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THE prominent property owners in Twenty-third street have done well to form an association for the protection and assertion of their peculiar local interests. Of late years Twenty-third street has suffered from the competition of Fifth avenue and of Thirty-fourth street, and no longer occupies the supreme position it used to occupy in the hierarchy of crosstown streets. Moreover, the tendency is still northwards, and if it is to be counteracted, energetic and decisive measures must be taken to make Twenty-third street more available both for retail trade and for general business purposes. We believe that the widening of Fifth avenue, while it is intended for the benefit of shopkeepers on that thoroughfare, will, also, be beneficial to Twenty-third street, because it will enable carriages and motor-cars to reach that street with less delay. But in this matter the property owners in Twenty-third street should not only profit from the improvement of Fifth avenue but should learn a lesson from the example. The roadway of Twenty-third street is wretchedly congested, particularly during winter snow storms, while the sidewalks are unnecessarily wide. If five feet were taken from the sidewalks and added to the roadway from Lexington to Eighth avenue, the retail trade of all these blocks would be considerably benefited. The other great need of Twenty-third street is the establishment of an express subway station at that point. The amount of business transacted in the vicinity of Madison Square makes it extremely desirable that the express trains on the Lexington avenue subway should stop thereabouts. At least one express station is essential to the business prosperity of every important crosstown street. The existing subway provides for the needs of Fourteenth and Forty-second streets. The Lexington avenue subway should have express stations at Twenty-third, Fifty-ninth and One Hundred and Twenty-fifth streets. The Seventh avenue subway will naturally have an express station at Thirty-third and Thirty-fourth streets. The new association of Twenty-third street property-owners should immediately begin agitating in favor of such a distribution of express stations.

THE real estate market has, during the present season, maintained an unusual degree of activity until a very late date; and this fact indicates plainly the vitality of the economic forces, whereby this activity has been caused. Altogether it has been one of the most remarkable bursts of speculative trading ever witnessed during a similar period in New York City. A year ago when all kinds of business were just beginning to recover from the effects of the panic, the Record and Guide predicted that in Manhattan the first outbreak of renewed speculative interest would be shown by a buying movement on the margin of the new wholesale and business district between Twenty-third and Fiftieth streets. Never has a prediction been more abundantly justified. Not only have a great many purely speculative purchases been made in this section, but there has been an extraordinary number of sites sold for immediate improvement. In a few months the whole aspect of Fourth avenue from Eighteenth to Thirty-second street has been changed. The alteration of Madison avenue north of Twenty-sixth street into a business thoroughfare has been definitely begun. Several new buildings have been started on Fifth avenue and there are indications of an outbreak of activity in the near future on Sixth avenue. In addition there has been an enormous amount of scattered activity in the side streets. The worst

aspect of the movement is that it is taking place partly at the expense of the old wholesale district south of Fourteenth street, but the best aspect of it is its permanent and wholesome character. At bottom it is based upon the fact that hereafter the business carried on in Manhattan instead of being distributed along a line, will radiate from a centre—as it does in other large cities. Of course the financial district will remain in its present location; and of course, the whole area south of Fourteenth street and west of Broadway will remain of the utmost commercial importance. But it is inevitable that hereafter the great increase in business will be centralized in the middle district, and that it will radiate from this centre to the east and the west as well as to the north. The steady process of expansion exclusively to the north, which has up to the present time characterized the business growth of Manhattan will be checked by the bridges and tubes, which are tying Manhattan to New Jersey and Long Island, and the people living on the other side of the two rivers will want to transact their business and gather their amusements somewhere near the point at which they board or leave their trains in Manhattan. Roughly speaking, the business center of the future New York will be Greeley Square; and good testimony to the general appreciation of this fact was afforded by the recent sale of the old site of the Union Dime Savings Bank at a figure stated to be over \$350 a square foot. Lucky are those business men who secured a situation on or near this square at the prices which prevailed a few years ago.

IN VIEW of the enormous business importance which Greeley Square is destined to have, nothing could be less convenient and less congruous than its layout. It is by all odds the worst-looking, most congested and least impressive square in Manhattan. Even Times Square, although laid out upon substantially the same plan is both better-looking and more convenient, because it is not traversed by an elevated road. There is not the slightest prospect, moreover, that anything can be done to improve it. What is needed is more space, and a plan that would permit the traffic to circle around the square instead of intersecting it. But considering the prices now prevailing, and the buildings which are being or have been erected thereon, not even New York City could afford to buy the land necessary to do away with the present and prospective congestion. Seven years ago when the Pennsylvania company first began to build, the Record and Guide drew attention to the prospective business importance of Greeley Square, and to the necessity of providing more space for the coming increase to business and traffic. If the city had possessed at that time the legal power and the prudence to purchase the real estate within a radius of several hundred feet of the Square, it could have made enough money from the sale of the land, which it did not need, more than to pay for the whole improvement. But it is too late now, and the fact that the opportunity was neglected at that time will not only be very annoying, hereafter, to the people of New York, but it will diminish the business prosperity of the Square itself. All sorts of devices will have to be used in order to get rid of the congestion. Both subways and bridges will be pressed into service to take care of the traffic, but in the end business will simply be obliged to go elsewhere, because it cannot be conveniently transacted in that vicinity.

THE West Side Taxpayers' Association in the last issue of the Record and Guide put up a very strong argument on behalf of the early consideration by the Public Service Commission of the needs of the West Side for additional means of rapid transit. Assuming that it was necessary to make a choice between the East and the West Side, the Public Service Commission was unquestionably right in arranging first for a Lexington avenue subway. The enormous population to the East of Central Park is in greater need of an express subway service than are the inhabitants of any other part of Manhattan. But after their needs have been satisfied, the Commission will have to face the problem of West Side transit. The lower West Side will then be the only district of Manhattan wholly unprovided with thoroughly modern means of communication; and it stands to reason that something will have to be done to meet the legitimate demands of the property-owners in that vicinity. Whether a new West Side subway will extend north of Forty-second street as is recommended by the association is a more doubtful matter. The idea has been hitherto that the existing subway would be carried on south from Forty-second street along Seventh avenue, and that only some years

later would an additional West Side route be constructed north of Forty-second street. In case, however, the plans of the commission for a Lexington avenue Broadway subway are carried out, it may be necessary to begin the immediate construction of a route along upper Eighth avenue. In the former plans the lower West Side extension of the existing subway balanced its upper East Side extension—thus making two parallel routes, one on each side of the city. But an independent Lexington avenue-Broadway line throws this plan out of joint, and seems to necessitate as a consequence an independent West Side route. If the existing subway were merely prolonged south from Forty-second street without obtaining at the same time an upper Lexington avenue prolongation, the subway system of the city would become lopsided. There would be three four-track subways south of Forty-second street, and only two north thereof, which would mean a ridiculous waste of carrying power. It would seem, consequently, as if a Broadway-Lexington avenue subway brought with it as a logical consequence a new independent West Side route running the whole length of the island. Such a subway would pay from the very start, and it would develop its traffic largely from original sources. It is pleasant to keep in mind that all of these long-delayed and much discussed transit problems will be settled sometime during the current year.

THE FOURTH OF JULY, the half-way mark of the year in the popular mind, having arrived, it is important to note that about one hundred million dollars' worth of new buildings were planned in Manhattan-Bronx during the period of six months, a record greater than that of any corresponding term in the history of the city. In the first half of 1905 plans for new buildings to cost only about \$80,000,000 were filed, and in the first half of 1906 about \$90,000,000, and these were the best two years in building New York ever had. In the number of buildings planned, however, this present year is not keeping pace with either 1905 or 1906. That is, the buildings of the current year are more costly, but less numerous. We are about five hundred buildings behind the record of the first six months of 1905, but nearly a thousand ahead of the first half of 1908. The precise figures will be found in the usual statistical tables. At this time of the year we turn from the record of plans filed to see what proportion of the projects have been put under contract, and the result of observations in this respect is also gratifying. Though work in every line has not yet reached its normal status, it is certain to do so soon, because the head of the procession of trades is moving fast. The recent fall in the prices of brick and cement is bringing many negotiations for contracts to a head. New excavations for "big" works are being started almost daily. The number of new operations in the midtown section of Manhattan, between 23d and 34th sts, is particularly noteworthy, especially in 26th and 27th sts, as well as on 4th av. Altogether the outlook is for a busy Fall in the building trades as a whole, not only in the city but also throughout the metropolitan district and the Eastern section of the country generally. It cannot be said that the hard times are over for everybody yet, but it is now only a question of a short time when business affairs will be entirely normal.

POLICE POWER IN BUILDING LAWS.

THE question is being asked, Has the municipal government the legal right to exact in a building code anything more than a safe building? A prominent real estate lawyer, when confronted with the query said that it opened a subject as debatable as that of the right of the Federal Government to issue greenbacks, and one as likely to be decided by the powers that be (through the courts) in one way as in another, according to the trend of popular opinion as to the proper functions of "government" at the psychological moment of the inquiry.

"Seventy years ago," said this authority, "a jurist would have unhesitatingly answered in the negative; to-day he would tremblingly answer that, in view of the present-day popular tendency toward the operation of railroads municipally, the proposed forbidding of marriage to the individual unless guaranteed to be for the higher development of society, by a competent health board,—or the actual regulation of height, and probably soon to follow, regulation of depth, to which an owner of land may build,—that such an inquiry can only be determined by the Court of Appeals, or perhaps even by the Supreme Court of the United States, and that even then one cannot always be sure, for these courts have been known to change their minds!

"But I do not think the question would ever be so baldly stated as in the inquiry; even in the building code now pending the matter is not so glaringly put, and proportions of sand and rock and silica are named, which may or may not be a particular brand, in name, though so in fact. Many a physician prescribes for a patient what may in fact be popularly known as "Brandreth's Pills," while sworn not to use or recommend a so-called quack remedy.

"To revert to the general subject of municipal regulation of building matters within corporate boundaries, I should answer that the question, once settled as to constitutional interference with individual rights, is always of legislative delegation of authority to the municipal government through a prescribed city charter, by which Bill of Rights all inhabitants of that particular city must be governed.

"When to municipal authority is delegated power which is co-ordinately exercised by the State direct, as in the case of municipal and State health boards, or municipal building departments and State tenement house departments, clashes must come occasionally, and compromises must be effected.

"Finally, there is much which is legal that can only be done under favorable auspices, while much that is in the abstract illegal, can be performed under like favoring conditions; and many a desired control of individual action has been denied when opposed by the masses, which would have been sternly forced down upon the individual. From which philosophical premise have sprung labor unions, citizens' committees, landlords' protective associations, and now taxpayers' and owners' organizations, and through these and these only can the individual longer hope to be heard."

BUILDING TRADES EMPLOYERS' AMENDMENTS.

Mr. William H. Butler, of the law firm of Eidlitz & Hulse, counsel for the Building Trades Employers' Association, has submitted to the Building Committee a series of amendments to the majority report on the building code. The document consists of seventeen type-written pages. The employers advise that the words "approve" and "standard" be amended by adding after the word "by the superintendent of buildings" the words "and the Board of Examiners."

They do not believe that there is any necessity or propriety for licensing the various building trades; and, further, they do not believe that the Board of Aldermen has authority to license trades. But if the Board of Aldermen sees fit to adopt such a resolution, then the Association respectfully requests that each trade which is to be licensed or registered be represented in the Board of Registration.

The Employers submit that Subdivision 9 of Section 8 should be amended by striking out the words "when it is claimed that and more desirable form of construction can be employed in any specific case," for the reason that these words give entire power to the superintendent of buildings to say what materials and what form of construction may be used in any particular building. The Board of Aldermen undertakes, the Employers say, to empower the superintendent with an authority entirely different from what he had before, and one directly contrary to the provisions of the charter, where it specifically provides what the superintendent may do.

Section 14, should be stricken out entirely, for the reason that it opens too great a field of arbitrary power and an unfair advantage without corresponding benefit. The section referred to is the one relative to certificates of occupancy.

Subdivision 11 of Section 20 should also be stricken out, in the opinion of the Employers. This is the paragraph in the majority report which specifies that no court shall be less than 5 ft. in its smallest dimension, for a height not exceeding 75 ft., and shall be at least 1 in. wider for every additional foot of that height.

The Employers advise equal treatment for cinder concrete and natural or Rosendale cement, and they also ask the same treatment for store and loft buildings in regard to the use of wood trim, as for office buildings.

THE DOWNFALL of the house in West 26th st last Sunday afternoon is prima facie evidence of somebody's inattention to the requirements of the case. It is for the authorities to look up the parties that are responsible or blamable, and for the public to hope that they will take measures to prevent similar consequences at any other excavation where they might possibly occur. When the debris has been removed it will be possible to determine whether the reports of insufficient shoring are true or not. Fortunately, no lives were sacrificed, and those who remained to the last and went down with the wreck, and were more or less bruised, must have had sufficient warning of the danger, and no great amount of sympathy has been called forth on their account. But the occasion is one which should serve as a notice that the shoring-up and making safe and secure of abutting buildings is an important part of nearly every midtown building operation, as all the profits which may be derivable from the operation may disappear in the twinkling of an eye. Usually great care is taken, and sometimes the protective measures in behalf of the adjoining buildings are elaborate and highly scientific; but it has been noticed that in minor works the shoring of the old and possibly untrustworthy houses next door have not always been sufficiently attended to.

—The National Board of Fire Underwriters has distributed a new edition of its rules and requirements for the construction and installation of fire doors and shutters. The rules cover shaft and belt openings, vault pattern of iron fire doors, iron shutters, and steel rolling doors and shutters.

CONSTRUCTION

ARCHITECTS' AND OWNERS' CODE.

Statement Relative to Amendments to Proposed Building Law, Prepared By a Committee of Representatives of Various Taxpayers', Architects' and Engineers' Organizations.

IMPORTANT amendments were introduced into the majority report of the Building Code Revision Commission when the Building Committee of the Board of Aldermen took it into executive session late yesterday afternoon for final consideration, preparatory to presentation to the entire Board next Tuesday. At 3 p. m. it was understood that another minority report was possible. These changes, it is understood, were embodied in the majority report:

First—To cut from the new code the provision directing that all business buildings shall be equipped with a patented standpipe that can be operated from the street and can throw streams into every floor. The present standpipe regulations will remain as heretofore.

Second—Jurisdiction over water pipes to be installed as fire fighting apparatus in buildings to be under the direction of the Fire Commissioner instead of the Superintendents of Buildings in the various boroughs, as the majority report proposes.

Third—Elimination of all reference to particular kinds of paints that were to have been favored for covering structural iron and steel.

Fourth—Modification of the fireproofing, so as to allow concrete concerns to be on a parity with other methods of fireproof construction, except that it is stipulated that in the manufacture of cinder concrete flooring, etc., only clean, steam boiler anthracite cinders be used, the finished fabric to be subject to equal tests with other materials.

Fifth—The fire limits will remain unchanged; the present boundaries being retained.

AFTER many conferences and meetings of the representatives of the Greater New York Taxpayers' Conference, Allied Real Estate Interests, New York Chapter American Institute of Architects, Brooklyn Chapter American Institute of Architects, New York Society of Architects, Association of Architectural Engineers, and the Brooklyn League, the Special Committee has issued a printed memorandum containing the suggestions of this Committee for amendments to the Majority Report of the Building Code Revision Commission now before the Board of Aldermen.

This Committee was composed of the following representatives, and the main portion of the report is signed by them: Allan Robinson (Chairman), Allied Real Estate Interests; Geo. W. Brush and George E. Waldo, Brooklyn League, Greater New York Taxpayers' Conference; Charles H. Israels and Electus D. Litchfield, New York Chapter American Institute of Architects; Henry Clay Carrel and Dudley McGrath, Brooklyn Chapter American Institute of Architects; Benjamin Driesler and Adam E. Fischer, New York Society of Architects; Rudolph P. Miller and Henry W. Hodge, Association of Architectural Engineers.

A supplementary report of the Special Committee on Fire Limits is also attached, which is signed by Congressman George E. Waldo, of the Greater New York Taxpayers' Conference; Henry Clay Carrel, of the Brooklyn Chapter American Institute of Architects, and Mr. C. F. Shallcross, of the New York Board of Fire Underwriters.

The Committee explains in the beginning of this report that, without prejudice to either the Majority or the Minority Reports, it has taken the Majority Report as a basis for practical work. The following is a brief synopsis of the changes suggested:

It is proposed to strike out the provision allowing for a liberal construction of the code and to substitute a clause on modification of the law which provides that the discretion of the superintendent may only be used in the manner provided in the Charter, and that when so used, his decision shall be public record and may be used as precedent.

An amendment is suggested to the definitions for standpipes and automatic sprinklers, recognizing the provisions of the Charter which vest the power in relation to these appliances with the Fire Commissioner.

The definition of a pent-house is changed, providing that the area of this structure shall not be discretionary upon the decision of the superintendent.

Chapter II., Section 5, is altered so that an appeal to the board of examiners shall not be dependent upon the superintendent's order.

The provisions for the board of registration are changed by putting TWO architects on the board and eliminating the Superintendent of Buildings of the Borough of Manhattan, it being

thought that the superintendent of one borough should not be unfairly recognized.

An important change is also made in this section which would require the applicant for a permit to be the superintendent of construction.

The portion of Chapter III, Section 8, which refers to the powers of the superintendent to vary the provision of the code, is eliminated, this matter having been attended to in the Second Section.

Section 9, in relation to appeals to the board of examiners, is altered so as to make it consistent with the Charter.

In Chapter IV, Section 11, a provision is now in the Minority Report but omitted in the Majority, is inserted, requiring definite action by the superintendent within a reasonable time.

Section 17 of Chapter V is altered so as to make no limitation to reinforced concrete buildings other than is applied to any other type of fireproof construction.

Chapter VII is made to agree with the Charter in relation to lodging houses, and the wording of paragraph 11 is changed so that the meaning is made more plain that the code does not intend to prohibit buildings running from street to street.

For Section 21 on the floor areas between fire walls, Section 23 of the Minority Report is substituted, which provides for larger areas provided a system of automatic sprinklers is used.

The interior stair provision of the Minority Report is substituted for the one in the Majority Report on account of the further adoption of the Minority's recommendation for fire towers.

Section 27 is altered so as to make an entrance direct to the cellar depend upon the use of high pressure steam.

Chapter X, in relation to standpipes and automatic sprinklers is changed so as to recognize the power of the Fire Commissioner, and to compel the Fire Commissioner to publish his rulings once every six months, which rulings would become a part of the code automatically, the purpose of this amendment being to guard against conflicting requirements of two departments, as both the Fire Department and the Bureau of Buildings would have power to change these provisions under the law.

Some slight changes are made in Chapter XII in the provisions for floor loads, the principal change being the reduction of the live loads in hotels, tenements and dwellings from 90 and 60 pounds to 40 pounds.

A change is also recommended which would be important to the engineers which allows for the reduction of live loads on columns in all buildings over five stories in height.

In Chapter XIII an amendment is made which would allow the use of hollow building blocks for bearing walls in any building not more than 30 ft. in height, and the correction is made as to the standards for testing cements, recognizing the standard specification of the American Society for Testing Materials, as the American Society of Civil Engineers, referred to in the Majority Report, has no such standards.

A definition is also given of natural cement mortar.

Changes are made in Section 64 which would allow the use of concrete made of natural cement, and the weights of materials specified in the Minority Report are substituted for those in the Majority.

The provisions of the Minority Report for the direct compression in short blocks are also substituted for those in the Majority, and a new safe extreme fiber stress provision is made for the use of natural cement.

FOR CAST-IRON COLUMNS.

Section 75 is changed so as to permit the use of cast-iron columns, although the Committee recognizes that in the present state of the market, they will be rarely used, but nevertheless thought it unfair to prevent their use altogether.

The provision as to the spacing of beams is changed in Section 79 where the Majority Report provided that in Classes E and F the spacing of steel beams should not exceed 5 ft. on centers, as this was one of the provisions which the Committee thought unfair to all types of floor construction.

The provision for painting of structural work in Section 86 has been eliminated, and Section 130 of the Minority Report substituted as fair to all the interests concerned.

In Section 93 the provisions of the Minority Report for the bearing capacity on soils were substituted for those of the Majority. Provisions of the Minority Report in relation to foundation walls were also adopted with the change that natural cement be allowed in certain foundations. It is also provided that the decisions as to the bearing capacity of concrete piles shall be filed as discretionary ones. Provision is also made allowing the

use of an 8-inch wall for certain buildings less than 36 ft. 6 ins. in height, to accommodate a certain class of real estate owners who build inexpensive buildings.

The provision for the tests of fireproof arches in Section 118 is altered to a system which, in the opinion of the Committee, would be more fair and equitable to all owners and manufacturers, and it would allow the greatest amount of choice in the selection of construction.

In fireproof buildings the height at which the elimination of wood is made compulsory is raised from 100 ft. to 150 ft., and although the representative of the fire underwriters did not sign this portion of the report, they have publicly expressed themselves through their representative as being satisfied with this proposed amendment.

Important changes are proposed in allowing the use of steam-boiler cinders, crushed slag, brick or tile in the making of concrete as well as stone, this provision being one that was particularly objectionable on account of increasing the cost of concrete fireproof floors.

Certain other changes are proposed in relation to the construction of a concrete floor arch which it is believed would allow the owner and architect a wider range of selection. The working stresses given in the Minority Report for reinforced concrete are recommended as being ample for safe construction and cheaper to the owner. The provision that requires that concrete beams shall not be spaced further than 8 ft. on centers is eliminated. Also, the rather drastic provision that the floor slab must be cut loose for testing, as in the opinion of the Committee the floor could never be made so strong again if this provision were complied with.

In Section 123 it is recommended that 4 ins. back of a flue is sufficient for proper protection, when the flue is lined and there is 8 ins. brick work on the face.

Changes are made in the provisions of Section 131, in relation to smaller buildings to be built of hollow blocks, which would make it plain that other blocks than hard tile are allowed.

In the theater section (137), the provisions of the Minority Report are adopted in relation to the courts around building, it being thought more just to the owners of property if they were allowed to extend to the rear of the lot, provided no windows were placed in any wall upon the boundary line, and further allowing the extension of the facade across the entire front above the first story.

Another important change is recommended in making a theater dependent upon a seating capacity of 300 rather than 200, but limiting the seating capacity for each person to not more than 10 square feet, so as to make it difficult to evade the law. This theater section also recognizes the authority of the Fire Commissioner in relation to fire apparatus in theaters.

In Chapter XXVIII the recommendation is made that the superintendent must have evidence of an existing violation before the filing of such papers, in order to prevent the unnecessary annoyance to which the owners and building trades are now put by having violations filed in anticipation that some wrongdoing may occur at some future time.

In the very last section, which provides that the law shall take effect immediately, a change is made in the public interest that the law shall take effect 90 days after it is approved by the Mayor, and further provides that any application on file in the Bureau of Buildings upon that date shall be acted upon under the existing code.

The supplementary report of the Special Committee on Fire Limits recommends practically that the fire limits shall not be extended, but that no more than two attached frame buildings shall be permitted, except in that part of the Thirty-first Ward known as Coney Island, between Seagate and the Public Park on the west side of Ocean Parkway; that detached frame dwellings, private stables and sheds for certain areas and outhouses may be erected not covering more than 80 per cent. of the width of the plot, and not over three stories in height. All other buildings shall be constructed of brick, stone or other fire-resisting material, but all buildings for automobiles must be fire-proof.

There is a further provision recommending that no shingle roofs be permitted, and a memorandum in which the committee states that they find that the cost of incombustible roofing would not exceed one-half to one per cent. of the total cost of the average frame building, no more than the cost of low grade shingles, that is, \$36 to \$72 on the average frame building.

Mr. Allan Robinson stated that he would place a printed copy of the recommendations in the hands of every member of the Board of Aldermen at an early date.

Mr. Robinson, who is chairman of the committee, states that in his opinion if the recommendations of this committee are adopted with the Majority Report as a basis, that it will provide a progressive and up-to-date law, worthy of the City, which will be a decided improvement upon the existing code, and which will be free from any of the criticisms that have been directed at either the Minority or the Majority Report, which will permit the owner and the architect and builder to have the widest discretion in the selection of materials, and which will, above all things, improve the administration of the City departments dealing with the code which have been subjected to so much criticism in the past.

IN FAVOR OF THE MAJORITY REPORT.

AT THE eighth and last hearing on the building code given by the Building Committee, William Copeland Furber, the architect and consulting engineer, spoke on the subject of "The Workmanship Factor" in reinforced concrete. This factor he referred to as the predominant one. He said he had been at some trouble and pains to briefly review the recent literature and reports of tests of reinforced concrete and had covered them briefly in a summary of the headings, which he read. He quoted extracts from past remarks of Richard L. Humphrey, Prof. Woolson and others, and made comments thereon.

Otto G. Simonson, of Baltimore, the next speaker, said he had been invited by the Fireproofing Manufacturers' Association to express his opinion on the subject of fireproof construction as promulgated in the proposed new building code for New York, and he had particularly examined Chapter 19, Sections 114-120, as submitted in the majority report, and also Chapter 25 of the minority report, Sections 136-141. His opinion was based on a practical experience of twenty-five years, twenty of which had been spent in the service of the government. He had passed through the Baltimore fire and had been extensively engaged in the rebuilding of Baltimore and had taken part in the lengthy discussion of the finally adopted new building code of Baltimore city, and therefore he was familiar with the task the members of the Building Committee had before them. Mr. Simonson said that the main points in fireproof construction consisted in the selection of proper material and to protect the steel and iron from corrosion, and that he found all this carefully embodied in the majority report.

Otto Kubitz, structural engineer of the building inspector's office, City of Baltimore, said that the first thing the people of Baltimore did after the conflagration was to get the building code of New York City and adopt it. "Most of the builders there are interested in the construction that you specify in your proposed code, and what I shall speak of will be the practical results since the fire."

WORLD INTEREST IN OUR CODE.

By the order of the chief inspector of buildings in Baltimore, Mr. E. D. Preston, he had examined the fireproofing sections in the proposed revision of the New York building code. He said this great city was looked upon with keen interest not only by other cities of this country, but also by cities all over the world, as one that is up to date with its measures, which set a precedent and establishes a standard for the rest. For this reason Mr. Kubitz desired to bring to the attention of the Building Committee some facts and experiences that the builders of Baltimore had had with fireproof construction.

He said that before the fire most of the new type of high buildings were of steel construction and terra cotta, and these buildings stood the fire well and were damaged only to such a small extent that none of them had to be torn down. The tile fireproofing did its work well and protected the steel around beam and girder flanges and columns in such a good manner that only in a very few instances did the columns and beams have to be replaced.

Mr. Kubitz recommended the adoption of the majority report. In answer to questions he said that Baltimore would probably revise its building code also and was waiting to see what New York would do.

Joseph A. Mullaney, representing the Board of Delegates of the building trades in Brooklyn, read a resolution favoring the adoption of the majority code. James B. Allen, another delegate representing the Board of Delegates of the building trades of Brooklyn, also favored the majority code. He was questioned at length by members of the committee. He said that more particularly he represented the plasterers' organization, which had been injuriously affected for a good many years by the existing code.

"We have lost the plastering of cement arches in a good many instances. They have simply put up smooth boards, and often they just whitewash it."

"To what extent has it injured you?" asked Alderman Colgan. "About thirty per cent. in my opinion," replied Mr. Allen. "I know from the loss of membership in the unions."

Vincent Cavanaugh, representing the Laborers' Protective Union of Long Island, said that he had been sent to this hearing to say that the organization favored the majority code.

John Gill, representing the Bricklayers and Masons' Unions of Greater New York, spoke in favor of the majority report. "As a bricklayer, I certainly am in favor of the code that would give employment to our members. There is no game of chance in a brick wall. You can see at a glance what it is and whether it is in danger of tumbling down."

A member of Bricklayers' Union No. 7 questioned Mr. Gill's right to speak for the bricklayers' unions in this matter, because he said that on Wednesday night, May 23, at a meeting of the members of Local No. 7, when the question arose of taking action on the building code, it was agreed to take no action at all. On being questioned, Mr. Donnelly said that there were nineteen locals in the greater city, and No. 7 was one of the nineteen. He was not sent to this hearing by his union, but was voicing the sentiment as a member of that organization.

Mr. E. V. Johnson of Chicago, vice president of the National

Fireproofing Company, said he was against the minority report for the reason that it did not call for first-class construction. He said he had been in the fireproofing business continuously for thirty-three years and he thought he knew the business.

He said that his father, George H. Johnson, put in the Post Office Building thirty-four years ago the first hollow-tile arch construction in America.

William D. Gates, of Chicago, former president of the American Ceramic Society, member of the American Society for Testing Materials, member of the Advisory Board for Tests of Structural Materials and Fuels, United States Geological Survey; Prof. Collins P. Bliss, director of the Technical Laboratory of the New York University, and Charles A. Bloomfield, treasurer of the Brinkman Terra Cotta Company, Metuchen, N. J., were other speakers.

Communications from the Otis Elevator Company, the National Elevator Company, also urged the adoption of the majority report.

At the conclusion of the hearing, the chairman stated that if anyone else had any suggestions to submit he might do so up to 10 o'clock of the next Monday morning.

WHY SAND CAN BE SOLD AT 30 CENTS A YARD

Ever since November 1, 1908, a battle for supremacy in the local sand market has been waged in this vicinity by large interests. Prices have been slashed right and left, and where rival companies have met the lead of another, competition has been exceedingly keen. Masons' material men have seen the price tumble from 75 cents a cubic yard, dock, down to 30 cents, and while they have been filling up their yards they have wondered how sand could be sold at such a price and leave a margin.

