561 Hudson st.—2680.
 19th st, No 232 W, partitions, windows, to 5-sty brk and stone tenement; cost, \$500; Chas E Harvey, 221 8th av; ar't, Louis F Fick, 524 W 160th st.—2657.

27th st, Nos 250 and 252 W, build shaft to 5-sty brk and stone factory; cost, \$500; J Van Lierde, agent for owner, 250 w 27th st; ar'ts, Reiley & Steinback, 481 5th av.—2677.

28th st, No 330 East, partitions, windows, tank, to 4-sty brk and stone tenement; cost, \$1,500; Abraham Greenberg, 140 Nassau st; ar't, Max Muller, 115 Nassau st.—2662.

37th st, No 18 W, 1-sty brk and stone rear extension, 9.6x20, partitions, floors to 5-sty brk and stone store and dwelling; cost, \$5,000; August Miller, 239 5th av; ar't, Geo H Anderson, 156 5th av.—2678.

39th st, No 146 E, toilets, windows, partitions to 5-sty brk and stone tenement; cost, \$6,000; Jacob Goldstein, 151 E 71st st; ar'ts, Bernstein & Bernstein, 24 East 23d st.—2672.

41st st, No 206 West, 1-sty brk and stone rear extension, 15x13.9, show windows, to 5-sty brk and stone hotel; cost, \$900; J Rinaldo, 206 W 41st st; ar't, Geo Haug, 30 E 20th st.—2685.

42d st, No 359 W, partitions, windows, to 4-sty brk and stone tenement; cost, \$50; W J Sloane, 316 E 65th st; ar't, Henry Placek, 316 East 65th st.—2670.

52d st, No 21 W, erect pent house to 4-sty brk and stone residence; cost, \$800; Emma Gertrude Halsey, 22 W 53d st; ar't, W E Schliming, 1133 Broadway.—2679.

71st st, No 157 E, add 1-sty partition, windows, plumbing, to 4-sty brk and stone residence; cost, \$15,000; Francis G Lloyd, 936 Broadway; ar'ts, Thowbridge & Livingston, 527 5th av.—2690.

77th st, Nos 61-63 E, pent house to 10-sty brk and stone school; cost, \$1,000; The Finch School, on premises; ar't, Chas A Rich, 320 5th av.—2653.

78th st, No 442 East, toilets, partitions, to 4-sty brk and stone tenement; cost, \$3,000; D Abraham, 442 E 78th st; ar't, Ad E Nast, 147 4th av.—2665.

93d st, No 3 East, 1-sty brk and stone rear extension, 12x13, windows, to 4-sty brk and stone dwelling; cost, \$2,500; Geo Ehret, Jr, 92d st and 3d av; ar'ts, Kafka & Lindenmeyr, 34 W 26th st.—2683.

105th st, No 105 West, 1-sty brk and stone rear extension, 25x40, skylights, plumbing, partitions, to 5-sty brk and stone stores, offices and tenement; cost, \$10,000; Proctor Realty Operating & Impt Co, 158 W 160th st; ar't, Oscar Lowinson, 18-20 East 42d st.—2659.

114th st, No 34 W, partitions, show windows to 3-sty brk and stone dwelling; cost, \$1,500; S M Robinson, 34 W 114th st; ar't, O Reissmann, 30 1st st.—2674.

125th st, No 75 East, toilets, windows, partitions, to 1-sty brk and stone store; cost, \$300; Geo R Leach, 75 E 125th st; ar't, C H Dietrich, 42 Union sq.—2661.

145th st, No 589 W, alter piers, brickwork, to 3-sty brk and stone dwelling; cost, \$4,000; H C Torborg, 589 W 145th st; ar'ts, Forman & Light, 40 Cedar st.—2692.

Av C, No 153, plumbing, partitions, to 5-sty brk and stone tenement; cost, \$1,500; Mrs Phebe Anna Cheesemann, 48 Putnam av, Brooklyn; ar't, Henry Regelman, 133 7th st.—2666.

Manhattan av, n e cor Cathedral Parkway, partitions, columns, skylights, to 6-sty brk and stone tenement; cost, \$300; A E Silverman, on premises; ar'ts, B W Berger & Son, 121 Bible House.—2658.

1st av, e s, 44th to 45th sts, erect vent house to 5-sty brk and stone abattoir; cost, \$2,500; Swift & Co, premises; ar't, Charles Sandberg, 1640 Av A.—2689.

2d av, No 851, toilets, partitions, skylights to 4-sty brk and stone tenement; cost, \$500; Audolph Kern estate, 126 Front st; ar't, Frank A Rooke, 489 5th av; b'r, Reinhardt Bros, 425 E 51st st.—2671.

2d av, No 2065, partitions, stairs, area, to 4-sty brk and stone store and tenement; cost, \$5,000; Isaac Sachs, 243 E 106th st; ar't, Frank Straub, 10 E 14th st.—2687.

6th av, n w cor 39th st, partitions, stairs, steam heat, electric lights, hot and cold water, baths, to 4-sty brk and stone hotel; cost, \$10,000; Ridabock Estate, 637 6th av; ar'ts, B W Berger & Son, 121 Bible House.—2693.

8th av, No 970, toilets, partitions, to 3-sty brk and stone store and dwelling; cost, \$500; Patrick McQuire, on premises; ar't, Louis Falk, 2785 3d av.—2668.

9th av, No 533, partitions, show windows, to 4-sty brk and stone store and dwelling; cost, \$750; F Peter and Caroline Billhardt, 533 9th av; ar't, John H Knubel, 318 W 42d st.—2684.

10th av, No 504, alter partitions to 5-sty brk and stone tenement; cost, \$600; Marie Loose 504 10th av; ar't, John H Knubel, 318 W 42d st.—2654.

BOROUGH OF THE BRONX.

149th st, s e cor Bergen av, new beams, columns, and new partitions, &c, to 5-sty brk office building; cost, \$500; Chas D Steurer, on premises; ar't, Louis Falk, 2785 3d av.—521.

162d st, n s, 171.3 e Melrose av, 3-sty brk extension, 25x50, and two stories built upon 1-sty brk shop and stable; cost, \$7,000; Daniel Mangan, 673 E 162d st; ar't, Fred Hammond, 943 Washington av.—529.

205th st, n w cor Villa av, new stairs, new plumbing, new partitions, &c, to 3-sty frame store and dwelling; cost, \$1,200; Annie D'Ambra, on premises; ar't, L A Soule, 952 E 180th st.—525.

220th st, n s, 275 w Bronxwood av, raise to grade 1½-sty frame dwelling; cost, \$1,200; Mary Legonuski, on premises; ar't, John Davidson, 227th st and 2d av.—518.

222d st, s s, 100 e 2d st, move 2-sty frame dwelling; cost, \$600; Henry A Stahl, 2365 Davidson av; ar't, M J Garvin, 3307 3d av.—524.

227th st, n s, 105 e 2d av, 2-sty frame extension, 30x13, to 2½-sty frame dwelling; cost, \$1,000; William Garrett, on premises; ar't, John Davidson, 227th st and 2d av.—517.

Brook av, w s, 75 n 163d st, new walls, new beams, &c, to 1-sty brk and frame storage; cost, \$5,000; Geo N Reinhardt, 1243 Franklin av; ar't, M J Garvin, 3307 3d av.—520.

Concourse, e s, 49.9 n 187th st, move 2½-sty frame dwelling; cost, \$400; Bridget Young, on premises; ar't, J J McMillan, 205 E 205th st.—519.

Carter av, No 1809, new columns and new girders, to 3-sty frame poultry house; cost, \$200; Harry Feller, 3743 3d av; ar't, Chas Schaefer Jr, 1 Madison av.—522.

Creston av, w s, 275 s 198th st, new veranda roof to 2-sty and attic frame dwelling; cost, \$75; H H Plough, on premises; ar't, F E Albrecht, Fordham.—527.

Mohegan av, s e cor 181st st, 1-sty frame extension, 11.6x18, to 2½-sty frame dwelling; cost, \$500; Anna R Mahnken, on premises; ar't, Jas Hanson, Briggs av and 198th st.—528.

Park av, e s, 189 s 178th st, 2-sty brk extension, 6x26, to 2-sty brk shop and dwelling; cost, \$800; John Toczkovsky, on premises; ar't, Chas S Clark, 709 Tremont av.—526.

Willis av, No 325, 2-sty frame extension, 16.8x20 and 15, and new partitions, &c, to 2-sty frame store and dwelling; cost, \$2,000; Robt J C Cluse, Smith Bldg, lessee; ar't, Arthur Arcander Co, 523 Bergen av.—523.

Landlord and Tenant Decisions.

RENT AND ADVANCES.

A landlord, by opening and maintaining a public bowling alley immediately under a leased flat, the alley being used all day and till late at night, creates a nuisance, making it impossible for the tenant to peaceably and quietly hold and enjoy his premises, constituting an eviction, so that the tenant, leaving the premises in consequence thereof, is not liable for subsequent rent.—Donovan v. Koehler, 119 App. Div. 51, 103 N. Y. S. (137 St. Rep.) 935.

LANDLORD'S TITLE AND REVERSION.

Where the lessee of premises deposited money with the lessor, to be returned at the end of the lease if all rent should be paid and the premises left in good order, the lessee's assignee could not recover the deposit against the lessor's grantees; there being no claim that they ever came in possession of the deposit, and the covenant to return the money not running with the land.—Joseph Fallert Brewing Co. v. Blass, 119 App. Div. 53, 103 N. Y. S. (137 St. Rep.) 865.

RE-ENTRY AND RECOVERY OF POSSESSION BY LANDLORD.

Where a lease provided that, on violation of its terms and notice to the tenant, the term of the lease should expire, the tenant may be removed by summary process.—Matter of Schoelkopf, 54 Misc. Rep. 31, 105 N. Y. S. (139 St. Rep.) 477.

PREMISES AND ENJOYMENT AND USE THEREOF.

A lease providing that the tenant should use the premises for a theatre of the first class for the production of plays of the highest order held not satisfied by the production of melodramas, vaudeville and burlesque, though they were of the first class of their kind.—Matter of Schoelkopf, 54 Misc. Rep. 31, 105 N. Y. S. (139 St. Rep.) 477.

An Architectural Competition.

The conditions for the competition for the selection of an architect for the new Executive and Administrative Building, at Regina, promoted by the Government at Saskatchewan, have been issued. The competition is restricted to the following invited firms; Darling & Pearson, Winnipeg, Toronto; Cass, Gilbert, New York, U. S. A.; Marchand & Haskell, Montreal; E. & W. S. Maxwell, Montreal; Mitchell & Raine, London, Eng.; F. Rattenbury, Victoria, B. C.; Storie & Von Egmond, Regina. The competition is for a building to cost about \$1,250,000.

The assessors in the competition are: Bertram Goodhue, of Messrs. Cram, Goodhue & Ferguson, New York; Mr. Percy E. Nobbs, professor of architecture, McGill University.

Points on the Material Market.

Considerable irregularity is observed in the market for cast-iron soil pipe.

A further reduction in the price of copper and brass products to dealers was made September 30.

It is estimated for the whole country that about 120,000 tons of structural steel work was given out in September.

A better tone in the hardware market is thought to be indicative of an approaching good fall and winter business.

First-class construction keeps up well, in view of the condition of the money market, and the structural steel mills are crowded with work.

Hudson River brick prices have been somewhat mixed up. On Wednesday morning good material was quoted at \$6.25 to \$6.75 per thousand, but the market was weak at those figures. Seventy-five large loads of brick were disposed of last week, which is considered a large outgo. Shipments are heavy.

Bonding of Brickwork.

The recently enacted Building law of the city of Boston prescribes in Section 25:

"Every eighth course, at least, of a brick wall shall be a full heading or bonding course, except where walls are faced with face brick, in which case in every eighth course at least every other brick shall be a full header. No diagonal header ties shall be used."

The diagonal header bond has been used many years. Some consider that the Flemish bond is the most reliable, and a variate of it is permitted by the Boston ordinance—with additional bonding if desired.

—The Third International Congress of the International Federation for the Development of the Teachers of Drawing will probably be held in London during the week of August 3rd, 1908, final decision on the matter being left to the British Committee. The reasons for placing the Congress so early in the month are: that certain influential people would then remain in London to participate in the Congress; the annual exhibition of the drawings from the British art schools entered in the national competition will then be on view; the Anglo-French exhibition at Earl's Court, in which all the art and technical schools of France will be represented, will be open to members of the Congress; and the annual exhibition of the Royal Academy will not have closed. The exhibition of drawings, etc., in connection with the Congress will be open a week or two earlier than the Congress and close a week or two later.

Construction News Reports

From the Surrounding Country

Kings County.

ROGERS AV.—On Rogers av, w s, 20 s Robinson st, six 3-sty brk stores and dwellings, 16.10x55, 2 families each, will be erected to cost \$36,000. Wilfred Burr, 410 Hancock st, is owner; Benj Rissler, 13 Willoughby st, architect.

PACIFIC ST.—Two 4-sty brk tenements, 22x80, 8 families each, total cost \$30,000, will be erected on Pacific st, s s, 300 ft. east Albany av. Wm Valentine, 186 Remsen st, owner; Max Hirsch, 177 Montague st, architect.

WEIRFIELD ST.—Anthony Mayer, 1033 Madison st, will build on Weirfield st, s s, 150 e Knickerbocker av, ten 2-sty brk dwellings, 20x54, 2 families each, total cost \$40,000. L. Berger, 300 St. Nicholas av, is planning.

SOUTH 3D ST.—A 6-sty store and tenement, 47.6x70, 26 families, will be erected on South 3d st, s w cor Bedford av. Cost, \$55,000. Morris Salamon, 60 E 122d st, Manhattan, owner; Chas. M. Straub, 122 Bowery, Manhattan, is planning.

BERGEN ST.—On Bergen st, s s, 140 e Hopkinson av, three 4-sty stores and dwellings, 7 families each, total cost \$36,000, will be erected by Samuel Brash, 1871 Sterling pl, from plans by L. Dananacher, 377 Rockaway av.

74TH ST.—Lawrence E. Blake, 1764 24th st, is making plans for eight 2-sty dwellings to be erected on 74th st, s s, 23.4 e 17th av, 20x57, slag roof, 2 families each; total cost, \$32,000.

SOUTH 3D ST.—H. Kalchheim, 835 Willoughby av, will build on South 3d st, s e cor Havemeyer st, a 6-sty tenement, 40x85.6, gravel roof, 25 families; cost, \$40,000. Hedman & Schoen, 302 Broadway, N. Y., are making plans.

LEXINGTON AV.—Three 4-sty and basement tenements will be built on Lexington av, n s, 325 e Sumner av, by the Jamaica Construction Co., 16 Court st. R. T. Rasmussen, 30 Graham av, has plans.

6TH AV.—The Sixth Avenue M. E. Church, Brooklyn, will soon erect on 6th av, n w cor 5th st, a 1-sty and gallery church and school, 70x128.6, to cost \$70,000. George Conable, 35 Wall st, N. Y., has plans.

14TH ST.—Millman & Son, 1782 Pitkin av, are planning for 4-sty flats on 14th st, n s, 40 e 3d av, to cost \$40,000. Julius Weiss, 270 Sackman st, owner.

Queens County.

ROCKAWAY BEACH.—The Congregational Church congregation are contemplating the erection of a new edifice, to cost about \$50,000.

SAG HARBOR.—James E. Ware & Sons, 1770 Broadway, Manhattan, are preparing plans for a 3-sty addition, 40x60 ft., to hotel for the Seaview Hotel, Sag Harbor.

LONG BEACH.—Architects Seymour & Paul A. Davis, Philadelphia, are receiving estimates for a hotel at Long Beach for G. Jason Waters, Windsor Hotel, Atlantic City, N. J., same to cost \$500,000.

GLEN COVE.—The town board, Judge Cocks, chm. building committee, will receive estimates for building a town hall. To be 2 stories, 28x80 ft., built of brick and terra cotta. Cost \$15,000.

FOREST AV.—Architect W. W. Knowles has had plans approved for a nurses' home, to be erected on Forest av, Flushing, 3-sty frame, 28x60, to cost \$60,000.

ASTORIA.—The Clifton Realty Co, 200 Broadway, Manhattan, will erect five 2-sty brick dwellings on the west side of Crescent st, 114 ft. south of Camelia av, Astoria, to cost \$17,000.

LONG ISLAND CITY.—V. Finkensiecer is preparing plans for a 1-sty frame foundry, 49x123 ft., for the Buchanan Foundry Co., Vernon av and 14th st, same to be erected on Hancock st, west side, 140 ft. north of Harris av, Long Island City, to cost \$10,000.

ASTORIA.—The Astoria Development Co., 40 Manhattan av, New York, will erect at once a 4-sty flat on Ely av, west side, 136 ft. south of Temple st, Astoria, to cost \$15,000. John Boese is planning.

LONG ISLAND CITY.—Sigmund Roth, 1835 Madison av, Manhattan, will erect on Broadway, s s, 100 e of Vernon av, Long Island City, one 2-sty frame store and dwelling, 35x60, to cost \$5,000. R. Leigersdorfer, architect.

RIDGEWOOD.—L. Berger & Co., Brooklyn, are architects for five 2-sty dwellings to be erected on Madison st, north side, 145 east of Forest av, Ridgewood; owner, John Eisenhauer, 123 Forest av, Ridgewood, to cost \$20,000.

GLENDALE.—Van Zuilen & Werst, 447 Grove st, Ridgewood, will build two 2-sty dwellings, 20x55 ft., on Washington av, west side, 109 ft. south of Myrtle av, Glendale. L. Berger & Co., architects, cost about \$8,000.

FOREST HILLS.—On Dekoven st, north side, 325 ft. east of Colonial av, Forest Hills, Cord Meyer Development Co., Elmhurst, will erect two frame dwellings, 21x39 ft., to cost \$8,000. W. Adams, architect.

FLUSHING.—W. H. Gardiner, 77 West 94th st, will erect at once on 30th st, east side, 200 ft. north of Crocheron av, Flushing, one 2½-sty frame dwelling, 29x30 ft., to cost \$6,000. R. E. Archibald & Co., architects.

BAYSIDE.—The Bayside-Flushing Co., 347 5th av, Manhattan, will build on Fairview av, west side, 260 ft. south of Palace boulevard, Bayside, one 2-sty frame dwelling, 30x35, to cost \$6,000. Jennings & Booth, architects.

Westchester County.

MT. VERNON.—A. Murray Jenks, Mt. Vernon, has prepared plans for a 2-sty dwelling for W. H. Dauby of Manhattan. Estimated cost is \$15,000.

BRONXVILLE.—Chas. A. Lupprian, Kene building, New Rochelle, N. Y., has plans for 15 frame houses, at Bronxville, for Mr. K'ile. Total cost, \$82,500. Mr. Lupprian also has plans for four more houses for Mr. Kraff, at Bronxville. To be of different design, with all modern improvements.

New York State.

STONY POINT.—The school trustees contemplate a new building. Lucien H. Washburn and William E. West are members of the board.

CARTHAGE.—Members of the First Universalist Church have perfected plans for the erection of a new church edifice. Plans of Architects Eaton & Brownell, Watertown, N. Y., are adopted. Building committee consists of A. E. Kilby, chm.; Jas. P. Brownell and John Barber.

STAMFORD.—E. W. Van Slyke, Binghamton, N. Y., has plans and will receive bids until November 1 for a 2-sty school, 62x86 ft., for C. L. Andrus, Stamford.

PLATTSBURGH.—Jackson & Rosencrans, 31 Union sq, Manhattan, are preparing plans for a 3-sty building for the Young Men's Christian Association, Plattsburgh, to cost \$60,000.

SYRACUSE.—The Syracuse Independent Telephone Co. will spend \$450,000 in extending and improving its plant.

BUFFALO.—The bids for the construction of the marine hospital at Buffalo, N. Y., have been rejected. The plans will be revised and new bids called for.

New Jersey.

PLAINFIELD.—The erection of two wings to the high school at a cost of \$40,000, is under consideration. The erection of a primary school on Darrow av to cost about \$90,000 is also contemplated.

ROSELLE.—W. Edmon Clum, Elizabeth, has completed plans for a 3-sty lodge, store, and flat building for Sherman Council, Jr. O. U. A. M., John Brumer, chm, building committee, Roselle.

ATLANTIC CITY.—Architect H. A. Stout, Bartlett bldg, has prepared sketches and will soon start working on plans for an 8-sty hotel, 90x200 ft., on the beach front. The cost is placed at \$150,000. Will contain 135 bed rooms and 135 bath rooms.

WEST HOBOKEN.—Van Vleck & Goldsmith, 111 5th av, Manhattan, are receiving estimates for a 2-sty fur dyeing factory building, 100x100 ft., at West Hoboken, N. J., for the German-American Fur Dyeing Co.

ATLANTIC CITY.—Milligan & Webber, Philadelphia, are preparing revised plans for an 8-sty hotel, at Atlantic City, for a company headed by Newlin Haines. Approximate cost is \$1,000,000.

Connecticut.

HARTFORD.—Plans are ready for figures for a 2-sty brick addition to the Arsenal School, from plans by Architect W. D. Johnson.

NEW LONDON.—Plans are being prepared for a \$20,000 pavilion, at Ocean Beach, for B. M. Armstrong and others. D. St. C. Donnelly, of New London, is the architect.

STAMFORD.—Preliminary estimates are being received on a new manufacturing plant for the Stamford Rubber Co.

Massachusetts.

NEW BEDFORD.—Abbott P. Smith has had plans prepared by C. R. Makepeace & Co., of Providence, R. I., for a new cotton mill, 4 stories high, 480x130 feet. The mill will be located on Hastings wharf.

NORTHAMPTON.—It is reported that a new library is to be erected at Smith College at a cost of about \$60,000.

SALEM.—T. G. Pinnock writes that the contract for installing a hot water circulating system in the high schools (bids for which were received Sept. 10), has been awarded to Evans Almirall Co., of New York.

HOLYOKE.—A. W. Holton has completed plans for a 3-sty, 50x38 feet, addition, which it is proposed erecting to the Sarah Gilette Home for the Aged People, and it is reported that the building committee will soon ask for bids for the construction of same.

SPENCER.—Jos. F. Wicks, of Worcester, is planning the erection of a brick mill on the site of the Red Mill, Valley st, the cost to be about \$50,000.

WESTWOOD.—Mrs. E. Howard Child is having plans for a residence redrawn by Archt. J. W. Ames, 15 Exchange st, Boston.

SPRINGFIELD.—Archs. Ellsworth & Howes have plans for a residence for Jos. Wesson, to cost \$12,000.

BROCKTON.—J. L. Ellis has made plans for a residence for Wm. W. Hathaway, 82 Green st, to cost \$6,000. J. W. Westwood has plans for a 3-sty, 6-apartment block, on Sawtelle st, for J. W. Anglin.

BLANDFORD.—Mrs. A. L. Mason, Springfield, Mass., is having plans made by C. A. Tinker, Westfield, Mass., for rebuilding the Pine Grove Inn, at Blandford, to cost \$10,000.

NEW BEDFORD.—It is expected that plans for a city hall will be ready to be figured on by Oct. 15.

QUINCY.—The contract for the construction of the Quincy, Mass., public building has been awarded to the Connors Bros. Co., of Lowell, Mass., at \$69,850; time to complete, December 1, 1908.

Pennsylvania.

CYNWYD.—A handsome residence will be built at Cynwyd, Pa., from plans by J. N. Huston, architect. A 2-sty stable will be erected in connection with the residence. Both buildings will be constructed of brk and stone, and the residence will be handsomely finished and decorated and provided with the latest improvements and appliances.

McKEES ROCKS.—The Shoen Steel Wheel Co. is having plans prepared for constructing open-hearth steel plant and for a finishing and blooming mill. Estimated cost, \$1,500,000.

WILKES-BARRE.—The Wilkes-Barre Silk Dyeing and Mercerizing Co. will construct factory and headquarters at Lee Park.

BRYAN L. KENNELLY, Auctioneer

will sell at auction

Wednesday, October 16, '07

at 12 o'clock noon, at the Exchange Salesroom, 14-16 Vesey St., New York City.

EXECUTORS' SALE

Estate of ALBERT J. ADAMS, Dec'd,

By order of Charles F. Bauerdorf and George Karsch, Esqs., Executors

54 W. 31st St.

NEAR BROADWAY.

One block from McAdoo Tunnel Terminal and near new Pennsylvania Railroad Station.

The three-story and cellar brick Business Building, with two stores; size of lot 20x63.

1161 Second Av.

257 E. 61st Street,
Northwest Corner.

Directly opposite entrance to new Blackwell's Island Bridge to Long Island City.

The four-story brick and brownstone Apartment, with store; size of lot 21.3x48.6.

539 & 541 8th Av.

301 W. 37th Street,
Northwest Corner.

Near new Pennsylvania Railroad Station.

The new six-story and cellar pressed brick and stone Loft Building, with store; size of plot 28.0 $\frac{3}{4}$ x100x49.4 $\frac{1}{2}$ x irregular.

307 W. 37th St.

ADJOINING THE ABOVE.

The six-story and basement brick Storage Warehouse; size of lot 25x98.9.

Long Island City

19 $\frac{1}{2}$ to 23 Borden Av. running through to

South Side West 3d St.

220 FEET EAST OF FRONT STREET.

Directly opposite Long Island Railroad and Pennsylvania Railroad Station.

The one-story frame Buildings, with three stores; size of plot 44x180.

375 Seventh Av.

Opposite new Pennsylvania Railroad Station.

The three-story brick Building, with store; size of lot 21x75.

43 Bowery,

NEAR BAYARD ST.

The five-story brick Business Building, with store; size of lot 20.5x71.8 $\frac{1}{2}$ x20.4x69.10.

107 W. 45th St.

NEAR SIXTH AVE.

The three-story and basement brick and brownstone Dwelling, size of lot 20x100.5.

407 W. 35th St.

Near Pennsylvania Railroad Station.

The two-story frame store; size of lot 20x24.9.

208-210 W. 30th St.

Within 200 feet of new Pennsylvania Railroad Station.

The three-story and basement frame Tenement and four-story brick and frame Tenement with frame extension front, and two three-story and basement brick Tenements rear; size of plot 46x98.9.

Borough of Brooklyn

1138 Manhattan Av.,
Southeast Corner Box St.

The three-story brick front and three-story frame rear Buildings with three stores; size of lot 25x100.

70% of the purchase price may remain on mortgages at 5%

Titles guaranteed by the Title Guarantee and Trust Co. and policies delivered to purchasers free of cost.

Robert E. Deyo, Esq., Attorney for Executors, 111 Broadway

Illustrated bookmaps, with photographs and full particulars, will be sent on request, or may be had at the offices of the attorneys or auctioneers, 156 Broadway, N. Y. City. Telephone 1547—Cort.

THE REAL ESTATE FIELD.

Real Estate and Building Statistics.

The following are the comparative tables of Manhattan, The Bronx and Brooklyn of the Conveyances, Mortgages and Projected Buildings for the corresponding weeks 1906 and 1907:

MANHATTAN AND THE BRONX.

CONVEYANCES.		1907.		1906.	
	Oct. 4 to 10, inc.	Oct. 4 to 10, inc.	Oct. 5 to 11, inc.	Oct. 5 to 11, inc.	Oct. 5 to 11, inc.
Total No. for Manhattan	158	Total No. for Manhattan	191		
No. with consideration	12	No. with consideration	14		
Amount involved	\$876,150	Amount involved	\$528,600		
Number nominal	146	Number nominal	177		
Total No. Manhattan, Jan. 1 to date					
		1907.	1906.		
		10,135	17,442		
		688	1,060		
Total Amt. Manhattan, Jan. 1 to date		\$38,716,182	\$57,468,537		
Total No. The Bronx, Jan. 1 to date					
		1907.	1906.		
		145	154		
		8	9		
Total Amt. Manhattan and The Bronx, Jan. 1 to date		\$44,918,545	\$64,298,988		
Assessed Value, Manhattan.					
		1907.	1906.		
		12	14		
		\$676,150	\$528,600		
Total No., with Consideration		\$528,500	\$429,000		
		146	177		
Assessed Value		\$6,148,400	\$7,219,700		
Total No. with Consid., from Jan. 1st to date		686	1,060		
		\$38,716,182	\$57,468,537		
		\$25,779,600	\$40,087,775		
		9,448	16,882		
Assessed Value		\$292,225,800	\$542,182,710		

MORTGAGES.

	1907.		1906.		
	Oct. 4 to 10, inc.	Oct. 5 to 11, inc.	Oct. 4 to 10, inc.	Oct. 5 to 11, inc.	
Total number	166	260	126	146	
Amount involved	\$3,086,363	\$4,527,810	\$673,308	\$950,521	
No. at 6%	87	118	59	55	
Amount involved	\$642,113	\$1,346,379	\$143,944	\$278,700	
No. at 5%	4	4	13	14	
Amount involved	\$104,750	\$83,300	\$83,300	\$80,439	
No. at 5 1/2%	43	71	33	52	
Amount involved	\$1,478,500	\$1,635,831	\$292,092	\$380,366	
No. at 4%	3	4	24	4	
Amount involved	\$186,000	\$595,000	\$186,000	\$32,000	
No. at 4 1/2%	1	1	1	1	
Amount involved	\$25,000	\$1,500	\$1,500	\$47,000	
No. at 3%					
Amount involved					
No. at 2%					
Amount involved					
No. without interest	28	42	20	20	
Amount involved	\$650,000	\$884,100	\$152,472	\$152,016	
No. above to Bank, Trust and Insurance Companies	27	41	9	9	
Amount involved	\$977,000	\$1,434,500	\$114,700	\$187,700	
Total No., Manhattan, Jan. 1 to date					
		1907.	1906.		
		10,923	14,598		
Total Amt., Manhattan, Jan. 1 to date		\$268,009,173	\$294,051,110		
Total No., The Bronx, Jan. 1 to date		6,878	7,317		
Total Amt., The Bronx, Jan. 1 to date		\$62,630,709	\$53,835,573		
Total No., Manhattan and The Bronx, Jan. 1 to date		17,601	21,915		
Total Amt., Manhattan and The Bronx, Jan. 1 to date		\$330,639,882	\$347,886,683		

PROJECTED BUILDINGS.

	1907.		1906.	
	Oct. 5 to 11, inc.	Oct. 6 to 12, inc.	Oct. 5 to 11, inc.	Oct. 6 to 12, inc.
Total No. New Buildings:				
Manhattan	15	19	15	19
The Bronx	25	42	25	42
Grand total	40	61	40	61
Total Amt. New Buildings:				
Manhattan	\$490,950	\$773,400	\$490,950	\$773,400
The Bronx	285,050	380,150	285,050	380,150
Grand Total	\$776,000	\$1,153,550	\$776,000	\$1,153,550
Total Amt. Alterations:				
Manhattan	\$145,925	\$192,490	\$145,925	\$192,490
The Bronx	20,475	28,900	20,475	28,900
Grand total	\$166,400	\$221,390	\$166,400	\$221,390
Total No. of New Buildings:				
Manhattan, Jan. 1 to date	847	1,480	847	1,480
The Bronx, Jan. 1 to date	1,550	1,732	1,550	1,732
Mhhtn-Bronx, Jan. 1 to date	2,397	3,212	2,397	3,212
Total Amt. New Buildings:				
Manhattan, Jan. 1 to date	\$66,864,160	\$101,940,240	\$66,864,160	\$101,940,240
The Bronx, Jan. 1 to date	17,017,719	23,428,545	17,017,719	23,428,545
Mhhtn-Bronx, Jan. 1 to date	\$83,881,879	\$125,368,785	\$83,881,879	\$125,368,785
Total Amt. Alterations:				
Mhhtn-Bronx Jan. 1 to date	\$14,096,819	\$17,762,930	\$14,096,819	\$17,762,930

BROOKLYN.

CONVEYANCES.

	1907.	1906.
	Oct. 3 to 9, inc.	Oct. 4 to 10, inc.
Total number	552	710
No. with consideration	27	47
Amount involved	\$225,258	\$409,282
Number nominal	525	663
Total number of Conveyances, Jan. 1 to date	26,771	29,894
Total amount of Conveyances, Jan. 1 to date	\$17,046,957	\$23,226,193

MORTGAGES.

	1907.	1906.
Total number	547	710
Amount involved	\$2,809,671	\$3,752,452
No. at 6%	301	301
Amount involved	\$1,231,863	\$819,360
No. at 5%		
Amount involved		
No. at 5 1/2%	179	127
Amount involved	\$725,928	\$1,365,925
No. at 5 1/4%		
Amount involved		
No. at 5%	46	259
Amount involved	\$777,400	\$1,486,180
No. at 4 1/2%	1	2
Amount involved	\$600	\$9,000
No. at 4%	1	2
Amount involved	\$5,900	\$3,300
No. at 3 1/2%		
Amount involved		
No. at 3%		
Amount involved		
No. without interest	19	19
Amount involved	\$67,980	\$68,787
Total number of Mortgages, Jan. 1 to date	27,594	30,532
Total amount of Mortgages, Jan. 1 to date	\$120,125,202	\$125,972,700

PROJECTED BUILDINGS.

	1907.	1906.
No. of New Buildings	98	242
Estimated cost	\$708,590	\$1,645,360
Total amount of Alterations	\$96,152	
Total No. of New Buildings, Jan. 1 to date	7,266	6,761
Total Amt. of New Buildings, Jan. 1 to date	\$55,351,498	\$51,108,182
Total amount of Alterations, Jan. 1 to date	\$5,444,649	\$4,265,598

The Week.

The private sales market is giving evidence of an awakening, largely due no doubt to the better feeling which prevails with respect to the money situation. Mortgage funds are less difficult to obtain and, what is equally important, the opportunities for exacting excessive charges for the procurement of loans have been lessened in proportion. The easing up in this direction has been somewhat hastened by the increased amount of outside capital seeking investment in mortgages hereabouts. This is further illustrated by the recent granting of mortgage loans aggregating \$370,000 at five per cent. by the Republic of Panama on Manhattan realty. In many parts of the city the volume of dealings has been multiplied and some of the old-time signs of approaching activity are appearing again. Over in Brooklyn much improvement is shown by the increase in purchases of lots and apartments, and brokers in the South End are busier than usual, which may be attributed to the recent decision to proceed with the construction of the Fourth avenue subway. It is reasoned by experts that the market has passed through its most depressed period, and that from now on a more normal condition for this season of the year will be looked for. Last year's surplus of buildings in the Bronx is fast being absorbed, and it is stated on reliable authority that the supply of medium-price two-family dwellings in that quarter is well nigh exhausted. An inspection of the sales budget will show that more than the usual number of corner parcels changed hands, including the purchase of the northeast corner of Broadway and 231st st, which will be improved with flats and stores. On the Middle West side dwellings continue the feature and up on Washington Heights the unlooked for impetus in trading will do much toward strengthening prices in that locality. The total number of private sales reported is 64, of which 11 were below 59th st, 31 above and 22 in the Bronx.

THE AUCTION MARKET

The attendance at the auction offerings this week was good, and the prices realized in most instances were up to expectations. The budget contained, in addition to the usual legal sales, several of a voluntary nature, including a business building in Washington st and a dwelling and stable on Boston road. On Monday Joseph P. Day struck off to Fredk. V. Haas, on a bid of \$108,000, property at the northeast cor of 3d av and 168th st, extending to Fulton av, 176x337 and irregular; a two and three sty brick brewery and stables. There was due on judgment in this instance \$80,000. On Tuesday Mr. Day sold a vacant plot, 75x100, on the westerly side of Vyse av, 191.4 ft. north of Home st,

to Geo. McCauslan on a bid of \$6,500, there being due on judgment in this case \$4,428. At the stand of Chas. A. Berrian, No. 3334 3d av, a 3-sty brick tenement, 112.6x121.10x123.8x70.7, found a purchaser in the William Rosenzweig Realty Operating Co. at \$36,787.

On Wednesday, Bryan L. Kennelly struck off the 5-sty brick business building, 609 Washington st, 18.6x64, to John J. Aaron & Son, for \$29,050, considered a satisfactory figure. Among other parcels, Mr. Kennelly sold the irregular plot, 60x180, with a 2-sty frame dwelling, at 1262 Boston road, to Henry Harburger for \$21,750. This figure compares well with prices obtained at private sale for similar parcels in that section. On the following day a parcel at the southwest cor of South st and James slip, a 4-sty tenement with store, 36.2x21.11, was offered in partition by Joseph P. Day, who succeeded in eliciting a bid of \$17,750 from Julia Volkhauser, to whom the property was struck off. Another small parcel, 26.10x49, being the northwest cor of Roosevelt and South sts—a tenement of like description—was knocked down to Fredk. B. Lemaire on a bid of \$31,600. The adjoining building, No. 174 South st, 17.10x62.3 was purchased by Mr. Lemaire as well at \$15,000.

Tenement House Department Under Fire.

Property owners' associations were well represented at the hearing given by the Board of Estimate and Apportionment, October 11, when the Tax Budget for 1908 was under consideration. Their efforts were mainly directed against the Tenement House Department, and they asked that the number of inspectors be reduced as well as the appropriation. Mr. Ira J. Ettinger, speaking on behalf of the United Real Estate Owners' Association, said:

"From a perusal of the Budget, we learn that the Tenement House Commissioner, having received the enormous sum of over \$669,000 for the conduct of his department in 1907, now requests an appropriation of over \$748,000, being an increase of almost \$80,000. We not only feel, but know, and can prove by documentary evidence, that the taxpayers' money is being wasted to-day in the manner in which the Tenement House Department is conducted. A multitude of employees is being carried on the municipal pay-rolls for the purpose of annoying and tantalizing the property owners of our city by the filing and issuing of violations against their properties, which are frivolous, absurd and ridiculous in the extreme, and which have absolutely no relation to the sanitary welfare of the occupants of tenement houses.

"There are so many thousands of orders issued by the department, that it is almost impossible to obtain cancellations of violations where the work has been properly done. Because of this, the greatest confusion results upon the closing of titles to real estate, and thousands upon thousands of dollars are held to-day by the title companies of our city, and by lawyers representing the purchasers of such real estate, as deposit to secure cancellations of such violations.

"These facts are open and notorious, and are well known to every real estate man in the City of New York. It has justly aroused their righteous indignation; it interferes with the sale of real estate in the City of New York, and makes real estate therefore, an undesirable investment in the metropolis. We feel that there should be the utmost economy in the administration of municipal affairs; that the appropriation for the Tenement House Department for the year 1907 has been excessive, and that the appropriation for 1908 should, by every sense of fairness and justice to the real estate owners of our city, who bear the burdens of 90% of our taxation, be reduced and not increased."

Mr. Ettinger cited numerous instances of frivolous and meaningless orders issued by the Tenement House Department, and said that if he had the time he could bring an automobile full of such orders to present to the Board of Estimate and Apportionment, showing how the taxpayers' moneys was being wasted. One particular instance which he cited noticeably impressed the many real estate owners that were present at the hearing. The Tenement House Department had sent four inspectors to a certain house in West 23d st, claiming that there was a leak in the roof. Four inspectors called at various times because the owner steadfastly maintained that there was no such leak. Finally a special inspector was sent, and he discovered that there was no leak in the roof, and that the four inspectors who had called in 1907 had made an inspection under a violation issued in 1904, and which had long since been complied with.

Mr. Ettinger stated that he thought that the Tenement House Law was passed by the Legislature to improve housing conditions of the dwellers in tenements in the congested districts of our city, and not for the purpose of wasting the taxpayers' money, in discovering leaks on roofs, cracks in panes of glass, lack of hinges on water closet seats, and such other frivolous details.

Mr. Horan, representing the Lower East Side Property Owners' Association, objected to the limit of five minutes allowed to each speaker, saying that it was far too little to state the condition of affairs properly. He quoted Mr. Metz's statement published in the Record and Guide to the effect that under certain conditions in 25 years the city might be free from taxation. He alleged that inspections were made by the Tenement House Department without foundation of law or common sense and has documentary evidence to prove his assertions.

Mr. Robert E. Simon, representing the Allied Real Estate Interests, said that his organization consists of many thousand of property owners who pay taxes on \$100,000,000 out of \$300,000,000 that is assessed by the city. The organization was

not antagonistic to the Board, but wanted time to properly examine the Budget and go over the various items carefully to see that the property owners interests were taken care of.

Mr. Frank Demuth, of the West Side Taxpayers' Association, objected to the advance in salaries asked by the Tenement House Department. He claimed that there will be less building of tenements this year and far less than two years ago, and so there should not be any additional appropriation. He requested the Board to give the property owners another hearing.

In the Pennsylvania Terminal Section.

THE demand for business locations west of Broadway in the Pennsylvania section, is increasing, the small dealer is strenuously trying to obtain a lease which may assure him of some few years possession of premises suitable to his business and the investor is turning his eyes with interest to purchase some plot which can be leased to advantage. Despite the tight money market the owners of property in this section are maintaining their prices and are perfectly confident that the progression and completion of the work on the Pennsylvania Station, McAdoo Terminal, and on the tunnels will bring about the long anticipated boom, and justify their judgment in holding the property.

Above Twenty-third Street and west of Broadway, loft buildings, though none too readily, are none the less being rented. A number of large publishing houses have located in the section west of Broadway and below Forty-second Street, and thus the section for the publishing business is defined; publishers, printers and other lines of business will locate as required by their interests, as near as possible.

In Thirty-fourth Street, between Sixth and Seventh Avenues, a number of brownstone houses have been altered for business purposes and quickly rented. The prospect of an arcade connecting the Pennsylvania Station with Thirty-fourth Street has caused much interest in the block between Seventh and Eighth Avenues and much of the property in that block is already owned by real estate operators.

Mr. I. J. Pocher, of Pocher & Co., of No. 126 West Thirty-fourth Street, says that with the advance of the fall season, in the Pennsylvania section, an increased demand for buying and leasing property is very noticeable, and it is probable that even in the face of the present financial situation, a number of good-sized deals will be consummated.

"The transition of the Pennsylvania section into the greatest business district of New York is inevitable. Those who come into the market at this time will be rewarded munificently for their judgment. The enormous increase of values in this section is due partly to solid and substantial investors and operators, not of the mushroom order, as have caused passing booms in some other localities.

"As proof of this substantial condition," Mr. Pocher remarked that "while there are numerous buyers for property in this section, and while much the greater part of it is at present barely paying carrying charges, mostly all present owners are holding out for higher prices, although many have already been offered substantial profits. We could not conscientiously advise a client to sell now, as we are looking forward for the only real boom this section has had, and the time to buy is the present.

"During present tight financial conditions," continued Mr. Pocher, "the majority of those who have funds to loan on bond and mortgage, give the 'Thirty-fourth Street districts' as the most attractive to them. Judging from the demand at this office to rent stores, lofts and business property of all classes, it would seem that when the owners are prepared to give straight leases they can certainly, even now, command much higher rentals.

"We could mention among others a transaction in this locality where we sold in a side street, a small plot of less than 2,000 square feet, less than one year ago for \$98,000, renting for \$2,000 per annum, which could have been bought four years ago for less than \$30,000, and for which we now have an offer of \$115,000, which the owner has declined. Many transactions of this kind will occur during the next few years."

Smallest Payment for Taxes.

To the Editor of the Record and Guide:

Do you know what the law is to-day with reference to paying assessments in the boroughs of Manhattan and Bronx, what the smallest payment by instalment the law allows at present?

Some time ago the Collector of Assessments of both of the above-mentioned boroughs, in writing stated that \$50 was the smallest sum then allowed by law which could be paid at any one time on any one assessment; but only recently an order has been given by an Assistant Deputy Collector of Assessments that not less than one-fifth of whole amount of any one assessment could be paid hereafter at any one time, no matter what the amount of assessment—whether \$3,000, more or less. Does not the law state specifically that an instalment as low as \$50 can be paid on any one assessment at one time? Is not the Chief Deputy Collector of Assessments of each borough for New York City, or his assistants, bound to respect this law and accept \$50 (not less) instalment on any assessment at one time? How many years does the law allow an assessment to stand unpaid against property before the city can take action

by foreclosure, sale, etc.? Who is in authority or authorized by law for the city to say how much of any one assessment must be paid? Has the Corporation Counsel, or the Comptroller, any authority over and above the law? Has not this law been tested, making it compulsory for the Collector or his assistants to accept \$50 on instalment for part payment of any assessment at one time? It is hoped you can give us some information in the above matter.

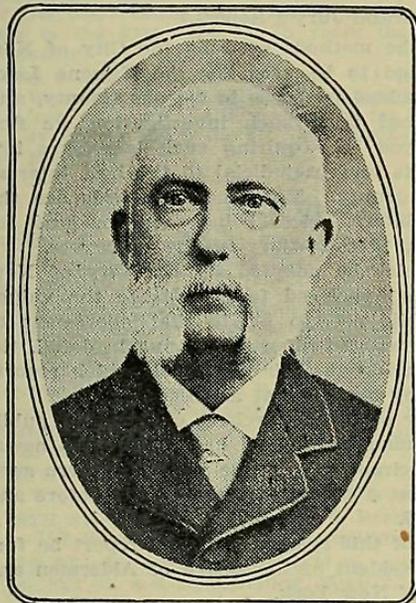
Answer.—We refer our correspondent to section 1019 of the charter of the City of New York, as amended by chapter 597 of the laws of 1904, which states that sums not less than fifty dollars or multiples thereof may be tendered for payment on account of assessments, and credited as such. Whenever an assessment remains unpaid for three years from confirmation the City of New York may advertise such lands for sale, but sales are made for a term of years only. (See section 1027 of said charter.) The owner may redeem from such sale within two years by paying sum due at the time of sale and interest at rate of fourteen per cent. per annum, and expenses of advertising. (See section 1041 of said charter.) But in case such lands are bid in at such tax sale by the City of New York, such lands may be redeemed by paying assessment, expenses of advertising and interest at rate of seven per cent. per annum. (See section 1034 of said charter.)

We do not know of any additional changes in said sections of said charter, or of any authority in any one to make any different rule of payment from what is stated above.—Ed.

Who's Who in Real Estate—I.

ELBRIDGE THOMAS GERRY, a New Yorker by birth and a graduate of Columbia College, has the distinction of being one of the best known men in this city.

He entered the law office of William Curtis Noyes and was admitted to the bar in 1860. At various times he had as partners, Mr. W. C. Noyes, William F. Allen, Justice of the Court of Appeals and Benjamin Vaughan Abbott. Mr. Gerry has one of the finest law libraries in the United States, numbering several thousand volumes. He was council in several notable cases and acted in that capacity for several years for the American Society for the Prevention of Cruelty to Animals, and aided in the passage of most of the laws now in force for the protection of dumb beasts.



ELBRIDGE T. GERRY
MEMBER OF THE ROTARY CLUB

He was one of the founders of the New York Society for the Prevention of cruelty to Children, frequently

called the "Gerry Society." In 1879 he was elected its President and has held that position ever since. In 1886 the Legislature of the State of New York appointed Mr. Gerry chairman of a commission, with Hon. Matthew Hale and Dr. A. P. Southwick, to consider the most humane way of executing condemned prisoners, which resulted in the use of the electric chair instead of hanging.

Mr. Gerry is a heavy holder of real estate, mainly down town and East Side property. A list of his holdings as it appears in the latest Real Estate Directory is printed herewith: 110 Broad st, 104 Chambers st, 73 Cherry st, 35 Division st, 11 Frankfort st, 165 Greenwich st, 355-361 Greenwich st, 23 Pearl st, 57 South st, 20 Spruce st, 46 Vesey st, 60 Walker st, 72 Warren st, 31 Washington st, 40-42 Stone st, 73 Pearl st, 34 Washington st, 14 Water st, 33 Water st, 147 Water st, 356 Water st, 55 West st, 7 East 28th st, 10 East 29th st, 137 East 44th st, 132 East 45th st, 7 East 46th st, 6 East 47th st, 412 East 47th st, 432 East 56th st, 39 East 62d st, 66 East 66th st, 403 Broadway, 454 Broadway, 521 Broadway, 913 Broadway, 35 East End av, 63 Madison av, 102 Madison av, 630 Park av, 88 West Broadway, 1030 3d av, 239 4th av, 390 4th av, 563 5th av, 816 5th av, 133 7th av, 88 8th av, 135 Grand st, and 26 Harrison st.

Compensation.

In a case where a broker was employed by the owner of some land to secure a purchaser for it, he produced two persons, who obtained a written agreement from the owner to sell, the land to them, but did not sign the agreement, and afterward refused to take a deed. In this case the court held that the broker was not entitled to a commission.

Buying Property.

BUYING property in New York City is a science. While many purchasers look only on the surface, not so with the man who has made a study of the subject. Owners of property can be separated, roughly, into two classes: the professional and the amateur. That class of purchasers which buys a parcel and takes it out of the market, such as purchases for railroad purposes, executors, business property for the owner's own use, etc., need not be considered at this time. The two classes first referred to are in the traders' class. What they buy is for sale, but their methods of buying and selling are entirely different. The professional trader devotes his whole time to operating in real estate, while the other buys as a side issue, as he has other things to occupy his attention.

The amateur has no special knowledge of the real estate situation, and not a very intimate knowledge of the locality in which he wants to buy. He has no real reason for buying there, except that he has made up his mind from surface conditions as he sees them. His broker or adviser tells him that two years ago such a house brought so much money, that there is a mortgage for a certain amount on the property, and that it is worth a certain figure. If the present purchase price is within his means and it is the kind of a house he has already made up his mind to buy, the deal has a very good chance of early completion.

He has bought it, if the truth were known, on instinct rather than on facts. If he sells it for a profit he congratulates himself on his shrewdness; if there is a loss, he thinks that the broker has landed him, or says to himself, "Hard luck!" Many brokers have adopted the practice of submitting the facts of the case to the client, but in no way trying to influence him to take a certain piece of property. In that way they feel that the purchaser cannot blame them if things do not turn out quite right. As a rule he pays the market value at the time of purchase and any profit he may make is really due to the natural advance in realty values. This is the class of buyers who are loaded up with property during "bad times," and they are the first to let go after the period of depression has passed. What is the reason for all this? The answer is that such a buyer does not know his subject. He has only a smattering of knowledge, which is apt to be dangerous.

The professional operator, on the other hand, has an office adapted to his business, with maps, records of transfers, mortgages and every other device that is known to help him in his business. He is widely acquainted among the brokers, and learns what is going on in the field. Far more valuable than all these records, he has actual knowledge of values. He goes about it differently from the amateur. In the first place, he is, in a great measure, unbiased, though he may have preference for certain locations. He will take on anything that looks as though there was a margin of profit in it for him. However, he is just as quick to let go as soon as he sees the storm signals set. It is as important to know when to "stand from under," as when to buy.

He appraises the house and lot separately. He figures that the value of the house will deteriorate each year. The increased value of the lot must not only offset this loss, but also make his profit for him. He looks into the chances of street assessments, changes of grade, and all the other things which materially affect the value of the property. When purchasing he usually has a clearly defined plan of action. He does not work in the dark, nor does he take much on faith. Then, in his case, it is a question of averaging up to some extent. Sometimes he will get a piece of property in trade that under ordinary circumstances, nothing would have induced him to touch, but he will try very hard to run it off on liberal terms as soon as possible.

The speculator is very partial to property in a section that is running down for residential purposes, and, as a rule, there is a time at which such can be purchased "right." He will convert it into stores, erect an apartment house, or sell it to a builder who will do it instead of him. As business property he gets a value on a different basis from that of a private dwelling. Business houses bring in more rent than private, except in very few cases, and once having rented them, there is not such a chance for vacancies.

The moment a tenant moves out of a dwelling, it ceases to bring in any income. The expenses continue. Interest on the mortgage, taxes, insurance and the bills for repairs must be met whether the building be vacant or occupied. The business house proposition, on the other hand, usually has more than one tenant and the chance of vacancies is more remote. Should one tenant move out, there are others to help defray the expenses.

In buying a piece of property, among other things, notice the transit facilities. Figure out how long does it take you to get to the City Hall. Not from the subway or elevated station, but from the door of the house. Remember, there are at least five months of cold weather, and many rainy days during the spring, summer and fall to be considered. Try to place yourself in the other man's shoes. How will it strike the man you are going to sell it to?

Don't think "How am I going to buy it?" but "How can I sell

it, and for how much?" Property on a corner or on a principal street, even though it costs more money, may be cheaper in the end, as there will be a readier market for it. It has natural advantages, such as light and air, which is most important in a large city. A mortgage can be placed on it more advantageously and many other points come up in its favor which need not be gone into at present. To purchase a piece of property profitably one must have knowledge of the subject, and one of the surest ways of gaining such knowledge is to meet and talk with those who are familiar with it.

Outside Money for New York Real Estate.

The man with a small amount of money to invest in mortgages, as five hundred or a thousand dollars, has had some difficulty in the past in placing it. Within two years there has been formed a company, called the New York Investors' Company, and organized under the auspices of the Title Guarantee and Trust Company, subject to the Banking Department of the State of New York. It has a capital of \$100,000. This company hopes to reach two classes of investors, first the man who has a small amount of money to put in real estate mortgages, and secondly the man with considerable money, and who wishes to invest in a number of small mortgages.

This company offers guaranteed mortgage certificates for five hundred and a thousand dollars each, bearing 4½ per cent. interest semi-annually, and exempt from the mortgage recording tax law.

Mr. J. Wray Cleveland says that in the short time that the company has been organized it has sold over \$2,000,000 worth of certificates. If the investor puts up \$1,000 he has an undivided share equal to that amount in bonds and mortgages deposited by the Title Guarantee and Trust Co. These bonds and mortgages are held by the Title Co., which insures the title and guarantees that all the mortgages are first liens on the property. The recording tax has been paid and they are exempt from all State taxation as provided in Chapter 532 of the laws of 1906.

"The bonds and mortgages," said Mr. Cleveland, "are guaranteed to the company by the Bond and Mortgage Guarantee Co., which has a capital and surplus of over \$5,000,000, and it has guaranteed more than \$200,000,000 of first mortgages. So you see we have had some experience in mortgages.

"The form of mortgage," said Mr. Cleveland, "is nothing more or less than an assignment of an actual share amounting to \$500 or \$1,000, as the case may be, in the group of mortgages deposited with the Title Guarantee and Trust Co. which makes the holder a part owner of the identical mortgages so deposited."

The trouble for some time past in New York has been the shortage of money for mortgage purposes. It is very difficult to get money outside the city to take the larger mortgages. By combining all the small amounts received from individuals a fund is created big enough to make this possible. The result is that this idea will afford considerable relief to the mortgage situation, and will soon have a far reaching effect.

Records Broken in Tax Department.

As shown by the following table the previous record for receipt of taxes during the first two days was broken. Last year all previous records up to that date were broken, but this year \$4,353,713.08 was collected more than in 1906. These amounts include all those moneys which were paid into the department before the first Monday in October on which taxes became a lien. Col. David E. Austen, the Receiver of Taxes, said that he expects the payment before January 1, 1908, will be larger by nearly \$10,000,000 than ever before.

The Commissioners of Taxes and Assessments have power to correct an erroneous assessment on real estate before the collection of the tax. The application, therefore, must be made to these Commissioners within one year from the time the tax books are delivered to the Receiver for collection.

Persons who pay their taxes before the first day of November next are entitled to a discount at the rate of six per cent. per annum, to be computed from the time of payment to the first day of December next succeeding. The bills must be rebated before drawing check in payment. If any tax is not paid before the first day of December, one per cent. will be added to it. If not paid before the first of January, interest is charged

at the rate of seven per cent. per annum FROM THE FIRST MONDAY IN OCTOBER. If personal taxes are not paid by the fifteenth day of January, the Receiver may issue his warrant to the Marshall for their collection by distress and sale. Real estate taxes not paid before June 1 will be returned to the Bureau for the Collections of Arrears.

Torrens Commission Public Hearing

The first public hearing of the Torrens Commission, appointed by Governor Hughes, which took place in the Aldermanic Chambers at City Hall, Oct. 11, attracted a large attendance. The Commission has had several private meetings and has elected two committees from its number to investigate whether the system is a success in the various countries where it is in operation, or the reverse. The chambers were crowded with representative real estate owners, brokers and lawyers. The meeting showed clearly that a deep interest is taken in the proposed change of registering real estate titles, and whether the Torrens system or some other one is adopted there was no doubt that the great majority present felt that the present plan is inadequate and that some other system should be immediately adopted which would cut down the present expense, and hasten the closing of titles.