Herbert DuPuy, of Pittsburgh, was formerly president of the White Quartz Sand & Gravel Co., with local offices at 2 Rec-tor st. He, in company with James C. Ewing, also of Pittsburgh, and Harry Goodwin, president of the Goodwin Sand & Gravel Co., of this city, interested capital, which included a considerable amount of their own funds, in some new processes for the digging and preparation of sand for general building purposes. Mr. Ewing, who like Mr. DuPuy, is a personification of Western energy and enterprise, had had years of experience in dredging, and under patents of his own perfected a machine of wonderful strength and mechanism which not only dug but washed, dried and screened and loaded 2,500 cubic yards of sand a day, all in one continuous operation.

Local capital was quick to see the qualities of an investment of this character, and on November 1, 1908, the White Quartz Sand & Gravel Co. consolidated with Goodwin Bros. and the Manhattan and Long Island Sand Co. and organized the Goodwin Sand and Gravel Co., of 71 Broadway, with a capital stock of \$2,500,000, all of which was immediately paid in. The company started in with no debts and has continued that policy, according to information obtained from a person well informed in the affairs of the company. The officers are Herbert DuPuy, president; Harry Goodwin, vice president; W. J. Timberman, general manager, and James C. Ewing, secretary and treasurer.

Since then the company has invested \$350,000 cash in improvement to the plants at Port Washington, L. I. and at Eaton's Point, L. I. This was done to enable the company to increase its output at the lowest possible cost. Then came the problem of delivering the material, so it began to invest some of its surplus capital and unexpended increment in the building of scows and tugs, until to-day it has a fleet second in number to only one company in the harbor, the first being the Pennsylvania Railroad with 137 boats.

When the company started the ruling price was 63 cents, although it had just previously been 75 cents. The new company because of its equipment, it is said, began to drop prices, and other companies which had been in the market for twenty, thirty and forty years immediately followed suit until to-day the cost of a cargo of screened Cow Bay sand delivered at dock, New York, is only 30 cents, which price the other companies are meeting.

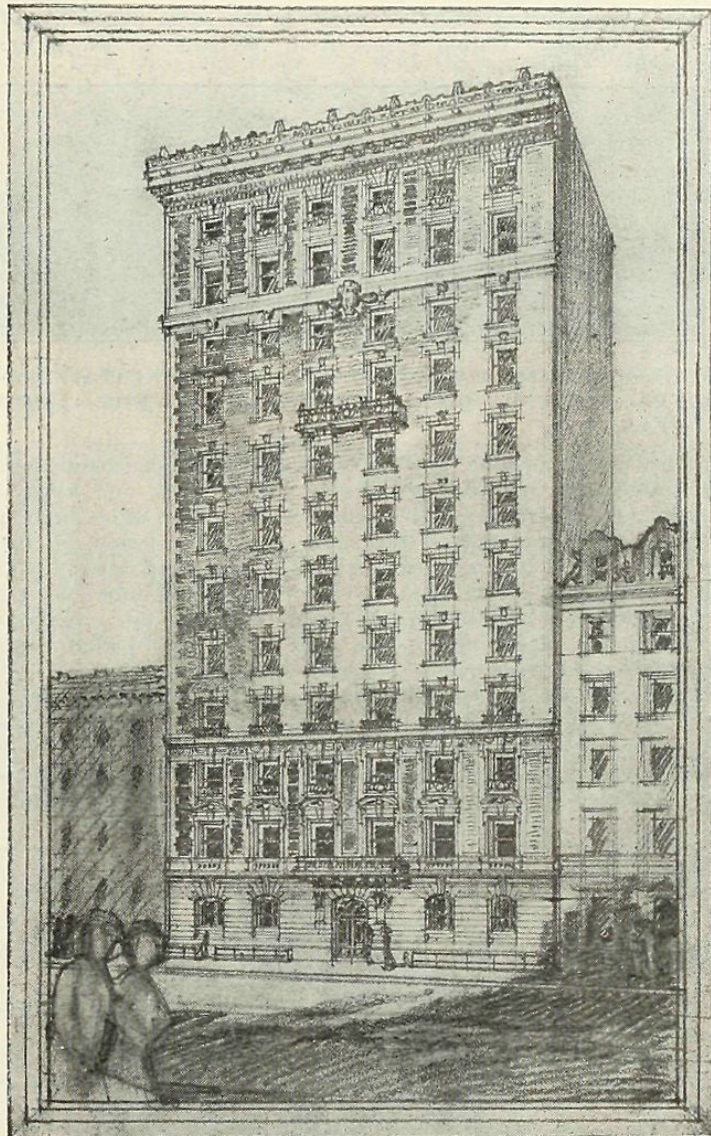
Some idea of the small margin left for companies competing with the new company in the market may be had from the fact that when sand was being sold for between 60 and 70 cents a year ago, the cost of loading was 10 cents; freightage, 10 cents; towing, 10 cents, and unloading 10 cents. To this the cost of digging, washing and screening had to be added, and the profit was somewhere between 15 and 20 cents. Some of the towing companies handle the sand themselves, selling it to mason material men in all quantities. In many cases costs of production have been lowered as a result of the activities of the larger company, and the smaller ones are enabled to meet its price in the open market, although the margins have been reduced in almost every instance to the merest shadow, it is said. It is said that there is little prospect of the price fluctuating much from 30 cents.

But the sand market is not the only one that has felt the battle of the interests involved in the rival companies. Washed Cow Bay gravel has dropped from \$1.00 to 50 cents, dock, New York, and good standard roofing grit is sold now for \$1.50 as against \$2.00 and over, the former price. Of course there are varying prices according to the grade of this material, but the price quoted is medium for a fair grade.

PROPOSED APARTMENT HOUSE FOR SEVENTH AVENUE.

The apartment house about to be erected at No. 848 7th av, between 54th and 55th sts, immediately opposite the Wyoming Apartment Hotel, for the Rockford Realty Co., will be of the highest fireproof type of construction. There will be twelve stories and basement, twenty-four apartments in all, with two apartments on a floor, each suite containing eight rooms and three baths, exclusive of the foyer. The equipment will be of the highest standard throughout.

The foyer, dining and living rooms will open together, and all the bed chambers will shut off from these rooms. The bath-rooms will have tile wainscoting and floors, with the highest



LATEST SEVENTH AVENUE IMPROVEMENT.

Albert Joseph Bodker, Architect.

grade of porcelain tubs and fixtures. The kitchen and butler's pantry fixtures will also be of white porcelain. The laundry and drying room will be in the basement. There will be two electric passenger elevators, a service elevator, steam heat, electric lights, and all the interior trim will be of oak and mahogany. The style is of the Italian Renaissance, dignified and restrained with materials selected so as to accentuate the well studied architectural character. Albert Joseph Bodker, 25-27 West 32d st, is the architect.

American Society for Testing Materials.

The twelfth annual meeting of the American Society for Testing Materials was held in Atlantic City, N. J., from June 29 to July 3, inclusive. The headquarters of the association were in the Hotel Traymore. Some of the noteworthy papers were: Report of committee on fireproofing materials, Professor Ira H. Woolson, chairman. Report of committee on corrosion of iron and steel, by A. S. Cushman, chairman. Notes on corrosion tests of iron and steel, by R. B. Cranahan, Jr. Report of committee on standard specifications for cement, G. F. Swain, chairman. Report of committee on reinforced concrete, F. E. Turneure, chairman. Concrete reinforced by nails, by L. S. Moisseiff. Report of committee on preservative coatings for iron and steel, S. S. Voorhees, chairman. Paints for concrete—their need and requirements, by G. D. White. Some tests of concrete piers under varying heights and bearings, by Professor Edgar Marburg. The structural material testing laboratories, United States Geological Survey, progress during the year ending June 30, 1909, by Richard L. Humphrey. Professor Edgar Marburg, of the University of Pennsylvania, Philadelphia, is secretary of the association.

CONCRETE WALLS USED AFTER CONFLAGRATION.

Concrete men have shown considerable interest in the construction of a dwelling the walls of which had undergone an unusual fire test, while the building was in course of erection, yet had not been damaged either in tensile strength or in any of its component parts. In spite of the terrific heat to which the half finished building had been subjected in a conflagration at Winthrop, Mass., a suburb of Boston, subsequent tests showed that the four walls were in as good condition afterward as before. There was no indication of crumbling, crazing or scaling, according to experts who placed samples under exhaustive examination.

On the night of October 3, 1908, fire destroyed a 3-sty frame hotel, a neighboring structure used for the same purpose, and seven dwellings. Within 8 feet from the hotel in which the

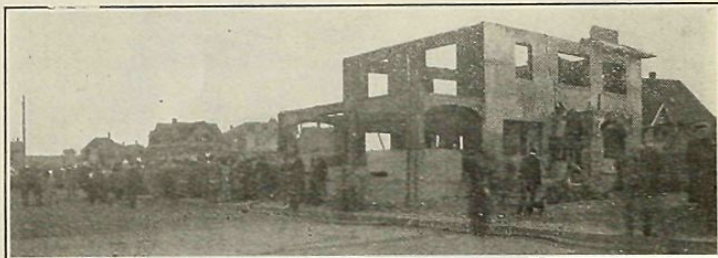


FIG. 1.—SHOWING DAMAGE DONE BY FIRE AFTER CONFLAGRATION. ONLY THE WALLS WERE LEFT STANDING.

fire began, a concrete building was in course of completion. The walls of the first story are 10 inches thick and have a continuous air space of 3 inches wide. The walls of the second story are 8 inches thick and solid, being furred on the inside to give a 2-inch air space. The concrete used was 1:3:6 Edison Portland beach sand and gravel. At the time the fire broke out the roof of concrete on wire lath had been partially constructed. The interior and exterior were covered with scaffolding and floor beams, some of which were in place.

This structure proved to be a fire stop upon which the firemen directed the full force of the onswEEPing flames by means of water curtains. The heat was so intense that the granite sidewalk curbing in front of the building crumpled. The walls had not been in place more than four weeks. When the flames

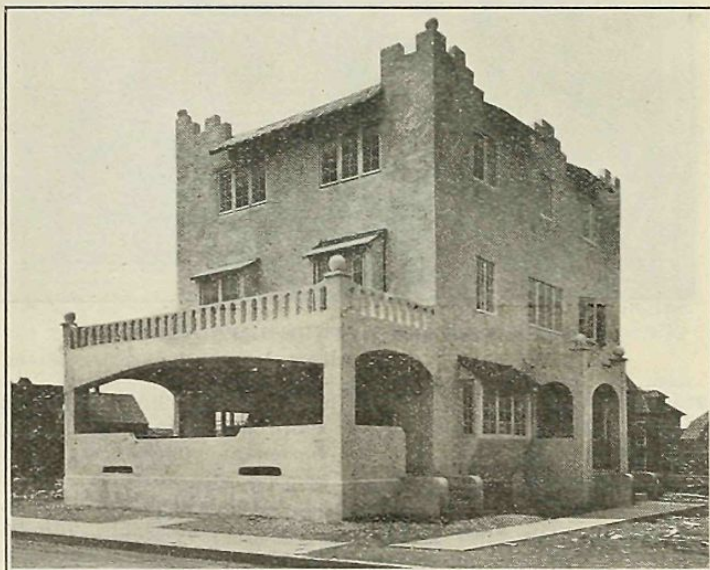


FIG. 2.—SHOWING COMPLETED RESIDENCE OCCUPIED BY OWNER. IDENTICAL WALLS WERE USED IN RECONSTRUCTION.

had been concentrated in this building, the streams of the entire fire department were directed upon the walls until the blaze had been literally drowned out.

Investigation was made of the walls, and according to information at hand, they were not damaged. There was no sign of disintegration. The building department of Winthrop obtained the services of experts in various forms of construction, and his opinion was that the walls were as strong as ever. Last week the owner of building and his family moved into the completed house, which is surrounded by the same walls that were submitted to the intense heat heretofore recounted. Fig. 1 shows the walls still standing intact the next day, and Fig. 2 shows the building completed and occupied last week.

—The Public Service Commission has approved the franchise of the New York and North Shore Traction Co., the Long Island Electric Railway Co., successor, for an extension of its street surface railroad from the New York City line at Little Neck to and into Flushing, and from Chestnut st, Flushing, to White-stone, L. I.

BUILDING STATISTICS.

MANHATTAN.

Plans and specifications for NEW BUILDINGS filed and acted upon during the quarter ending June 30:

	1908.		1909.	
	No of Bldgs.	Est. cost.	No. of Bldgs.	Est. cost.
Dwelling houses:				
over \$50,000.....	2	\$145,000	4	\$535,000
between \$20,000 and \$50,000..	3	85,000	17	508,000
less than \$20,000	4	31,400	..	.....
Flats and tenements.....	64	6,577,500	110	14,820,000
Hotels	1	1,000,000	5	3,385,000
Stores, estimated cost:				
over \$30,000	20	2,810,000	43	8,953,000
bet. \$15,000 and \$30,000.....	10	197,000	18	403,000
less than \$15,000	8	66,900	13	75,000
Office buildings	17	18,518,000	21	6,441,750
Manufactories and workshops...	4	118,000	8	317,000
Schoolhouses	2	630,000	3	355,000
Churches	3	175,000	4	560,000
Public buildings, Municipal.....	2	400,000	3	675,000
Public bldg, places of amusement	6	841,500	7	1,416,671
Stables	5	230,900	11	261,000
Other structures	33	59,571	15	21,875
Totals	184	\$31,885,771	282	\$38,727,296
			184	31,885,771
Net gain quarter ending June 30, 1909.....			98	\$6,841,525

MANHATTAN.

Plans and specifications for ALTERATIONS to buildings filed and acted upon during the quarter ending June 30:

	1908.		1909.	
	No of Bldgs.	Est. cost.	No. of Bldgs.	Est. cost.
Dwelling houses	164	\$508,552	200	\$915,860
Tenement houses	428	625,280	459	699,295
Hotels	19	63,025	27	97,250
Stores	106	556,190	149	1,218,740
Office buildings	38	156,930	48	604,400
Manufactories and workshops...	36	161,375	31	81,550
Schoolhouses	34	219,500	14	65,050
Churches	6	40,400	7	88,750
Public buildings	41	219,000	51	735,950
Stables	20	96,100	23	378,500
Totals	892	\$2,649,352	1,009	\$4,885,345
			982	2,649,352
Net gain quarter ending June 30, 1909.....			117	\$2,135,993

BRONX.

The semi-annual report of plans and specifications filed and acted upon in the Borough of The Bronx for the six months ending June 30, has been completed and advance data is herewith presented. The comparative quarterly report for the three months is not sufficiently in hand for publication in this issue. The report, compared with the full year 1908, indicates that this will be a banner year in that borough in building operations. The grand total of estimated costs of buildings for the half year ending June 30 shows \$2,092,760, as against \$2,145,160 for the full year preceding. Number of plans, first half 1909, 754, as against 1,053 for the full year 1908, and number of buildings, first half 1909, 1,356, as against 1,912 for the twelve preceding months.

Divided into principle classifications the semi-annual report shows: Dwellings, \$2,038,300; number of plans, 119; buildings, 300. Tenements, \$15,194,000; plans, 247; buildings, 448. Hotels, \$96,500; plans, 7; buildings, 7. Stores, \$850,200; plans, 41; buildings, 50. Office buildings, \$266,000; plans, 12; buildings, 12. Manufactories, \$503,570; plans, 22; buildings, 24. School houses, \$122,850; plans, 3; buildings, 3. Frame dwellings, \$2,035,740; plans, 224; buildings, 396.

Julius Franke on the Revision.

Under date of June 28, Mr. Julius Franke, of Maynicke & Franke, architects of the Fifth Avenue Building, forwarded to Hon. William P. Kenneally a series of amendments proposed to the majority report of the building code. Mr. Franke is able to find in the new revision very little or no improvement over the present code. He considers the present code "pretty good," and says it is sometimes best to leave well enough alone.

"Many new and unusual requirements have been inserted," he says, the effect of which on building interests would be hard to foretell. Building will be more expensive, with no corresponding benefits to the public.

Mr. Franke is not in favor of an entire new code. A better way would be to amend the present code from time to time. This ought to be done by some board called together every ten years.

The meadows which lie along the Hackensack River are underlaid with an excellent quality of clay beds, and the same observation is true of the meadows along the Passaic River down to Newark Bay. The chief difficulty is the presence of water. It requires pumping all the time to keep the pits clear, which, of course, adds to the expense of operation. But there are compensating advantages in water transportation and nearness to market. The development of the industry in these localities has been less than might be supposed. Brick-making along the Hackensack began more than 100 years ago.

PROBLEMS OF PRISON DESIGN.

The Great Prison on Riker's Island Will Represent the Best Knowledge in Our Day of Prison Science—An Intimate Description of the Architects' Problem and Its Solution.

THE problem of the penitentiary on Riker's Island, to contain two thousand male and five hundred female prisoners, differed from some other problems of the kind only in the matter of size, and raised but one new difficulty,—that of bringing so large a number under direct supervision and control of a single system of guards, without sacrificing the health of a considerable number by depriving them of the requisite light and air. In other words, the problem reduced itself to finding the best arrangement of cell houses for the male section.

A study of the written principles of modern prison science and an examination of a large number of the most modern prisons led the architects, Messrs. Trowbridge & Livingston, to the conclusion that the only solution was the so-called "stellar" arrangement, provided there was NOT MORE THAN FOUR CELL WINGS abutting upon the central guard house, and that none of these wings should lie in the direction of east and west. For, if more than four things converge upon a single point, the intervening angles are so acute as to deprive the cells nearest the intersection of sufficient light and air; and if any wing lies east and west its north side is never touched by the sun.

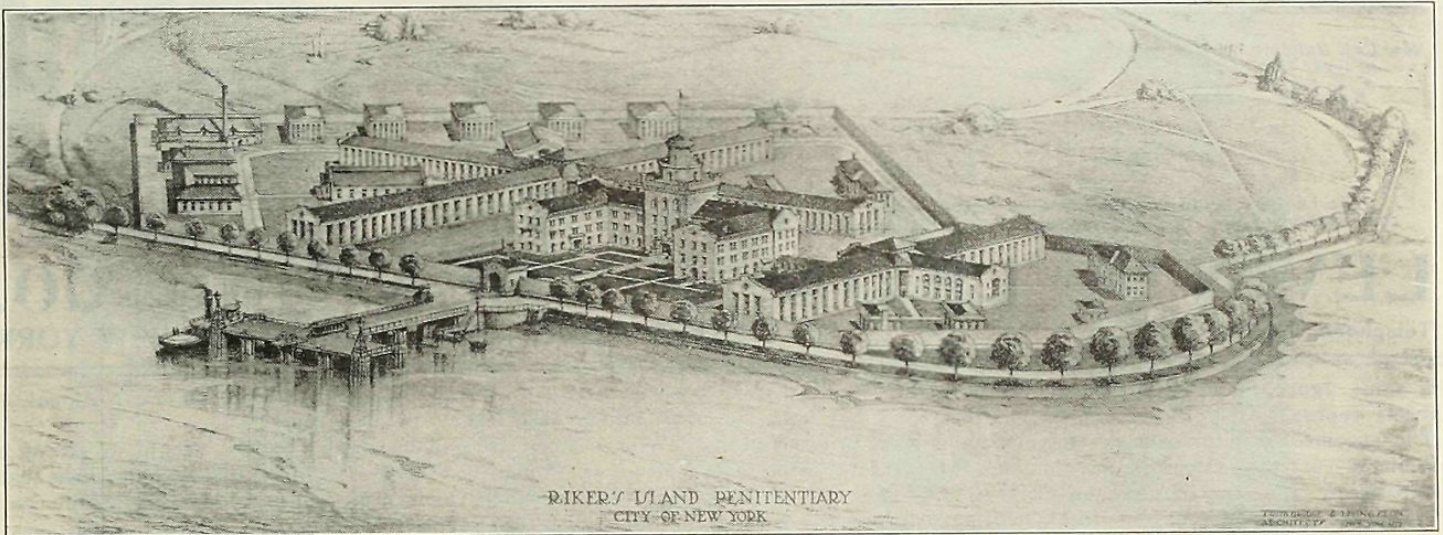
The stated advantages of the accepted plan are, besides a centralized and concentrated system of supervision and control, a maximum of exposure of cell wings to the air; the

third tier, with intermediate galleries outside the prisoners' corridor at the second and fourth tiers. The scheme of an extension floor has been adopted with great success in several prisons, and the proposition of the intermediate galleries has been highly recommended to the architects by several of the most experienced wardens and prison experts. In other respects the architects have adopted the usual system of steel cells placed back to back, with a utility corridor for plumbing pipes and ducts between, with or without asbestos or sheet lead deadening between cell partitions.

It is apparent from this that the architects' duties in this case was not to design a group of buildings of conventional architecture, and to follow certain well-defined specifications, but actually to think out the whole interior layout on advanced lines, as well as to clothe it substantially and handsomely. It is not so many years ago since the steel cage was invented as an improvement over stone cells with solid doors and grated windows, such as old county jails still possess, and the successful architects in this competition had to explore a subject essentially new.

THE LOCKING DEVICE.

Rikers Island will have sixty-two cells in a row on each tier. The locking device the architects have arranged to divide into two sections, each under the control of a separate lever in



ACCEPTED DESIGN OF PENITENTIARY BUILDINGS ON RIKER'S ISLAND.

Trowbridge & Livingston, Architects.

The architects' specifications for this great prison, whose ultimate cost will exceed \$3,000,000, have been printed and submitted to the Corporation Counsel, and are now awaiting his approval. No contract has yet been awarded. The plans embody the latest ideas in prison construction.

orientation of cell houses (that is, all the cell houses lie in the direction of northeast and southwest, and northwest and southeast), direct communication from the Administration building to the Central Guardhouse, or centre of control; direct communication by covered passages from the cell wings to the Mess Hall, Chapel, baths and visiting rooms; the control of the cell doors by a single guard at the head of each wing, the separation of cell tiers to allow of proper classification, the supervision of keepers and guards by the central guard, and the protection of keepers and guards.

The architects had observed in every prison they had visited that the central guard had no means of supervising the cell wings, except upon the ground, or first, tier of cells. Inasmuch as the function of the main, or central, guard is to note the entrance and exit of every prisoner, or keeper, the architects have conferred a fine advantage by placing galleries in the central guardhouse at the level of each tier of cells, with barred windows looking into the wings, according to the plans. This will enable the central guards at night to make a complete survey of the whole prison without leaving the guardhouse.

PROGRESS IN PRISON PLANNING.

In old prisons the cells are mostly arranged in tiers, with open galleries for the use of guards and prisoners. So many guards have been attacked by prisoners and thrown over the railings that it is now customary to enclose the galleries with tool-steel grating. But this arrangement is open to serious objection, as the guard must either make an inspection of the cells from the main floor (the upper tiers being invisible), or he must enter the prisoner's corridor at each level, and by so doing expose himself to attack from the cells. It has also been found that with four open tiers proper heating and ventilation are impossible. When the lower cells are at the right temperature, the upper tiers are intolerably hot.

In the Rikers Island Penitentiary the architects propose to overcome both these difficulties by an extension floor at the

lock-box by a steel extension bar on ball-bearings, and by setting a combination the officer in charge of the lock-box can open all the doors of a tier at once, or any of the combination of doors.

The great advantage of this is that one guard can control the cell doors without entering the prisoners' corridor, and if a prisoner should escape from his cell he would still be confined to his corridor entirely enclosed by tool-steel gratings within full view of the guards. This system has been in use only since 1889. It is in use at Washington, Trenton and Wilmington (Delaware), the three latest prisons built in this part of the country, and it will be used at Rahway when the new prison contract has yet been awarded. The plans embody the latest has been referred to by the State Board of Prisons as a model of the best type of modern prison. It is equipped with this locking device and has extension floors.

MATERIALS OF CONSTRUCTION.

The materials for all the buildings on Rikers Island are to be of brick, or concrete, foundations; granite base, quoins, trimmings and cornices; brick walls; slate roofs; steel beams; concrete floors; terra cotta partitions, and oak trim.

There will be three groups of buildings: (1) Administration, Warden's House, Hospitals and Isolation Wards; (2) Men's Section, Shops, Boiler-House, etc.; (3) Women's Section, Shops, Laundry, etc. Altogether, the buildings will have a total cubic contents exceeding 9,100,000 ft. The estimated cost is \$2,951,073, in which estimate \$475 each is allowed for 2,500 cells, or a total of \$1,187,500; \$100,000 for heating, lighting and power plant, \$150,000 for water-supply and sewage disposal, \$901,933.20 for the men's prison section, shops, etc., and \$209,548 for the women's prison section. It will be noticed that on the basis of the cubic-foot measurement, the cost of the men's prison section (including the prison house, shops, etc.) averages 14 cents per cubic foot, and the women's prison section at

Here's a Record Breaker

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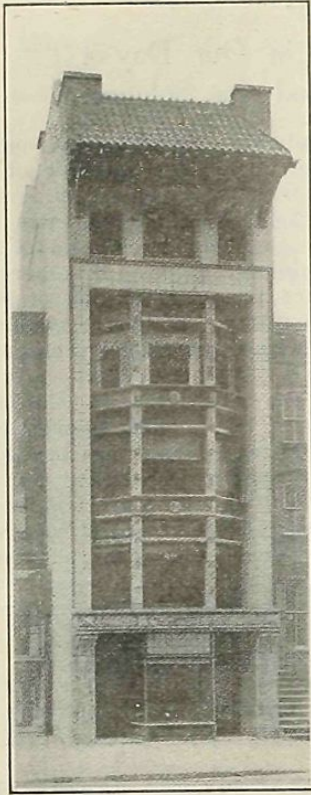
From Plans by Architect GEO. M. McCABE

Another Good Example of Semifireproof Construction

KEEN

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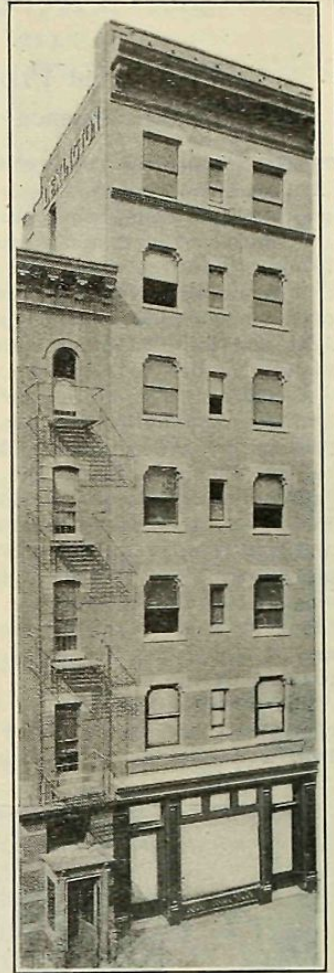


New Loft Building, with elevator
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A. E. Barlow, Architect
Joseph Keen, Owner

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This is to certify that the building
erected by Messrs. Levin & Levin Co. at 49 West 45th St.
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Joseph Keen



Lexington Hotel, New York
Geo. M. McCabe, Architect

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320 FIFTH AVENUE

NEW YORK

the same figure. The area to be covered by the whole prison yard is approximately 19.3 acres.

The specifications for this great work have been printed and submitted to the Corporation Counsel. Contracts will be awarded by the Department of Correction. The architects, Trowbridge & Livingston, 527 5th av, will superintend the work, which will probably be put under contract in sections.

THE SEASON HOTEL.

CONSIDERING the inflammable nature of the construction of summer (or season) hotels, the number destroyed by fire in any one year is comparatively small. As yet there are only a few fireproof season hotels in this country.

A good example of this class of construction is the "New Blenheim," Atlantic City. This house is of recent build and constitutes a part or annex of the "Marlboro-Blenheim," the two buildings being separated by a street, although joined by overhead bridges. Jointly, it is one of the largest seashore hotels in the world. This hotel is the first example of the combination of hollow tile and concrete, built without the use of structural steel, brick or timber. The exterior walls are almost entirely of hollow tile, finished on the outside surface with pebble dash in Portland cement mortar, the floors being of long span hollow tile construction, reinforced with special steel bars.

The "Chalfonte," located at the same place, is another example of fireproof construction, being a ten-story building of brick and terra cotta on steel frame, which is supported by foundations of piling with concrete caps. The floors are composed of concrete and cement, and the roof is made of tiles. The partitions are of a fireproof composition of plaster and asbestos. All columns in the brick walls are well covered on the outside and the two sides by the brick work, the inside being protected by wire lath and plaster, and a good sized dead air space. The inside columns are thoroughly surrounded by plaster blocks and plaster on metal lathing, being of three inch thickness.

The new hotel at Cape May, the new addition to the "Hotel Traymore," at Atlantic City, the annex to "Hotel Green," Pasadena, Cal., and the "Antlers Hotel," Colorado Springs, are also constructed of fire-resisting materials.

As to the different materials used in the construction of hotels, the St. Augustine hotels are the most unique. The "Ponce de Leon," "Alcazar," and "Cordova" are constructed of coquina. This is a material consisting of shell gathered on the Florida shores, ground and mixed with cement and hardened into blocks, a good fire-resisting substance. Said a prominent Boston under-

writer, Mr. H. L. Hiscock, at a meeting of the National Fire Protection Association, in New York:

"We may yet see a house built of milk, and be as strong and lasting as though made of granite. A new substance, called galalith, is produced from milk and can be made into blocks for building purposes. It is fireproof."

Another house of good construction and of recent build is the "Mt. Washington," according to Mr. Hiscock. This is a substantial frame building, with first story of stone, all side walls bearing partitions filled in eight inches from floor levels with brick and cement for fire stops, with horizontal joist spaces stopped at intervals in a similar manner. Interior finish is hard plaster on expanded metal and Sackett wallboard, all woodwork being painted with fireproof paint. Heavy cutoff doors of plank in each corridor above the first floor, making several subdivisions. Exterior finish is Portland cement on expanded metal over the entire surface. Stairways are shut off by swinging doors. Elevator shafts are also of expanded metal and plaster, with tin-covered doors and wired glass windows in same.

A unique hostelry is the floating hotel off the coast of France. This is a big ocean steamer, containing 1,500 rooms, and fitted as a first-class hotel. The largest hotel and the one accommodating the largest number of guests in this country, if not in the world, is the "Royal Poinciana Hotel," Palm Beach, Fla. This is one continuous collection of buildings, five and six stories high, with a capacity of two thousand guests. The most expensive hotel in this country is probably the "Tampa Bay Hotel," Fla., costing \$3,000,000. The largest loss on any hotel was that of the "Palace Hotel," San Francisco. The loss, including building and contents, was \$1,842,423. This is believed to be the largest loss on any single risk ever adjusted in the United States.

—All contractors and owners, when constructing buildings, where the plans and specifications require the floors to be arched between the beams, or where the floors or filling in between the floors are of fireproof material, or brickwork, are required by one of the State laws for the protection of labor to complete the flooring or filling-in as the building progresses to not less than within three tiers of beams below that on which the ironwork is being erected. If the plans and specifications of such buildings do not require filling-in between the beams of floors with brick or fireproof material all contractors for carpenter work, in the course of construction, shall lay the under-flooring thereof on each story as the building progresses, to not less than within two stories below the one to which such building has been erected.

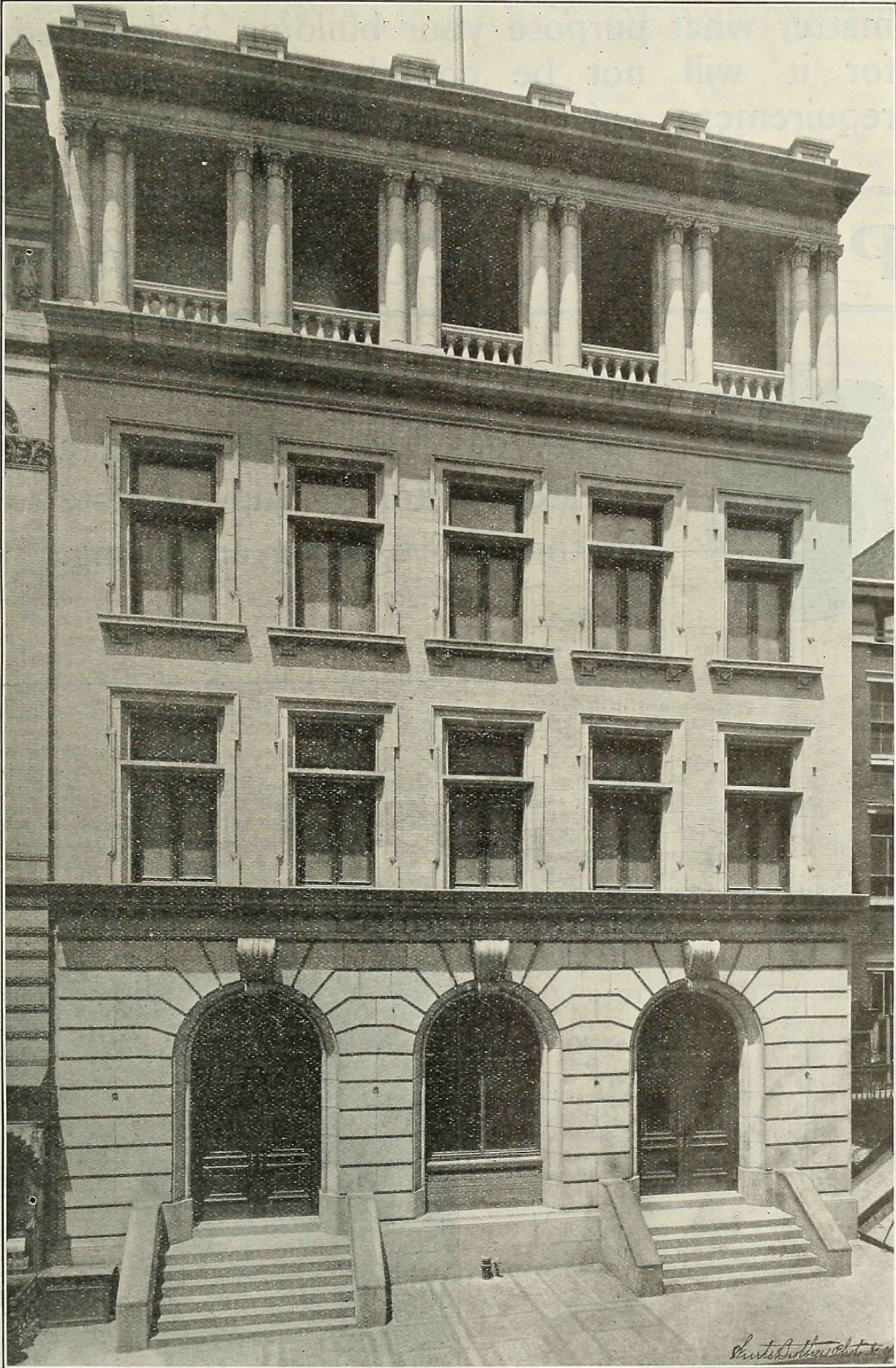
A NEW PUBLIC BATH.

THE public bath which the Libman Contracting Co. erected at 5-7 Rutgers pl, New York City, under the supervision of Bernstein & Bernstein, architects, is most interesting in many particulars. The contract for this building provided for 250 working days, and this time, despite the poor bottom encountered, has been anticipated by over 30 days.

The bath is in the heart of the congested section of the city, and occupies a plot having 55 ft. frontage and being 130 ft. in

the majority of which are extraordinarily large, being over 15 ft., are of crushed stone in place of cinders. This is the type of arch which will be approved by the new building code and extraordinarily heavy loads have been placed thereon without sign of deflection.

There are accommodations for several hundred people per hour, as there are 84 showers for men and 47 for women, together with 15 large bathrooms and a shower room for use of gymnasts. The interior walls are of buff brick laid in light mortar with Italian marble wainscoting and partitions 8 ft.



THE NEW PUBLIC BATH IN RUTGERS PLACE.
 Libman Construction Co., Builders. Bernstein & Bernstein, Architects.

depth; the height is over 80 ft. and the foundations extend 18 ft. below the curb. The front is designed in the Italian Renaissance, which was approved by the Municipal Art Commission, is of gray granite for the lower portion, terra cotta and gray brick laid in Flemish bond for the intermediate part, terminating at top with a pergola and balcony supported by massive terra cotta columns.

The building is fireproofed throughout and the floor arches,

high and all floors of Terrazza drained at short intervals. To overcome any possible dampness, all the foundations and every floor has been waterproofed with Sarco and burlap, and the side walls painted with Konkreit.

The top floor has a gymnasium occupying 4,000 sq. ft. with ample locker accommodation. Every provision has been made to render this feature of the building especially attractive to the youngsters of the neighborhood, who have such little op-

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Every day Gas is becoming a greater factor in up to date methods of working and living.

portunity for recreation. The roof has been tiled and covered with guards and will be used for a playground, and during the hot months concerts will be rendered.

Of especial note are the mechanical arrangements which, together with a large laundry, are in the cellar. Here are located the immense double boilers with the ventilating apparatus designed to maintain an even temperature and to remove the foul odor and dampness created by the large number of people constantly using the baths. The building is lighted by electricity, though provision has been made for emergency gas lighting as well. Certainly this building is a fine testimony to the public spirit of the commission and officials who conceived and facilitated the erection of this edifice dedicated by the city to its poor.

AN INGENIOUS USE OF THE GRANITE MONOLITH.

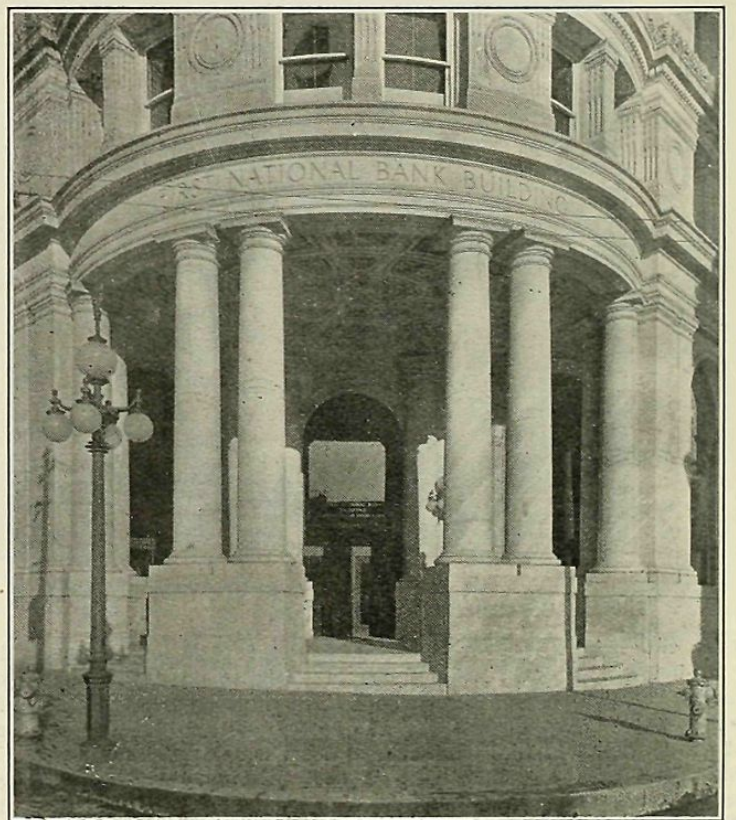
The First National Bank Building of San Francisco boasts of the rather novel solution of an office building entrance, with hollow monolithic granite columns, which is reproduced below. The building, a massive twelve-story structure, has been rounded at the intersection of the facades, as may clearly be seen on our illustration. It was this rounding of the corner of the building which, doubtless, suggested to the architects, Messrs. D. H. Burnham & Co., the ingenious device of planning the portico or open vestibule to the entrances in the shape of an ellipse. This solution having been decided upon, the matter of duly emphasizing the entrance by appropriate architectural features was solved by placing two pairs of coupled columns under the supervening piers of the upper stories, effecting at the same time a continuation of the architecture in which the lowest story is garbed.

There is, of course, nothing unusual in using coupled granite columns as the architectural supporting members of an office building entrance. Nor is it unusual to use monolithic columns, though it is not possible to recall an instance in which stone columns are used as they are in the bank to which attention is being directed; the novelty of these columns in the First National is perfectly patent to the building constructor, though it perhaps needs pointing out to people who are merely informed in a general way on matters pertaining to building construction.

The strength of stone lies in its great capacity to withstand the action of crushing or compression, while its greatest weakness is its ineffectual resistance to a bending or tensile force. Moreover, it is known that the nature of the force which acts on a loaded column is a compound one, being partly compressive and partly tensile. To apply these properties to the case in

hand, the architects or constructors of the bank under discussion were aware of the inability of four-stone columns to effectively resist the action of the weight of the superposed stories, but they were unwilling to abandon the granite columns as architectural features, so the columns were bored out and the steel columns which bear the load were concealed within. There is now no danger of the columns falling, as they support only a certain percentage of the superposed masonry, as is the case with the ordinary engaged or applied column in a masonry and skeleton wall.

The hollow-stone monolith is a happy thought constructively, though it must, of course, have its limits of mechanical possibility.



HOLLOW GRANITE COLUMNS.

WHERE BUILDING MATERIALS ARE NEEDED

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

AN AID TO ALL SALES DEPARTMENTS

AN AID TO ALL SALES DEPARTMENTS.—Plans have been drawn for new buildings to be erected at the locations given below; details as to cost of the new construction, the names and addresses of the architects and the owners are included in each item. This building news represents new construction, including alterations about to be commenced, in the Boroughs of Manhattan and the Bronx, plans for the work having been filed this week in the Department of Buildings. The official plan number in each case is given at the end of each paragraph.

Building contractors and building material firms may be assured that the information herein given includes every building enterprise of every sort and description contemplated in the two boroughs. The news is absolutely complete, irrespective of cost, including both the highest and the lowest grade of operations. By carefully following the news printed in these columns weekly, contractors and building material firms can possess for their sales departments absolutely reliable and absolutely complete information as to new projects.

HOW TO USE PROFITABLY.—It is hardly necessary to do more than indicate the many ways in which this information may be used.

Architects, owners and contractors can be solicited personally for orders.

Trade literature can be distributed with the certainty of reaching its destination.

Buyers can be apprised of the values of materials and equipment.

Time should not be allowed to elapse in the prosecution of the work of salesmanship. Steps should be taken immediately to handle each case. Even orders not obtained in any single case frequently prepare the way for subsequent sales. Records should be kept of each of these "possibilities," and the results of work done tabulated. Figures will be thus obtained that will throw considerable light on the efficiency of sales methods in operation.

It will not be necessary for us to point out in detail how much information a well-informed building material firm or contractor can easily READ INTO THESE NEWS ITEMS, a constant repetition of which in our columns would only take up space without any equivalent advantages. For instance, the instructed reader does not need to be told what the average equipment would be for, let us say, a seven-story brick and stone loft building, 25x75, costing \$35,000, to be built on East Broadway. Plainly an elevator is inevitable; steam heat is inevitable; fireproofing is quite problem-

atic, considering the cost. Everyone can figure that lumber will go into such a building, and a certain amount of rough trim, plastering, window sashes, hardware, plumbing fixtures, etc., etc.

Moreover, it will be understood that as the information that we publish is of an early character, the details of construction and equipment are probably open to a good deal of discussion with the architect and the owner. Red brick might be substituted for white brick, limestone for terra cotta, or vice versa, one type of elevator for another type, and so on throughout all the elements of construction equipment and finish. These points will naturally be very closely followed by an aggressive sales department. Here is where salesmanship, the price and value of a firm's materials will count. **THOUGHT AND AGGRESSIVENESS IN THE USE OF THIS INFORMATION THAT WE FURNISH WEEKLY WILL PRODUCE BUSINESS.** Don't forget that the entire market for your goods in the two boroughs is here, placed under your eyes, not for reading, but for ACTION. Follow up the news!

PROJECTED BUILDINGS.

Manhattan.

Stores, Offices and Lofts.

19TH ST, Nos. 428-430 West, 2-sty brick lofts, 50x92, plastic slate roof; cost, \$22,500; owner, James P. Conlan, 232 West 14th st; architect, G. Brett, 20 8th av. Plan No. 539.

McKeon Realty Co. has the contract.

CHRISTIE ST, Nos. 195-197, 7-sty brick and stone loft and store, 50.1x185, tin roof; cost, \$75,000; owner, Minsky Realty Co., 236 Eldridge st; architects, Sommerfeld & Steckler, 19 Union sq. Plan No. 541.

GREENWICH ST, Nos. 719-721, brick and stone loft building, 37.6x73.7, tin roof; cost, \$40,000; owner, Greenwich Holding Co., 1 Madison av; architects, Bernstein & Bernstein, 24 East 23d st. Plan No. 547.

BROADWAY, No. 2786, 108th st, No. 250 West, 3-sty and basement brick, iron and glass stores, 25x83.3, slag roof; cost, \$10,000; owner, William Mitchell, Bryn Mawr Park, Yonkers, N. Y.; architect, Edgar B. Van Winkle, Jr., 115 East 70th st. Plan No. 540.

29TH ST, Nos. 134-140 West, 12-sty and basement brick and stone loft, 100x87.9, composition and slag roof; cost, \$300,000; owner, The 29th St. Realty Co., 120 Broadway; architect, Jay H. Morgan, 30 Church st. Plan No. 542.

James Stewart & Co., 30 Church st, has general contract.

Apartments, Flats and Tenements.

161ST ST, n s, 150 w Amsterdam av, 5-sty brick and stone tenement, 50x87.1; cost, \$50,000; owner, West 161st St. Realty Co., 507 West 161st st; architects,

Moore & Landsiedel, 3d av and 148th st. Plan No. 544.

PARK AV, n e cor, 61st st, 15-sty brick and stone apartment house, 110.5x58, concrete and tile roof; cost, \$350,000; owner, Number 535 Park Av., Inc., 51 Wall st; architect, Herbert A. Lucas, 5-7 East 42d st. Plan No. 545.

Howard Mansfield, 51 Wall st, is president; H. B. Platt, 2 Rector st, vice-president; C. Loring Brace, 105 East 22d st, treasurer; Roy Morris, 83 Fulton st, secretary. The Thompson-Starrett Co. has the general contract.

Factories and Warehouses.

HIGHBRIDGE PARK, opposite 179th st, 1-sty brick storehouse, 144x32; cost, \$15,000; owner, City of New York, City Hall; architect, I. M. de Varona, 13-21 Park Row. Plan No. 537.

LAFAYETTE ST, Nos. 29-33, 7-sty brick and reinforced concrete warehouse, 80.6x24x irregular, slag roof; cost, \$40,000; owner, Chas. Lane, 38 Fulton st; architect, Thomas W. Lamb, 224 5th av. Plan No. 546.

No contract let.

Miscellaneous.

RUTGERS ST, No. 55, 1-sty brick out-house, 6.8x4.4; cost, \$500; owner, Annie Rittmaster, 19 East 95th st; architect, O. Reissmann, 30 1st st. Plan No. 538.

110TH ST, n s, 248 e Amsterdam av, 3 and 4-sty brick and stone Deaconesses home and school, 125x64.6, tile roof; cost, \$150,000; owner, the New York Training School for Deaconesses, 804 Broadway; architects, Heins & La Farge, 30 East 21st st. Plan No. 543.

Rev. W. C. Huntington, D. D., president

Dwellings.

71ST ST, No. 177 East, 5-sty brick and stone dwelling, 20.1x65, tin roof; cost, \$20,000; owner, Theodora T. Elliman, Darien, Conn.; architect, S. E. Gage, 3 Union sq. Plan No. 536.

MANHATTAN ALTERATIONS.

CANNON ST, Nos. 75-77, alter mezzanine floor, windows, to 5-sty brick and stone kindergarten building; cost, \$1,500; owner, Alfred Corning Clark Estate, 149 Broadway; architects, Babb, Cook & Welch, 3 West 29th st. Plan No. 1565.

CHARLES ST, No. 27, toilets, partitions, piers, shafts, to 5-sty brick tenement; cost, \$2,500; owner, Henry Kopf, 23 Charles st; architect, O. Reissmann, 30 1st st. Plan No. 1541.

ELDRIDGE ST, No. 22, stairs, partitions, beams, to 4-sty brick stores and tenement; cost, \$2,000; owner, Samuel Geizler, 84 West 113th st; architect, Otto L. Spannhake, 233 East 78th st. Plan No. 1554.

HOUSTON ST, No. 353 East, partitions, toilets, skylights, to 4-sty brick store and dwelling; cost, \$400; owner, Hannah Tannenbaum, 353 East Houston st; architect, Samuel A. Tannenbaum, 243 7th st. Plan No. 1552.

Louis Lippman, 83-85 Cannon st, has mason work; Ephraim Schwartz, 52 Ridge st, carpentry.

HOUSTON ST, No. 435 East, alter piers, walls, to 4-sty brick loft building; cost, \$175; owner, J. R. Livermore, 507

Grand st; architects, Ambrosius & Hess, 5-7 East 42d st. Plan No. 1567.

HOUSTON ST, No. 158 East, partitions, windows, toilets, to 4-sty brick and stone tenement; cost, \$2,000; owner, Louis Baun, 158 East Houston st; architect, O. Reissmann, 30 1st st. Plan No. 1580.

McDOUGAL ST, No. 29, show windows, partitions, to 3-sty brick store and dwelling; cost, \$250; owner, Anna L. Troll, 114 Wayne st, Jersey City; architect, Chas. E. Reid, 105 East 14th st. Plan No. 1576.

STANTON ST, No. 93, partitions, show windows, to 5-sty brick tenement; cost, \$500; owners, Emanuel & Isaac Gross, 93 Stanton st; architect, O. Reissmann, 30 1st st. Plan No. 1542.

4TH ST, No. 147 East, partitions, windows, toilets, to 5-sty brick tenement; cost, \$2,000; owner, Samuel Zuckermandel, 766 9th av; architect, O. Reissmann, 30 1st st. Plan No. 1582.

12TH ST, No. 235 East, 5-sty brick rear extension, 11x5, partitions, to 5-sty brick tenement; cost, \$5,000; owner, Wm. C. Winter, 93 Av A; architect, Henry Regelman, 133 7th st. Plan No. 1540.

14TH ST, Nos. 134-136 East, 1-sty brick rear extension, 46x32, girders to 4-sty brick theatre; cost, \$15,000; owner, S. Schinasi, 1 West 95th st; architect, S. S. Sugar, 113 East 19th st. Plan No. 1585.

15TH ST, Nos. 30-34 East, floors, columns, girders, beams, to 1-sty brick garage; cost, \$5,000; owner, Gilmore & Tompkins, 14th st and Irving pl; architect, C. H. Dietrich, 25 West 42d st. Plan No. 1545.

16TH ST, No. 512 East, toilets, partitions, windows, to two front and rear tenements and stores; cost, \$1,500; owner, Vincenzo Ciuti, care Italian-American Trust Co., 520 Broadway; architect, Richard Rohl, 128 Bible House. Plan No. 1561.

26TH ST, No. 204 East, toilets, partitions, windows, to 5-sty brick store and tenement; cost, \$1,000; owner, Joseph Hecht, 8 Jacob st; architect, A. V. Bourke, 220 Broadway. Plan No. 1573.

30TH ST, Nos. 30-32 East, 4-sty front and rear extensions, 25x10.7, stairs, vent shaft, to 4-sty brick lofts; cost, \$5,000; owner, August Jenssen, 1214 Broadway; architect, B. Hustace Simonson, 315 5th av. Plan No. 1559.

34TH ST, Nos. 160-164 East, alter balcony to 2-sty brick hall; cost, \$1,500; owner, W. W. Astor, 21 West 26th st; architect, Wilfred A. Campbell, 54 West 10th st. Plan No. 1566.

Louis L. Goldstein is lessee.

39TH ST, No. 212 East, partitions to 4-sty brick tenement; cost, \$175; owner, Duncan Phye, 212 East 39th st; architect, Adolph E. Nast, 147 4th av. Plan No. 1547.

40TH ST, No. 137 East, alter roof, partitions, chimney, to 3-sty brick club house; cost, \$700; owner, Bryn Mawr Club of New York, on premises; architect, The Ogden Co., 21 Park Row. Plan No. 1586.

42D ST, 563 West, alter plumbing, partitions, show windows, to 9-sty brick tenement and store; cost, \$500; owner, Edward R. Flynn, 563 West 42d st; architect, Louis Falk, 2756 3d av. Plan No. 1551.

50TH ST, No. 255 East, partitions to 4-sty brick tenement; cost, \$300; owner, Caroline A. Brundage, Hotel Plaza; architect, Louis F. Fick, 534 West 178th st. Plan No. 1539.

52D ST, No. 153 East, toilets, windows, partitions, to 5-sty brick tenement; cost, \$1,500; owner, H. G. Block & H. Lehr, 155 East 52d st; architect, Geo. Dress, 1321 3d av. Plan No. 1544.

54TH ST, No. 401 West, windows, skylights, to 4-sty brick store and tenement;

cost, \$500; owner, Estate Ferdinand Beinhauer, 66 West 91st st; architect, Frank Straub, 122 Bowery. Plan No. 1584.

A. Sonken, 32 Union sq, is the builder.

58TH ST, No. 211 West, partitions, alter plumbing to 5-sty brick tenement and store; cost, \$5,000; owner, Bijou Real Estate Co., 99 Nassau st; architect, Oscar Lowinson, 18 East 42d st. Plan No. 1577.

Albert Sire, 99 Nassau st, president.

60TH ST, s s, 200 e Amsterdam av, new floors, stairs, to 5-sty brick and stone college; cost, \$8,000; owner, Columbia College, Columbia University, New York; architect, Henry Lee Norris, Columbia University. Plan No. 1575.

64TH ST, No. 122 East, 2-sty brick rear extension, 9x15, to 3-sty brick residence; cost, \$1,200; owner, The Beekman Estate, 7 East 42d st; architect, Albert S. Gottlieb, 156 5th av. Plan No. 1530.

D. H. Hyman, 313 East 57th st, is lessee.

73D ST, No. 161 East, 1-sty brick rear extension, 5x5.6, partitions, skylights, windows, to 2-sty brick and stone stable and dwelling; cost, \$11,000; owner, Edward S. Harkness, 26 Bway; architect, J. Gamble Rogers, 11 East 24th st. Plan No. 1532.

Kelly & Kelley, 45 East 42d st, have general contract.

75TH ST, No. 170 West, alter boiler, roof, to 5-sty brick tenement and store; cost, \$400; owner, Arthur Bookman, 137 West 58th st; architects, Thom & Wilson, 1123 Broadway. Plan No. 1564.

76TH ST, No. 34 West, partitions, columns, beams, to 4-sty brick residence; cost, \$1,000; owner, Mrs. J. E. Fisher, 34 West 76th st; architect, Chas. H. Richter, 68 Broad st. Plan No. 1538.

M. J. Conrady, 232 East 42d st, has the contract.

80TH ST, No. 24 East, partitions, windows, ceiling, to 4-sty brick residence; cost, \$1,000; owner, Mrs. N. W. Schmidt, 24 East 80th st; architect, Chas. A. Valentine, 346 4th av. Plan No. 1574.

Phillips & Julien, 156 5th av, have the contract.

81ST ST, No. 116 East, 1-sty and basement, brick front extension, 16.8x2.10, store front, to 3-sty brick dwelling; cost, \$1,200; owner, Edwin H. Griffin, M. D., 55 West 47th st; architect, B. W. Berger & Son, Bible House. Plan No. 1529.

82D ST, No. 9 West, alter dumbwaiter shaft, partitions, to 4-sty brick dwelling; cost, \$4,000; owner, Carrie Feies, 9 West 82d st; architects, Taylor & Levi, 24 East 23d st. Plan No. 1562.

Oscar C. Rixson, 7 East 42d st, has the contract.

85TH ST, Nos. 117-121 East, add 1-sty floor beams, girders, to 2-sty brick synagogue; cost, \$10,000; owner, Congregation Kehilath Jeshurin, 117-121 East 85th st; architect, Geo. Fred Pelham, 507 5th av. Plan No. 1531.

Jacob Hecht, 166 East 95th st, is president.

86TH ST, No. 519 East, 2-sty brick front extension, 23x19.10, add 1-sty to front extension, staircase, windows, to 4-sty brick day nursery; cost, \$3,000; owner, the Masters School Day Nursery Asso., 519 East 86th st; architect, Harold Hall, 24 East 23d st. Plan No. 1548.

Northeastern Const. Co., 225 5th av, has contract.

110TH ST, Nos. 74-78 East, 1-sty brick front extension, 16x6, partitions, to three 3-sty brick dwellings; cost, \$3,500; owner, Jacob Rozinsky, 78 East 110th st; architect, Wm. Huenerberg, 769 East 158th st. Plan No. 1536.

117TH ST, No. 508 East, stairs, new front, add 1-sty to 2-sty brick store; cost, \$1,200; owner, Patrick H. Keenan, 353 West 119th st; architects, B. W.

Berger & Son, Bible House. Plan No. 1543.

142D ST, s s, 65 e Amsterdam av, partitions, stairs, windows, vent shaft, walls to 4-sty brick and stone residence; cost, \$4,000; owner, Joseph H. McMahon, 466 West 142d st; architects, Thom & Wilson, 1123 Broadway. Plan No. 1557.

Thomas J. Brady, Jr., 18 West 27th st, has contract.

155TH ST, n s, 275 w Bway, 2-sty brick side extension, 50.9x64.3, alter windows, to 4-sty brick museum; cost, \$50,000; owner, Hispanic Society of America. Bway. and 155th st; architect, Chas P. Huntington, 18 West 31st st. Plan No. 1537.

J. C. Udall, 29 West 34th st, has general contract; Archer M. Huntington, Bway and 155th st, is president.

AV B, No. 73, cut doors, store fronts, to 4-sty brick dwelling and store; cost, \$300; owner, Deffaa, Estate, 541 6th st; architect, Henry Klein, 505 East 15th st. Plan No. 1549.

AV B, No. 282, partitions, windows, to 5-sty brick tenement; cost, \$1,000; owner, Jonas Weiss, 282 Av B; architect, O. Reissmann, 30 1st st. Plan No. 1581.

BROADWAY, No. 2200, show window to 2-sty brick store and loft building; cost, \$150; owner, W. J. Roome & Co., 177 Madison av; architect, Carl Johnson, 8 East 42d st. Plan No. 1583.

Apthorp Const. Co., 2192 Broadway, has contract.

AMSTERDAM AV, No. 1420, partitions, windows, to 5-sty brick tenement; cost, \$650; owner, Leopold Oppenheimer, 2037 2d av; architect, Chas. Gens, 165 East 88th st. Plan No. 1568.

BROADWAY, 7th av, 39th and 40th sts, enlarge doors to 5-sty brick opera house; cost, \$100; owner, Metropolitan Opera & Real Estate Co., on premises; architect, Arthur G. C. Fletcher, 103 Park av. Plan No. 1572.

BROADWAY, s e cor. 27th st, steel beams, alter sidewalk, to 8-sty brick and stone hotel; cost, \$5,000; owner, Peran Stevens Estate, 55 Wall st; architect, W. Dana Bigelow, 134 West 82d st. Plan No. 1570.

BROADWAY, No. 1214, peak roof, walls, to 4-sty brick restaurant and cafe; cost, \$3,500; owner, August Jenssen, 1214 Broadway; architect, B. Hustace Simonson, 315 5th av. Plan No. 1560.

BROADWAY, s e cor. 95th st, alter store front to 5-sty brick tenement; cost, \$1,200; owner, Ellen Connell, 531 West 150th st; architects, B. W. Berger & Son, Bible House. Plan No. 1555.