Mr. Lowell spoke with feeling and at length in favor of the Torrens law and when questioned by the Commission gave some interesting experiences and showed how the present difficulties can be overcome.

Camillus G. Kidder explained how the Torrens system is operated and endorsed the adoption of it in this State.

Morris B. Aitken, a lawyer who has practiced both in Massachusetts and New York, spoke in favor of the new movement. He said in Boston it takes two months to register the title the first time, but after that only a few hours are necessary.

City Real Estate Methods.

(From Grand Jury's Report.)

We have investigated the methods used by the City of New York in acquiring the land to be used for the Kissena Lake Park site and lands for school purposes in Queens County, and from the evidence adduced upon such investigation we find that the methods employed in acquiring such lands are improper, careless, inaccurate and prejudicial to the best interest of the taxpayers of the county. That those methods are the cause of extremely exorbitant prices being paid for land for park and school purposes, to the injury of the taxpayers.

We recommend that rules be adopted by the City of New York requiring appraisers appointed to investigate the values of land required for public use, to file in the department to which they are attached, written reports, showing in detail, the facts upon which they arrive at their appraisal, which reports should be accessible to any taxpayer at all times.

That the terms of every proposed purchase of lands for public use, other than by condemnation, should be published in newspapers having a general circulation in the borough where such lands are situated and that a public hearing be had before any such sale is consummated.

We direct that a copy of this presentation and report be forwarded to the Mayor, President of the Board of Aldermen and Comptroller of the City of New York.

Dated October 4, 1907.

Stirred Up Over Increased Assessments.

Property owners in Flatbush and some other sections of Brooklyn are wrought up over a large increase which has been made in the assessed value of their holdings this year. They contend that the jump in assessments is unjustifiable, particularly since they are receiving comparatively little for their money. Residents along the line of Ocean Parkway complain that many of the streets are not lighted and that the roadways are little more than mud paths. Moreover, they maintain that those who have made improvements to their property have been discriminated against, in that unimproved property has not been increased in proportion. In speaking of the subject during the week a prominent Flatbush real estate man said that in many instances the assessments in that locality had been raised as much as 100 per cent., and that the owners of property affected, having failed to secure a reduction, had brought the matter to the attention of the local tax payers' associations in the hope of more speedily obtaining an adjustment of their grievances.

COMPARATIVE STATEMENT, SHOWING TAX COLLECTIONS FIRST TWO DAYS AND TAX LEVIES.

1907.								Total for 2 days.
	Manhattan.	Bronx.	Brooklyn.	Queens.	Richmond.	Total.		
October 7.....	\$13,105,575.19	\$1,416,238.27	\$2,281,750.18	\$645,180.00	\$186,799.09	\$17,635,542.73	\$21,195,191.13	
October 8.....	2,944,619.29	144,246.21	320,932.89	100,085.65	49,764.36	3,559,648.40		
1906.								
October 1.....	\$10,871,909.15	\$1,161,113.41	\$1,518,394.64	\$452,705.06	\$152,429.23	\$14,156,552.49	\$16,841,477.25	
October 2.....	2,084,358.88	108,165.41	391,672.09	58,583.37	42,148.91	2,684,924.76		
Levy 1907.								
	\$59,922,732.65	\$5,193,095.03	\$16,659,305.73	\$3,035,746.54	Real estate. \$769,542.62	\$85,580,522.57	Total all sources except banks. \$102,488,271.54	
Levy 1906.								
	\$56,528,822.94	\$4,767,854.39	\$15,264,915.61	\$2,276,008.71	Real estate. \$680,276.64	\$79,496,878.29	Total all sources. \$97,550,141.50	

PRIVATE SALES MARKET

SOUTH OF 59TH STREET.

GREENWICH ST.—Robt. R. Rainey sold for the Frost estate 252 and 254 Greenwich st, 5-sty loft buildings, 55x84x irregular, Columbia College leasehold. The property adjoins the southwest cor of Murray st.

LEROY ST.—Daniel C. Whearty sold for the estate of Jas. D. Sherwood 9 Leroy st, near Bleecker, a 3-sty tenement, with stable in rear, 28x90. The property has been held by the Sherwood family for over 60 years.

LEWIS ST.—Joseph Gans bought from Moses Weberman the 5-sty tenement 86 Lewis st, 20x100. Public School 88 is diagonally opposite.

Norfolk Street Tenement in a Trade.

NORFOLK ST.—Moses Rosenberg and Abraham Falk sold for Levine & Blumenfeld to Isaac Schneideman 179 Norfolk st, a 6-sty tenement, 25x100. The buyer gave in part payment eight 2-sty brk houses in Borough Park, Brooklyn, in 16th av, between 68th and 69th sts, each 20x100.

17TH ST.—Mrs. Harriette W. Berryman sold to a purchaser for investment 107 East 17th st, a 4-sty stone front dwelling, 25x90.

37TH ST.—C. Grayson Martin sold to a purchaser for investment 126 East 37th st, a 4-sty dwelling, 18x50. The parcel is three doors west of Lexington av.

44TH ST.—Richard Collins sold for Mrs. S. E. Taris 144 East 44th st, a 4-sty English basement dwelling, with coach house and stable in the rear, 15x100.5.

49TH ST.—Pease & Elliman resold for Harry J. Douglas 31 West 49th st, a 4-sty dwelling, 22x100, Columbia College leasehold. Mr. Douglas bought the house from the Gibson estate about a month ago. The present buyer will occupy it.

Operators Buy in 49th Street.

49TH ST.—Montgomery Maze bought 152 and 154 East 49th st, two 5-sty double flats, 50x100, from Mary L. Pettit. H. Reinheimer was the broker in the deal.

58TH ST.—E. E. Tisch & Co. sold to a purchaser for investment for the Blair estate 435 East 58th st, a 3-sty dwelling, 18.1x100. This is the first time in 28 years that the parcel has changed ownership.

7TH AV.—Thomas L. Watt sold 711 to 715 7th av and 168 and 170 West 48th st, five old buildings forming an L around the southeast cor of 7th av and 48th st. The lot has a frontage of 50 ft. on 7th av and 41 ft. on the st. The purchaser's name is withheld for the present.

NORTH OF 59TH STREET.

61ST ST.—E. De Forest Simmons sold for Margaret T. Barker to a client, for occupancy, 44 East 61st st, a 4-sty brownstone dwelling, 16x100.

61ST ST.—Pease & Elliman sold for Mrs. J. W. Lane to Mrs. Arthur J. Moulton for occupancy 4 East 61st st, a new American basement fireproof dwelling, 50x100.5. The house adjoins that of Elbridge T. Gerry, and abuts the Metropolitan Club House.

68TH ST.—Slawson & Hobbs sold for Euphemia C. Pearl the 3-sty brick and stone stable 239 West 68th st, 25x100.5, between Amsterdam and West End ave. The yards of the N. Y. Central R. R. are one block to the west.

76TH ST.—Benjamin Natkins sold to H. O. Carriere his residence 167 West 76th st, a 4-sty brick and stone dwelling, 20x102.2.

78TH ST.—George A. Hampton & Brother sold for the Wright estate 157 West 78th st, a 4-sty dwelling, 19x100.

82D ST.—Samuel T. Carter sold to a purchaser for investment 33 West 82d st, a 4-sty dwelling, 20x102.2.

83D ST.—McVickar, Gaillard Realty Company sold for Nathan & Leon Ottinger to P. Biasetti, 65 West 83d st, a 4-sty and basement dwelling 16.8x102.2.

84TH ST.—Coleman G. Williamson sold to Eugene Vallens, 3 West 84th st, a 4-sty and basement dwelling, 19x102.2, adjoining the north cor of Central Park West.

88TH ST.—Steven B. Ayres sold to Alfred M. Rau 159 West 88th st, a 4-sty American basement dwelling, 13x100. The buyer will occupy the house. Public school No. 166 is immediately in the rear.

91ST ST.—J. J. Plummer sold for Annie E. Taylor 140 West 91st st, a 5-sty flat, 27x100.8.

91ST ST.—F. R. Wood & Co. sold for a client to Mrs. M. E. Gaucupancy, 260 West 91st st, a 4-sty dwelling, 17x100.8. Henrietta Lindenmeyer is the owner of record.

94TH ST.—O. G. Manss sold for Thomas McK. Taylor to a purchaser for investment 120 West 94th st, a 5-sty double apartment house, 27.4x111.8.

106TH ST.—W. W. Adams sold to a purchaser for investment 15 West 106th st, a 5-sty flat, 25x100.11.

109TH ST.—Salvatore Soraci sold for M. Giocini the 7-sty double tenement 226 East 109th st, 25x100.11.

117TH ST.—Sisca & Co. sold for Philip Potash, 407 East 117th st, a 4-sty brick dwelling, 16x100, to Tomaso Policelli.

143D ST.—Slawson & Hobbs sold to an investor for Ida Levy the 6-sty flat, 241 West 143d st, on lot 25x99.11.

AMSTERDAM AV.—Irving Judis sold to N. Grabenheimer and D. Katz the new 6-sty apartment house, 60.10x100, at the northwest corner of Amsterdam av and 109th st. Mr. Judis recently sold a similar building, 40x100, adjoining on the north. John R. Davidson and M. Edgar Fitz-Gibbon were the brokers.

AMSTERDAM AV.—B. Adler sold for Irving Judis to J. Nochensohn the 6-sty apartment house on the west side of Amsterdam av, 60.10 feet north of 109th st, 40x100. This is one of two houses now being completed by the seller.

LENOX AV.—Arnold & Byrne sold Israel Hoffman 145 to 149 Lenox av, three 5-sty flats, on plot 75.3x75, adjoining the northwest cor of 117th st.

MADISON AV.—S. Osgood Pell & Co. sold to Olin D. Gray 1045 Madison av, 4-sty stone dwelling, 19x82. The parcel is situated between 79th and 80th sts.

MANHATTAN AV.—Joseph Burke and Henry M. Weill sold in conjunction for Abraham Schneider 469 Manhattan av, a 3-sty and basement dwelling, 16.8x80.

MANHATTAN AV.—J. B. Ketcham and J. G. Bassman sold for Harris & Siegel, the 5-sty flat at the southeast cor of 119th st and Manhattan av, 34.3x95. The sellers took it recently in part payment for the southwest cor of Lenox av and 121st st.

WEST END AV.—Edith P. Korn sold to an investor 228 West End av, a 3-sty and basement dwelling, 16.5x70, between 70th and 71st sts.

RIVERSIDE DRIVE.—Bergen Realty Company sold to a purchaser for investment 92 Riverside Drive, a 4-sty and basement dwelling, 19.4x110.9x19.4x105.8, between 81st and 82d sts.

WASHINGTON HEIGHTS.

146TH ST.—H. L. Lederer sold two lots on the north side of 146th st, 350 feet west of Amsterdam av, 50x100. H. Reinheimer was the broker in the deal.

162D ST.—William J. Jones sold to T. O'Connell, 519 West 162d st, a 3-sty stone front dwelling, 20x99.11. The buyer will occupy the house. John N. Golding was the broker in the transaction.

A Purchase For Improvement.

BROADWAY.—The Foley estate sold, through Gerson B. Pottier, to James S. Shea, a plot of 8 lots at the northeast cor of Broadway and 231st st, at the Subway Station, upon which Mr. Shea will erect 6-sty flats with stores. This is the first operation involving the erection of structures of this class north of the Ship Canal.

EDGEcombe AV.—Louis Levy sold for the Baer Realty Company 117 Edgecombe av, 25x90, a 6-sty double flat, with store, to Minnie Ricker. The parcel is immediately opposite Public School No. 5.

SPUYTEN DUUVIL PARKWAY.—Jacob Herb sold to an investor 20 lots in Spuyten Duyvil Parkway, 235th st and Arlington av. The property is north of the Harlem Ship Canal, between Broadway and the Harlem River.

ST. NICHOLAS AV.—C. V. Schmidt, Jr., sold for Janpole & Werner the northeast cor of St. Nicholas av and 178th st, a 5-sty flat with stores, 50x100.

BRONX.

SIMPSON ST.—Leo Hutter resold to Mrs. Sarah Rosenberg, 1151 Simpson st, a two-sty dwelling, 25x100. Mr. Hutter bought the property at auction recently.

141ST ST.—Paul Bultmann sold to an investor the 5-sty double flat 605 East 141st st, 25x abt 100.

Corner Parcel in New Hands.

156TH ST.—Max Rosenfeld sold for R. Lyon to Haas & Lippman the plot, 100x100, at the northwest cor of 156th and Fox sts.

183D ST.—M. Goldfeder sold through Henry W. Fedden & Co. a 2-family house located at No. 784 East 183d st, to a purchaser for investment.

184TH ST.—James L. Libby, through B. H. Weisker, Jr., sold for Frank M. Ryan the 3-sty dwelling at the northwest cor of 184th st and Walton av, 22.6x70; also sold for Henry E. Hall to a Mrs. Burk the 3-sty dwelling on lot 25x70, on the north side of 184th st, 100 feet east of Jerome av.

223D ST, ETC.—A. Shatzkin & Sons sold to Amodio Sacino and Filomeno Salesandro a lot, 25x105, on the north side of 223d st, east of Laconia av; also to Andrew Vinaguerra the plot, 50x100, on the south side of 216th st, 150 ft. east of Tilden av.

229TH ST.—Smith & Phelps sold for O. Weed the plot 50x114, on the north side of 229th st, 225 feet east of 2d av.

236TH ST., ETC.—Shaw & Co. have sold for Edward M. Tessier the two 3-sty houses on the north side of 236th st, 100 feet west of Kepler av, 50x100; also for Frederick K. Lax the plot 175x100, on the north side of 236th st, 150 feet west of Kepler av, to a client for improvement.

BATHGATE AV.—Patrick J. Gilmartin bought from Sarah A. Keveny 2,109 Bathgate av, a 2-sty frame dwelling, 26.4x60.2.

COLLEGE AV, ETC.—Clement H. Smith sold for the G. H. Lester Realty Co., of New York, 21 lots on College av, between 169th and 170th sts. Also for James J. Dixon two lots in the Neill estate, 50x 150, on the w s of Bronx Park av, about 125 ft. south of West Farms road.

At Van Cortlandt Terrace.

FANSHAW AV.—David Stewart sold for the Van Cortlandt Realty Company the plot, 75x100, on the west side of Fanshaw av, 100 feet north of Ellsworth av, Van Cortlandt Terrace, on which the purchaser will erect a dwelling, at a cost of \$12,000.

GLEASON AV.—Teasdale Realty Company sold, through Laumeister & Co., the new 2-family house, 25x108, on the north side of Gleason av, 280 feet west of Av B, Unionport.

HARRISON AV.—Theodore H. Nickisch sold to William Recke one of the five 3-sty brick dwellings, which he recently completed on Harrison av, between Tremont and Burnside avs. This is the second house sold out of the row.

OLMSTEAD AV.—George J. McCaffrey & Son sold for Jacob Cohen two two-family houses, each 25x105, on the east side of Olmstead av, south of Ellis av, Unionport; also, in conjunction with J. Pittman, the lot, 25x100, on the south side of 135th st, 275 feet west of Cypress av.

PROSPECT AV.—John R. Davidson sold for Arthur G. Larkin the northwest cor of Prospect av and 181st st, a plot 66x150x irregular.

TREMONT AV.—E. Coletti & Co. sold in conjunction with William M. Fleming the former residence and garage of John D. Beals on plot 50x125 on the north side of Tremont av, 175 feet east of Harrison av to John Fleming.

TREMONT AV.—Clement H. Smith sold for the Reinish estate the northwest cor of Tremont and Washington avs, a 3-sty business building, 20x100; also, the plot, 81x139, on the west side of Washington av, about 150 feet south of 178th st, for the Waterman estate.

LEASES.

Benjamin R. Lummis leased for a term of years the 3-sty brownstone house 118 East 76th st; also an apartment at 43 5th av, at the n e cor of 11th st; also in the Physicians' Building at 23 West 36th st suites to Doctors J. Herbert Claiborne, George A. Wilson,

George A. Wilson, Jr., John R. Shannon, Joseph A. Kenefick, Edward C. Smith and George T. Jackson. The building will be completed by Oct. 15. There are only one or two suites left.

Rickert-Finlay Realty Co. leased for a term of 10 years at a gross rental of \$60,000 the entire 6th floor of the Monolith Building at 45 West 34th st, and will move from their present offices at 1 West 34th st in December. The company's new quarters have a frontage of 50 ft. and a depth of 120 ft. and contain about 4,000 sq. ft. of floor space, divided into 17 offices.

E. V. C. Pescia leased 13 and 15 Monroe st, two 6-sty double tenements with stores, for Friedman, Harris, Livingston & Liberman, to a client for a term of years at an aggregate rental of about \$50,000.

Duross Co. leased the 3-sty dwelling, southwest cor 13th st and 7th av, for Emma Scherer to Lavina Armstrong; also 443 West 19th st, 3-sty stable, for D. C. Cole to Richard Murphy for term of years.

Leon S. Altmayer leased for a client to the Young People's Association of the Madison Avenue Methodist Episcopal Church the store in the building 206 East 56th st. The property will be used for church settlement purposes.

The property 17 West 34th st, a 5-sty building, 25x98.9, has been acquired under long lease by Revillon Freres, through Bloodgood & Gilbert. The lease shows an annual rental of \$24,000. The lessors are Samuel Frank and others. This property adjoins the 12-sty Revillon Building at 19 and 21 West 34th st, extending through to 35th st, and will be used by the concern for some branch of its rapidly growing American business.

John N. Golding sublet for the Chicago, Rock Island & Pacific Railway nearly the whole of the 10th floor in the Empire Building, 71 Broadway, to the Adams Express Co., for its executive offices; also for the City Investing Co. one-half of the 24th floor in its new building at Broadway and Cortlandt st to the American Car & Foundry Co. This space is an addition to the entire 23d floor leased to the same company some time ago.

Henry M. Weill has leased for Wm. K. Hurff the store and basement of premises 456 7th av for a term of years; also to Mr. I. Rabin the stable building 236 West 50th st, and for Harry Levey, the cleanser, the store of 466 7th av, for a term of years.

6 and 7, for the Second av, and Items 1, 5, 6, 7 and 8 for the Third av, take effect Oct. 14. Other items affecting the Second av go into effect on Oct. 25, as do those affecting the Ninth av. The remaining items will not go into effect until Nov. 20, owing to the company not having sufficient equipment on hand. All the orders are to remain in force until April 1.

Bernheimer & Schwartz Brewing Company's application to the Board of Estimate for permission to construct, maintain and use a bridge over and across West 128th st, about 218 feet east of Amsterdam av, for the purpose of connecting the present machinery building with the proposed new boiler house to be erected by the company directly opposite, has been granted. The compensation during the first five years is \$150 annually, \$175 annually during the second five years and a security deposit of \$500. The Chief Engineer recommended that the consent be granted, but in no case to extend beyond ten years, and revocable on 60 days' notice in writing to the petitioner.

The real estate class of the West Side Y. M. C. A. will be opened with formal exercises held at the Y. M. C. A. building, 320 West 57th st, on Tuesday evening, Oct. 15. The address of the evening will be delivered by Joseph P. Day, on "Auctioneering and Brokerage." Mr. Henry Harmon Neill will preside. The following prominent real estate men who have taken part in previous courses will be present as guests of the evening: Francis E. Ward, former president Real Estate Board of Brokers; Hon. Lawson Purdy, president of Tax Commissioners; Robert E. Simon, Joseph L. Bittenwieser, Charles Griffith Moses, Min-turn Post Collins, Edward L. King, secretary of the Real Estate Board of Brokers; Lawrence B. Elliman, of Pease & Elliman; J. Clarence Davies, president of the Association of Bronx Real Estate Brokers; Henry F. Miller, Ronald C. Lee, Thomas P. Neville, John H. Hallock, Loton H. Slawson, E. H. Gilbert, G. Richard Davis and M. Joseph Harson.

REAL ESTATE NOTES

A young man, 3 years in a broker's office, desires a position with a real estate concern.

Cohan & Goldstein are the purchasers of 108-108½ Bowery, recently sold by Golde & Cohen.

A renting man is wanted, with knowledge of Herald Square Section. See Wants and Offers.

Lehman & Harlem Company, real estate brokers, have moved their offices from 365 Lenox av, to 31 Union sq, room 1407.

The Hebrew Free Loan Association of 108 Second av, has issued the 15th annual report for 1906, showing 14,400 loans made, amounting to \$372,035.

B. Crystal & Son sold one-half their interest in the 5-sty building, 21-23 West 34th st, 50 x 100, to Moses Crystal and have made Albert B. Ashforth their exclusive agent.

Philip H. Judd, formerly of 25 West 42d st, Manhattan, has moved his office to 154 Nassau St, in the Tribune building, where he will continue his real estate and insurance business.

Mr. Julius Bernstein has severed his connection with the Bernstein & Feinberg Realty Co. of 3415 Broadway, Manhattan, and will continue business at 870 Longwood av in the Bronx.

Joseph Hamerschlag is the purchaser of the plot 149.11x100 at the southwest cor. of Broadway and 135th st, recently sold by Abraham I Spiro through the efforts of L. J. Phillips & Co.

The Central Railroad of New Jersey have withdrawn an application to the Board of Estimate and Apportionment for permission to construct, maintain and use an overhead bridge across West st, between Broad and Cedar sts.

The land and buildings formerly occupied by the Bridgeport Binding Company, corner Knowlton and Arctic sts, Bridgeport, with 60 ft. derrick and tools, will be sold at public auction at 2 p. m. on Tuesday, October 15. See adv.

A correspondent makes a suggestion for slicing the front of a block in Madison square, in order to relieve congestion. The conditions complained of should receive attention from the city engineers and perhaps a less expensive method of obtaining the same relief may be suggested.

The report of the Comptroller on the Delancey st assessment matter has been referred to a select committee of the Board of Estimate at his request. This report was relative to the relief from assessment of property owners. The Comptroller recommends that the city assume entire cost of the proceedings.

The application of the Portchester Railroad for permission to change the route laid out for its tracks has been reopened by the Board of Estimate and the next hearing has been set for Friday, November 1. But, owing to an injunction still pending, no action may be taken at that date.

Mr. Paul J. Bonwit, president of the Bonwit Realty Company, owner of the premises, 13-15 West 34th st, states that the report of the sale of the premises at that number is absolutely unfounded. It was stated during the week that a sum approaching \$700,000 had been paid for the parcel by Robert S. Smith, a former owner of the property.

Next Monday, and after, the New York public will probably be better served by the subway and elevated lines, as the Public Service Commission this week issued its first mandatory order. Some 392 more car trips are specified in the order. Items 1, 2,

Quotations: Real Estate, Building and Allied Financial Corporations.

(Corrected by Herrick, Hicks & Colby, 7 Wall st.)

	Int.	Int.	Bid.	Asked.
	rate.	period.		
Alliance Realty Co.....	8	Q-J	105	112
Bond Mortgage Guarantee Co.....	12	Q-F	300	325
Century Realty Co.....	10	A & O	..	185
City Investing Co.....	6	M & N	85	92
Hudson Realty.....	8	Q-J	100	110
Lawyers Title Ins. & Trust Co.....	12	Q-F	200	225
Lawyers Mortgage Co.....	10	Q-J	170	185
Mortgage Bond Co.....	4	Q-J	85	90
N. Y. Mortgage & Security Co.....	10	Q-J	..	190
Realty Associates.....	8	A & O	120	130
Title Guarantee & Trust Co.....	16	Q-J	425	440
Title Ins. Co. of N. Y.....	7	A & O	135	145
Thompson-Starrett Co., common.....	8	J & J	..	90
Thompson-Starrett Co., preferred.....	8	M & N	..	100
U. S. Mortgage & Trust Co.....	24	J & J	400	425
U. S. Title Guaranty & Indemnity Co..	6	Q-J	..	90
Westchester & Bronx Title & Mortgage Guarantee Co.....	5	J & J	..	160

The Adams Sale Attracting Attention.

Among the coming auctions is the sale of the estate of Albert J. Adams, deceased, familiarly known as "Al Adams," which will be conducted on Wednesday, October 16, 1907, at the Exchange Salesrooms, 14-16 Vesey st., by Bryan L. Kennelly. The parcels consist of many choice properties, including several of a speculative character, which are situated in close proximity to the Pennsylvania and McAdoo Terminal. The sale will no doubt attract a large and representative gathering, and it is the opinion of those in a position to judge that some excellent prices will be obtained. Mr. Kennelly has prepared a booklet for this sale, containing special photos and information which will prove of value to those who may be interested. The terms of sale are liberal, requiring only a payment of ten per cent. of the purchase price, and the auctioneer's and Salesroom fees, the remainder of the purchase price, less the mortgages taken back by the estate, to be paid in 30 days. The properties to be sold are: Nos. 54 West 31st st, 375 7th av, 1161 2d av, 43 Bowery, 539 and 541 8th av, 107 West 45th st, 407 West 35th st, 307 West 37th st, 208 and 210 West 30th st, Manhattan; also Nos. 19½ to 23 Borden av, Long Island City; 1138 Manhattan av, Brooklyn.

Prices of New Buildings Too High.

Real estate brokers have frequently expressed the opinion that new houses in Brooklyn are being held at figures which are excessive, while old buildings on the contrary are just beginning to reach their true valuation. This may be said to be especially the case in the middle section of the borough where recently new houses have been difficult to market while there has been a strong demand for old buildings.

An Apology.

One of our leading magazines published recently the memoirs of one of our leading actresses. The story was excellent, but as the serial progressed the discovery was made that the autobiography, or at least parts of it, had been printed before elsewhere. The principals had acted in perfect good faith, and,



WANTS AND OFFERS



No. 2785 BROADWAY. STORE:

suitable location for **BANK** or other high class business.

Junction Broadway, West End Avenue, 107th St.

SCHUYLER SQUARE

INQUIRE OF

N. L. & L. OTTINGER, Room 602, 31 Nassau St.

CASH CUSTOMER wants building or plot 100x100, suitable for heavy storage. **JACOB A. KING**, 51 W. 125th St., or 596 Broadway.

IF INTERESTED in real estate along the Jersey Coast, get my appraisal before purchasing or loaning money on it. **JACOB A. KING**, 596 Broadway, N. Y., or West End, N. J.

PART of 125th St. store to let; first-class location. **JACOB A. KING**, 51 W. 125th St., N. Y.

149 W. 61ST ST., a four-story brown stone dwelling for sale. **JACOB A. KING**, 596 Broadway, or 51 W. 125th St., N. Y.

TO LET—BUSINESS PURPOSES TO LEASE

The large, light and commodious offices on the **FIRST FLOOR** OF 56 WALL STREET, extending through to Pine Street, with vault and basement; also offices on upper floors if desired. Apply to **WM. O. PLATT**, 56 Wall Street, Room 401.

Fine collection of Architectural Drawings and Photographs, giving details of famous buildings, arches, statuary, etc., the world over, to be sold cheap. Call or write L. S. MOORE, 100 Broadway.

LAWYER, familiar with real estate law, having had 3½ years' experience as examiner and reader in title company, desires position in law or real estate office. **R. W. BOWMAN**, General Delivery, P. O., Brooklyn.

YOUNG MAN, three years' experience in broker's office, desires permanent position with progressive real estate concern. References. "EMPLOYED," Box 77, Record and Guide.

GENTLEMAN at present connected in responsible capacity with large real estate operating company, desires to connect himself with first-class building, operating or brokerage concern. Thoroughly posted on New York Real Estate; executive ability and well connected. Address "R." c/o M. D., Room 618, 141 Broadway.

WANTED—A first-class renting man, experienced in district south of 23d St.; only those thoroughly understanding the business and who have made good need apply. **H. L. MOXLEY & CO.**, 320 Broadway.

EXPERIENCED ESTIMATOR, marble and tile work, wishes position; understands taking measurements at buildings. "F. A." Record and Guide.

WANT

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FOR SALE OR LEASE

8th to 42d Streets

HEIL & STERN

UPTOWN OFFICE DOWNTOWN OFFICE

1165-1167 Broadway 604-606 Broadway

N. W. Cor. 27th Street S. E. Cor. Houston St.

Lawyers Title Insurance & Trust Company

CAPITAL AND SURPLUS - \$9,500,000*

TRUST AND BANKING DEPARTMENT, 59 LIBERTY ST. } MANHATTAN
TITLE DEPARTMENT, 37 LIBERTY ST. }

Title Department and Trust and Banking Department,
Brooklyn Branch, 188 Montague Street.

RECEIVES DEPOSITS subject to check or on certificate, allowing interest thereon.

LENDS ON APPROVED STOCKS and Corporation Bonds as Collateral.

ACTS AS TRUSTEE, Guardian, Executor, Administrator, Assignee or Receiver, Transfer Agent or Registrar of Stocks of Corporations. Takes Charge of Personal Securities.

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For Sale at Auction

The Land and Buildings, formerly occupied by the **Bridgeport Building Co.**, corner Knowlton and Arctic Streets, Bridgeport, with 60-foot Derrick and Tools, will be sold at Public Auction, on **Tuesday, October 15, at 2 P. M.**

Per order

E. W. PECK

W. A. COMLEY

NEIL M. MUIRHEAD

Committee

WANTED.—A small stable for private use, with living apartments, located below 34th St. Address Room 109, 17 Battery Pl.

WANTED.—A renting man, with good knowledge of the business about Herald Square section. Such a person can make liberal arrangements with a progressive up-town firm, ready to open down-town offices near 34th St. Address in confidence, "Enterprising Firm," Box 155, care of Record and Guide.

Hudson Mortgage Co.

(Organized Under the Banking Law)

170 BROADWAY

CAPITAL \$500,000

**GOOD SECOND MORTGAGES
PURCHASED AND SOLD**

42d St., near Broadway.

229-231 West 42d St.

Elevator and Steam Heat.

Stores large and well-lighted, suitable for Piano Wares, Tailor, Haberdasher, etc.

2d Floor Opportunity for Hairdresser, Dentist, Real Estate Office, etc.; has large plate glass front.

Stores OFFICES AND FLOORS

Excellent light and ventilation. Reasonable rents.

Frank J. Cassidy, 229 West 42d St.

Pine Street Corner, West of Pearl St.

19.2 x 88.6

\$72,500

CAMMANN, VOORHEES & FLOYD
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therefore, rectification was both easy and prompt. Errors of this kind, we suppose, really will continue to occur for a few years to come, that is until the ordinary editorial mind actually acquires the omniscience which at present it assumes. In the meantime the "Real Estate News" (of Chicago) draws our own attention to the fact that a writer has contributed to our columns certain matter which he "conveyed" from the "News" without the usual acknowledgment. This was not only wrong but quite unnecessary. Moreover, it was in direct contradiction of the rule that has prevailed in our office for forty years, to the effect that any paper from which the Record and Guide is willing to quote is worthy of the usual professional credit. In this affair of the "News," our agent, without our knowledge, placed us in a wrong position. We tender our apologies and regrets to our abused contemporary. We deplore the wrong doing all the more because we realize that the incident produced more than a usual perturbation in the minds of our good Western friends, and led them into hastily exposing themselves to the misunderstanding of the ordinary phlegmatic mind. We would like to do all that we can to assure the average reader that the Record and Guide highly appreciates what may look to him like the excessive compliment which the "News" pays us by being so unusually disturbed by the deprivation of credit in our columns. We protest

that it is uncharitable for any one to assume that the several pages which the "News" devoted to complaining about this mishap, were not valued by the management of the "News" at more than the cost of the two-cent stamp and the informal letter which would have been amply sufficient to rectify the mistake. We trust we shall not hear it said again that the horse-power of the "News" must be somewhat in excess of its horse-sense, or that its excitement in print is an indication, not of the fact that its ethics are higher than those of others, but that the value of its space is less. These are uncharitable views that overlook entirely the enormous strain of producing a modern newspaper.

Straightening Out Richmond Title.

A prominent broker in Staten Island realty says that one of the drawbacks to the more frequent purchase of real estate in Richmond Borough is the fact that in many instances it has been difficult to obtain marketable titles. He alluded to the circumstance of over 1,000 important deeds and mortgages which were recently found by a title company to be hopelessly indefinite in their boundaries as proof of his contention. The work of searching many of the old titles with the purpose of straightening out the tangle is now being conducted by the Title Guarantee & Trust Company.

PROPERTY OWNERS' SECTION.

Bronx Opinion on Rapid Transit Matters

ON THE NEW BROOKLYN SUBWAY PROCEEDINGS.

At a meeting held Monday evening by the Bronx Committee of One Hundred, at the Real Estate Auction Rooms in the Hegeman Building, corner Third avenue and 149th street, among other business transacted the following resolutions were unanimously adopted: The resolutions were introduced by Mr. Edward Polak, and, in support thereof, an article from the Record and Guide of October 5 was read with approval.

We, The Committee of One Hundred, representing the people of the Bronx, hereby call upon the Public Service Commission to rescind its action of October 1, committing the city to the construction of the Fourth avenue subway in Brooklyn. We are totally opposed to the scheme of having the city exhaust its resources in the construction of a branch of the present traction monopoly for the operation of which there could be no possible competition, but which would of necessity fall into their hands after completion.

We demand that instead of sinking \$23,000,000 in the construction of a branch to the present system, that money be at once used to begin the building of a great trunk system authorized by the Board of Estimate on Dec. 7, 1906.

Recognizing, as we do, the needs of all sections of the greater city for transit relief, we deprecate this movement as leading to the abandonment of the great East and West Side trunk line routes on Manhattan Island for which bids were to be received on April 25. The resolution of the Board of Aldermen on April 23 blocked the scheme of leasing the roads to the contractors, and we now demand they be built in accordance with the terms of that resolution—namely, for construction alone.

Relief to the people of the Bronx can only come through the construction of great trunk roads through Manhattan, and further extensions of local facilities but increases the congestion on present subway and elevated roads. While we also demand these extensions, they should spread out like a fan, to be carried down Manhattan Island by the great trunk roads for which every arrangement had been made by the old Rapid Transit Commission.

We call upon all civic organizations in the Bronx, Manhattan and Brooklyn to oppose the Fourth Avenue Subway as an independent proposition, and to demand the immediate construction of the great systems decided upon by the commission last December.

ON THIRD TRACKS FOR EAST SIDE ELEVATED ROADS.

The meeting also adopted the following:

Whereas, in the investigation before the Public Utilities Commission, it was stated by Lemuel E. Quigg that he inspired the action of the Committee of One Hundred; and

Whereas, he also implied the fact that the expenses of this committee were paid from the funds of the Metropolitan company, paid out by him; and

Whereas, the need of increased rapid transit facilities for the east side and unanimous efforts made to obtain the same have been known for the last seventeen years, the present subway system merely being a compromise in the effort to serve both sides of the city by the Rapid Transit Commission, resulting in the satisfaction of neither, and as the conditions of the east side have become more clamorous for east side rapid transit than ever, no acceleration to public opinion was or is necessary from Mr. Quigg or any other source.

Therefore be it resolved, That this committee, composed, as it is, of the business men, property owners and large interests of the Bronx, emphatically deny that Mr. Quigg ever inspired their action or opinion in any manner, shape or form, and, furthermore, this Committee of One Hundred never received any money, directly or indirectly, or in any manner from said Quigg or his agents, as every dollar of expenses was paid for by fifty of our members of the committee.

Be it further resolved, That, in view of the present circumstances, it will take some time to build an East Side Subway to relieve the congestion, they are still more strongly of the opinion that a third track for express trains should at once be built on the Second and Third avenue elevated railroads and extensions made to the present system on Westchester avenue, White Plains road and Jerome avenue at the same time.

Proceedings of the Taxpayers' Alliance.

A regular meeting of the Taxpayers' Alliance was held on Wednesday, October 9, with Hon. Joseph A. Goulden chairman. A vigorous protest against the extension of fire limits was made by all the members of the Alliance and a motion was unanimously carried to notify every Alderman of the City of New York that the Taxpayers' Alliance was vigorously opposed to such extension.

Col. Goulden delivered a report on the action of the Committee of One Hundred and showed that the committee was not accelerated by the moneys of the Metropolitan Surety Company.

Mr. McRae read a report on Public Buildings which stated that it was the desire that several additional buildings be erected in the Bronx at this time, so that it would not be necessary for the departments of the city government located in the borough to pay office rents, as is frequently done in the Borough of Manhattan. Criticism was also made on the slowness in building the new Municipal Court House on 163d st and 2d av. All recommendations will be unanimously carried.

The Committee on Rapid Transit, through its chairman, Mr. Powers, proposed that the part of Webster av above Fordham

sq be changed to 3d av, so that the 3d av elevated road can be extended to the city limits. The change in name being found necessary, as the franchise of the elevated railroad on 3d av extends only within the City of New York on 3d av. In making this change of name the 3d av elevated road can be extended to the city limits without further application.

The chairman on Transportation, Freight and Railroads, Mr. Harry Robitzek, read a report showing the work that had been accomplished by the committee during the past three months, also showing why the Alliance should congratulate itself that, according to the evidence brought before the Public Service Commission, moneys of the Metropolitan Surety Company were not paid to the Alliance to sway its views one way or the other.

A resolution was unanimously carried at the request of Mr. Robitzek, that the property known as the "Old West Farms Presbyterian Cemetery," now abandoned, at the northwest corner of East 180th st and Bryant av, size being about 155x188 ft., be made a public park.

Mr. Stonebridge explained that the object was to protect the soldiers' graves there located, and present unmarked and being desecrated, shall receive the proper care and attention due to Bronx soldiers who gave their lives in their country's defense.

Col. Goulden explained that the War Department has offered to remove these bodies to the National Cemetery, provided consents of relatives, etc., are obtained, which consents are impossible to secure, a search for relatives or nearest of kin being unsuccessful. Sufficient money has already been pledged to erect a monument and otherwise properly mark these graves, which under present conditions cannot legally be done. In fact any monument or headstones placed in this abandoned, unfenced and unprotected open space would no doubt be damaged or disappear, as did some placed there about thirty years ago.

Assessment Matters.

ASSESSMENTS CONFIRMED.

SEVENTH AVENUE SEWER, west side, between 145th and 146th sts. Area of Assessment: West side of 7th av, from 145th st to 146th st. Assessment confirmed October 1, and payable within sixty days.

WEST ONE HUNDRED AND FIFTY-SECOND STREET SEWER, alteration and improvement, between Riverside Drive and Broadway. Area of assessment, both sides of West 152d st, from Riverside Drive to Broadway. Assessments confirmed October 3.

TEMPORARY SEWERS AND APPURTENANCES in West Farms road, from Bronx st to Morris Park av, and in Morris Park av, from West Farms road to Bear Swamp road; in Garfield st, between Jackson av and the Harlem River Branch of the New York, New Haven and Hartford Railroads; in Van Buren st, between Morris Park av and Jackson av; in Hancock st, between Morris Park av and Jackson av; in Taylor st and Garfield st, between Morris Park av and Jackson av; in Fillmore st, between Morris Park av and Columbus av; in Unionport road, between Columbus av and Jackson av; in Victor st, between Morris Park av and Columbus av; in Louise st, between Morris Park av and the property of the New York, New Haven and Hartford Railroad Company; in Lincoln st, between Morris Park av and the property of the New York, New Haven and Hartford Railroad Company; in Madison st, between Morris Park av and Columbus av; in Columbus av, between West Farms road and Bear Swamp road; in Grand av, between Garfield st and Unionport road; and in Jackson av, between Garfield st and Unionport road; in Taylor st, from the existing sewer east of Columbus av to the Harlem River Branch of the New York, New Haven and Hartford Railroad; in Bronx Park av, between a point about 640 feet south of the West Farms road and 180th st; in 177th st, between Bronx Park av and Watson's lane; in 178th st, between Bronx Park av and Watson's lane; in 179th st, between Bronx Park av and a point about 423 feet westerly therefrom; in Lebanon st, between a point about 410 feet west of Bronx Park av and Morris Park av; in Jefferson st, between Morris Park av and the property of the New York, New Haven and Hartford Railroad Company; in Adams pl, between Columbus av and Rosedale av, and at the intersection of Rosedale av, West Farms road and Adams pl; in Adams pl, between Columbus av and the property of the New York, New Haven and Hartford Railroad Company, thence across the property of the New York, New Haven and Hartford Railroad Company to Rosedale av, and in Rosedale av, between the property of the New York, New Haven and Hartford Railroad Company and the centre of Tremont av (proposed); in West Farms road, between Rosedale av and Clason's Point road; in Commonwealth av, be-

tween West Farms road and Merrill st; in St. Lawrence av, between West Farms road and Merrill st; in Clason's Point road, between West Farms road and Mansion st; in Mansion st, between Rosedale av and Clason's Point road; in Merrill st, between Rosedale av and St. Lawrence st.

Area of assessment: Both sides of Morris Park av, from West Farms road to Bronxdale av (Bear Swamp road); both sides of Bronx Park av, from Tremont av to Adams pl; both sides of the first av east of the Bronx River, from West Farms road to Bronx Park; both sides of Columbus av, from Van Nest st to Bronxdale av (Bear Swamp road); both sides of Grant av (Jackson av), from Garfield st to Unionport road; both sides of Rosedale av, from Tremont av to West Farms road; both sides of Commonwealth av, from Merrill st to West Farms road; both sides of St. Lawrence st, from Merrill st to West Farms road; both sides of Clason's Point road, from the south side of Mansion st to West Farms road; both sides of Merrill st, from Rosedale av to St. Lawrence av; both sides of Mansion st, from Rosedale av to Clason's Point road; both sides of West Farms road, from Rosedale av to Clason's Point road; both sides of 177th st, commencing at Watson's lane and extending about 156 ft. west to Bronx Park av; both sides of 178th st, from Watson's lane to Bronx Park av; both sides of 179th st, from Bronx Park av to the first av westerly; both sides of Lebanon st, from Morris Park av to the first av west of Bronx Park av; both sides of 179th st, from Morris Park av to the first av east of the Bronx River; both sides of 181st st, from Morris Park av to the Bronx Park; both sides of West Farms road, from the New York, New Haven & Hartford Railroad to the Bronx River; both sides of Van Nest st, from Adams pl to West Farms road; both sides of Adams pl, from West Farms road to Bronx Park av; both sides of Van Buren st, Hancock st, Taylor st and Garfield st, from Morris Park av to the New York, New Haven & Hartford Railroad; both sides of Fillmore st, from Morris Park av to Columbus av; both sides of Bronxdale av and Unionport road, from Mianna st to Jackson av; both sides of Amethyst st, from Mianna st to Morris Park av; both sides of Victor st, from Mianna st to Columbus av; both sides of White Plains road, from Mianna st to Morris Park av; both sides of Washington st, from Morris Park av to the New York, New Haven & Hartford Railroad; both sides of Louise st, from Hunt av to the New York, New Haven & Hartford Railroad; both sides of Lincoln st, from Hunt av to the New York, New Haven & Hartford Railroad; both sides of Jefferson st, from Bronxdale av to the New York, New Haven & Hartford Railroad; both sides of Madison st, from Bronxdale av to the New York, New Haven & Hartford Railroad; both sides of Rose st, from Morris Park av to the New York, New Haven & Hartford Railroad; both sides of Bronxdale av, from Morris Park av to Columbus av. Assessment confirmed October 1.

Bids are desired on Monday, Oct. 21, by Henry S. Thompson, Acting Borough President of Manhattan, for regulating and repaving Trinity pl, from Morris st to Liberty; Church st, from Vesey to Duane; Thirteenth st, from 8th to 10th av; 6th st, from Av B to 1st av; 8th st, from Av C to Av D; West 11th st, from Greenwich av to West st; Cannon st, from Grand to Broome; Attorney st, from Division to Broome; Ridge st, from Division to Broome; Pitt st, from Grand to Broome.

Transit Extensions to Bronx Imperative.

Property owners and realty interests in the Bronx are somewhat discouraged over the immediate prospect of obtaining better transit facilities for that borough, and although every effort is being expended by them to further the plans for building new subways and elevated extensions in that zone, many fear that it will be many years before the improvements talked of will actually come to pass. Meanwhile, the business of buying and selling real estate, particularly in the middle and western Bronx is practically at a standstill.

The consensus of opinion among brokers and owners of realty in that section is that the Public Service Commission should forthwith authorize at least the building of either an overhead or underground extension to relieve the Jerome av territory. In speaking of the subject a large trader in Bronx realty advanced the opinion that unless something is done very quickly toward bettering transit facilities in the western Bronx there is likely to be a shrinkage in values within that belt, with a consequent indefinite suspension of building operations.

Mr. H. J. Cantrell, of Fordham road and Jerome av, concurs in this belief and intimated that the prolonged inactivity in real property dealings in that quarter is clearly traceable in part to the lack of adequate transit accommodations.

Mr. W. I. Brown, secretary of the Bronx Board of Brokers, and a member also of the Committee of One Hundred, in advancing his opinion as to the requirements along these lines declared that he voiced the sentiments of the people across the Harlem in saying that not only is a transit extension imperative in the west Bronx but like facilities are required as well in the middle and easterly sections of that borough.

He pointed out that unless the Public Service Commission speedily approved one or more of the proposed routes that a temporary period of stagnation in real estate will follow resulting in much hardship to many investors who have been led to believe that the improvements planned would quickly be made.

While Mr. Brown did not censure the act of the Commission in approving the 4th av Brooklyn subway, he said that it was up to that body to do as much for a more densely populated community, and that the exigencies of the situation demanded immediate attention on their part.

Among others who expressed themselves in this matter is Mr. Cahn, of the Ernst-Cahn Realty Co., of 404 East 149th st. He said that although it is to be admitted that the present

transit system of the Bronx left much to be desired, residents of the easterly districts are for the present quite well taken care of. What is needed just now he affirmed is a quicker and more direct way of reaching points along the line of Jerome av.

Condemnation Proceedings.

APPLICATIONS FOR COMMISSIONERS.

SUBWAY.—The Corporation Counsel will make application October 8, 1907, to the Supreme Court, Special Term, Part III., at the County Court House, for the appointment of three commissioners to appraise the compensation to be paid to the owners or all persons interested in the real property rights, etc., taken by the construction of a rapid transit railroad, under the resolution of the Rapid Transit Commissioners under date of February 4, 1907:

First: All of the easements of light, air and access in or over 11th av, Nagle av, Amsterdam or 10th av and Broadway to Spuyten Duyvil creek, in the Borough of Manhattan, and in or over Broadway, from Spuyten Duyvil creek to 230th st, in the Borough of the Bronx, appurtenant to each of the several pieces or parcels of property described upon certain maps or plans adopted by the Board of Rapid Transit Railroad Commissioners for the City of New York, on the 16th day of June, 1904.

Second: All of the easements of light, air and access appurtenant to each of the several pieces or parcels of property abutting upon or adjacent to Broadway, between 230th st and a point about 288 feet northerly from the centre line of 242d st produced, in the Borough of the Bronx, City of New York, described upon certain maps or plans adopted by the Board of Rapid Transit Commissioners for the City of New York, on the 3d day of January, 1907.

SUBWAY.—On the 29th of October the Corporation Counsel will apply to Special Term, Part III., County Court House, for the appointment of three commissioners to assess compensation for lands, etc., taken for a rapid transit subway under a contract dated May 9, 1907, and upon the maps or plans adopted by the Public Service Commission, for the First District of the State of New York, on the 29th day of August, 1907. The premises to be subject to such permanent and perpetual underground right, easement and right of way, and also to such temporary right or easement, are briefly described as portions of certain lots or parcels or land designated upon the said maps adopted by the Public Service Commission, on the 29th day of August, 1907, as lots numbers 3, 4, 5, 7, 8, 9, 10 and 11, which lots taken together form a parcel of land, occupying street front on the southerly side of Walker st, between Baxter and Centre sts.

TAYLOR STREET.—Commissioners Ralph Hickok, Timothy E. Cohalan and William J. Kelly have completed their estimate and assessment in the matter of acquiring title, wherever the same has not been heretofore acquired, to Taylor st (although not yet named by proper authority), from Morris Park av to West Farms road, in the Twenty-fourth Ward, Borough of the Bronx. The final report will be presented for confirmation on December 3. The limits of the assessments for benefits are bounded as follows:

Beginning at a point formed by the intersection of the northerly prolongation of a line parallel to and distant one hundred (100) feet westerly of the westerly line of Van Buren street and a line parallel to and distant three hundred (300) feet northerly of the northerly line of Morris Park avenue; running thence easterly along said last mentioned parallel line to Morris Park av, to its intersection with the northerly prolongation of a line parallel to and distant one hundred (100) feet easterly of easterly line of Fillmore st; thence southerly along said northerly prolongation and parallel line and its southerly prolongation to its intersection with the northerly line of the New York, New Haven and Hartford Railroad; thence again southerly along a straight line to the point of intersection of a line parallel to and distant one hundred (100) feet southerly of the southerly line of West Farms road with the middle line of the block between Saxe av and Cottage Grove av; thence westerly along said last mentioned parallel line to its intersection with the middle line of the blocks between Theriot av and Saxe av; thence southerly along said middle line to its intersection with a line parallel to and distant one hundred (100) feet north of the northerly line of Archer place; thence westerly along said parallel line to its intersection with the middle line of the blocks between Harrison av and Theriot av; thence southerly along said middle line to its intersection with a line parallel to and distant one hundred (100) feet north of the northerly line of Archer place; thence westerly along said parallel line and its westerly prolongation to its intersection with the middle line of the blocks between St. Lawrence av and Clason Point road; thence northerly along said middle line to its intersection with a line parallel to and distant one hundred (100) feet southerly of the southerly line of West Farms road; thence westerly along said parallel line to a point midway between Commonwealth av and St. Lawrence av; thence northerly along a straight line from said point to its intersection with a line parallel to and distant one hundred (100) feet westerly of the westerly line of Van Buren st, where same intersects the northerly line of the New York, New Haven and Hartford Railroad; thence northerly along said last mentioned parallel line and its northerly prolongation to the point or place of beginning.

TENTH AV.—Commissioners S. Stanwood Menken, Adam T. Schneider and Ezekiel R. Thompson have filed their report

in the matter of the easterly line of 10th av, between 50th and 51st st.

177TH ST.—Commissioners W. Garron Fisher, Michæl J. Meaney and George W. Stems, in the matter of widening 177th st, will present bill of costs, charges and expenses October 8.

CATSKILL AQUEDUCT.—The third separate report of Commissioners Edward G. Whittaker, William C. Kellogg and Arthur W. Lawrence has been filed with the clerk of Westchester County, and affects Parcels Numbers Forty-seven (47), Forty-six (46) and Forty-eight (48), shown on the map in this proceeding.

EAST 140TH ST.—Opening and extending, from Park av to Morris av, Bronx. Application will be made Oct. 22 for appointment of commissioners. The land to be taken for East 140th st is located in Blocks Nos. 2333 and 2340 of Section 9.

WEST ST.—Opening and widening, from Honeywell av to Crotona parkway, Bronx. Application will be made Oct. 22 for the appointment of commissioners. The land to be taken for West st is located in Blocks 3119 and 3124 of Section 11.

DEKALB AV.—Opening and extending, from East 208th st to Gun Hill rd, Bronx. Application will be made Oct. 22 for appointment of commissioners. The land to be taken for DeKalb av is located in Block 3327 of Section 12.

SENECA AV.—Opening and extending from Hunt's Point rd to Bronx River. Application will be made Oct. 22 for appointment of commissioners. The land to be taken for Seneca av is located in Blocks 2761 and 2762 of Section 10.

ROCHAMBEAU AV.—Opening and extending from East 212th st to the property line between the land of William W. Niles and the land formerly of Michael Varian, located about 265 feet south of Van Cortlandt av, Bronx. Application will be made for appointment of commissioners Oct. 22. The land to be taken for Rochambeau av is located in Blocks 3328, 3335, 3336, 3337, 3338, 3339 and 3340 of Section 12 of the Land Map of the city of New York.

MOHEGAN AV.—Opening and extending, from East 175th to East 176th st, Bronx. Application will be made for appointment of commissioners Oct. 22.

ALSO, at the same time (Oct. 22), application will be made for the appointment of commissioners of estimate in the following proceedings: Opening and extending following streets in Bronx:

BURNETT PLACE, between Garrison av and Tiffany st.

GATES PL, from Mosholu parkway north to Gun Hill rd.

EASTERN BOULEVARD, from property of N. Y., N. H. & H. R. R. to Hunt's Point rd.

EAST 210TH ST, from Jerome Av to Wayne av.

EAST 223RD ST, between Laconia av and Bronxwood av.

EAST 224TH ST, between Laconia av and Bronxwood av.

EAST 225TH ST, between Laconia av and Bronxwood av.

EAST 180TH ST, from Bronx River to West Farms.

LYVERE ST, between Zerega av and West Farms rd.

FULLER ST, between Zerega av and Seddon st.

BUCK ST, between Zerega av and Seddon st.

MACLAY AV, between Parker st and West Farms rd.

STEARNS ST., between Glover st and Parker st.

DORSEY ST., between Zerega av and Seddon st.

EAST 227TH ST, between Laconia av and Bronxwood av.

EAST 228TH ST, between Chapin av (1st st) and Laconia av.

ZEREGA AV, from Castle Hill av, near Hart's st, to Castle Hill av, near West Farms rd, being the whole length of Zerega av, including Av A and Green lane.

BOSTON RD, between White Plains rd and city line.

GLEBE AV, from Westchester av to Overing av.

LYON AV, from Zerega av to Castle Hill av.

FRISBY AV, from Zerega av to West Farms rd.

TRATMAN AV, from Zerega av to Benson av.

BENSON AV (Madison av), from West Farms rd to Lane av.

OVERING AV (Washington av), from West Farms rd to Westchester av.

ST. PETER'S AV (Union av), from Westchester av to West Farms rd.

SEDDON ST (Tryon row), from St. Raymond av (4th st) to West Farms rd.

ROWLAND ST (Washington av), from Westchester av to St. Raymond av (4th st).

HUBBELL ST (Washington av), from Dorsey st (Carroll pl) to Maclay av (5th st).

ROSEDALE AV, between Westchester av and West Farms rd.
COMMONWEALTH AV, between Westchester av and West Farms rd.

ST. LAWRENCE AV, between Westchester av and West Farms rd.

TAYLOR AV (Harrison av), between Westchester av and West Farms rd.

LELAND AV (Saxe av), between Westchester av and West Farms rd.

BEACH AV (173rd st), between Gleason av and West Farms rd.

THERIOT AV (175th st), between Gleason av and West Farms rd.

ALSO, at the same time, application will be made for appointment of commissioners in the matter of—

RIVERSIDE DRIVE widening, between West 139th st and West 142nd st, Manhattan.

COLLEGE AV, from East 164th st to East 172d st.

BRIGGS AV, opening and extending, from Bronx River to Pelham Bay park. Application will be made for appointment of commissioners Oct. 29.

ST. NICHOLAS PARK, extending from West 130th to West 128th st. Comrs. E. J. McGoldrick, James T. Meehan and Francis O'Neil, under date Oct. 10, give notice to parties interested to present claims, and have appointed Oct. 24th at 12 noon for hearing.

ST. NICHOLAS PARK, extending between the westerly line of Hamilton terrace produced and the easterly line of Convent av, and between the center line of St. Nicholas terrace and the southerly line of West 141st st, Manhattan. Comrs. P. T. Sinnott, Matthew F. Donahue and H. A. Mark, under date of Oct. 10, give notice to present claims, and announce hearing for Oct. 24, at 2 p. m.

CROTONA PARK, addition.—Comrs. Morris S. Cohen, Chas. H. Collins, Michael B. Fitzpatrick, under date of Oct. 10, give notice to present claims and announce hearing for Oct. 24 at 11 a. m.

LAWRENCE AV.—Opening and extending from Lind av to West 177th st. Coms., T. Channon, Press, Francis E. Splan and Lewis Falk will present bill of costs and expenses Oct. 20, at Special Term, Part 1, County Court House, and is now on file at County Clerk's office.