LEXINGTON AV, 3d av, 68th and 69th sts, 1-sty brick front extension, 48x14, walls, girders, chimney, to 1-sty brick storeroom and vault; cost, \$8,000; owner, Sisters of Charity, of St. Vincent de Paul, Mt. St. Vincent, on Hudson; architects, Ditmars & Brite, 111 5th av. Plan No. 1569.

LEXINGTON AV, w s, between 98th and 99th sts, cut doors, windows, to two 1-sty brick shops; cost, \$150; owner, not given; architect, Geo. H. Pegram, 165 Bway. Plan No. 1535.

Interborough Rapid Transit Co., 1165 Bway, is lessee.

PARK AV, No. 1073, alter shaft, windows, partitions, fire-escapes, to 5-sty brick store and tenement; cost, \$500; owner, Montgomery Maze, 428 Lexington av; architect, Walter H. C. Hornum, 360 West 125th st. Plan No. 1550.

1ST AV, No. 905, partitions, windows, toilets, to 4-sty brick tenement; cost, \$2,000; owner, Timothy Murray, 165 Broadway; architect, Geo. M. McCabe, 96 5th av. Plan No. 1579.

2D AV, Nos. 593-595, alter toilets, new tubs, to four 4-sty brick tenements; cost, \$6,000; owner, Frank J. Cassidy, 100 William st; architect, M. Zipkes, 353 5th av. Plan No. 1553.

3D AV, No. 1576, store fronts, to 4-sty brick tenement; cost, \$1,200; owner, Anna Sahm, Colorado Springs, Colo.; architects, B. W. Berger & Son, 121 Bible House. Plan No. 1556.

3D AV, n w cor. 114th st, stairway, windows, partitions, beams, columns, to 3-sty brick office and shop; cost, \$2,500; owner and architect, Consolidated Gas Co., 4 Irving pl. Plan No. 1571.

3D AV, No. 2141, partitions, windows, columns, toilets, to 4-sty brick and stone hotel and cafe; cost, \$2,500; owner, Otto Maier, 212 East 18th st; architect, John Ph. Voelker, 979 3d av. Plan No. 1539.

Philip J. Jeselson, 71 Nassau st, is agent for the owner.

5TH AV, Nos. 524-528, 2-sty brick wall extension under curb, 107x7.6, alter vault to 2-sty brick apartment and restaurant; cost, \$6,000; owner, Isaac V. Brokaw, 1 East 79th st; architect, Chas. F. Rose, 1 Madison av. Plan No. 1534.

Richard Deeves & Son, 309 Broadway, have contract, Louis Sherry, 524 5th av, is lessee.

5TH AV, No. 11, alter windows to 1-sty hotel; cost, \$250; owner, Emma C. Roche, 200 Adelphi st, Brooklyn; architect, Geo. Provot, 104 West 42d st. Plan No. 1563.

5TH AV, No. 433, alter sidewalk to 4-sty brick store and dwelling; cost, \$500; owner, United States Trust Co. of New York, 45 Wall st; architect, Henry Feiser, 150 Nassau st. Plan No. 1558.

Chas. P. Goldman, 6 Liberty pl, has the contract.

5TH AV, s w cor. 33d st, alter vault to 6-sty brick and stone office building; cost, \$2,500; owner, Gorham Co., on premises; architect, Alexander Brown, Jr., 33 East 20th st. Plan No. 1546.

Alexander Brown, Jr., has contract.

5TH AV, s e cor. 39th st, columns, girders, to 11-sty brick store and tenement; cost, \$2,000; owner, Horace A. Hutchins, Madison, N. J.; architect, C. P. H. Gilbert, 1123 Broadway. Plan No. 1578.

PROJECTED BUILDINGS.

Bronx.

Apartments, Flats and Tenements.

CAULDWELL AV, w s, 100.4 n 165th st, 6-sty brick tenement, tin or plastic slate roof, 70x37; cost, \$40,000; owner, Lorenz Weiher, 76 East 86th st; architects, Moore & Landsiedel, 148th st and 3d av. Plan No. 750.

SEABURY PL, e s, 50 s 172d st, five 4-sty brick tenements, plastic slate roof, 30x87; total cost, \$125,000; owners, Barry Bros, 3277 3d av; architects, Moore & Landsiedel, 148th st and 3d av. Plan No. 751.

RYER AV, e s, 208.09 n Burnside av, 3-sty brick tenement, slag roof, 24x65; cost, \$10,000; owner, Michael Nolan, 263 East Tremont av; architects, Halley & Vulz, 1910 Webster av. Plan No. 752.

FORDHAM ROAD, s w cor. Loring pl, 5-sty brick tenement, tin roof, 57x120; cost, \$55,000; owners, Juliette Con. Co.; architect, Jacob H. Amsler, 1616 Crosby av. Plan No. 753.

Thomas Walsh, No. 2637 Creston av, is president.

COURTLANDT, AV, e s, 75 n 151st st, 6-sty brick tenement, tin roof, 40.7x87; cost, \$50,000; owners, Onyx Realty & Con. Co., 241 West 37th st; architect, Geo. F. Pelham, 507 5th av. Plan No. 755.

Louis Dethloff, No. 241 West 37th st, is president.

147TH ST, s s, 315 w Brook av, 5-sty brick tenement, tin roof, 25x87.9%; cost, \$25,000; owner, Jane Kitchen, 64 Bronxdale av; architects, Moore & Landsiedel, 148th st and 3d av. Plan No. 757.

COURTLANDT AV, n w cor. 155th st, 6-sty brick tenement, tin roof, 50x89.7;

cost, \$65,000; owners, Onyx Realty & Con. Co.; architect, Geo. F. Pelham, 507 5th av. Plan No. 756.

Louis Dethloff, No. 241 West 37th st, is president.

VYSE AV, e s, 200 n Jennings st, 4-sty brick tenement, tin roof, 22x60; cost, \$18,000; owner, Adela Harrington, 1478 Vyse av; architect, Harry T. Howell, 149th st and 3d av. Plan No. 759.

VYSE AV, s e cor. 173d st, two 4-sty brick tenements, tin roof, 35x89, 40x90; total cost, \$70,000; owners, 173D St. Bldg. Co.; architect, Harry T. Howell, 3d av and 149th st. Plan No. 760.

Carmine Cioffi, No. 2472 Arthur av, is president.

BOSTON ROAD, e s, 118.11 n 165th st, 6-sty brick tenement, plastic slate roof, 82.11½x99.4; cost, \$60,000; owner, Lorenz Weiher, 76 East 86th st; architect, Moore & Landsiedel, 148th st and 3d av. Plan No. 761.

KELLY ST, e s, 171.3 n 165th st, three 3-sty brick tenements, plastic slate roof, 19.8x55; total cost, \$27,000; owner, Jane Kitchen, 64 Bronxdale av; architects, Moore & Landsiedel, 148th st and 3d av. Plan No. 744.

189TH ST, s s, 37.6 e Hughes av, three 4-sty brick tenements, slag roof, 33.4x 88.10; total cost, \$60,000; owners, East 189th st Const. Co.; architect, David Stone, Bible House. Plan No. 742.

H. Feinberg, No. 220 Broadway, is president.

Stables and Garages.

DELANCEY PL, s s, 165 e Morris Park av, 1-sty brick garage, gravel roof, 50x 95; cost, \$1,700; owners, Burke & Baine, 425 East 141st st; architects, Cleverdon & Putzel, 41 Union sq. Plan No. 749.

167TH ST, n s, 25 e Hoe av, 1½-sty brick garage, slate roof, 18x22; cost, \$2,000; owner, Lewis V La Velle, 985 East 167th st; architect, Robt. E. La Velle, 1348 Prospect av. Plan No. 754.

BATHGATE AV, No. 1587, 1-sty brick market and stable, tin roof, 25x100; cost, \$8,000; owners, Wolf & Nathan, 316 East 3d st; architects, Bernstein & Bernstein, 24 East 23d st. Plan No. 758.

211TH ST, n s, 160.8 w 4th av, two 1-sty frame sheds and stables, tar and slag roof 24x50, 10x20; total cost, \$2,000; owner, Antonio D'Angelo, 736 East 212th st; architects, Goldner & Goldberg, 701 Jackson av. Plan No. 746.

Dwellings.

HEATH AV, w s, 290.6 s Kingsbridge road, two 2-sty and attic frame dwellings, shingle roof, 19x42; total cost, \$12,000; owner, Mons Johnson, 48 Alexander av; architect, Louis Falk, 2785 3d av. Plan No. 747.

WALES AV, w s, 125 n 145th st, 2-sty brick dwelling, plastic slate roof, 20x55; cost, \$7,500; owner, Michael Marone, 414 East 116th st; architects, Moore & Landsiedel, 148th st and 3d av. Plan No. 745.

Stores, Offices and Lofts.

CANAL PL, w s, 214.9 n 138th st, 4-sty brick loft building, 50x105; cost, \$20,000; owner, Wm. H. Toop, 138th st and

Park av; architect, Lorenz F. J. Weiher, 271 West 125th st. Plan No. 748.

BURNSIDE AV, s s, 63 e Davidson av, 3-sty frame stores and dwelling, tin roof, 36.6x31.8; cost, \$5,000; owner, Julia Revene, 3200 Hudson County boulevard, J. C.; architect, J. J. Vreeland, 2019 Jerome av. Plan No. 743.

Miscellaneous.

DAVIDSON AV, s e cor Fordham road, 1-sty frame shed, tin roof, 20.7x85.9; cost, \$300; owner and architect, Wm. F. Holding, 2426 Davidson av. Plan No. 741.

BRONX ALTERATIONS.

140TH ST, s e cor. Willis av, 1-sty brick extension, 38.63x16.8, to 1-sty brick stores; cost, \$2,000; owner, Maurice J. O'Gorman, on premises; architect, Oscar Schmidt, 621 Broadway. Plan No. 274.

155TH ST, No. 809, 1-sty frame extension, 10.3x11.6, to 2-sty frame building; cost, \$500; owner, John Farley, on premises; architects, Goldner & Goldberg, 701 Jackson av. Plan No. 270.



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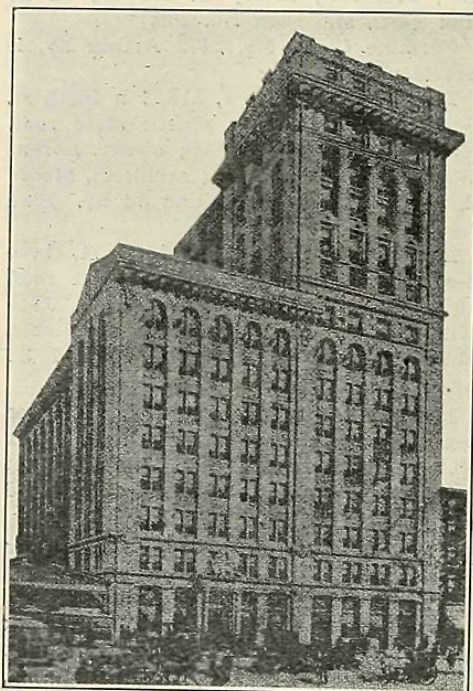
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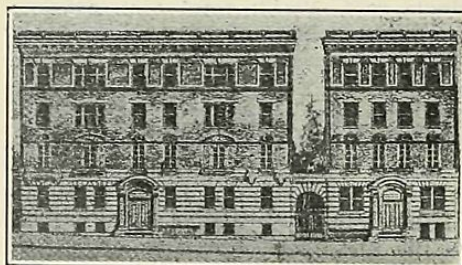
JERSEY CITY, N. J.—Plans will soon be ready for the erection of the proposed addition to the Commercial Trust Company building in Exchange pl, Jersey City. As designed by Architect Stoddard, it will be the tallest building in Jersey City and its fifteen stories will tower some distance above the present building, along side of which it is to be



erected. It will have a frontage of 54 ft. on Exchange pl and will extend 80 ft. toward York st. In construction it will be somewhat more elaborate than the older building, having a series of massive columns above the eighth floor. The entire building will be devoted to offices, and is situated immediately west of the McAdoo tunnel station and the Pennsylvania Ferry.

Apartment House Development, Newark.

NEWARK, N. J.—It is expected that structural work will be started in about two weeks on an apartment house of exceptional quality for this city, at 7th and Roseville avs, in the Roseville section of Newark. The building, as shown, will be 4-stys and basement. Limestone will be



the exterior material up to the second story, where the brick work will begin. White limestone will be used in the trimming. There will be twenty-four apartments, varying in size from five to seven rooms and bath. Besides white limestone, iron work and terra cotta will enter into the exterior decorations, in balconies, window trimmings and ornamental cornices. There will be three main entrances, two on the 7th av side and one on Roseville av. William J. Burke is the owner, and Hurd & Sutton, of Newark, are the architects. The estimated cost is about \$100,000.

Business Building for Madison Ave.

MADISON AV.—Messrs. Buchman & Fox, 11 East 59th st, are now preparing plans and specifications for the construc-

tion of a 20-sty loft and office building to be erected at the northwest corner of Madison av and 38th st by a company to be known as the "250 Madison Avenue Company," in which Frederick Johnson is the chief investor. This will be the first business structure, excepting the Cameron Building, at 34th st and Madison av, which does not front on the avenue to encroach on the residential part of Madison av. Less than two blocks south is the J. P. Morgan mansion, and the residences of Charles Scribner, Frederick Havemeyer, Edward Sheldon, Mrs. A. A. Anderson are nearby.

John Kennedy & Co. Get Brooklyn Contract.

BROOKLYN.—John Kennedy & Co., of No. 1133 Broadway, Manhattan, has just received the contract for the erection and completion of the new parochial school and convent for St. Michaels R. C. Church, at 42d st and 4th av, Brooklyn. The exterior will be constructed of Harvard brick, terra cotta and faience tile, along the same lines as the church, and when finished will complete one of the handsomest architectural groups in the Borough of Brooklyn. Raymond F. Almirall, 51 Chambers st, Manhattan, is the architect.

Plans for Col. Mann's Publishing Plant.

37TH ST.—Palmer & Hornbostel, 63 William st, are making plans for the publishing plant which Col. W. D. Mann, 452 5th av, contemplates erecting at 327-329 West 37th st, through to 310-328 West 38th st. The site is now covered with flat buildings. The 38th st frontage is 250 ft., that on 37th st being 50 ft. Title to the 37th st houses is held by Joseph M. Deuel and Eva Mann Vynne. The building will contain 14-stys, and will be known as the Graphic Building. No contract has yet been awarded.

Costly Apartment House for Riverside Drive.

RIVERSIDE DRIVE.—The John J. Hearn Construction Company, 509 5th av, builders, are receiving competitive sketches for a large apartment house to cover a plot at the southeast corner of Riverside Drive and 114th st. The proposed building is to have twelve stories and will be of the highest type of fire-proof construction, costing about \$350,000. The owners are now taking figures on the excavations. The selection of an architect is likely to be made within a few days.

Plans for 70th Street Residence.

70TH ST.—Alvin W. Krech, president of the Equitable Trust Co., 15 Nassau st, will soon begin the erection of a new residence in the north side of 70th st, 73 ft. west of Madison av. Messrs. Heins & La Farge and A. C. Jackson, 30 East 21st st, are now completing the plans and will take figures on the general contract about July 10. The building will contain 5½-stys, 25x78 ft., and cost about \$70,000.

Apartments, Flats and Tenements.

JERSEY CITY, N. J.—Stanley Gollick, builder of Magnolia and Chestnut av, has just had plans approved for the erection of two nine-family flats, on Beacon av, from plans by Architect William H. Bogart.

106TH ST.—Geo. Fred Pelham, 507 5th av, has prepared plans for a 6-sty 48-family flat, 150x87 ft., for the Raymore Realty Co., of which Joseph Wittner, 150 Nassau st, is president, to be erected in the south side of 106th st, 225 ft. west of Amsterdam av, to cost \$220,000.

56TH ST.—Israels & Harder, 31 West 31st st, have taken bids on the general contract for remodeling the apartment

241ST ST, n e cor Bronx boulevard. 2-sty frame extension, 18x14, to 2-sty frame dwelling; cost, \$1,000; owner, Wm. W. Penfield, 730 East 242d st; architect, Wm. Thos. Mapes, Wakefield. Plan No. 263.

222D ST, n s, 279 e White Plains av, 1-sty frame extension, 8x12, to 1½-sty frame dwelling; cost, \$200; owner, Arthur H. Wadick, 229th st and White Plains av; architect, Chas. E. Staker, 687 East 219th st. Plan No. 276.

BOSTON ROAD, e s, 150 s 179th st, new water closet, new partitions, etc., 1-sty iron and concrete shed; cost, \$1,000; owners, Interborough Rapid Transit Co., 165 Bway; architect, Geo. H. Pegram, 165 Bway. Plan No. 268.

COLUMBUS AV, s s, 75 w Taylor st, 1-sty brick extension, 16.1x11.10, to 2-sty brick store and dwelling; cost, \$1,000; owner, Seropine Bilotte, on premises; Wm. Schnauffer, 363 East 149th st. Plan No. 278.

HOE AV, No. 1219, 1-sty frame extension, 16x5, to 2-sty and attic frame dwelling; cost, \$500; owner, Samuel Eisnitz, on premises; architects, Gross & Kleinberger, Bible House. Plan No. 272.

JACKSON AV, No. 1157, new store front, etc., to 4-sty brick store and tenement; cost, \$1,500; owners, Rosenwasser Bros., 472 Bway; architect, Fred Ebeling, 420 East 9th st. Plan No. 261.

SUMMIT AV, w s, 392 n 161st st, 1-sty terra cotta extension, 15x36, and new columns to 3-sty brick tenement; cost, \$1,700; owner, Jean P. Baillie, 930 Sedgwick av; architect, Angelo H. Martire, 1566 Broadway. Plan No. 277.

TREMONT AV, Nos. 749 and 751, lower to grade two 3-sty frame stores and dwellings; total cost, \$250; owner, J. C. Julius Langbein, 505 East 175th st; architect, L. Howard, 1861 Carter av. Plan No. 275.

WILLIS AV, No. 317, 1 and 2-sty brick extensions, 12.6x15 to 3-sty frame store and dwelling; cost, \$2,000; owner, H. M. Goldberg, 309 Bway; architects, Goldner & Goldberg, 701 Jackson av. Plan No. 271.

WESTCHESTER AV, s s, 76.6 e Robbins av, new partitions, etc., to 5-sty brick store and tenement; cost, \$500; owners, Mercury Realty Co.; architects, Goldner & Goldberg, 701 Jackson av. Plan No. 269.

L. Brener, 987 Prospect av, treasurer. WASHINGTON AV, No. 1685, new beams, columns and show window to 4-sty brick stores and tenement; cost, \$2,500; owner, S. M. Schatzkin, 358 East 149th st; architect, C. A. Millner, 368 East 149th st. Plan No. 262.

WHITE PLAINS ROAD, w s, 76.6 s Becker av, lower to grade, 3-sty frame stores and tenement; cost, \$300; owner and architect, Wm. W. Penfield, 730 East 242d st. Plan No. 264.

WHITE PLAINS AV, w s, 166.3 s Becker av, 1-sty frame extension, 9x12.9 to 3-sty frame stores and tenement; cost, \$300; owner and architect, Wm. W. Penfield, 730 East 242d st. Plan No. 265.

WHITE PLAINS AV, w s, 146.3 s Becker av, lower to grade, 2-sty frame stores and tenement; cost, \$300; owner and architect, Wm. W. Penfield, 730 East 242d st. Plan No. 266.

WHITE PLAINS AV, w s, 183.3 s Becker av, lower to grade, 3-sty frame stores and tenement; cost, \$300; owner and architect, Wm. W. Penfield, 730 East 242d st. Plan No. 267.

YONKERS AV, w s, opposite 239th st, 1-sty and attic frame extension, 57.2x 26.1, to 1-sty and attic frame stable; cost, \$4,000; owner, Jas. Douglas, Sputin Duyvil; architects, Nelson & Van Wegener, 44 West 39th st. Plan No. 279.

3D AV, w s, 500 n 179th st, add 1-sty to 1-sty frame store and dwelling; cost, \$1,200; owner, Benj. I. Barnett, 11 East 125th st; architect, Nathan Langer, 81 East 125th st. Plan No. 273.

house 207-209 West 56th st, owned by the Clinton Realty Co.

JERSEY CITY, N. J.—Architects and Engineers Morrison & Carrier, 47 West 34th st, Manhattan, are preparing plans for Schackow & Cohen of 284 Third st, for the construction of two apartment buildings on Mercer st. The specifications will call for tiled vestibules, and bathrooms, open plumbing, cabinet mantels, dumb waiters, gas fixtures and all modern improvements except heat. The cost of the buildings will be \$60,000, and the plans are now ready for figures.

Banks.

NEW HAVEN.—Architect Q. W. Robinson of New Haven, has been commissioned by the Mechanics bank to prepare sketches for a suitable building to be erected at Center and Church sts. President W. H. Douglass states that a first-class up-to-date building for the exclusive use of the bank will be erected.

WEST HUDSON, N. J.—The M. Byrnes Building Co., of Elizabeth, has submitted the lowest bid at \$34,875, for the construction of the new bank building on Harrison av, West Hudson, for the West Hudson County Trust Co. Other bidders were: E. M. Waldron Co., Newark; Winston Parish Co., New York; Rossell & Pfeffer, New York; Tide Water Building Co., New York; V. J. Hedden & Sons Co., Newark; Hedden Construction Co., Newark.

JERSEY CITY, N. J.—John T. Rowland, Jr., and Frank Eurick, Jr., associate architects, 15 Exchange pl, are completing plans for the 6-sty bank and office building, 75x100 ft., for the Union Trust Co., 65 Montgomery st, to be erected at the southeast corner of Montgomery and Washington sts, Jersey City, at an estimated cost of \$400,000. Charles F. Long, one of the directors, will act as consulting engineer. The building is to be ready by January, 1910.

Churches.

HADDONFIELD, N. J.—An active movement is on foot here looking to the building of a new M. E. Church. Address pastor M. E. Church, Haddonfield, N. J.

BAYONNE, N. J.—The Third Reformed Congregation, of which the Rev. H. J. Schulz is pastor, contemplate the erection of a new church on the Boulevard, at Bayonne.

EAST ORANGE, N. J.—Plans and specifications for the new Elmwood Presbyterian Church, East Orange, have been approved by the advisory committee. The church will cost about \$25,000. The committee decided to secure bids for work as soon as possible.

BUFFALO, N. Y.—Plans for the new Central Presbyterian Church, to be erected at Main st and Jewett av, at a cost of about \$70,000, have nearly reached the stage when contracts may be let. Marble and granite will be the material used. Rev. R. V. Hunter is pastor.

NORWALK, CONN.—Joseph A. Jackson, 1133 Broadway, Manhattan, is drawing plans for a new church to be built by the Catholic Society, of which Rev. S. F. Chernitsky is pastor. It will be a brick structure, 45x120 ft, slate roof, terra cotta and limestone trimmings, seating capacity about 500 and cost \$35,000.

BROOKLYN.—Hedman & Schoen, 25 West 42d st, Manhattan, have been preparing plans for a 2-sty brick and limestone synagogue, 50x100 ft., for the Scharre Zedek Congregation, to be erected on the north side of Putnam av, near Reid av, Brooklyn, costing \$30,000. The building will have a seating capacity of 1,000.

SCHENECTADY, N. Y.—The Second Reformed Church of Schenectady, has accepted plans of W. R. Brown, Chicago, Ill., for a new \$40,000 church and Sun-

day-school, seating about 640 people. The construction will be of brick, with stone trimmings. The building committee consists of Rev. J. G. Meengs, John H. Peters and Isaac Hotaling.

Dwellings.

WATERBURY, CONN.—Cram, Goodhue & Ferguson, 170 5th av, Manhattan, have completed plans for a residence for Miss Helen E. Chase, at Waterbury. John W. Gaffney & Son, have the contract for foundation work.

MORRISTOWN, N. J.—Members of St. Peter's Church are now considering the question of building a parish house. Rev. Philemon Sturgis is of the opinion that a parish house is absolutely necessary. Funds will be raised.

65TH ST.—Trowbridge & Livingston, 527 5th av, will prepare plans for a 5-sty residence, 28x100 ft., for B. Sloane, 38 Wall st, to be erected at 41-43 East 65th st, costing around \$70,000. The architects will have full charge of construction.

GLEN RIDGE, N. J.—Mrs. J. B. Connolly is to erect a frame dwelling on Bloomfield av, Glen Ridge, to cost \$5,500. 32x30 ft, eight rooms and bath, hardwood trim and parquet floors. E. V. Warren, 22 Clinton av, Newark, is the architect.

75TH ST.—Plans are being drawn for the installation of an elevator, heating-plant, bathrooms and redecoration of the entire house No. 9 West 75th st, the residence of Mr. A. Beller. The approximate cost will be \$12,000. Herbert M. Baer, 542 5th av, is the architect.

Factories and Warehouses.

BRISTOL, CONN.—The Bristol Engineering Co., of Bristol, is looking for a suitable building site on which to erect a larger plant. No plans have yet been decided upon.

HARRISON, N. J.—The Hyatt Roller Bearing Co. of 427 Middlesex st, Harrison, will break ground at once for a large addition to their present factory. The new addition is to be of brick construction, 3-stys, 60x90. All modern factory devices will be installed in the building, which it is estimated will cost \$20,000.

NEWARK, N. J.—Roe & Conover (hardware), 200 Market st, Newark, will erect a warehouse on Frelinghuysen av, to cost about \$30,000. Plans are now ready. The Consolidated Color and Chemical Co., Newark, will also improve its plant at Lister av and Brown st. Robert C. Klemm, 156 Market st, is architect.

BROOKLYN.—E. A. Dennison, 475 5th av, has been commissioned to prepare plans for a 7-sty brick and limestone cold-storage warehouse addition, 65x100 ft. (mill construction), to be erected at 30th Hall st, Brooklyn, for the Kings County Refrigerating Company. The architect will receive the figures, the estimated cost of which is placed at \$100,000.

ELIZABETH, N. J.—Herbert M. Baer, 542 5th av, Manhattan, has let the contract for a 2-sty mill construction factory, 70x257 ft., for Messrs. Arnold, Schiff & Co., umbrellas and parasols, to be located at Elizabeth, N. J., to P. S. Van Kirk Co., of Paterson, N. J. He is now taking bids on plumbing, heating, electric wiring and automatic sprinkler installation for this building.

WATERBURY, CONN.—The business of the Lee Hat Manufacturing Co., the Lee Soft Hat Co., H. McLachlan & Co., and the S. A. G. Hat Co., of which Mr. McLachlan is the head, will unite and erect a new plant at Waterbury containing 90,000 sq ft of floor space. The Tracy Bros. Co., of Waterbury, has received the building contract. Philip W. Sunderland, Waterbury, is the architect.

CLEVELAND, OHIO.—George S. Rider & Co., consulting engineers, have completed plans for a 6-sty factory for the Cleveland Worsted Mills Co. The building will be 190x90 ft. Construction will be of heavy steel and brick, with mill constructed floors, electric elevator service. The general contract has been let to Andrew Dall & Son, and the steel will be furnished by the Forest City Steel & Iron Co.

Halls and Clubs.

WATERBURY, CONN.—Architect Leonard Asheim, of Waterbury, has plans out for the Turn hall to be erected in North Main st, for the Turn Verein Vorwärts. It will be a 2-sty building, 40x100 ft, heated by steam.

AMSTERDAM, N. Y.—At the meeting of the building committee of Amsterdam lodge, No. 101, B. P. O. E., five bids were submitted for the construction of the new Elks building, but no contract was awarded, for the fact that all bids were far above the estimated cost. The firm of John J. Turner & Sons of Amsterdam presented the lowest bid. The plans will be revised somewhat, to reduce the cost.

ALBANY, N. Y.—The Wataheadagwa Red Men's Hall Company has been incorporated with the Secretary of State with a capital stock of \$25,000. The directors named are Hobart L. Bundy, Joseph Nickles and Walter H. Taylor. The tribe has recently purchased a site on North Lake av, between Clinton and Central avs. It is proposed to build a hall for the convenience of members of the order who live in the West End of the city.

Hospitals and Asylums.

WATERBURY, CONN.—Bids have all gone in for the new hospital to be erected at Waterbury by the Hospital Board. Henry Bacon, 160 5th av, Manhattan, is the architect. The award will probably be made next week.

MIDDLETOWN, CONN.—Architect W. D. Johnson, of Hartford, has plans completed for the contagious ward to be erected at the Middlesex hospital. It will be brick, 18x61 ft, with two wings, 12 ft square, slate roof, five bath rooms, steam heat.

Hotels.

POUGHKEEPSIE, N. Y.—Carl H. F. Kohl, proprietor of the Morgan House, will erect a modern summer hotel on his Lookout farm property, north of the city line. The new structure will be built to accommodate 100 guests, and will be fitted with all modern conveniences.

KINGSTON, N. Y.—Plans are being prepared for the erection of a 4-sty brick and steel addition to the Eagle Hotel, in Main st, Kingston, by Proprietor Hungerford. The new structure will be of the most modern hotel construction, containing fifty to sixty rooms with baths.

KINGSTON, N. Y.—J. A. Wood, 120 Liberty st, Manhattan, has prepared plans for a 5-sty fireproof hotel, brick, stone and steel, 85x30 ft., for the Ulster County Hotel Co., to be erected at Kingston, at a cost of \$75,000. Plans will be ready for figures by July 25. John S. Winne is president and manager.

Libraries.

JAMAICA, L. I.—The congregation of the First Presbyterian Church is considering an offer of \$40,000 made by the city for the church's property on Clinton ave, near Fulton, where it is proposed to erect a fine new Carnegie library and an administration building.

NEW HAVEN, CONN.—Work on the Ives Memorial library in Elm st, is progressing at a rapid rate and the marble front to which the contractors are devoting much attention, will soon be in such form as to give a fair idea of what

this handsome building will look like. Cass Gilbert, 11-15 East 24th st, Manhattan, is the architect.

Miscellaneous.

WATERBURY, CONN.—Superintendent David B. Neth, of the Electrical Department of the Connecticut lines, has announced that the sum of \$500,000 has been appropriated for the erection of a big power plant here.

PATERSON, N. J.—The new engine house to be erected at 17th av and East 26th st, will be one of the finest type of fire house in New Jersey. Architect William Fanning, of Paterson, has evolved a fine set of plans which have met the approval of the commission, and bids will be opened for the construction on July 9.

HACKENSACK, N. J.—Estimates are about to be taken on marble, granite and sandstone for the new court house and jail soon to be erected at Hackensack, from plans by James Riely Gordon, 402 5th av, Manhattan. The actual selection of materials has not yet been made.

Municipal Work.

BROOKLYN.—The Department of Public Charities will receive bids until July 8, for material required to lay tile roofs on the two wings of the Kings County Hospital, Brooklyn.

ORANGE, N. J.—The Street Committee of Council has decided to recommend to the Council the appointment of the firm of Runyon & Carey, of this city, as consulting engineers in establishing the municipal lighting plant.

BLACKWELL'S ISLAND.—The Department of Public Charities will open bids on Wednesday, July 7, for labor and materials required for repairing the boiler, steam and return mains at the New York City Home for the Aged and Infirm, Blackwell's Island.

HART'S ISLAND.—Bids will be received by the Commissioner of Correction, Thursday, July 8, for furnishing hardware, paints, iron, steam fittings, lumber and miscellaneous articles. Also, for the erection and completion of a 2-sty brick fireproof industrial building on Harts Island.

HOBOKEN, N. J.—The Citizens Light, Heat and Power Co. will, according to a resolution recommending a franchise passed lately by the Hoboken Common Council, be permitted to compete with the Public Service Corporation, providing they can erect a plant and get in readiness to supply light within a year.

MANHATTAN.—Bids will be received by the President of the Board of Trustees, Bellevue and Allied Hospitals, Wednesday, July 7, for labor and materials necessary for wire guards, railings, supports and all other work for inclosing the balconies and balcony stairways at Gouverneur Hospital, No. 621 Water st, Manhattan.

MANHATTAN.—Estimates will be received by the Park Board, Thursday, July 8, for furnishing and erecting iron railings around the grass plots in Broadway, between eighty-second and Ninety-second st. Also, for furnishing and delivering one thousand (1,000) barrels of emulsifying road sprinkling oil for parks in Manhattan.

BROOKLYN.—Bids were received by J. W. Stevenson, Bridge Commissioner, for construction of sidewalks, walls, railings, etc., in the connection with the trolley railway approaches to the Brooklyn Bridge on the Brooklyn side. Cooper & Evans Co., 220 Broadway, Manhattan \$6,818 (low bid). Other bidders were: Crescent Construction Co., Snare & Triest Co., Haggerty Contracting Co., Charles McQuade & Co., N. E. Construction Co. Laferty & Weir.

BROOKLYN.—Bids will be received by the Superintendent of School Buildings, Tuesday, July 6: No. 1, for installing electric light wiring, fixtures, etc., in classrooms Nos. 3, 7, 10, 18, 29, 33 and 44, and fire signal system in public school 16, on the northerly side of Wilson st, between Bedford and Lee avs. No. 2, alterations at Public Schools 1, 3, 4, 7, 9, 11, 54, 133, Commercial High School, Girls' High School and Training School for Teachers, Brooklyn.

MT. KISCO, N. Y.—The Commissioner of Water Supply, Gas and Electricity, will receive bids on Wednesday, July 14, for constructing and installing two direct-connected, electrically-driven, vertical pumping units, including electric lighting installation, in the pumping station to be erected for the sewage disposal plant at Mount Kisco, Westchester County. Also, for furnishing and laying water mains and appurtenances in Flatbush, Carlton, Vanderbilt and Atlantic avs and in Pacific st.

Office and Loft Buildings.

12TH ST.—Joseph Dicorsia, 151 West 25th st, has received the general contract for an addition to the loft and store building No. 20 East 12th st for Mrs. J. Fitzgerald, 114 West 75th st. Wm. C. Hazlett, 1133 Broadway, prepared the plans. The estimated cost is \$65,000.

NEWARK, N. J.—The West Side Trust Co. has bought from the heirs of the Benedict Prieth estate the 4-sty brick building southwest corner of High st and Springfield av, 86x90 ft. When the lease expires the company will spend \$50,000 in alterations, making a modern counting room, a directors' and other rooms.

24TH ST.—Ditmars & Brite, 111 5th av, are taking bids on the masonry and carpenter work for the loft building addition to be erected at Nos. 203-205 West 24th st, through to 25th, for the Frammor Realty Co., 207 West 24th st. The National Cloak & Suit Co., 207 West 24th st, is the lessee. The building will measure, 45x200 ft., containing 11-stys, costing around \$200,000.

Schools and Colleges.

SOUTH ORANGE, N. J.—Taylor & Mosley, 1 Nassau st, Manhattan, have been authorized to prepare working plans and specifications for additions to the Maplewood, Columbia and First Schools, South Orange.

SYRACUSE, N. Y.—Rev. James P. Magee, pastor of St. Patrick's Church, has commissioned Architect James A. Randall to prepare plans for a parochial school and teachers' residence to be built in Schulyer st.

LYNBROOK, L. I.—At the taxpayers meeting recently a proposition was submitted to the voters of the school district to raise \$35,000 for the erection of an eight-room brick school building facing on Atlantic av. Remson H. Shipway was elected chairman.

PATERSON, N. J.—The Glen Engineering Co., 156 5th av, Manhattan, has submitted the lowest bid at \$336,272 for the construction of the new Paterson high school. William T. Fanning, of Paterson, is the architect. The award will probably be made in a few days.

BLOOMFIELD, N. J.—The Bloomfield Board of Education has purchased a 3-acre plot at Broad st and Belleville av, on which it is proposed to erect a new high school to cost \$100,000. The old building will be used as a primary school. Address chairman Board of Education.

BELLEVILLE, N. J.—A special meeting will be held at the Academy Street School of Belleville, July 12, when citizens of the township will be asked to authorize the purchase by the Board of Education of a plot 279x50x67 ft, ad-

joining the Joralemon street School, on which to erect a new building.

WILLIMANTIC, CONN.—At a meeting of the high school building committee the firm of Cooper & Bailey, of Boston, Mass., architects, were engaged to prepare plans for a new building. The committee also decided to have a central heating plant and preliminary sketches on this will also be submitted to the committee.

BROOKLYN.—The general contract for the parochial school to be erected in the west side of Warwick st, 80 ft north of Liberty av, Brooklyn, for the Province of St. Joseph, of the Capuchion Order, Rev. Gabrino Messner, has recently been awarded to J. A. Zimmerman, of 505 5th av, Manhattan. F. Berlenbach, 260 Graham av, Brooklyn, is the architect. Brick, limestone and terra cotta, 3-stys, 60x70 ft. The approximate cost is \$60,000.

Bids Opened.

ASTORIA, L. I.—The Department of Docks and Ferries opened bids on June 25, for building a new pier at the foot of Jamaica av, Astoria, Borough of Queens. Lowest bidder was the Phoenix Construction Co., 41 Park Row, at \$11,897.

MANHATTAN.—Bids were received on June 25 by the Department of Parks, for furnishing and erecting iron railings around the grass plot in Broadway, between 72d and 82d sts. Lowest bidders were Clarke & Stowe, 221 Greenpoint av, Brooklyn, at \$14,900.

MANHATTAN.—Bids were received by the Department of Docks and Ferries June 22 for furnishing labor and materials for preparing for and painting the hulls of the municipal ferry boats. Lowest bidders were Jas. Showan & Son, foot Houston st, East River, at \$17,593.

The Board of Education opened bids on Monday, June 28: No. 1. For installing electric equipment in Girls' High School, Brooklyn. T. Frederick Jackson, Inc., \$18,995 (low bid). Other bidders were: E. J. Duggan, Commercial Construction Co., Cowden & DeYoung, Griffin & Co., New York Construction Co. No. 2. For repairs, alterations and additions to the electric equipment in P. S. 4, 27 and 36, Bronx. P. S. No. 4, E. J. Duggan, \$3,779; P. S. No. 27, T. Frederick Jackson, Inc., \$3,267; P. S. No. 36, New York Construction Co., \$555, were low bidders. No. 3. For sanitary alterations at P. S. 31, 43, 87 and 106, Brooklyn. P. S. Nos. 31, 106, James Harley; P. S. Nos. 43, 87, John Spence, Jr., were low bidders.

Contracts Awarded.

ELIZABETH, N. J.—The Hedden Construction Co., 38 Academy st, Newark, has secured the contract to erect the marble building for the Union County Trust Co., and the Herring, Hall, Marvin Safe Co., 400 Broadway, New York, the contract for the vault work. The cost is to be about \$125,000.

5TH AV.—Potterton Bros., 215 West 28th st, have received the mason work for the 4-sty residence alteration at the southwest corner of 5th av and 50th st, which is to be made over into store, offices and apartments, for Henry S. Redmond, of Redmond & Co., bankers, 33 Pine st. Cross & Cross, 527 5th av, are the architects. The carpenter-work has not yet been let. Estimated cost, \$25,000.

Government Work.

The contract for the installation complete of an electric passenger elevator and electric dumb waiter in the Pittsburgh (Pa.) public building has been awarded to the Otis Elevator Co., of Manhattan at a total of \$6,219.

ANNAPOLIS, MD.—Proposals will be received at the Bureau of Yards and Docks, Washington, D. C., July 24, for constructing four officers' and nurses' quarters and one stable at the naval hospital, Annapolis, Md. R. C. Hollyday, chief of bureau.

HUDSON, N. Y.—Sealed proposals will be received until the 28th day of July for the construction (including plumbing, gas piping, heating apparatus, electric conduits and wiring), of the U. S. Post Office at Hudson, N. Y. Address, James Knox Taylor, Supervising Architect, Washington, D. C.

Office of the Supervising Architect, Washington, D. C. Sealed proposals will be received July 29th, for the construction (including plumbing, gas piping, heating apparatus, electric conduits and wiring), of the U. S. post-office at Belleville, Illinois. James Knox Taylor, Supervising Architect, Washington, D. C.

Sealed proposals will be received the 27th of July, 1909, for the construction (including plumbing, gas-piping, heating apparatus, electric conduits and wiring, and a standard clock system) of the U. S. Post Office and Court House at Owensboro, Ky. James Knox Taylor, Supervising Architect, Washington, D. C.

BROOKLYN.—Proposals will be received at the Bureau of Yards and Docks, Washington, D. C., July 24, for medical supply depot at the naval hospital, Brooklyn, N. Y. Plans and specifications can be obtained on application to the bureau or to the commandant of the navy yard named. R. C. Hollyday, chief of bureau.

Brief and Personal.

Great changes in a year at Fort Washington.

The Manhattan Building Department will close at 3 P. M. during the months of July and August.

The office of the Engineering Record has been changed from 277 Pearl st to 239 West 39th st, New York.

Herman Petri has moved his office and showroom of tiles, mantels and fireplace goods to 124 East 41st st.

More building construction is going on in Hudson River cities than in years past.

More enduring temperatures have revived drooping ambitions among the builders.

Herbert DuPuy, of Pittsburgh, who recently entered the local sand and gravel market, has moved his offices to those of the Goodwin Sand and Gravel Co., 71 Broadway.

Harvey Farrington, manufacturer of expansion bolts, 45 Broadway, is spending his vacation with his family at Racquet Lake, N. Y. He will return to the city on July 9.

J. B. King, of the J. B. King Company, which recently moved its offices from No. 1 Broadway to 17 State st, has been in Europe since June 1, and will not return to his desk until about September 1.

M. S. Baldwin, advertising manager of the Otis Elevator Co., 17 Battery pl, is spending the major portion of the summer in Europe. He is expected to return to his office on or about August first.

W. P. Corbett, general sales manager of Alsen's American and German Portland cement, with offices at 45 Broadway, has gone on a fishing trip of two weeks' duration in Canada. He expected to return to his office on or about July 6.

J. C. Ewing, one of the managers of the Goodwin Sand and Gravel Co., is moving his family to this city from Pittsburgh, where he was formerly associated with Herbert DuPuy. J. C. Ewing will hereafter make New York his headquarters.

In the bankruptcy proceedings against Milliken Brothers, Inc., structural iron and steel contractors, of Milliken, S. I., formerly of 11 Broadway, July 15 was

set this week as the time to file an answer to the petition filed against the corporation on June 10, 1907.

A. H. Bragg, of Eggleston Brothers, iron and steel dealers, South st, is on his vacation. He will return to his desk on August 1. He will devote considerable of his time to motoring. F. Cook, of the same firm, has returned from his vacation camping sojourn at Smithtown, L. I. W. F. Proctor takes his vacation in August.

A. Gardiner Cooper, a member of the firm of Bruce & Cook, iron and steel dealers, 190 Water st, is spending his vacation in the Maine woods. He wrote the heads of the various departments this week that he had caught 350 bass, the major portion of which weighed 3½ pounds. He will be back at his desk on Tuesday.

Edmund A. Fisher, president of the Sayre & Fisher Co., brick manufacturers, with yards at Sayreville, N. J., and offices in the Smith & Gray building, 261 Broadway, sailed for Europe on June 8. He arrived safely in Bremen with his family and started almost immediately upon a prolonged trip through Germany and France. He expects to be back in this city by August 1.

The Standard Concrete-Steel Company, engineers and contractors in reinforced concrete construction and of the Guy B. Waite systems of fireproofing, has obtained the contract for the reinforced concrete work, according to its "System M," for the storage warehouse to be erected on 150th st, east of Amsterdam av, for Thomas F. McAvoy. F. E. Glasser is the architect.

With the carpenters, as well as the iron-workers, outside of the arbitration breastwork, the peacemakers had better keep alert. Another big body of craftsmen, the bricklayers, never subscribed to the General Arbitration Plan,—but they never strike, they claim. At any rate, it is well to understand that the General Arbitration Board's ability to preserve peace has limitations.

John P. Kane, Jr., of the firm of John P. Kane Co., masons' building material, nearly had his finger cut off by an electric fan on Tuesday. He was sitting at his desk writing when the fan fell. He tried to catch it and the second finger of his right hand went between the brass guard. A blade of the fan cut so deep into the member that it severed the bone, leaving the digit hanging by a few tendons. He received surgical attention at once, and fears of blood poisoning developing have practically been allayed. He is still attending to business as usual, however.

Sunburst Prism Light Co. Incorporates.

The Sunburst Prism Light Co. was incorporated last week with \$250,000 capital, all of which is in common stock, to succeed the Universal Iron Foundry Co., which has been doing a large business at Scholes and Waterbury sts, Williamsburgh, for many years. The officers will be elected within the week. The newly incorporated company will purchase the Universal Iron Foundry's plant and property, consisting of a plot 75x100 ft., on which stand three wooden and one brick factories and will devote the whole to the manufacture of a new vault light invented and perfected by Philip Schwickert, one of the incorporators of the new company.

This is a system of vault lights with mirror reflectors. The company also makes skylights which are burglar proof. Tests of the new system enabled a photograph to be taken of a printed placard placed 40 ft. from a skylight 15x45 ins., on an exposure of 1 to 8, daylighted

street. In other words the exposure in the attic was only eight times the time of exposure allowed for the same work on a sun lighted avenue. In the developed picture the 24-point type was clearly readable without the use of magnifying glass. In the cellar, where one of the vault lights have been installed, a nonpariel or newspaper type could be read at a distance of 50 ft. with no other light penetrating the otherwise dark cellar. The company already reports several large orders from its Boston office.

Good Roofs Add to Life of Buildings.

An expert on building construction, writing in a recent number of a technical magazine, made the statement that one of the essentials in a building, the importance of which very frequently is passed over in a more or less perfunctory manner, is the roof. He said that a good roof adds to the life of a building. When a builder puts a roof on a structure he guarantees it for periods ranging from one to ten years, providing the house is not sold in the meantime. If the building is disposed of, the responsibility of the roofer usually ends. At 114 East 130th st, the Roof Maintenance Co. makes a specialty of taking up the maintenance of roofs where the builder leaves off. This company, of which L. C. Anderson is president and treasurer and S. P. Fields, is secretary, has been in business for nine years, and during that time has had charge of the maintenance of roofs of some of the most important buildings in this city. It also puts on new roofs and keeps them in repair not only during the period of its guarantee but on a yearly contract looks after them for an indefinite period.

All kinds of roofs are maintained by this company; it even puts a plastic slate covering over worn out shingles. The contracts held by this company do not terminate with a sale of property, but hold good with assigns, thus insuring constant attention and absolutely water-tight roofs at all times. Among the contracts now held by this company is one for remodeling and maintaining the roofs of the estate of Conrad Stein at Red Bank, N. J.

Asbestos Furniture.

The Bureau of Construction and Repair of the United States Navy Department has taken up the subject of asbestos furniture in connection with a periodical investigation which is conducted into the question of fittings and furniture for naval ships in the protection from fire. Real estate and building interests are also awaiting the result of the investigation, because it is likely to be far-reaching.

It has been observed that this asbestos furniture is used on the Austrian cruiser St. George, where it has given much satisfaction. This had led to a practical test of various kinds of furniture of that type at the navy yard at Brooklyn. When the tests are completed a report will be filed with the Navy Department, and upon the conclusions will depend the extent of the adoption of this type of furniture on board our vessels of war.

From time to time the department has taken up the question of furniture made of wood, metal, asbestos and material which is specially treated against conflagration. It is desired, of course, to obtain furniture which reduces the danger from splinters in time of attack as well. Careful attention will be given to the question in an effort to improve the existing situation and increase the factor of protection.

BUILDING MATERIAL AND EQUIPMENT

And News Regarding Source of Supply

Trade Optimistic Over Coming Six Months.

The week closed the first half of the year 1909 with building material and equipment men fairly well satisfied with the business they have done since Jan 1, and optimistic for the next six months. There is only one exception. The cement man had some trying experiences during the latter half of the six months just closed, but the fact that the situation probably will clear within another four weeks carries them into the front ranks of the hopeful. Officials of principal companies in the brick, cement, iron and steel, lumber and stone markets, asked specifically as to their views of the business situation for the half year just closed, and as to the outlook for the next six months were unanimous in their expressions of satisfaction as to the past and of confidence in an exceptionally busy fall.

Some expressed the opinion, however, that the summer would not bring forth any noteworthy activity. As to a summary of the week, brickmen are active. They are closing up old work preparatory to new fall business wherever this is possible. Cement is still stagnant. Iron and steel lag principally because it is stock taking time at the mills. Long expected labor troubles have also held back immediate delivery orders. Lumber men continued to report increasing business, and the stone men say they have found a "soft spot" in the market. There is little new work being given out now. A gradual improvement, however, is noted.

BRICK MARKET STIFFER—PRICES FIRM.

A stiffening in the brick market, with prices remaining firm, characterized the week in the Hudson clay burning industry. The manufacturers are not shipping as plentifully as heretofore, but they are sending down a better quality. The Hudson River yards are now working full time trying to catch up with the demand, but none of them has any stock ahead to speak of. Locally it is a case of rushing through with the old work to take on new business in the Fall. Hardly anybody has any buoyant expectations for the Summer. Some distributors complained of having difficulty in getting sufficient trucks to get brick to jobs. This was not general, however.

GOOD MARKET FOR JERSEYS.

Sayre & Fisher report an improving market for their Jersey hards and a little falling away in prices over the quotation for last week. The indications are for a good summer business and a very busy fall. The company is making new brick fast and already has a large quantity in store. This company has a large part of its yards at Sayreville, N. J., covered, and in consequence the rainy weather of the early part of June had no retarding effect upon daily output. The company expects a firm market from now on.

BRICK. (Cargo quotations at the wharf.)*

	Per M.	\$6.25
Hudson River, Common.....	\$5.50@	
Hudson River, Light Hard.....	3.00	3.50
Hudson River, Pale.....		
New Jersey, Hard.....	5.50	6.00
Croton Point—Brown, f. o. b.....	12.50	
Croton Point—Dark and red.....	12.50	
Fronts:		
Bluffs, No. 1 (delivered at bldgs.)	22.00	30.00
Greys, various shades & speckled..	29.00	31.00
White No. 1.....	23.00	35.00
White No. 2.....	25.00	31.00
Old Gold.....	29.00	31.00
Named:		
English size.....	70.00	75.00
American size.....	57.00	63.00
Seconds, etc.....	40.00	45.00

*Ten per cent. and cartage rates, given below, should be added to quotations for retail prices.
 Battery to 23d St., east of Broadway.....\$0.70
 Battery to 23d St., west of Broadway......85
 23d St to 145th St. and east of Bradhurst Ave. to the Harlem River......65
 145th St north on Washington Heights to the Harlem River......85
 East of Jerome Ave. and 161st St., thence following Westchester Ave. east to the water......75
 East of Jerome Ave., 161st to 181st St.... 1.00
 East of Jerome Ave., north of 181st St.... 1.50
 West of Jerome Ave..... 1.00

LIME.
 500-bbl. lots delivered to the trade in Greater New York.
 Pennsylvania, common, per bbl....\$0.75@\$.80
 State common, cargo rate, per bbl.. .80 .85
 Rockland-Rockport, Com., per bbl. 1.02
 Rockland-Rockport, L., per bbl... 1.12
 Rockland-Rockport, special, 320 lbs. 1.42
 Select finish, per 350 lbs., net... 1.62
 Terms for Rockland-Rockport lime, 2c. per barrel discount, net cash, ten days for 500 bbl. lots.

PLASTER PARIS.
 Calcined, ordinary city, in barrels
 250 lbs. \$1.30
 In barrels, 320 lbs..... 1.60
 In bags, per ton.....\$8.50 10.00
 Calcined, city casting, in barrels,
 250 lbs. 1.45
 In barrels, 320 lbs..... 1.65
 Neat wall plaster, in bags, per ton... 9.25
 Wall plaster, with sand, per ton..... 5.25
 Browning, in bags, per ton..... 4.25
 Scratch, in bags, per ton.....
 Note.—When sold in bags a rebate of 6¼ cts. per bag returned is allowed.

SAND, GRAVEL, GRIT.
 Dock, New York.
 Screened Cow Bay sand.....\$0.30 cu. yd.
 Screened Cow Bay gravel......50 cu. yd.
 White quartz roofing grit..... 1.50 cu. yd.

Cement Situation Remains Unchanged.

No meeting of the cement licensees was called for this week, and while other meetings will be held between this date and the first meeting day in August, it is considered improbable that any action will be taken to readjust prices. Local dealers and agents have about given up hope of a return to normal conditions before next month. John B. Wight, of the Alpha Company, said: "I look for no immediate change."

As a direct result, it is said, of the unsettled condition in the cement business, a small plant at Wayland, Steuben County, N. Y., has closed down. Duane Miller, president of the company, is quoted as saying that as soon as the situation clarifies, he will resume operations. The Empire Portland Cement Co. at Warner has reduced its force of help at its mill. Harry S. Hayden, president of that company, said that he has a large stock on hand.

Looking back over the six months just ended, a representative of one of the companies chiefly instrumental in bringing about the present agreement as regards prices, said:

"The first six months of this year would have been nearly a record period had it not been for a number of companies who got hoggish. Still we have no cause for worry, and I guess that when certain conditions are taken into consideration, it will be figured out that the first six months have shown up to average in amount of business done. The prospects are for a dull July and August, but every cement man looks forward to a busy fall."

ALPHA COMPANY INCREASES WAGES.

Despite the unfavorable conditions in the cement market at present, the Alpha Cement Co. has announced an increase in the wages of its employees at its works at Easton, Pa., of 10 per cent., which took effect on July 1. The order effects about 900 men. The officials of the company say that the prevailing conditions in

the cement market do not warrant an increase at this time, but it is granted "in consideration of the higher cost of living." No official confirmation of the report could be obtained from the local office, where it was stated, however, that it had been known for some time that the company had been considering such a move.

CEMENT.

Portland, Domestic, in cloth*..... \$1.33
 Rosendale or Natural, per bbl..... .90
 (*All standard American Portland cement companies repurchase cloth sacks at the rate of 7½ cents, or 50 cents a barrel.)
Manufacturers' Quotations:
 The following special quotations, for cargo lots in cloth, are furnished by agents of the brands, and they, not we, are responsible for the accuracy of the figure given:
 Alsen's (American) Portland..... \$1.33
 Atlantic brand..... 1.33
 Atlas Portland..... 1.33
 Bath Portland..... 1.33
 Edison Portland..... 1.33
 Leigh Portland..... 1.33
 Trowel Portland..... 1.33
 Vulcanite Portland..... 1.33
 Alsen's (German) Portland..... 2.35
 Dyckerhoff (German) Portland..... 2.45

Fair Iron Inquiry—No Large Tonnages

While there continues to be a fair inquiry for pig iron there is practically no sizable tonnage. All the Eastern Pennsylvania furnaces closed down on July 1 for inventories, and on account of labor trouble. The issue is the "closed shop." The independent mills are not in the melee. The voluntary ten per cent. increase in wages given to the men in that district on June 1 has put them in good humor. It will be recalled that on April 1st the furnaces reduced the men's wages ten per cent. until such time as conditions improved in the principal markets. At that time the prices were low and many furnaces were idle. About the middle of May conditions began to improve and the advance was made. According to leading pig iron dealers the prospects for a good fall are excellent.

ONE FIRM SOLD UP ON IRON.

The Republic Iron & Steel Co. report that they are all sold up on iron and are not seeking new business. In consequence it reports few inquiries and few sales. This will continue until the mills close some time between July 12 and 15. Specifications are keeping up, however, and there are indications for a busy summer and fall. All the mills are showing a tendency to hold prices higher.

IRON FIRM'S SHUT DOWN TEMPORARY.

The Record and Guide is informed that the daily press's account of the closing of the Morris County Machine and Iron Co. at Dover, N. J., is not entirely correct. The company's officials plan to close down temporarily for the purpose of taking stock, etc., as is customary at this time of the year, but that it will reopen later in the summer. The company has had plenty to do, but its collections have been slow. It was organized fifty years ago.

RECORD MONTH FOR STEEL AND WIRE.

The American Steel & Wire Co. experienced a record month in June. The total sales in the wire reinforcement department alone for the thirty days just closed represented more than the entire first half of last year. The amount of business done in June over that of the year previous was 150 per cent. Most of the company's products from this department went to New England States, and was used in the reinforcement of chimneys and of sewer pipe. Some of the last named work is being done in Newark, N. J. The company reports exceptional business in all departments during the

last two months, and already the total sales are ahead of those of last year. A heavy fall business is expected. It will be remembered that the American Steel & Wire Co. recently announced a reduction in some cases amounting to \$9 a ton in some of its products.

STEEL MEN WATCHING LABOR SITUATION.

Local steel men are intensely interested in the labor situation in and about the mills at present. It seems to be generally conceded that it will be a fight for life with the unions. Should the employers win, the independent mills, it is thought, will also declare the open shop and the backbone of alleged labor dictation, which is given as the basis for the employers' present action, will be broken. Commenting on the situation one steel man said:

"You can hardly blame these fellows for trying to keep their unions alive, yet we have got to look out for ourselves. They have become too dictatorial. They should have the greatest care in acting at this time, especially in view of the adverse decisions unionism has received of late, yet it is entirely probable that they will find encouragement in the present crisis in the victory of the Cleveland car men. I do not look for any immediate change in prices."

BUSH TERMINAL CONTRACT LET.

The Turner Construction Co., 11 Broadway, has been awarded the contract for the model factory No. 4 for the Bush Terminal Co., Brooklyn. This building will be of reinforced concrete throughout, and will be 750x75 ft., and six stories high. Work will start at once.

SEES BRIGHTER FUTURE FOR STEEL.

W. F. Proctor, of Eggleston Brothers, iron and steel dealers, South st, in summing up the iron and steel situation for the half year just closing, said:

"Business is improving. With us the last few months it has been satisfactory. There is a better tone and feeling everywhere. There is no doubt that business is tending in the right direction and that the fall will witness activity the like of which has not been seen in years."

PIG IRON.

Northern:	
No. 1 x Jersey City.....	\$17.25@17.50
No. 2 Foundry x Jersey City....	16.75 17.00
No. 2 plain	16.25 16.50
Southern:	
No. 1 Foundry, steamship dock..	16.50 17.25
No. 2 Foundry spot	16.00 16.50
No. 3 Foundry	15.50 15.75

STRUCTURAL.

Nominal prices f. o. b. dock, N. Y.	
Beams and Channels, 15-in. and under	\$1.46@
Angles	1.46 1.51
Tees	1.51 1.56
Zees	1.51 1.56

BAR IRON FROM STORE (National Classification).

ROUND AND SQUARE IRON.	
1 to 1 1/2, base price.....	@ \$1.70
3/4 and 7/8 in.....	1-10c. extra

FLAT IRON.

1 1/2 to 4 in. x 5/8 to 1 in., base price	1.70
1 1/2 to 4 x 1/4 x 5-16.....	2-10c extra
2 to 4 in. x 1 1/2 to 2 in.....	5-10c extra
4 1/2 to 6 in. x 1 1/4 to 1 1/2.....	4-10c extra
Norway Bars	3.30
Norway Shapes	3.30
Burden Best Iron	\$3.15 base
Burden H. B. & S.....	\$2.95 base
Machinery Steel, iron finish, base.	1.70
Soft Steel Bars, base or ordy. sizes	1.70
Tool Steel, regular quality.....	7.00
Tool Steel, extra quality.....	13.00

SOFT STEEL SHEETS.