SOUTHERLY SIDE OF ONE HUNDRED AND FIRST ST, between 2d and 3d avs, Manhattan, duly selected for purposes of a public playground. Report of Commissioners Charles L. Hoffman, Samuel S. Koenig and John B. Doris filed Oct. 8.

SEDGWICK AV WIDENING, between Fordham road and Bailey av; of BAILEY AV, between Sedgwick av and Albany rd; of ALBANY RD, between Bailey av and Van Cortlandt Park, and for the opening and extending of HEATH AV, between West 189th st and West 191st st; of the PUBLIC PLACE, between Heath av and Bailey av, south of West 191st st, and the lands and premises required for the widening of KINGSBRIDGE ROAD, between Exterior st and Bailey av, in the Twenty-fourth Ward, Borough of The Bronx, City of New York. Commissioners Peter J. Everett, Stephen J. Navin, Jr., and George Von Skal give notice, under date of Oct. 9, to parties interested to present claims within ten days, 90 West Broadway, and announce a hearing for Oct. 23, at 3 p. m.

GRAND BOULEVARD AND CONCOURSE, from East 158th st to East 164th st, in the Borough of The Bronx. Under date of Oct. 9, Commissioners John A. Hawkins, Max Bendit and James A. McMahon give notice to parties interested to present claims, 90 Broadway, within ten days, and announce a hearing for Oct. 23, at 2 p. m.

WEST ONE HUNDRED AND SIXTY-FIFTH ST, opening and extending, from Anderson av to Jerome av. Application will be made Oct. 23, for appointment of commissioners. The land to be taken for West 165th st, is located in blocks 2504 and 2505, in Section 9, on the land map of the City of New York.

ASTOR AV, opening and extending, between Olinville av and White Plains rd, Bronx. Application will be made for appointment of one commissioner, Oct. 22. The land to be taken is east of the Bronx river.

EDGECOMBE AV.—Reregulating, etc. Decisions of Board of Revision reserved.

Public Works.

PETITIONS FOR LOCAL IMPROVEMENTS.

(Manhattan.)

Petitions have been filed at the office of Borough President Ahearn for the following local improvements in Manhattan:

Requesting the repair of sidewalk at 570 and 572 Grand st.

Requesting the construction of a sewer in Av A, between 11th and 12th sts.

Requesting the repair of sidewalk at 200 East 58th st.

Requesting the repair of sidewalk at 183 and 185 East 100th st.

Requesting the acquiring of title to a new street (Overlook Terrace) from its junction with Broadway and 184th st and running north about 200 feet east of Fort Washington av, to a point about opposite the junction of Fort Washington and Northern avs.

For the repair of a sidewalk at No. 72 East 118th st.

For the repair of a sidewalk at Nos. 76 and 78 East 119th st.

For the construction of a sewer in West 172d st, between Broadway and Fort Washington av.

(The Bronx.)

Petitions have been presented to Borough President Haffen for the following indicated local improvements in the Bronx:

No. 724. Reregulating and grading, setting curbstones and flagging sidewalks a space 4 feet wide, laying crosswalks, building approaches and erecting fences where necessary in the public place at the intersection of Westchester av and Tremont av.

No. 725. Acquiring title to the lands necessary for Barnes av, from Rhinelander av to the Bronx and Pelham parkway.

No. 726. Regulating and grading, setting curbstones and flagging sidewalks a space 4 feet wide, laying crosswalks, building approaches and erecting fences where necessary in Barnes av, from the New York, New Haven and Hartford Railroad to the Bronx and Pelham parkway.

No. 727. Acquiring title to the lands necessary for Cruger av, from Rhinelander av to the Bronx and Pelham parkway.

No. 728. Regulating and grading, setting curbstones and flagging sidewalks a space 4 feet wide, laying crosswalks, building approaches and erecting fences where necessary in Cruger av, from the New York, New Haven and Hartford Railroad to the Bronx and Pelham parkway.

No. 729. Acquiring title to the lands necessary for Holland av, from Rhinelander av to the Bronx and Pelham parkway.

No. 730. Regulating and grading, setting curbstones and flagging sidewalks a space 4 feet wide, laying crosswalks, building approaches and erecting fences where necessary in Holland av, from the New York, New Haven and Hartford Railroad to the Bronx and Pelham parkway.

No. 731. Laying out on the map of the City of New York an extension of Williamsbridge road, from Bronxwood av to the former White Plains road.

No. 732. Regulating and grading, setting curbstones and flagging sidewalks a space 4 feet wide, laying crosswalks, building approaches and erecting fences where necessary in Wyatt st, from Devoe or Tremont av to Morris Park av, Neill estate.

No. 722. Acquiring title to the lands necessary for West 179th st, from Cedar av to Exterior st, and Exterior st, from West 179th st to Fordham Heights bridge approach and public place adjoining Exterior st and embracing part of Lot No. 102, in Block 3241, as laid out on the final maps of the Twenty-third and Twenty-fourth Wards.

No. 723. Acquiring title to the lands necessary for Spuyten Duyvil rd, from West 230th st to Tibbett av.

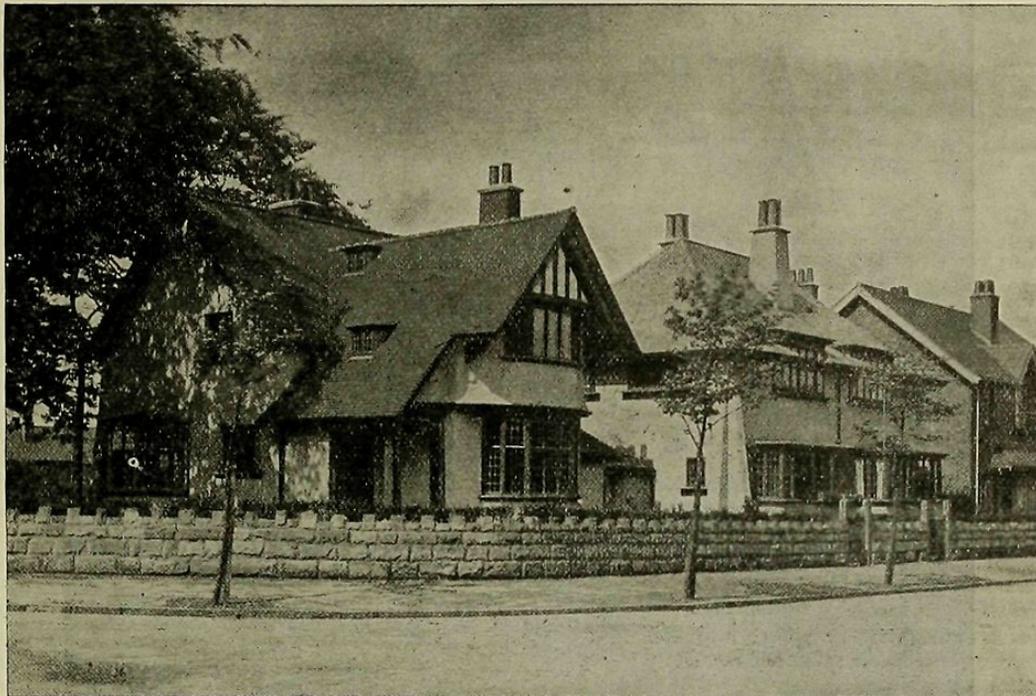
No. 733. Constructing a sewer and appurtenances in Lind av, from West 167th st to West 170th st.

Bureau of Street Openings.

This bureau is created by the Charter, and conducts, as the name implies, all proceedings to acquire title to lands for streets, parks and other public purposes.

The extent of the business assigned to the bureau may be indicated by the following statistics, taken from the report of Corporation Counsel Ellison for the year 1906.

During the year 419 reports of Commissioners of Estimate and Assessment were under consideration. Of these 96 were confirmed and 11 others have been moved for confirmation. In the proceedings where reports were confirmed title was acquired to over forty-eight miles of new streets. The awards in these proceedings amounted to \$12,269,897.20, and the assessments to \$6,034,989.78.



ONE-FAMILY HOUSES IN BOURNEVILLE, ENGLAND.

From "Landhaus und Garten," by H. Muthesius. Munich: F. Bruckmann, a. g.

A. Harvey, Architect.

Following petitions have been presented to Borough President Haffen:

No. 710. Constructing a sewer and appurtenances in Bainbridge av, between Mosholu parkway north and Woodlawn rd.

No. 711. Constructing a sewer and appurtenances in West 176th st, between Sedgwick av and Undercliff av, and south on Undercliff av, from West 176th st to Washington bridge.

No. 712. Constructing a receiving basin and appurtenances at the southwesterly cor of Irvine pl and Garrison av.

No. 713. Constructing a receiving basin at the northeast cor of Jerome av and Kingsbridge rd, as a petition has been received for paving Kingsbridge rd, and this basin should be built before the paving is done so as to avoid ripping it up again.

No. 714. Constructing a sewer and appurtenances in Crotona pl, between East 171st st and St. Paul's pl.

No. 715. For acquiring title to the lands necessary for Minerva pl, between Jerome av and the Grand boulevard and concourse.

No. 716. Regulating and grading, setting curbstones and flagging sidewalks in Minerva pl, between Jerome av and the Grand boulevard and concourse.

No. 717. Placing a guard rail on the east side of Webster av, beginning about 210 feet north of St. Paul's pl and extending 250 linear feet therefrom.

No. 718. Acquiring title to a strip of land between Exterior st and Cromwell's creek, for the purpose of making a viaduct connection between Exterior st and the Macomb's Dam bridge approach, in the borough of the Bronx.

No. 721. Laying out on the map of the city of New York a public place at the northwest corner of East 180th st and Bryant av, including the property known as the Old West Farms Presbyterian cemetery, now abandoned; the object being that the graves of soldiers, unmarked at present and being desecrated, shall receive the proper care and attention due to Bronx soldiers who gave their lives for their country's defense.

In the 11 proceedings moved for confirmation the awards amounted to \$626,706.84, and the assessments to \$1,187,409.03. The length of streets to be acquired is approximately seven and three-tenths miles.

In addition to the above, 312 other proceedings received attention during the year, the status of which is as follows:

Final reports signed, 13; final instructions received, 61; hearing or considering objections, 34; preliminary abstracts in course of preparation, 44; awaiting final maps, 6; considering awards, 13; Taking testimony, 73; awaiting damage maps, 68.

Other items from the annual report are as follows: Opinions and letters drafted, 2,237; appeals argued, 26; commissioners appointed, 288.

Because of the large number of proceedings to open streets in Kings and Queens counties, branch offices of the Bureau of Street Openings have been opened in the boroughs of Brooklyn and Queens. The office force of the bureau is principally as follows: Assistant Corporation Counsel in Charge, John P. Dunn; Assistants, Thomas C. Blake, Thomas F. Quigley, L. Howell LaMotte, William R. Keese, William A. Mathis, Edward F. Reynolds, George E. Draper, David Tomlinson, Frederick W. Gahrman, James R. Fitzgerald, John J. Kearney, and Michael F. Conry; Junior Assistants, Howard L. Campion, Jacinto Costa, John P. Smith, Millard F. Kuh, Samuel J. Benson, and Arthur J. Stern; Chief Clerk, Michael J. Morrison; Book-keeper, Julius Hahn.

Clerks, John J. Mulhall, Michael J. Curley, Charles R. Rocks, Thomas P. White, Thomas J. Kelly, John A. Kane, Michael J. Sweeny, Joseph V. Carr, John J. Walsh, Luis G. Segura, James Egan, Charles A. Duffy and Nathan Goldstein.

—A lawyer familiar with real estate law, also 3½ years as examiner in title company, desires a position in law or real estate office.

Systems of Land Registration.

By SIDENY V. LOWELL.*

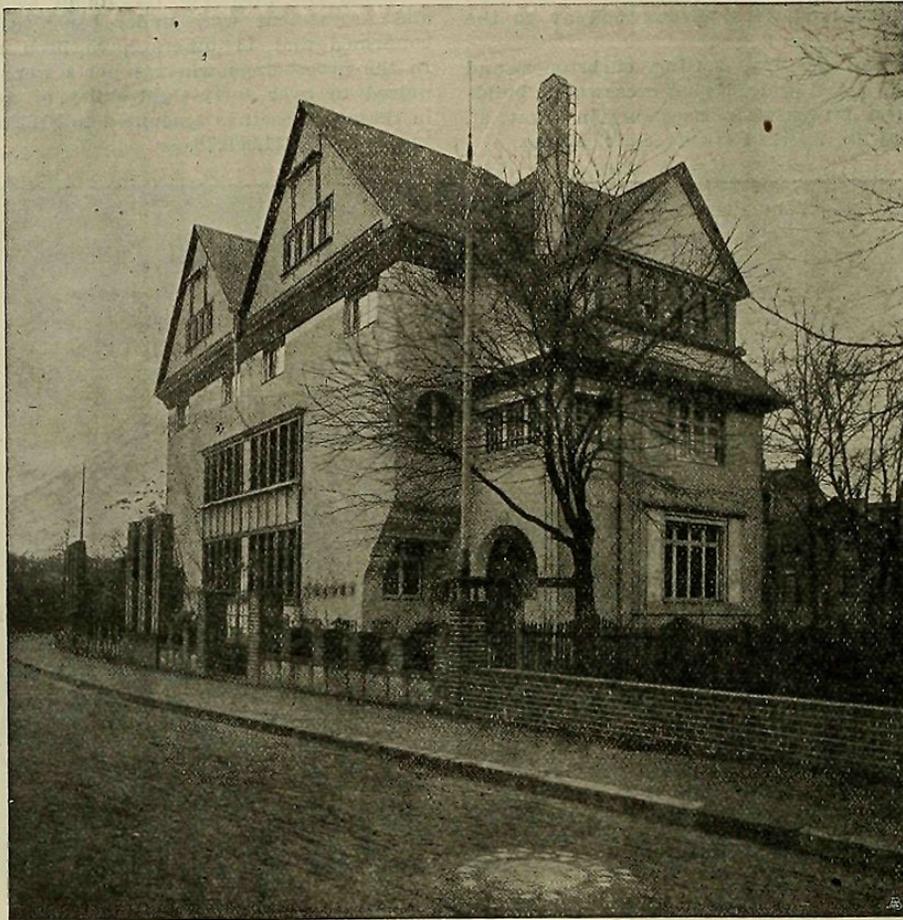
THE REGISTRATION OF OWNERSHIP in the more permanent properties, began many thousand years ago apparently. These records were of sales of the stock and good will of stores, interest in land and similar things, embracing what we know as chattels, as well as real estate. These transfers continued to be quick and inexpensive, save as from taxes levied by the government, until the feudal system arose, when for the purpose of compelling military service from the occupants land was sought to be made absolutely inalienable. From these fetters, as Judge Dillon has well said, "it has never been wholly freed, though it long ago should have been."

The history of modern title registration centres in interest around the great achievement of Robert Torrens, who when collector of customs of the City of Adelaide, South Australia, devised and succeeded in having enacted in law a system where-

newspapers to "all persons whom it may concern." Also a particular notice to all the owners of the immediately adjoining property. The title being made out, the court orders the registry of the title. Included in the cost of the proceeding is a small sum, usually one-tenth of one per centum of the estimated value of the property, to go towards a fund for indemnifying the State as regards any mistake made. The State stands behind the registered title, which cannot be attacked. Should any mistake causing loss occur, the State indemnifies the loser, and the indemnity fund is used for that purpose.

When the registered owner desires to sell the property, he transfers his certificate of registered title to the purchaser. The same is surrendered at the registry office and another issued to the new owner—as on a sale of stock in an incorporated company.

Forty-seven years of cheap and easy land transfer have made Australia and New Zealand envied by all the other English speaking countries. In one year the cost of 17,422 registered sales and mortgages covering property to the amount of 7,585,-



TWO-FAMILY HOUSE IN DARMSTADT, GERMANY.

From "Landhaus und Garten," by H. Muthesius. Munich: F. Bruckmann, a. g.

Prof. Josef M. Olbrich, Architect.

by a title to land was registered and guaranteed by the State. Under this system proof of ownership being given to the registry, the ownership of a farm or house and lot is registered just as the ownership of a ship is registered at the port where it is built, or the ownership of stock in a corporation is registered in the office of the corporation, or as the governments of all countries register the ownership of a government promise to pay of any kind—stock, consols or bonds; all these things being done with little trouble or expense. The difficulties that have grown up with real estate since the Norman conquest of England about 900 years ago, in English speaking countries, make the registration of land titles in the first instance much more expensive than ship registration, but the registration of all succeeding owners may be made as simply and cheaply as on the transfer of the registry of a schooner at the Custom House.

The registration is brought about in this way. A petition verified by the owner of the property is addressed to one of the superior courts. It recites that the petitioner owns the property and desires to have his title thereto registered. The court appoints an official examiner to report as to the ownership. The examiner takes proof of the ownership, which proof would include an abstract of the title, prepared by the Register of Deeds, a title insurance company or a lawyer of experience in searching titles, who had given a bond to the State as large as that given by the Register of Deeds.

The description of the property would be by map number, and the map used would be the City Tax Map, which would be made to conform to the true dimensions of the property if in any trifling error.

Notice of the proceeding is given to any person who, from the record or otherwise, would appear to have any possible hostile interest, and generally by advertisement in the local

*From a lecture before the Real Estate Class of the Bedford Branch Y. M. C. A., Jan. 28, 1907.

291 pounds is said to have been only 22 shillings and 9 pence. Of course that was property that had been already registered, was of high value and called for nothing but bare registration fees.

There is a recording act in only a few of the English countries; consequently the history of land titles is scattered through strong boxes of lawyers, bankers, etc., throughout that land. This has made in the past the examination of titles very expensive and is equally embarrassing as to the first registration of a title under the Torrens system. These and other difficulties peculiar to English titles have made title registration proceed slowly in England. Title registration has been made compulsory, however, through counties being brought within the registration act, by order of the King and council. The vast county of London has been so included; the act being applied first to one parish of the county and then to another, and so on.

In Ireland a great deal of property has been brought compulsorily within the land registration act, namely, all coming under the government purchase and sale scheme for the relief of the small tenant class. There had been, down to 1904, 70,000 transactions as to this class of landed property alone. The Torrens system is hailed by the would-be small land owner class, so long oppressed, for its great help toward what is aptly called "free trade in land."

In Central Europe the feudal system, the great opponent of free trade in land, has save in a few isolated spots long ago disappeared. All of the empires of Germany and of Austria-Hungary are under land title registration systems, similar to what Torrens devised, and from which practice he probably obtained ideas. In the official inquiry made for the city of Glasgow, much attention was given to the practicability of title registration of separate floors in buildings; as such divided ownership existed to a considerable extent in that city. It was found that throughout the Austria-Hungary empire that such regis-

tration of portions of a house were successfully made. In the great city of Prague, for instance, official plans are kept of all the large buildings divided into floors, where there are separate ownerships of floors.

In Russia, while a rude country, where the free or allodial ownerships do not exist, there is yet a great practical system of registration through the mirs or communes, of the rights of all the members of the community in the commune lands.

In the United States the Torrens system has been adopted in Massachusetts, Illinois, Minnesota, Colorado, California and Oregon. It has withstood the fiercest litigation. It has perhaps received the most careful consideration in Massachusetts, as that State was the first to take it up. The message of Governor Russell to the Legislature, in which he strongly recommended it, will always be one of the great "state papers" of America.

One of the leading authorities upon titles in Illinois has estimated that the cost to the purchaser and seller together in the transfer of lands, amounts annually in that State to ten million dollars, and that the cost throughout the United States exceeds the interest on the national debt, and estimated that the Torrens system if adopted would have saved ninety per cent. of this awful waste.

An eminent publicist has called attention in a Chicago publication to the circumstances relating to one estate, which might easily be duplicated in the vicinity of every large city in the Northern States. The June property was broken up into about 1,400 lots and sold. Three hundred lawyers each separately examined the title. Upon the subsequent sales of each lot, unless brought under the Torrens system, the title from the beginning is supposed to be searched again, and so on at the next and all the succeeding sales, like the house that Jack built.

In Canada the Torrens system is practically "the system" of Manitoba. In the rich province of Ontario it is working very satisfactorily; it is in operation in the city of Toronto and the counties of York and Elgin and in a number of districts classed together as "New Ontario." A year ago land in value of over ten million of dollars had been placed under it. In British Columbia the system is adopted to the extent of making the registry of titles prima facie evidence of ownership. Quebec being a province harking back to French traditions, has an improved recording and certificate of interest in land system of a French nature.

Hawaii and the Philippine Islands have the Torrens system, introduced by our government, in fine shape and largely compulsory. Without it American and foreign capital could not be satisfactorily placed.

Enough has been said to show that there is no matter of common interest that can be regulated by law, occupying so prominent a place all around the world. It is probably much more superior to the present mixed practice of lawyers' examinations and title company guarantees than the present practice is to the situation anterior to the title companies. It may be quite true also that there will be no rest or satisfaction as regard the land we live in and on until the title to each man's house is guaranteed to him by the State itself, and the purchase and sale made as cheap and easy as it is by the pure Torrens system of land title registration; for the blessing of which I can conceive all the world will say amen and amen; as the more fortunate parts thereof who have secured its blessings, now say from day to day.

23d Ward Association and the Fire Limits.

At a meeting of the Twenty-third Ward Property Owners' Association on last Friday evening, Chairman Charles Baxter, of the executive committee, presented a report containing the following expression:

"Relative to the proposition of extending the fire limits in the Bronx, the above-named association, composed of taxpayers in the Twenty-third Ward, desires to be placed on record as opposed to any material extension except as relates to avenues or streets eighty feet wide and more, and intended for business thoroughfares. In such avenues or streets, the fire limits should extend the full length for the reason that it would be for the best business interest of all sections if frame stores were prohibited.

"North Third avenue and some other business thoroughfares today are unsightly and unsafe, owing to the numerous frame stores, and no solid, enterprising business firms care to locate in such structures."

What the Bronx Has Spent for Buildings.

Since the fall of 1904 there has been expended over \$100,000,000 in the erection of private dwellings and apartment houses, according to statistics compiled by the North Side News, which also observes that during the eight years preceding 1897, when consolidation took place, 9,000 buildings were erected at a total cost of \$53,000,000, or an average of \$6,000 each. During the nine and a half years succeeding, 15,710 buildings have been erected at a total cost of \$164,451,164. This has led to a demand for a better class of houses to meet the requirements of an increased population, and, consequently, the cost of construction has increased from the average of \$6,000 each to \$10,500.

At present there is but one obstacle, in the opinion of the North Side News, to the continued development of the Bronx—

a development that is the constant wonderment of other cities—and that is expressed in the words of J. Clarence Davies, who voices the unanimous opinion of every real estate man and investor in the Bronx, who says:

"If the financial stringency and its relation to funds for real estate remains in the present condition for another year, the Bronx will be as congested in apartment housings as it was in 1904 and 1905, just before the big building campaign was started."

Where Taxes Are Payable.

The warrant for the collection of taxes having been delivered to Colonel David E. Austen, Receiver of Taxes, he gives official notice that all the taxes on said rolls are due and payable at the office of the Receiver of Taxes in the borough in which the property is located, as follows:

Borough of Manhattan, No. 57 Chambers st, Manhattan, N. Y.
Borough of the Bronx, corner of 3d and Tremont avs, the Bronx, N. Y.

Borough of Brooklyn, Rooms 2, 4, 6 and 8, Municipal Building, Brooklyn, N. Y.

Borough of Queens, corner of Jackson av and 5th st, Long Island City, N. Y.

Borough of Richmond, Borough Hall, St. George, Staten Island, N. Y.

In case of payment during October the person so paying shall be entitled to the benefits mentioned in section 915 of the Greater New York Charter (chapter 378, Laws of 1897), viz.: A deduction of interest at the rate of 6 per cent. per annum between the day of such payment and the 1st day of December next.

ALL BILLS PAID DURING OCTOBER MUST BE REBATED BEFORE CHECKS ARE DRAWN FOR PAYMENT.

When checks are mailed to the Receiver of Taxes they must be accompanied by addressed envelopes with postage prepaid in order to insure return of receipted bills by mail.

Checks dated October 7 should be mailed to the Receiver as soon as possible after bills have been received by the taxpayer. Draw checks only to the order of the Receiver of Taxes.

A Quickening in Realty Near the "Junction."

Judging by the number of transactions concluded within the last few months in the neighborhood of Flatbush av extension, that section is about to develop into one of the most important business localities in Brooklyn. Until the work of tearing down the old buildings along the route of the extension commenced many overlooked the opportunities which the situation presents. Recently, though, it has dawned upon investors and others that realty in the immediate vicinity will be greatly benefited by the convergence at the junction of Flatbush av and Fulton st, of practically all the surface and elevated lines in the borough, not to speak of the Fourth av and Battery subway roads, which are to have stations nearby. Among the large institutions to locate near the extension may be mentioned the Dime Savings Bank and the Brooklyn Bank. The smaller transactions consist chiefly of long-term leases. Real estate brokers, who are familiar with downtown Brooklyn, predict that values in the zone of the extension will enhance at least twenty-five per cent. during the coming year.

Kitchen Decorations.

The most neglected room in most houses is the kitchen, yet it is the office of the average housewife and should be as pleasantly decorated as the parlor will allow. It is an important department of household activities, and should be kept in a state of the greatest cleanliness at all times. It should be so treated that the walls will be unaffected by steam or water, and these walls in a properly treated kitchen should be as easily cleaned as the floor.

For these purposes sanitarily treated wall papers are in increasing demand. Fancy the joy of soul to the neat housewife whose kitchen and pantry walls are restored to their newly decorated freshness by the application of a damp cloth, while the sense that steam and cooking odors can leave no impression on such material is a pleasure to her tidy heart.

The least expensive materials for this work are the varnished tiles of domestic manufacture. The varnish coat already on these goods makes them steam and waterproof, except at the edges; but a strictly damp-proof job may be insured by the application of a coat of damar varnish to the entire wall after the paper is hung.

Next in point of expense come the imported varnished tiles. These are mostly made in set patterns of Dutch plaque and panel styles. The free-hand designs in floral and other effects come in English oil color wall papers, and are good to add a touch of home-like comfort to this room.—Painters' Magazine.

The fact that the agent of one of the parties to an exchange of lands divided commissions with the other party on the transaction does not show a conspiracy between them to obtain from the principal more money than the property was worth. This was held in *MacKellar vs. Thompson*, 119 App. Div. 36, 103 N. Y. S. (137 St. Rep.) 853.

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NOTICE TO PROPERTY OWNERS.

ASSESSMENTS DUE AND PAYABLE.

61st st, Central Park West and Broadway; extension of sewer. 144th st, s e cor Broadway; receiving basin. 163d st, Broadway and St Nicholas av; sewer. 113th st, Harlem River to 10th av; sewer. 70th st, n w cor Central Park West; restoring pavement. 42d st, n e cor 6th av; restoring pavement. 106th st W, Nos 55 and 57; restoring pavement. BILLS OF COSTS. Lawrence av, Lind av to 167th st. REPORTS COMPLETED. College av, 164th st to 172d st. 176th st, Sedgwick av to line of New York & Putnam Railroad. 207th st, 9th av to River av. 101st st, 2d and 3d avs.

HEARINGS FOR THE COMING WEEK.

At 90-92 West Broadway.

Monday, Oct. 14.

A new avenue, between Fort Washington av and Haven av, at 12 m. West 129th st, Convent to Amsterdam av, at 4 p m. Hawkstone st, Walton av to Grand Boulevard and Concourse, at 12 m. Bronx Park addition, on its easterly side, at 10 a m. West 162d st, Broadway to Riverside Drive, at 12 m. Public park, Southern Boulevard, Pelham av and Crotona av, at 1 p m. Public park at Rae st, German pl and St Anns av, at 11 a m. 179th st, Broadway to Haven av, at 4 p m. Tuesday, Oct. 15. Beck st, Longwood to Intervale av, at 1 p m. Northern av, north of 181st st, at 4p m. Boston rd, from White Plains rd to the north line of the city, at 10 a m. Bronx Boulevard, Old Boston Post rd to East 242d st, at 3 p m. Hawkstone st, Walton av to Grand Boulevard and Concourse, at 4 p m. Wednesday, Oct. 16. Tremont av, Eastern Boulevard to Fort Schuyler rd, at 11 a m. Belmont av, East 175th st to Tremont av, at 1 p m. East 222d st, 7th av to Hutchinson River, at 3 p m. West Farms rd, Bronx River to Westchester Creek, at 3 p m. Thursday, Oct. 17. Corlears Hook Park addition, at 2 p m. Main st, City Island, at 3 p m. White Plains rd, closing, at 11 a m. Two public parks, east of Boulevard Lafayette, at 2 p m.

At 258 Broadway.

Monday, Oct. 14.

Grafton av, school site, at 11 a m. Bridge 3, Section No 3, at 2 p m. Hamilton pl, school site, at 1 p m. Pleasant av, school site, at 2 p m. Whale Creek, at 3 p m. Bridge 4, No 2, Queens, at 4 p m.

Tuesday, Oct. 15.

Grafton av, school site, at 11 a m. Pier 51, East River, at 2 p m. Bridge 4, Section 2, Manhattan, at 2 p m.

Wednesday, Oct. 16.

East 12th st, school site, at 12 m.

Thursday, Oct. 17.

105th st, school site, at 11 a m. 10th av, library site, at 1 p m. East Houston st, library, at 12.30 p m. Bridge 4, Section No 3, at 2 p m.

AUCTION SALES OF THE WEEK.

The following is the complete list of the property sold, withdrawn or adjourned during week ending Oct. 12, 1907, at the New York Real Estate Salesroom, 14 and 16 Vesey St. Except where otherwise stated, the properties offered were in foreclosure. Adjournment of legal sales to next week are noted under Advertised Legal Sales.

The total amount at the end of the list comprises the consideration in actual sales only. *Indicates that the property described was bid in for the plaintiff's account.

JOSEPH P. DAY.

3d av, Nos 3524 to 3542 | n e cor 168th st, runs 168th st | e 337 to Fulton av | n 41.8 x w 111.11 | x n 87 x w 60.10 x n 50 x w 180 to 3d av | x s 176 to beginning, 1, 2, 3 and 4-sty brk

brewery and 1-sty frame stable and 3-sty brk tenement and store. (Amt due, \$80,000; taxes, &c, \$2,918.58.) Frederick V Haas.... 108,000 Vyse av, w s, 191.4 n Home st, 75x100, vacant. (Amt due, \$4,428.50; taxes, &c, \$656.24.) George McCauslan 6,500 *Brook av, Nos 190 to 208 | e s, whole front 136th st, No 779 | between 136th and 137th st, No 778 | and 137th st, 200x100, five 6-sty brk tenements and stores (unfinished). (Amt due, \$6,780.22; taxes, &c, \$19.19; sub to six prior mortgages aggregating \$42,000.) The Estates Settlement Co 45,000 *Hughes av, No 2153, w s, 62.11 s Oak Tree pl, 16.7x95, 2-sty frame dwelling. (Amt due, \$4,434.48; taxes, &c, \$27.39.) Rose Maaskoff 4,000 Washington av, e s, 65 n 167th st, 125x137, vacant. (Amt due, \$3,897.07; taxes, &c, \$495; sub to a first mort of \$22,000.) Sol Rothschild 27,016 South st, No 187 | s w cor James Slip, 36.2x James Slip, No 19 | 21.11, 4-sty brk tenement and store (partition). Julia Volckhausen, party in interest 17,750 South st, No 175 | n w cor Roosevelt st, Roosevelt st, No 137 | 26.10x49x28.7x39.2, 6-sty brk tenement and store (partition). Fred B Lemaire 31,600 South st, No 174, n s, 26.10 w Roosevelt st, 17.10x62.3x59.4, 4-sty brk tenement and store (partition). Fred B Lemaire 15,000 *78th st, Nos 236 and 238, s s, 305 e 3d av, 25x102.2, 6-sty brk tenement and store. (Amt due, \$20,874.09; taxes, &c, \$265.04.) Samuel Grodginas et al 30,500

CHAS. A. BERRIAN.

3d av, Nos 3386 to 3394 | e s, 150 s 136th st, Franklin av | 112.6x70.7 | to Franklin av x123.7x121.10, 3-sty brk tenement and store and three 2-sty frame buildings and stores. (Amt. due, \$35,705.89; taxes, &c, \$42.36.) William Rosenzweig Realty Operating Co et al, defendants..36,787

BRYAN L. KENNELLY.

56th st, No 363, n s, 83.4 e 9th av, 16.8x 100.5, 4-sty brownstone dwelling (exr's sale). J Regan 17,300 Little West 12th st, Nos 22 to 26, s s, 178 w 9th av, 52x88.6x-x77.5, three 3-sty brk buildings, with stores (voluntary partition). E J Bernheimer. Bid in at \$27,750 Greenwicht st, No 550, w s, 51.10 s Charlton st, 27.2x76.3x27.2x76.6, 5-sty brk and stone tenement, with stores (exr's sale). Henry J Scheuber 22,300 Washington st, No 609, e s, 56.6 s Morton st, 18.6x64.10, 5-sty brk building (voluntary). John T Aaron & Son 29,950 Boston road, No 1262, e s, 200 s 169th st, runs s 60 x e 125 x s 7.5 x e 58 x n 34 x w 55 x s 7.5 x w 125 to beginning, 2-sty frame dwelling (voluntary). E L Louis and Henry Harburger 21,750

SAMUEL GOLDSTICKER.

*145th st, n s, 200 w Lenox av, 75x99.11, vacant. Action No. 2. (Amt due, \$11,202.81; taxes, &c, \$798.60; sub to a prior mort of \$30,000.) American Mortgage Co 32,004 *145th st, n s, 125 w Lenox av, 75x99.11, vacant. Action No. 1. (Amt due, \$11,202.81; taxes, &c, \$798.60; sub to a prior mort of \$30,000.) American Mortgage Co..... 32,004 Total \$477,461 Corresponding week, 1906..... 301,310 Jan. 1st, 1907, to date..... 32,552,320 Corresponding period, 1906..... 24,151,419

VOLUNTARY AUCTION SALES.

By JOSEPH P. DAY.

Oct. 15.

Garrison Heights, 193 lots. Oct. 17.

First av, No 157, 5-sty tenement, with double store, 23.1x72. Cherry st, No 244, 5-sty tenement with double store, 25.3x138. East End av, No 172, 5-sty and basement brick double flat, 25x96.

By BRYAN L. KENNELLY.

Oct. 16.

31st st, No 54 W, 3-sty brk building with two stores, 20x63. 2d av, No 1161, n w cor 61st st, 4-sty brk and stone apartment with store, 21.3x48.6. 8th av, No 539-541, n w cor 37th st, 6-sty brk and stone loft building, 28.0x100x49.4x1/2x irreg. 37th st, No 307 W, 6-sty brk warehouse, 25x 98.9. 7th av, No 375, 3-sty brk building with store, 21x75. Bowery, No 43, 5-sty business building with store, 20.5x71.8x20.4x60.10.

45th st, No 107 W, 3-sty stone dwelling, 20x 100.5. 35th st, No 407 W, 2-sty frame store, 20x24.9. 30th st, Nos 208-210 W, 3 and 4-sty brk tenements and 3-sty brk tenements in rear, 46x 98.9. Lexington av, Nos 90-92, two 3-sty dwellings, 39.6x78.

ADVERTISED LEGAL SALES.

Sales to be held at the Real Estate Exchange, 14 and 16 Vesey St., except as elsewhere stated.

Oct. 12.

No Legal Sales advertised for this day.

Oct. 14.

Rivington st, Nos 58 and 60, n s, 46.2 e Eldridge st, 42x80, 3-sty brk synagogue. The Universal Building & Construction Co agt Moritz Waisman et al; Boudin & Liebman, att'ys for defd Karp, 302 Broadway; Wm F Clare, ref. (Amt due, \$22,290.76; taxes, &c, \$975.) Mort recorded Jan 28, 1905. By William Kennelly, Jr. Oct. 15.

203d st, n s, 475 e Marion av, 25x100, 3-sty frame tenement and store. Frederick C Leubuscher agt Catherine Steinke et al; John W Suling, att'y, 258 Broadway; Arthur D Truax, ref. (Amt due, \$2,370.37; taxes, &c, \$769.26.) Mort recorded Apr 29, 1901. By Bryan L Kennelly.

203d st, n s, 350 e Marion av, 25x127.1, 2-sty frame dwelling. Teachers Co-operative Building & Loan Association of the City of New York agt Sebastino Nardillo et al; Frederick C Leubuscher, att'y, 258 Broadway; Wm J Coen, ref. (Amt due, \$2,733.40; taxes, &c, \$575.00.) Mort recorded June 30, 1899. By Bryan L Kennelly.

140th st, n s, 200 e St Ann's av, 100x95, vacant. Mary E Clark et al agt Robert M Silverman-Silverman Realty Co et al; Bowers & Sands, att'ys, 31 Nassau st; Jacob W Block, ref. (Amt due, \$13,946.25; taxes, &c, \$50.) Mort recorded Dec 10, 1906. By Joseph P Day.

Lenox av, Nos 661 to 679 | w s, whole front between 143d and 144th sts, 199.10x 100, five 6-sty brk tenements and stores. Harry Fischel agt Max Kobre et al; J A Seidman, att'y, 61 Park Row; James A Donegan, ref. (Amt due, \$7,825.06; taxes, &c, \$2,883.54.) Mort recorded Nov 21, 1905. By Joseph P Day.

Fieldston av or road, w s, 175.10 s 261st st, 25x100, vacant. Frederick P Forster agt Jennie Tinto et al; Frederick C Lawyer, att'y, 18 Wall st; Chas S Simpkins, ref. (Amt due, \$748.32; taxes, &c, \$64.43.) By Joseph P Day.

Oct. 16.

70th st, No 428, s s, 161 w Av A, 38x100.5, 6-sty brk tenement and store. Sadie Hoffberg agt Harry M Stoff et al; Manheim & Manheim, att'ys, 302 Broadway; Sylvester Malone, ref. (Amt due, \$5,394.73; taxes, &c, \$250.00; sub to two mortgages aggregating \$45,500.) By Joseph P Day.

Central Park West, w s, 75.8 s 101st st, 25.3x 100, vacant. John Stich agt Joseph Fuchs et al; Kantrowitz & Esberg, att'ys, 320 Broadway; Frederick L Taylor, ref. (Amt due, \$4,892.60; taxes, &c, \$-; sub to a prior mort of \$15,000.) Mort recorded Feb 16, 1906. By Joseph P Day.

Lenox av, Nos 661 and 665 | n w cor 143d st, 40x 143d st, n s | 100, 6-sty brk tenement and store. Knickerbocker Trust Co agt Meyer Frank et al; Action No. 1; A Lincoln Wescott, att'y, 135 Broadway; Joseph P Morrissey, ref. (Amt due, \$20,360.16; taxes, &c, \$978.01.) Mort recorded Oct 24, 1904. By Joseph P Day.

Lenox av, Nos 669 and 671, w s, 40 n 143d st, 39.11x100, 6-sty brk tenement and store. Same agt same; Action No. 2; same att'y; same ref. (Amt due, \$15,105.45; taxes, &c, \$986.66.) Mort recorded Oct 24, 1904. By Joseph P Day.

Lenox av, Nos 673 and 675, w s, 79.11 s 144th st, 40x100, 6-sty brk tenement and store. Same agt same; Action No. 3; same att'y; same ref. (Amt due, \$15,081.45; taxes, &c, \$453.83.) Mort recorded Oct 24, 1904. By Joseph P Day.

Lenox av, Nos 677 and 679, w s, 40 s 144th st, 39.11x100, 6-sty brk tenement and store. Same agt same; Action No. 4; same att'y; same ref. (Amt due, \$15,081.45; taxes, &c, \$477.83.) Mort recorded Oct 24, 1904. By Joseph P Day.

Lenox av | s w cor 144th st, 40x100, 6-144th st, No 100 | sty brk tenement and store. Same agt same; Action No. 5; same att'y; same ref. (Amt due, \$20,369.01; taxes, &c, \$676.36.) Mort recorded Oct 24, 1904. By Joseph P Day.

(Continued on page 584.)

OFFICIAL LEGAL NOTICES

ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD OF September 25 to October 9, 1907, of the confirmation by the Board of Assessors, and the entering in the Bureau for the Collection of Assessments and Arrears, of assessment for LOCAL IMPROVEMENTS in the BOROUGH OF RICHMOND: 1ST WARD. CASTLETON AVENUE—REGULATING, GRADING, PAVING ROADWAY, LAYING COBBLE-STONE GUTTERS, from Bard Avenue to Glenn Avenue.

HERMAN A. METZ, Comptroller. City of New York, September 24, 1907. (38114)

ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD OF September 25 to October 9, 1907, of the confirmation by the Board of Assessors, and the entering in the Bureau for the Collection of Assessments and Arrears, of assessment for LOCAL IMPROVEMENTS in the BOROUGH OF QUEENS: 1ST WARD. BLACKWELL STREET—SEWER, from Grand Avenue to Flushing Avenue.

HERMAN A. METZ, Comptroller. City of New York, September 24, 1907. (38122)

ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD OF September 27 to October 11, 1907, of the confirmation by the Board of Revision of Assessments, and the entering in the Bureau for the Collection of Assessments and Arrears, of assessment for LOCAL IMPROVEMENTS in the BOROUGH OF QUEENS: 1ST WARD. ACADEMY STREET—SEWER, from Payntar Avenue to Jane Street.

HERMAN A. METZ, Comptroller. City of New York, September 26, 1907.

ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD OF September 27 to October 11, 1907, of the confirmation by the Board of Revision of Assessments, and the entering in the Bureau for the Collection of Assessments and Arrears, of assessment for LOCAL IMPROVEMENTS in the BOROUGH OF MANHATTAN: 12TH WARD, SECTION 8. WEST 171ST STREET—SEWER, between Fort Washington Avenue and Haven Avenue.

HERMAN A. METZ, Comptroller. City of New York, September 26, 1907.

ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD OF October 3 to 17, 1907, of the confirmation by the Board of Assessors, and the entering in the Bureau for the Collection of Assessments and Arrears, of assessments for LOCAL IMPROVEMENTS in the BOROUGH OF QUEENS: 1ST WARD. CRESCENT STREET—SEWER, from Payntar Avenue to Freeman Avenue. 13TH AVENUE—SEWER, from Broadway to Graham Avenue. 16TH AVENUE—SEWER, from Broadway to Jamaica Avenue.

HERMAN A. METZ, Comptroller. City of New York, October 1, 1907.

ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD OF October 3 to 17, 1907, of the confirmation by the Board of Assessors, and the entering in the Bureau for the Collection of Assessments and Arrears, of assessment for LOCAL IMPROVEMENTS in the BOROUGH OF MANHATTAN: 12TH WARD, SECTION 7. SEVENTH AVENUE—SEWER, west side, between 145th and 146th Streets.

HERMAN A. METZ, Comptroller. City of New York, October 1, 1907.

ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD OF October 3 to 17, 1907, of the confirmation by the Board of Assessors, and the entering in the Bureau for the Collection of Assessments and Arrears, of Assessment for LOCAL IMPROVEMENTS in the BOROUGH OF THE BRONX: 24TH WARD, ANNEXED TERRITORY. TEMPORARY SEWERS in WEST FARMS ROAD, from Bronx Street to Morris Park Avenue, etc.; in GARFIELD STREET, between Jackson Avenue and the Harlem River Branch of the N. Y. N. H. and H. R. R.; in VAN BUREN STREET, between Morris Park Avenue and Jackson Avenue, etc.; in TAYLOR STREET, from the existing sewer east of Columbus Avenue to the Harlem River Branch of the N. Y. N. H. and H. R. R.; in BRONX PARK AVENUE, between a point about 640 feet south of West Farms Road and 180th Street, etc.; in LEBANON STREET, between a point about 410 feet west of Bronx Park Avenue and Morris Park Avenue; in JEFFERSON STREET, between Morris Park Avenue and the property of the N. Y. N. H. and H. R. R.; in ADAMS PLACE, between Columbus Avenue and the property of the N. Y. N. H. and H. R. R., etc.

HERMAN A. METZ, Comptroller. City of New York, October 1, 1907. (38220)

ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD OF October 4 to 18, 1907, of the confirmation by the Board of Revision of Assessments, and the entering in the Bureau for the Collection of Assessments and Arrears, of assessment for LOCAL IMPROVEMENTS in the BOROUGH OF MANHATTAN: 12TH WARD, SECTION 7. WEST 152D STREET—ALTERATION AND IMPROVEMENT TO SEWER, between Riverside Drive and Broadway.

HERMAN A. METZ, Comptroller. City of New York, October 3, 1907. (38308)

PROPOSALS.

Department of Public Charities, foot of East Twenty-sixth street, New York.

SEALED BIDS OR ESTIMATES will be received by the Department of Public Charities at the above office until 2.30 o'clock P. M. on MONDAY, OCTOBER 14, 1907,

For providing all labor and materials required for the excavation, masonry, steel and iron, roofing and metal work, carpentry, glazing, painting, hardware, electric work and all other work (except plumbing, heating, elevator work, electric wiring and fitting up the diet kitchens, drug rooms and utility rooms), as set forth in the drawings and specifications for the construction and completion of six ward buildings of the Sea View Hospital, situated on certain property owned by the City of New York, on the south side of the Manor road, Township of Castleton, Borough of Richmond, the City of New York, said proposed structures being intended for the uses and purposes of the Department, as provided by law.

For full particulars see City Record. ROBERT W. HEBBERD, Commissioner. Dated September 27, 1907.

Office of the Department of Parks, Arsenal Building, Fifth avenue and Sixty-fourth street, Borough of Manhattan, the City of New York.

SEALED BIDS OR ESTIMATES will be received by the Park Board at the above office of the Department of Parks until 3 o'clock P. M. on THURSDAY, OCTOBER 17, 1907,

Boroughs of Brooklyn and Queens.

For furnishing all the labor and materials necessary to wire and light and make repairs to the Soldiers and Sailors' Arch, Prospect Park, Brooklyn.

For full particulars see City Record. SAMUEL PARSONS, President; JOSEPH I. BERRY, MICHAEL J. KENNEDY, Commissioners of Parks.

Office of the Department of Parks, Arsenal Building, Fifth avenue and Sixty-fourth street, Borough of Manhattan, the City of New York.

SEALED BIDS OR ESTIMATES will be received by the Park Board at the above office of the Department of Parks until 3 o'clock P. M. on THURSDAY, OCTOBER 17, 1907,

Borough of Brooklyn.

For furnishing all the labor and materials necessary to construct a rustic masonry boundary wall around Sunset Park, Borough of Brooklyn.

For full particulars see City Record. SAMUEL PARSONS, President; JOSEPH I. BERRY, MICHAEL J. KENNEDY, Commissioners of Parks.

Department of Correction, No. 148 East Twentieth Street, Borough of Manhattan, The City of New York.

SEALED BIDS OR ESTIMATES will be received by the Commissioner of Correction at the above office until 11 o'clock A. M. on THURSDAY, OCTOBER 17, 1907,

Borough of Manhattan.

No. 2. For furnishing and delivering hardware, paints, iron, steamfittings, lumber and miscellaneous articles.

For full particulars see City Record. JOHN V. COGGEY, Commissioner. Dated October 3, 1907. (38326)

Main Office of the Department of Street Cleaning, Room 1403, Nos. 13 to 21 Park Row, Borough of Manhattan, the City of New York.

SEALED BIDS OR ESTIMATES will be received by the Commissioner of Street Cleaning at the above office until 12 o'clock M. on WEDNESDAY, OCTOBER 16, 1907,

Boroughs of Manhattan, The Bronx and Brooklyn.

Contract for furnishing and delivering 30 sets of single driving harness.

For full particulars see City Record. W. BENSEL, Commissioner of Street Cleaning. Dated October 3, 1907. (38332-1)

Main Office of the Department of Street Cleaning, Room 1403, Nos. 13 to 21 Park Row, Borough of Manhattan, the City of New York.

SEALED BIDS OR ESTIMATES will be received by the Commissioner of Street Cleaning at the above office until 12 o'clock M. on WEDNESDAY, OCTOBER 16, 1907,

Boroughs of Manhattan, The Bronx and Brooklyn.

Contract for furnishing and delivering stoves and stove supplies.

For full particulars see City Record. W. BENSEL, Commissioner of Street Cleaning. Dated October 3, 1907. (38332-2)

Department of Bridges, Nos. 13 to 21 Park Row, Borough of Manhattan, City of New York.

SEALED BIDS OR ESTIMATES will be received by the Commissioner of Bridges at the above office until 2 o'clock P. M. on THURSDAY, OCTOBER 24, 1907,

For the electrical equipment of the University Heights Bridge.

For full particulars see City Record. JAMES W. STEVENSON, Commissioner of Bridges. Dated October 4, 1907. (38357)

Office of the Department of Parks, Arsenal Building, Fifth avenue and Sixty-fourth street, Borough of Manhattan, the City of New York.

SEALED BIDS OR ESTIMATES will be received by the Park Board at the above office of the Department of Parks until 3 o'clock P. M. on THURSDAY, OCTOBER 17, 1907,

Borough of Brooklyn.

No. 1. For work and materials required for the erection and completion of a shelter house in New Lots Park, Borough of Brooklyn.

No. 2. For work and materials required for the erection and completion of a shelter house in Fulton Park, Borough of Brooklyn.

No. 3. For work and materials required for the erection and completion of a shelter house in Winthrop Park, Borough of Brooklyn.

No. 4. For work and materials required for the erection and completion of a shelter and tennis house in Prospect Park, Borough of Brooklyn.

For full particulars see City Record. SAMUEL PARSONS, JR., President; JOSEPH I. BERRY, MICHAEL J. KENNEDY, Commissioners of Parks. (38339)

Department of Water Supply, Gas and Electricity, Room 1536, Nos. 13 to 21 Park Row, Borough of Manhattan, the City of New York.

SEALED BIDS OR ESTIMATES will be received by the Commissioner of Water Supply, Gas and Electricity at the above office until 2 o'clock P. M. on FRIDAY, OCTOBER 18, 1907,

Borough of Brooklyn.

For furnishing, delivering and constructing piers for two bridges over the Wantagh stream, and to do certain grading of Seaman's road, in the town of Hempstead.

The time allowed for doing and completing the work will be seventy-five working days.

The surety required will be Three Thousand Dollars (\$3,000).

For full particulars see City Record. JOHN H. O'BRIEN, Commissioner of Water Supply, Gas and Electricity. The City of New York, October 5, 1907. (38346)

Department of Water Supply, Gas and Electricity, Room 1536, Nos. 13 to 21 Park Row, Borough of Manhattan, the City of New York.

SEALED BIDS OR ESTIMATES will be received by the Commissioner of Water Supply, Gas and Electricity at the above office until 2 o'clock P. M. on FRIDAY, OCTOBER 18, 1907,

Borough of Queens.

For furnishing, delivering and storing anthracite coal in the following amount: 450 gross tons of anthracite coal.

For full particulars see City Record. JOHN H. O'BRIEN, Commissioner of Water Supply, Gas and Electricity. The City of New York, October 7, 1907. (38364)

DEPARTMENT OF DOCKS AND FERRIES. Sealed bids will be received by the Commissioner of Docks at Pier "A," foot of Battery Place, until 12 o'clock noon on Monday, October 21, 1907, for leases, with dumping board privileges, as follows:

1. North side of pier foot of West 47th Street, North River.

2. Bulkhead between 94th and 95th Streets, East River.

3. South side of pier foot of East 60th Street, East River.

(For particulars, see City Record.) (38372)

PUBLIC NOTICES.

DEPARTMENT OF FINANCE, BUREAU FOR THE COLLECTION OF TAXES, NO. 57 CHAMBERS STREET, BOROUGH OF MANHATTAN, NEW YORK, September 30, 1907.

NOTICE TO TAXPAYERS. NOTICE IS HEREBY GIVEN THAT THE assessment rolls of real estate and personal property in The City of New York for the year 1907, and the warrants for the collection of taxes, have been delivered to the undersigned, and that all the taxes on said assessment rolls are due and payable on

MONDAY, OCTOBER 7, 1907,

at the office of the Receiver of Taxes in the borough in which the property is located, as follows:

Borough of Manhattan, No. 57 Chambers street, Manhattan, N. Y.

Borough of The Bronx, corner of Third and Tremont avenues, The Bronx, N. Y.

Borough of Brooklyn, Rooms 2, 4, 6 and 8, Municipal Building, Brooklyn, N. Y.

Borough of Queens, corner Jackson avenue and Fifth street, Long Island City, N. Y.

Borough of Richmond, Borough Hall, St. George, Staten Island, N. Y.

In case of payment during October the person so paying shall be entitled to the benefits mentioned in section 915 of the Greater New York Charter (chapter 378, Laws of 1897), viz.: A deduction of interest at the rate of 6 per cent. per annum between the day of such payment and the 1st day of December next.

ALL BILLS PAID DURING OCTOBER MUST BE REBATED BEFORE CHECKS ARE DRAWN FOR PAYMENT.

When checks are mailed to the Receiver of Taxes they must be accompanied by addressed envelopes with postage prepaid in order to insure return of receipted bills by mail.

Checks dated October 7th should be mailed to the Receiver as soon as possible after bills have been received by the taxpayer.

Draw checks only to the order of the Receiver of Taxes. DAVID E. AUSTEN, Receiver of Taxes. (38025)

ADVERTISED LEGAL SALES.

(Continued from page 582.)

Oct. 17.

Hall pl, e s, 193.2 s 167th st, 45x—x43.11x52.7, vacant. Frederick Gordes agt Frida Hubner et al; Peter Klein, att'y, 116 Nassau st; Peter L. Mullaly, ref. (Amt due, \$1,250.16; taxes, &c, \$674.22.) Mort recorded Mar 7, 1906. By Joseph P Day.

14th st, No 7, n s, 150 w 5th av, 25x103.3, 5-sty brk building and store. Ada G Gray agt The Central National Realty & Construction Co et al; E John Ludvig, att'y, 299 Broadway; Abraham G Meyer, ref. (Amt due, \$9,936.21; taxes, &c, \$994.94.) Mort recorded Mar 17, 1906. By Joseph P Day.

Lenox av | n e cor 143d st, runs e 96.2 x n 143d st | 59.11 x e 16.7 x n 39.11 x w 27.10 x s 25 x w 85 x s 74.11 to beginning, vacant. The Jefferson Bank agt Morris Feldberg et al; Strasbourger, Weil, Eschwege & Schallek, att'ys, 74 Broadway; H B Davis, ref. (Amt due, \$46,330.17; taxes, &c, \$475; sub to a mort of \$38,500.) Mort recorded May 11, 1906. By Samuel Marx.

139th st | n s, 575 e Lenox av,
140th st, Nos 18 to 22 s | 75x199.10 to 140th

HERBERT A. SHERMAN

REAL ESTATE

AUCTIONEER, BROKER
APPRAISER, AGENTGROUND FLOOR, ASTOR BUILDING
9 Pine and 10 Wall StreetUptown Office, 530 and 532 FIFTH AVENUE
Corner 44th St., under 5th Ave. Bank

Tel. Connections. Private Wire Between Offices

st, 2-sty brk stable. David Kidansky agt David Peltyn et al; Bowers & Sands, att'ys, 31 Nassau st; Richard H Clarke, ref. (Amt due, \$18,142.44; taxes, &c, \$876.90; sub to a mort of \$42,000.) By Joseph P Day.

Oct. 18.

Meadow st, w s, lot 41, map of part of South Mount Vernon, 34x—. Sheriff's sale of all right, title, &c, which Moses R Crow had Jan 20, 1899, or since; Boudin & Liebman, att'ys, 302 Broadway; Nicholas J Hayes, sheriff. By Joseph P Day.

143d st, No 306, s s, 100 w 8th av, 25x99.11, 5-sty brk tenement. Andrew J Stevens agt Clarence Person et al; Andrew H Weller, att'y, 203 Broadway; Frank Cochran, ref. (Amt due, \$6,561.79; taxes, &c, \$564.18; sub to a mort of \$21,000.) Mort recorded May 20, 1901. By Joseph P Day.

Oct. 19.

No Legal Sales advertised for this day.

Oct. 21.

8th st, No 416, s s, 75 e Av D, 22x97.6, 3-sty brk tenement and store. Dry Dock Savings Institution agt Annie Grosser et al; Frank M Tichenor, att'y, 38 Park Row; James M Tully, ref. (Amt due, \$4,508.00; taxes, &c, \$148.49.) Mort recorded Mar 29, 1873. By Joseph P Day.

9th st, No 733, n s, 383 e Av C, 25x92.3, 5-sty brk tenement. Joseph Rosenzweig agt Chas M Siegel et al; Frederick D W Searing, att'y, 99 Nassau st; Chas D O'Connell, ref. (Amt due, \$9,710.59; taxes, &c, \$400.94; sub to four mortg aggregating \$40,750.) Mort recorded Apr 9, 1907. By Joseph P Day.

PROPOSALS

DEPARTMENT OF DOCKS AND FERRIES.

Sealed estimates for building new ferry house at the Manhattan Terminal of the Staten Island Ferry (Contract No. 1099), will be received by the Commissioner of Docks, Pier A, Battery Place, until 12 o'clock, noon, Thursday, October 31, 1907. For particulars see City Record. (38393)

Office of the Department of Parks, Arsenal Building, Fifth avenue and Sixty-fourth street, Borough of Manhattan, the City of New York.

SEALED BIDS OR ESTIMATES will be received by the Park Board at the above office of the Department of Parks until 3 o'clock P. M. on

THURSDAY, OCTOBER 24, 1907,
Borough of The Bronx.

For furnishing and delivering one thousand (1,000) cubic yards broken stone of trap rock, and five thousand (5,000) cubic yards screenings of trap rock (No. 4, 1907), for Parks, Borough of The Bronx.

For full particulars see City Record.

SAMUEL PARSONS, JR.,

President;

JOSEPH I. BERRY,

MICHAEL J. KENNEDY,

Commissioners of Parks.

Office of the Department of Parks, Arsenal Building, Fifth avenue and Sixty-fourth street, Borough of Manhattan, the City of New York.

SEALED BIDS OR ESTIMATES will be received by the Park Board at the above office of the Department of Parks until 3 o'clock P. M. on

THURSDAY, OCTOBER 24, 1907,
Borough of The Bronx.

For furnishing and delivering thirty thousand (30,000) pounds No. 1 white clipped oats (No. 2, 1907), for Parks, Borough of The Bronx.

For full particulars see City Record.

SAMUEL PARSONS, JR.,

President;

JOSEPH I. BERRY,

MICHAEL J. KENNEDY,

Commissioners of Parks.

Department of Health, corner of Fifty-fifth street and Sixth avenue, Borough of Manhattan, City of New York.

SEALED BIDS OR ESTIMATES will be received by the Board of Health of the Department of Health until 9.45 A. M. on

MONDAY, OCTOBER 21, 1907.

For furnishing and delivering milk to the Willard Parker, Reception, Riverside and Kingston Avenue Hospitals, the Hospital for Contagious Eye Diseases and the Research Laboratory of the Department of Health, City of New York, during the year 1907.

For full particulars see City Record.

THOMAS DARLINGTON, M. D.,

President;

ALVAH H. DOTY, M. D.,

THEODORE A. BINGHAM,

Board of Health.

Dated October 10, 1907.

PROPOSALS.

Department of Bridges, Nos. 13 to 21 Park Row, Borough of Manhattan, City of New York.

SEALED BIDS OR ESTIMATES will be received by the Commissioner of Bridges at the above office until 2 o'clock P. M. on

THURSDAY, OCTOBER 24, 1907.

For the construction of train spacing signals for the Elevated Railway tracks of the Brooklyn Bridge.

For full particulars see City Record.

JAMES W. STEVENSON,

Commissioner of Bridges.

Dated New York, October 9, 1907.

Office of the Department of Parks, Zbrowski Mansion, Claremont Park, Borough of The Bronx.

SEALED BIDS will be received by the Park Commissioner at the above office of the Department of Parks, until 12 o'clock M. on

MONDAY, OCTOBER 21, 1907.

For the rental of the Lorillard Mansion and shed privilege, in Bronx Park; the rental of the Hunter Island Inn and the barn and shed in Pelham Bay Park, and the rental of the building in St. Mary's Park, with privilege of the sale of refreshments in each case.

For full particulars see City Record.

JOSEPH I. BERRY,

Commissioner of Parks, Borough of The Bronx.

SEALED BIDS OR PROPOSALS, endorsed "Proposal for Constructing Boardwalk," with the name of the person or corporation making the bid, will be received by the Streets, Walks and Drives Committee at Council Chambers in the City Hall at Atlantic City, New Jersey, between the hours of 8.00 and 8.30 o'clock P. M., Monday, October 28, 1907.

The work to be done is the construction of a Boardwalk along the Ocean Front between Pacific Avenue and Connecticut Avenue; said Boardwalk to be approximately 2,920 feet in length and to be constructed with a wood floor upon wood or reinforced concrete joists supported by reinforced concrete girders and columns.

A certified check upon a National or State Bank or Trust Company, drawn to the order of Albert Beyer, City Treasurer, for the sum of Ten Thousand (\$10,000) Dollars, must be deposited with the bid.

Surety Company (authorized to do business in the State of New Jersey) bond will be required in the sum of one-half of the contract price based upon the estimated quantities.

The Streets, Walks and Drives Committee reserves the right to reject any or all bids if it shall deem it for the public interest so to do.

Blank forms of proposal, printed envelopes, specifications and plans can be obtained upon application at the office of the City Engineer, Room 622, Bartlett Building, Atlantic City, New Jersey.

By Order of the Committee,
WILLIAM RIDDLE, Chairman.
J. W. HACKNEY, City Engineer.

OFFICIAL LEGAL NOTICES.

ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD of October 9 to 23, 1907, of the confirmation by the Board of Assessors, and the entering in the Bureau for the Collection of Assessments and Arrears, of assessment for LOCAL IMPROVEMENTS in the BOROUGH OF MANHATTAN,

22ND WARD, SECTION 4, WEST 61ST STREET EXTENSION OF SEWER between Central Park West and Broadway. 12TH WARD, SECTION 7, WEST 144TH STREET AND BROADWAY RECEIVING BASIN, at the Southeast corner. 12TH WARD, SECTION 8, WEST 163D STREET SEWER, between Broadway and St. Nicholas Avenue. WEST 213TH STREET SEWER, between the Harlem River and 10th Avenue.

HERMAN A. METZ,

Comptroller.

City of New York, October 8, 1907. (38385)

PUBLIC NOTICES.

PUBLIC NOTICE IS HEREBY GIVEN to the owner or owners of all houses and lots, improved or unimproved lands affected thereby, that the following proposed assessments have been completed and are lodged in the office of the Board of Assessors for examination by all persons interested, viz.:

BOROUGH OF BROOKLYN.

List 9398, No. 1. Regulating, grading, curbing and laying cement sidewalks on Prospect place, between Eastern Parkway Extension and Ralph avenue.

List 9402, No. 2. Regulating, grading, curbing and laying cement sidewalks on Alabama avenue, between Belmont and Sutter avenues.

List 9407, No. 3. Regulating, grading, curbing, guttering and laying cement sidewalks on Fifty-fourth street, between Thirteenth and Fifteenth avenues.

List 9419, No. 4. Regulating, grading, curbing and laying cement sidewalks on Elmore place, between Farragut road and Glenwood road.

All persons whose interests are affected by the above named proposed assessments, and who are opposed to the same or either of them, are requested to present their objections, in writing, to the Secretary of the Board of Assessors, No. 320 Broadway, New York, on or before November 12, 1907, at 11 A. M., at which time and place the said objections will be heard and testimony received in reference thereto.

ANTONIO ZUCCA,

PAUL WEIMANN,

JAMES H. KENNEDY,

Board of Assessors.

WILLIAM H. JASPER,

Secretary,

No. 320 Broadway.

City of New York, Borough of Manhattan, October 10, 1907.

REAL ESTATE RECORDS

Key to abbreviations:

1st.—Q. C. is an abbreviation for Quit Claim deed, i. e., a deed wherein all right, title and interest of the grantor is conveyed, omitting all covenants and warranty.

2d.—C. a. G. means a deed containing a Covenant against Grantor

only, in which he covenants that he hath not done any act whereby the estate conveyed may be impeached, charged or encumbered.

3d.—B. & S. is an abbreviation for Bargain and Sale deed, wherein, although the seller makes no expressed consideration, he really grants or conveys the property for a valuable consideration and thus impliedly claims to be the owner of it.

CONVEYANCES

October 4, 5, 7, 8, 9 and 10.

BOROUGH OF MANHATTAN.

Allen st, Nos 182 and 184, e s, 65 n Stanton st, 35x87.6, 6-sty brk tenement and store. Max Goldberg et al to George Dicker. Mort \$57,875. Oct 3. Oct 4, 1907. 2:417—36. A \$22,000—\$50,000. other consid and 100

Barrow st, No 31 (97), s s, abt 75 e Bleecker st, 18.9x80, 3-sty brk tenement. Mary Fontana to Joseph Cademartori. Mort \$7,000. Oct 3. Oct 4, 1907. 2:590—56. A \$5,500—\$7,000.

Broome st, Nos 127 to 131, s s, abt 20 w Pitt st, —x—, 6-sty brk tenement and store. Anti-nuptial agreement. Max Cohen and Louis Alexander with Abraham Alexander. May 20. Oct 7, 1907. 2:341—48. A \$35,000—\$68,000. nom

Canal st, No 159, n e s, abt 68 e Elizabeth st, 25.1x25x25.4x25, 5-sty brk tenement and store. Lena Terhune to Louis Gordon. Mort \$20,000. Oct 9. Oct 10, 1907. 1:203—34. A \$8,000—\$11,000. other consid and 100

WATER SUPERVISION CO.

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3 PARK ROW, NEW YORK

Canal st, No 159, n e s, 68 s e Elizabeth st, 25.3x25x25.4x25, 5-sty brk tenement and store. Chas J O'Brien, of San Francisco, Cal, to Mary L and Mary M OBrien his sisters, of San Francisco. All title. Dec 26, 1902. Oct 9, 1907. 1:203-34. A \$8,000-\$11,000.

Same property. Lucretia A Martine INDIVID and et al by Lucretia A Martine ATTY to Lena Terhune, of Brooklyn. Mort \$2,700. Oct 9, 1907. 1:203. gift

Cathedral Parkway, No 141, n s, 200 e 7th av, 75x70.11, 6-sty brk tenement. Emily Lotze et al EXRS, TRUSTEES, HEIRS, &c, Elise Lotze dec'd to Emily and Marie Lotze. Mort \$80,000. Sept 30, Oct 4, 1907. 7:1820-10. A \$45,000-\$105,000.

Cherry st, No 136, n s, 239.3 e Catherine st, 25.8x104.2, 5-sty brk tenement and store. Daniel W Harnett to Martin Garone. Mort \$31,000. Oct 4, Oct 5, 1907. 1:253-11. A \$12,000-\$28,000.

Crosby st, Nos 101 and 103, s e s, 53.3 s w Prince st, 40x64.9x39.4x61.6, vacant. The Mildred Realty Co to Wolf Solomon. Mt \$47,500. Oct 7, Oct 9, 1907. 2:496-12 and 13. A \$22,000-\$22,000.

Division st, No 243, s s, 46 w Montgomery st, 23x48.6x23x48.7, 6-sty brk loft and store building. Rachel Cohn to Nathan Burkan and Edward Schoenberg. Mort \$21,700. Sept 30, Oct 5, 1907. 1:286-63. A \$10,000-\$21,000.

Division st, No 74, n s, 50 e Forsyth st, 25x75, 5-sty brk tenement and store. Louis Rubenstein to the City of New York. Oct 4, Oct 7, 1907. 1:292-37. A \$19,000-\$28,000.

East Broadway, No 192, n e cor Jefferson st, 26.2x116.1 to s s Jefferson st, Nos 1 and 3 Division st, two 6-sty brk tenements and stores. Morris Singer to The City of New York. Sept 26, Oct 4, 1907. 1:285-31. A \$45,000-\$80,000.

Grand st, Nos 411 and 413, s s, 25 e Clinton st, runs e 50 x s 100 x w 25 x n 25 x w 25 x n 75 to beginning, two 5-sty brk tenements and stores. Elias Senft to Max Goldberg and Barney Goldstein. Mort \$75,000. Sept 30, Oct 4, 1907. 1:314-13 and 14. A \$50,000-\$71,000.

Hester st, No 70, s s, 25 w Orchard st, 25x75, 3-sty brk synagogue. Florence Goldberg to Louis Wolf. All title. Mort \$—.

Houston st, Nos 493 and 495, s s, 40 e Goerck st, 40x75, two 4-sty frame brk front tenements and stores. Max Isman to Celia wife of Max Isman. All liens. Oct 8, Oct 9, 1907. 2:325-13 and 14. A \$16,000-\$18,000.

Leroy st, No 18, s s, abt 160 w Bleeker st, 20x80, 2-sty brk tenement. Annette B Boardman to The Doe Ye Nexte Thyng Society for Work Among the Poor, a corp. Mort \$85,000 (?). Oct 4, Oct 5, 1907. 2:586-14. A \$8,000-\$8,500.

Leroy st, No 18, s s, abt 160 w Bleeker st, 20x80, 2-sty brk tenement. Annie E H Luttggen and ano to Annette B Boardman. Sept 20, Oct 5, 1907. 2:586-14. A \$8,000-\$8,500.

Madison st, No 146 and part No 144, s s, 306.7 e Market st, runs s e 104.7 x e 1.5 x n 100.1 to st x w 31.4 to beginning, parts two 5-sty brk tenements and stores. Meyer Vesell to the City of New York. July 24, Oct 5, 1907. 1:274. 42,233.50

Madison st, No 138, s s, 213.1 e Market st, 25x100, 5-sty brk tenement and store.

Madison st, parts Nos 144 and 146, s s, 288.2 e Market st, 18.5x104.7x48.7x100.1, parts of two 5-sty brk tenements and stores. Meyer Vesell to the City of New York. July 24, Oct 5, 1907. 1:274-32. A \$16,000-\$34,000 and part of lots 28 and 29. 107,766.50

Madison st, No 138, s s, 213.1 e Market st, 25x100, 5-sty brk tenement and store. Levin Hertzberg to Meyer Vesell. Mort \$28,500. May 3, Oct 5, 1907. 1:274-32. A \$16,000-\$34,000.

Madison st, No 138, s s, abt 215 e Market st, 25x100.

Madison st, No 144, s s, 210.11 w Pike st, 25.1x100.4x25.3x100.6.

Madison st, No 146, s s, abt 185.10 w Pike st, 25x100, three 5-sty brk tenements and stores. Meyer Vesell to the City of New York. Q C. Oct 4, Oct 7, 1907. 1:274-28, 29 and 32. A \$48,000-\$104,000.

Monroe st, Nos 263 and 265, n s, 100.4 w Jackson st, runs w 50 x n 108.2 x e 25 x n 1 x e 25 x s 105.10 to beginning, two 5-sty brk tenements and stores and two 5-sty brk tenements in rear. Max Heyman to Harris Mankin. 1-3 part right, title and interest. Mort \$63,000. Jan 28, Oct 5, 1907. 1:266-33 and 34. A \$34,000-\$56,000.

Prince st, Nos 127 and 129, n w cor Wooster st, 40x71.3.

Wooster st, No 131

Wooster st, No 133, w s, 71.3 n Prince st, 23.9x86.6. 7-sty brk loft and store building.

Julius Landauer to Mamie wife of Clifford Landauer. Mort \$121,000. Oct 9, 1907. 2:515-37. A \$65,000-\$110,000. gift

Rivington st, No 193, s w cor Ridge st, 25.7x72.11, 5-sty brk ten-ridge st, No 95 ument and store and 3-sty brk tenement and store. Paulina Ryshpan et al EXRS, &c, Solomon Ryshpan decd et al to Morris R Cohen. Mort \$39,000. Oct 8, Oct 10, 1907. 2:343-19. A \$25,000-\$35,000. 11,600

Stanton st, No 268, n s, 25 w Columbia st, 25x100, 5-sty brk tenement and store. Morris Simiansky et al to Abraham P Lubell. 1-3 part. Mort \$33,000. Oct 7, Oct 8, 1907. 2:335-33. A \$19,000-\$36,000.

Suffolk st, No 95, w s, 250.10 s Rivington st, 25.1x100, 5-sty brk tenement and store. Meyer L Friedman et al to Bernhard Kligenstein. Mort \$37,500. Oct 4, 1907. 2:353-71. A \$20,000-\$29,000.

Water st, No 614, n s, abt 72 w Gouverneur st, 26.2x64.5x26.3x65.6 e s, 6-sty brk tenement and store.

Water st, No 616, n s, abt 54 w Gouverneur st, 20.6x65.11x19.10x65.6 w s, 6-sty brk tenement and store.

Abraham Levy to Charles Stadler. Mort \$37,250. Oct 2, Oct 10, 1907. 1:259-8. A \$10,000-\$27,000. 100

Water st, No 676, n s, 100 w Jackson st, 25x100, 5-sty brk tenement. Hyman Siegel to Moses Feltenstein. 1/2 right, title and interest in general. All title. Mort \$21,500. Oct 3, Oct 7, 1907. 1:260-29. A \$6,000-\$21,000. other consid and 100

Willett st, No 99, w s, abt 100 s Stanton st, 25x100, 5-sty brk tenement. Jacob Blaustein to Rebecca wife of Jacob Blaustein. All title. All liens. Oct 10, 1907. 2:339-24. A \$16,000-\$36,000.

3d st, E, No 416, s s, 131.1 w Tompkins st, runs s 62.11 x Mangin st, or East st, w 40 to e s of Mangin or East st, x n 68 to 3d st, x e 40.4 to beginning, 6-sty brk tenement.

3d st, No 418, s s, 90.9 w Tompkins st, 40.4x68x40x62.11, 6-sty brk tenement.

Samuel Strauss to Ignatz Spitz. 1/4 part. B & S. Oct 4, Oct 9, 1907. 2:356-43 and 45. A \$28,000-\$—.

6th st E, No 752, s s, 89 w Av D, runs s 76.5 x w 4 x s 21 x w 18 x n 97.5 to st, x e 22 to beginning, 5-sty brk tenement. Joseph Schwartz to Samuel Greenwald. Mort \$24,000. Oct 5, Oct 10, 1907. 2:375-35. A \$10,000-\$18,000. 100

6th st E, No 312, s s, 175 e 2d av, 25x97, 5-sty brk tenement. Albert E Lowe to Henrietta Bennett. Mort \$31,250. Sept 27, Oct 5, 1907. 2:447-12. A \$16,000-\$24,000. 100

7th st E, No 291, n e s, 85.1 s e Av D, 20x96.8x20x—, 4-sty brk tenement and 3-sty brk tenement in rear. Jacob S Gluck to Betty Gluck. Mort \$14,000. May 23, Oct 5, 1907. 2:363-56. A \$8,000-\$12,000.

7th st E, No 99, n s, 161.5 e 1st av, 26.4x97.6, 5-sty brk tenement.

4th st E, No 92, s s, 125 e 2d av, 25x115, 6-sty brk tenement and store.

Joseph Tally HEIR Hyman Tally to Rachel Tally. All title. All liens. Oct 3, Oct 4, 1907. 2:435-53. A \$18,000-\$37,000; 445-12. A \$19,000-\$44,000.

8th st E, No 304, s s, 140 e Av B, 24.9x97.4.

8th st E, No 306, s s, 164.9 e Av B, 24.9x97.4.

Two 6-sty brk tenements and stores.

Jacob Roses to Shapiro, Levy & Starr. Mort \$78,637.72. Oct 5, 1907. 2:390-9 and 10. A \$30,000-\$74,000.

11th st W, No 238, s s, 130 e 4th st, 20x95, 3-sty brk dwelling. John P Faure to Lucie H Faure. C a G. Mort \$9,200. Oct 4, 1907. 2:613-16. A \$9,000-\$12,000.

21st st W, Nos 25 and 27, n s, 413.2 w 5th av, 26x98.9, two 2-sty brk dwellings. Herbert C Pell et al to David Spero. Mort \$62,000 on this and other property and all liens. Sept 24, Oct 9, 1907. 3:823-24. A \$56,000-\$58,000.

21st st W, n s, 439.2 w 5th av, strip 0.6x98.9. Herbert C Pell et al to David Spero. Q C. Mort \$62,000 on this and other property. Sept 24, Oct 9, 1907. 3:823.

23d st W, Nos 148 to 156, s s, abt 200 e 7th av, —x—, one 4 and two 6-sty brk buildings and stores. Edmund W Yard to John Yard EXR and TRUSTEE Amelia A Yard. Q C. June 5, 1903. Oct 5, 1907. 3:798-71 and 73. A \$254,000-\$338,000.

30th st W, No 326, s s, 334 w 8th av, 20x98.9, 3-sty brk dwelling. Margt D Sharpe to Moritz L and Carl Ernst. Mort \$8,500. Oct 7, Oct 8, 1907. 3:753-57. A \$10,000-\$14,000. 100

36th st W, No 28, s s, 365 w 5th av, 15x98.9, 3-sty brk dwelling. Wm T Elliott to Stuart W Huber, of Philadelphia, Pa. Oct 7, Oct 8, 1907. 3:837-62. A \$43,000-\$46,000.

37th st W, No 420, s s, 275 w 9th av, 25x98.9, 3-sty brk tenement and store and 2-sty frame tenement in rear. Mary J McDonald to Morris and Edw Badt. Mort \$11,500. June 12, Oct 10, 1907. 3:734-47. A \$9,000-\$11,000.

46th st E, No 227, n s, 256 w 2d av, 26x100.5, 5-sty brk tenement. Samuel Schumacher to Henry J Schumacher. 1/4 part. All title. Mort \$12,000. Oct 7, 1907. 5:1320-15. A \$10,500-\$15,000.

47th st W, No 326, s s, 397 e 9th av, 27.6x100.5, 5-sty stone front tenement. Conrad Ries to William Ries and Emma Coch-rane. Mort \$5,000. Oct 3, Oct 4, 1907. 4:1037-48. A \$16,000-\$27,000.

48th st W, No 234, s s, 225 e 8th av, 17x100, 3-sty stone front dwelling. Arthur W Saunders to Jennie E McLellan and Pauline A Horn. Mort \$17,000. Oct 4, Oct 7, 1907. 4:1019-55. A \$16,000-\$17,000.

48th st W, No 234, s s, 225 e 8th av, 17x100, 3-sty stone front dwelling. Ephraim L Ennis to Arthur W Saunders. Sept 26, Oct 7, 1907. 4:1019-55. A \$16,000-\$17,000. exch and 100

50th st E, Nos 234 and 236, s s, 187.6 w 2d av, 41.8x100.5, 6-sty brk tenement. Pancrazio Grassi to Benedetto Casagrande, Paolo Corsiglia and Domenico Casella. Mort \$53,000. Oct 9, Oct 10, 1907. 5:1323-34. A \$10,000-P \$30,000. other consid and 100

51st st E, No 337, n s, 368.9 e 2d av, 18.9x100.5, 4-sty stone front tenement. Alexander Rothschild et al to Rosalie Rothschild. All liens. Feb 28, Oct 7, 1907. 5:1344-15. A \$7,500-\$10,000.

53d st W, No 57, n s, 75 e 6th av, 22x100.5, 4-sty brk dwelling.

53d st W, n s, 97 e 6th av, strip 0.6x100.5.

Louis M Josephthal et al to Sophie Herman. 1/2 part. All title. B & S. All liens. Sept 27, Oct 9, 1907. 5:1269-47. A \$42,000-\$48,000.

Same property. Sophie Herman to Timothy A McCarthy. 1/2 part. All title. B & S. All liens. Oct 8, Oct 9, 1907. 5:1269.

Same property. Louis G Seligman to same. Q C. Oct 8, Oct 9, 1907. 5:1269.

Same property. Timothy A McCarthy to Wm J Bowe. 1/2 part. Oct 8, Oct 9, 1907. 5:1269.

56th st W, No 421, n s, 300 w 9th av, 25x100.5, 5-sty brk tenement. CONTRACT. Adolph Waibel with Samuel Floersheimer. Mort \$19,750. Aug 15, Oct 10, 1907. 4:1036-20. A \$10,000-\$18,000. 21,050

57th st E, No 211, n s, 150 e 3d av, 27x100.5, 5-sty brk tenement. Mary Hagemeyer widow et al to Frederick Hoch. Mort \$15,000. Oct 9, Oct 10, 1907. 5:1331-7. A \$13,500-\$28,000. nom

**Supervision of Accounts
Periodical Audits
Cost Accounting**

B-1 PRODUCE EXCHANGE, NEW YORK

ALFRED E. GIBSON

AUDITOR and ACCOUNTANT

**Balance Sheets Verified
Irregularities Investigated
Receivership Accounting**

TELEPHONE 6830 BROAD

- 57th st E, No 211, n s, 150 e 3d av, 27x100.5, 5-sty brk tenement. 5:1331-7. A \$13,500—\$28,000.
- 11th st E, s s, 320 e Av D, 180x94.9, several 1 and 2-sty brk and frame buildings and vacant. 2:367-21. A \$45,000—\$50,000.
- 10th st E, s s, 407.8 e Av D, 150x92.3, two 1-sty frame sheds and vacant. 2:366-22. A \$35,000—\$35,000.
- 9th av, Nos 879 to 885 | n w cor 57th st, 100.5x25, 5-sty brk tene-
57th st, No 401 | ment and store. 4:1067-32. A \$45,000—\$70,000.
- 10th st E, Nos 474 to 478, s s, 332.8 e Av D, 75x92.3, 1 and 2-sty brk buildings. 2:366-19. A \$22,000—\$23,000.
Geo Hagemeyer et al to Frederick Hoch. Q C. Sept 21. Oct 5, 1907. nom
- 66th st W, No 36, s s, 300.5 w Central Park West, 25x100.8, 3-sty brk stable. E Clarence Jones to J Brandt Walker. Oct 5. Oct 8, 1907. 4:1118-45. A \$20,000—\$25,000. other consid and 100
- 67th st E, No 47, n s, 120 w Park av, 20x100.5, 4-sty brk dwelling. Helen A Thompson to Dorothea M McCartney. Oct 1. Oct 10, 1907. 5:1382-31. A \$50,000—\$56,000. other consid and 100
- 69th st W, No 46, s s, 515.6 w Central Park West, 22x100.5, 4-sty and basement brk dwelling. Robert Schroeder to Anna Schroeder. Mort \$47,000. Oct 3. Oct 7, 1907. 4:1121-54. A \$20,000—\$45,000. nom
- 72d st E, No 342, s s, 266.6 w 1st av, 16.8x102.2, 3-sty brk dwelling. Julius Landauer to Mamie wife of Julius Landauer. Mort \$8,000. Oct 9, 1907. 5:1446-37½. A \$6,500—\$10,000. gift
- 72d st E, Nos 307 to 313, n s, 85 e 2d av, 115x102.2, four 4-sty stone front tenements. Emma Frohmann to Hermann Frohmann. All title. Correction deed. All liens. Sept 27. Oct 7, 1907. 5:1447-5 to 8. A \$48,000—\$90,000. other consid and 100
- 72d st E, No 316, s s, 150 e 2d av, 16.8x102.2, 3-sty brk dwelling. Hyman B Goldberg to Joseph Solomon. Mort \$11,000. Oct 7. Oct 8, 1907. 5:1446-46. A \$6,500—\$10,000. other consid and 100
- 77th st W, No 302, s s, 40 w West End av, runs s 18.6 x w 11.6 x s 12.6 x s w 6.5 x s 31.8 x w 12.7 x n 68 to st, x e 28 to beginning, 4-sty and basement brk dwelling. Sally H Walker to Eleanor Robson. Mort \$21,000. Oct 9, 1907. 4:1185-76. A \$11,000—\$24,000. other consid and 100
- 77th st W, No 302, s s, 40 w West End av, runs s 18.6 x w 11.6 x s 12.6 x s w 6.5 x s 31.8 x w 12.7 x n 68 to st, x e 28 to beginning, 4-sty and basement brk dwelling. John H Scudder to Sally H Walker. Q C. Oct 5. Oct 8, 1907. 4:1185-76. A \$11,000—\$24,000. nom
- 81st st E, No 307, n s, 150 e 2d av, 25x102.2, 5-sty brk tenement. Hulda Abraham to Gabriel husband of Hulda Abraham. ½ part. All title. All liens. Sept 30. Oct 8, 1907. 5:1544-7. A \$8,500—\$21,000. other consid and 100
- 81st st E, Nos 204 and 206, s s, 67.4 e 3d av, 34.2x80.10, with all title to strip adj on east, 6-sty brk tenement and store. Leon F Wazeter et al to Moses November and Mali his wife joint tenants. Mort \$33,000. Sept 27. Oct 7, 1907. 5:1526-44½. A \$13,000—\$35,000. omitted
- 86th st W, No 303, n s, 98 w West End av, 20.8x100.8, 4-sty and basement brk dwelling. Hippolyte Didisheim to Martha wife of Hippolyte Didisheim. Mort \$25,000. Oct 9. Oct 10, 1907. 4:1248-28½. A \$14,500—\$29,000. nom
- 88th st W, No 35, n s, 429 e Columbus av, 21x100.8, 4-sty and basement stone front dwelling. Daniel E O'Neil to Michael E O'Donovan. Mort \$20,000. Oct 4. Oct 10, 1907. 4:1202-18. A \$14,000—\$29,000. nom
- 89th st E, No 226, s s, 285 e 3d av, 25x100.8, 5-sty brk tenement. Max Manes et al to Max Goldstein and Barnett Marayno both of Brooklyn. Mort \$29,500. Oct 2. Oct 9, 1907. 5:1534-38. A \$10,000—\$21,000. exch
- 89th st W, No 72, s s, 63.8 e Columbus av, 36.4x100.8, 5-sty brk tenement. Margt E Sharpe to Moritz L and Carl Ernst. Mort \$44,000. Oct 7. Oct 8, 1907. 4:1202-61. A \$25,000—\$44,000. other consid and 100
- 90th st W, No 308, s s, 145 w West End av, 15x100.8, 3 and 4-sty and basement brk and stone dwelling. Caroline S Ely to Henriette O Glatz. B & S and C a G. Oct 4. Oct 5, 1907. 4:1250-104. A \$9,500—\$19,000. other consid and 100
- 92d st W, No 313, n s, 150 w West End av, 25x55.2x25x54.3, 5-sty brk dwelling. Francis McDermott to Wm H Callanan. Mt \$18,000. Oct 7. Oct 10, 1907. 4:1252-11. A \$10,000—P \$25,000. other consid and 100
- 97th st E, No 117, n s, 175 e Park av, 25x100.11, vacant. Morris H Feder to Bernard Schauman. Mort \$9,500. Oct 1. Oct 7, 1907. 6:1625-8. A \$10,000—\$10,000. other consid and 100
- 98th st E, No 50, s s, 180 w Park av, 25x100.11.
- 98th st E, No 48, s s, 205 w Park av, 25x100.11, two 5-sty brk tenements.
Harry Warschauer to Anna Becker, Martin Marks and Hyman Marks. Mort \$40,000. Oct 1. Oct 9, 1907. 6:1603-45 and 46. A \$18,000—\$50,000. other consid and 100
- 102d st W, No 249, n s, 128 e West End av, 18x100.11, 4-sty brk dwelling. Ferdinand Kuhn to Anthony H Harrigan. Mort \$18,000. Sept 30. Oct 7, 1907. 7:1874-6. A \$10,000—\$24,000. other consid and 100
- 109th st W, n s, 150 w Columbus av, 100x171.10 to s s 110th st or Cathedral Parkway, vacant. Wm G Park to Cathedral Realty Co. Apr 12, 1905. Oct 8, 1907. 7:1864-23 to 26 and 39 to 42. A \$76,000—\$76,000. 98,000
- 109th st E, No 232, s s, 360 e 3d av, 25x100.11, 5-sty brk tenement and store. Edward Schoenberg et al to Cella Siegel. Mort \$25,000. Sept 30. Oct 5, 1907. 6:1658-34. A \$7,000—\$22,000. other consid and 100
- 110th st E, Nos 107 and 109, on map Nos 105 and 109, n s, 35 e Park av, 42.6x100.11, 6-sty brk tenement and store. Jacob J Sallmayer to Karl Sallmayer. Mort \$61,000. May 22. Oct 4, 1907. 6:1638-4. A \$17,000—\$55,000. other consid and 100
- Same property. Karl Sallmayer to Mary Simon. Mort \$55,000. Sept 26. Oct 4, 1907. 6:1638. other consid and 100
- 112th st E, No 13, n s, 225 e 5th av, 19x100.11, 5-sty brk tenement. Annie Ziffer to Isaac Schreiber. Mort \$16,250. Oct 2. Oct 4, 1907. 6:1618-9½. A \$8,500—\$16,000. nom
- 113th st W, s s, 525 e Broadway, 25x45x27.6x56.6, 1-sty brk building. FORECLOS, Feb 28, 1907. Richard J D Keating ref
- to Jessie J Zimmermann, of Brooklyn. Oct 9, 1907. 7:1884-42. A \$8,500—\$8,500. 8,700
- 117th st W, No 312, s s, 168.9 w 8th av, 26.3x100.11, 5-sty stone front tenement and store. Moses Feltenstein to Hyman Siegel. ½ part. All title. Mort \$20,000. Oct 3. Oct 7, 1907. 7:1943-40. A \$11,500—\$20,000. other consid and 100
- 117th st E, Nos 442 and 444, s s, 165 w Pleasant av, 36.10x100.11, 6-sty brk tenement and store. Sally Buchheister to Simon Buchheister. Mort \$—. Sept 30. Oct 4, 1907. 6:1710-33. A \$8,000—\$42,000. other consid and 100
- 118th st E, No 241, n s, 160 w 2d av, 20x100.10, 3-sty brk dwell'g. Valeska M wife of and Carl J Schneider to Freda Karch. Mort \$8,500. Oct 7, 1907. 6:1783-18. A \$5,500—\$9,000. nom
- 119th st E, Nos 422 to 426, s s, 300.6 w Pleasant av, 62.5x100.11, two 2-sty stone front dwellings and one 3-sty brk dwelling. M Fine Realty Co to Felice Rubano. All liens. Oct 8, 1907. 6:1806-36 to 38. A \$13,500—\$21,500. other consid and 100
- 120th st E, No 411, n s, 156.3 e 1st av, 18.9x100.11, 3-sty stone front dwelling. Selma Levy to Isidor Wilschek. All liens. June 15. Oct 7, 1907. 6:1808-7. A \$4,000—\$7,000. other consid and 100
- 121st st E, No 173, n s, 103.6 w 3d av, 46.6x126.1, vacant. Release mort. Harlem Savings Bank to the Minister, Elders and Deacons of the Reformed Low Dutch Church of Harlem. Oct 1. Oct 7, 1907. 6:1770, part of lot 33. 5,000
- 121st st E, s s, 225 e Pleasant av, runs s 80 x e 1.5 x s 20.11 x e 21.7 x n 100.11 to st x w 23 to beginning, vacant. Lillian E Heider to Pauline Schimmer. Mort \$6,000. Oct 4, 1907. 6:1817-26. A \$3,500—\$3,500. other consid and 100
- 123d st E, Nos 354 to 364, s s, 82.2 w 1st av, runs s 86 x e 2.2 x s 14.10 x w 95 x n 100.11 to st x e 92.10 to beginning, two 6-sty brk tenements and stores. David Perlman to Bernard Ratkowsky and Kassel Simon. Q C and Correction deed. June 28. Oct 5, 1907. 6:1799-34 and 36. A \$11,000—\$100,000. nom
- 123d st E, Nos 354 to 364, s s, 82.2 w 1st av, runs s 86 x e 2.2 x s 14.10 x w 95 x n 100.11 to st x e 92.10 to beginning, two 6-sty brk tenements and stores. FORECLOS (June 5, 1907). Louis F Doyle (ref) to Bernard Ratkowsky and Kassel Simon. Mort \$41,250 and all liens. Oct 2. Oct 5, 1907. 6:1799-34 and 36. A \$11,000—\$100,000. 100,000
- 125th st W, Nos 127 and 129, n s, 322.6 w Lenox av, 38.9x99.11, 3 and 4-sty brk and stone stores. Geo D Eighmie to New York Operating Co. Oct 1. Oct 5, 1907. 7:1910-18. A \$75,000—\$85,000. nom
- 125th st W, Nos 127 and 129, n s, 322.6 w Lenox av, 38.9x99.11, 3 and 4-sty brk and stone stores. Release contract, recorded Aug 27, 1907. Geo D Eighmie with Herman Wronkow. Aug 28. Oct 7, 1907. 7:1910-18. A \$75,000—\$85,000. nom
- 131st st W, n s, 100 e 12th av, 50x99.11, 1-sty frame shed and vacant. FORECLOS, July 22, 1907. J Campbell Thompson referee to John E and Joseph Conron. Oct 8, 1907. 7:1998-7 and 8. A \$11,000—\$11,000. 11,100
- 131st st W, n s, 100 e 12th av, 50x99.11, 1-sty frame shed and vacant. Release judgment. Lawyers Realty Co to John E and Joseph Conron. Oct 3. Oct 4, 1907. 7:1998-6. A \$11,000—\$11,000. nom
- 132d st W, No 154, s s, 498.4 w Lenox av, 14.8x99.11, 3-sty stone front dwelling. Carrie M Beattie to John V Judge. Mort \$7,000. Oct 10, 1907. 7:1916-54. A \$5,800—\$9,500. nom
- 132d st W, No 154, s s, 498.4 w Lenox av, 14.8x99.11, 3-sty stone front dwelling. Lulu P Browne to Carrie M Beattie. Mort \$7,000. May 17, 1906. Re-recorded from May 21, 1906. Oct 10, 1907. 7:1916-54. A \$5,800—\$9,500. 100
- 132d st W, No 259, n s, 269 e 8th av, 16x99.11, 3-sty stone front dwelling. Eugene Galland to Mary A Klages. Mort \$8,500. Oct 10, 1907. 7:1938-12. A \$6,400—\$10,000. nom
- 133d st W, No 171, n s, 75 e 7th av, 25x99.11, 5-sty brk tenement and store. Edward Bernstein et al to Hannah Huppert. 2-3 parts. All title. Mort \$21,000. Oct 9, 1907. 7:1918-5. A \$10,000—\$19,000. other consid and 100
- 134th st W, s s, plot bounded n by s s 134th st, e by former e l 133d st W, n s | Old Bloomingdale road (closed), s by n s 133d st and w by line 90 e Broadway. Release mort. Mutual Life Ins Co of N Y to Rebecca and Alex J Mayer. Oct 4. Oct 8, 1907. 7:1987. nom
- 135th st W, s s, plot bounded w by line 90 e Broadway and e by e s of Bloomingdale road — to n s 133d st.
- 134th st, s s, plot bounded w by line 90 e of e s Broadway, e by e s of Bloomingdale road, — to n s 133d st.
Rebecca Mayer to Chelsea Realty Co. All title. Oct 4. Oct 5, 1907. 7:1987-1988. 3,000
- 135th st W, s s, plot bounded e by line 90 e Broadway and bounded w by s Bloomingdale road (closed), x— to n s 134th st.
- 134th st, s s, plot bounded e by line 90 e Broadway and bounded w by s Bloomingdale road (closed) x—, vacant.
Chelsea Realty Co to Rebecca Mayer. All title. Q C. Aug 16. Oct 5, 1907. 7:1987-1988. nom
- 137th st W, No 320, s s, 228 w 8th av, 16x99.11, 3-sty brk dwelling. Leonhard Michel to Alice P Cagney. Mort \$7,000. Sept 30. Oct 8, 1907. 7:1960-61. A \$6,400—\$10,000. nom
- 139th st W, No 524, s s, 350 w Amsterdam av, 50x99.11, 5-sty brk tenement. George Bendien to Selina Bendien ½ part and Estella and Ida Bendien, each ¼ part. Mort \$45,000. Oct 7. Oct 10, 1907. 7:2070-47. A \$10,000—P \$40,000. nom
- 141st st W, No 461, n s, 160 e Amsterdam av, 18x99.11, 4-sty brk dwelling. Release mort. Realty Mortgage Co to Picken Realty Co. Oct 8. Oct 9, 1907. 7:2058-7½. A \$4,300—\$14,000. 2,000
- Same property. Picken Realty Co to Katharine Van Alstyne. Mort \$23,000. Oct 8. Oct 9, 1907. 7:2058. other consid and 100
- 143d st W, Nos 122 and 124, s s, 308.4 w Lenox av, 41.8x99.11, 6-sty brk tenement. Simon Myers et al to Ephra L Ennis. Mort \$40,000. Oct 7, 1907. 7:2011-47. A \$15,000—\$52,000. other consid and 100
- 144th st W, No 228, s s, 150 w 7th av, 25x99.11.
- 144th st W, No 230, s s, 175 w 7th av, 25x99.11.
- 144th st W, No 232, s s, 200 w 7th av, 25x99.11.
Three 5-sty brk tenements.
Isaac M Shacker to Jacob T Hildebrandt. Mort \$45,000. Oct 4. Oct 7, 1907. 7:2029-40 to 42. A \$21,000—\$48,000. other consid and 100

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144th st W, No 228, s s, 150 w 7th av, 25x99.11, 5-sty brk tenement. FORECLOS (Sept 4, 1907). Louis Frankel (ref) to Isaac M Shackter, of Jersey City, N J. Mort \$15,000. Oct 4, Oct 7, 1907. 7:2029-40. A \$7,000-\$16,000. 18,950

144th st W, No 230, s s, 175 w 7th av, 25x99.11, 5-sty brk tenement. FORECLOS (Sept 4, 1907). James A Allen (ref) to Isaac M Shackter, of Jersey City, N J. Mort \$15,000. Oct 4, Oct 7, 1907. 7:2029-41. A \$7,000-\$16,000. 18,950

144th st W, No 232, s s, 200 w 7th av, 25x99.11, 5-sty brk tenement. FORECLOS (Sept 4, 1907). Cambridge Livingston (ref) to Isaac M Shackter, of Jersey City, N J. Mort \$15,000. Oct 4, Oct 7, 1907. 7:2029-42. A \$7,000-\$16,000. 18,950

151st st W, No 523, n s, 300 w Amsterdam av, 45x99.11, 6-sty brk tenement. Moritz L Ernst et al to Margt D Sharpe. Mort \$60,000. Sept 30, Oct 8, 1907. 7:2083-19. A \$18,000-\$56,000. other consid and 100

151st st W, No 524, s s, 280 e Broadway, 40x99.11, 5-sty brk tenement. Casper Faulhaber to Theresa M Hill widow, of Newark, N J. Oct 7, Oct 8, 1907. 7:2082-50. A \$16,000-\$42,000. nom Same property. Theresa M Hill to Rose Cohen. Mort \$46,500. Oct 7, Oct 8, 1907. 7:2082. 61,500

157th st W, Nos 511 and 513, n s, 200 w Amsterdam av, 50x99.11, 5-sty brk tenement. Pauline Miller to Simon H Glasscheib. All liens. Oct 1, Oct 10, 1907. 8:2116-45. A \$20,000-\$— nom

165th st W, No 460, s s, abt 95 w Edgecombe av, —x—, 3-sty frame dwelling. Assignment of interest in estate of Christian Uebelacker. August Uebelacker to Julia Winterhalter. June 21, Oct 7, 1907. 8:2111-22. A \$5,500-\$8,000. 500

185th st W, n s, 120 w Wadsworth av, 50x62.6x50x61.9, vacant. William Rosenzweig Realty Operating Co et al to Julia Bachrach. Mort \$10,500. B & S and correction deed. Oct 5, Oct 10, 1907. 8:2167-80 and 81. A \$7,000-\$7,000. nom

185th st W, n s, 127.1 e Broadway, 50x61.9x50x66.6, vacant. Ida Berry to Julia Bachrach. B & S. and C a G. Mort \$10,500 and all liens. July 1, Oct 10, 1907. 8:2167-80 and 81 A \$7,000-\$7,000. nom

Av A, No 1469 | s w cor 78th st, 25x94, 4-sty brk tenement and store and 2-sty frame tenement in st. Meier Lehmann to Boye T Wollesen. Mort \$21,000. Sept 30, Oct 4, 1907. 5:1472-29. A \$12,000-\$22,000. nom

Av D, Nos 115 and 117, w s, 14.1 n 8th st, 32.11x51.3x32.3x51, two 3-sty brk tenements and stores. Aaron Gottlieb to Caroline wife Aaron Gottlieb. Mort \$12,000. Aug 26, Oct 8, 1907. 2:378-37 and 38. A \$12,000-\$14,000. 100

Same property. Caroline wife Aaron Gottlieb to Louis Kotzen. Mort \$12,000. Oct 1, Oct 8, 1907. 2:378. other consid and 100

Av D, No 113 | n w cor 8th st, 14.1x50, 3-sty brk tenement and 8th st store. Paulina Ehrlich to Louis Kotzen. Mort \$11,500. Oct 1, Oct 8, 1907. 2:378-39. A \$8,000-\$11,000. other consid and 100

Av D, No 113 | n w cor 8th st, runs n 14.1 x w — x n 0.5½ x w — 8th st x s 14.6½ to st x e 50.10½ to beginning, 3-sty brk tenement and store. Paulina Ehrlich to Louis Kotzen. Q C. All liens. Oct 1, Oct 8, 1907. 2:378-39. A \$8,000-\$11,000. other consid and 100

Amsterdam av, Nos 871 to 877 | s e cor 103d st, runs e 128.6 x s 103d st, Nos 152 and 154 | 100.11 x w 31.6 x n w — to c l old lane x w 94 to e s of av x n 88.10 to beginning, five 2-sty brk tenements and stores. Albert Welch to Sarah Welch. All title. Mort \$40,000. Oct 8, 1907. 7:1857-60 to 63. A \$70,500-\$91,000. other consid and 100

Bowery, Nos 79½ and 81, on map No 81, e s, 163.4 s Hester st, 25.2x115.11x24.3x114.6.

Bowery, No 81½, e s, 150.11 s Hester st, 12.5x114.6x12.5x113.10, 4-sty brk lodging house and store.

Chas H Shulman to Aaron Shulman. 3-8 parts. Mort 3-8 parts of \$60,000. Oct 3, Oct 4, 1907. 1:303-9. A \$40,000-\$60,000. other consid and 100

Same property. Same to Moses Shulman. ¼ part. Mort ¼ of \$60,000. Oct 3, Oct 4, 1907. 1:303. other consid and 100

Broadway | s w cor 135th st, 149.11x100, vacant. Besse C Clark 135th st to Abraham I Spiro. Q C. Sept 16, Oct 7, 1907. 7:2001-31 to 36. A \$96,000-\$96,000. other consid and 100

Same property. Abraham I Spiro to Albert Brod. Mort \$85,000. Sept 20, Oct 7, 1907. 7:2001. other consid and 100

Broadway, w s | being all the west portion of Blooming-Bloomingdale road, c l | dale road (closed), vacant. Mary S 133d st, n s | Bradley to Rebecca Mayer. All title. 135th st, s s | Q C. Sept 27, Oct 5, 1907. 7:1987-1988. 750

Columbus av, Nos 521 to 537 | e s, extends from 85th st to 86th 85th st, No 77 | st, 204.4x100, two 6-sty brk tenements and stores. Dorothea M 86th st, No 76 | McCartney to Helen A Thompson. Mort \$630,000. Sept 23, Oct 10, 1907. 4:1199-1 and 61. A \$260,000-\$475,000. other consid and 100

Lexington av, No 1713, e s, 17.7 n 107th st, 16.8x65, 4-sty stone front tenement and store. Elias Nadel to Adolph S Miller. Mort \$14,861. Oct 4, Oct 7, 1907. 6:1635-23. A \$6,000-\$10,000. other consid and 100

Madison av, No 169 | n e cor 33d st, 24.8x100, 4-sty stone front 33d st dwelling. Roderick Terry to Ida C Bracher. Mort \$95,000. Oct 5, Oct 10, 1907. 3:863-27. A \$115,000-\$130,000. other consid and 100

Madison av, No 1435 | n e cor 99th st, 27.10x100, 5-sty brk tenement and store. Jacob C Harris to Asher Simon Realty Co. All liens. Oct 7, 1907. 6:1605-24. A \$32,000-\$45,000. nom

Park av, Nos 1321 and 1323 | n e cor 100th st, 75x26, 5-sty brk 100th st, No 101 | tenement and store. FORECLOS. Oct 2, 1907. Alfred V Norton ref to George Schuster, of Mt Vernon, N Y. Oct 8, Oct 10, 1907. 6:1628-1. A \$12,000-\$30,000. 24,000

Park av, Nos 1332 and 1334, w s, 25.11 s 101st st, 50x80, 6-sty brk tenement and store. Harris Lipinsky and Ida his wife to Bennie Berger. Mort \$45,000. Oct 7, Oct 10, 1907. 6:1606-38. A \$13,000-\$45,000. other consid and 100

Same property. Bennie Berger to Ida Lipinsky. Mort \$48,000. Oct 7, Oct 10, 1907. 6:1606. other consid and 100

Park av, No 89, e s, 79 n 39th st, 19.9x80, 4-sty stone front dwelling. J C Lyons Building and Operating Co to Anna M Fraser. Mort \$55,000. Oct 10, 1907. 3:895-5. A \$43,000-\$59,000. other consid and 100

Park av, Nos 1580 to 1584 | n w cor 113th st, 100.11x25, 5-sty 113th st, No 87 | brk tenement and store. Release claims, &c, as to Park av viaduct. Margaret McEnroe GUARDIAN Eliz D Scott and ano to N Y & Harlem R R Co and the N Y C & H R R Co. Sept 19, Oct 5, 1907. 6:1619-35. A \$14,000-\$31,000. 7,000

Same property. Release mort as to easements. Florence B Field to same. Sept 14, Oct 5, 1907. 6:1619. nom

Park av, Nos 1515 to 1521 | n e cor 110th st, 100.11x35, 6-sty brk 110th st, Nos 101 and 103 | tenement and store. Leopold Loewenthal to Godspeed Realty Impt Co. Mort \$69,500 and all liens. Apr 10, Oct 4, 1907. 6:1638-1. A \$20,000-\$55,000. other consid and 100

Pleasant av, No 319 | s w cor 117th st, 75.7x94, 6-sty brk tenement, being constructed. Release dower. Annie Silverstein now or formerly Annie wife Benjamin Nieberg to Emanuel Glauber. Oct 4, Oct 5, 1907. 6:1710-29. A \$32,000-P \$35,000. nom

West End av, No 520 | n e cor 85th st, 27.2x100, 4-sty and base-85th st ment brk and stone dwelling. John O Baker to Isabella M Leech. Q C and correction deed. Sept 7, Oct 9, 1907. 4:1233-1. A \$28,000-\$48,000. nom

West End av, w s, 25.2 s 95th st, 50.4x26.1x51.2x35.7, vacant. Anna Fellman to Eugene Higgins. Oct 9, 1907. 4:1253-26 and 27. A \$14,000-\$14,000. other consid and 100

West End av, No 900 | n e cor 104th st, 20.11x73, 4-sty and base-104th st, No 259 | ment stone front dwelling. Mary B O'Reilly et al to Wm B Ellison. Mort \$25,000. Oct 10, 1907. 7:1876-1. A \$18,000-\$41,000. nom

West End av, No 520 | n e cor 85th st, 27.2x100, 4-sty and base-85th st ment brk dwelling. Isabella M Leech to Mary W Somerville. All title. B & S. Sept 3, Oct 7, 1907. 4:1233-1. A \$28,000-\$48,000. other consid and 100

1st av, Nos 1023 to 1031 | n w cor 56th st, 114.8x100, six 5-sty 56th st, Nos 351 and 353 | brk tenements, stores on av. Isaac Lipschitz to Max Strunsky. Mort \$145,500. Oct 1, Oct 4, 1907. 5:1349-22½ to 27. A \$62,000-\$126,500. nom

2d av, No 2282 | n e cor 117th st, 25x81, 5-sty stone front tenement and store. Mary Simon to Karl Sallmayer. Mort \$31,000. Oct 3, Oct 4, 1907. 6:1689-1. A \$13,000-\$28,000. nom

2d av, Nos 1936 and 1938 | s e cor 100th st, 40.11x106, 6-sty 100th st, Nos 300 to 304 | brk tenement and store. Release mort. Albert Crane to Thomas Graham. Oct 3, Oct 5, 1907. 6:1671-49. A \$20,000-P \$55,000. 30,221.73

Same property. Release mort. Asher Holzman and ano to same. Oct 3, Oct 5, 1907. 6:1671. 28,055.77

2d av, No 43, w s, 89.9 n 2d st, 22x100, 3-sty brk tenement. Christopher Gullmann to Martin Engel. Mort \$15,000. Oct 2, Oct 5, 1907. 2:458-29. A \$15,000-\$19,000. other consid and 100

2d av, No 1409, w s, 76.7 n 73d st, 25.6x100, 4-sty brk tenement and store. Emma Frohmann to Hermann Frohmann. All title. Correction deed. All liens. Sept 27, Oct 7, 1907. 5:1428-24. A \$15,000-\$23,000. other consid and 100

2d av, No 176, e s, 25.9 n 11th st, 25.10x100, 4-sty stone front dwelling. Hyman B Goldberg to George Goldstein. Mort \$27,000. Jan 2, Oct 10, 1907. 2:453-2. A \$21,000-\$29,000. other consid and 100

2d av, No 43, w s, 89.9 n 2d st, 22x100, 3-sty brk tenement. Martin Engel to Esther Minsky. ½ part. Mort \$22,000. Oct 8, Oct 9, 1907. 2:458-29. A \$15,000-\$19,000. other consid and 100

3d av, No 871, e s, 40.5 s 53d st, 20x80, 4-sty brk tenement and store. Alois Staudt to Anton Rauch. Mort \$15,500. Oct 9, Oct 10, 1907. 5:1326-46½. A \$12,500-\$16,000. other consid and 100

3d av, No 318 | s w cor 24th st, 24.8x84, 4-sty brk hotel. Henry 24th st, No 166 | D Schutte to Anna R wife of Henry D Schutte. Mort \$— Oct 10, 1907. 3:879-44. A \$33,000-\$43,000. omitted

3d av, No 2336, w s, 49.11 s 127th st, 25x100, 4-sty brk hotel. David Herskowitz to Adolf H Landeker. Mort \$40,000. Sept 26, Oct 4, 1907. 6:1775-38. A \$22,000-\$32,000. other consid and 100

5th av, Nos 1014 and 1015, e s, 52.2 s 83d st, 50x100. Certificate that restrictions as to erection of buildings have been complied with. Townsend Wandell and Harris D Colt as TRUSTEES for Caroline H Johnston will of Richard Arnold with Wm W Hall. Oct 8, Oct 10, 1907. 5:1494.