1/4 and heavier	2.00
3-16	2.10
No. 8	2.20

Blue Annealed	
No. 8	2.20
No. 10.....	2.20
No. 12.....	2.25
No. 14.....	2.30
No. 16.....	2.40

	One Pass.	Cleaned
	Cold Rolled.	American.
No. 16	\$2.40	\$3.30
No. 18	2.65	3.40
No. 20	2.70	3.35
No. 22	2.75	3.40
No. 24	2.80	3.45
No. 26	2.90	3.50

RUSSIA, PLANISHED, ETC.

Genuine Russia, according to assortment, per lb.....	11 1/4@ 14
Patent planished per lb. A., 10c.; B., 9c., net.	
Metal laths, per sq. yd.....	22 24

GALVANIZED STEEL.

Nos. 14 and 16.....	per lb. \$2.85
" 18 and 20.....	" " 3.00
" 22 and 24.....	" " 3.20
" 26	" " 3.40
" 27	" " 3.60
" 28	" " 3.75
" 30	" " 4.40
No. 20 and lighter, 36 ins. wide, 25c. higher.	

GENUINE IRON SHEETS.—Galvanized.

Nos. 22 and 24.....	per lb. \$5.75
" 26	" " 6.25
" 28	" " 7.25

SOLDERS.

Half and half.....	Case. Open.
No. 1	19 1/2@ 20 1/2
	17 17 1/2

TERNE PLATES.

N. B.—The following prices are for 1C 20x28, the rate for 14x20 being half as much. IX is usually held at \$2 per box advance for 8 to 10 lbs. coating and \$2.50 to \$3 advance for 15 lb. and upward. The following are approximating basis quotations, and proper allowance must be made for special brands, small lots, etc.:

About 40-lb. coating.....	@ \$17.10
About 30-lb. coating	15.00
About 20-lb. coating	12.50
About 15-lb. coating.....	\$10.70 11.25
About 8-lb. coating.....	8.70

PIG LEAD.

Top lots	4 1/2@ 5
Less	5 5 1/2

ZINC.

Sheet, cask lots	per lb. 7 1/2
Sheet	per lb. 8

Lumber Tariff and the Local Market.

Now that the schedule has been passed on final vote and will remain in the background until the bill goes to conference, the local lumber men are showing less interest in the matter than heretofore. The imposts that Congress may make on this building commodity has little effect upon the local market, the subject being of more vital concern to the loggers and mill men especially in the South than to the dealer here. There the mill man has to fix his price so that he can compete with the Canadians. He therefore was desirous of having a stiff rate fixed. The fact that the proposal to advance the \$1 rate went through the Senate debates without hardly any opposition was a matter of surprise to the lumber interests there. It is taken to indicate that the proposed duty of \$1.50 per thousand on rough with differentials for dressed stock slightly reduced from those now in force, is equitable.

THE NEW TARIFF SCHEDULE.

It is improbable that there will be any change in the schedule fixed by the Senate when both houses confer on the finished bill. The rates which therefore will probably stand follow:

Rough stock, \$1.50 per M.; dressed one side, \$1.50 per M.; dressed one side and tongue and grooved, \$1.75 per M.; dressed three sides, that is, dressed one side and tongue and grooved, \$2.12 1/2; dressed four sides, i. e., dressed two sides and tongue and grooved, \$2.50; which is 25 per cent. less than the Dingley duty. All the other differentials except the first, that on lumber dressed on one side, which is the same as the Dingley duty, are reduced in about the same proportion. On lath the duty was increased from 20 to 25 cents per thousand pieces over that fixed by the House and on shingles from 30 to 50 cents. The provision for a 30 per cent. ad valorem duty on boxes, barrels and other receptacles used for fruits, etc., was stricken out. These rates will not effect local prices.

LOCAL MARKET IMPROVING.

Continued improvement was noted during the week in both retail and wholesale lumber centres. There was a better inquiry and some large orders were placed. The wholesalers are beginning to feel some of the prosperity that the retailers have been experiencing the last two months. Prices remain stationary, however, with a tendency upward in pine and spruce.

LUMBER.

These figures cover only wholesale prices to the trade on well manufactured graded stock, classified by the inspection rules now in operation. Because of terms of sale, etc., it is impracticable to quote retail prices.

SPRUCE (Eastern; Random Cargoes.)	
2 inch cargoes	\$25.00@29.00
6 to 9 inch cargoes	25.00 28.00
10 to 12 inch cargoes.....	27.00 32.00

LATH.

1 1/2 in. round wood lath.....	3.50 3.75
Eastern spruce, slab.....	4.25 4.50

HEMLOCK.—Pa. Hemlock, f. o. b. New York, base price, \$20.50 per M. West Virginia Hemlock, base price, \$20.50. Eastern Hemlock, from one to two dollars lower, according to the stock, manufacture and delivery.

WHITE PINE.

(Rough or dressed.)	
Good Uppers, 4-4, 5-4 and 6-4 per	
1,000 feet	\$94.00@95.00
Shelving, No. 1, 1 x 10 in.....	50.00
Shelving, No. 2, 1 x 10 in.....	40.00 41.00
Cutting up, 5-4, 6-4, 8-4, 1sts.....	57.00 62.50
Cutting up, 5-4, 6-4, 8-4, 2ds.....	46.50 52.50
No. 2 Dressing boards, 1 x 12 in.....	46.00 49.00

HARDWARE FLOORING.

K. D. bored, end matched or butted and bundled. Standard grades of oak flooring: Clear—Shall have one face free from defects, except 3/8-in. bright sap, but question of color shall not be considered. Lengths in this grade shall be 2 to 16 ft., inclusive, not to exceed 10% under 4 ft. Select—May contain bright sap and will also admit of pinworm holes, slight imperfections in dressing or a small tight knot to every 3 ft. in length. Lengths in this grade shall be 1 to 16 ft. Common—Must be of such character as will lay a good serviceable floor with some cutting. Length, 1 to 16 ft.

13-16 Oak, 2, 2 1/2 and 2 3/4.	
Clear quartered white oak.....	\$80.00
Select quarter-sawed white oak.....	47.00
Clear Quarter-sawed white oak.....	87.00
Select quarter-sawed red oak.....	50.00
Clear plain sawed white oak.....	53.00
Select P. S. white oak.....	45.00
Clear plain sawed red oak.....	46.00
Select P. S. red oak.....	43.00
Common oak, red and white.....	30.00
No. 2 Factory or common oak, red and white	23.00
PLAIN OAK.	
4-4, 1sts and 2ds.....	\$42.00@43.00
5-4, 6-4 and 8-4 in. 1sts and 2ds..	48.00 51.00
4-4 Common	34.00 37.00
5-4, 6-4 and 8-4 in. Common.....	37.00 40.00
4-4 Culls	22.00 24.00
5-4, 6-4 and 8-4 in. Culls.....	24.00 26.00

"Soft Spot" in the Stone Market.

"We have struck a soft spot in the stone market here," wrote one wholesaler to his quarries during the week. The sentence explains in a nutshell just how the market is. Conditions are not settled. By this time it was expected that the market would open and that some of the contracts which are being held up would be awarded and work for which contracts have been signed up would get the word to go ahead.

But when the stone men complain they base it on what they had expected for this season rather than actual scarcity of work. The yards are working up to the usual percentages and fair sized contracts are plentiful. Any number of contracts are being let for jobs like that for which Arlando Marine, general stone dealer, 5 East 42d st, closed a few days ago. This case is mentioned because the structure has particular architectural merit.

The New Jersey Stone Construction Co. of Jersey City closed for all the stonework, which included four monoliths each 14 ft. 7 ins. high and 3 ft. thick, for the new Merchants' Union National Bank, at Union Hill, N. J. These monoliths are being cut from solid stone, trimmed, turned and fluted at the quarries. This is somewhat an unusual procedure, but when requested to by the trade, in cases where the purchaser has not heavy enough machinery to turn and flute stone of this size, some of the larger wholesale men will do that work for them at the quarries and will send caps and all to the job ready for setting. The cost of this building will be about \$10,000.

LOTS OF SMALL WORK.

There is a great deal of this kind of work being done now, and had not the hopes of the trade been raised to such heights by the "Be Optimistic" sentiment that followed the late depression and had they not taken the boom promises quite so much to heart, the reports

of the stone men to-day would almost universally be: "Fine business and more inquiries coming in."

JUNE A RECORD MONTH.

A few days ago nearly the entire stone trade of the Greater City swapped confidences with officials of the big trunk lines having terminals in or near New York on the sixteenth annual outing given by the Merritt-Chapman Wrecking Co. on their boat "Reliance" at Rye Beach, where the wrecking company gave its famous shore dinner and theatre party to its guests, the condition of trade was freely discussed. The consensus of opinion was that June was a better month than last year, and that last year's June was the biggest in many years. One firm's representative said it was the biggest in his company's history.

Among those at the frest air fest were Archibald Williams and Andrew Harold, of the B. A. & G. N. Williams Co.; Mr. Shillinger, of George Brown Co.; Mr. Carr and Mr. Ball, of the firm of Carr, Ball and Co., and Mr. Ball, who, by the way, is no relation to the head of the firm, superintendent of works; Harry Horner, representing H. J. Horner & Sons, Newark; Arlando Marine, the wholesaler, of this city; John E. Miller, of David Miller & Son; John R. Smith and a son, Clarence Smith, of John R. Smith's Son; Frank and Thomas Miller, E. Miller's Sons, Long Island City; Mr. Muir, representing Edmond Shuttleworth Co., Astoria; Mr. Ross and Mr. Cruickshank, of the Rankin & Ross Co.; John Hayes, of the Thomas Dean Co., Brooklyn; Frank Barr, of Barr, Thaw & Frazier, Hoboken, and John Hutchinson, of John Hutchinson's Sons.

"LESS BUSINESS, BUT MORE MONEY IN IT."

Another peculiar feature of the six months business just closed is that while there has been less business than had been expected, what there was of it has been more profitable than in former years, and that is what is meant when some stone men say that business has been better than that of June of last year. It has not been necessary to shade so closely and consequently the margin has been wider. Collections have been better, too.

LOOK FOR GOOD MARKET WITH FIRM PRICES.

It seemed to be the general opinion among the stone men at the outing that the uncertainties of the first half of the year were over and that with the dawn of the last half on Thursday the market would be firmer, the prices stronger and the inquiry more fruitful.

STONE.—Wholesale rates, delivered at New York.

Ohio freestone	.....	\$0.80	@	\$1.00
Longmeadow freestone	.....	.85		.90
Brownstone, Portland, Conn.	.....	.60		1.25
Scotch redstone	.....	1.05		....
Lake Superior redstone	.....	1.05		....
Granite, Maine	.....	.35		.50
Granite, grey	.....	.50		.90
Granite, black	.....	.75		3.00
Granite, Milford pink	.....	....		1.00
Granite, Picton Island red	.....	....		1.00
Granite, Picton Island pink	.....	....		1.00
Limestone, buff and blue	.....	.80		1.00
Kentucky limestone	.....	....		.90
Caen	.....	1.25		1.75
Portage or Warsaw stone	.....	.90		1.00
Vermont white building marble	.....	1.00		1.50
South Dover building marble	.....	1.25		1.50
Bennington building marble	.....	1.25		....
Georgia building marble	.....	1.40		2.00
Tennessee marble	.....	2.25		2.50
Wyoming bluestone	.....	.80		.90
Hudson River bluestone (promiscuous sizes, per cu. ft.)	.....	.80		....

SLATE.—Prices are per square, delivered in New York in car lots.

Genuine No. 1 Bangor	.....	\$4.90	@	\$5.65
No. 1 Chapman	.....	5.25		6.00
No. 1 Red	.....	10.00		12.00
Brownville and Monson Maine	.....	6.50		8.00
Peach Bottom	.....	6.90		7.50
Unfading Green	.....	4.90		5.60

—John A. Topping, chairman of Board of Directors of the Republic Iron and Steel Co., 115 Broadway, returned this week from Pittsburgh, where he has been making personal supervision of the furnaces and mills there prior to taking the

annual inventories. He reports things to be in good condition, and looks for a busy fall, and thinks that indications are good for the summer to be fairly active. Mr. Topping has just completed a handsome new residence at Greenwich, Conn., into which his family moved this week.

Plaster in Competition with Lime Mortar.

It will be interesting to the building trade to know that a first-class hard plaster may now be applied at a price to compete with that for lime mortar. The universal use of hard plaster has only been retarded because of its former high price.

In 1898 hard plaster sold in the New York market for \$12 per ton, exclusive of bags. Through improved methods of manufacture and increased use, the price has gradually declined, and not until this spring was the present low price of \$8.50 per ton reached. At each decline the use of hard plaster over lime has increased, but still the lime mortar has held its friends on account of its low price.

Clifford L. Miller & Co., manufacturers, of 110 East 23d st, has been working for several years to produce good hard plaster at a price to compete with lime. After four years of work in opening up its quarries, situated on the Erie Canal, New York, and making many improvements at its plant at Newtown Creek, Brooklyn, it now announces that it is ready to supply the trade in Manhattan and Brooklyn, within reasonable cartage, at \$7.50 per neat ton. Practical plasterers claim this to be lower than lime mortar.

In this connection it is interesting to consider that the use of hard plaster has increased in the United States from about 150,000 tons in 1898 to practically 11,500,000 tons in 1908. When this is considered, said one user of this kind of plaster, this week, there must be merit in the material.

Wall Furnishing Problems.

With the introduction into the household of the vacuum cleaning apparatus and other modern inventions, it seems only natural that the scrubable wall should come, yet such an innovation in plaster treatment has not only been perfected but it is on the market, and according to reports from John Lucas & Co., dealers in paints, colors, varnishes, brushes and glass, this city, it is meeting with a remarkable sale.

The problem of how to treat the walls of a store, office or dwelling have perplexed architects and builders for years. Wall paper will fade, and peel under adverse atmospheric conditions, and it will be damaged by vapors from cooking. The kitchen walls are subjected to the severest kind of use. The ashes grime and soot from the coal range, all attack the wall. In the laundry conditions are even worse. Then there is the bathroom where the temperature is constantly alternating. Vapors saturate the walls and the inevitable drying-out has a bad effect.

When wall paper has become spotted or faded it cannot be scrubbed and cleaned. For these rooms and for churches, hospitals, halls, hotels, theatres and public buildings, of all kinds, there has grown a demand, therefore, for a coating that is clean, sanitary and hygienic and which can be scrubbed without injury with soap and water when soiled. But such a preparation must have a soft, velvety finish that is restful to the eye and permanently beautiful.

The preparation made by John Lucas & Co., is known as "Lu-Flat-Kot." It is a wall specialty that is said to meet all requirements. Its manufacturers have studied the wall problem for years and this product is said to represent years of study and chemical research and prac-

tical experience, "Lu-Flat-Kot" contains no lead, glue, paste or casein. It dries with a flat velvety finish without a trace of gloss or sheen. A variety of permanent colors are offered. It is unaffected by dampness, mildew or moisture. It can be used equally successfully on wood, metal, plaster, canvas, concrete or any constructive surface whether it be wet or dry.

Safety Elevator "Safeties."

It is generally known that the Welsh Machine Works, at 276-277 West st, are builders of high-grade passenger, freight, garage and sidewalk elevators, and that they have been building elevating machinery for the trade for several years. But the fact that this firm has become very active of late in contracting and erecting their own machines is not so generally known, excepting to some builders and contractors who have placed these machines in their buildings, stores and factories, where, it is said, they have given very great satisfaction.

The company's activity, which has called considerable attention to itself from the trade, is somewhat due to the efforts of Mr. E. Marshall, M. E., and an elevator expert of more than thirty years' standing. Mr. Marshall took charge of the sales department of that company at the first of the year, and since that time the company has handled the following contracts, some of which are now in course of installation:

New York Improved Real Estate Co., 320 Church st, one freight elevator; Freed & Co., 279 Church st, one freight elevator; the Corporation of Hegeman & Co., 200 Broadway, one sidewalk elevator; Wm. Iselin & Co., 1 Green st, one freight elevator; George W. Higdon, 473 4th av, one sidewalk elevator and one hand-power elevator; American Elevator Co., 100 Cedar st, one sidewalk elevator; Gustav Seaberg, 407 Douglass st, Brooklyn, three freight elevators and two passenger elevators; George I. Roberts & Bro., 471 4th av, one passenger and two freight elevators; Frederick Roeder, 879 Grand st, Brooklyn, one 6,000-lb. garage elevator; Charles H. Lang, 500 5th av, one 5,000-lb. garage elevator; Moe Levy & Co., 119 Walker st, one passenger elevator; B. House & Co., 8 West 39th st, one passenger elevator.

Mr. Marshall states that the Welsh Machine Works are experiencing a good, healthy growth in business and the prospects are good for a busy season. He says that there is a good demand for elevators and that the Welsh Machine Works has a type of elevator that will fill the demand, if that demand embraces efficiency, light running at minimum of cost and exceptional durability of mechanism. This company, by the installation of modern machinery, is prepared to take contracts for the direct connected, single or double worm and gear, overhead, drum or traction type of machine, modern rise plungers for passenger and freight service, and, in fact, any kind of a lift where safety is combined with speed and durability.

This company has a safety device which makes it impossible for an elevator to run into the overhead works or to fall if the cables break. The Welsh Compression Safety can be adjusted to all speeds, loads and conditions. One particular feature of this device is that it does not become worn out or inoperative for want of use or by being used. A careful system of adjustment of parts, it is said, gives these elevators ease in operation which permits of no waste power and consequent additional cost. For apartment house work where safety as well as economy in operation and efficiency are essential requirements, this company installs a machine which it claims to have perfected after years of expensive and exhaustive tests.

OF INTEREST TO PROPERTY OWNERS.

Valuable Information Given Weekly Showing Status of Municipal Improvement Proceedings in all Branches.

Owners of real estate frequently get an unpleasant shock when they have sold a given piece of property, and title is about to pass. The attorney for the buyer, or title company, brings out a memorandum which shows that besides certain charges, such as taxes, water rent (in all probability known to the seller), there are one or more assessments which have been a lien against the property for a long or short time, as the case may be. Naturally the seller is annoyed and states that he was unaware that these liens existed. To overcome this condition the Record and Guide publishes all of these proceedings, under classified heads, and in ample time to give the owner abundant opportunity to make a protest, should he deem it advisable. Much confusion and disappointment can be avoided by weekly glancing at this column. At the end of each proceeding the official number is given, and should the owner desire to secure the full particulars of any given improvement, it will aid him materially. This information will be found to be of great use to the real estate broker. It gives him additional information for his files, and should be of considerable aid to him in consummating sales. As an example, should he learn that a proceeding for the acquiring of title by the city to a street on which he had property for sale, he would have an additional argument to place before his client, which otherwise might have escaped his notice.

The Record and Guide is regularly publishing for property owners and others information relative to the opening of streets, regulating and grading, curbing and flagging of same, as well as the construction of sewers, permanent and temporary.

The reader will understand that municipal improvements of this order are assessed against the owners of property, both improved and unimproved, situated within the district directly benefited. For example a given street is going to be paved. In all likelihood not only will the property be assessed that faces on the street directly in front of where the work is going to be done, but also property will be assessed in adjoining streets and thoroughfares which might receive the benefit of such improvement.

That the various stages of carrying through these proceedings may be followed with intelligence by the property owner they have been divided into three classes:

1. Public Works.
2. Condemnation Proceedings.
3. Assessments.

1. Under the heading "Public Works" will be printed petitions asking that improvements may be made, and the successive initiatory proceedings, including mention of the probable district that will have to bear the assessment.

Under the second heading will follow the announcement of the application for the appointment of Commissioners of Estimate and Assessment, later followed by their various reports and findings. Fuller explanation of the foregoing will be found as the reader proceeds.

Under the third and final heading will follow the details relating to the confirmation and the entry of assessments with a statement of the time within which they may be paid, without incurring penalty for arrears. In other words, if payment be not made within a given time, an interest charge, upon the amount due is exacted by the city, which must be paid by the owner of the property.

PUBLIC WORKS.

To specifically illustrate the successive steps in a proceeding for a public improvement, let it be assumed that a new street is required in some section of any of the five boroughs comprising the city of New York. A movement of this kind is usually started and agitated by some property owner, an association of property owners or perhaps considered by a board

of trade. A petition is presented to a regularly established local board, whose function is to give the proceeding the first or initial official hearing and if deemed advisable by that body, recommendation for its adoption is made to the Board of Estimate and Apportionment. This latter body meets nearly every Friday morning at 10.30 o'clock in their room in the City Hall and has jurisdiction over all public improvements.

If the board approves of the petition the area of assessment (that is to say boundary lines are fixed, and all property owners who have holdings therein are assessed in proportion to the amount of their real estate contained within these bounds) except where physical betterments are concerned, such as regulating, grading and curbing streets, laying sewers and flagging sidewalks as well as fencing vacant lots, in which case the Board of Assessors determine the area of assessment and the assessments for benefit. Motion is then made by the Corporation Counsel for the appointment of commissioners to condemn.

CONDEMNATION PROCEEDINGS.

The next step is the appointment by the Supreme Court of three Commissioners of Appraisal, of which one is designated as a Commissioner of Assessment. The commission hears all objections made by property owners as to title and value. When every one has had a hearing preliminary reports are prepared by the commission containing the amount of awards and assessments which in its opinion the various owners are entitled to. These reports are subsequently filed for examination and objections by property owners or parties in interest who may be dissatisfied with the findings of the commission.

Public hearings are then in order, and objecting parties are given an opportunity to register their disapproval of the findings. The commission then prepares and files a copy of its final report in the County Clerk's office followed by the presentation of its report to the Supreme Court for confirmation.

ASSESSMENTS.

The report of the Commissioners as approved is then transmitted to the Comptroller for the payment of awards and the collection of assessments, who in turn publishes the date of confirmation or when the assessment should be paid and entry of the assessment in the "Record of Titles of Assessments." A statement is made giving the time within which such assessment can be paid, without a penalty. If an assessment is not paid within 60 days after the date of entry, it is subject to an interest charge at the rate of 7 per cent. a year.

give notice that their report in this matter will be presented to the Supreme Court on July 26.

BENSON AV.—Opening and extending of Benson av (Madison av), from West Farms rd to Lane av, in the 24th Ward, Borough of the Bronx, in the City of New York; Overing av (Washington av), from West Farms rd to Westchester av, in the 24th Ward, Bronx; St. Peters av (Union av), from Westchester av to West Farms rd, in the 24th Ward, Bronx; Seddon st (Tryon row), from St. Raymond av (4th st) to West Farms rd, in the 24th Ward, Bronx; Rowland st (Washington av), from Westchester av to St. Raymond av (4th st), in the 24th Ward, Bronx; Hubbell st (Washington av), from Dorsey st (Carroll la) to Maclay av (5th st), in the 24th Ward, Bronx. Commissioners Francis V. S. Oliver, Edward D. Dowling and William F. A. Kurz give notice that the bill of costs, charges and expenses in this proceeding up to and including June 23, 1909, will be presented for taxation to the Supreme Court on July 9.

MUNICIPAL IMPROVEMENTS

PUBLIC WORKS.

WALES AV.—To regulate, grade, etc., Wales av, from East 141st st to St. Joseph's st; East 142d st, from Powers av to Southern Boulevard. Estimated cost, \$30,000. Assessed value of the real estate included within the probable area of assessment is \$375,690. Proceedings initiated by Local Board of Morrisania.

CONDEMNATION PROCEEDINGS.

22D AND 23D STS.—Dock proceeding. Relative to acquiring right and title to and possession of certain lands, lands filled in, wharf property, terms, easements, emoluments and privileges necessary to be taken for the improvement of the waterfront of the city, on the North River, bet West 22d and West 23d sts, 11th and 13th avs, pursuant to the plan heretofore adopted by the Board of Docks and approved by the Commissioners of the Sinking Fund. Notice is given by Shepard, Smith and Harkness, attorneys for Francis L. Oden, Mary M. Sherman and Margaret V. MacNutt, owners, that the report of Emanuel Blumenstiel, Michael J. Murray and Edward Hassett, Commissioners of Estimate and Assessment in the above entitled proceeding, was deposited in the office of the Clerk of the County of New York on the 26th day of May, 1909, as required by law, and that the same will be presented for confirmation to the Supreme Court on July 7.

GOUVERNEUR SLIP PIER WEST.—Dock proceeding. Commissioners George H. Engel, Nathan Fernbacher and Samuel Sanders

INSURING WATER TAXES.

A new idea which is meeting with considerable favor is water tax insurance. The city charges for all water going through the meter, and while it does not intentionally wrong a property owner, still rebates and settlements are hard to obtain. A company has been formed to adjust these differences. A statement in dollars and cents of the amount used at every meter is valuable information, as an owner can make comparisons from month to month with previous years. Many large manufacturing concerns and property owners have already availed themselves of this service.

ASSOCIATION'S TWENTIETH ANNIVERSARY FITTINGLY CELEBRATED.

An outing and dinner to celebrate the twentieth anniversary of the House and Real Estate Owners' Association of the 12th and 19th Wards, was held at Donnelly's Grove, College Point, L. I., on Thursday, June 24, 1909. The affair was a great success. Over 500 members and their guests attended. After the dinner speeches were delivered by a number of prominent city officials and realty owners. Adolph Bloch, the association's counsel, introduced as toastmaster President George H. Beck. His topic was "Our Association." Lawrence Veiller, "The Tenement House Amendments;" Assistant Corporation Counsel John P. O'Brien, "City Government." Comptroller Herman A. Metz, who was enthusiastically received, told "Why Business Men Should Go Into Politics." Allan Robinson, president of the Allied Real Estate Interests, also spoke. The speech-making was followed by athletic games and dancing.

A souvenir book, compiled under the supervision of Charles H. Schnelle, chairman of the Press Committee, and containing the following articles, "The City's Finances," by Comptroller Metz; "Tenement House Legislation," by Adolph Bloch; "A Historical Sketch of Yorkville," by Charles H. Schnelle, and "A Synopsis of the Tenement House Amendments," by Frank Eberhardt, was distributed. Among those present were Thomas Krekler, president of the United States Real Estate Owners' Association; Frank De Muth, president of the West Side Taxpayers' Association; John Becker, Charles Lutz, Charles Sayer, Michael Carew, A. J. McCadden, John Volz, Charles W. Eidt, Charles Eberhardt, Charles H. Schnelle, William H. Mehlich, Edward Engel, C. H. Steinkamp, J. Fred Boss, Dr. Abraham S. Korn, president of the Harlem Property Owners' Association; Charles J. F. Bohlen, president of the Taxpayers' Association of the 18th and 21st Wards; Edward D. Farrell, Pierre M. Clear, Tenement House Commissioner Edmond J. Butler, Jacob Appell. Letters expressing regret at not being able to attend were received from Governor Hughes, Mayor McClellan, Herman Ridder and Deputy Tenement House Commissioner William H. Abbott, Jr.

The following article by Comptroller Herman A. Metz appeared in the twentieth anniversary souvenir book, which was published under the supervision of Charles H. Schnelle to commemorate the occasion:

"There has been some talk about the increase of the rate of taxation and some apprehension of an increase larger than usual, this year; but the increases have been and will be very small, and especially so when the great development of the city is taken into consideration.

"When you consider the question, you should not forget that since consolidation, the city has spent \$81,000,000 to extend the school system, \$30,000,000 on the parks, \$57,500,000 on docks and ferries, \$7,500,000 on public libraries, nearly \$5,000,000 for improving the Charities Department, \$3,500,000 for the Fire Department, \$3,500,000 for the Health Department, and \$3,000,000 for the Police Department; about \$27,000,000 has been spent on bridges, and \$50,000,000 on subways.

"It takes \$23,000,000 a year to pay the salaries of the 25,000 teachers in the public schools; \$13,000,000 a year to pay the salaries of 10,000 policemen; \$5,000,000 a year to pay the salaries of 6,000 street cleaners; \$6,600,000 a year to pay the salaries of 4,700 firemen. And of the grand total of approximately \$80,000,000 annually paid in salaries, all but a small fraction is spent under mandatory laws for which the city officials are not responsible. One-third of the budget every year goes to take care of the city debt.

"We must not go too fast. We do not want to increase the tax rate. We do not want to pile up any more debt until we know just where we stand. As soon as we can feel assured that the credit of the city is going to continue to be adequately protected, and when we know that we shall be able to keep the tax rate within reasonable limitations, we have got to take up this question of subways and go ahead and build them wherever they are needed. No citizen will welcome the time when this can be done more gladly than I will."

RECENT LOANS.

The Pocono Realty Co. secured a building loan of \$750,000 from the Metropolitan Life Insurance Co. on the old Parker Building at the southeast cor of 4th av and 19th st.

The Title Guarantee & Trust Co. loaned to the Hunt's Point Road Construction Co. \$337,500 on the 4-sty flats and five adjoining lots on Hunt's Point rd, north of Lafayette av. The mortgage runs for 21-2 yars and bears interest at 5 per cent.

The Title Guarantee & Trust Co. loaned \$380,000 to the No. 101 Fifth Avenue Co. on the 11-sty store and loft building at No. 101 5th av, at 17th st. The mortgage is for 5 years at 4-1-2 per cent.

The New York Catholic Protectory has given a mortgage of \$200,000 to the Emigrant Industrial Savings Bank covering its property of 75 acres on West Farms rd and other parcels in The Bronx. The mortgage is for 3 years at 4-1-2 per cent. interest.

SUCCESSFUL OUTING OF THE NORTH SIDE BOARD OF TRADE.

The North Side Board of Trade, which has a membership of one hundred, made a triangular trip to New Rochelle, Mt. Vernon and Yonkers on Thursday, June 24th.