5th av, No 2156, w s, 18 s 132d st, 17x75, 4-sty stone front tenement. Emerence K Ager to Edward L Montgomery, Jr. Oct 2, Oct 9, 1907. 6:1729-39½. A \$8,500-\$13,000. other consid and 100

6th av, Nos 938 and 940 | n e cor 53d st, 43x75, two 4-sty brk 53d st, No 59 | tenements and stores. 53d st, No 57, n s, 75 e 6th av, 22x100.5, 4-sty brk dwelling. 53d st, n s, 97 e 6th av, strip 0.6x100.5. Wm J Bowe to Wm P Rooney. 1-3 part. Mort 1-3 of \$117,500. B & S. Mar 30, 1904. Oct 9, 1907. 5:1269-1, 2 and 4½. A \$115,000-\$130,000. nom

Same property. Same to Louis G Seligman. 1-3 part. Mort 1-3 of \$117,000. Mar 30, 1904. Oct 9, 1907. 5:1269. nom

Same property. Wm P Rooney to Wm J Bowe and Louis G Seligman. 1-3 part. Mort \$113,000. Jan 31, 1906. Oct 9, 1907. 5:1269. other consid and 100

6th av, Nos 938 and 940 | n e cor 53d st, 43x75, two 4-sty brk tenement and store. Louis G Seligman to Wm J Bowe. ½ part. Mort on this and No 57 W 53d st, \$113,000. Feb 1, 1906. Oct 9, 1907. 5:1269-1 and 2. A \$73,000-\$82,000. nom

7th av, Nos 2465 to 2467, e s, 42.11 n 143d st, 38x100, 5-sty brk tenement and store. Jacob C Harris to Asher Simon Realty Co. All liens. Oct 7, 1907. 7:2012-3. A \$21,000-\$50,000. nom

8th av, No 2504 | s e cor 134th st, 25x100, 5-sty brk tenement and store. Jacob C Harris to Asher Simon Realty Co. All liens. Oct 7, 1907. 7:1939-61. A \$22,000-\$50,000. nom

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possesses advantages over all other forms of construction

Turner Construction Co., 11 Broadway, N. Y. ENGINEERS AND CONTRACTORS

8th av, No 2455, w s, 334.6 s 133d st, 25.3x100, 5-sty brk tenement and store. Jacob C Harris to Asher Simon Realty Co. All liens. Oct 7, 1907. 7:1958-20. A \$14,000-\$21,000. nom

9th av, n e cor 206th st, 24.11x100, vacant. Jacob Rosborg to Sumner Deane. Mort \$4,340. May 29. Oct 4, 1907. 8:2187-1. A \$6,000-\$6,000. nom

9th av, Nos 4 to 8 | n e cor Little West 12th st, 77.4x51, Little West 12th st, No 5 | three 3-sty brk tenements, stores on cor. Jacob Cooper et al to Arthur G Larkin. Oct 4, 1907. 2:628-1 to 3. A \$27,000-\$33,500. other consid and 100

9th av, No 256, e s, 59.4 n 25th st, 19.8x65, 3-sty brk tenement and store. Eimer M Meyer to Gertrude Meyer. Mort \$7,000. Oct 3. Oct 10, 1907. 3:749-4. A \$7,000-\$9,000. nom

9th av, No 60, e s, 51.7 s 15th st, 17.2x100, 3-sty brk tenement and store. Hattie F Bass to John Nickles. Mort \$10,000. Oct 8. Oct 9, 1907. 3:738-78. A \$8,500-\$10,000. other consid and 100

BOROUGH OF THE BRONX.

Under this head the * denotes that the property is located in the new Annexed District (Act of 1895).

*Arthur st, s s, 75 w 5th av, 50x103.7x54.7x125.5, Laconia Park. Harry Bauman to A Shatzkin & Sons. Mort \$1,250. Oct 7. Oct 9, 1907. 100

Bettners lane, w s, — n 254th st, and being plot begins at line bet land Geo W Perkins and land of Jennie V Kennedy, at point 285.11 n w from w s Bettners lane, contains 6,550 sq ft, with right and easement over strip as follows:
Bettners lane, w s, — n 254th st, and at line bet land Jennie V Kennedy and heirs of Saml D Babcock, contains 2,758 sq ft.
Plot begins at w line of land conveyed to Hudson River R R Co by Wm G Ackerman and recorded Aug 19, 1847, and in n line of that parcel of land under waters of Hudson River, said point being 35 at right angles from c l original location of Hudson River R R, contains 8,496 sq ft, with right, easement, etc, to fill in land under water, &c.
Release mort. Auguste Gahren to N Y C & H R R R Co. Sept 24. Oct 7, 1907. 13:3427. nom

Bettners lane, w s, — n 254th st, and being plot begins 1 e from east exterior line of party 2d part and 14.5 n of line between lands of Kennedy & Perkins said point being 46.10 at right angles from c l original location of Hudson River R R, contains 3,275 sq ft. Release mort. Auguste Gahren to N Y C & H R R R Co. Sept 24. Oct 7, 1907. 13:3427. nom

Crotona Park South, No 892, s s, 208.11 e Franklin av, 25x100, 2-sty brk dwelling. John Drakort to Joseph P Hennessy. Mort \$6,000. Oct 3. Oct 4, 1907. 11:2936. other consid and 100

Elm pl, No 10, e s, 290.1 s Kingsbridge road, 25x78.1x25x78.10, 2-sty frame dwelling. Edw Moosbrugger to Henry Linsmann. Mort \$4,000. Oct 8. Oct 10, 1907. 11:3023 and 3026. other consid and 100

Fairmount pl, No 1040, s s, 447.9 w Marion av, 34.11x62.5x24.2x 62.11, 2-sty frame dwelling. PARTITION, Aug 21, 1907. Thos W Butts ref to Robert Roberts. Sept 30. Oct 8, 1907. 11:2954. 4,150

Fairmount pl, No 718, s s, 224.1 e Crotona av, late Grove st, 26.2x 96.9x26.8x95.8, 4-sty brk tenement. Yoodle Seligman et al to Samuel Morris and Harris Marcus. B & S. Mort \$15,900. Oct 8. Oct 9, 1907. 11:2950. nom

Featherbed lane, n s, — e Nelson av, 25x100 and being lot 126 map Century Investing Co, vacant. Hughes Realty Co to Annie T Morris. Mort \$1,950. Sept 25. Oct 8, 1907. 11:2876. other consid and 100

Fox st, No 576, s s, 438.11 e Prospect av, 40x109, 5-sty brk tenement. Release mort. Arthur Knox to Joseph Leitner and Charles Kreymborg. Oct 7. Oct 9, 1907. 10:2683. nom

*Fulton st, s e s, 150 n 241st st, 40x125, Washingtonville, 2-sty frame dwelling. Chas R Ritchey to George Deutermann. Mort \$2,500. Oct 8. Oct 9, 1907. nom

Grote st, late road leading from Fordham to West Farms, n s, 43 w Prospect av, late Taylor av, 28x124.9x25x113, 2-sty frame dwelling. Cath C wife George Hill to George Hill, of Summit, N J. Q C. Oct 3. Oct 4, 1907. 11:3101. nom

*Jefferson st, s s, 25 w Doon av, 50x100. Hugh Doon to Alexander Chrinian. Oct 4. Oct 5, 1907. other consid and 100

Kossuth pl | n s, 100 e Mosholu Parkway N, runs n 43 x e 104.3 208th st | to 208th st, x s 5.4 x s w 11.6 to pl, x w 92.11 to beginning, vacant. Jennie Kraus to Samuel Tobias. Mort \$1,000 and all liens. Oct 1. Oct 8, 1907. 12:3326. other consid and 100

Minford pl, No 1486, e s, 362.6 n Jennings st, runs s 37.6 x w (?) 100 x n 37.6 x w 100, probable error, 2-sty frame dwelling. Stephen G Still to Minford Realty Co. B & S. Mort \$10,000. Sept 30. Oct 4, 1907. 11:2977. other consid and 100

*Marion st, w s, 103 s 239th st, 68.1x145, South Washingtonville. John Novak to Lydia Taylor. Mort \$1,333. Oct 1. Oct 8, 1907. other consid and 100

*Same property. Lydia Taylor to Fanny Lasner and Sarah Palestine of Mt Vernon, N Y. Mort \$1,333. Oct 8, 1907. other consid and 100

Minford pl, No 1490, e s, 362.6 n Jennings st, 37.6x100, 5-sty brk tenement. Wm H Stonebridge to Industrials Company, a corpn. Mort \$38,500. Sept 27. Oct 7, 1907. 11:2977. other consid and 100

*Main st, or road leading to Williamsbridge Depot, being lot 2 | map William Cooper at Westchester, 26.8x110x25x100. Grant st, n s, 100 w Franklin av, 50x75, being lots 4 and 5 same map. Colorado Realty Co and ano to Dora Jacobstat. Mort \$10,000. Oct 7. Oct 9, 1907. other consid and 100

*Oak st, e s, 125 n Watson st, 25x100, and being lot 16 blk 29 map (No 599) of Pelham Park. John Staudinger to Catharina Staudinger. Q C. June 11. Oct 9, 1907. nom

*Poplar st, n s, all of lot B and part lot A map land at Westchester, being plots 18 to 23 of Andrew Arnov estate and Morris Baisley, begins at s w cor lot C, runs n 131.5 to N Y, N H & H R R Co x s w 50.8 x s e 83.6 and 39.2 to st x e 50 to beginning.

Fanny D Chee to Joseph Kaemmerlein, of Rockland Co. Mort \$1,250 and all liens. Oct 8. Oct 9, 1907. other consid and 100

*Seton st, s e cor 3d st, 30x100, Schuylerville. Frank J Southwell to Hugh D Smyth and Joseph S Acker. May 4, 1906. Oct 7, 1907. other consid and 100

*Seton st, s e cor 3d st, 30x100, Schuylerville. Hugh D Smyth et al to Albert Blechner. Oct 10, 1907. 100

St Marys st | s w cor Southern Boulevard, runs w 101.9 x s Southern Boulevard | 182.3 to Port Morris Branch R R x s e 121.8 to w s Southern Boulevard x n 252.6 to beginning, vacant. Saul Oliner to Adolf Mandel. Mort \$22,000. Mar 21, 1905. Oct 4, 1907. 10:2575. other consid and 100

*Tompkins st, e s, 150 s 152d st, 25x100. Edna P Henson to Wm L Hermann. Oct 9. Oct 10, 1907. other consid and 100

*Watson st, n w cor Birch st and being lots 5 to 10 block 32 map of Pelham Park. Release mort. Julia J Cornell to Michael J Hand, of Brooklyn. July 15, 1903. Oct 10, 1907. nom

*2d st, s s, 105 w Av B, 50x108, Unionport. Fredericka H E Zimmermann to Robert E Houn. Mort \$1,100. Sept 24. Oct 7, 1907. other consid and 100

*7th st, n s, 294 e Virginia av, 25x103. FORECLOS, Oct 1, 1907. Henry K Davis ref to Henry Ruhl and Carl Wurm. Oct 1. Oct 10, 1907. 450

134th st, No 381, old No 637, n s, 106.6 w Willis av, 16.8x100, 3-sty frame dwelling. Joseph Smith to Kath A wife of and Richard A Farrelly. B & S. Oct 3. Oct 8, 1907. 9:2297. nom

140th st, No 574, old No 842, s s, 102.9 e St Ann av, 25x100, 4-sty brk tenement. Mina Muth and ano to Barbara Hasslinger. Mort \$12,000. Oct 8. Oct 9, 1907. 10:2552. other consid and 100

141st st, No 341, n s, 114.4 e Alexander av, 17.2x100, except part for st, 3-sty brk dwelling. Michael J Sullivan to Rosalie M, Theresa V and Eliz N Keane. Mort \$4,500. Sept 16. Oct 8, 1907. 9:2304. other consid and 100

152d st, No 983, n s, 80 w Union av, 20x50, 3-sty frame tenement. Gertrude Eisenhauer to Conrad Ruggaber. All liens. Nov 22, 1905. Oct 10, 1907. 10:2665. other consid and 100

152d st, No 767, old No 951, n s, 25 w Wales av, 25x86.11x28.11 x101.5, 4-sty brk tenement. Philip Hetterich to John Finley. Mort \$15,750. Oct 10, 1907. 10:2644. other consid and 100

163d st, No 624, s s, 37.6 w Cauldwell av, 18.9x99, 2-sty frame dwelling. Henry Boessing Sr to Norma wife of and Henry Boessing Jr, tenants by entirety. July 31. Oct 9, 1907. 10:2627. nom

167th st, No 10, n s, 121.4 e Jerome av, 19x80, 2-sty brk dwelling. Wm J Flynn to Catherine L wife Wm J Flynn. Mort \$4,500. Oct 7, 1907. 9:2489. other consid and 2,000

175th st, n s, 235 e Nelson av, 25x81.7x26.3x73.10, vacant. Herman Meyer to Gustav A Brandt. Mort \$800. Oct 4. Oct 5, 1907. 11:2876. nom

183d st, No 1039, n s, 141.6 e Prospect av, 25x100, 2-sty frame dwelling. Mary E Smith to Nellie Malarky. Mort \$—. Sept 11. Oct 4, 1907. 11:3114. nom

184th st, No 409 | n w cor Walton av, 21.5x69.10x21.5x70.1, 2-Walton av, No 2373 | sty frame dwelling. Francis J Ryan to Eleanor A La Mon and Louise A Beaver. Mort \$5,000. Oct 7, 1907. 11:3188. other consid and 100

187th st (Old Jacob st), s s, bet Hoffman st and Arthur av. Release easement between new and old lines. Kate Walsh et al with Mary J Conlin Hoffman et al. Mar 1. Oct 10, 1907. 11:3065. nom

189th st, No 212, s s, 122.8 w Valentine av, 22.8x93.4, 2-sty frame dwelling. Nicholas Goldman to Augusta Greenbaum. Mort \$5,400. Oct 9. Oct 10, 1907. 11:3152. nom

189th st, s s, 122.8 w Valentine av, 22.8x93.4. Encroachment and wall agreement. Nicholas Goldman with Augusta Greenbaum. Oct 10, 1907. 11:3152. nom

*215th st, n s, 150 e 5th av, 25x100, Laconia Park. Release mort. Sarah E Butler to Antonio Basil. Sept 21. Oct 10, 1907. 450

*215th st, n s, 130 e 4th av, 25x114, Wakefield. Julia Romm to Rocco Fanelli. Mort \$670. Sept 4. Oct 9, 1907. other consid and 100

*215th st, n s, 105 e 4th av, 25x114, Wakefield. Julia Romm to Modestino Maddalena. Mort \$680. Sept 4. Oct 9, 1907. other consid and 100

*216th st, s s, 16 w 5th av and being gore lot 91 map Wakefield, contains about 1/4 acre, 84x114x39x—. Wm T Burns to Wm F Burns his son, Brooklyn. Q C and confirmation deed. Nov 23. Oct 10, 1907. nom

*217th st, late 3d st, s s, 500 e 6th av, 25x109, Laconia Park. Sophie Schrank to A Shatzkin & Sons. Oct 4. Oct 5, 1907. other consid and 100

*223d st | s s, 99.4 e Corsa lane, 25x79.2 to Corsa lane x29.7x Corsa lane | 63.3. Annie Milkowsky to A Shatzkin & Sons (Inc). Mort \$400. Oct 4. Oct 7, 1907. other consid and 100

*226th st, n s, 105 e 5th av, 100x114, Wakefield. Samuel Marcus to Yoodle and Samuel Seligman. B & S. Mort \$2,500. Oct 8. Oct 9, 1907. nom

*229th st | n s, 305 e 5th av, 100x229 to 230th st x70.2x—x194, 230th st | Wakefield. David Carfolite to Genaro Carfolite. Oct 5. Oct 9, 1907. other consid and 100

*232d st, n s, 105 w 6th av, 50x114, Wakefield. Martin J Keogh to Mary E Schiffer. All liens. Oct 3. Oct 7, 1907. 750

*233d st, s s, 205 e 5th av, 25x64, Wakefield. Martin J Keogh to Gottfried Buhler. Oct 3. Oct 7, 1907. other consid and 100

*233d st, s s, 317.4 w Kingsbridge road, 25x100. Phillip Elting to Matilde Lauricella. Mort \$425. Oct 7. Oct 9, 1907. nom

235th st, s s, 200 w Kepler av, 50x100, vacant. William Taglieber to Carrie F Muschenheim. Correction deed. Sept 30. Oct 7, 1907. 12:3369. other consid and 100

236th st, n s, 135 w Katonah av, 50x100, vacant. Fairmount Realty Co to Dora M Schrenkeisen. Sept 8. Oct 5, 1907. 12:3377. nom

237th st, n s, 180 e Keppler av, 60x100, 2-sty frame dwelling. Josephine Forsyth widow to Mathilda wife Charles de Boer. Oct 4, 1907. 12:3378. 9,000

HECLA IRON WORKS

Architectural Bronze

North 10th, 11th and 12th STREETS

AND

BROOKLYN,

NEW YORK

IRON WORK

*239th st, n e cor Catherine st, 100x100, Wakefield. Lydia Taylor to Fanny Lasner and Sarah Palestine, both of Mt Vernon, N Y. Mort \$2,292. Oct 3. Oct 5, 1907. other consid and 100

Alexander av, w s, 50.2 n 139th st, runs n 16.6 x w 0.7 to w s Alexander av as same existed in 1863 x s 16.6 x e 0.7 to beginning. Wm Stursberg et al HEIRS Babette Stursberg to John F Buckley. Q C. May 14. Oct 7, 1907. 9:2314. nom

Anthony av, No 2078, on map No 2024, e s, 25.1 s 180th st, 25.1x 97.4x25x94.3, 2-sty frame dwelling. John T Hewitt to Albert E Maves. Mort \$4,000. Oct 1. Oct 4, 1907. 11:3156 and 3149. other consid and 100

Arthur av, No 2156, e s, 150.1 n Oak Tree pl, 25x90, 2-sty frame dwelling. Lizzie wife of and Gavin Hamilton to John J Ryan. Mort \$4,500. Oct 8, 1907. 11:3070. 100

Arthur av, No 2508, s e s, 93.7 s w Pelham av, late Union av, 25 x87.7, except part for av, 1-sty frame building. Thomas Enright to Josie E Bell, of Houston, Texas. Q C. Sept 30. Oct 10, 1907. 11:3078. nom

Same property. Margaret Gray et al to same. 3-7 part. All title. All liens. Sept 27. Oct 10, 1907. 11:3078.

Same property. Bridget Netzner et al to same. July 31, 1905. Oct 10, 1907. 11:3078. other consid and 100

Bainbridge av, e s, 62.2 s 193d st, 30.1x77.9x30.5x78.3, 3-sty frame tenement. Minnie E Flagg to Nathan Lyons. Mort \$7,500. Oct 5. Oct 7, 1907. 12:3286. other consid and 100

Bathgate av, No 1702, e s, 233.11 s 174th st, 16.8x115.7, 2-sty frame dwelling. Stephen H Van Nostrand to Emilia Tobler. Mort \$2,000. Sept 27. Oct 7, 1907. 11:2921. other consid and 100

Bathgate av, No 1702, e s, 233.11 s 174th st, 16.8x115.7, 2-sty frame dwelling. Adeline Mott to Stephen H Van Nostrand, of Mt Vernon, N Y. Q C and C a G. Sept 16. Oct 7, 1907. 11:2921. 100

*Beech av, s s, 451 w Corsa av, 25x100, Laconia Park. A Shatzkin & Sons to James Ruffolo. Mort \$450. Oct 5. Oct 7, 1907. 100

*Beech av, s s, 426 w Corsa av, 50x100, Laconia Park. Thomas Callahan to A Shatzkin & Sons. Mort \$450. Oct 4. Oct 7, 1907. other consid and 100

*Broadway, s e cor Pelham road, 122.1x50x107.9x52, Tremont Terrace. Bankers Realty & Security Co to Harres Wallerstein. Oct 8. Oct 9, 1907. other consid and 100

*Same property. Release mort. A Morton Ferris to Bankers Realty & Security Co. June 10. Oct 9, 1907. 600

Briggs av, w s, 100 n 194th st, 25x69.1x27x67.1, 2-sty frame dwelling. Wm H Wright & Son, Inc, a corpn, to Jane J wife Edward L Middleton. Mort \$4,000. Oct 8. Oct 9, 1907. 12:3300. other consid and 100

Bryant av, No 1456, e s, 25 n Jennings st, 25x90, 2-sty frame dwelling. Kate T Forshay to Fredk C Graber. Oct 3. Oct 4, 1907. 11:3000. other consid and 100

*Bronxdale av, w s, 25.2 s Morris Park av, 50.5x107.5x50x100.10. 100

Bronxdale av, w s, 210.9 n Morris Park av, 125x99.10x125x99.7, Westchester. Catherine Callahan to Johanna Birnhaupl. Mort \$7,600. Oct 3. Oct 5, 1907. nom

Bathgate av, Nos 1750 and 1752, e s, 191.2 n 174th st, 41x110, 5-sty brk tenement. Dora Finkelstein to Rebecca J Seldman. Mort \$32,000. Aug 27. Oct 5, 1907. 11:2922. 1/2 part. nom

Boston av, late road from Kingsbridge to Williamsbridge, n w s, abt 370 s Summit pl and being lots 60 and 61 map No 2 of Charles Darke property, Yonkers, 50.11x159.11x50x150, vacant. Jacob Rosborg to Sumner Deane. Mort \$4,000. May 29. Oct 9, 1907. 12:3257. nom

*Bronx Park av, w s, 25 n 179th st, 25x100, Neill estate. Christian Mutschler to John C Molloy. Mort \$5,200. Oct 8. Oct 10, 1907. other consid and 100

Bathgate av, No 1992, e s, 150.10 s 179th st, 18x77.11x18x77.3, 2-sty frame dwelling. Michael J Cavanagh to Frank Krenkel. Mort \$5,000. Oct 9. Oct 10, 1907. 11:3044. other consid and 100

Bathgate av, No 2167, w s, old line, 150 n 181st st, old line, 25x147.4x25x146, except part for av, 2-sty frame dwelling. Andrew F O'Neill to John Klein. Mort \$5,000. Oct 8, 1907. 11:3049. 100

Cromwell av, No 1423 (1st av), w s, — n 170th st, 50x125, 2-sty frame dwelling. Mary Chapman widow to Luigi and Nicola Sabatini. Oct 10, 1907. 11:2872. other consid and 100

Carter av or Worth st (William st), w s, 233.8 s 176th st, 75x 193.10x75.1x194.4, except strip abt 28 ft wide for Carter av, vacant. Anna M Smith and ano to Louisa D Jahn, of Brooklyn. B & S. May 20. Oct 10, 1907. 11:2892. nom

Same property. Louisa D Jahn to Michl J Kelly. May 20. Oct 10, 1907. 11:2892. 7,000

*Columbus av, s s, 75 w Jefferson st, 25x100. Agnes K wife Bernard Malone to Mary Schneider. Oct 1. Oct 5, 1907. nom

Concord av, No 416, s e s, 25 n e St Joseph st, late Grove st, 25x 100, 1-sty frame building. George Muller to Juliana Reynolds. Mort \$1,200. Oct 8. Oct 9, 1907. 10:2577. 100

College av, w s, 62 n 165th st, strip, 0.6x84.10. Joseph Krinsky et al to Joseph Reiss. Sept 20. Oct 4, 1907. 9:2437. nom

Decatur av, No 3287, w s, 100 s 209th st, 25x100, 2-sty frame dwelling. Jacob H Amsler et al to William Ehrlich and Moritz Davidsohn. Mort \$5,000. Sept 16. Oct 4, 1907. 12:3351. other consid and 100

Decatur av, w s, 75 s 209th st, 25x100, 2-sty frame dwelling. Jacob H Amsler et al to Charles Busath. Mort \$5,000. Sept 16. Oct 8, 1907. 12:3351. other consid and 100

Eastern Boulevard, c l, at s s Tiffany st x— to East River x— to East Bay av, and being all right, title and interest to lands and lands under water, being all the meadows and land lying bet original low and high water lines which were conveyed by Morris and Charles Graham EXRS James Graham to John Graham and ano by deed dated Aug 12, 1797, and recorded Jan 21, 1830, in Westchester Co, with land under water, riparian rights, &c. Ella Sawyer to Jacob Leitner. Aug 16. Oct 10, 1907. 10:2606-2766-2774 and 2767. nom

*Eastchester road, e s, abt 500 s Saratoga av, 25.2x121x25x118.9. Bassett av, w s, 75 s Saratoga av, 25x100. Rhinelander av, s s, 181.6 e Eastchester road, 25x100. Release mort. Lawyers Title Ins & Trust Co to Hudson P Rose Co. Sept 28. Oct 4, 1907. 1,200

*Elliot av, w s, 140 n e of road from Westchester to Fort Schuyler 40x164x76x145.9, Throggs Neck. Margt A Honohan widow et al to Joseph F Flynn. Q C. Oct 8. Oct 9, 1907. nom

Findlay av, e s, 300.7 n 169th st, also 259.2 n lands Wm H Morris, runs e 100 x n 225 and 25 x w 101.10 to av x s 255.6 to beginning, vacant. Release mort. Margt L Zborowski EXTRX Elliott Zborowski by Henry L Morris ATTY to Mt Clare Impt Co. July 16. Oct 8, 1907. 11:2783. 9,250

Same property. Mt Clare Impt Co to David D Feins. Mort \$7,500. Oct 7. Oct 8, 1907. 11:2783. other consid and 100

Same property. David D Feins to May Feins, of Boston, Mass. 1/4 part. Mort \$8,500. Oct 7. Oct 8, 1907. 11:2783. 100

Same property. Same to Fannie Ginsburg, of Boston, Mass. 1/4 part. Mort \$8,500. Oct 7. Oct 8, 1907. 11:2783. 100

Same property. Same to Nathan Levy. 1/4 part. Mort \$8,500. Oct 7. Oct 8, 1907. 11:2783. 100

Same property. Same to Bernard Radow. 1/4 part. Mort \$8,500. Oct 7. Oct 8, 1907. 11:2783. 100

*Fort Schuyler road, e s, at s line land Henry A Coster, runs to land Fredk W Jackson and to the "Undivided Land" and land of Robt J Turnbull and to Weir Creek, contains 126 019-1,000 acres, Throggs Neck, all of. "The Undivided Land," w s, at n s land Robt J Turnbull and runs to land now or late of St Josephs Asylum, contains 6 751-1,000 acres. 1/2 part. Land under waters of Eastchester Bay, begins at s s land St Josephs Asylum, with e s of "The Undivided Land," runs to land Geo B Brown, contains 8 616-1,000 acres. All right, title and interest to 1/2 part. Also all right, title and interest to land under waters of Eastchester Bay, lying in front of 1st parcel as above and extending across Weir Creek, begins at s e cor of the "Undivided Land," contains 7 202-1,000 acres. Town Dock road, s s, plot begins at s s land St Josephs Asylum and w s of the "Undivided Land" and runs to high water mark, contains 2 895-1,000 acres, 1/2 part, being estate late of George Bruce-Brown, consisting of abt 135 acres at Throggs Neck. Alfred W D Hogg to The Estates Development Co. Morts \$460,687.51. June 29. Oct 4, 1907. other consid and 100

*Grace av, w s, 156.1 s Glebe av, 25x100, Westchester. Release mort. Eliz F Hickey to Martin Pletscher. Oct 4. Oct 8, 1907. 600

*Grant av, s s, 103 w Unionport road, 25x100, 2-sty frame dwelling. PARTITION, Aug 20, 1907. Lynn W Thompson referee to Robert Wahldner. Oct 8. Oct 9, 1907. 5,175

Hull av, s s, 105.11 e Mosholu Parkway North, 50x110, vacant. Julia Geary to Mary P Geary. Mort \$1,000. Oct 7. Oct 9, 1907. 12:3332. nom

Heath av, e s, 219.6 n from tangent point in curve at n e cor Heath av and Emmerich pl, 25x118.8x26.4x127.1, 2-sty frame dwelling. Fordham Realty Co to Henry Gaa and Frederick Miller. Mort \$4,500. Oct 5, 1907. 11:3240. 100

Hughes av, w s, 150 n 188th st, 75x87.6, vacant. Alfred Heiman to H Raymond Mitchell and Geo M Beerbower. Mort \$3,000 and all liens. June 7, 1905. Oct 10, 1907. 11:3077. other consid and 100

Hoe av or st, w s, 37.3 s Home st, 30x68.5x30x71.11, vacant. Hoe av or st, No 1177, w s, 67.3 s Home st, 30x65x30x68.5, 2-sty brk dwelling. Mary A Balfe et al EXRS James M Wentz to Nathan and Dora Passman. Q C. Jan 10. Oct 5, 1907. 10:2745. other consid and 100

Hull av, n w s, 150 e from n e cor Hull av and Mosholu Parkway, 50x110, vacant. Hull av, n w s, 200 n from n e cor Hull av and Mosholu Parkway, 31.11x110.1x28.4x110, vacant. Mary A McCahill to Mary Dermody. Oct 4. Oct 7, 1907. 12:3333. other consid and 100

Hoe av, w s, 200 n Jennings st, 50x100, vacant. Catharine A Lavelle to Carmine Filippone. Mort \$3,850 and all liens. May 16. Oct 7, 1907. 11:2981. nom

Heath av, e s, bet 229th st and 230th st, and being 408.1 n land Tecca N Reed, 125.4x100.7, Kingsbridge. Marcus Nathan to Samuel Geller. Mort \$9,600. Oct 8. Oct 10, 1907. 12:3256. other consid and 100

Jackson av, No 738, e s, 108.9 s 156th st, 18.9x87.6, 3-sty frame tenement. Lizzie Hock et al HEIRS, &c, Geo A Hock to Adolph Wagner. 3/4 part. All title. Mort \$3,000 and all liens. Oct 9. Oct 10, 1907. 10:2645. nom

Jerome av, e s, 381.3 s Cameron pl, runs s w 139.8 x n e 318 x s e 33 to c l of a brook x n e 39 x n w 12 x n e 43.10 x s w 15.8 x n w 69.8 x s w 279.10 to beginning. Declaration by Sol C Bernstein that he holds above property in trust for Bernet Bernstein 3/4 parts, Vincent Horowitz 3/4 parts, and Harry D Kramer 1/4 part. May 27, 1905. Oct 8, 1907. 11:3185, 3179 and 3180.

Jerome av, Nos 1860 and 1862, e s, 91.9 s Mt Hope pl, 37x116.8x 35.11x107.10, two 3-sty frame tenements. CONTRACT. Sarah A Kelly with Anthony McOwen. Mort \$4,500. Sept 20. Oct 7, 1907. 11:2851. 14,750

*Kinsella av, s s, 176.4 w Bronxdale av, 25x100. Samuel J Smith to Lizzie S Cowen. Mort \$2,000. Oct 9. Oct 10, 1907. other consid and 100

*Lampport av, s s, 450 w Ft Schuyler road, 50x100. The Lampport Realty Co to Harris and Rachel Freedman. Oct 8. Oct 10, 1907. other consid and 100

Longwood av, No 871, n s, 186 w Hewitt pl, 39x100, 5-sty brk tenement. Thos C Edgar et al to Margt F Johnson. C a G. Mort \$28,000. Sept 26. Oct 4, 1907. 10:2689. other consid and 100

Longwood av, No 874 (1040), s s, 260.10 e Prospect av, 37.6x 110, 5-sty brk tenement. Samuel Ahtschul to Samuel Levy. Mort \$29,000. Oct 2. Oct 4, 1907. 10:2688. other consid and 100

THE GEORGE A. JUST COMPANY

239 Vernon Ave., Boro. of Queens, New York City

IRONWORK FOR BUILDINGS

Longwood av, No 1039, n s, 186 w Hewitt pl, 39x100, 5-sty brk tenement. Release mort. Title Guarantee and Trust Co to George and Thos C Edgar. Oct 1. Oct 8, 1907. 10:2689. other consid and 100

*Lyon av, n s, 30 w Parker av, 25x100, Westchester. Thomas Scott to Agnes M Pragnell. Mort \$4,000. Sept 27. Oct 7, 1907. other consid and 100

*Lyon av, n s, 55 w Parker av, 25x100. Thomas Scott to Frank B Glover and Minnie his wife tenants by entirety. Mort \$4,000. Sept 27. Oct 7, 1907. other consid and 100

*Lampport av, n s, 50 e Rosedale lane, 50x100, Tremont Heights. The Lampport Realty Co to Harris Blumenthal. Oct 7. Oct 8, 1907. other consid and 100

Mapes av, No 2140, late Johnson av, e s, 462 n 180th st, late old Samuel st, 66x150, except part for av, 2-sty frame dwelling and vacant. FORECLOS, Aug 30, 1907. Joseph P Morrissey referee to John W Seeger. Oct 5. Oct 8, 1907. 11:3111. 3,500

*Mulford av, e s, 528 n Pelham road, 50x100, Westchester. Annie Volence to Marie wife Emil G Rupprecht. Oct 2. Oct 7, 1907. nom

Ogden av, No 1059, n w cor 165th st, 70x90, 2-sty frame dwelling and vacant. New York Operating Co to Geo D Eighmie. Oct 1. Oct 5, 1907. 9:2526. exch

Park av, e s, 150 s 182d st, 50x141, vacant. John J Hearn Construction Co to William Guggolz. Mort \$2,000 and all liens. Sept 16. Oct 5, 1907. 11:3037. other consid and 100

Prospect av, No 2058, old e s, 314.6 s 180th st, late Samuel st, old line, 16.6x150, 2-sty brk dwelling. Pasquale Mascio to Martin Goldfarb. Mort \$7,500 and all liens. Sept 14. Oct 5, 1907. 11:3109. other consid and 100

Prospect av, No 2030A, e s, 281.6 s 180th st, old line, 16.6x150, 2-sty brk dwelling. Rachel Cohn to Nathan Burkan and Edward Schoenberg. Mort \$6,000. Sept 30. Oct 5, 1907. 11:3109. other consid and 100

*Pelham road, s s, 52 e Broadway, 26x100.7x25x107.9, Tremont Terrace. Alois Kramer to Henry S Bergman. Mort \$3,500. Sept 19. Oct 9, 1907. other consid and 100

*Prospect av, n s, 129 e Fort Schuyler road, 50.3x96.3x50x91.1, Westchester Terrace. Wm S Flynn et al to Margaret A Honohan. Q C. Oct 8. Oct 9, 1907. nom

Prospect av, No 2127, n w cor 181st st, runs w 150 x n 110 x e 50 x s 44 x e 100 to av x s 66 to beginning, vacant. B Simpson to Arthur G Larkin. 1-3 part. All liens. June 15. Oct 9, 1907. 11:3097. nom

Prospect av, No 2127 n w cor 181st st, 66x150, vacant. 181st st

Interior lot, begins 100.1 w Prospect av and 66 n 181st st, runs n 44 x w 50 x s 44 x e 50 to beginning, vacant. Nathan A Eisler and ano to Arthur G Larkin. 1-3 part. Mort \$11,000 and all liens. June 17. Oct 9, 1907. 11:3097. 100

Park av, Nos 3636 and 3638, s e cor Morris pl and 65.5 n e from s w cor lot 61, 50x150, being part lot 61 map Morrisania, two 2-sty frame dwellings and store in No 3638. Charles Maier to Lena Borger, of Woodside, L I. 1/2 right, title and interest. Aug 1. Oct 7, 1907. 11:2901. nom

Same property. Lena Borger to Charles Maier and Mae his wife, tenants by entirety. 1/2 right, title and interest. B & S. Aug 1. Oct 7, 1907. 11:2901. nom

Perry av, s e s, 269.6 s w 205th st, 50x100, vacant. Mary D Reynolds to Ernest Schaefer. Oct 7. Oct 10, 1907. 12:3345. 100

Park av, No 3474, late Railroad av, e s, abt 355 s 168th st, 45x 150, 2-sty frame dwelling and 1-sty frame building in rear. Saul J Sachar to Charles Sachar. All title. Mort \$2,500. Oct 7, 1907. 9:2389. other consid and 100

Private road, s w s, 99.2 s w Boston av, lots 19, 20 and 21 map estate Benjamin Richardson near Kingsbridge, with all right, title and interest to land in Private road, 75x87.6. Fannie E Lawrence to Wm T Washburn and Emma Richardson EXRS and TRUSTEES Benjamin Richardson. All liens. Oct 9, 1906. Oct 10, 1907. 12:3257. nom

Randall av, s w cor Manida st, 50x100, vacant. East Bay Land & Impt Co to Giuseppe Marolda. Oct 9, 1907. 10:2768. other consid and 100

Same property. Release mort. The Trust Co of America to East Bay Land & Impt Co. Oct 4. Oct 9, 1907. 10:2768. nom

Randall av n w cor Whittier st, —x—, vacant. Whittier st

Randall av, s w cor Whittier st, —x— to Hunts Point road, vacant.

Randall av, s e cor Whittier st, —x— to Drake st, vacant.

Randall av, n e cor Whittier st, —x—, vacant.

Randall av, n w cor Drake st, —x—, vacant.

Randall av, n e cor Drake st, —x— to Halleck st, vacant.

Randall av, n e cor Halleck st, —x—, vacant, and being parcel of salt meadow formerly attached to Richard L Hunts farm, called Little Neck, at West Farms, begins at a small ditch separating on the s w the land herein conveyed from land of Paul Spoford and runs to old creek, and contains 3 90-100 acres, except part taken by City of N Y for Randall av and Hunts Point road and Whittier st.

PARTITION, June 25, 1907. Chas N Morgan referee to Sampson H Schwarz 1/4 part, William Rosenzweig Realty Operating Co 1/4 part, Henry Korn 1/4 part, David Lippmann 1/4 part, and Harry Lippmann 1/4 part. Sept 24. Oct 9, 1907. 10:2770 and 2771. 8,000

Same property. Austen G Fox ADMR Geo S Fox to same. All title. Q C. July 3. Oct 9, 1907. 10:2770 and 2771. nom

Tinton av, No 774, e s, 50 s 158th st, late Cedar pl, 16.8x100, 2-sty frame dwelling. Samuel Cowen et al to Elizabeth G Palmer. Mort \$5,250. Oct 8. Oct 9, 1907. 10:2655. other consid and 100

Tremont av, No 35, n or n w s, abt 166.2 n e Harrison av, 50x 104.8x48.9x125.9, 2-sty frame dwelling. Mary H Beals to John Fleming. Oct 8. Oct 9, 1907. 11:2869. other consid and 100

Tremont av, s s, 100 w Marmion av, 50x100, vacant. Samuel Schwab to Ferdinand Kurzman. Mort \$11,000. Sept 30. Oct 4, 1907. 11:2956. other consid and 100

*Union av, n e cor 2d st, 50x100. Anna Kuhlke to Josie Kuhlke, of Hoboken, N J. Mort \$5,000. April 23. Oct 8, 1907. nom

Vyse av, No 1157, w s, 360 n 167th st, 20x100, 3-sty brk dwelling. Jeremiah Donovan to Arthur H Sanders. Mort \$10,000. Sept 30. Oct 7, 1907. 10:2752. other consid and 100

*White Plains road, e s, 115.7 s 216th st, strip 1.8x75.11. Margaret A McCahey to Adelaide Burlando. Q C. Sept 9. Oct 7, 1907. nom

*Same property. Peter Sheridan et al HEIRS, &c, Elizabeth Sheridan to same. Q C. Sept 16. Oct 7, 1907. nom

*White Plains road, e s, at n s of Village of Jerome, which is bet 215th st and 216th st, runs e — to e s lot 131 on said map x s — to n s of the building adj on s x w — to road x n 4.3 to beginning. Release mort. The Mount Vernon Trust Co to Adelaide Burlando. Sept 9. Oct 7, 1907. nom

*Same property. Release mort. Goodwin Brown as COMMITTEE Patrick Kelly to same. Sept 6. Oct 7, 1907. nom

*White Plains road, s e cor 216th st, 81.9x—x—167.3, deed reads 2d av, s s, lot 734 map Wakefield. Peter McKay to Margt McKay. 1/4 part. All title. Sept 28, 1900. Oct 7, 1907. nom

Washington av, No 2169, w s, 319.8 s 182d st, old line, 18.4x110, 3-sty frame tenement. Rose J wife Anthony H Austin to Lena Barber. Oct 1. Oct 7, 1907. 11:3037. other consid and 100

Washington av, No 1048, e s, 99.3 n 165th st, 19.3x85, 3-sty frame dwelling. John Illig INDIVID and EXR Maria Illig to John Koehn. Oct 4. Oct 7, 1907. 9:2370. nom

Same property. John Koehn to John Illig. Oct 4. Oct 7, 1907. 9:2370. nom

*Westchester av, n e cor Green av, 50x100, Cebrie Park. Abraham Piser to Agnes M Pragnell, of the Bronx, and Frank B Glover, of Brooklyn. Mort \$2,000. Oct 5. Oct 7, 1907. other consid and 100

*Same property. Agnes M Pragnell et al to Thomas Scott, of New Rochelle, N Y. Mort \$2,000. Oct 5. Oct 7, 1907. nom

Whitlock av, e s, 250 n Tiffany st, 25x124.11x25x125.10, 3-sty brk dwelling. George F Johnsons Sons Co to Helen Ambrose. Mort \$7,500. Oct 7. Oct 10, 1907. 10:2733. other consid and 100

Wales av, No 516, s e s, 150 n e 147th st, 25x100, 2-sty frame dwelling. Daniel R Collins to Frederick W Ehrsam. Mort \$4,450. Oct 9. Oct 10, 1907. 10:2581. nom

Woodlawn road, late Scott av, n e cor Perry av, 26.1x97.8x25x 90, vacant. Carl J L Reichart to Katie B O'Donnell. Mort \$700. Sept 21. Oct 4, 1907. 12:3345. other consid and 100

*4th av, e s, 99 n 215th st, late 1st st, 25x105, 2-sty frame dwelling, Wakefield. Joseph Bloch to Henry Adler. Mort \$2,000. Oct 8. Oct 9, 1907. other consid and 100

Lot 164 map 221 lots Claremont Heights. Chas H Thornton et al to Thornton Bros Co. Oct 1. Oct 9, 1907. 11:2783-2785. other consid and 100

*Lots 319 and 320 map (No 1108 B) subdivision of Portion of the Penfield property, lying east of White Plains av at Wakefield. Rosa Solner to Isidore Lasner and Jacob Palestine, both of Mt Vernon, N Y. Mort \$1,100. Sept 23. Oct 7, 1907. exch and 1,400

*Lot 541, map (No 208) of Arden property. Lydia Taylor to Fanny Lasner and Sarah Palestine, of Mt Vernon, N Y. Mort \$800. Oct 3. Oct 5, 1907. other consid and 100

*Lot 312 map (No 1130) of 327 lots Hunter estate. Hudson P Rose Co to New York Exchange Realty Co. Sept 9. Oct 9, 1907. nom

*Plot begins 145 w White Plains road at point 445 n along same from Morris Park av, runs s 75 x e 45 x n 75 x w 45 to beginning, with right of way over strip to Morris Park av. Regent Realty Co to Mary A Arthur. Sept 12. Oct 5, 1907. nom

*Plot begins 590 e White Plains road at point 645 n along same from Morris Park av, runs e 100 x n 25 x w 100 x s 25 to beginning, with right of way over strip to Morris Park av. Geo A Devermann to Edward Murtha and Rose his wife tenants by entirety. Mort \$3,000. Oct 5. Oct 7, 1907. other consid and 100

Plot bounded w by line 100 ft e from e s of Plympton av, 100 ft, n by lot 14, 97.3, e and s e by s e line lands late Wm B Ogden 131.3 and s by part lot 19, 12.2 being part of lots 15 to 18 parcel 17 map subdivision estate Wm B Ogden at Highbridge filed May 24, 1907, which lie east of a line 100 e from e s Plympton av. Eliz M Cluse to Minnie Smith. Aug 15. Oct 8, 1907. 9:2521. other consid and 100

*Plot begins 740 e White Plains road at point 870 n along same from Morris Park av, runs e 100 x n 50 x w 100 x s 50 to beginning, with right of way over strip to Morris Park av.

Plot begins 740 e White Plains road at point 945 n along same from Morris Park av, runs e 100 x n 25 x w 100 x s 25 to beginning, with right of way over strip to Morris Park av. Samuel Geller to Marcus Nathan. Mort \$10,500. Oct 8. Oct 10, 1907. other consid and 100

MISCELLANEOUS.

All right, title and interest of parties 1st part and of the heirs Arabella Graham in and to all the meadows and lands lying between original high and low water lines as existed prior to Jan 22, 1805, and conveyed by Graham to Graham by deed dated May 3, 1804, and recorded Jan 21, 1830, Westchester Co as are included within and bounded as follows: n by c l proposed Eastern Boulevard, e by c l Tiffany st, s by U S pierhead line of East River or L I Sound, and w by lands N Y, N H & H R R Co, except lands within would be included within said boundaries and are now occupied by the Rock Plaster Co, of N Y and N J, and which were conveyed to them by deed dated July 2, 1902. Jacob Leitner and East Bay Land and Impt Co to Oak Point Land & Dock Co. All title. Q C. Sept 26. Oct 10, 1907. 10:2606, 2766, 2774 and 2767. nom

Same property, except such portions as are included within following boundaries: e l of proposed Eastern Boulevard, e l of Truxton st, s s of Leggett av and easterly line of N Y, N H & H R R Co, which is retained by Jacob Leitner, excepting also such portion first above described as are conveyed by Jacob Leitner and East Bay Land and Impt Co to Oak Point Land and Dock Co by deed of even date herewith as above. Jacob Leitner to East Bay Land and Impt Co. All title. Q C. Sept 26. Oct 10, 1907. 10:2606, 2766, 2774 and 2767. nom

Cooper Iron Works

JOHN COOPER, PROPRIETOR

Works: Emmett Street & Avenue D, Newark, N. J.

New York Office: 1 Madison Avenue

IRON and STEEL WORK

FOR

BUILDINGS, BRIDGES, &c.

LEASES

(Under this head all Leases recorded, Assignment of Leases and Leasehold Conveyances will be found. The expressed consideration following the term of years for which a lease is given means so much per year.)

October 4, 5, 7, 8, 9 and 10.

BOROUGH OF MANHATTAN.

Allen st, No 164. Assign lease. Robert P Pearl and Leon Haimovitz to Kalmin Goldner. Mort \$792.20. Sept 24. Sept 27, 1907. 2:416. Corrects error in last issue when st No was 104. nom

Ann st, No 19, n w cor Theatre alley. Assign lease. William Zoll to Frederick Weierman. Sept 6. Oct 8, 1907. 1:90. nom

Ann st, No 19, n w cor Theatre alley. Assign lease. Frederick Weierman to Louis H Saltzman. Oct 8. Oct 9, 1907. 1:90. nom

Ann st, No 19, n w cor Theatre alley. Assign lease. Louis H Saltzman to Geo Kienzle. Mort \$8,105. Oct 8, 1907. Oct 10, 1907. 1:90. nom

Same property. Re-assign lease. Geo Kienzle to Louis H Saltzman. Mort \$—. Oct 9. Oct 10, 1907. 1:90. nom

Attorney st, No 160. Assign lease. Isaac Ungar to Morris Klein. 1/2 part. All title. Oct 5. Oct 8, 1907. 2:345. nom

Same property. Consent to assign lease. Estate of Wm W Cowen to Isaac Ungar. Oct 5. Oct 8, 1907. 2:345. nom

Canal st, Nos 268 and 270, 4th floor. nom

Walker st, Nos 78 and 80, 4th floor. nom

Isaac H Blanchard Co to George McKibbin & Son; 5 1/2 years, from Nov 1, 1907. Oct 8, 1907. 1:196. 5,000

Canal st, No 159. Subordination of lease to mort. Joseph Holinger and ano with Citizens Savings Bank. Oct 9, 1907. 1:203. nom

Canal st, No 159. Subordination of lease to mort. Lena Terhune and Louis Gordon with Citizens Savings Bank. Oct 9, 1907. 1:203. nom

Cathedral Parkway, n s, 6th store e from Manhattan av. Arthur E Silverman Building Co to Victor Gedick; 5 years, from Sept 1, 1907. Oct 4, 1907. 7:1846. 660 to 900

Cherry st, Nos 108 and 110, double store. Francesco Sarra to Theresa Spalda; 5 years, from Oct 1, 1907. Oct 10, 1907. 1:252. 684

Columbia st, No 73 1/2, store, &c. Moses Scherer to Max Gintel; 3 7-12 years, from Oct 1, 1907. Oct 9, 1907. 2:334. 960

Division st, No 74. Surrender lease. Louis Rubenstein with Henry Helfand. All title. Oct 1. Oct 7, 1907. 1:292. nom

Elizabeth st, No 234. Assign lease. Rubsam & Horrmann Brewing Co to Giuseppe Livoti. All title. Oct 2. Oct 7, 1907. 2:507. nom

Same property. Assign lease. Giuseppe Livoti to Salvatore Saracino. Sept 30. Oct 7, 1907. 2:507. nom

Elizabeth st, Nos 204 to 210. Assigns two leases. Michael Schiavone to Domenico Lecce. 1/2 part. July 17. Oct 10, 1907. 2:492. nom

Same property. Assigns two leases. Domenico Lecce to Michael Schiavone. 1-3 part. July 17. Oct 10, 1907. 2:492. nom

Forsyth st, No 204, south store. Jacob Kottek to Filippo Genovese; 4 8-12 years, from Oct 1, 1907. Oct 8, 1907. 2:422. 540 and 600.

Goerck st, No 33. Surrender of lease. Israel Goldberg and ano to Morris Agranoff et al. All title. June 6. Oct 10, 1907. 2:327. 558.54

Henry st, No 100 | s w cor, cor store, &c. Rotkowitz Bros to Pike st, No 26 | Annie Lipset; 5 7-12 years, from Oct 1, 1907. Oct 7, 1907. 1:275. 1,800

Hudson st, No 145, all. A B C Realty Co to Joseph Imperiale; 3 years, from May 1, 1907. Oct 9, 1907. 1:214. 600

James Slip, No 2, corner store. John F Farrell to Abraham Samilson; 3 8-12 years, from Sept 1, 1907. Oct 7, 1907. 1:251. 600

Leonard st, No 91. Assign lease. John P O'Connell to Martin F Meehan. Oct 5. Oct 7, 1907. 1:174. nom

Ludlow st, No 146, all. Abraham Benerofe to Herman Luwish; 3 years, from Oct 1, 1907. Oct 5, 1907. 2:411. 4,200

Market slip, No 85, all. Surrender lease. Jacob Koffman to Israel Jacobson. All title. May 25, 1906. Oct 8, 1907. 1:250. 200

Montgomery st, Nos 59 and 61, all. Harris Gabrilowitz to Simon Schwartzberg; 3 years, from July 1, 1907. Oct 10, 1907. 1:259. 4,718

Norfolk st, No 141, store, &c. Isidore S Tunick to Abraham Kerner; 2 1/2 years, from Dec 1, 1908. Oct 4, 1907. 2:354. 900

Pike slip, No 79, corner store. Jeremiah and John McSweeney to William Moller; 5 10-12 years, from July 1, 1907. Oct 5, 1907. 1:248. 900

Pitt st, No 23, basement store. Meyer Hattman and ano to Celia Diamond; 1 year, from May 1, 1907. Oct 5, 1907. 2:342. 384

South st, No 162, all. Mary De Trobriand to Howard Place; 3 years, from May 1, 1907. Oct 4, 1907. 1:108. 1,600

Pitt st, No 83, store, &c. Meyer Babad to Gittel Brestin; 2 1/2 years, from Aug 1, 1907. Oct 9, 1907. 2:344. 660

Ridge st, No 153. Assign lease. Isaac Ungar to Morris Klein. 1/2 part. All title. Oct 5. Oct 8, 1907. 2:345. nom

Same property. Consent to assign lease. John Prager to Isaac Ungar. Oct 5. Oct 8, 1907. 2:345. nom

Stuyvesant st, No 27, all. Chas N Brunie to Antonio Lievendag; 3 years, from May 1, 1907. Oct 7, 1907. 2:465. 1,080 and 1,200

Wall st, Nos 87 and 89. Assign lease and contract dated July 1, 1902. The Orient Co to W K Aston and S P McConnell. All title. June 1, 1904. Oct 7, 1907. 1:31. nom

West st, No 527, ground floor and basement. The Cincinnati Abattoir Co to J Ogden Armour, of Chicago, Ill; 9 3-12 years, from Feb 1, 1908, with 5 years renewal. Oct 4, 1907. 2:643. 4,500 and 4,600

Washington st, s w cor Liberty st. Assign lease. Wm C Grogan to Henry C Meyer. Oct 5. Oct 9, 1907. 1:56. nom

2d st, No 126, all. Nathan Goldberg and ano to Hyman Lanes; 3 years, from Oct 1, 1907. Oct 9, 1907. 2:430. 4,716

3d st, No 107 East, store, &c. John Becker and ano to Frank Sautner; 5 years, from Oct 1, 1907. Oct 7, 1907. 3:431. 780

4th st, No 167 East. Assign lease. Henry Cassellius to Emilie S Ugur. Oct 4, 1907. 2:432. other consid and 100

8th st, No 364 East, all. Hyman Schiff to Solomon Fruchter; 3 years, from Nov 1, 1907. Oct 7, 1907. 2:377. 3,900

12th st, No 68 West, all. Sarah A Kerr to Marie McManus; 2 years, 10 months and 5 days from Nov. 25, 1907. Oct 10, 1907. 2:575. 1,500

14th st, No 138, s s, 179.2 w 3d av, 20.10x153.6x27.1x136.2, all

13th st, No 135, n s, 175 n w 3d av, 25x53x—x73.9, all. nom

Solomon Schinasi to Milton Hirshfeld; 20 10-12 years, from July 1, 1907. Oct 8, 1907. 2:559. taxes, &c, and 7,640 and 8,600

23d st, Nos 214 to 220 East, part of 1st floor, &c. Otto Strack to Eugene Dietzgen Co; 10 years, from May 1, 1907. Oct 9, 1907. 3:903. 10,500

24th st, No 103 West, all. Jane E Britton to John O'Connor; 5 7-12 years, from Oct 1, 1907. Oct 7, 1907. 3:800. 1,500 to 2,000

25th st, Nos 516 to 524 West, all with machinery, &c. Warner Realty Co to Zucker & Levett & Loeb Co; 5 years, from July 1, 1906; 5 years renewal. Oct 10, 1907. 3:696. 9,000

26th st, Nos 328 and 330 East, 2d and 3d floors. The Bellevue Realty Corp to Lippe & Co; 5 years, from May 1, 1907. Oct 8, 1907. 3:931. 2,600

31st st, No 106 West, all. James Wall to Geo P and Edw P Lehr; 10 years, from Oct 5, 1907. Oct 9, 1907. 3:806. 4,000 to 7,000

34th st, No 17, n s, 375 w 5th av, 25x98.9, all. Samuel Frank et al to Revillon Freres, Inc, a corp; from Oct 1, 1907, to May 1, 1927. Oct 5, 1907. 3:836. taxes, &c, and 11,000 to 24,000

40th st, No 443 West. Assign lease. Andrew J Gonnoud to Elizabeth Gonnoud. Sept 18, 1906. Oct 4, 1907. 4:1050. nom

Same property. Assign lease. Elizabeth Gonnoud to Thomas Cleary. Sept 30, 1907. Oct 4, 1907. 4:1050. nom

47th st, Nos 145 to 155 West, space in lobby of King Edward Hotel. King Edward Hotel Co to Marcus M Plechner; 1 year, from Oct 1, 1907. Oct 9, 1907. 4:1000. as per agreement

47th st, Nos 145 to 155 West. Consent to cancellation of lease. Martin Schweiss with Geo R Jones. All title. July 13. Oct 9, 1907. 4:1000. nom

49th st, No 31 West. Consent to assign lease. TRUSTEES of Columbia College in City N Y to Harry J Douglas. Oct 2. Oct 9, 1907. 5:1265. nom

Same property. Consent to assign lease. Same to Marie G Goetchius ADMRX Laura J Gibson. Oct 7. Oct 9, 1907. 5:1265. 16,000

49th st, No 31, n s, 417 w 5th av, 22x100.5, the lot. TRUSTEES of Columbia College to Marie G Goetchius ADMRX Laura J Gibson; 21 years, from Nov 1, 1909, with renewal. Oct 8, 1907. 5:1265. taxes, &c, and 2,292

Same property. Assign lease with buildings, &c. Marie G Goetchius ADMRX Laura B Gibson to Harry J Douglas, of Mt Vernon, N Y. Oct 1. Oct 8, 1907. 5:1265. 16,000

50th st, No 4, s s, 125 w 5th av, 27x100.5, all. TRUSTEES of Columbia College to Frederick Peterson; 21 years, from Nov 1, 1907, with renewals. Oct 4, 1907. 5:1265. taxes, &c, and 3,413

74th st, No 315 East, all. Arthur R Parsons and ano to Nunziato Cristillo; 5 years, from Oct 1, 1907. Oct 4, 1907. 5:1449. 2,000

100th st, No 13 West, north store, &c. Dennis O'Neill to John M Leipert; 5 years, from Sept 1, 1907. Oct 9, 1907. 7:1836. 1,500

104th st, Nos 111 to 117 West, all. Joseph Freedman to Frank A Edington; 5 years, from Oct 1, 1907. Oct 7, 1907. 7:1859. 14,000

121st st, Nos 407 to 423, n s, 130 e 1st av, 133x100.11. Assign lease. Charles Freysz to Louise H Heine and ano. June 12, 1906. Oct 9, 1907. 6:1809. nom

135th st, Nos 25 and 27 West, all. Mishkind-Feinberg Realty Co to Julius Ahrweiler and ano; 3 11-12 years, from Nov 1, 1907. Oct 10, 1907. 6:1733. 4,500

135th st, No 29 West, all. Mishkind-Feinberg Realty Co to Julius Ahrweiler and ano; 3 11-12 years, from Nov 1, 1907. Oct 10, 1907. 6:1733. 4,500

135th st, Nos 31 and 33 West, all. Mishkind-Feinberg Realty Co to Ferdinand Bloch; 3 11-12 years, from Nov 1, 1907. Oct 10, 1907. 6:1733. 4,500

138th st, No 66 West. Assign lease. Harry S Wright to Louise F Wright. Sept 30. Oct 7, 1907. 6:1733. nom

138th st, No 66 West. Assign lease. Harry S Wright to Louise F Wright. Sept 30. Oct 7, 1907. 6:1733. nom

Av A, No 1539, store, &c. Benjamin Kurtz to Giuseppe Irrera; 3 years, from Dec 1, 1907. Oct 4, 1907. 5:1578. 408

Av C, Nos 121 and 123. Assign lease. David Rifkin to Rose Rifkin. Oct 9. Oct 10, 1907. 2:390. 1,100

Amsterdam av, No 1997, s e cor 159th st, cor store and store adj. C R Co to Charles Meyer; 10 years, from Sept 15, 1907. Oct 8, 1907. 8:2108; \$175 monthly 1st year, \$200 monthly for 2d to 5th years and \$237.50 monthly for 6th to 10th years. nom

Amsterdam av, No 975, s e cor 108th st, store, &c. Christian Buckman to William Kersting; 4 9-12 years, from Aug 1, 1907. Rerecorded from July 19, 1907. Oct 4, 1907. 7:1862. 1,700 to 2,300

Same property. Same to same. Extension lease for 2 years, from expiration of above. Oct 1. Oct 4, 1907. 7:1862. 2,400

Same property. Assign lease. William Kersting to William Lingner. Oct 1. Oct 4, 1907. 7:1862. nom

Amsterdam av, s w cor 170th st. Assign lease. Wm Zoll to Bernheimer & Schwartz. Aug 28. Oct 10, 1907. 8:2126. nom

Amsterdam av, Nos 1995 and 1997. Assign lease. Charles Meyer to George Kienzle. Mort \$4,000. Oct 5. Oct 9, 1907. 8:2108. nom

Same property. Reassign lease. George Kienzle to Charles Meyer. Mort \$4,000. Oct 7. Oct 9, 1907. 8:2108. nom

JOHN C. ORR CO.,

India, Java and Huron Sts. and East River
City of New York, Borough of Brooklyn

SASH, DOORS, BLINDS LUMBER OF ALL KINDS FOR BUILDERS

AND HOUSE TRIM Telephone
948 Greenpoint

Amsterdam av, No 2087, north store. Patrick H Conron to Phillip Quatinety and ano; 3 7-12 years, from Oct 1, 1907. Oct 7, 1907. 8:2110 900 and 960

Amsterdam av, No 1422, double store, &c. Marcus L Osk and ano to John J Keneally; 5 years, from Oct 1, 1907. Oct 5, 1907. 7:1985 600 to 780

Bowery, Nos 170 and 170½, triangle of land remaining after extension of Delancey st. Madison Square Mortgage Co to James Price; 10 years, from Jan 1, 1908. Oct 4, 1907. 2:348 1,000

Bowery, No 358, four floors above store. Charles Schlang to John J Campbell; 4 years, from May 1, 1907. Oct 8, 1907. 2:531 1,200

Bowery, No 354, all. Chas Schlang to John J Campbell; 4 years, from May 1, 1907. Oct 8, 1907. 2:531 2,400

Bowery, No 26, basement. Charles Gaetjens to Wolfe Horwitz; 4 years, from May 1, 1907. Oct 8, 1907. 1:163 780

Broadway, No 3081, n w cor 122d st. Assign lease. Neil A Flannery to Davies J Marshall. Oct 4. Oct 8, 1907. 7:1993 nom

Same property. Re-assign lease. Davies J Marshall to Neil A Flannery. Oct 5. Oct 8, 1907. 7:1993 nom

Broadway, n w cor 122d st, store. Henry Boschen to Neil A Flannery; 5 years, from Sept 1, 1907. Oct 7, 1907. 7:1993 900 to 1,200

Broadway, s w cor 140th st, store. George Daily and John A Carlson to Wolfert Drug Co; 8 years, from Oct 1, 1907. Oct 9, 1907. 7:2087 1,600 to 2,400

Columbus av, No 965, south store, &c. Abraham Joachim to Nathan Lefkowitz; 3 years, from Nov 1, 1907. Oct 10, 1907. 7:1843 900 and 960

Lenox av, No 86, store. Israel Hoffman to Charles Gluck; from Nov 1, 1907, to Apr 30, 1912. Oct 4, 1907. 6:1598 1,800

Lexington av, No 1402, n w cor 92d st, north store. Henry R Stern to Ludwig Traube, Jr; 5 years, from Oct 1, 1907. Oct 7, 1907. 5:1521 540

Lexington av, No 1897. Subordination of lease to all mortg on above. Louis Meyer Realty Co and Michl Conway with Lawyers Title Ins and Trust Co. Sept 6. Oct 10, 1907. 6:1767 nom

Madison av, No 2080, store, &c. Thos J Mullen to John Doyle; 5 10-12 years, from July 1, 1907. Oct 10, 1907. 6:1755 1,200

Madison av, No 2080. Assign lease. John Doyle to Charles Morris and ano. Oct 1. Oct 10, 1907. 6:1755 nom

Madison av, No 2037, s e cor 129th st, Assign lease. Wm F Ernst to Mary Ernst. All title. Oct 5. Oct 9, 1907. 6:1753 nom

St Nicholas av, n e cor 179th st, north store. Max Hirshfeld to Chas H Hembdt; 5 years, from Nov 1, 1907. Oct 9, 1907. 8:2153 1,200 to 1,500

1st av, No 2165. Assign lease. Frank Cavallo to Florigi Imerso and ano. Oct 5. Oct 9, 1907. 6:1683 nom

1st av, No 776. Renewal of lease for 5 years, from Oct 1, 1907, at \$2,500 per year. Rebecca S Blumenthal with John J and Dennis A Harrington firm of J J Harrington & Co. Sept 30. Oct 4, 1907. 5:1355 nom

1st av, No 743, store and basement |

1st av, No 741, all of |

Montague Aaron to James Wall and ano; 5 years, from May 1, 1908. Oct 4, 1907. 5:1335 2,100

1st av, n w cor 94th st. Assign lease. John J Cork to Michael Bolala and John Kovacic. Sept 10. Oct 4, 1907. 5:1557 nom

2d av, No 310, all. Mary J Moorhead to George Banger; 9 years and 10½ months from June 15, 1907. Oct 8, 1907. 3:924 2,000

2d av, No 2409, south store. Henry Brandt to Simon Friedman; 3 years, from Oct 1, 1907. Oct 7, 1907. 6:1788 420

3d av, No 1128, s w cor 66th st, store and 1st floor. Horace F Smeed to Carmine Frabasilio and ano; 2½ years and 21 days, from Sept 1, 1907. Oct 8, 1907. 5:1400 2,100

3d av, No 754, s w cor 47th st, store, &c. Nicholas Betjeman TRUSTEE Nicholas Betjeman to Henry Sanders; 4 years, from May 1, 1908. Oct 8, 1907. 5:1301 2,500

4th av, s e cor 10th st, two stores, &c. Morris Weinstein to Philip McGovern; 10½ years, from Nov 1, 1907. Oct 7, 1907. 2:555 4,000

5th av, No 137, all. Lillian E Selby to Ernest Tribelhorn, a corpn; from Aug 1, 1907, to Feb 1, 1923. Oct 8, 1907. 3:849 nom

6th av, No 252, e s, 29.10 n 16th st, 20x65, all. Benj F Spnk to Max Kurzrok; 10 years, from Oct 1, 1909. Oct 8, 1907. 3:818 10,000

7th av, s e cor 141st st, cor store. John Schreiner to Universal Drug Shop, a corpn; 6 7-12 years, from Oct 1, 1907. Oct 10, 1907. 7:2009 1,620 and 2,000

7th av, No 2375, s e cor 139th st, store, &c. Wolf Brandt to John J Gallagher and Michl J Callahan; 5½ years, from Nov 1, 1907. Oct 4, 1907. 7:2007 1,500 to 1,900

8th av, No 219. Assign lease. Bernard Courtney to James P Shields. Oct 7. Oct 8, 1907. 3:745 nom

8th av, No 2351. Assign lease. Frank J Dedrick and ano to Henry O Nute. Sept 17. Oct 9, 1907. 7:1953 nom

8th av, No 219. Assign lease. James P Shields to John D Haase. Mort \$13,400. Oct 7. Oct 9, 1907. 3:745 nom

Same property. Reassign lease. John D Haase to James P Shields. Mort \$— Oct 8. Oct 9, 1907. 3:745 nom

8th av, No 2641. Assign lease. Chas A H Barg to James O'Reilly. Oct 8. Oct 9, 1907. 7:2042 nom

Same property. Assign lease. James O'Reilly to Arthur Jost. Oct 8. Oct 9, 1907. 7:2042 nom

BOROUGH OF THE BRONX.

Jennings st, No 870, cor store, &c. Charles Danewitz to Zachrey Bloom; 5 years, from Oct 1, 1907 (5 years' renewal, at \$660 to \$1,020). Oct 7, 1907. 11:2976 and 2920 600

136th st, old No 901 East, n s, stable. Katharine Sadlier to Jacob Kauffman; 5 years, from May 1, 1909 (5 years' renewal). Oct 7, 1907. 10:2549 600

138th st, No 651 East. Assign lease. Howard F Lewis to Patrick Greene. Oct 8, 1907. 10:2553 nom

141st st, No 388 East, store. Emma F Tierney to Solomon D Catz; 3 years, from May 1, 1907. Oct 4, 1907. 9:2303 180

141st st, No 390 East, store. Emma F Tierney to Solomon D Catz; 3 years, from May 1, 1907. Oct 4, 1907. 9:2303 240

141st st, No 355 (603) East, all. Mrs M Bruns to Mrs Pondt; 3 years, from May 1, 1907. Oct 9, 1907. 9:2304 660

150th st, Nos 459 and 461 East. Surrender lease. Vito Bonomo and ano to Guiseppa Porcelli. All title. Sept 16. Oct 9, 1907. 9:2440 nom

166th st, Nos 428 and 430 East, all. Chas J Ahrenfeldt TRUSTEE to Central Committee of the Bohemian Assoc of the Bronx; 3 years, from May 1, 1909. Oct 4, 1907. 9:2388 800

*215th st, No 46 East. Assign lease. Anna Bellotti to Augusta Gminder. Apr 24. Oct 4, 1907 nom

*226th st, s s, 205 e 2d av, and being lot 991 map Wakefield. Gilbert S Lyon, county treasurer of Westchester Co, to Robert J Dodge. Mar 16, 1863, 1,000-year tax lease. Oct 9, 1907. 3:83

*Same property. Assign tax lease. Robt J Dodge to Peter Dougherty. All title. Oct 1, 1868. Oct 9, 1907 30

236th st, n s, 135 w Katonah av, 25x100, all. Dora M Schrenkeisen to William Sunshine; 40 months, from Oct 5, 1907. Oct 4, 1907. 12:3377 480

Belmont av, Nos 2419 and 2421, e s, 170 n 187th st, 50x100, all. Rachele Saccomano and ano to Adelina Aiello; 4 8-12 years, from Oct 1, 1907. Oct 10, 1907. 11:3075 1,560 and 1,800

Boston road, No 1437, w s, 38 n Prospect av, north store. Herman Harris and ano to Anthony De Sando; from completion of premises to Feb 28, 1913. Oct 8, 1907. 11:2937 600

Willis av, No 325, w s, 16.8 s 141st st, 16.8x81, all. Eliz V Ebert to Robt J Cluse; 5 years, from Oct 1, 1907, with privilege 5 yrs renewal. Oct 9, 1907. 9:2303. taxes, &c, and 480 and 540

3d av, s w cor 171st st, store, &c. Charles Meyer to Oscar Nelson; 5 years, from Oct 15, 1907. Oct 7, 1907. 11:2911 1,080 and 1,200

3d av, No 2969, at junction of Elton av, all of 2-sty building, except roof. Beadleston & Woerz to Frank Richards; 2½ years, from Oct 1, 1907. Oct 7, 1907. 9:2375 1,500

3d av, s w cor 158th st, 25x100, all. M Bayard Brown to Saint Martin of Tours, Council No 449, Knights of Columbus; 5½ years, from Nov 1, 1907. Oct 10, 1907. 9:2379 1,200

*Assigns tax lease recorded in L 1104 of deeds, page 216 Westchester Co. Mar 15, 1887. Johanna Samulewitz to Gregorio Di Lorenzo. Nov 17, 1891. Oct 10, 1907 nom

*Same property. Assign tax lease. Gregorio Di Lorenzo to Pasquale J Lamberti. Dec 7, 1904. Oct 10, 1907. nom

*Same property. Assign tax lease. Pasquale J Lamberti to Wilhelmina Lauzer. Oct 2, 1907. Oct 10, 1907 nom

MORTGAGES

NOTE.—The arrangement of this list is as follows: The first name is that of the mortgagor, the next that of the mortgagee. The description of the property then follows, then the date of the mortgage, the time for which it was given and the amount. The general dates used as headlines are the dates when the mortgage was handed into the Register's office to be recorded.

Whenever the letters "P. M." occur, preceded by the name of a street, in these lists of mortgages, they mean that it is a Purchase Money Mortgage, and for fuller particulars see the list of transfers under the corresponding date.

The first date is the date the mortgage was drawn, the second the date of filing; when both dates are the same, only one is given.

Subscribers will find mortgages in this list with the wrong block number attached. The block number we give is taken from the instrument as filed.

Mortgages against Bronx property will be found altogether at the foot of this list.

October 4, 5, 7, 8, 9 and 10.

BOROUGH OF MANHATTAN.

Abrahams, Wm, of Brooklyn, N Y, to Clara Goldsmith. 10th st, Nos 371 and 373, n s, 333 e Av B, 40x94x40x94.9. Due, &c, as per bond. Oct 9, 1907. 2:393. 5,500

Abrahams, Wm, of Brooklyn, N Y, to Susan C Houghton. 107th st, No 209, n s, 175 e 3d av, 25x100.11. Due, &c, as per bond. Oct 9, 1907. 6:1657. 2,750

American Mortgage Co with Herrmann Realty Co. Amsterdam av, No 1491. Extension mort. Oct 2. Oct 5, 1907. 7:1971. nom

Boardman, Annette B to TITLE GUARANTEE & TRUST CO. Leroy st, No 18, s s, abt 160 w Bleecker st, 20x80. Oct 4, due, &c, as per bond. Oct 5, 1907. 2:586. 6,500

Same to Cornelia V R Robb. Same property. Prior mort \$6,500. Oct 4, due, &c, as per bond. Oct 5, 1907. 2:586. 2,000

Brown, David S to Virginia Siegel. Amsterdam av, s e cor 72d st, No 176, 102.2x30. Sept 30, 3 years, 5%. Oct 5, 1907. 4:1143. 55,000

Brower, George V, Brooklyn, with Wm J Costello. 20th st, Nos 211 to 215, n e s, 160.7 w 7th av, 50x81.3x50x80.1. Subordination agreement. Oct 4. Oct 5, 1907. 3:770. nom

Browning, Therese D to BANK FOR SAVINGS in City N Y. Broadway, Nos 2121 to 2127, n w cor 74th st, Nos 215 to 229, runs n 91.1 x w 117 x s 86.10 x e 143.8 to beginning. 3 years, 4½%. Oct 7, 1907. 4:1166. 130,000

Browning, Therese D to BANK FOR SAVINGS in City N Y. Broadway, Nos 2121 to 2127, n w cor 74th st, Nos 215 to 229, 91.1x117x86.10x143.8. Extension mort. Oct 7, 1907. 4:1166. nom

Bernofsky, Meyer, Emanuel Lang and Morris Wallach, firm of Bernofsky, Lang & Wallach to Herman Stark. Cannon st, No 90. Leasehold. Sept 27, installs, 6%. Oct 9, 1907. 2:329. 1,900

Becker, Anna and Martin and Hyman Marks to Harry Warshauer. 98th st, Nos 48 and 50, s s, 180 w Park av, 2 lots, each 25x 100.11. 2 P M mortg, each \$5,500. 2 prior mortg \$20,000 each. Oct 1, 5 years, 6%. Oct 9, 1907. 6:1603. 11,000

Bowe, Wm J to Minnie wife of Conrad Weiler. 6th av, Nos 938 and 940, n e cor 53d st, Nos 57 and 59, runs e 97.8 x n 100.5 x w 22.8 x s 57.5 x w 75 to av, x s 43 to beginning. Oct 8, 2 yrs, 6%. Oct 9, 1907. 5:1269. 9,000

Bogen, Wm to MUTUAL ALLIANCE TRUST CO of N Y. 107th st, No 231, n s, 135 w 2d av, 25x100.11. Prior mort \$10,000. Oct 7, 1 year, 6%. Oct 8, 1907. 6:1657. 4,000

NON-CRAZING TILE

Mart & Lawton
1123 Broadway
New York, N. Y.

Dalala, Michael and John Kovacik to DeWitt C Flanagan and ano. 1st av, n w cor 94th st. Saloon lease. Sept 10, demand, 6%. Oct 8, 1907. 5:1557. 1,685

Bissell, Josephine H wife of and Joseph B to N Y LIFE INS & TRUST CO. 55th st, No 46, s s, 355 e 6th av, 20x100.5. 3 years, 4½%. Oct 8, 1907. 5:1270. 40,000

Bergen Realty Co to North American Mortgage Co. Riverside Drive, No 92, e s, 20.2x105.8x19.4x111.5. Prior mort \$35,000. Oct 7, demand, 6%. Oct 8, 1907. 4:1244. 10,000

Same to same. Same property. Certificate as to above mort. Oct 7. Oct 8, 1907. 4:1244.

Bergen Realty Co to LAWYERS TITLE INS & TRUST CO. Riverside Drive, No 92, e s, abt 92 s 82d st, 20.2x105.8x19.4x111.5. Oct 7, 3 years, 5%. Oct 8, 1907. 4:1244. 35,000

Same to same. Same property. Certificate as to above mort. Oct 7. Oct 8, 1907. 4:1244.

Busch, Samuel J to Magdalena Briner. 148th st, No 305, n s, 100 w 8th av, 25x99.11. Prior mort \$15,000. Oct 4, 1907, due Mar 1, 1910, —%. 7:2045. 4,500

Bracher, Ida C to Roderick Terry. Madison av, No 169, n e cor 33d st, 24.8x100. P M. 3 years, 5%. Oct 10, 1907. 3:863. 25,000

Berger, Bennie to Harris Lipinsky. Park av, Nos 1332 and 1334, w s, 25.11 s 101st st, 50x80. P M. Oct 7, 2 years, 6%. Oct 10, 1907. 6:1606. 3,000

Betz, John H with Emil L Kieger. 42d st, No 417, n s, 220 w 9th av, 20x100.5. Extension mort. Oct 9. Oct 10, 1907. 4:1052. nom

Cohn, Hugo with Amelia Lohr. 103d st, No 167, n s, 100 w 3d av, 25x100.11. Subordination agreement. Oct 4. Oct 5, 1907. 6:1631. nom

Cohen, Morris R to Louis Fischer. Ridge st, No 95, s w cor Rivington st, No 193, 72.11x25. P M. Oct 8, due Mar 13, 1911, 6%. Oct 10, 1907. 2:343. 2,500

Casanova, Cath A widow to John T Willets guardian estate Josiah M Willets. 13th st, No 235, n s, 232.6 w 2d av, 30x103.3. 3 years, 5%. Oct 10, 1907. 2:469. 20,000

Crosby, Sarah F with Thomas Burt trustee Gertrude H Reynolds. Lexington av, No 1456. Extension mort. Oct 3. Oct 10, 1907. 5:1523. nom

Crossman, Nellie A with Saml Grosner. 90th st, No 123, n s, 340 w Columbus av, 27x100.8; 90th st, No 125, n s, 367 w Columbus av, 27x100.8. Two extensions of mort. Oct 8. Oct 9, 1907. 4:1221. nom

Chanler, Robt W, of Poughkeepsie, N Y, to TITLE GUARANTEE AND TRUST CO. 8th av, Nos 911 to 927, n w cor 54th st, Nos 301 to 307, and 321 to 325, runs w 150 x n 100.5 x w 175 x s 100.5 to 54th st, x w 125 x n 34.4 x n w 176.6 x n 44.2 x w 75 x s 34.0 x n w 109 to e s 9th av, Nos 830 to 840, x n 122.11 to s e cor 55th st, Nos 300 to 374, x e 800 to s w cor 8th av, x s 200.10 to beginning. Oct 9, due, &c, as per bond. Oct 10, 1907. 4:1045. 50,000

City Investing Co to Houpt & Finney Co. Columbus av, Nos 529 to 537, s e cor 86th st, 102.2x100; Columbus av, Nos 521 to 525, n e cor 85th st, No 77, 102.2x100x100.2x100. Certificate as to payment of \$20,000 on account of mort. Oct 9. Oct 10, 1907. 4:1199.

Cimiotti, Gustav to Jeanette Tompkins. 27th st, No 42, s s, 200 e 6th av, runs s 98.9 x w 22.6 x n 93.9 x e 0.1½ x n 5 to st, x e 22.4½ to beginning. Prior mort \$30,000. Oct 5, due, &c, as per bond. Oct 8, 1907. 3:828. 6,000

Same to N Y SAVINGS BANK. Same property. Oct 5, due, &c, as per bond. Oct 8, 1907. 3:828. 5,000

Conron, John E and Joseph to John H White. 131st st, n s, 100 e 12th av, 50x99.11. P M. 3 years, 6%. Oct 8, 1907. 7:1988. 8,000

Cagney, Alice P to Leonhard Michel. 137th st, No 320, s s, 228 w 8th av, 16x99.11. P M. Sept 30, 5 years, 5%. Oct 8, 1907. 7:1960. 7,000

Clausnitzer, John to Henry H Jackson. 25th st, No 308, s s, 143.9 e 2d av, 18.9x98.9. 3 years, 6%. Oct 9, 1907. 3:930. 3,000

De Marco, Celestino and Helen his wife to Giovanni Lordi. Sullivan st, No 102, n w s, abt 125 n Spring st, 25x100. Prior mort \$26,000. 3 years, 6%. Oct 7, 1907. 2:504. 3,000

Douglas, Harry J to League Realty Co. 49th st, No 31, n s, 417 w 5th av, 22x100.5. Leasehold. Oct 1, due Oct 1, 1908, 6%. Oct 8, 1907. 5:1265. 8,000

Drucker, Herman to Sigmund Winter. 72d st, No 415, n s, 350 w Av A, 25x102.2. Prior mort \$14,000. Due, &c, as per bond. Oct 5, 1907. 5:1467. 6,000

Delacy, Peter to EMIGRANT INDUSTRIAL SAVINGS BANK. 42d st, No 141, n s, 162.10 e Broadway, 25x100.5. 3 years, 5%. Oct 4, 1907. 4:995. 75,000

Doty, Alvah H to Alex P W Kinnan trustee Edward M Gedney. 21st st, No 208, s s, 118.1 w 7th av, 23.7x92; also all title to plot begins in middle line blk bet 20th and 21st sts. distant 118.1 w 7th av, runs s 10.3 x w 23.7 x n 10.3 to said middle line, x e 23.7. Prior mort \$6,000. Sept 25, 1907, due Sept 25, 1910, 5%. 3:770. Corrects error in issue of Sept 28, when mortgage was for \$15,000. 1,500

EAST RIVER SAVINGS INSTN with Anna B Hahn. 131st st, No 154, s s, 125 e 7th av, 25x99.11. Extension mort. Oct 9. Oct 10, 1907. 7:1915. nom

EAST RIVER SAVINGS INSTN with Anna B Hahn. 131st st, No 152, s s, 150 e 7th av, 25x99.11. Extension mort. Oct 9. Oct 10, 1907. 7:1915. nom

EAST RIVER SAVINGS INSTN with Mary Halkovitz. 108th st, No 175, n s, 153.9 w 3d av, 16.9x100.11. Extension mort. Oct 9. Oct 10, 1907. 6:1636. nom

EAST RIVER SAVINGS INSTN with Gerson B Citron. 111th st, No 66, s s, 263.4 w Park av, 16.8x100.11. Extension mort. Oct 8. Oct 10, 1907. 6:1616. nom

EAST RIVER SAVINGS INSTN with Julius Salinger. 127th st, No 13, n s, 179 w 5th av, 19x99.11. Extension mort. Oct 8. Oct 10, 1907. 6:1725. nom

EAST RIVER SAVINGS INSTN with Emily Simon. 1st av, No 2246, e s, 75.10 n 115th st, 25x95. Extension mort. Oct 9. Oct 10, 1907. 6:1769. nom

EAST RIVER SAVINGS INSTN with Geo A Elliott. Cherry st, No 181, s s, 130.7 e Market st, 21x60.7. Extension mort. Oct 9. Oct 10, 1907. 1:249. nom

EAST RIVER SAVINGS INSTN with Charles Jacobson. Hester st, No 29, n s, 24.7 e Norfolk st, 25x75. Extension mort. Oct 8. Oct 10, 1907. 1:312. nom

EAST RIVER SAVINGS INSTN with Herman Falkenberg. Rivington st, No 161, s s, 25 w Clinton st, 25x100. Extension mort. Oct 8. Oct 10, 1907. 2:348. nom

EAST RIVER SAVINGS INSTN with Christopher Donleary. 2d av, No 564, n e cor 31st st, No 301, 22.3x72. Extension mort. Oct 9. Oct 10, 1907. 3:937. nom

EAST RIVER SAVINGS INSTN with Thomas McK Taylor. 94th st, No 120, s s, 227.4 w Columbus av, 27.4x92.1 to n s Apthorps lane x27.4x93.2. Extension mort. Oct 8. Oct 10, 1907. 4:1224. nom

EAST RIVER SAVINGS INSTN with Abraham Amster. 100th st, No 193, n s, 270 e Lexington av, 25x100.11. Extension mort. Oct 8. Oct 10, 1907. 6:1628. nom

EAST RIVER SAVINGS INSTN with Ignatz Reisman. East End av, No 54, or Av B, s w cor 82d st, Nos 556 and 558, 26x83.4 x22.2x85.4. Extension mort. Oct 8. Oct 10, 1907. 5:1578. nom

EAST RIVER SAVINGS INSTN with Aaron Mayer admr Abraham Mayer. 2d av, No 1735, w s, 50.8 s 90th st, 25x75. Extension mort. Oct 7. Oct 10, 1907. 5:1535. nom

Everdell, Wm K to Zachariah Zacharias. 99th st, No 304, s s, 296.1 e Riverside Drive, 45x100.11. Prior mort \$70,000. 2 years, 6%. Oct 4, 1907. 7:1888. 15,000

Epstein-Cohen Co and Harris Mandelbaum with CENTRAL TRUST CO of N Y. 119th st, Nos 441-449 East. 3 subordination agreements. Oct 9. Oct 10, 1907. 6:1807. nom

Epstein-Cohen Co to CENTRAL TRUST CO of N Y. 119th st, No 441, n s, 163 w Pleasant av, 50x100.11. Oct 9, 5 years, 5%. Oct 10, 1907. 6:1807. 39,000

Same to same. Same property. Certificate as to above mort. Aug 22. Oct 10, 1907. 6:1807.

Epstein-Cohen Co with Harris Mandelbaum and Fisher Lewine. 119th st, Nos 441 to 449 East. Assignment of rents to secure \$78,500. Oct 9. Oct 10, 1907. 6:1807. nom

Epstein-Cohen Co to CENTRAL TRUST CO of N Y. 119th st, Nos 445 and 447, n s, 113 w Pleasant av, 50x100.11. Oct 9, 5 yrs, 5%. Oct 10, 1907. 6:1807. 39,500

Same to same. Same property. Certificate as to above mort. Aug 22. Oct 10, 1907. 6:1807.

Epstein-Cohen Co to Harris Mandelbaum and ano. 119th st, Nos 441 to 447, n s, 113 w Pleasant av, 100x100.11. Prior mort \$115,370. Oct 9, 1 year, 6%. Oct 10, 1907. 6:1807. 26,917.65

Same to same. Same property. Certificate as to above mort. Aug 22. Oct 10, 1907. 6:1807.

European Medical and Electrical Institute to Amelia Friedman. 5th st, No 222, s s, 308.11 w 2d av, 20.9x92.4. Oct 8, 6 months, 6%. Oct 9, 1907. 2:460. 3,000

Same to same. Same property. Consent to above mort. Oct 8. Oct 9, 1907. 2:460. nom

Engel, Martin to Christopher Gullmann. 2d av, No 43, w s, 89.9 n 2d st, 22x100. P M. Prior mort \$15,000. Oct 2, due July 2, 1908, 6%. Oct 5, 1907. 2:458. 7,000

Faulkner, Rosanna wife Harvy to TITLE GUARANTEE & TRUST CO. 102d st, No 246, s s, 160 e West End av, 20x97.6x20x96.6. Due, &c, as per bond. Oct 7, 1907. 7:1873. 10,000

Fisher (George A) Co to Republic of Panama. 144th st, No 601, n s, 100 w Broadway, runs e 100 to Broadway, No 3521, x n 99.11 x w 75 x s 20.9 x n w 25.11 x s 86.11 to beginning. Oct 7, 3 years, 5%. Oct 8, 1907. 7:2098. 170,000

Same to same. Same property. Certificate as to above mort. Oct 7. Oct 8, 1907. 7:2098.

Same and Alex Walker with same. Same property. Subordination agreement. Oct 7. Oct 8, 1907. 7:2098. nom

Frankel, Solomon and Samuel Werner to Moses Goodman. Av C, Nos 64 and 66, e s, 24 s 5th st, 48x83. Prior mort \$50,000. Oct 1, due Aug 1, 1912, 6%. Oct 4, 1907. 2:374. 15,000

Friedland, Fanny with BOWERY SAVINGS BANK. Monroe st, Nos 130½ and 132. Extension mort. Oct 2. Oct 4, 1907. 1:256. nom

Fisch, Henrietta to Louis A Valente. Av A, Nos 174 to 180, n e cor 11th st, Nos 501 to 505, 103.3x95.5. Demand, 6%. Oct 9, 1907. 2:405. 1,000

Fine (M) Realty Co to Leopold B Rosenberg. 3d st, s s, 45.4 e Goerck st, 45.4x88.6x45x94.3. Prior mort \$16,000. Due April 9, 1908, 6%. Oct 9, 1907. 2:356. 7,500

Same to same. Same property. Certificate as to above mort. Oct 9, 1907. 2:356.

Glatz, Henriette O to Caroline S Ely. 90th st, No 308, s s, 145 w West End av, 15x100.8. P M. Oct 4, 3 years, 4½%. Oct 5, 1907. 4:1250. 16,000

Graham, Thomas and Frank Hillman and Joseph Golding with TRUST CO OF AMERICA. 2d av, Nos 1936 and 1938, s e cor 100th st, Nos 300 to 304, 40x106. Subordination mort. Sept 19. Oct 5, 1907. 6:1671. nom

Same with Emanuel Arnstein. Same property. Subordination agreement. Oct 3. Oct 5, 1907. 6:1671. nom

Graham, Thomas to Emanuel Arnstein. 2d av, Nos 1936 and 1938, s e cor 100th st, Nos 300 to 304, 40.11x106.11. Prior mort \$45,000. Oct 3, 1 year, 6%. Oct 4, 1907. 6:1671. 15,000

Same to TRUST CO OF AMERICA. Same property. Sept 19, 3 years, 5%. Oct 4, 1907. 6:1671. 45,000

Gluck, Jacob S to Fredk W Loew. Av B, No 225, e s, 68.9 s 14th st 22x88. 5 years, 5%. Oct 4, 1907. 2:396. 17,000

Gordon, Louis to Lena Terhune. Canal st, No 159, n e s, abt 68 e Elizabeth st, 25.1x25x25.4x25. P M. Prior mort \$—. Oct 9, 3 years, 6%. Oct 10, 1907. 1:203. 5,000

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Goldberg, Max and Barney Goldstein to Elias Senft. Grand st, Nos 411 and 413, s s, 25 e Clinton st, runs e 50 x s 100 x w 25 x n 25 x w 25 x n 75 to beginning. P. M. Prior mort \$—, Sept 30, 6 years, 6%. Oct 4, 1907. 1:314. 23,000
Gallagher, John and Michl J Callahan to Beadleston & Woerz. 7th av, No 2375. Saloon lease. Oct 2, demand, 6%. Oct 4, 1907. 7:2007. 4,500
Genovese, Filippo to Kips Bay Brewing and Malting Co. Forsyth st, No 204. Saloon lease. Oct 4, demand, 6%. Oct 8, 1907. 2:-422. 800
Gates, Eliz H with Isaac Leader and Jacob Bloom. Bleecker st, Nos 259 and 261, e s, 17.1 n Cornelia st, 54x80. Extension of mort. Oct 8, 1907. 2:590. nom
Goldstein, Max and Barnett Marayno, of Brooklyn, N Y, to Max Manes. 89th st, No 226, s s, 285 e 3d av, 25x100.8. P M. Oct 2, 2 years, 6%. Oct 9, 1907. 5:1534. 1,000
Guardian Trust Co with Isador Leipsig. Lewis st, No 154, on map No 152, n e cor 31 st, Nos 381 and 383, 25x100.7x25.4x100.9. Extension mort. Oct 7, 1907. 2:358. nom
Geffe, Ernestine wife of Chas to Patrick H Monahan. Av D, No 27, w s, 58 n 3d st, 25x105. Sept 20, due, &c, as per bond. Oct 9, 1907. 2:373. 3,000
Greenstein, Saml to Max Lipman and ano. Av A, Nos 259 to 265, n w cor 16th st, Nos 439 to 443, 92x94. Prior mort \$76,500. 1 year, 6%. Oct 7, 1907. 3:948. 50,000
Harrigan, Anthony H to Ferdinand Kuhn. 102d st, No 249, n s, 128 e West End av, 18x100.11. P M. Sept 30, 3 years, 6%. Oct 7, 1907. 7:1874. 7,000
Hildebrant, Jacob T to Isaac M Shackter. 144th st, No 228, s s, 150 w 7th av, 25x99.11; 144th st, No 230, s s, 175 w 7th av, 25x99.11; 144th st, No 232, s s, 200 w 7th av, 25x99.11. Oct 4, due Feb 1, 1908, 6%. Oct 7, 1907. 7:2029. 9,000
Holzman Realty Co to Armin Kaufman. Clinton st, No 87, w s, 100 s Rivington st, 25x100. Consent of stockholders to mort for \$15,000. Sept 25. Oct 8, 1907. 2:348. —
Hurwitz, Meyer and Henry Schwartz to Minnie Schwartz. 10th st, Nos 412 and 414, s s, 193 e Av C, 40x92.3. Oct 1, 1 year, 6%. Oct 8, 1907. 2:379. 3,000
Huber, Stuart W, of Philadelphia, Pa, to TITLE GUARANTEE & TRUST CO. 36th st, No 28, s s, 365 w 5th av, 15x98.9. Oct 7, due, &c, as per bond. Oct 8, 1907. 3:837. 35,000
Harris, Fanny with Frederic de P Foster trustee Clara Delafield. Lenox av, No 150. Extension mort. Oct 4. Oct 8, 1907. 6:-1601. nom
Hazelton, Mary H to FARMERS LOAN & TRUST CO. University pl, Nos 66 and 68, w s, 76.9 n 10th st, runs n 43.3 x w 10.1 x s 25 x w 6.11 x s 18.2 x e 105.7 to beginning. Oct 3, 3 years, interest as per bond. Oct 4, 1907. 2:568. 35,000
Houghton, Olivia E daughter of Frank R Houghton to J Rutgers Le Roy trustee for Amelia Le Roy. 125th st, Nos 17 and 19, n s, 130 e 5th av, 30x99.11. Oct 4, 1907, 5 years, 5%. 6:1750. 65,000
Hughes, Henry with BOWERY SAVINGS BANK. 11th av, Nos 520 and 522. Extension mort. Oct 2. Oct 4, 1907. 4:1069. nom
Hankinson, Clarence to Robert McGill. Washington st, Nos 541 and 543, e s, 97 n Charlton st, 49.8x60x50x62.3; Greenwich st, No 566, w s, 121.8 n Charlton st, 25.1x87.5x25x86.8; Washington st, Nos 452 and 454, s w cor Watts st, Nos 145 and 147, 46.8x68.2; Caroline st, No 8, e s, abt 60 n Duane st, 29.7x80; Sullivan st, No 64 1/2, w s, abt 130 n Broome st, 15x47.6x—x55.9 n s. All title. Prior mort \$—. Oct 9, 1907, 3 yrs, 6%. 1:224-142. 2:499-598. 500
Harber, Lewis to Charles Marx trus Ricka Mayer. Norfolk st, No 34, e s, abt 150 s Grand st, 25x100. Sept 10, 5 years, 5%. Oct 5, 1907. 1:312. 20,000
Holzman Realty Co to Armin Kaufman. Clinton st, No 87, w s, 100 s Rivington st, 25x100. Prior mort \$28,000. Sept 28, due Oct 1, 1912, 6%. Oct 5, 1907. 2:348. 15,000
Hewlett, Chas A to Enma W Wingate. 23d st, Nos 143 to 147, n s, 2-10 w 3d av, 78x98.9. 1 year, 6%. Oct 5, 1907. 3:879. 500
Humphrys, Geo J to Fredk C Hardy. 76th st, No 45, n s, 95 e Madison av, 12.6x02.2. Prior mort \$15,000. 1 year, 6%. Oct 4, 1907. 5:1391. 4,000
Johnston, Anna M to London Realty Co. 48th st, No 40, s s, 514 w 5th av, 16x100.5. P M. Oct 5, installs. —. Oct 7, 1907. 5:1263. 1,250
Jacobson, Israel to Gustavus A Orth, Jr, and ano exrs Gustavus A Orth. Market st or slip No 85, w s, abt 22 s Cherry st, 20x51. Aug 5, 3 years, 5%. Oct 7, 1907. 1:250. 10,000
Jacobson, Israel and the STATE BANK with Gustavus A Orth et al exrs Gustavus A Orth decd. Market st or slip, No 85, w s, abt 22 s Cherry st, 20x51. Subordination of mort for \$2,000 to mort for \$10,000. Aug 7. Oct 8, 1907. 1:250. nom
Judge, John V to Annie Taaffe. 132d st, No 154, s s, 498.4 w Lenox av, 14.8x99.11. P M. Oct 10, 1907, 5 years, 5 1/2%. 7:1916. 2,750
Kurzkrok, Moritz to Estate of Anna Dorion. 103d st, No 167, n s, 100 w 3d av, 25x100.11. Prior mort \$13,000. Oct 4, 2 years, 6%. Oct 7, 1907. 6:1631. 750
Kann, Maurice and Isaac, of N Y, and Solomon Kann, of Leonia, N J, to Samuel Sabath. Houston st, Nos 330 to 334, n e s, abt 285 w Av C, 69x76x69x80.6, n w s. Prior mort \$68,000. Sept 16, due Jan 1, 1908, 6%. Oct 7, 1907. 2:384. 10,000
Kohlsaat, Amelia M and Edith M to Emily Thorburn. 73d st, No 25, n s, 53 w Madison av, 20x80. Apr 27, due May 1, 1912, 4%. Oct 7, 1907. 5:1388. 25,000
Kedenburg, John and Jacob to DeWitt C Flanagan and ano trustees. 46th st, No 308 East. Saloon lease. Oct 2, demand, 6%. Oct 9, 1907. 5:1338. 3,000
Klein, David to Edw S Garland. 52d st, No 427, n s, 339 e 1st av, runs n 66.4 x s e — x s 62.9 to 52d st, x w 20 to beginning. 3 years, 5%. Oct 8, 1907. 5:1364. 9,000
Kotzen, Louis to Paulina Ehrlich. Av D, No 113, n w cor 8th st, runs n 14.1 x w — x n 0.5 1/2 x w — x s 14.6 1/2 to st, x e 50.10 1/2 to beginning. P M. Oct 1, 1 year, 6%. Oct 8, 1907. 2:378. 2,000
Kotzen, Louis to Caroline Gottlieb. Av D, Nos 115 and 117, w s, 14.1 n 8th st, 32.11x51.3x32.3x51. P M. Oct 1, 1 year, 6%. Oct 8, 1907. 2:378. 2,000

Kramer, Max J and Henry Rockmore to George Ricard. 3d av, Nos 474 and 476, w s, 49.9 n 32d st, 49x100. Sept 30, 1 year, 6%. Oct 8, 1907. 3:888. 35,000
Kannensohn, Lena wife of Morris to Gilbert H Johnson and ano exrs, &c, Allen S Apgar. 5th av, No 1329, e s, 100.11 n 111th st, 25.3x100. 5 years, 5%. Oct 8, 1907. 6:1617. gold, 25,000
Kerner, Abraham to Lion Brewery. Norfolk st, No 141. Saloon lease. Sept 28, demand, 6%. Oct 4, 1907. 2:354. 925
Kelly, Mary A to Lion Brewery. 2d av, No 1121. Saloon lease. Sept 30, demand, 6%. Oct 4, 1907. 5:1332. 1,000
Kurzkrok, Moritz to Amelia Lohr. 103d st, No 167, n s, 100 w 3d av, 25x100.11. Oct 2, 3 years, 5%. Oct 5, 1907. 6:1631. 13,000
Kovner, Louis and Benj Fishman and Jacob Kovner with Saml Shopira. 5th st, Nos 750 and 752, s w cor Av D, Nos 55 and 57, 41x80. Agreement as to ownership of mort, &c. Oct 1. Oct 4, 1907. 2:374. nom
London, Albert and Moses S Shill and Frank Barker as trustee with Robert McGill. Riverside Drive, n e cor 127th st, runs n w 161.6 x n e 141.11 x s e 91.7 x s 30.1 x s w 28 x s 146.11 to n s 127th st x w 100 to beginning; Riverside Drive, n e s, 193.10 s e on curve from 129th st, 50x92.1x51.7x79.3; 129th st, s s, 125 e Riverside Drive, 50x115x53.10x95. Subordination agreement. Sept 3. Oct 4, 1907. 7:1995. nom
Larkin, Arthur G to Chas F Siegelstein. 9th av, Nos 4 to 8, n e cor Little West 12th st, No 5, 77.4x51. P M. Prior mort \$40,000. Oct 4, due, &c, as per bond. Oct 5, 1907. 2:628. 5,000
Levin, Morris and Morris Blumenfeld to Samuel Levin. Norfolk st, No 179, w s, 150 s Houston st, 25x100.5. Prior mort \$35,000. Oct 10, 1907, due Nov 1, 1909, 6%. 2:355. 5,000
Land Brokerage Co with Hamilton Heights Syndicate. 3d av, Nos 1147 and 1149, s e cor 67th st, No 209, 40.5x100. Extension mort. Oct 8. Oct 9, 1907. 5:1421. nom
Lipinsky, Harris to Edith B H Kinkead and ano trustees Adolphus Hamilton. Park av, Nos 1332 and 1334, w s, 25.11 s 101st st, 50x80. Oct 4, due, &c, as per bond. Oct 10, 1907. 6:1606. 35,000
Same and Simon M Roeder with same. Same property. Subordination agreement. Oct 10, 1907. 6:1606. nom
Larkin, Arthur G to Esther H Sands et al trustees Julius Sands. 9th av, Nos 4 to 8, n e cor Little West 12th st, No 5, 77.4x51. P M. Oct 4, 1907, 3 years, 5 1/2%. 2:628. 40,000
Lingner, William to Lion Brewery. Amsterdam av, No 975. Saloon lease. Oct 1, demand, 6%. Oct 4, 1907. 7:1802. 5,898.35
Lion, David to Accumulation Realty Co. 60th st, No 220, s s, 273 w 10th av, 27x100.5. Prior mort \$12,000. Due Jan 19, 1910, 6%. Oct 8, 1907. 4:1151. 6,500
Same to Charles Griffen et al trustees Saml Willets (Caroline W Frame (residuary trustee). Same property. 3 years, 5%. Oct 8, 1907. 4:1151. 12,000
Lehr, Geo P and Edw P to Lion Brewery. 31st st, No 106 West. Saloon lease. Oct 5, demand, 6%. Oct 9, 1907. 3:806. 8,000
Lynch, Margt M to ROYAL BANK. 42d st, No 350 East. Assignment of rents to extent of \$1,080. Sept 28. Oct 7, 1907. 5:1334. nom
Lipman, Max and Max Gold with Samson Lachman. Av A, Nos 259 to 265, n w cor 16th st, Nos 439 to 443, 92x94. Subordination mort. Oct 7, 1907. 3:948. nom
McMillan, Saml with Paterno Bros, a corpn and Republic of Panama. 116th st, Nos 614 to 618, s s, 250 w Broadway, 75x100.11. Subordination mort. Sept 30. Oct 5, 1907. 7:1896. nom
McCartney, Dorothea M to TITLE GUARANTEE & TRUST CO. 67th st, No 47, n s, 120 w Park av, 20x100.5. P M. Oct 9, due, &c, as per bond. Oct 10, 1907. 5:1382. 50,000
Morris, Charles and Edwd L Fisher to Lion Brewery. Madison av, No 2080. Saloon lease. Oct 2, demand, 6%. Oct 10, 1907. 6:1755. 4,338
Moore, Susan widow to Morris S Thompson and ano exrs Mary A Cooper. 21st st, No 225, n s, 327.8 e 3d av, 22.3x98.9. Oct 10, 1907, 3 years, 5%. 3:902. 5,500
Meyer (Louis) Realty Co to LAWYERS TITLE INS & TRUST CO. Lexington av, Nos 1897 to 1905, n e cor 118th st, No 147, 100.11 x39. Oct 10, 1907, 5 years, 5 1/2%. 6:1767. 52,000
Same to same. Same property. Certificate as to above mort. Oct 10, 1907. 6:1767. —
Same and Henrietta Hofeld with same. Same property. Subordination mort. Oct 7. Oct 10, 1907. 6:1767. nom
Meyer (Louis) Realty Co and V Loewers Gambrius Brewery Co with same. Same property. Subordination agreement; Sept 12. Oct 10, 1907. 6:1767. nom
Moersch, Philip and Valentine Wille to Edw T McDonald. St Nicholas av, No 1400, n e cor 180th st, 100x100. Prior mort \$150,000. Oct 7, 3 years, 6%. Oct 10, 1907. 8:2153. 20,000
Merrigan, Thos D to Mary M Bergener. Cooper st, n e cor Academy st, 100x100. Oct 3, 3 years, 5%. Oct 4, 1907. 8:2339. 10,000
Magan, Margt C to TITLE GUARANTEE AND TRUST CO. 48th st, Nos 133 and 135, n s, 362.6 w 6th av, 37.6x100.5. Prior mort \$34,000. Due, &c, as per bond. Oct 8, 1907. 4:1001. 6,000
Mayer, Rebecca wife of and Alex J to MUTUAL LIFE INS CO of N Y. Broadway, n e cor 134th st, 199.11 to s s 135th st, x63.4 to former c l Old Bloomingdale road, x — to 134th st, x w 84 to beginning; Broadway, n e cor 133d st, 199.10 to s s 134th st, x92.4 to former c l Old Bloomingdale road, x — to 133d st, x w 135 to beginning. Mortgaged Oct 6, 1898, for \$50,000 and an additional mortgage Nov 13, 1899, for \$10,000. Agreement to release 2d parcel and to mortgage by way of additional mortgage the premises adj on east as follows; 135th st, s s, plot bounded e by a line 90 e from e s of Broadway, n by s s 135th st, x s by n s 134th st and w by former c l of the Old Bloomingdale road (closed). Oct 4, due, &c, as per bond of primary mortgages. Oct 8, 1907. 7:1988. nom
Mitchell, John to Louis J Staack. 2d av, No 730, e s, 21.6 n 39th st, runs e 74 x n 27.10 x w 22 x s 0.4 x w 52 to av, x s 27.6 to beginning. Prior mort \$14,000. Oct 8, 3 years, 6%. Oct 9, 1907. 3:945. 6,000

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Meisner, Chas with Jacob Cooper. 28th st, Nos 210 and 212, s s, 146.10 w 7th av, 33.4x98.9. Extension mort. Aug 7. Oct 8, 1907. 3:777. nom

McCue, Cath H to Franklin B Lord and ano trustee Alex M Ross for Harriett R Hill. 93d st, No 146, s s, 435 w Columbus av, 20x100.8. Extension mort. Oct 7. Oct 8, 1907. 4:1223. nom

Marx, Jacob with Moritz L and Carl Ernst. 151st st, No 523, n s, 300 w Amsterdam av, 45x99.11. Extension mort. Sept 30. Oct 8, 1907. 7:2083. nom

Muir, James P trus John Lacy to Helen C Svenssen. 49th st, No 121 West. Receipt for payment of \$8,000 on account of mort. June 25. Oct 7, 1907. 4:1002.

Mildred Realty Co to CENTRAL TRUST CO of N Y. Crosby st, (Nos 101 and 103, s e s, 53.3 s w Prince st, runs s w 40 x s e 64.9 x n e 39.4 x n w 61.6 to beginning. 5 years, 5%. Oct 7, 1907. 2:496. 42,000

Same to same. Same property. Certificate as to above mort. Oct 3. Oct 7, 1907. 2:496.

Same to Jacob M Kram. Same property. Prior mort \$42,000. 2 years, 6%. Oct 7, 1907. 2:496. 5,500

Same to same. Same property. Certificate as to above mort. Oct 3. Oct 7, 1907. 2:496.

Meyer (Louis) Realty Co to Henrietta Hofeld. Lexington av, Nos 1897 to 1905, n e cor 118th st, No 147, 100.11x39. Prior mort \$52,000. 3 years, 6%. Oct 7, 1907. 6:1767. 15,000

Same to same. Same property. Certificate as to above mort. Oct 7, 1907. 6:1767.

Levy, Minnie N individ and as admrx Max Levy to Henry M and Sigmund Susswein. 105th st, s s, 175 w Av A, 175x100.11. Certificate as to payment of \$1,500 on account of mort. Sept 26. Oct 5, 1907. 6:1698.

Muller, Geo A and Emma with Louis Simon. 107th st, No 67, n s, 161 w Park av, 17x100.11. Extension mort. Oct 8. Oct 10, 1907. 6:1613. nom

New York Mortgage & Security Co with Robert C Dorsett. Vermilyea av, n s, 325 w Emerson st, 75x150. Extension mort. Oct 7. Oct 10, 1907. 8:2235. nom

N Y Operating Co to Geo D Eighmie. 125th st, Nos 127 and 129, n s, 322.6 w Lenox av, 38.9x99.11. P M. Oct 1, 5 years, 5%. Oct 5, 1907. 7:1910. 110,000

Nieberg, Benj to Emanuel Glauber. Pleasant av, No 319, s w cor 117th st, No 452, 75.7x94. Oct 4, due Sept 30, 1908, 6%. Oct 5, 1907. 6:1710. 30,000

New York Life Ins Co with Mary M Hurlbut. 101st st, No 325, n s, 210 w West End av, 20x100.11. Extension mort. Aug 9. Oct 4, 1907. 7:1889. nom

New Jacob Realty Co to TITLE GUARANTEE & TRUST CO. 58th st, Nos 358 and 360, s s, 100 e 9th av, 75x100.5. Oct 4, due, &c, as per bond. Oct 5, 1907. 4:1048. 20,000

Same to same. Same property. Certificate as to above mort. Sept 27. Oct 5, 1907. 4:1048.

Nicholas, Geo to Anna N Rogers. 35th st, No 9, n s, 200 w 5th av, 18.9x98.9. Prior mort \$77,500. Oct 7, due Feb 8, 1908, 6%. Oct 8, 1907. 3:837. 5,000

Nute, Henry O to Lion Brewery. 8th av, No 2351. Saloon lease. Oct 5, demand, 6%. Oct 9, 1907. 7:1953. 8,000

Nieberg, Benjamin to Chas C Peters. 128th st, Nos 64 to 68, s s, 140 w Park av, 56.3x99.11. Prior mort \$50,000. Oct 5, 5 yrs, 6%. Oct 9, 1907. 6:1752. 15,000

O'Connor, John to Lion Brewery. 24th st, No 103 West. Saloon lease. Sept 30, demand, 6%. Oct 7, 1907. 3:800. 5,800

Olney, La Fayette to SEAMENS BANK FOR SAVINGS in City N Y. 130th st, No 130, s s, 300 w Lenox av, 17.5x99.11. 3 years, 5%. Oct 7, 1907. 7:1914. 10,000

Oppenheimer, Julius Hyman Sonn and John Frankenheimer trustee Solomon Rothfeld with Morris Rose and Louis Norman. Forsyth st, Nos 86 and 88. Extension mort. July 12. Oct 8, 1907. 1:306. nom

Phipps, Clarence M to Wm J Costello. 20th st, No 215, n s, 191.7 w 7th av, 25x80.1. Oct 4, 3 years, 5%. Oct 5, 1907. 3:770. 24,000

Paterno Bros, a corpa, to Republic of Panama. 116th st, Nos 614 to 618, s s, 250 w Broadway, 75x100.11. 5 years, 5%. Oct 4, 1907. 7:1896. 200,000

Same to same. Same property. Certificate as to above mort. Oct 4, 1907. 7:1896.

Padwe, Meier, of Jersey City, N J, to Marks Kirshbaum. Rivington st, No 176, n s, 25 w Attorney st, 25x100. Prior mort \$30,000. Oct 10, 1907, 3 years, 6%. 2:349. 6,000

Parnass & Dellon Realty Co to Solomon Beresovsky. 84th st, Nos 233 to 237, n s, 201.8 w 2d av, 60x102.2. Prior mort \$62,000. Oct 9, 3 years, 6%. Oct 10, 1907. 5:1530. 12,000

Pulvermacher, Lavinia and Augusta to Leo Cohn. 1st av, No 2366, e s, 76.11 n 121st st, 26x73.10. Oct 2, 1 year, 6%. Oct 4, 1907. 6:1809. 500

Porgas, A Joseph to Lion Brewery. Forsyth st, Nos 168 and 170, and Rivington st, No 36, all. Leasehold. Oct 1, demand, 6%. Oct 8, 1907. 2:421. 3,000

Portland Realty Co to Perlman & Bernikow Realty and Construction Co. 177th st, s s, 100 w Amsterdam av, 170x99.11. Oct 7, due Oct 7, 1908, 6%. Oct 8, 1907. 8:2132. 20,000

Penn, Abraham and Hyman to Frederic de P Foster trustee. 112th st, No 134, s s, 175 e 7th av, 25x100.11. 5 years, 5%. Oct 9, 1907. 7:1821. 21,000

Same to Robt H Racey. Same property. Prior mort \$21,000. 3 years, 6%. Oct 9, 1907. 7:1821. 4,000

Picken Realty Co to NEW YORK MORTGAGE AND SECURITY CO. 141st st, No 461, n s, 160 e Amsterdam av, 18x99.11. Oct 8, 3 years, 5%. Oct 9, 1907. 7:2058. 17,000

Same to same. Same property. Certificate as to above mort. Oct 8, Oct 9, 1907. 7:2058.