The start was made from the board rooms in the Carr building, 138th st and 3d av, at 9.30 o'clock, and special trolley cars were taken to New Rochelle, where Mayor Raymond and city officials met the members at the City Hall; thence to Hudson Park and a short sail was had on the Sound. Mt. Vernon was the next stopping place, where the delegation was met by Mayor Howe and a buffet lunch served. A trip through the city was made in automobiles. Mt. Vernon was next visited. Mayor Warren greeted the party on its arrival. A sail on the Hudson was next in order, after which cars were taken to Park Hill Inn, where a dinner was served.

The guests included Hon. George G. Raymond, Mayor New Rochelle; Hon. Benjamin Howe, Mayor Mt. Vernon; Hon. Nathan A. Warren, M. D., Mayor Yonkers; Hon. Louis F. Haffen, President Borough of the Bronx; Hon. Joseph A. Goulden, Hon. William S. Bennet, Hon. John E. Andrus.

Among those present were: Arthur Arctander, Matthew Anderson, Isaac E. Abbott, Charles A. Berrian, August Boehmer, George Bird, Gus Beiswenger, Wm. L. Byrnes, William Birkmire, E. B. Boynton, Charles W. Bogart, William A. Cokeley, Robert Davis, Louis F. Diehl, Edward Dart, John W. Decker, Mr. Doscher, R. F. Eilenberg, H. C. Easterbrook, Thomas S. Evans, Alfred Furst, George W. Fennell, G. Fioravanti, Joseph A. Goulden, Harris Goldblum, Henry S. Gamp, Frank Gass, William Guggolz, H. J. Grupe, J. J. Haggerty, Louis F. Haffen, Charles E. Hauselt, B. Hartman, F. C. Hochdorffer, Charles V. Halley, Rev. C. C. Harriman, William H. Harden, Charles E. Jones, Neason Jones, J. Harris Jones, Herbert A. Knox, W. Kohlmorgen, Harry Kolbe, Edward Koch, Martin Leech, R. Warren Lawrence, Phil G. Limbacher, Ira A. Lurie, Richard W. Lawrence, Ludwig Larsen, Anton Larsen, Henry Lipps, Jr., J. Lamb, Louis Meckes, Charles F. Minor, George P. Morell, E. K. Martin, Anthony McOwen, Hugh McLernon, George Markey, Maurice J. O'Gorman, Mr. Peterson, Gustav Robitzek, A. Rosenstein, Louis A. Risse, Charles E. Reid, Charles F. Russell, W. C. Reeber, John F. Steeves, F. W. Siems, H. C. Schaefer, William Stonebridge, A. J. Schwannecke, F. William Sohns, Charles D. Steurer, Wesley H. Trimmer, Tinsley Bros., Julius F. Toussaint, Alexander Wilson, John Wynne, Martin Walter, Wm. Wuensche, Charles A. Weber, Ernest Wenigman, M. F. Westergren, George Wack, James L. Wells, Mr. Wolder and W. H. Wright.

INFORMATION FOR THE BUYER.

Purchasers of real property are frequently desirous of knowing whether certain articles in the premises they agree to buy will come to them under the agreement as part of the real estate. This depends upon whether such articles are "fixtures" or not in the eye of the law. The rule as to what shall be deemed fixtures varies somewhat when the question arises between a landlord and tenant and between a buyer and seller of real estate. For instance, mirrors fastened to the sidewall by an iron clamp, and let into and glued to the mantelpiece, and constructed at the same time and with frames of the same wood as the mantel, would be held to be fixtures; while a mirror resing upon a bracket and connected with the wall only as picture frames usually are, would be held otherwise. Chairs furnished to a theatre or like structure, of a special pattern adapted to the place where they are set and screwed to the floor because they cannot stand alone, are held to be a part of the building.

There are three requisites to constitute an article a fixture as between the seller and buyer of real property; the article must be actually annexed to the land or house, it must be applicable to the use or purpose to which the part of the land or house with which it is connected is appropriated, and the person who annexed it to the house or land must have intended to make a permanent accession to the freehold. "While not agreeing as to the necessity for or the degree of importance to be attached to the fact of actual physical annexation, yet the authorities generally unite in holding that, to constitute a fixture, the thing must be of an accessory character and must be in some way in actual or constructive union with the principal subject, and not merely brought upon it."

TO ATTACH WOODWORK TO CEMENT.—It occasionally becomes a problem to attach woodwork to cement, more particularly where it is necessary to place window casings in cement-block buildings. One solution that has been recommended is as follows: Make all the sills and caps two inches narrower to allow a 2x4 or 2x8 (according to the thickness of the cap or sill) to be inserted in the wall the same as would be done with cut stone. Also make the water tables the thickness of the wall in one solid piece 4 feet long, with spaces cored out for the joists. The foregoing information will be appreciated by the property owner who has occasion to make extensive alterations.

REALTY MARKET SHOWS IMPROVEMENT

Sales More Numerous and Activity Renewed in Mortgage Loan Market.

THOUGH complaints are being continually heard on all sides that the real estate business is dead, the following figures will put some light on the true condition of the market. The size of the transactions, the money involved, is not taken into consideration, though it may be stated with perfect truth that larger deals have been closed during the first six months of 1909 as compared with the corresponding period in 1908.

The grand total of sales reported in the Record and Guide during this period was 2,365, as against 1,140 last year. These figures only take in sales reported by brokers. The total number of deeds recorded in the Hall of Records for Manhattan is 6,165, as against 5,102, while in the Bronx there were 3,772 recorded as against 4,040.

Another encouraging feature of the present realty market is that this gain has been consistent and not spasmodic. The total for every month is larger than the one during 1908, with the exception of the Bronx conveyances for the months of February and June. This latter total is in part accounted for by the recording of the deeds of several large auction sales held in the latter part of the preceding month. For example, there were 369 lots offered in the Hunt's Point section in one sale alone.

The total number of properties, with expressed considerations, was 460, amounting to \$27,488,240, as against 351 aggregating \$19,001,594. From January 1, 1909, to July 1, the assessed value of the property solid in Manhattan was \$279,996,720, as against \$242,839,800. The total amount loaned out on bond and mortgage for Manhattan and the Bronx during this period was \$199,775,410, as against \$174,957,457.

The figures of the sales reported during the first half of 1909 do not compare at all favorably with those of the first part in 1907. It must be remembered that while business showed somewhat of a falling off from boom times, still brokers were all making money and realty conditions were prosperous. The total number of sales made through brokers was 3,514, as against 2,365, as already stated. The number of deeds recorded for Manhattan alone was 7,646, as against 6,165. In The Bronx there were 4,937 deeds put on record as against 3,772 this year. Starting with July in 1907 there was a sharp reaction in activity and conditions did not commence to improve until September, 1908. Just think of a city like New York, when all the brokers combined only report between 20 and 30 sales during a week. These figures are not taken from any one week, but business was in this stagnant condition for many weeks in the latter part of 1907 and 1908. Business showed some signs of life in March, 1908, and from that time on the sales reported have been steadily on the increase.

ENTHUSIASTIC MEETING HELD.

A very enthusiastic meeting of the 23d St Improvement Association was held Wednesday, June 30th, in the Metropolitan Life Insurance Building, 1 Madison av. The meeting was held in one of the large offices of the company, and there was a very good attendance. Mr. E. Belknap, of George C. Flint & Co., presided, and Mr. William H. Silk acted as secretary. Mr. Louis Schrag reported for the Improvement Committee. This committee has been urging the resumption of the East 23d st ferries, which have been inoperative for some time. The matter was taken up with Comptroller Metz, who expressed himself favoring the plan. It was urged by several of the members, who spoke on this matter, that the resumption of these ferries meant much to 23d st interests. Shoppers who came from Long Island by automobile found this ferry most convenient. It is hoped that prompt action will be taken by the authorities for the resumption of the ferries.

The matter of express stations along the line of the new subway at 23d st was brought up by the Transit Committee; this committee consists of Mr. Louis Stern, Mr. Walter E. Maynard and Mr. Arthur H. Scribner. One of the reasons advanced by the meeting, why 23d st should be an express stop was, that its four new large buildings have as many employees who use the subway, as has all 14th st.

A resolution, which has been referred to the Committee on Improvement, was adopted, authorizing that committee to appeal to the Mayor and the proper authorities for protection against the nuisance of the street venders and peddlers who help to congest 23d street, also 6th av. Several of the merchants have called on the police for protection against this nuisance, but without result. This committee is determined to take this matter to the Mayor and demand the necessary relief.

In the absence of Mr. C. A. Gould, the chairman of the Publicity Committee, Mr. H. C. Smith, of E. P. Dutton & Co., submitted a report in which he referred to the work this committee is doing toward securing for the street due publicity.

The association has added some fifty new names to its already large membership, which consists of almost all the large business and real estate interests of 23d st and vicinity and promises to be the most influential organization of its kind in the city.

A partial list of those present at the meeting were: Louis M. Starr, Charles Scribners' Sons, Simon Lindau, Stern Bros., Dorlons, Black & Boyd Manufacturing Co., J. R. McAfee, H. Freud, W. H. McCord, Rev. Dr. H. P. Mendes, J. W. Cushman & Co., Louis Schrag, Alfred E. Schermerhorn, M. H. Harris, Otto Denecke, M. D. Hanlon, C. H. Welling Co., Jordan, Moriarty & Co., Le Boutillier Bros., E. P. Dutton & Co., Fifth Av Bldg. Co., Emile Kraft, Louis Delmarre, William H. Plummer & Co., and F. A. Seaman.

COMPARATIVE SALES TABLE.

SHOWING WEEKLY AND MONTHLY TOTALS OF PRIVATE SALES FOR THE FIRST SIX MONTHS OF 1909, AS COMPARED WITH THE CORRESPONDING PERIOD IN 1908, TOGETHER WITH THE NUMBER OF RECORDED CONVEYANCES.

1909.				Manhattan		Bronx		1908.				
Week Ending	Total.	Below 59th St.	Above 59th St.	Manhattan Conveyances.	Bronx Conveyances.	Week Ending	Total.	Below 59th St.	Above 59th St.	Manhattan Conveyances.	Bronx Conveyances.	
Jan. 2.....	68	14	23	31	187	Jan. 4.....	30	9	13	8	152	
Jan. 9.....	85	18	39	28	289	Jan. 11.....	20	3	8	9	209	
Jan. 16.....	86	18	34	34	183	Jan. 18.....	38	9	20	9	195	
Jan. 23.....	70	15	27	28	199	Jan. 25.....	53	12	23	18	192	
Jan. 30.....	95	24	52	19	218							
Total	404	89	175	140	1,176	694	Total	141	33	64	44	748
Feb. 6.....	113	30	45	38	256	136	Feb. 1.....	38	8	20	10	120
Feb. 13.....	77	24	35	18	175	78	Feb. 8.....	54	11	26	17	215
Feb. 20.....	94	29	41	24	213	155	Feb. 15.....	39	8	10	21	133
Feb. 27.....	66	19	30	17	166	112	Feb. 22.....	56	9	29	18	189
Total	350	102	151	97	810	481	Total	243	45	115	83	780
Mar. 6.....	104	28	45	31	281	166	Mar. 7.....	54	9	30	15	250
Mar. 13.....	96	24	50	22	215	149	Mar. 14.....	63	11	32	20	175
Mar. 20.....	90	27	42	21	242	119	Mar. 21.....	61	12	36	13	208
Mar. 27.....	100	20	43	27	225	106	Mar. 28.....	61	14	29	18	197
Total	390	99	180	101	963	540	Total	239	46	127	66	830
April 3.....	93	33	43	17	300	164	April 4.....	57	8	33	16	272
April 10.....	102	17	50	35	227	141	April 11.....	56	11	32	13	213
April 17.....	105	26	38	41	203	147	April 18.....	66	18	36	12	218
April 24.....	104	23	45	36	237	156	April 25.....	54	17	17	20	168
Total	394	99	176	129	967	608	Total	233	54	118	61	871
May 1.....	108	37	42	29	234	198	May 2.....	91	19	41	31	218
May 8.....	105	26	50	29	366	164	May 9.....	52	15	24	13	261
May 15.....	98	23	50	23	236	149	May 16.....	53	11	30	12	171
May 22.....	100	30	49	21	239	153	May 23.....	70	16	27	27	203
May 28.....	97	30	43	24	277	158	May 30.....	41	8	16	17	190
Total	508	146	234	126	1,352	822	Total	307	69	138	100	1,043
June 5.....	66	14	28	24	258	164	June 6.....	68	16	27	25	240
June 12.....	84	22	33	29	245	162	June 13.....	70	13	21	36	178
June 19.....	86	34	30	22	204	165	June 20.....	82	19	34	29	215
June 26.....	83	30	36	17	190	136	June 27.....	57	5	19	33	197
Total	319	100	127	92	897	627	Total	277	53	101	123	830
Grand total	2,365	635	1,043	685	6,165	3,772	Grand Total	1,440	300	663	477	5,102

RIPARIAN LAWS.

BY WILLIAM A. GRETZINGER.

By the law of England the property in the bed and water of a tidal river as high as the tide ebbs and flows at a medium spring tide is presumed to be in the crown or a grantee of the crown, generally the lord of a manor, and the bed and water of a non-tidal river are presumed to belong to the person through whose land it flows, or, if it divides two properties, to the riparian proprietors, the rights of each extending to mid-stream (ad medium filum aquae). In order to give riparian rights, the river must flow in a defined channel, or at least above ground. The diminution of underground water collected by percolation does not give a cause of action to the owner of the land in which it collects, though he is entitled to have it unpolluted unless a right of pollution be gained against him by prescription. As a general rule a riparian proprietor, whether on a tidal or non-tidal river, has full rights of user of his property.

The principal rights enjoyed by riparian owners as such are the rights of increase of property by means of alluvion and the right of use of the water.

Alluvion is the gradual and imperceptible increase of land by deposit, a sudden and violent changing of the course of a stream by a flood does not change the property.

The limitations to which the right of riparian proprietor is subject may be divided into those existing by common right, those imposed for public purposes, and those established against him by crown, grant or by custom of prescription. Under the first head comes the public right of navigation, of an anchorage and fishery from boats (in tidal waters), and of taking shellfish (and probably other fish except royal fish) on the shore of tidal waters as far as any right of several fishery does not intervene. Under the second head would fall the right of eminent domain by which the state takes riparian rights, for public purposes, compensating and proprietor, the restrictions upon the fishery rights of the proprietor, as by acts forbidding the taking of fish in close time, and the restrictions on the ground of public health, as by the Rivers Pollution Act, 1876. The jurisdiction of the state over rivers in England may be exercised by officers of the crown, as by commissioners of sewers or by the Board of Trade under the Crown Lands Act, 1866. A bridge is created and supported by the county authorities, and the riparian proprietor must bear any inconvenience resulting from it. An example of an adverse right by crown grant is a ferry or a port. The crown, moreover, as the guardian of the realm, has jurisdiction to restrain the removal of the foreshore, the natural barrier of the sea, by its owner in case of apprehended danger to the coast. The rights established against a riparian proprietor by private persons must, as a rule, be based on prescription or custom. Among such rights are the right to bathe, to land, to discharge cargo, to tow, to dry nets, to beach boats, to take sand, shingle, or water, to have a seawall maintained, and to pollute the water (subject to the River Pollution Act). In some cases the validity of local riparian customs has been recognized by the legislature.

A fresh-water lake appears to be governed by the same laws as a non-tidal river. The preponderance of authority is in favor of the right of the riparian proprietors as against the crown. The law of Scotland is in general accordance with that of England. In the United States the common law of England was originally adopted, the States succeeding to the right of the crown. In Pennsylvania, North Carolina, South Carolina, Iowa, Mississippi and Alabama it has been determined that the common law does not prevail, and that the ownership of the bed or soil of all rivers navigable for any useful purpose of trade or agriculture, whether tidal or fresh water, is in the State (Bouvier, Law Dict. "River"). The Supreme Court of the United States in 1857 declared constitutionally an Act of Congress of 1845, extending the admiralty jurisdiction of the United States to all public navigable rivers and lakes where commerce is carried on between different States or with foreign nations. The right of eminent domain has been exercised to a much greater extent than in England in the acquisition of sites for mills under the powers of States legislation in encouragement of trade. The law as to subterranean water seems to be still unsettled. Some State decisions have recognized a public right to moor vessels, and place cargo on the shore.

DEVELOPING LAND PROFITABLE.

There are approximately 150 companies hereabouts engaged in the business of sub-dividing acreage, most of them having but one property to handle, some being syndicates that liquidate when their holdings are disposed of. The largest developing company closed more business than any other half dozen, its total sales for the previous year having exceeded nearly \$5,000,000. It is related that during the course of this company's business it has handled over 100 sub-divisions, comprising a total of nearly 70,000 lots of which between 25,000 and 26,000 have been in New York City. How are these lots sold you may ask? In the breezy answer of an old timer in the business "more suburban lots have been sold on a sandwich and a little poor music than in any other way, for at such times the people feel that they are surely getting something for nothing."

The business of the successful developing company, like all other thriving commercial undertakings, has its own system of detail, and woe to the ignorant capitalist who attempts to promote a suburban lot proposition unless he is familiar with the proper preparation and floating of such an enterprise. Generally speaking, the method of operation consists in buying a parcel of land within easy riding distance from the main arteries of trade. Usually the land acquired is undeveloped and may often be had at a farm acreage price. The next step is to survey the holding and plot it into city lots of an average size of 20x100. On this basis each acre of land will furnish about 15 lots including the necessary streets. Improvements are then installed, sometimes at a cost of from \$1,000 to \$1,600 per acre, according, of course, to the quality and character. Before actual work of this order is underway it is necessary for the promoters to expend a considerable sum in engineering fees for mapping grades and other incidentals. Right here it can be affirmed that grading is not always a simple or inexpensive operation, on the contrary it may be said to be one of the costliest betterments necessary in the creation of a retail homesite colony. This is particularly true with respect to grading done within the city limits where the grade of the streets is fixed by law.

When all is complete the real serious labor of the enterprise begins. Prices must be established with a due regard for relative locations, arrangements must be made with the transit lines for the special transportation of prospective purchasers, and an intelligent force of agents must be secured. Preparations for advertising in the meantime are essential, in fact judicious publicity in the columns of daily newspapers is imperative in order to expedite the marketing of sub-division parcels. It is said that one corporation carrying on a business of this kind in several of the largest cities, and which has an invested principal of more than \$5,000,000, expends annually hundreds of thousands of dollars in advertising its sub-divisions. Its net earnings have approximated in the neighborhood of 7 per cent. on its original investment. In this connection it can be stated that the company alluded to was the originator of the free ticket, music and refreshment excursion, later so successfully adopted by followers.

The cost of the preliminaries in preparing a sub-division for retail is undoubtedly heavy, no matter where the holding is situated, but when the work is carried out on well defined lines the reward is correspondingly large.

LOAN OPERATORS ORGANIZE.

As a result of a meeting recently held many of the principal realty operators in Manhattan and the Bronx have formed an organization for mutual protection. The keynote of the meeting was union wages, compliance with the law; the carrying out of contracts by both parties in a spirit of fairness and the submission of disputes to arbitration committees.

On the Board of Directors are the following:

Pincus Lowenfeld,	Israel Lippman,
William Prager,	Julius Weinstein,
Harris Mandelbaum,	Joseph Brody,
Harry Perlman,	Jacob Axelrod,
Elias A. Cohen,	Joseph Golding,
Benjamin Weil,	Frank Hillman,
Benjamin Nieberg,	Charles M. Rosenthal,
Hyman Adelstein,	Isaac Polstein,
Irving Bachrach,	Samuel Wacht,
Isaac Taft,	Joseph Silverson,
Gerson Hyman,	Harry Goodstein,
Joseph L. Bittenweiser,	Samuel D. Davis,
Samuel Barkin,	Jacob Leitner.

SEVENTH AVE. EXTENSION.

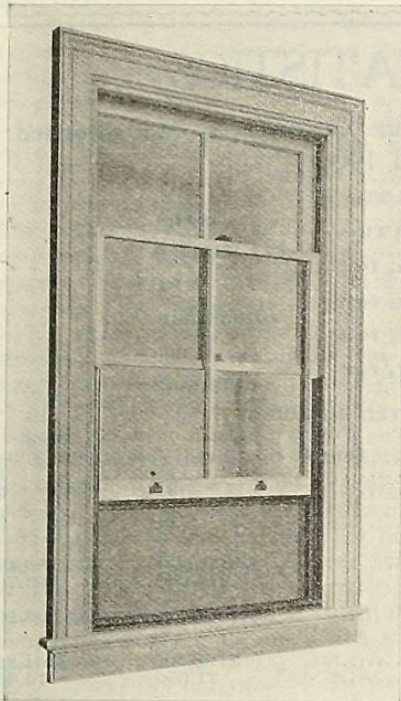
A hearing was given by the Board of Estimate and Apportionment yesterday at the City Hall on the Seventh av extension improvement question. The Greenwich Village Public Service Committee is exceedingly active to have this work done, and at once. In a communication signed by Dr. Edwin Zimmerman, president, and Dr. R. S. Mackellar, secretary, attention is brought to the fact that property not only in the Eighth and Ninth wards will be opened up, but also all the property on the west side will be materially improved.

"When it is remembered," runs the communication, "that Seventh av, one of the widest and most central of Manhattan's avs is closed up practically at 11th st and cut off from the great business and financial districts, it will be seen how important it is to Manhattan's future to have this great avenue extended. Since Manhattan Borough pays more than 70 per cent. of the taxes of the entire city it will not be considered unreasonable if we ask for an improvement that is vital and imperative. We urgently ask you to meet us at the City Hall at the hour and day named above."

The admission committee is kept busy listing names of the property owners and business men who are offering every assistance to further this accomplishment of a great improvement that would benefit the Borough of Manhattan at large. The committee is in a flourishing condition, and at this meeting the number of eminent citizens who joined in membership speaks for itself.

USEFUL ROLL SCREEN.

The question of fly screens is one which has bothered the owner of property for many years. Not only is the suburban district affected, but also Manhattan. As a general thing, screens in windows detract from the appearance of the house, consequently a sharp lookout is always kept for something in the form of an improvement.



WINDOW EQUIPPED.

There is a screen manufactured which may be allowed to remain on the window the year round. It is the Invisible Roll Screen. In the summer time it performs its function keeping out flies and mosquitoes, while in the winter it can be used as a weather strip. This screen has been on the market upward of three years, and has met with considerable success. The screen portion rolls out of sight when not required, and can be operated in conjunction with the sash, so that the closing of the window pushes the screen into a case, which entirely encloses it. When in position with the window

closed the apparatus is invisible, and this accounts for its name. It is so arranged that two screens can be placed on a window, one at the top and another at the bottom, thus making it possible to have both window sashes open and allow a free current of air to circulate through the room.

The screen is entirely made of metal and cannot warp or rust. It can be made to harmonize with the trim of the room, and can be attached to casement windows which open out as well as windows opening into the room. The windows can also be opened or closed without bringing the screen into service.

AUCTION SALES TABLE.

SHOWING WEEKLY AND MONTHLY TOTALS FOR THE SIX MONTHS ENDING JUNE 30, 1909, AS COMPARED WITH CORRESPONDING PERIODS IN 1908 AND 1907.

	Total for week, 1909.	Total from Jan. 1, 1909.	Total for week, 1908.	Total for week, 1907.
Jan. 9...	\$1,930,072	\$1,930,072	\$490,098	\$488,775
Jan. 16...	1,324,553	3,254,625	2,196,595	718,397
Jan. 23...	516,687	3,771,312	1,476,236	365,085
Jan. 30...	1,135,982	4,907,294	633,305	362,307
Total ...	\$4,907,294	.....	\$4,796,234	\$1,934,564
Feb. 6...	\$474,686	\$5,381,980	\$270,360	\$653,002
Feb. 13...	518,402	5,900,382	1,859,018	492,222
Feb. 20...	690,175	6,590,557	868,008	259,995
			293,873	952,391
Feb. 27...	1,492,334	8,082,891	1,568,056	383,056
Total ...	\$3,175,597	.....	\$4,859,315	\$2,740,666
Mar. 6...	\$855,147	\$8,938,038	\$944,822	\$527,853
Mar. 13...	2,009,049	10,947,087	389,960	1,160,372
Mar. 20...	2,291,477	13,238,564	1,346,088	252,427
Mar. 27...	3,155,965	16,394,529	663,856	2,987,200
Total ...	\$8,311,638	.....	\$3,335,726	\$4,927,852
Apr. 3...	\$925,987	\$17,320,516	\$770,393	\$538,718
Apr. 10...	1,462,061	18,782,577	594,332	1,447,042
Apr. 17...	1,889,781	20,672,358	837,162	1,398,381
Apr. 24...	2,379,319	23,051,677	682,411	2,752,263
Total ...	\$6,657,148	.....	\$2,884,298	\$6,136,404
May 1...	\$1,010,193	\$24,061,870	\$1,157,874	\$1,828,258
May 8...	896,684	24,964,554	1,235,572	535,750
May 15...	1,084,543	26,049,097	1,237,597	1,030,943
May 22...	607,597	26,656,694	963,465	555,984
May 29...	2,784,808	29,441,502	935,363	1,214,325
Total ...	\$6,383,825	.....	\$5,529,871	\$5,165,260
June 5...	\$1,140,668	\$30,582,170	\$1,145,103	\$1,482,941
June 12...	3,560,145	34,142,315	765,388	2,251,741
June 19...	923,178	40,065,493	1,626,912	1,048,669
June 26...	603,139	40,668,632	8,736,037	818,753
Total ...	\$6,227,130	.....	\$12,273,440	\$5,602,104
G'd total	\$35,662,632	\$12,123,123	\$33,678,884	\$26,506,859

AN AID TO SELLING.—The speculative property owner will find it to his advantage to consider the installation of vacuum cleaning outfits in his improved holdings. The cost is not excessive, on the contrary, complete and effective plants may be had at from \$55 upwards. As a means of clinching a sale innovations of this description are always invaluable. The air cleaning process has made it possible to have absolutely dust-free houses, drawing out from every portion, the darkest part of the cellar and the most remote corner of the yard, every particle of dust, and, marvelous to say, without disturbing anything in the operation.

LAW DEPARTMENT

NO GROUNDS FOR A SUIT.

To the Editor of the Record and Guide:

1. A owns a square block of property excepting one corner, a plot 50.3x116.3, which is owned by B. A and B have not been on friendly terms for the past eight years. One of A's houses, which adjoins B's property, and according to the Title Guarantee & Trust Co.'s survey is 6 inches on B's place, is sadly in need of a coat of paint. For several years A has only painted three sides of the house. Recently A started to paint his house, and after three sides had been painted placed his ladders and paint in B's yard without first asking permission, whereupon he was promptly ordered from the premises. A threatened to sue B for \$400 damages to his house. Has he legally any grounds for a suit? 2. The above property is in the suburbs of Brooklyn, and recently, when one of the streets was opened and graded, both places were much lower than the street level, thereby taking water during rainstorms. B fills up the place a little higher than A's, so that the drainage from A's place will not run into B's place. A threatens to sue for damages for undermining his property or house. Has he any right to sue?

Answer.—No, to all questions.

NO COMMISSION IN THIS CASE.

To the Editor of the Record and Guide:

As brokers we leased to a client a piece of property for two years, inserting in the lease the right to renew for three years. The lessee avails himself of the right. Are we entitled to commission on renewal? The commission for two years has been paid.

Answer.—Unless your agreement for commission or renewal is in writing, we think your claim for such commission would be defeated by Sec. 21 of Chapter 417 of the Laws of 1897, known as the Personal Property Law, which provides that "every agreement, promise or undertaking is void, unless it or some note or memorandum thereof, be in writing and subscribed by the party to be charged therewith, or by his lawful agent, if such agreement, promise or undertaking by its terms is not to be within one year from the making thereof," the agreement, promise, or writing required by this act being evidently an agreement to pay commissions and not the written or printed lease. Compare, however, Editorial, Law Dept., Oct. 14, 1905.

NEW SUBWAY STATION.

The lack of a station at 190th st on the west side subway is giving rise to numerous complaints and has seriously retarded the development of what should be an important section of the city. The Public Service Commission, which has the matter in hand, was lately advised by the chief engineer that the cost of construction of a station in that vicinity will be approximately \$350,000.

If built considerable real estate will be necessary for passages, entrances and exits, but it is understood that certain property owners have contracted to give the city free of charge such real estate as may be necessary, so that the expense to which the city will be under will be limited to the cost of construction. The commission has already made requisition upon the Board of Estimate and Apportionment for the authorization of bonds to be sold by the comptroller thereunder, sufficient to meet the requirements of extra work under the contract dated February 21, 1900, as amended, with John B. McDonald, for the construction of the Manhattan-Bronx Rapid Transit Railroad, to the amount of \$350,000.

The proposed station at 190th st will most likely contain elevators, particularly since its depth at that point will be 140 ft. The depth at 190th st, it was learned at the office of the chief engineer, is slightly in excess of that at 168th st. The Board of Estimate on Friday acted favorably upon the matter, and it is hoped that the work of improvement will now proceed without delay.

BRONX NEEDS SMALL PARKS.

It has well been said that the Bronx is most inadequately provided with small parks and children's playgrounds, for although there are something like 4,000 acres of land now in parks out of a total of 26,017 acres in that borough, these are not sufficiently scattered so that the children of the working element have easy access to them. The time for the inhabitants of the Bronx to take up this subject is now, and the Record and Guide agrees with the views of the North Side News that the plan for the widening of streets and determining of the districts involved, as illustrated at the City Planning Exhibit in the Second Battery Armory, 1891 Bathgate av, as well as the acquisition of sites for educational buildings, playgrounds, etc., can be carried out most economically at the present moment, while ground may be had at comparatively low figures. The old adage of Ben Johnson that the future is purchased by the present is particularly applicable in this instance.

REAL ESTATE

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 of 1908 and 1909.

MANHATTAN AND THE BRONX.