Ratowsky, Bernard and Kassel Simon to City Mortgage Co. 123d st, Nos 354 to 364, s s, 82.2 w 1st av, runs s 86 x e 2.2 x s 14.10 x w 95 x n 100.11 to st x e 92.10 to beginning. P M. Oct 4, due, &c, as per bond. Oct 5, 1907. 6:1799. 50,000

Same to Corporate Realty Assn. Same property. Prior mort \$50,000. Oct 2, due Jan 1, 1908, 6%. Oct 5, 1907. 6:1799. 20,000

Ralbe, Joseph to Jacob Samuelson. Madison st, No 344, s s, 144.1 e Scammel st, 24.3x96x24.2x96. Sept 27, 1 year, 6%. Oct 4, 1907. 1:266. 1,100

Rose, Morris and Louis Norman to Francis Speir and ano trus. Stanton st, Nos 108 and 110, n e cor Ludlow st, No 162, 89x25. 5 years, 5%. Oct 4, 1907. 2:412. 50,000

Same and Mutual Alliance Trust Co of N Y with same. Same property. Subordination agreement. Oct 3. Oct 4, 1907. 2:412. nom

Rouget, Louis J devisee Ethel R Rouget to Louise G McDermott. 31st st, No 125, n s, 103.6 w Lexington av, runs w 18.7 x n 98 x e 22.1 x s 41 x w 3.6 x s 57 to beginning. 1-3 part. Prior mort \$700. 1 year, 6%. Oct 5, 1907. 3:887. 900

Rosen, Louis and Morris to Joseph Heiman. Norfolk st, No 152, e s, 75 s Stanton st, 25x100. Prior mort \$30,000. Oct 10, 1907. 5 years, 6%. 2:354. 9,150

Rosen, Louis and Morris to Alonzo G Van Nostrand. Norfolk st, No 152, e s, 75 s Stanton st, 25x100. Aug 15, 5 years, 5%. Oct 4, 1907. 2:354. 30,000

Rosen, Morris and Louis and Joseph Heiman with same. Same property. Subordination mort. Oct 4, 1907. 2:354. nom

Same with same. Same property. Subordination mort. Oct 4, 1907. 2:354. nom

Rosen, Morris and Louis and Joel Sammet with Alonzo G Van Nostrand and Jos Heiman. Same property. Subordination agreement. Oct 3. Oct 4, 1907. 2:354. nom

Reynolds, Chas E to Clairville E Benedict guardian James A Benedict and ano. 63d st, No 327, n s, 300 e 2d av, 25x100.5. Oct 7, 5 years, 5%. Oct 8, 1907. 5:1438. 10,000

Robson, Eleanor to Sally H Walker. 77th st, No 302, s s, 40 w West End av, runs s 18.6 x w 11.6 x s 12.6 x s w 6.5 x s 31.8 x w 12.7 x n 68 to st, x e 28 to beginning. P M. Oct 7, due, &c, as per bond. Oct 9, 1907. 4:1185. 8,000

Rosekrans, Charlotte to TITLE GUARANTEE AND TRUST CO. 93d st, No 159, n s, 370 w 3d av, 14x61. Oct 8, due, &c, as per bond. Oct 9, 1907. 5:1522. 1,000

Roth, Isaac, Max Heyman and Harris Mankin to Frederic J Stimson and ano trus Saml D Bradford. Monroe st, Nos 263 and 265, n s, 100.4 w Jackson st, runs w 50.3 x n 108.2 x e 25 x n 1 x e 25 x s 105.10 to beginning. Oct 5, due Sept 1, 1910, 5%. Oct 5, 1907. 1:266. 33,000

Rosenbaum (M C) Co to Bankers Land & Mortgage Corp. Property in Queens Co. Certificate as to mort for \$76,000. Oct 7, 1907. nom

Ralbe, Joseph to Rachel Kan. Madison st, No 344, s s, 144.1 e Scammel st, 24.3x96x24.2x96. Sept 27, 2 years, 6%. Oct 7, 1907. 1:266. 1,500

Samilon, Abraham to Lion Brewery. James slip, No 2. Saloon lease. Aug 30, demand, 6%. Oct 7, 1907. 1:251. 3,300

Scheinhaus, Lippe and Henry Colman to Fidelia Mittelmann. Forsyth st, No 205, w s, 185 s Houston st, 28x66.7. Oct 5, 2 years, 6%. Oct 7, 1907. 2:422. 2,000

Saracino, Salvatore to Lion Brewery. Elizabeth st, No 234. Saloon lease. Sept 30, demand, 6%. Oct 7, 1907. 2:507. 2,000

Sautner, Frank to Joseph Doelgers Sons. 3d st, No 107 East. Saloon lease. Sept 28, demand, 6%. Oct 7, 1907. 3:431. 650

Saunders, Arthur W to Ephraim L Ennis. 48th st, No 234, s s, 225 e 8th av, 17x100. P M. Prior mort \$14,000. Sept 26. 1 year, 6%. Oct 7, 1907. 4:1019. 3,000

Same to FARMERS LOAN & TRUST CO. 48th st, No 234, s s, 225 e 8th av, 17x100. P M. Sept 26, 3 years, —%. Oct 7, 1907. 4:1019. 14,000

Saunders, Arthur W to FARMERS LOAN & TRUST CO. 48th st, No 234, s s, 225 e 8th av, 17x100. P M. Sept 26, 3 years, —%. Oct 7, 1907. 4:1019. 14,000

Schmiedewind, Louis to Lion Brewery. Amsterdam av, No 420, n w cor 80th st. Saloon lease. Oct 3, demand, 6%. Oct 7, 1907. 4:1228. 4,500

Somerville, Mary W to John B Leech et al exrs John B Leech. West End av, No 520, n e cor 85th st, 27.2x100. P M. Sept 16, 5 years, 5%. Oct 7, 1907. 4:1233. 45,000

Simon, Emily and Jacob Wirth with Florence M Masterton and ano. 2d av, No 2085. Subordination agreement. Sept 23. Oct 7, 1907. 6:1657. nom

Schlesinger, Birdie V to David Gordon. Av A, No 219, w s, 103.4 n 13th st, 28.1x100; plot begins 99.11 n 13th st and 100 w Av A, runs w 1.7 x n e 46.6 to c l old Stuyvesant st x e 32.3 x s 57.3 to beginning, together known as No 219 Av A. Sept 30, due June 1, 1909, 6%. Oct 7, 1907. 2:441. 2,000

Simon, Emily wife Isaac to Florence M Masterton and ano. 2d av, No 2085, w s, 101.7 s 108th st, 24.6x73. Oct 5, 3 years, 5%. Oct 7, 1907. 6:1657. 10,000

Shlanowsky, Bernard with Nannie S Vanderpoel. East Broadway, No 103. Extension mort. Aug 9. Oct 9, 1907. 1:282. nom

Spero, David to Herbert C Pell et al. 21st st, Nos 25 and 27, n s, 413.2 w 5th av, 26x98.9; also strip begins 21st st, n s, 439.2 w 5th av, 0.6x98.9. P M. Sept 24, due Jan 9, 1909, 5%. Oct 9, 1907. 3:823. 62,000

Soltmann, Millie L with Maxmilian Fleischmann Co. 36th st, Nos 206 to 214 West. Extension mort. Sept 30. Oct 8, 1907. 3:785. nom

Soltman, Edw G to Maxmilian Fleischmann Co. 36th st, Nos 206 to 214, s s, 95 w 7th av, 79x98.9. Sept 30, 3 years, —%. Oct 8, 1907. 3:785. 85,000

Sharlow, Thomas to Mary Schlessler. 42d st, No 442, s s, 275 e 10th av, 25x98.9. Prior mort \$18,000. Oct 1, due Jan 2, 1910, 6%. Oct 9, 1907. 4:1051. 10,000

Staudt, Joseph to V Loewers Gambrinus Brewery Co. 2d av, No 103. Saloon lease. Oct 8, demand, 6%. Oct 9, 1907. 2:429. 1,500

St Louis Union Trust Co trustee with St Louis and San Francisco R R Co and American Car and Foundry Co. Rolling stock, &c. Equipment agreement, lease, &c. Aug 1, due Aug 1, 1917, 5%. Oct 9, 1907. Gold bonds. 5,074,000

Swetnick, Abraham with Jacob Rosenthal. Rivington st, No 149. Agreement that party 1st part shall occupy basement at \$50 per month, and party 2d part shall occupy stoop floor at \$60 per month for period of 8 years, or until 2d mortgage on said premises shall be paid. Oct 23, 1906. Oct 10, 1907. 2:348. Misc.

Simon, David J to David E Grossman. 8th st, No 315, n s, 280.4 e Av B, 20.7x69.10; 8th st, No 317, n s, 301 e Av B, 20.7x69.10. Prior mort \$23,700. Sept 30, due Dec 1, 1908, 6%. Oct 8, 1907. 2:391. 2,500

Shapiro, Harris to V Loewers Gambrinus Brewery Co. Houston st, No 153 East. Saloon lease. Sept 30, demand, 6%. Oct 4, 1907. 2:417. 1,000

Smith, Grace H wife of and Ormond G to FARMERS LOAN & TRUST CO. 78th st, No 7, n s, 185 w Madison av, 25x102.2. Oct 4, 1907, 3 years, —%. 5:1393. 100,000

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- Sobel & Kean, a corpn, to Hilda W Stroock. 109th st, Nos 8 and 10, s s, 145 w Central Park West, 41.8x100.11. Due Jan 9, 1909. 6%. Oct 9, 1907. 7:1844. 10,000
- Same to same. Same property. Certificate as to above mort. Oct 9, 1907. 7:1844. —
- Strunsky, Max to Elias Strunsky. 1st av, Nos 1023 to 1031, n w cor 56th st, Nos 351 and 353, 114.8x100. P M. Oct 1, 1 year, 6%. Oct 4, 1907. 5:1349. 2,500
- Solotnitzky, Leo to Lambert Suydam. 2d st, No 253, s s, 76.6 w Av C, 20.6x64.7x20.6x63. Oct 10, 1907, due, &c, as per bond. 2:384. 8,500
- Seedorf, Henry to Sarah E Simmons and ano exrs Wm H Simmons. 55th st, No 321, n s, 250 w 8th av, 18.9x100.5. Dec 1, 1906, due Nov 1, 1909, 5%. Oct 10, 1907. 4:1046. 4,000
- Schreiber, Isaac to Herman Goldberg. 61st st, No 208, s s, 125 w Amsterdam av, 25x100.5; 61st st, No 212, s s, 175 w Amsterdam av, 25x100.5. Prior mort \$32,000. Oct 10, 1907, due Apr 10, 1909, 6%. 4:1152. 5,000
- Schuster, George, of Mt Vernon, N Y, to Charles Griffen et al trustees Samuel Willets (Caroline W Frame trust). Park av, Nos 1321 and 1323, n e cor 100th st, No 101, 75x26. P M. Oct 8, 3 years, 5%. Oct 10, 1907. 6:1628. 20,000
- Schuster, George to August Ruff. Park av, Nos 1321 to 1323, n e cor 100th st, No 101, 75x26. Prior mort \$20,000. Oct 8, 1 year, 6%. Oct 10, 1907. 6:1628. 6,000
- Sterck, Edgar to A Finck & Son. 23d st, No 165 West. Saloon lease. Sept 26, demand, 6%. Oct 5, 1907. 3:799. 700
- Sullivan, John J to Lavinia and Augusta Pulvermacher. 1st av, No 2366. Certificate as to receipt for payment of \$500 on account of mort. Oct 4, 1907. 6:1809. —
- Spielman, Henry to Theresa Schappert. Pleasant av, No 355, w s, 50.11 s 119th st, 16.8x75. 3 years, 5%. Oct 4, 1907. 6:1806. 5,500
- Terhune, Lena to CITIZENS SAVINGS BANK. Canal st, No 159, n e s, 106.9 w Bowery, 25.3x25x25.4x25. P M. Due Nov 15, 1912, 5%. Oct 9, 1907. 1:203. 15,000
- Ugur, Emilie S to Henry Cassellius. 4th st, No 167 East. Leasehold. P M. Prior mort \$2,500. Oct 4, 1907, installs, 5%. 2:432. 3,500
- Uebelacker, Henry, of Yonkers, N Y, heir Christian Uebelacker to Chester A Luff. 165th st, No 460, s s, 325 e Amsterdam av, runs s 73.9 x n w 25.2 x s 32.1 x e 50 x n 102.6 to st x w 25 to beginning. 1-6 part. 1 year, 6%. Oct 4, 1907. 8:2111. 500
- Uhlfelder, Simon and Abraham Weinberg to City Mortgage Co. 152d st, Nos 611 to 617, n s, 150 w Broadway, 100x99.11. Oct 3, demand, 6%. Oct 4, 1907. 7:2099. 27,000
- Valentine, Helen M, of Chappaqua, Westchester Co, N Y, to John H Rohde. 79th st, No 118, s s, 175 e Park av, 18x102.2. Oct 4, 1907, 2 years, 5%. 5:1413. 6,000
- Van Alstyne, Katharine to Picken Realty Co. 141st st, No 461, n s, 160 e Amsterdam av, 18x99.11. P M. Prior mort \$17,000. Oct 8, 2 years, 6%. Oct 9, 1907. 7:2058. 6,000
- Wise, Albert and Emil Wagner to Julius J Lyons. 9th st, No 745, n s, 118 w Av D, 25x92.3. June 17, due June 30, 1911, 5%. Oct 7, 1907. 2:379. 26,000
- Weil, Jonas and Bernhard Mayer with Julius J Lyons. 9th st, No 745, n s, 118 w Av D, 25x92.3. Subordination agreement. June 7. Oct 7, 1907. 2:379. nom
- Wilhelm, Katie with Lillian L L Amouroux. 95th st, No 35, n s, 362 w Central Park West (8th av), 16.8x100.8. Extension mort. Oct 4. Oct 5, 1907. 4:1209. nom
- Weed, Ella N to LAWYERS TITLE INS AND TRUST CO. 162d st, No 451, n s, 182.6 e Amsterdam av, 20x112.6. Oct 7, 3 yrs, 5%. Oct 8, 1907. 8:2110. 11,000
- Winterhalter, Julia, of Yonkers, N Y, heir Christian Winterhalter to Chester A Luff. 165th st, No 460, s s, 325 e Amsterdam av, runs s 73.9 x n w 25.2 x s 32.1 x e 50 x n 102.6 to st, x w 25 to beginning. 1-6 part. 1 year, 6%. Oct 8, 1907. 8:2111. 300
- Wanderman, Chas, Isidor and Walter and Peter P Acritelli with Samuel Wanderman. 13th st, Nos 410 to 426 East. Subordination mort. Sept 30. Oct 4, 1907. 2:440. nom

BOROUGH OF THE BRONX.

Under this head the * denotes that the property is located in the new Annexed District (Act of 1895).

- Altieri, Mary to Henry H Jackson et al exrs Peter A H Jackson. Webster av, s w cor 176th st, 37x91.7x37x93.8. Oct 10, 1907. 3 years, 6%. 11:2892. 10,000
- Ambrose, Helen to Geo F Johnsons Sons Co. Whitlock av, e s, 250 n Tiffany st, 25x124.11x25x125.10. P M. Prior mort \$—. Oct 7, 5 years, 5%. Oct 10, 1907. 10:2733. 4,000
- Appel, Justina B to Stephen Wray. Washington av, w s, 81 n old n s Marble or 178th st, runs w 88.1 x n 27 x w 50 x n 4 x e 137.11 to av, x s 31 to beginning, 5 years, 5½%. Oct 9, 1907. 11:3035. 1,000
- *Amondolari, Guiseppe and Giovanni to Saml J Park et al. Grant av, n s, 350 e Garfield st, 25x100. Prior mort \$1,700. Oct 3, due, &c, as per bond. Oct 4, 1907. 500
- *Arthur, Mary A to Jennie Truelsen. Plot begins 145 w White Plains road at point 445 n along same from Morris Park av, runs s 75 x e 45 x n 75 x w 45 to beginning, with right of way over strip to Morris Park av. Prior mort \$1,800. Oct 4, 1 year, 6%. Oct 5, 1907. 550
- *Arthur, Mary A to Regent Realty Co. Plot begins 145 w White Plains road at point 445 n along same from Morris Park av, runs s 75 x e 45 x n 75 x w 45 to beginning, with right of way over strip to Morris Park av. P M. Aug 12, 3 years, 5½%. Oct 5, 1907. 1,800
- Anderson, Mary E wife John A to Catharina E Birkenhauer. Decatur av, s s, 230.11 e Woodlawn road, 25x112.6. 3 years, 5½%. Oct 7, 1907. 12:3353. 4,000
- *Blumenthal, Harris to Lamport Realty Co. Lamport av, n s, 50 e Rosedale lane, 50x100. P M. Oct 7, 5 years, 4½%. Oct 8, 1907. 600
- Busath, Charles to Jacob H Amsler and ano. Decatur av, w s, 75 s 209th st, 25x100. P M. Prior mort \$5,000. Oct 5, 1 year, 6%. Oct 8, 1907. 12:3551. 900
- Brann, Henry A, Jr, to Ellen M J McGinty and ano. 165th st, n s, 125 e Stebbins av, runs e 25 x — on curve 13.11 x — 93.1 x n w 51.9 x s 108.11 to beginning. Dec 19, 1906, 4 years, 5%. Oct 4, 1907. 10:2691. 4,000
- *Burlando, Adelaide to Alex P Falconer. White Plains road, e s, 115.7 s 216th st, runs e 81 x s — x w — x s — x w — to road x n — to beginning. Sept 12, due, &c, as per bond. Oct 7, 1907. 20,000
- *Buhler, Gottfried to Martin J Keogh. 233d st, s s, 205 e 5th av, 25x64, Wakefield. P M. Oct 3, 3 years, 6%. Oct 7, 1907. 500
- Bleyer, Simon F with Marcus Nathan. Westchester av, No 934, s s, 89.2 w Wales av, 26x74.2x24x83.5. Extension mort. Oct 3. Oct 7, 1907. 10:2644. nom
- Baumgarten, Louis and Beni Kronisch to Mary E Townley et al trustees Geo H Ross. 136th st, No 599, n s, 900 w Home av, 25x100. Oct 4, 1907, 3 years, 5%. 10:2548. 12,000
- Becker, Martha to Joseph Weber. 155th st, Nos 576, s s, 150 w Courtlandt av, 25x99.3x25x99.4. Oct 3, 5 years, 5%. Oct 4, 1907. 9:2414. 15,000
- Brown, Isaac to William Bogen. Clay av, No 1377, n w s, 864.1 n e 169th st, 16.8x97x16.9x95.7. Oct 3, due Nov 4, 1907, 6%. Oct 4, 1907. 11:2782. 625
- *Bergman, Henry S to Alois Kramer. Pelham road, s s, 52 e Broadway, 26x100.7x25x107.9, Tremont terrace. P M. Sept 19. 5 years, 6%. Oct 9, 1907. 2,000
- Barber, Lena to Rhoda Natterer. Washington av, No 2169, w s, 319.8 s 182d st, old line, 18.4x110. Oct 5, due Dec 29, 1908, 5%. Oct 7, 1907. 11:3037. 4,500
- *Ball, Sarah E to Eureka Realty Co. Zulette av, s s, 450 e Mapes av, 25x100. P M. Oct 9, 3 years, 6%. Oct 10, 1907. 700
- Buscall, John H to Wm N Bavier trustee Robt Burns. Brook av, w s, 279.11 n 168th st, 45x90. Oct 9, 3 years, 5%. Oct 10, 1907. 9:2396. 26,000
- *Baxter, J Gertrude to NORTH SIDE SAVINGS BANK. Middle-town road, n s, 50.4 e Pilgrim av, 45.4x109.11x45x115.6, Tremont Terrace. Oct 10, 1907, 1 year, 6%. 2,200
- Ciocca, Madelena to Gaetano del Bello et al exrs, &c, Angelo di Ciocca. Hughes av (Frederic st), e s, 100 n 187th st, late Jacob st, 50x87.6. Oct 8, 5 years, 5%. Oct 9, 1907. 11:3076. 6,542
- *Cowen, Lizzie to Saml J Smith. Kinsella av, s s, 176.4 w Bronxdale av, 25x100. P M. Prior mort \$2,000. Oct 9, due, &c, as per bond. Oct 10, 1907. 3,250
- Carr, Wm H to Margt S Hull extrx Adaline J Cheney. Shakespear av, e s, — n 169th st, 25x114, and being lot 1 parcel 13 map subdivision Estate Wm B Ogden at Highbridge. Oct 4, 3 years, 5%. Oct 7, 1907. 9:2506. 3,700
- Chappell, Emma F with Ella A Bostwick. 184th st, n s, 33.5 e Davidson av, 16.3x80. Extension mort. July 31. Oct 7, 1907. 11:3198 and 3199. nom
- Crook, Abel with Clinton W Gilbert. 184th st, n s, 17.2 e Davidson av, 16.3x80. Extension mort. Aug 26. Oct 7, 1907. 11:3198 —3199. nom
- *Chrinian, Alex to Hugh Doon. Jefferson st, s s, 25 w Doon av, 50x100, Edenwald. P M. Oct 4, due, &c, as per bond. Oct 5, 1907. 500
- Carr, John H, of Philadelphia, Pa, to TITLE GUARANTEE AND TRUST CO. Park av, n w cor 175th st, 100.8x130.1x100x130.1. Oct 7, due, &c, as per bond. Oct 8, 1907. 11:2900. 40,000
- Dermody, Mary to Mary A McCahill. Hull av, n w s, 150 e from n e cor Hull av and Mosholu Parkway, 50x110; Hull av, n w s, 200 n from n e cor Hull av and Mosholu Parkway, 31.11x110.1x 28.4x110. P M. Oct 4, 1 year, 6%. Oct 7, 1907. 12:3333. 7,000
- de Boer, Mathilda to Josephine Forsyth. 237th st, n s, 180 e Keppler av, 60x100. P M. Oct 4, 1907, 3 years, 5%. 12:3378. 5,500
- *Deutermann, Geo to Chas R Ritchey. Fulton st, e s, 150 n 241st st, 40x125, Washingtonville. P M. Oct 8, 1 year, 6%. Oct 9, 1907. 1,000
- *De Canio, Maria and Filomena to Hudson P Rose Co. Eastchester road, e s, abt 250 s Saratoga av, 25.3x95.9x25x92.7. P M. Oct 5, due Nov 1, 1910, 5½%. Oct 9, 1907. 400
- Same to same. Crosby av, e s, 50 s Waterbury av, 25x100. P M. Oct 5, due Nov 1, 1910, 5½%. Oct 9, 1907. 500
- *De Rose, Henrietta or Henriette wife John to LONG ISLAND LOAN- & TRUST CO trustee Chas W Lynde. Grant av, s s, 275 e Garfield st, 25x100. Oct 8, due Dec 1, 1910, 5%. Oct 9, 1907. 4,000
- EAST RIVER SAVINGS INSTN with Samuel Loewy. Prospect av, e s, 82.11 s 170th st, 43.5x135.2x42x122.6. Extension mort. Oct 9. Oct 10, 1907. 11:2963. nom
- EAST RIVER SAVINGS INSTN with Jacob F Paulson. Park av, s e cor Tremont av, 54.9x59.10x64x60.8. Extension mort. Oct 7. Oct 10, 1907. 11:2909. nom
- EAST RIVER SAVINGS INSTN with Joseph P Hennessy. Boston av, No 1265, w s, 471.5 n e 168th st, 29.6x168.11. Extension mort. Oct 8. Oct 10, 1907. 10:2615. nom
- EAST RIVER SAVINGS INSTN with Albert Grauer. Tremont (Locust) av, s w s, 50 s e Crotona av (Grove st), 50x100. Extension mort. Oct 9. Oct 10, 1907. 11:2950. nom
- *Freedman, Harris and Rachel to The Lamport Realty Co. Lampport av, s s, 450 w Fort Schuyler road, 50x100. P M. Oct 8, 5 years, 5%. Oct 10, 1907. 500

DYCKERHOFF PORTLAND CEMENT

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**E. THIELE, Sole Agent,
99 John St., New York.**

- Ehrlich, William and Moritz Davidsohn to Jacob H Amsler and ano. Decatur av, No 3287, w s, 100 s 209th st, 25x100. P M. Prior mort \$5,000. Oct 3, due, &c, as per bond. Oct 4, 1907. 1,800
- *Fanelli, Rocco to Julia Romm. 215th st, n s, 130 e 4th av, 25x114. Wakefield. P M. Sept 4, due Aug 14, 1909, 6%. Oct 9, 1907. 325
- *Ferago, Maria to LONG ISLAND LOAN AND TRUST CO as exr Chas W Lynde. Hancock st, w s, 475 n Columbus av, 2 lots, each 22.6x100. 2 mortis, each \$4,000. Oct 8, due Dec 1, 1910, 5%. Oct 9, 1907. 8,000
- Feins, David D to Mount Clare Impt Co. Findlay av, e s, 390.7 n 169th st and also 259.2 n land of Wm H Morris, runs e 100 x n 225 and 25 x w 101.10 to av, x s 255.6 to beginning. P M. Prior mort \$7,500. Oct 7, 1 year, 6%. Oct 8, 1907. 11:2783. 1,000
- Fleming, John to Mary H Beals. Tremont av, No 35, n w s, abt 166.2 n e Harrison av, 50x104.8x48.9x125.9. P M. Oct 8, 3 years, 5%. Oct 9, 1907. 11:2869. 7,000
- Filippone, Carmine to Cath A Lavelle. Hoe av, w s, 200 n Jennings st, late Charlotte pl, 50x100. Prior mort \$3,850. May 16, 1 year, 6%. Oct 7, 1907. 11:2981. 950
- Feder, Morris H to ROYAL BANK. Fox st, s s, 158.11 e Prospect av, 80x115. Assignment of rents to extent of \$2,700. Oct 2. Oct 7, 1907. 10:2683. 2,700
- Gaa, Henry and Fredk Miller to Fordham Realty Co. Heath av, e s, 219.6 n Emmerich pl, 25x118.8x26.4x127.1. P M. 3 years, 5½%. Oct 5, 1907. 11:3240. 2,100
- *Glover, Frank B and Minnie his wife tenants by entirety to Anna Laroche. Lyons av, n s, 55 w Parker av, 25x100. P M. Oct 5, 1 year, 6%. Oct 7, 1907. 1,500
- Graff, Jacob to John Becker. 146th st, n s, abt 105 w Morris av, 25x110. Oct 5, 3 years, —. Oct 7, 1907. 9:2336. 3,500
- Graber, Frederick C to Harry S Purdy and Joseph O Downes exrs, &c, Harriet A Purdy. Bryant av, No 1456, e s, 25 n Jennings st, 25x90. P M. Oct 3, 3 years, 5%. Oct 4, 1907. 11:3000. 3,000
- Guigliano, Antonetta wife of and Francesco to John Haffen and ano. Villa av, n e cor 204th st or Transverse road to the Concourse, 82.6x25x82x25. Oct 3, 1 year, 5½%. Oct 4, 1907. 12:3311. 2,000
- Gerber, Annie and Frieda to Frederick Gerber. 135th st, No 892 East. Jan 19, 1900, 8 years, —. Oct 9, 1907. 10:2547. 2,000
- *Garvey, James to LONG ISLAND LOAN & TRUST CO exr Chas W Lynde. 173d st, w s, 97 s Westchester av, 25x100. Oct 8, due Dec 1, 1910, 5%. Oct 9, 1907. 3,500
- Green, Eliz M extrx Geo M Green with Frank M Franklin. Prospect av, No 2062, old e s, 281.6 s old s Samuel st, 16.6x150. Extension mort. Jan 16, Oct 5, 1907. 11:3109. nom
- Geller, Samuel to Marcus Nathan. Heath av, e s, bet 229th st and 230th st, and 408.1 n land Tecca N Reed, 125.4x100.7. P M. Prior mort \$5,417. Oct 8, 2 years, 6%. Oct 10, 1907. 12:3256. 4,183.34
- *Henderson, William to Wm H Russell. Main st, or road from Westchester to Williamsbridge, w s, where lands of Fleischman adj lands of Clinton, runs w 88.6 to road leading to West Farms x n 80.3 x e 123.7 to st x s 75 to beginning. Prior mort \$21,500. Oct 3, 1906, due Jan 3, 1907, 5%. Oct 5, 1907. 6,000
- Hennessy, Jos P to John Drakord. Crotona Park South, No 892, s s, 208.11 e Franklin av, 25x100. P M. Oct 3, 1 year, 6%. Oct 4, 1907. 11:2936. 1,500
- Hasslinger, Barbara to Mina Muth and ano. 140th st, No 574, old No 842, s s, 102.9 e St Anns av, 25x100. P M. Prior mort \$12,000. Oct 8, 4 years, 6%. Oct 9, 1907. 10:2552. 2,800
- *Jacobst, Dora to Colorado Realty Co and ano. Main st, e s, — s Grant st, and being lot 2 map property of Wm Cooper, Westchester, 26.8x110x25x100 s s; Grant st, n s, 100 w Franklin av, 50x75, Westchester. P M. Oct 7, 3 years, 6%. Oct 9, 1907. 6,750
- Keane, Rosalie M, Theresa V and Eliz N to Michael J Sullivan. 141st st, No 341, n s, 114.4 e Alexander av, 17.2x100, except part for 141st st. P M. Prior mort \$4,500. Sept 16, due, &c, as per bond. Oct 8, 1907. 9:2304. 4,000
- *Krener, John G to T Emory Clocke. 5th av, w s, 50 s 233d st, 28x112.6x—x122.7, Wakefield. Oct 8, 3 years, 6%. Oct 9, 1907. 2,000
- Knauf, Bertha to Eliz Gifford. College av, No 1326, e s, 576.6 s 170th st, 16.8x100. Oct 8, 3 years, 5%. Oct 10, 1907. 11:2783-2785. 3,500
- Same and HAMILTON BANK with same. Same property. Subordination agreement. July 10. Oct 10, 1907. 11:2783-2785. nom
- Kelly, Michl J to Louisa D Jahn. Carter av, or Worth st, w s, 308.9 s 176th st, runs w 193.10 x n 75.1 x e 194.4 x 75.1 to beginning, except part for Carter av. P M. May 20, due, &c, as per bond. Oct 10, 1907. 11:2892. 5,000
- Klein, John to Andrew F O'Neill. Bathgate av, No 2167, w s, old line, 150 n 181st st, old line, 25x147.4x25x146, except part for av. P M. Prior mort \$5,000. Oct 8, 1907, installs, 6%. 11:3049. 2,500
- Lyons, Nathan to Minnie E Flagg. Bainbridge av, e s, 62.2 s 193d st, 30.1x77.9x30.5x78.3. P M. Prior mort \$7,500. Oct 5, 3 years, 6%. Oct 7, 1907. 12:3286. 1,900
- Lunn, Eliz M with TITLE GUARANTEE & TRUST CO. Walton av, No 2441. Subordination mort. Oct 2. Oct 7, 1907. 11:3188. nom
- Leitner, Joseph and Chas Kreymborg to Jacob Leitner. Fox st, No 576, s s, 438.11 e Prospect av, 40x109. Oct 5, 2 years, 6%. Oct 9, 1907. 10:2683. 7,000
- Lenahan, Bernard J to DOLLAR SAVINGS BANK of City N Y. Rider av, w s, 968 s 144th st, 150x125 to Canal pl. Oct 8, due Dec 1, 1908, 5%. Oct 9, 1907. 9:2340. 13,000
- Same and Eliz Stewart with same. Same property. Subordination mort. Oct 8. Oct 9, 1907. 9:2340. nom
- *Lauricella, Matilda to Philip Elting. 233d st, s s, 317.4 w Kingsbridge road, 25x100. P M. Oct 7, due Apr 8, 1908, —. Oct 9, 1907. 625
- LAWYERS TITLE INS & TRUST CO with Alex V Dayton. Cambreleng av, w s, 37.2 n 189th st, 17.2x100. Extension mort. Oct 2. Oct 9, 1907. 11:3091. nom
- LAWYERS TITLE INS & TRUST CO with Charles Arendt. Cambreleng av, w s, 88.9 n 189th st, 17.3x100. Extension mort. Oct 2. Oct 9, 1907. 11:3091. nom
- *Maddalena, Modestino to Julia Romm. 215th st, n s, 105 e 4th av, 25x114, Wakefield. P M. Sept 4, due Aug 14, 1909, 6%. Oct 9, 1907. 325
- Marcus, Nathan to Meyer Vesell. Westchester av, n e cor 155th st, runs n e 109.9 x s e 65.9 x n e 0.2 x s w 28.4 x s 30.11 to st x w 147.7 to beginning. Oct 9, 3 years, 5%. Oct 10, 1907. 10:2654. 65,000
- Same to same. Same property. Prior mort \$65,000. Oct 9, 1 year, 6%. Oct 10, 1907. 10:2654. 10,000
- *Molloy, John C to Christian Mutschler. Bronx Park av, w s, 25 n 179th st, 25x100. P M. Oct 8, installs, —. Oct 10, 1907. 1,447.50
- Marciano, Civita to Sarah L Boynton. Belmont pl, e s, 64 n from w s Arthur av, runs n 100 x w parallel with s s 187th st 50 x s 60 to e s Belmont pl x s 64 to beginning. Aug 13, 3 years, 5%. Oct 10, 1907. 11:3065. 4,000
- Murray, Michael to William Fink. Crotona av, e s, 99.4 s 178th st, late Elmwood pl, 24.7x96.1. Oct 10, 1907, 5 years, 5%. 11:3092. 7,000
- Moorehead Realty Co to Ernst C Kerl. Elton av, e s, 75 s 158th st, 2 lots, each 37.6x100. 2 mortis, each \$26,000. Oct 1, due, &c, as per bond. Oct 8, 1907. 9:2379. 52,000
- Same to same. Same property. Two certificates as to above mortis. Oct 2. Oct 8, 1907. 9:2379. —
- Marx, Magdalena to Nettie Robertson. Hughes av, w s, 125 n 179th st, 25.8x100. Prior mort \$7,000. Oct 7, due Oct 7, 1908, 6%. Oct 8, 1907. 11:3069. 2,000
- Mulholland, James to Frank McCullough. 187th st, s s, 101 w Washington av, runs s 50 x e 101 to w s Washington av x s 50 x w 141 x n 160 to 187th st x e 40 to beginning. Prior mort \$8,000. Oct 5, due, &c, as per bond. Oct 7, 1907. 11:3040. 4,370
- *Murtha, Edw and Rose his wife tenants by entirety to Geo A Devermann. Plot begins 590 e White Plains road at point 645 n along same from Morris Park av, runs e 100 x n 25 x w 100 x s 25 to beginning, with right of way over strip to Morris Park av. P M. Prior mort \$3,000. Oct 5, 3 years, 6%. Oct 7, 1907. 1,400
- *Moses, Louise J to John H Rogan. Guion pl, w s, 144 s Van Cortlandt st, 80x218 to Eastchester road x80x233. Oct 3, 1 year, 6%. Oct 5, 1907. 2,750
- McNulty, Cath to Kate P McKenna. Crotona av, w s, 100 s 179th st (Lebanon st), 37.6x111.7x39.1x122.9. Oct 3, due Oct 3, 1912, 5½%. Oct 4, 1907. 11:3079. 24,000
- Same to same. Crotona av, w s, 137.6 s 179th st (Lebanon st), 37.6x100.6x39.1x117.7. Oct 3, 5 years, 5½%. Oct 4, 1907. 11:3079. 23,000
- Muller, August F to Gustav Schwarz. Willis av, e s, 75 n 146th st, 28x100. Prior mort \$10,000. Oct 1, 2 years, 6%. Oct 4, 1907. 9:2291. 1,000
- Middleton, Jane J wife of Edw L to William H Wright & Son (Inc). Briggs av, w s, 100 n 194th st, 25x69.11x27x67.1. P M. Oct 8, 3 years, 6%. Oct 9, 1907. 12:3300. 2,500
- Mount, Clare Improvement Co to Margaret L Zborowski extrx Eliott Zborowski. Findlay av, e s, 390.7 n 169th st, runs e 100 x n 225 x n 25 x w 101.10 to av, x s 255.6 to beginning. July 16, 4 years, 5½%. Oct 8, 1907. 11:2783. 7,500
- Same to same. Same property. Certificate as to above mort. July 15. Oct 8, 1907. 11:2783. —
- Marolda, Giuseppe to East Bay Land and Impt Co. Randall av, s w cor Manida st, 50x100. P M. 5 years, 5½%. Oct 9, 1907. 10:2768. 2,000
- MacBride, Louisa L wife David C to TITLE GUARANTEE & TRUST CO. Anthony av, Nos 2046 and 2048, e s, 100 n Burnside av, 50x150.7x50.9x159.6. Due, &c, as per bond. Oct 10, 1907. 11:3149 and 3156. 5,000
- Marcus, Samuel, Morris and Harris to Yoodle Seligman and ano. Fairmont pl, No 718, s s, 224.1 e Crotona av, late Grove st, 26.2x96.9x26.8x95.8. Prior mort \$15,900. Oct 8, 2 years, 6%. Oct 9, 1907. 11:2950. 400
- *N Y Exchange Realty Co to Hudson P Rose Co. Lot 312 map 327 lots Hunter estate. P M. Sept 9, due Aug 1, 1910, 5%. Oct 9, 1907. 40
- Nembach, Henry with Isidor Blank. Home st, n e cor Jackson av, 40x100. Extension mort. Oct 3. Oct 7, 1907. 10:2652. nom
- *Nelson, Bengt to Emma A Bedell. Seton av, e s, 100 n Randall av, 25x200 to w s Amundson av, Edenwald. Oct 3, 3 years, 6%. Oct 4, 1907. 750
- *Olivete, Pasquale to Sadie B Clocke. Carroll lane, s s, 400 e Green lane and being lot 199 map No 2, St Raymond Park, 25x100. Sept 10, 3 years, 6%. Oct 8, 1907. 3,500
- Olsen, Anetta A wife of and Cornelius to The Willson & Adams Co. 234th st, n s, 485 w Katonah av, 50x100. Sept 30, due Mar 30, 1908, 6%. Oct 4, 1907. 12:3375. 500
- Oakley, Annabelli to Fredk W Devoe. Grand av, e s, 147.11 n West Fordham road, 50x100. Oct 3, due, &c, as per bond. Oct 4, 1907. 11:3203. 4,500
- Perry, Wm H to Walter J Reeves. Hull av, s e s, 132.4 n e 205th st, 50x100. Oct 5, due Jan 5, 1908, 6%. Oct 8, 1907. 12:3350. 8,000
- *Pletscher, Martin to LONG ISLAND LOAN AND TRUST CO exr Chas W Lynde. Grace av, s w s, 225 n w Lyon av, 25x100. due Dec 1, 1910, 5%. Oct 8, 1907. 3,000
- Parker, Thurlow W to William Beaman. Cordova pl, w s, 138.4 s Van Cortlandt av, 50x100.3x50x100.8, except part for Grand Boulevard and Concourse. Oct 2, 3 years, 6%. Oct 4, 1907. 12:3311. 1,200
- Passman, Nathan and Dora his wife to Joseph S Marcus. Hoe st or av, w s, 37.3 s Home st, 30x68.5x30x71.11; Hoe st or av, No 1177, w s, 67.3 s Home st, 30x65x30x68.5. Oct 3, due Jan 4, 1908, 6%. Oct 5, 1907. 10:2745. 2,500

ATLAS PORTLAND CEMENT

30 BROAD STREET, NEW YORK

*Pragnell, Agnes M to Caroline S J Meyer. Lyon av, n s, 30 w Parker av, 25x100. Oct 1, 3 years, —%. Oct 7, 1907. 1,500
 Roos, Geo W to Anna M Ohlckers. Jackson av, No 1052, e s, 229 s 166th st, 17.4x87.6. Prior mort \$4,000. Oct 3, 2 years, 6%. Oct 4, 1907. 10:2650. 2,000
 *Rehbock, August to John J Donovan. Taylor st, w s, 450 s Columbus av, 50x100, except part for Taylor st. Oct 3, due Apr 3, 1908, 6%. Oct 9, 1907. 3,900
 *Rehbock, Charlotte and August to Henry McCadden. Taylor st, w s, 450 s Columbus av, 50x100. Sept 12, due Mar 12, 1908, 6%. Oct 9, 1907. 2,300
 *Ruffolo, James to A Shatzkin & Sons, Inc. Beech av, s s, 451 w Corsa av, 25x100, Laconia Park. P M. Oct 5, due Feb 1, 1909, 6%. Oct 7, 1907. 200
 Richards, Frank to Beadleston & Woerz. 3d av, No 2969. Saloon lease. Oct 3, demand, 6%. Oct 7, 1907. 9:2375. 3,859.05
 *Rauch, Louis to Henry Doemer. 224th st, n s, 180 e White Plains road, 25x114, Wakefield. Oct 5, 3 years, 5%. Oct 7, 1907. 2,000
 Ruehl, Edw to August Brandes and ano exrs, &c, Henry G Peters. 168th st, No 426, s s, 30 e Brook av, 30x96. Oct 4, 3 years, 5%. Oct 5, 1907. 9:2393. 15,000
 Same with Fannie T Taylor. Same property. Subordination mort. Oct 2. Oct 5, 1907. 9:2393. nom
 Ryan, John J to Lizzie Hamilton. Arthur av, No 2156, e s, 150.1 n Oak Tree pl, 25x90. P M. 3 years, 6%. Oct 8, 1907. 11:3070. 2,850
 Rayens, Edw F to James J Kelly. College av, No 377, w s, 75 s 143d st, 25x100. Prior mort \$4,000. Oct 7, 3 years, 4%. Oct 8, 1907. 9:2323. 1,500
 Smith, Minnie wife of Danl F to Edw H Cole. Nelson av, w s, 97 n 170th st, runs w 111.7 x n e 172.3 to w s Nelson av, x s 131.2 to beginning; also all that part of lots 15, 16, 17 and 18; Parcel 17 map subdivision of property of estate of Wm B Ogden which lies east of a line distant 100 e Plympton av which part of lots are bounded w by above line 100 ft n by lot 14 same map 97.3, e and s e by s e s lands late Wm B Ogden, 131.3 and s by part of lot 19 same map 12.2. Aug 15, due Aug 2, 1910, 5%. Oct 8, 1907. 9:2521. 8,000
 *Shatzkin (A) & Sons (Inc) to Louis Frankenthaler. Beech av, s s, 76 e Elm st, 50x100, Laconia Park. Oct 8, 1907, 2 years, 6%. 1,200
 *Same to same. Lot 184 same map. 2 years, 6%. Oct 8, 1907. 600
 *Shatzkin (A) & Sons, Inc, to Sophie Schrank. 217th st, late 3d st, s s, 500 e 6th av, 25x109, Laconia Park. P M. Oct 4, 3 years, 6%. Oct 5, 1907. 600
 Schlesinger, Siegmund to M Saml Stern. Walton av, w s, 113.3 s Fordham road, 51.2x82x49.2x82. Oct 4, 3 years, 5½%. Oct 5, 1907. 11:3188. 7,500
 Somers, Thomas F to Amelia S Hewitt. 3d av, w s, 526 n 169th st, 25x104.8x25x104.4. Oct 4, 3 years, 5%. Oct 5, 1907. 5,000
 Sabatini, Luigi and Nicola to Mary Chapman. Cromwell av, No 1423, w s, — n 170th st, 50x125. P M. Oct 10, 1907, 5 years, 5%. 11:2872. 4,000
 Same to same. Same property. P M. Prior mort \$4,000. Oct 10, 1907, 1 year, 6%. 11:2872. 1,000
 *Schiffer, Mary E to Martin J Keogh. 232d st, n s, 105 w 6th av, 50x114, Wakefield. P M. Oct 3, 3 years, 6%. Oct 7, 1907. 375
 Siegel, Gesiene to Augustin Schussler. 135th st, n s, 104 e Southern Boulevard, 16.8x75. Oct 2, 4 years, 6%. Oct 4, 1907. 10:2564. 400

Smith, Harry I and Ellen with SECURITY TRUST CO of Troy trustee Saml Bolton, Jr. 156th st, Nos 1044 and 1046 East. Extension mort. Sept 10. Oct 7, 1907. 10:2687. nom
 *Shatzkin (A) & Sons, Inc, to Thomas Callahan. Beech av, s s, 426 w Corsa av, 50x100, Laconia Park. P M. Oct 4, due Apr 4, 1909, 6%. Oct 7, 1907. 450
 Thomas, Annie E to Frank P Schimpf and ano. Ogden av, e s, 275 s 162d st, 50x115. Prior mort \$40,000. Oct 4, 1907, 1 year, 6%. 9:2511. 5,000
 Tobias, Saml to Jennie Kraus. Kossuth pl, n s, 100 e Mosholu Parkway North, runs e 92.11 to 208th st x n 16.9 x w 104.3 x s 43. P M. Oct 1, 1 year, 6%. Oct 9, 1907. 12:3326. 1,000
 Thornton Brothers Co to Edw McK Whiting guardian John S Wilson. College av, e s, 96 n 169th st, 15.8x100. Oct 8, 3 years, 5%. Oct 9, 1907. 11:2783 and 2785. 3,000
 Same to Lilian W Shiff. College av, e s, 80 n 169th st, 16x100. Oct 8, 3 years, 5%. Oct 9, 1907. 11:2783 and 2785. 3,000
 Thornton Brothers Co to Lilian W Shiff. College av, e s, 80 n 169th st, 16x100. Certificate as to mort for \$3,000. Oct 8. Oct 9, 1907. 11:2783 and 2785.
 Same to Edw McK Whiting guardian John S Wilson. College av, e s, 96 n 169th st, 15.8x100. Certificate as to mort for \$3,000. Oct 8. Oct 9, 1907. 11:2783, 2785.
 Von Munster, Ernestine to Sebastian J Breihof. 198th st, No 630, s s, 55 w Briggs av, 25x98. Prior mort \$7,500. Oct 3, 1 year, 6%. Oct 10, 1907. 12:3301. 4,000
 Von Bremen, John to Anna K Koedding. Clinton av, w s, 291.2 s Jefferson pl, 58x100. Oct 10, 1907, 1 year, 6%. 11:2933. 2,000
 Vogel, Lena with Mary E Townley et al trustee Geo H Ross. 136th st, No 599, n s, 900 w Home av, 25x100. Subordination mort. Oct 4, 1907. 10:2548. nom
 Von Bremen, John to GERMAN SAVINGS BANK, N Y. Clinton av, w s, 291.2 s Jefferson pl, 51.1x100. Oct 7, 1907, due Oct 1, 1908, 5%. 11:2933. 35,000
 Same and Martha Graham with same. Same property. Subordination mort. Sept 26. Oct 7, 1907. 11:2933. nom
 Von Bremen, John and Anna K Koedding with same. Same property. Subordination mort. Oct 1. Oct 7, 1907. 11:2933. nom
 Whitney, Howard H to TITLE GUARANTEE & TRUST CO. Walton av, No 2441, w s, 164.5 s Fordham road, 16.8x82. Oct 5, due, &c, as per bond. Oct 7, 1907. 11:3188. 2,500
 Winkoop, Cath G to BROADWAY SAVINGS INSTN of City N Y. Prospect av, No 1342, e s, 75 n 169th st, 25x100. Oct 10, 1907, 1 year, 5½%. 11:2970. 7,500
 *Wallerstein, Harres to Bankers Realty and Security Co. Broadway, s e cor Pelham road, 122.1x50x107.9x52, Tremont terrace. P M. Oct 8, 2 years, 5%. Oct 9, 1907. 1,150
 Wright (Wm H) & Son (Inc) to Wm Eifer and ano exr, &c, Louis Eifer. Briggs av, w s, 100 n 194th st, 25x69.11x27x67.1. P M. Oct 1, 3 years, 6%. Oct 9, 1907. 12:3300. 4,000
 *Wahldner, Robert to Louisa B Van Nostrand. Grant av, s s, 103 w Unionport road, 25x100. Oct 8, due Sept 1, 1910, 5%. Oct 9, 1907. 2,800
 *Same to Ellen Swanson. Same property. P M. Prior mort \$2,800. Oct 8, due Sept 1, 1910, 6%. Oct 9, 1907. 1,200
 Zeller, Victoria to John M Gibson. 166th st, s s, 31.6 e Franklin av, 37.6x100.6. Prior mort \$26,000. Oct 10, 1907, 2 years, 6%. 10:2607. 3,000
 Same to same. 166th st, s s, 69 e Franklin av, runs s 100.6 x e 36 x n 0.10 x e 1.6 x n 100 to st x w 37.6 to beginning. Prior mort \$26,000. Oct 10, 1907, 2 years, 6%. 10:2607. 3,000

JUDGMENTS IN FORECLOSURE SUITS.

Oct. 3.
 165th st, Nos 476 to 480 West. Salome Campbell agt Abraham Joachim et al; Smith Williamson, att'y; Martin H Murphy, ref. (Amt due, \$19,293.96.)
 Broadway, e s, 50.5 s 187th st, runs e 107.7 x n 50 to 187th st, x e 50 x s 150 x s 50 x s — x w — to Broadway, x n — to beg. Joseph C Levi agt Alfred E Hanson; Walter S S Newhouse, att'y; Wm J Barr, ref; action No 1. (Amt due, \$46,740.)
 Broadway, e s, 279.8 s 187th st, runs e 176.4 x n — x w — to Broadway, x s — to beg. Same agt same; same att'y; Henry A Powell, ref; action No 2. (Amt due, \$10,380.)
 45th st, No 342 East. Agnes T Madden agt Paul P Zubiller; Constantine T Timoner, att'y; Geo W Collins, ref. (Amt due, \$3,132.)
 Oct. 5.
 3d av, w s, 50.5 n 112th st, 25.2x100. Louise E Bettens agt Bridget D Fitzpatrick et al; Edw D Bettens, att'y; Francis X Carmody, ref. (Amt due, \$2,058.99.)
 Stebbins av, w s, 39.4 s 165th st, 31.4x44.6x45.10 x 55.5. Lizzie Eder agt James K Duffy et al; Phanor J Eder, att'y; Jesse Silberman, ref. (Amt due, \$1,056.55.)
 Oct. 7.
 175th st, s s, 100 w Audubon av, 150x73. Knickerbocker Trust Co agt Herman Strauss; A Lincoln Wescott, att'y; Philip J Sinnott, ref. (Amt due, \$34,223.75.)
 Marcher av, w s, 150 s 169th st, 50x279x51.7x 292, except part released. Orella D Brown agt Ida Douglass et al; John E Mille, att'y; H C S Stimpson, ref. (Amt due, \$3,499.70.)
 Lewis st, Nos 49 and 51. Nathan Lampport agt Morris Fisher et a.; Abraham D Levy, att'y; Benjamin Reass, ref. (Amt due, \$6,152.)

Jackson av, w s, 134.3 n Clifton st, 19.9x75. Charlotte Wolff agt Julius H Newman et al; Herman Efers, att'y; Charles Levy, ref. (Amt due, \$3,500.)
 Oct. 8.
 95th st, s s, 125 w 1st av, 125x100.8. Lambert Suydam agt American Mortgage Co. Quackenbush & Adams, att'ys; Gabriel L Hess, ref. (Amt due, \$25,944.44.)
 Manhattan av, w s, 18.5 s 121st st, 15x80. Martin Morse agt August Ellingen; Eugene Cohn and Julius Levy, att'ys; John C Coleman, ref. (Amt due, \$1,582.)
 Lots 820 to 826, map of Sec D, Vyse estate, Bronx. Mary E Chatry agt John E Poillon et al; Wallach & Cook, att'ys; Stephen P Nash, ref. (Amt due, \$5,639.60.)

LIS PENDENS.

387 TENEMENT HOUSE LIS. PENDENS.
 41 BUILDING DEPARTMENT LIS. PENDENS.
 Oct. 7.
 179th st, Nos 531 and 533 West. John Ruffo et al agt Wallach Reislser Co et al; action to foreclose mechanic's lien; att'y, H L Widman.
 Oct. 8.
 Timpson pl, s e s, 100 n e St Joseph st, runs n e 119.4 x n e 369.3 x s e 120.9 x n w 1.7 x s w 104.7 x n w 75 to beginning. John V Van Pelt agt Ajax Construction Co et al; action to foreclose mechanic's lien; att'ys, Wherry & Morgan.
 131st st, n s, 460 w 5th av, 25x99.11. John C Mayforth agt Hentar Sarafian et al; action to cancel mortgage, &c; att'y, J P McGovern.
 Rockfield st, n s, 175 e Marion av, 25x100. Caroline McNicol agt Joseph W Hudson et al; partition; att'y, Berry & Davis.

84th st, n s, 201 w 2d av, 60x102.2. Jacob Freisner agt Parnass Dellon Realty Co; action to foreclose mechanic's lien; att'y, D W Rockmore.
 Oct. 9.
 14th st, No 133 West. Maximilian J Jahelka agt Bridget Kelly (specific performance); att'y, E Coffin.
 143d st, n s, 275 w Broadway, 50x—. Herman Raabe et al agt Merrile Realty & Construction Co et al (action to foreclose mechanic's lien); att'ys, Phillips & Avery.
 Scammel st, e s, whole front between Cherry and Waters st, —. Lieser Perlmutter et al agt the Newland Realty & Construction Co et al (action to foreclose mechanic's lien); att'ys, Krakower & Peters.
 Lawrence st, Nos 8 and 10, and triangular strip of land in rear of No 12 Lawrence st. Academy st, w s, 150 s Seaman av, 25x157.3x irreg.
 Mary F Weston agt John C Weston individ and admr (partition); att'ys, Clarke & Clarke.
 39th st, s s, 189 e 6th av, 21x90. Geo E Engel agt Alice B Scott et al (action to set aside conveyance); att'ys, Wesselman & Kraus.
 49th st, n s, 325 e 5th av, 25x100.5. Helene Coste agt Mary Seaton (action to foreclose mechanic's lien); att'y, H A Vieu.
 West Washington pl, No 87. Geo J Thole agt Annie L Kneer et al (partition); att'y, G W Carr.
 Oct. 10.
 82d st, n s, 175 e Park av, 75x102.2. Hermitage Co agt Joseph Shenk et al; specific performance; att'y, S G Gibboney.
 Montgomery st, Nos 39 and 41. Adolph Schwartz et al agt Henry Wilchinsky et al; action to set aside conveyance; att'ys, Krakower & Peters.
 82d st, n s, 57.3 e 3 av, 17.10x102.2.
 82d st, n s, 139.5 e of w s 3d av, 17.10x102.2. Cerepta D Norton agt Ellsworth H Noble; action to remove cloud, &c; att'y, H Joerg.

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Oct. 11. Maple av, w s, 25 n 214th st, 25x100. Frank Capodilupo agt James De Carlo; specific performance; att'ys, Menken Bros. 5th av, No 85. 16th st, Nos 5 and 7 East. M F Westergren, Inc, agt Carrie M Butler et al; action to foreclose mechanics lien; att'ys, Phillips & Avery. Madison av, w s, 24.9 n 30th st, 74x95. Daniel P Christie et al agt Colony Club et al; action to foreclose mechanics lien; att'ys, Appell & Taylor. Broadway, e s, 75 s 76th st, 52.8x100.11x51.1x 114. James Beggs & Co agt Empire State Garage et al; action to foreclose mechanic's lien; att'ys, Putney, Twombly & Putney. Audubon av, s e cor 169th st, 50x95. James Olley agt Louis Peck et al; action to foreclose mechanic's lien; att'y, F Eder.

FORECLOSURE SUITS.

Oct. 5. 3d av, No 102. Sara F H Austin agt Chas E Horton et al; att'y, S B Robinson. 148th st, n s, 137.6 w 7th av, 112.3x99.11. Three actions. Isaac Mayer et al agt George Ricard et al; att'ys, Rose & Putzel. 92d st, Nos 202 and 204 West. City Real Estate Co agt Julia M Lord et al; att'y, H Swain.

Oct. 7. Broadway, n e cor 187th st, 74.1x89.9x irreg. Solomon Mases et al agt Mary A Franklin et al; att'y, E Menocal. Brook av, s w cor 163d st, 50.2x78.9x irreg. Geo A Macdonald agt Joseph Rueth; att'y, A W Fraser. 123d st, s s, 100 w Pleasant av, 100x100.11. Emanuel Arnstein et al agt Philip Siegel et al; att'y, A Pfeiffer. 142d st, n s, 150 e College av, 16.8x100. Harlem Savings Bank agt Florence Lerche et al; att'y, R Mapelsohn. Washington av, No 1727. Hyman Fish agt Abraham Orently et al; att'y, M N Krakower.

Oct. 8. 5th av, n w cor 129th st, 99.11x100. Samuel Wacht agt Abram Horowitz et al; att'ys, Arnstein & Levy. Webster av, s w cor 198th st, 28.7x91.11x irreg. Michael Leahy et al agt Nellie A Sullivan et al; att'ys, Van Allen & Dyckman. 2d av, n e cor 108th st, 50x100. 1st av, n w cor 108th st, 50x100. 117th st, Nos 127 to 135 East. 120th st, Nos 235 and 237 East, and 108th st, n s, 100 w 1st av, 300x100.11. Five actions. Isidore Jackson et al agt Raphael Kurzrok et al; att'y, A Stern. Madison av, e s, 49.4 s 33d st, 49.4x100. Germania Life Ins Co agt Howard N Potter et al; att'ys, Dulon & Roe. Poplar st, s s, 272 e Bear Swamp road to West Farms road and being lots 43 and 44 map in partition of Mary A Wells et al agt Ann M Storer et al. Mary Auten agt Henry Bonhagen et al; att'y, C P Hallock. 163d st, s s, 300 e Broadway, 65x99.11. Hudson Mortgage Co agt New Era Construction Co et al; att'y, A L Wescott. 158th st, n s, 375 w Amsterdam av, 50x99.11. Mutual Life Ins Co agt William Lyman et al; att'y, J McKeen.

Oct. 9. 105th st, n s, 136.3 w 2d av, 40.7x100.9. Maria Rothbard agt Jacob Massey et al; att'ys, Sachs & Spevack. 143d st, n s, 527 e Broadway, 75x99.11. Hamilton pl, s w cor 144th st, runs w 125 x s 99.11 x w 50 x s 99.11 to 143d st x e - to Hamilton pl x n e - to beginning. Broadway, s e cor 144th st, 199.10x100 to 143d st. Two Actions. The Realty Transfer Co agt John V Signell Co et al; att'y, H Swain.

1st av, s w cor 100th st, 120.11x100. Two Actions. Sender Jarmulowsky agt Isaac Kleinfeld et al; att'y, M Clark. 27th st, Nos 306 to 312 East. Pincus Lowenfeld et al agt Maria Wimpie et al; att'ys, Arnstein & Levy. 117th st, s s, 215 e Park av, 133.7x100.11. Same agt Harris Kahn et al; att'ys, Arnstein & Levy. 137th st, s s, 100 e Brook av, 120x100. 136th st, n s, 100 e Brook av, 120x100. Two Actions. Jennie Weill agt Gerson M Krakower et al; att'ys, Kantrowitz & Esberg. St Nicholas av, e s, 50 n 184th st, 50x135x irreg. Geo W Wikcoershan agt Maurice Simmons et al; att'ys, Strong & Cadwalader.

Oct. 10. Greenwich st, No 186. Sophia Frank agt Frederick M Robinson et al; att'ys, L & A U Zinke. Broadway, n e cor 143d st, 99.11x100. Hamilton pl, s w cor 144th st, runs w 125 x s 99.11 x e 82.7 x n e 108.6 to beg. Hamilton pl, n w cor 143d st, runs w 90.2 x n 99.11 x e 132.7 x s w 108.6 to beg. Three actions. Germania Life Ins Co agt John V Signell Co et al; att'ys, Dulon & Roe. Rivington st, Nos 308 to 312. Italian-American Trust Co of the City of N Y agt Louis Aronowitz et al; att'y, F E M Bullowa. 117th st, s s, 215 e Park av, 133.7x100.11. Pincus Lowenfeld et al agt Harris Kahn et al; att'ys, Arnstein & Levy. 11th st, Nos 322 and 324 West. Annie Miller agt Annie Rubenstein et al; att'y, J Blumofe. 127th st, No 132 East. Benjamin Nieberg agt Samuel Goodman et al; att'ys, Krakower & Peters. 8th av, e s, 77.2 s 16th st, 26.1x93.6. Barbara Krebs agt Louise H Carpenter et al; att'y, E A Hassey.

Oct. 11. 105th st, n s, 176.10 w 2d av, 40.8x100.9. Maria Rothbard agt Jacob Massey et al; att'ys, Sachs & Spevack. Grand st, Nos 494 to 498. Thomas Sealy agt S B Clark, Inc, et al; att'ys, Reed & Pallister. Wales av, n w cor Dater st, 118.6x100. Edw G Black agt Katherine V V Speyers; att'y, A W Varian. 158th st, s s, 350 w Amsterdam av, 100x99.11. Samuel Wacht agt Abram Horowitz et al; att'ys, Arnstein & Levy. 149th st, s s, 180 e 8th av, 160x99.11. 149th st, s s, 460 e 8th av, 40x99.11. five actions. State Realty & Mortgage Co agt Mayer Hoffman et al; att'y, A J Shaw. Jumel pl, w s, 213.8 e Edgecomb av or road, 25x100. Mihael Kirwan agt Roderick McDermott et al; att'y, E J Healy.

JUDGMENTS.

In these lists of Judgments the names alphabetically arranged and which are first on each line, are those of the judgment debtor. The letter (D) means judgment for deficiency. (*) means not summoned. (†) signifies that the first name is fictitious, real name being unknown. Judgments entered during the week and satisfied before day of publication, do not appear in this column, but in list of Satisfied Judgments. The Judgments filed against corporations, etc., will be found at the end of the list.

Oct. 5 Aufenauer, Julius C—Harry Semken et al. 127.60 5 Alger, Russell A, Jr—Geo H Robinson. 4,287.88 7 Abrahamson, Jacob—Republic Rubber Tire & Shoe Co. 120.91 7 Abrams, Louis—Leo Schlesinger. 1,290.88 7 the same—the same. 519.31 9 Alcott, Delafield S—John Waitken et al. 429.55

8 Allen, Oliver H—Butler Bros. 692.56 10 Acritelli, Peter P—Max H Scharf. 181.73 10 Alexander, Henri P—Max H Scharf. 181.73 10 Alexander, Henri P—Geo J Kirby et al. 466.67 11 Abrams, Hyman—Samuel Lippmann. 814.74 11 Alexander, Alfred B—Morris Mayers et al. 64.41 11 Altman, Joe—Western Distillery Co. 80.32 11 Allien, Matilda—George Hessinger. 46.16 5 Bantz, Katherine—Henry Von Glahn et al. 83.16 5 Benson, John A—Adolph Trube. 89.72 5 Bernstein, Michael—Bennett & Gompper Co. 184.91 5 Breindl, Moses—Marcus Dreyfuss et al. 140.41 5 Baron, Paul—Joseph Newmark. 175.57 5 Berner, Theresa—Pleasant Spring Distillery Co. 117.37 7 Bowman, Sumner S—James A Smith et al. 100.97 7 Bonner, Helen—Malcolm N Butler. 705.60 7 Boulton, John B—Albert Wilde. 346.62 7 Barondes, Adolph—Louis Dolgin. 150.38 8 Bisconti, Joseph—Alfred Plaut et al. 137.57 8 Baussmann, Peter C—Nati Lead Co. 187.67 8 Black, Allan—Morris H Ushen et al. 133.51 8 Baxter, Geo M—Percy Fridenberg. 79.85 8 Barrett, Frank M—Philip Baumann et al. 530.35 8 Bartholomeo, Thomasco—Hills Bros Co. 135.25 9 Brown, Frank A—James B Regan. 500.62 9 Butler, Joseph D—Amy Mohr. 61.81 9 Boehm, Geo N—Mark E Harris. 44.99 9 Boltan, Jacob—Chester Mantel & Tile Co. 846.46 9 Blumenreich, Jacob—Irving Realty Co. 284.03 9 Brazil, Andrew J—John R Smith. 30.71 10 Berry, Chas S—Gorham Co. 36.47 10 Bruce, Thomas—Elias Gross. 229.15 10 Brandmarker, J Leon—N Y Telephone Co. 37.11 10 Baumwald, Abraham—Isidore Katz. 31.41 10 Boltan, Jacob—Gottfried Orthinger et al. 652.41 10 Boon, Ella L—Geo C Engel. 753.83 10 the same—the same. 872.56 10 the same—the same. 980.66 11 Bergoff, P L—M P Smith & Sons. 17.67 11 Black, Samuel—Crandall & Godley Co. 440.60 11 Bauer, Chas C—J Scott Anderson et al. 59.41 11 Browne, Grant H—Daniel O Pierce. 4,474.70 11 Beckon, Maurice—Angelo R Palladino et al. 358.34 11 Beck, Benedict—Al Powell et al. 67.80 11 Brennan, Felix—James E Nichols et al. 99.17 11 Bard, Edw L & John—Charles Bornhaupt. 65.72 11* Borle, Frederick—Daniel Buhre & Co. 208.36 11 Burghard, Fritz—Erik Carlsson. 56.29 5 Cohen, Jacob* and Isaac* and Victor—Alcolm Co. 16.41 5 Cohen, Elias A—Joseph Newmark. 175.57 5 Casey, Margaret M—Harry Levey. 142.15 7 Carita, Ferdinand—Pasquale Gargiulo. 72.05 7 Calhoun, Frederick G—Joseph Stewart. 795.41 7 Coen, Richard P—Edw P Moesheimer. 163.78 7 Colwell, Edwin S—Nati Lead Co. 27.00 7 Case, David K—Emma M Geiger. 2,127.08 8 Corrier, Vincent C—John Simmons Co. 533.36 8 Clark, John J—People, &c. 2,000.00 8 Cohen, Jacob—the same. 2,000.00 8 Clark, Maud K or Mrs Eugene—Herman K Keller. 151.53 8 Cohen, Wolf—Bertha Rauth. 131.91 8 the same—the same. 131.91 9 Conway, John H—Harry Rogers. 59.41 9 Campbell, Edw P—Motor Car Service Co. 66.55 9 Chemirinsky, Barnet—Isaac J Silverstein. 27.84 9 Caggiano, Anzalone—Morris M Tischler. 208.91 10 Caldor, Schoma—Lizzie Cantor. 79.08 10 Chenowith, Alexander C—Land Brokerage Co. 137.90

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10 Cooper, Harris—Abraham Weckstein et al. 210.75	8 Hoffman, Mayer and Isaac—Louis Baldinger et al. 1,610.16	9 Maine, Wm L—J Edw Ogden Co 202.08
10 Cohen, Simon—Abendroth Bros. 717.62	8 Haber, Morris and David—Mark Katzman. 718.28	9 Mulholland, John—Peter E Malmstrom. 10,398.07
10 Cochran, Wm R—Anthony Botty costs. 78.07	8 Hayden, Thomas J—Nicholas Klarmann. 1,188.50	9 McManus, James H and Ada M—Bronx Borough Bank 218.17
10 Canas, Abraham—Glaser Rohrer & Co. 345.42	9 Hindin, Theodore—Louis Beilenson. 164.35	9 McCormick, Anna—Anna B Rund. costs, 110.90
11 Carbonaro, Charles—Thomas Boyd et al. 65.15	9 Hjelstrom, John—Morris Rosenfeld et al.	9 McGuire, Alice—Grove D Curtis 112.26
11 Carrier, Vincent C—Henry L Kreis. 554.00	9 Herenstein, Adolph—Morris Gold 88.65	10 Marchi, Emil—Celestino Piva. 434.28
11* Cohen, Barnett—Columbia Bank. 267.22	9 Hamburger, Isaac, Samuel, Manes, Henry, L and Jonas—Nathan L Woolf 1,546.37	10 Miller, Max—Joseph M Weinstein. 582.37
11* Coban, John—Rose J Mandel. 116.91	10 Honnecker, Geo A—Frank S Beard. 211.47	10 Murphy, John—Chas J Daly. 36.99
5 Dooley, John—Alcolm Co. 44.41	10 Hughes, Joseph J—John Dawson. 351.05	10 Mailloux, Alphonse—Terry & Tench Co. costs, 79.18
7 Davis, L Depuy—Wm O Vedder. 154.86	10 the same—Geo A Elwood. 267.09	10 Meyer, Chas G—David Temmer et al. 92.92
8 Delaney, Thomas—Edward Schappe. 113.46	10 Harting, Ernest A—Benj Jacobs et al. 29.63	10 Martin, Florence C—John A Molith. 641.99
8 D'Amato, Nathaniel—Henry Eggers et al. 37.18	10 Holmes, Myron W—the same. 42.49	10 McCord, Annie B & James B—Arthur N Pierson. 1,464.83
8 Dworkowitz, Samuel—Marx Katzman. 718.28	10 Herbst, Anton—John Rollman. 137.71	11 Morrill, Nathan F—Albert J Felton. 79.99
9 Dieterich, Chas F—James C Fargo. costs, 4.50	10 Hesse, Fernando B—Hubert T Foote. 9,955.58	11 Muller, Henrietta—Seth B Robinson. 34.65
9 Dornbusch, Sigmund—James Blaine et al. 534.72	11 Hoffman, Mayer—City Fireproofing Co. 424.26	11 Mahoney, John J—German Exchange Bank. 1,108.74
10 Delscher, Helen G—Anne J Fitzpatrick. 117.74	11 Hoffman, Isaac* & Mayer—the same. 233.01	11 Murray, William—Henry E Jaeger. 361.91
10 Dahlberg, Melvin H—Wm R H Martin et al. 147.64	11* Hart, John—Oscar Oestreicher et al. 29.41	11 Minacakes, Antonio—Leopold Jonas. 218.31
10 Driscoll, Ambrose C—Hilton & Dodge Lumber Co. 1,400.00	11 Halper, Charles—Joseph Wallman. 92.98	11 Mayer, Leo M—Thomas J McLaughlin. 106.98
11 Doeberch, Charles—N Y Butchers Dressed Meat Co. 95.45	11 Hirsburger, Jacob—Louis Bierman costs. 39.26	11 Moe, Geo W—Truman Parsons et al. 904.25
11 Diskin, Julius—Joseph Wallman. 92.98	11 Homburger, Moses—Nathan Edelman. 1,541.26	11* Marke, Adolph—Samuel Tischler. 621.45
11* Doe, John—Charles Bornhaupt. 65.72	11 Homyer, Henry—Pleasant Spring Distillery Co. 184.13	11 Marquette, Joseph R & Joseph R Jr—London & River Plate Bank. costs, 228.85
11 Doe, John—Rose J Mandel. 116.91	5* Jonson, James—Alcolm Co. 44.41	11 Moran, James—Henry Stern. 66.16
5 Egi, Frederick—Verne W Alexander. 32.67	5 Johnson, Joseph—Harry Eising et al. 363.79	11 Micari, John—Rose J Mandel. 116.91
5 Eisenberg, Abraham M—International Silver Co. 41.12	7 Jacobs, Louis—Simon Goddelman. 89.41	11 Miller, James E—Edw W Ashley. 188.99
7 Enright, Louis—Chapman & Co. 249.85	8 Jacobs, Herbert E—Minnie A Hasbrouck. 430.97	7 Niemeyer, Albert—Bernard Schielich. 72.72
7 Epstein, Abraham—Mussgeller, Mangels Co. 69.24	8 Johannes, Adolph—Pittsburgh Plate Glass Co. 45.77	7 Nappi, Saverio—T A S Sheridan Co. 191.92
8 Edrich, Leon—Pittsburgh Plate Glass Ins Co. 108.01	8 Jameson, Jane—Gustave Backes. 32.29	7 the same—the same. 493.14
8 Engelke, Geraldine—Nicholas H Engelke. costs, 132.34	9 Jarns, Chas J—Ernst Peterson. 161.90	7 the same—the same. 139.18
9 Ewing, Wm B—Louis F Haffen. costs, 16.85	10 Johnson, Carl—Terry & Tench Co. costs. 78.18	7 the same—the same. 476.29
9 Evans, Joseph J—Edouard, Inc. 65.65	10 Jewell, Walter H—Hubert B Foote. 9,955.58	9 the same—the same. 44.99
11* Evans, Motello—Rose J Mandel. 91.91	11 Jordan, Sophia—Henry O'Neill. costs, 109.55	9 Newmark, Maurice—M E Blasler Mfg Co. 257.43
11 Elinquist, Emma—Louis H Backman. 212.91	7 Katz, Jacob—James Hogan et al. 76.11	9 Newman, Wm D—Henry Rosenstein et al. 107.06
5 Feldman, Adolph—Joseph Kraus. 42.63	7 Kleinmann, Joseph—H L Judd Co. 29.59	9 Newfeld, Albert W—Samuel J Bloomingdale et al. 389.88
5 Fields, Wm H—Manhattan Collecting Co. 111.91	7 Kurtz, Fannie—Kiva Farber. 261.65	11 Neufeld, Morris & Charles—Henry L Kreis. 554.00
5 Fisch, Edward—Alcolm Co. 16.41	8 Kirchner, Robert—Reliable Elect Co. 36.66	5 Olsen, Anton L—West End Mfg Co. 211.39
5 Feldman, Philip—N J Terra Cotta Co. 516.66	8 Kay, Wm H—Pittsburgh Plate Glass Co. 490.21	8 O'Dea, James M—Wm R Brown. 392.75
7 Fleashnick, Bernard—Title Guarantee & Trust Co. 175.30	8 Kaine, Walter F—Frank Ramsteck et al. 177.85	8 Oseroff, Isaac—Kings County Title & Security Co. 337.40
7 Fischer, Barbara—Theresa S Driscoll. 289.25	8 Kotlar, Louis—Morris Syrkin et al. 39.17	9 O'Keefe, Rose—Theodore A Bingham. costs, 19.05
7 Fitzgerald, Agnes L—Wm T Mathies. costs, 110.20	9 Kalchheim, Henry—Conron Bros Co. 388.66	9 Oman, Charles—Morris Rosenfeld et al. 170.53
8 Friedman, Arnaud—Adolph Danziger. costs, 68.01	9 Kent, Louis—David Davis. 86.59	11 Orvis, Francis W—Geo R Sutherland. 331.93
9 Friedman, Samuel—Van Norden Trust Co. 1,138.10	9 Kunkel, Joseph—Mussgiller, Mangels Co. 135.17	11 Oswald, Henry—Solomon Schiller costs. 112.50
9 the same—the same. 1,138.10	9 Kurzrok, Raphael—Raisler Heating Co. 270.66	5 Perrine, Wm H—Hagoods. 30.72
9 Fleming, Jennie T—Nat'l Stone Renovating Co. 41.40	9 Klein, Charlotte and Fannie—Barnet W Rod et al. 1,189.12	7 Prior, Chas E—Merchants Nat'l Bank. 204.60
10 Fulton, Wm H—Styles & Cash. 51.17	9 Knepper, Herman—Marco Bros, Inc. 231.62	7 Pacht, Harry—Bronx Borough Bank. 169.39
10 Flanders, Wm P—Youmans. 34.91	10 Kaufman, Louis B—James M Cahn et al. 95.15	7 Peters, Dennis and Mary—Christian Herzog. 105.61
10 Feinberg, Daniel—Samuel Koppleman. 5,042.16	10 Kirk, Wm B—Hilton & Dodge Lumber Co. 1,400.00	7 Potter, Albert—Colonial Bank. 672.64
10 Feigenson, David—Mayer Malbin et al. 215.91	10 Kasiof, Sam Victor Bogolowitz. 74.31	7 the same—the same. 493.58
10 the same—the same. 218.66	10* Katz, John—Hyman Kornbluth. 226.98	7 Patton, Isaac W—Alexander D Duff et al. 620.28
10 Fine, Samuel—Simon Manges et al. 46.12	11 Klineck, Herman—German Exchange Bank. 1,108.74	8 Perry, Ida L* and Robert—Hamilton Bank. 422.69
11 Fagenson, Abraham—Julius Bohn. 175.81	11 Kay, Wm H—John Pitz, Inc. 72.81	8 Probst, Frederick—Frederick M Schaefer. 10.00
11 Fanshawe, Henry E—Wm E Nichols et al. 440.41	11 Konkel, Walter—Daniel Buhre & Co. 208.36	8 Prager, Louis W—Charles Shapiro. 2,578.30
11 Fuller, Ethel—Arthur D Hill. 334.81	11 Kiernan, John—Henry F Muller. 34.23	8 Pearsall, Harry F—Henry F Henning. 1,048.47
11 Fickinger, Ernst H—Chas E Duross. 2,202.52	11 Kornbluh, Adolph—Samuel Weil. 843.33	9 Persch, John P—Louis Adams. 973.82
11 Fickinger, Emil H—Chas E Duross. 2,202.52	11 Knoll, Walter C—Geo H Diehl. 2,695.00	10 Peck, Louis—Hyman Kornbluth. 226.98
11 Fine, Mary* & Jacob J—Van Norden Trust Co. 377.29	5 Leifer, Meyer—Athens Furniture Co. 132.45	10 Perison, Lazarus—National Fireproof Sash & Door Co. 165.21
11 Francisco, Mammala—Rose J Mandel. 40.91	5 Lyon, Bernard C—Meigs & Co. 85.59	10 Perna, Pasquale—Oresto Gallozzi. 42.00
11 Folkenfick, Wolf—the same. 49.41	7 Levin, Leon—Jacob Greenberg et al. 39.41	10 Pierson, Thomas M, Prest—Michael M Dolphin. 1,968.45
5 Golden, Robert—Alcolm Co. 16.41	7 Levy, Sol—Carl Levy. 50.40	11 Perelson, Lazarus—Rapp Construction Co. 269.36
5 Galligan, Patrick—Maynard N Clement. 1,820.00	8 Lyman, Edw A—Hugo V Loewi. 90.80	11 Perdichizzo, Antonio—Thomas Boyd et al. 65.15
5 Hollingsworth, Eleanor—Edw M Bernstein. 567.35	8 Loewenstein, Bertha—Robert Loewenstein. 1,008.08	11 Powers, Chas H—Pease & Elliman. 585.49
7 Gray, Wm T—Trust Co of America. 7,819.10	9 Lipsky, Samuel—People, &c. 100.00	11 Preininger, Joseph—George Bechtel Brewing Co. 1,395.15
7 Graham, Wm W—Colonial Bank. 493.53	9 Ludman, Joseph—Peter Cornes. 333.42	11 Pendleton, John—William Weatherwax. 74.55
7 the same—the same. 672.64	9 Lacombe, Chas F—Joseph E Haggerty. 4,031.05	11 Pesela, Enrico V—Giuseppe B Rini. 6,131.99
7 Goldsmith, Louis—Egry Autographic Register Co. 31.47	9* Locke, Ray—Samuel J Bloomingdale et al. 389.88	11 Paul, Sam*, Berthold & Nathan—Samuel Teschler. 621.45
8 Gradtr, Gus—Joseph Peyser. 41.21	9 Lovell, Frank F—Frederick A Stokes Co. 79.41	11 Pedichizzo, Bernard—Rose J Mandel. 116.91
8 Griffing, Columbus F—Wagener Press. 121.92	9 the same—the same. 519.41	11 Parr, Wm J—Souvenir Post Card Co. 245.74
8 Greene, Edwin S—Simpson, Crawford Co. 46.41	9 Loewy, Jacob—David Weiss. 848.20	11 Perlmutter, Samuel—Henry L Kreis. 554.00
9 Gulich, Solomon, Jr, and Sr—N J Terra Cotta Co. 248.81	10 Laizer, Philip—Abraham Zwick. 32.00	5 Richards, Geo A—Edouard Sharvet. 192.44
9 Goldgraben, Joseph—Roxbury Distributing Co. 247.53	10 Lee, Ephraim—Louis C Ullman. 756.26	7* Rucker, Henry—Mussgiller, Mangels Co. 69.24
10 Graham, Mary—Samuel J Bloomingdale. 103.61	10 the same—Michael Loeb. 3,104.13	7 Rod, Barnet W—Colwell Lead Co. 299.68
10 Grosin, Israel—David Cohen et al. 133.15	10 Lorge, Julius B—Wm F Bishop. costs, 102.90	8 Rohm, Christian W—A F Young & Co. 490.64
10 Gordon, Isaac—Joseph J Berkowitz. 71.40	10 Lewinsohn, Sadie & Edward—Corn Exchange Bank. 113.91	8 the same—Chas H Bahrenberg et al. 447.13
10 Garvey, John—Daniel O'Connell. 44.31	10 Lower, Wm S—Anthony Boltz. costs, 78.07	8* Robinson, Abe—Louis Baldinger et al. 1,610.16
10 Greenwald, Emil—People, &c. 1,000.00	11 Levine, Joseph—Llewellyn R Thomas. 111.81	8 Rosen, Samuel S—Emil Junger et al. 103.45
10 Goldstein, Moritz—Wm A Thomas Co. 199.34	11* Levene, Harry—the same. 111.81	9 Rosenblum, Abraham—Morris Gold. 88.65
10 Gillingham, Geo O—Geo C Engel. 753.83	11 Levy, Louis—Charles Bleiberg et al. 29.83	9 Rod, Barnet W—Colwell Lead Co. 838.02
10 the same—the same. 980.66	11 Lomonte, Fortunato C—City Fireproofing Co. 59.81	9 Rando, Frank—John Simmons Co. 2,110.47
10 the same—the same. 872.56	11 Lum, Albert C—Oscar Bartlestone et al. 134.62	9 Rafferty, Terence—N Y Edison Co. 32.41
10 Greca, Raffaele—Arthur Nicolaidis. 236.98	11 Lardy, Charles—Rose J Mandel. 91.91	9 Raphael, Jacob—Mutual Milk & Cream Co. 80.06
10 Green, Jacob—Jerome R Herzog. 64.50	5 Meli, Rosalie—Regina Golla. 240.52	9 Robertson, Joseph L—Albert Frank & Co. 44.35
10 Gabriel, William—Nathan Greenberg. 36.40	5 Maher, Patrick—Olga Hirschman. 480.10	9 the same—F E Rosebrock & Co. 180.04
10 Grill, Emil—Maurice Newark. 32.41	7 Marcus, Isidor—Bronx Borough Bank. 169.39	9 Rubenstein, Isaac—Morris Finkelstein. 27.65
11 Gottlieb, Max—Benjamin Roth et al. 123.91	8 Mamolen, Jacob—Louis Singer et al. 333.65	10 Rosenberg, Louis—Ntl Fireproof Sash & Door Co. 165.21
11 Gordon, Abraham & Samuel—Frank Stock et al. 481.62	5 Mahoney, William—N Y & Boston Despatch Express Co. costs, 110.07	10 Rottenberg, Samuel—N Y Butchers Dressed Meat Co. 80.17
11 Ghee, John F—Andrew De Voe. 549.04	8 Mechlign, Harry E—E O Evans. 985.74	10 Richardson, Edna R—Morris H Siegel. 351.22
11 Green, John E—Durland Co. 392.62	8 Markofski, Otto—William Coller. 115.25	11 Rade, Wm M—Joseph M Fishel et al. 209.31
11 Goldstein, Samuel—Louis Bierman. costs, 139.26	8 Minor, Robert B—London & River Plate Bank. costs, 98.88	11* Robinson, Abraham—City Fireproofing Co. 233.01
11 Gilbert, Frank W—Chas H Fuller et al. 85.65	8 Mendeleff, Cosmos—Albert E Denne. 341.62	
11 Glass, Geo D—Chas E Duross. 2,202.52	8 the same—Geo R Philpot. 106.23	
7 Huon, Martha B—Philip Carpenter. 267.90	8 Montross, John D—Frederick A Slate. 636.58	
7* Heller, John—Louis Leavitt. 95.33	8 McAdams, Joseph P—Menko H Wolfe et al. 111.92	
7 Hardy, Mary E—Jacob S Glaser. 155.32	8 Mastrodonato, Carlo—Bert K Bloch. 179.40	
	8 McCune, Frank exr, &c—William Reiner. costs, 100.67	
	8 McNearney, Michael—Bert K Bloch. 179.15	
	9 Mitnick, Louis A—Joseph Bauman et al. costs, 69.29	
	9 Mandel, Henry—A Schwoerer & Sons. 1,040.09	
	9 Mills, Edwin P—Angelo M Lopez. 198.92	

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Table of names and amounts, including Richardson, Frank A.; Reclin, Geo A.; Rosenber, Louis-Rapp Construction Co.; Reshofs, David-N J Tobacco Co.; etc.

CORPORATIONS.

Table of corporations and amounts, including Rymanower Young Men's Benevolent Society-Ike Zimmerman; Broc Barber Auto Ignition Co-Alcolm Co.; Society (a corporation)-Benj Altman; etc.

CORPORATIONS.

Table of corporations and amounts, including New York Pneumatic Service Co-H A Schmoll; Erie R R Co-J Rechenwall; Italian American Automobile Co-Valvoline Oil Co.; etc.

Vacated by order of Court. Satisfied on appeal. Released. Reversed. Satisfied by execution. Annulled and void.

MECHANICS' LIENS.

Table of mechanics' liens with dates and amounts, including Oct. 5, 7, 8, 9, 10 and 11; Alifeld, Rudolph-H W Bartlett; Abramson, Louis; etc.

ACME SANITARY TILING CO.

Overhead Tiling Without Extra Expense

PARK ROW BUILDING

NEW YORK, N. Y.

68-5th av, s e cor 87th st, 52.2x10.2. Griffin Roofing Co agt Annie E Benjamin and H M Weed & Co 27.69

69-St Nicholas av, e s, 59.2 n 114th st, 58.8x124.3x irreg. Griffin Roofing Co agt Church of the Archangel and H M Weed & Co. 159.00

70-College av, n e cor 146th st, 100x122. Louis J Zimmerman agt Rosalie Meli. 3,000.07

71-Columbia st, No 70. Francis Eckenroth agt Columbia Synagogue and Fuchs & Grillo 314.07

72-38th st, Nos 257 and 259 West. Eureka Fire Hose Co agt Lulu Quigg and Plymouth Realty Co. 125.00

73-Water st, s e cor Corlears st, 232x190 to East River. Same agt Estate Chas A Coe and Wm J Olivanny. 848.54

74-Anderson av, w s, 164 s 165th st, 25x100. Zambetti Bros agt R S Garton, Gilbert Bros and Eugene Rose. 309.00

75-East Houston st, No 308. Max Balik agt Adler Bros and Kellinger and Schneider. 120.00

76-10th av, No 721. J P Donna Tile Co agt Patrick J Mullane and Joseph Ristell. 65.00

77-Same property. Hugh McDonnell agt same. 106.00

78-Madison st, Nos 291 and 293. Isidor Kalfers agt Levin & Atlas and L Aronowitz. 70.00

79-Madison av, n e cor 133d st, 50x25. Wm A Thomas Co agt Vincent C Corridor, Jacob Hofbinder and Jacob Schallek. 230.00

80-9th av, No 367. Louis Guerr agt Abraham N Jacob. 161.30

81-31st st, No 402 West. Same agt same. 314.41

Oct. 8.

82-131st st, Nos 528 to 532 West. Joseph M Weinstein agt J Goldman Realty & Construction Co. 7,000.00

83-College av, n e cor 146th st, 100x122. Marks Bros agt Rosalie Meli 648.18

84-Satisfied.

85-49th st, No 53 East. Jasper & Goebel agt Lewis A Connor and H M Weed & Co. 465.00

86-St Lawrence av, e s, 50 s Merrill st, 50x100. Zambetti Bros agt Bessie Nelsen and Nelsen Rudolf Levine Building Co. 357.00

87-Courtlandt av, s e cor 163d st, 55.9x90.6x irreg. Guarantee Electric Co agt Frank Ruther and D Linder. 110.00

88-East Broadway, No 226. Sam Braunstein agt Rebecca Stone and Glassman Bros. 160.00

89-Av A, No 219. Murtha & Schmoehl Co agt Birdie Schlesinger and Henry W Schlesinger. 609.70

90-11th st, No 512 East. Harry Silberstein agt Edward Schoenberg and Nathan Goldman. 241.00

91-Union av, n w cor 150th st, 25x100. Nathan Paris agt Paul Dovino 150.00

92-Amsterdam av, e s, 40 s 185th st, 39.11x100. Casper Rein agt Louis Meryash 215.00

93-172d st, n s, 95 e Audubon av, 87.6x94.6. Same agt same 537.50

94-Anderson av, w s, 164 s 165th st, 25x100. Howes Mfg Co agt Robert S Garton and Rose Bros. 650.00

95-Franklin st, n s, 80 w Washington st, 43.8x87.6. Isaac Moritz agt The Fruit Auction Co and William Fitzpatrick 652.75

96-49th st, No 53 East. Jasper & Goebel agt Emma W H Conner and H M Weed & Co. 465.00

97-7th av, n e cor 146th st, 200x100 to 147th st. Eagle Iron Works agt Fleischman Realty & Construction Co. 2,450.00

Oct. 9.

98-112th st, No 535 West. Samuel Aginsky agt University Construction Co and Christian Steinmetz 250.00

99-Riverside Drive, s e cor 97th st, 107.6x71.11x irreg. Isidor Engel agt Robert T Lyon 140.00

100-49th st, No 53 East. Brennan & O'Rourke agt Lewis A Connors and H M Weed & Co. 369.75

101-Kingsbridge road and 194th st, s s, 2,500 s N Y C & H R R R, runs n - to Kingsbridge road x - to 194th st x - to Webster av x - to 199th st. The Ames Transfer Co agt N Y C & H R R R Co and Charlton and James Weston 123.75

102-136th st, Nos 614 and 618 West. Sarah L Siegel agt Oppenheim Realty Co. 41.25

103-Lafontaine av, s w cor 178th st, 25x100. Richard Furlong agt J Chas Weschler and Andrew J Thomas 867.00

104-49th st, No 53 East. E Bradley Currier Co agt Lewis A and Anna W H Conner and H M Weed & Co 104.65

105-Satisfied.

106-Washington av, e s, 75 n 167th st, 125x120. Same agt same 850.00

107-Essex st, No 139. Schenker & Reichman agt Bernard Trusch 700.00

108-75th st, Nos 417 and 419 East. Charles Wein agt William Babor and Robert V Hogan 736.00

109-Chauncey st, e s, 125 n West Farms road, 25x100. Van Nest Wood Working Co agt John J Boylan and Udo S Baudesson. 446.56

110-23d st, No 318 West. M Abbott's Sons agt Estate of Wilhelmina L Hoff and H C Kennedy exr 115.00

Oct. 10.

111-Chauncey st, e s, 125 n West Farms rd, 25x100. Thos B Bowne & Son Co agt John J Boylan and Udo S Banderson. 461.77

112-Morris av, s w cor 166th st, 35x100. Standard Damp Proofing & Roofing Co agt Congregation Judah Heleri and Hebrew School 150.00

113-214th st, s s, 75 e Maple av, 25x100. Church E Gates & Co agt Ermino Corti. 317.17

114-Anderson av, n s, 164 e 165th st, 25x100. Israel Bornstein agt R S Garton, Gilbert Bros and Eugene Rose. 265.00

115-Greenwich st, No 756. Isaac B Miller agt J D Greene and E L Greenin. 80.00

116-Lafontaine av, s w cor 178th st, 50x100. A C Newkirk & Co agt Chas H Weschler and Andrew J Thomas 326.56

117-96th st, No 258 West. T A S Sheridan Co agt Arnold Realty Co and Saverio Nappi. 677.76

118-Morris av, e s, 50 s 153d st, 75x70.3. Herman Horenburger agt Michael Santangelo. 111.56

119-Oak st, s s, 102.6 w Catherine st, 23.4x58.9x irreg. Herman Horenburger agt Anton Cervino 50.00

120-17th st, No 10 West. Alex Youdelman agt Mary Lewis and Howard F Lewis. 63.50

121-49th st, No 53 East. Wm D Munro agt Lewis A Conner and H M Weed & Co. 265.00

122-37th st, No 36 West. Theodore W Morris & Co agt Thomas R Ball and Meade Roofing & Cornice Co. 1,533.77

123-Bedford st, Nos 31 to 35. Adolf Jacoby agt Buscanti Building & Construction Co and Cerra and J N Prudovsky 163.54

124-171st st, Nos 504 to 510 West. Harris Goldberg agt Meyer Hoffman, Dave Pollock and John Hazen 49.00

125-149th st, Nos 220 and 222 West. Same agt George Sprickerhoff, Dave Pollock and John Hazen. 20.00

126-75th st, Nos 417 and 419 East. Thomas Crump agt William Baber and Robert V Hogan 174.75

127-51st st, No 37 West. James W Foster agt James A Campbell & Sons. 806.62

128-3d av, No 1012. Pittsburgh Plate Glass Co agt Jacob and Bertha Cohen and Schwartz & Co. 95.00

Oct. 11.

129-Av B, No 173. Henry Newbury agt Levi W Rubenstein, Samuel Loeber, Nathan Leibson and Louis R Smith. 520.00

130-224th st, n s, 80 w White Plains rd, 100x114. Same agt David M Mayerson, Mayerson & Brill Construction Co and Emilio Magaldi 1,114.00

131-Broadway, No 810. Roebing Construction Co agt Apartment Construction Co. 685.00

132-146th st, n s, 50 w Broadway, 70x100. American Marble & Slate Works agt Rae Ginsberg and Sam Ginsberg. 557.00

133-113th st, No 83 East. Morris Bleiman agt Julia Levy and Isaac Levy. 25.00

134-William st, s e cor Centre av, 114.10x44x irreg. Frank P Von Riper agt Anna A Horton and Thomas F Kelly 57.00

135-Same property. Timothy M Hertnett agt same. 500.00

136-Same property. Longin P Fries agt same 508.00

137-11th st, n s, 605 e Av E, 50x299 to Tremont av. Same agt Henry L Neubert and Thomas J Kelly 165.00

138-Same property. Thomas Bibb agt same 350.00

139-Same property. Frank P Von Riper agt same. 22.00

140-Chauncey st, e s, 125 n West Farms rd, 25x100. Same agt John J Boylan 43.00

141-Clinton pl, n s, 107.9 e Aqueduct av, 25x100. Van Nest Wood Working Co agt Manierre Ellison and Gunderson Bros. 500.00

142-224th st, n s, 80 w White Plains rd, 125x114. Henry G Silleck, Jr, agt David Mayerson, Charles Brill, Louis Brill and Mayerson Brill Construction Co. 2,943.51

143-27th st, Nos 232 to 238 West. E H Ogden Lumber Co agt Geo C Flint Co and Morris Levenson 724.53

144-3d av, s w cor 143d st, 25x100. American Marble & Slate Works agt Antonio Howard and Michael D Howard 150.00

145-46th st, No 606 West. I Amdianitsky agt John Epstein and H Slepian. 180.00

146-Commonwealth av, Nos 93, 93 1/2 and 94. Charles Rosenberg & Son agt Schecht & Pinkofsky 417.50

147-Union av, n w cor 150th st, 25x100. Nathan Paris agt Paul Doino. 150.00

148-75th st, No 62 East. David Bond agt Dr. Van Beuren and Robert Schnaier. 210.00

149-145th st, n s, 100 e 8th av, 175x100.11. New Jersey Terra Cotta Co agt Northwestern Realty Co. 2,200.00

150-214th st, s s, 75 e Maple av, 25x100. Thos B Bowne & Son Co agt Ermino Corti. 426.33

151-Union av, n w cor 150th st, 25x100. Wm T Hookey agt Paul Doino. 212.22

152-Teller av, No 1340. Morris Zeimmet agt Eugene Berten and J Waytack. 45.00

153-Park av, n w cor 97th st, 100.11x100. Samuel Ratzkin et al agt Isaac Fox. 3,096.00

154-75th st, Nos 417 and 419 East. Robert V Hogan agt William Babor, owner and contractor 396.00

155-Same property. Same agt same. 1,145.00

156-Bowery, No 102. Leopold J Weyl agt Jennie Reichman, Herman Knepper, Knepper Realty Co. 233.00

BUILDING LOAN CONTRACTS.

Oct. 5.

Pleasant av, s w cor 117th st, 75.7x94. Emanuel Glauber loan Benjamin Nieberg to erect two 6-sty apartments; 4 payments \$30,000

Oct. 7.

Av A, n w cor 16th st, 92.74. Max Lipman and Max Gold loan Samuel Greenstein to erect two 6-sty tenements; 10 payments. 50,000

Oct. 8.

3d av, Nos 474 and 476. George Ricard loans Max J Kramer and Henry Rockmore to erect a 6-sty building; 6 payments. 35,000

White Plains rd, e s, 115.7 s 216th st, 55x75. Alexander P Falconer loans Adelaide Burlando to erect a 4-sty tenement; - payments. 20,000

Oct. 9.

Whitlock av, w s, 250 s Tiffany st, 150x100. Manhattan Mortgage Co loans Albert Rothermel to erect six 3-sty apartments; 4 payments \$30,000

Oct. 11.

Grant av, e s, 32 s 166th st, 250x102.1. Manhattan Mortgage Co loans Max Cohen and Hayman Eckman to erect ten 3-sty dwellings; 12 payments 48,000

112th st, s s, 50 w Madison av, 67.9x irreg. Alice H Sturges loans Samuel Michelson to erect two - sty apartments; 6 payments. 35,000

Kingsbridge terrace, n s, 152.10 w Kingsbridge road, 26.6x147.2x26.5x129.10. Central Mortgage Co loans Carl E Arblum to erect a -sty building; - payments. \$3,000

SATISFIED MECHANICS' LIENS.

Oct. 5.

Park av, n w cor 97th st. Wm A Thomas Co agt Isaac Fox et al. (Oct 3, 1907) \$378.51

Tremont av, Nos 1007 and 1009. Harry Rothstein et al agt Ignatz Modry et al. (Oct 3, 1907) 445.00

2St Nicholas av, e s, whole front between 177th and 178th sts. Isaac Sagowitz agt Herman Strauss. (Jan 2, 1907) 150.00

2Same property. Pincus Schrank agt same. (Nov 26, 1906) 550.00

2Same property. Julius Rosenberger agt same. (Nov 28, 1906) 147.85

1Riverside Drive, s e cor 97th st. David Kraus agt Robert T Lyons. (Oct 2, 1907) 225.00

Oct. 7.

161st st, No 540 East. Paul Wiehle agt 540 Park Avenue. (Sept 27, 1907) 430.00

137th st, n s, 100 w Cypress av. N Y Cornice & Skylight Works agt The Ignatz Flori Co-operative Assn Among Corleonesi. (Sept 27, 1907) 625.00

Broadway, No 320. Muller & Bull agt Botany Worsted Mills et al. (Sept 4, 1907) 265.00

Brook av, s w cor 163d st. Kertscher & Co agt Joseph Rueth et al. (Oct 19, 1906) 740.00

Matthews av, w s, 150 n Brady av.

Matthews av, w s, 236 n Neil av.

Muliner av, e s, 290.4 n Neil av.

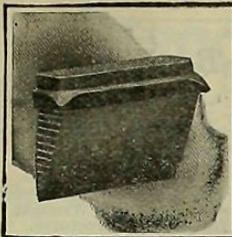
The Tucker Electrical Construction Co agt Fidelity Development Co. (Sept 25, 1907) 529.00

101st st, s s, 100.1 e 1st av. Joseph Rosenbaum agt Anna Cirrito et al. (Oct 2, 1907) 537.60

Canal st, s w cor Orchard st. Charles Weinstein agt Sender Jarmolowsky et al. (Oct 26, 1900) 2,611.32

Bryant av, No 1428. Frank Tundis et al agt John H Bauer et al. (Feb 20, 1907) 275.00

17th av, n w cor 35th st. Racich Asbestos Mfg Co agt Libman Contracting Co. (Oct 3, 1907) 16.94



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Oct. 8.

57th st, No 206 East. Isidore Bregman et al agt Philip Menschel et al. (Sept 12, 1907) 23.10
10th av, Nos 823 and 825. Isaac B Miller agt Hannah Abraham. (Aug 15, 1907) 1,574.10
93d st, n s, 50 e 3d av. A D Granger Co agt Jacob Ruppert et al. (Aug 19, 1907) 993.00
2101st st, Nos 408 and 410 East. Isaac Gordon agt Ashbrooke Building Corporation. (Aug 30, 1907) 760.00
Same property. Morris Joblydowski agt same (Aug 30, 1907) 600.00

Oct. 9.

Stanton st, No 29. Henry C Fischer agt C Vonhof et al. (Oct 5, 1907) 80.00
St Nicholas av, n w cor 146th st. Thomas P Lancaster agt George Doctor. (Aug 21, 1907) 3,000.00
Montgomery pl, s w s, 75.4 from s w cor West Farms road. 3,000.00
Maclay av, n w s, whole front between Overing av and Montgomery pl. 3,000.00
Maclay av, n w s, whole front between Montgomery pl and St Peter's av. 3,000.00
Maclay av, s e cor St Peter's av, and Montgomery pl, n e s, 144.6 from s e cor West Farms road. 3,000.00
George Eblacher agt Bronx Mortgage Co. (Sept 27, 1907) 3,773.25
Delancey st, Nos 64 and 66, and Allen st, No 113. 478.26
John F Cronin agt Mark Hamerschlag et al. (Sept 10, 1907) 478.26
Same property. Joseph Weine agt same. (Sept 9, 1907) 417.00
Same property. Louis Hurwitz et al agt same. (Sept 12, 1907) 700.00
Same property. Morris Weinberg agt same. (Sept 12, 1907) 680.00
Delancey st, n w cor Allen st. Bregman, Rosenberg & Ratner agt Mark Hamerschlag et al. (Sept 12, 1907) 337.00
Same property. Harry Goldsmith agt same. (Sept 17, 1907) 395.00
Same property. Nathan Kohlreiter agt same. (Sept 13, 1907) 160.00
Same property. Giuseppe Ventemiglia et al agt same. (Sept 12, 1907) 360.00
Broadway, e s, whole front between 158th and 159th sts. E F Keating Co agt Fluri Construction Co et al. (Oct 2, 1907) 1,325.62

Oct. 10.

Aqueduct av, e s, 100 s 183d st. E M Pritchard & Son Co agt Elizabeth Carl et al. (Oct 4, 1907) 1,347.91

Broadway, e s, whole front between 158th and 159th sts. John A Murray agt Fluri Construction Co et al. (Sept 30, 1907) 38.09
Lexington av, Nos 61 to 65. Edward Allison Kyle agt Elizabeth A Hayes et al. (Oct 3, 1907) 1,000.00
James st, Nos 2 and 4. Rocco Carnevale agt Chas H Gordel. (Oct 31, 1906) 5,000.00
110th st, Nos 441 to 449 East. Maresca Walsh Tile & Marble Works agt Epstein & Cohn et al. (Nov 7, 1906) 875.00
119th st, n s, 113 w Pleasant av. The Union Stove Works agt same. (Nov 7, 1906) 684.00
Fairmount pl, n s, 337 w Prospect av. James C Forbes agt J Embree. (July 25, 1907) 836.00
Same property. Thomas B Bowne & Son Co agt John C Embree et al. (July 27, 1907) 164.77
Same property. Church E Gates & Co agt same. (July 24, 1907) 742.35
10th st, Nos 34 and 36. Andrew J Waddell agt Barndee & Co et al. (Oct 1, 1907) 32.40
145th st, n s, 100 e 8th av. New Jersey Terra Cotta Co agt Northwestern Realty Co. et al. (Oct 9, 1907) 2,200.00
Honeywell av, w s, 184 s 180th st. T Lagattola & Co agt Jacob Kohm. (Aug 13, 1907) 40.00
Riverside Drive, s e cor 97th st. Isidore Engel agt Robert T Lyons. (Oct 8, 1907) 140.00

Oct. 11.

84th st, Nos 233 to 237 East. Jacob Freisner agt Parnass Dellon Realty Co. (Oct 8, 1907) 925.00
18th st, Nos 157 and 159 West. J Hooper agt Linda S Stachelberg. (July 13, 1907) 3,500.00
Wales av, e s, 165 s Dawson st. E F Keating Co agt Dawson Realty Co. (Sept 28, 1907) 659.00
1st av, No 1593. Selig Eflin agt Aaron Wollheim. (July 17, 1907) 4,200.00
Bedford st, Nos 31 to 35. Adolf Jacoby agt Buscemi Building & Construction Co et al. (Oct 10, 1907) 163.54
133d st, Nos 27 to 31 West. Adolph Grant & Co agt Abraham Silverson. (Aug 3, 1907) 259.50
85th st, Nos 436 to 440 East. Same agt same. (Aug 3, 1907) 175.08
222d st, n s, 230 e Barnes av. Nicholas Presutty agt Henry Ceburree. (May 13, 1907) 180.00
Same property. Clyde F Holmes agt same. (Oct 1, 1907) 242.00

*Discharged by deposit.
*Discharged by bond.
*Discharged by order of Court.

ORDERS.

Oct. 10.

49th st, No 53 East. H M Weed & Co on Dr Lewis A Conner to pay Margaret Kierman. 1,646.28
39th st, No 241 West. Mead Roofing & Cornice Co on McGraw Realty Co to pay Theodore W Morris & Co. 6,813.86

ATTACHMENTS.

Oct. 4.

McQuaide, Sarah S; Cathedral of the Incarnation in the Diocese of Long Island; \$1,238.62; Beardsley & Hemmens.

Oct. 8.

Haskell, Joseph; Abraham L Lowenstein; \$2,-911.69; F H Levy.
Hirshfield, Martin & Morits Nagel; Textile Fabric Co; \$1,000; J P Herren.
Gildersleeve, Edward J; Walter T McGinley; \$800; J T Easton.
Steele & Condit, Inc; William Gibson; \$713.37; C E Thornall.

CHATTEL MORTGAGES.

Oct. 4, 5, 7, 8, 9 and 10, 1907.

AFFECTING REAL ESTATE.

Bamberger, J. 637 6th av. Nat G & E F Co. Gas Fixtures. 135
Goldberg, H B. 33-7 W 138th. H Gengel. Gas Fixtures. 290
Kurzrok, R. 325 E 108th. Union S Wks. Ranges. 371
Same. 319-21 E 108th. same. Ranges. 371
Neli, R. College av and 146th st. Colonial Gas F Co. Gas Fixtures. 375
170th Street Co. 170th and Amsterdam av. Cohen & K. Gas Fixtures. 950
Perry Realty & Con Co. Amsterdam av and 148th. A B See E E Co. Elevator. 2,675
Palstein Realty & Con Co. Amsterdam av, between 114th and 115th sts. L Malinger. Gas Fixtures. 3,300
University Con Co. 12th st, west of Amsterdam av. L Malinger. Gas Fixtures. 430

Construction News

(Continued)

YORK.—The York Trust Co. has accepted plans prepared by J. A. Dempwolf, of York, for a 9-sty business office building.

LANCASTER.—The Conestoga Traction Co. have purchased a site for a new car barn and power plant. It is expected that work on the new plant will be started soon.

ROSEMONT.—Brookie & Hastings, 328 Chestnut st., Philadelphia, Pa., have plans ready for bids for a 2-sty stable, at Rosemont, for Wm. W. Curtin.

READING.—The Reading Mill Works Co., 440 Court st, wants sub-bids for a planning mill, consisting of a group of five buildings. The cost is estimated at nearly \$80,000.

KANE.—Wm. S. Brickell, Buffalo, has prepared plans for a 3-sty assembly hall and officers' quarters for the Salvation Army, at Kane, to cost about \$12,000.

CRESSON.—The erection of an insane hospital for Cambria Co. near Cresson is reported contemplated, at a cost of \$350,000.

PHILADELPHIA.—Sowney Bros., 1204 Frankford av, will erect a 4-sty carriage factory building, at Frankford. Building will be brk, with slag roof, open plumbing, electric light fixtures.

SHARON.—Application has been made to the directors of the U. S. Steel Corporation for \$2,500,000 for improvements at the Sharon and South Sharon plants. It is proposed to build a new blast furnace and 10 open-hearth furnaces. The company will also install an engine at the blooming mill, to cost \$125,000.

Miscellaneous.

OAXACA, MEX.—Dr. M. Damourett, of Oaxaca, is said to be planning the erection of a tuberculosis sanitarium here to cost about \$500,000.

SIOUX CITY, IA.—The Great Northern Ry. Co. (A. H. Hoge-land, ch. engr., St. Paul, Minn.), will construct a roundhouse, machine shops, an iron house, storage quarters, etc., in Floyd Valley. Estimated cost, \$2,000,000.

SEATTLE, WASH.—The Trustee Security Co. intends erecting a building to be known as the Central Block, to cost \$1,500,000. The Metropolitan Building Co. is reported incorporated to erect two office buildings on Union st and 5th av, at a cost of \$500,000. Jas. A. Moore, C. F. White and others are interested. The New Wash-

ington Improvement Co. have in contemplation the erection of a wing to the New Washington Hotel, at a cost of \$100,000.

BELMONT, N. C.—The Monarch Manufacturing Company is about to be formed with A. C. Lineberger, president, and S. P. Stowe, secretary and treasurer, and will build a cotton mill of 10,000 spindles; capital, \$200,000.

WASHINGTON, D. C.—Plans have been completed in the office of Albert Kelsey and Paul P. Cret, architects, Philadelphia, Pa., for the new building to be erected at 17th and C sts, Washington, D. C., for the Bureau of American Republics. It will be a 2-sty building, measuring 160x160 ft., brick, stone and iron, fireproof, and will cost about \$1,000,000. Philadelphia builders will figure.

MINERAL WELLS, TEX.—Messrs. Baker & O'Neil, it is stated, will erect a modern hotel, to cost about \$400,000.

HODGENVILLE, KY.—John Russel Pope, New York City, is preparing plans for a 1-sty marble museum at Hodgenville for the Lincoln Memorial Association. Cost \$150,000.

BAINBRIDGE, GA.—The Georgia, Florida & Alabama R. R. shops, burned here a few weeks ago, will be rebuilt. Work will begin for the erection of machine and repair shops at once, which will cost in the neighborhood of \$250,000.

LONDON, ONT.—John M. Moore, C. E., of London, is the engineer in charge of the water system and power plant which it is proposed to install here at a cost of about \$575,000. Date of opening bids for construction has not yet been decided upon. O. Ellwood is Secy.

CHICAGO HEIGHTS, ILL.—A varnish factory will be built at Chicago Heights by the Standard Varnish Works, 2620 Armour av, Chicago. The buildings will cover about 12 acres of ground, and may be extended so that 17 acres will be occupied. The company will invest about \$300,000.

WOONSOCKET, R. I.—The Lawton Spinning Co., of this city, will construct mill equipped with 25,000 spindles. Estimated cost, \$900,000.

YOUNGSTOWN, O.—Owsley & Boucherle are completing plans for a 4-sty court house, 237x136 ft., for Mahoning County. Granite and stone, plate glass, marble and mosaic or tile work, hard plaster, structural and ornamental iron and steel work, terra cotta trimmings, gas and electric fixtures, plumbing, etc. Cost, \$1,000,000. Bids will be received by the County Auditor after Oct. 15.

SAN JOSE, CAL.—The National Park Electric Co. has completed surveys for development of 50,000 HP. on the Tuolumne River. The company contemplates an expenditure of between \$4,000,000 and \$5,000,000 in construction of power plants and transmission lines. A. C. Kuhn, Chas. J. Kuhn, Ralph Hersey, Charles Quilty, of San Jose, and B. P. Oliver, of San Francisco, are interested in the enterprise.

ST. LOUIS, MO.—The Holbrook-Blackweilder Co. is contemplating the erection of a mercantile building at 10th and Olive sts, to cost about \$400,000.

Metal Work

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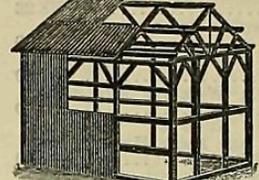
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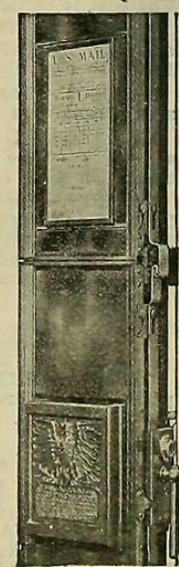
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