CONVEYANCES.		1909.		1908.	
		June 25-July 1, inc.		June 26-July 2, inc.	
Total No. for Manhattan	257	Total No. for Manhattan	237		
No. with consideration	23	No. with consideration	8		
Amount involved	\$1,461,451	Amount involved	\$232,725		
Number nominal	234	Number nominal	229		
		1909.	1908.		
		June 25-July 1, inc.	June 26-July 2, inc.		
Total No. Manhattan, Jan. 1 to date	6,065	Total No. Manhattan, Jan. 1 to date	5,221		
No. with consideration, Manhattan, Jan. 1 to date	483	No. with consideration, Manhattan, Jan. 1 to date	359		
Total Amt. Manhattan, Jan. 1 to date	\$28,949,691	Total Amt. Manhattan, Jan. 1 to date	\$19,234,319		
		1909.	1908.		
		June 25-July 1, inc.	June 26-July 2, inc.		
Total No. for the Bronx	186	Total No. for the Bronx	183		
No. with consideration	7	No. with consideration	6		
Amount involved	\$1,344,062	Amount involved	\$36,450		
Number nominal	179	Number nominal	177		
		1909.	1908.		
		June 25-July 1, inc.	June 26-July 2, inc.		
Total No., The Bronx, Jan. 1 to date	3,809	Total No., The Bronx, Jan. 1 to date	4,138		
Total Amt., The Bronx, Jan. 1 to date	\$2,357,644	Total Amt., The Bronx, Jan. 1 to date	\$3,082,607		
Total No. Manhattan and The Bronx, Jan. 1 to date	9,874	Total No. Manhattan and The Bronx, Jan. 1 to date	9,359		
Total Amt. Manhattan and The Bronx, Jan. 1 to date	\$32,307,335	Total Amt. Manhattan and The Bronx, Jan. 1 to date	\$22,316,926		
Total No. for Manhattan, for June	1,025	Total No. for Manhattan, for June	933		
Total Amt. for Manhattan for June	\$7,885,453	Total Amt. for Manhattan for June	\$2,463,471		
Total No. Nominal	939	Total No. Nominal	868		
Total No. for The Bronx, for June	693	Total No. for The Bronx, for June	1,116		
Total Amt. for The Bronx, for June	\$378,588	Total Amt. for The Bronx, for June	\$397,425		
Total No. Nominal	648	Total No. Nominal	1,081		

Assessed Value Manhattan.

1909.		1908.	
June 25-July 1, inc.		June 26-July 2, inc.	
Total No. with consideration	23	Total No. with consideration	8
Amount involved	\$1,461,451	Amount involved	\$232,725
Assessed value	\$373,500	Assessed value	\$208,000
Total No. nominal	234	Total No. nominal	229
Assessed value	\$15,441,000	Assessed value	\$9,145,500
Total No. with consid., from Jan. 1 to date	483	Total No. with consid., from Jan. 1 to date	359
Amount involved	\$28,949,691	Amount involved	\$19,234,319
Assessed value	\$23,467,500	Assessed value	\$14,599,600
Total No. nominal	5,672	Total No. nominal	3,862
Assessed value	\$295,437,720	Assessed value	\$251,985,300

MORTGAGES.

1909.		1908.	
June 25-July 1, inc.		June 26-July 2, inc.	
Manhattan.	Bronx.	Manhattan.	Bronx.
Total number	256	Total number	214
Amount involved	\$10,047,198	Amount involved	\$1,015,091
No. at 6%	83	No. at 6%	69
Amount involved	\$1,296,183	Amount involved	\$322,877
No. at 5 1/2%	8	No. at 5 1/2%	24
Amount involved	\$358,500	Amount involved	\$378,878
No. at 5 1/4%	1	No. at 5 1/4%	1
Amount involved	\$120,000	Amount involved	.....
No. at 5%	54	No. at 5%	32
Amount involved	\$3,899,064	Amount involved	\$181,136
No. at 4 1/2%	58	No. at 4 1/2%	2
Amount involved	\$2,597,500	Amount involved	.....
No. at 4%	2	No. at 4%	.....
Amount involved	\$99,000	Amount involved	.....
No. at 3 1/2%	1	No. at 3 1/2%	.....
Amount involved	\$52,000	Amount involved	.....
No. with interest not given	51	No. with interest not given	23
Amount involved	\$1,624,951	Amount involved	\$132,200
No. above to Bank, Trust and Insurance Companies	88	No. above to Bank, Trust and Insurance Companies	11
Amount involved	\$5,212,000	Amount involved	\$122,500
		1909.	1908.
		June 25-July 1, inc.	June 26-July 2, inc.
Total No., Manhattan, Jan. 1 to date	5,239	Total No., Manhattan, Jan. 1 to date	4,645
Total Amt., Manhattan, Jan. 1 to date	\$176,957,274	Total Amt., Manhattan, Jan. 1 to date	\$168,452,124
Total No., The Bronx, Jan. 1 to date	3,809	Total No., The Bronx, Jan. 1 to date	3,676
Total Amt., The Bronx, Jan. 1 to date	\$35,400,796	Total Amt., The Bronx, Jan. 1 to date	\$18,714,691
Total No., Manhattan and The Bronx, Jan. 1 to date	9,048	Total No., Manhattan and The Bronx, Jan. 1 to date	8,321
Total Amt. Manhattan and The Bronx, Jan. 1 to date	\$212,358,070	Total Amt. Manhattan and The Bronx, Jan. 1 to date	\$187,166,815
Total No. for Manhattan for June	905	Total No. for Manhattan for June	810
Total Amt. for Manhattan for June	\$31,453,946	Total Amt. for Manhattan for June	\$21,781,554
Total No. for The Bronx, for June	710	Total No. for The Bronx, for June	1,063
Total Amt. for The Bronx, for June	\$6,999,249	Total Amt. for The Bronx, for June	\$4,064,963

EXTENDED MORTGAGES.

1909.		1908.	
June 25-July 1, inc.		June 26-July 2, inc.	
Manhattan.	Bronx.	Manhattan.	Bronx.
Total number	40	Total number	26
Amount involved	\$991,500	Amount involved	\$448,625
No. at 6%	7	No. at 6%	4
Amount involved	\$38,000	Amount involved	.....
No. at 5 1/2%	.....	No. at 5 1/2%	5
Amount involved	.....	Amount involved	\$30,525
No. at 5%	13	No. at 5%	16
Amount involved	\$321,000	Amount involved	\$384,000
No. at 4 1/2%	1	No. at 4 1/2%	.....
Amount involved	\$50,000	Amount involved	.....
No. at 4 1/4%	17	No. at 4 1/4%	.....
Amount involved	\$573,500	Amount involved	.....
No. with interest not given	2	No. with interest not given	1
Amount involved	\$9,000	Amount involved	.....
No. above to Bank, Trust and Insurance Companies	14	No. above to Bank, Trust and Insurance Companies	10
Amount involved	\$559,000	Amount involved	.....
		1909.	1908.
		June 25-July 1, inc.	June 26-July 2, inc.
Total No., Manhattan, Jan. 1 to date	1015	Total No., Manhattan, Jan. 1 to date	800
Total Amt., Manhattan, Jan. 1 to date	\$44,751,202	Total Amt., Manhattan, Jan. 1 to date	.....
Total No., The Bronx, Jan. 1 to date	800	Total No., The Bronx, Jan. 1 to date	.....
Total Amt., The Bronx, Jan. 1 to date	\$2,476,183	Total Amt., The Bronx, Jan. 1 to date	.....

Total No., Manhattan and The Bronx, Jan. 1 to date		1,315
Total Amt. Manhattan and The Bronx, Jan. 1 to date		\$47,227,385
Total No. for Manhattan, for June		170
Total Amt. for Manhattan, for June		\$6,059,000
Total No. for The Bronx, for June		55
Total Amt. for The Bronx, for June		\$337,099

PROJECTED BUILDINGS.

1909.		1908.	
June 26-July 2, inc.		June 27-July 3, inc.	
Total No. New Buildings:		Total No. New Buildings:	
Manhattan	13	Manhattan	16
The Bronx	31	The Bronx	58
Grand total	44	Grand total	74
Total Amt. New Buildings:		Total Amt. New Buildings:	
Manhattan	\$1,073,000	Manhattan	\$11,196,400
The Bronx	663,500	The Bronx	403,700
Grand total	\$1,736,500	Grand total	\$11,600,100
Total Amt. Alterations:		Total Amt. Alterations:	
Manhattan	\$198,500	Manhattan	\$164,325
The Bronx	21,050	The Bronx	16,350
Grand total	\$219,550	Grand total	\$180,675
Total No. of New Buildings:		Total No. of New Buildings:	
Manhattan, Jan. 1 to date	607	Manhattan, Jan. 1 to date	302
The Bronx, Jan. 1 to date	1,343	The Bronx, Jan. 1 to date	781
Mhhtn-Bronx, Jan. 1 to date	1,950	Mhhtn-Bronx, Jan. 1 to date	1,083
Total Amt. New Buildings:		Total Amt. New Buildings:	
Manhattan, Jan. 1 to date	\$78,585,375	Manhattan, Jan. 1 to date	\$38,915,171
The Bronx, Jan. 1 to date	22,057,610	The Bronx, Jan. 1 to date	6,829,425
Mhhtn-Bronx, Jan. 1 to date	\$100,642,985	Mhhtn-Bronx, Jan. 1 to date	\$45,744,596
Total Amt. Alterations:		Total Amt. Alterations:	
Mhhtn-Bronx, Jan. 1 to date	\$7,179,430	Mhhtn-Bronx, Jan. 1 to date	\$6,578,399
Total No. New Bldgs., Manhattan, for June	83	Total No. New Bldgs., Manhattan, for June	72
Total Amt. New Bldgs., Manhattan, for June	\$8,929,125	Total Amt. New Bldgs., Manhattan, for June	\$15,593,335
Total No. New Bldgs., The Bronx, for June	171	Total No. New Bldgs., The Bronx, for June	184
Total Amt. New Bldgs., The Bronx, for June	\$2,855,600	Total Amt. New Bldgs., The Bronx, for June	\$1,630,155

BROOKLYN.

CONVEYANCES.

1909.		1908.	
June 24 to 30, inc.		June 25-July 1, inc.	
Total number	513	Total number	550
No. with consideration	25	No. with consideration	23
Amount involved	\$230,950	Amount involved	\$301,028
Number nominal	488	Number nominal	527
Total number of conveyances, Jan. 1 to date	14,913	Total number of conveyances, Jan. 1 to date	13,614
Total amount of conveyances, Jan. 1 to date	\$7,446,387	Total amount of conveyances, Jan. 1 to date	\$11,458,283
Total No. of Conveyances for June	2,543	Total No. of Conveyances for June	2,347
Total Amt. of Conveyances for June	\$1,634,841	Total Amt. of Conveyances for June	\$581,914
Total No. of Nominal Conveyances for June	2,400	Total No. of Nominal Conveyances for June	2,241

MORTGAGES.

Total number	528	Total number	524
Amount involved	\$2,103,999	Amount involved	\$1,875,030
No. at 6%	244	No. at 6%	389
Amount involved	\$625,850	Amount involved	\$1,114,637
No. at 5 1/2%	75	No. at 5 1/2%	92
Amount involved	\$290,175	Amount involved	\$423,449
No. at 5 1/4%	1	No. at 5 1/4%	.....
Amount involved	\$750	Amount involved	.....
No. at 5%	181	No. at 5%	24
Amount involved	\$987,102	Amount involved	\$96,090
No. at 4 1/2%	1	No. at 4 1/2%	.....
Amount involved	\$7,500	Amount involved	.....
No. at 4%	1	No. at 4%	1
Amount involved	\$233	Amount involved	\$855
No. at 3%	1	No. at 3%	1
Amount involved	\$500	Amount involved	\$5,000
No. with interest not given	24	No. with interest not given	17
Amount involved	\$191,889	Amount involved	\$284,999
Total number of Mortgages, Jan. 1 to date	13,472	Total number of Mortgages, Jan. 1 to date	13,612
Total amount of Mortgages, Jan. 1 to date	\$54,195,178	Total amount of Mortgages, Jan. 1 to date	\$45,544,782
Total No. of Mortgages for June	2,405	Total No. of Mortgages for June	2,123
Total Amt. of Mortgages for June	\$9,689,384	Total Amt. of Mortgages for June	\$8,031,948

PROJECTED BUILDINGS.

1909.		1908.	
June 25-July 1, inc.		June 26-July 2, inc.	
No. of New Buildings	290	No. of New Buildings	95
Estimated cost	\$1,415,619	Estimated cost	\$434,740
Total Amount of Alterations	\$177,860	Total Amount of Alterations	\$77,790
Total No. of New Buildings, Jan. 1 to date	5,070	Total No. of New Buildings, Jan. 1 to date	2,339
Total Amt. of New Buildings, Jan. 1 to date	\$28,785,447	Total Amt. of New Buildings, Jan. 1 to date	\$13,121,118
Total Amount of Alterations, Jan. 1 to date	\$2,478,467	Total Amount of Alterations, Jan. 1 to date	\$2,681,302
Total No. of New Bldgs. for June	1,338	Total No. of New Bldgs. for June	416
Total Amt. of New Bldgs. for June	\$6,897,829	Total Amt. of New Bldgs. for June	\$2,647,530

QUEENS.

PROJECTED BUILDINGS.

1909.		1908.	
June 25-July 1, inc.		June 26-July 2, inc.	
No. of New Buildings	68	No. of New Buildings	75
Estimated cost	\$349,315	Estimated cost	\$225,405
Total Amount of Alterations	\$13,360	Total Amount of Alterations	\$12,985
Total No. of New Buildings, Jan. 1 to date	2,305	Total No. of New Buildings, Jan. 1 to date	.....
Total Amt. of New Buildings, Jan. 1 to date	\$8,490,747	Total Amt. of New Buildings, Jan. 1 to date	.....
Total Amount of Alterations, Jan. 1 to date	\$409,710	Total Amount of Alterations, Jan. 1 to date	.....

THE WEEK.

THE market seemed to settle down to the usual summer level, the number of sales reported showing a material decrease, and only a small number of transactions was closed. The underlying feeling on the part of property owners is one of confidence in the continued firmness of values, though there has been somewhat of a settling in values. The condition, at the present time is that should an owner wish to immediately dispose of a piece of property some concessions would have to be made, while on the other hand, should a piece of property be desired, the chances are that the full price would have to be paid. The mercantile buildings have a large number of vacancies at the moment, and business will have to pick up materially before these will be filled.

In speaking of the renting conditions in the downtown skyscrapers Herman de Selding, of de Selding Brothers, said in substance that offices having good light are readily disposed of and at good figures, while those less favored naturally suffer. He said that the tower part of the Singer Building was about 95 per cent. full, though on the lower floors there were a number of offices to rent. He said also that this condition was not confined alone to that structure, but in fact held good in all like buildings in the city. There have been so many new buildings erected during the past few years that the supply now exceeds the demand. The large percentage of vacancies that exist to-day should be laid for the most part at the door of the architect. As a general rule, affirmed Mr. de Selding, architects are prone to skimp on the shaft space. They build a building covering too much of the lot, while if, on the other hand, they devoted more space to shafts the lower floors would be rented more readily and at prices which would more than recompense the owner of the building.

The old Alston apartment house, located at the northeast cor of Madison av and 38th st, and transferred on Wednesday. This property was sold some time since to the Madison av and 38th st company, but title was placed in the name of the No. 250 Madison av company. The new owners announce that they will erect a 20-sty loft and office building on the site from plans now in the course of completion by Buchman & Fox, architects. This part of the avenue has always been considered immune from the encroachment of business, as the Murray Hill restriction was considered binding.

THE AUCTION MARKET

AMONG the offerings of the week that attracted attention were two 4-sty dwellings at the northwest cor of 5th av and 56th st, 50x100, belonging to Charles W. Morse. These properties were sold to satisfy a judgment secured by a second mortgage amounting to \$346,961.63, the taxes amounting to \$200. The property was subject to a prior mortgage of \$315,000. This sale was the result of an action brought by the George Kemp Real Estate Co. They were purchased by the plaintiff for \$751,300. It will be remembered that a couple of weeks ago Mr. Morse's residence, No. 728 5th av, in the same block, was sold in foreclosure for \$354,958, which amount was considerably below the encumbrances.

The 6-sty loft and store building, Nos. 719 and 721 Washington st, located at the northeast cor of 11th st, 75x98.8x60x116.6, was knocked down to C. A. Woolsey for \$170,700. The amount due on the judgment was \$16,005.35. The property was subject to a prior mortgage of \$150,000. The easterly portion of No. 87 Cortlandt st, located 79.7 ft. east of West st, 22x57.10x22x58, and improved with a 3-sty store building and the westerly portion of No. 87 Cortlandt st, 58.9 ft. east of West st, 20.9x57.6x20.10x58, and improved with a similar structure, were sold to Luther M. Whittaker for \$71,550. The 6-sty loft and store building, No. 124 Houston st, 25.1 ft. east of Sullivan st, 25x100, went to V. Casazza & Bro. for \$30,250. Lowenfeld & Prager bought for \$45,800 No. 123 Houston st, located at the southeast cor of Sullivan st, 25x95, 6-sty loft and store building. The foregoing properties were sold at the stand of Joseph P. Day. No. 1489 1st av, located 50 ft. south of 78th st, and improved with a 5-sty tenement with stores, 25x100, was put up at voluntary sale at the stand of Bryan L. Kennelly, and knocked down to Louis Walter for \$30,100.

At the stand of Joseph P. Day on Monday last the property, Nos. 3 to 9 Beekman st and Nos. 119 to 123 Nassau st, 100.4x145.9x irregular, and improved with a 9 and 10-sty building, known as the Temple Court Building, was sold to the plaintiff for \$100. It was a sheriff's sale of all right, title and interest which E. J. Beales had on May 13, 1902, or since. This sale was the result of an action brought by the National Ulster County Bank against E. J. Beales, et al. The other properties advertised for sale on this day were adjointed. There were altogether nine properties offered for sale on Tuesday, of which six went to the plaintiffs in the various actions and three were disposed of to outside buyers. No. 160 East 100th st, 5-sty tenement, 25x100.11, was sold to Caroline Newman for \$14,925, and the northwest cor of Matilda av and 239th st, 100x50, went to Mrs. Joseph L. O'Brien for \$1,600, and an inside lot adjoining, 25x100, went to Patrick O'Rourke for \$800.

PRIVATE SALES MARKET

SOUTH OF 59TH STREET.

Loft Building in New Hands.

CANAL ST.—L. H. Wood sold a 5-sty and basement loft building, known as 324 Canal st, running through to 43 Lispenard st. This property is situated between Broadway and Church st. It has a frontage of 25.5 ft. on Canal st and 25.1 ft. on Lispenard st. There is a 7-sty factory building, 91.9x49.11x irregular adjoining on the east on the Lispenard st frontage.

ELIZABETH ST.—John R. Erwin sold 248 Elizabeth st, a 5-sty tenement, with stores, 24.3x81.8. Mrs. Anna M. Adolphi, owner of Nos. 250 and 252, adjoining, is the buyer.

24TH ST.—Ralph Lyon sold 453 West 24th st, a 3-sty dwelling, 20.10x98.9.

30TH ST.—Harry C. Honeck bought the 4-sty dwelling 206 East 30th st, 18x98.

35TH ST.—Aaron Suitow and William Hyman sold 429 W. 35th st, a 5-sty flat, 25x98.9. The building is 88 ft. deep.

38TH ST.—Samuel Brown sold 447 West 38th st to Louis Rosenheim. It is a 4-sty building and stable and a 4-sty building, 25x98.9. It is located 157 ft. east of 10th av.

38TH ST.—Samuel Brown sold to Michael Quinn 405 West 38th st, a 5-sty tenement, 25x50. Mr. Quinn owns the adjoining property and now controls a plot 50x100.

Recent Purchase Adds to Holdings.

43D ST.—Ames & Co. sold for C. Murphy to John A. Weser a 4-sty brick building at 518 West 43d st, 25x100. The same brokers also negotiated the sale of 512, 514 and 516 West 43d st to the same buyer, making a plot of 75x100. The latter two named buildings were sold at partition sale to Charles E. Fries in October, 1908, for \$16,125.

46TH ST.—The Dearborn estate sold to William C. Spaulding, for occupancy, the 4-sty and basement brownstone dwelling, 64 West 46th st, 16.8x100.5.

Sale in West 46th Street.

46TH ST.—Susan C. Barrett has sold 121 and 123 W. 46th st, a 4-sty stable and a 3-sty dwelling, 41.10x100.5, bet 6th av and Broadway. There are two dwellings adjoining on the west, each 16.10 ft. wide. The Church of St. Mary the Virgin is on this block. Across the street is Public School 67 on lot 150x100.5.

58TH ST.—Professor G. Curtis, of Columbia University, sold the 4-sty brownstone dwelling 327 West 58th st, 25x100.5.

Estate Sells Valuable Building.

5TH AV.—The estate of Theodore A. Havemeyer sold 537 5th av, adjoining the Hotel Lorraine, at the southeast cor of 45th st, a 5-sty building on lot 30x100. The building has a depth of 55 ft. There is a similar structure adjoining on the south. Delmonico's restaurant is located at the northeast cor of 44th st and abuts the property just sold, as does the Hotel Lorraine. The price is said to have been \$360,000.

Activity on Ninth Avenue.

9TH AV.—William Kiel sold to John C. Forster the southwest cor of 53d st and 9th av, known as 793 and 795 9th av and 402 and 404 West 53d st. The property is improved with two 5-sty buildings on lot 50.5x70 on the avenue, the cor house having a saloon license, and two 4-sty and basement dwellings, 30x50.5 on the st. The av houses are 65 ft. deep and the side street houses 42 ft. deep.

9TH AV.—The Robert Burekhardt estate sold to Samuel Brown 509 9th av, a 5-sty flat, 28x75.

9TH AV.—Samuel Brown sold 509 9th av, a 5-sty flat, 28x75, to Michael Quinn.

NORTH OF 59TH STREET.

Buys East Side Flats.

60TH ST.—The estate of Joseph J. Hauer sold to Abraham Greenberg 323 and 325 East 60th st, 50x100, improved with two 5-sty tenements. It is 18 years since this property changed hands.

Dwellings Find Ready Market.

65TH ST.—Eliza Engleton sold 164 West 65th st, a 3½-sty and basement brownstone dwelling, 18x50x100, to George Ganter, who will occupy it as a dwelling. Across the street is the High School of Commerce, on a plot 350x200.10, having a frontage of 100 ft. on 66th st. Lincoln Square Theater is on this block.

73D ST.—The Romaine Estate sold two 6-sty apartment houses at 46 and 48 West 73d st, 60x102.2.

74TH ST.—Eliza Barton is reported to have sold 122 West 74th st, a 4-sty dwelling, 20x102.2.

87TH ST.—Martha Baylis bought the 3½-sty dwelling 110 West 87th st, 17.6x100. The purchaser will occupy the house in the fall. This house was sold in June, 1907, for \$25,750. It is located 110 ft. west of Columbus av.

113TH ST.—Williams, Grodinsky & Haft bought from the Woodcock estate, 6 West 113th st, a 3-sty and basement dwelling, 17.6x100.11. The buyers in last April acquired at auction No. 8, adjoining, for \$10,850.

Six Story Tenement Bought.

118TH ST.—Henry Goldstein, as attorney, sold the 6-sty tenement, with stores, 344 East 118th st, 25x100.11. Jacob Levy et al bought this house in February, 1906, for \$37,000. It is located 125 ft. west of 1st av.

Triple Apartment House Sold.

121ST ST.—Patrick & Stern sold 417 West 121st st, a 5-sty triple apartment house, 37.6x100.11, to Miss Caroline Hoffart. The property has been held at \$65,000.

123D ST.—Porter & Co. sold for Margaret Norris to Diele Bischoff the 3-sty brownstone dwelling 12 West 123d st, 16.8x55x100.11.

124TH ST.—M. Sulzberger bought 142 West 124th st, a 5-sty flat, 25x100.11. The adjoining house, 140 West 124th st, a 3-sty and basement dwelling, was sold at executors' sale for \$14,500.

131ST ST.—Folsom Brothers resold for Frank J. McCoy 11 West 131st st, a 3-sty and basement dwelling, 15x99.11, to Eugene C. Casey.

131ST ST.—Henry M. Weil sold for the Morrisson estate to Aaron Coleman, 63 to 69 West 131st st, two 5-sty flats, 100x100. The sellers purchased this property on December 27, 1883. The buildings each have a frontage of 59 ft. and a depth of 80 ft. There are two apartments on a floor of 7 rooms and bath each. There is steam heat and hot water supplied in the buildings. They are located 135 ft. east of Lenox av.

131ST ST.—Max Blanck sold 132 West 131st st, a 3-sty dwelling, 20x99.11. The purchaser will occupy.

132D ST.—Dr. William H. Draper sold 202 West 132d st, a 3-sty and basement dwelling, 16.8x99.11, adjoining the southwest cor of 7th av.

BROADWAY.—Isaac Mayer & Son sold The Yorkshire, a new 8-sty fireproof apartment house, 125x100, at the southeast corner of Broadway and 113th st.

Fireproof Apartment in New Hands.

CENTRAL PARK WEST.—William Ottmann sold The Pamlico, a new 8-sty apartment house, 50x100, at 97 Central Park West. The present seller bought this property in May, 1907, for \$206,000. There is a synagogue adjoining on the north, 100.5x108.

CLAREMONT AV.—The Monaton Realty Investing Corporation purchased from Max Marx the Medina, a 6-sty elevator apartment house, at 189 Claremont av, 75x91.

COLUMBUS AV.—The Romaine estate sold the southeast cor of Columbus av and 73d st, a 7-sty apartment house, 50x102.2.

COLUMBUS AV.—Charles J. Baker has hold to a Mrs. Russell, of Brooklyn, the Gordon, 609 Columbus av, a 5-sty apartment house, 25.8x100.

LENOX AV.—William J. Roeme, Jr., bought the 5-sty brick double flat, with store, 25.5x75, at the southwest cor of Lenox av and 113th st. The Herman Arns Co. was the broker in the transaction.

PARK AV.—Max C. Baum sold the southeast cor of Park av and 120th st, two 4-sty tenements, with stores, 36x72, to George Ehret, who will make extensive alterations.

3D AV.—Albert E. Ashforth sold for Mrs. F. A. Smith 1757 3d av, a 5-sty tenement, 25x90.

7TH AV.—F. R. Wood & Co. sold for Frank A. Jaeger the northeast cor of 7th av and 141st st, a 6-sty apartment house, 40x100.

WASHINGTON HEIGHTS.

Realty Co. Disposes of Apartment.

152D ST.—The Scheer-Ginsberg Realty Co. sold to M. Bloch & Co. 534-536 West 152d st, a 6-sty elevator apartment house, 75x100.

Ready Sale for Heights Flats.

157TH ST.—The estate of J. Slecks sold 507 and 509 West 157th st, two 5-sty double flats, each 25x100, 150 feet west of Amsterdam av. The property was purchased as an investment.

163D ST.—Hattie Mendelson sold to Catherine Coleman 449 to 453 West 163d st, two 6-sty apartment houses, 75x112.6.

164TH ST.—The estate of Samuel Matshak sold to the Alexander Duff Operating Co. 125x100 in the north side of 164th st, 100 ft. from Broadway, which the buyers will improve with a 6-sty elevator apartment house.

Speculative Builders Sell Apartment.

178TH ST.—Paterno Brothers sold the 5-sty apartment house, 530 West 178th st, 45x100.

AUDUBON AV.—The Fleischmann Realty and Construction Co. sold the plat at the northeast cor of Audubon av and 176th st, 100 x100, to a builder who will erect a 6-sty elevator apartment house.

Buys Large Apartment for Investment.

BROADWAY.—The Henry T. Bullman Co. sold the 6-sty elevator apartment house now nearing completion at the southwest cor of Broadway and 164th st, 100x125. The house is to be ready for occupancy next month, and has been bought by an investor for cash. It has been held at \$325,000.

BROADWAY.—John R. & Oscar L. Foley sold for the estate of Henry C. Raynor to W. Oskayan, 100x150, on the east side of Broadway, 175 ft. south of Hawthorne st.

Block Front on Heights Sold.

ST. NICHOLAS AV.—The Henry Morgenthau Co. sold to Henry T. Bulman the block front on the west side of St. Nicholas av, bet 191st and 192d sts, 200x100. At 190th st the Public Service Commission has planned to build a new subway station. The plot will be improved with 2 elevator apartment houses, of corresponding high-grade with those already erected on upper Washington Heights. Port George property has not been very active during the last year or two, but with the assurance of a subway station at 190th st, builders and operators are again taking great interest in it, and this purchase is the first announced, as a result of the proposed improvement.

ST. NICHOLAS AV.—Eliz. Dorothea, wife of Joseph J. MacKeown sold 720 St. Nicholas av, a 3-sty dwelling, 18.9x100. The seller took title May 10, 1905.

BRONX.

Loft Building and Stable To Be Erected.

FREEMAN ST.—Levy & Sklar sold 82x136x102x irregular, on the south side of Freeman st, between Vyse and Bryan avs, to builders, whereon they will erect 5-sty stable and loft buildings.

KINGSBRIDGE ROAD.—The Fleischman Realty & Construction Co. sold one of the eight 3-sty brick dwellings, each 16x80, on the south side of Kingsbridge road, between Morris and Jerome avs, recently acquired from the H. U. Singhi Realty Co. The buyer will occupy.

TAYLOR ST.—A Mrs. Becker sold 2 lots on Taylor st for improvement.

135TH ST.—T. S. Johnson bought 617 East 135th st, a 5-sty flat, 40x100.

BAINBRIDGE AV.—Francis Haff has resold to a builder for improvement 50x77, on the east side of Bainbridge av, 475 ft. north of Fordham road.

FULTON AV.—Shedlofsky & Askmansky sold a plot 100x160, on the west side of Fulton av, 80 ft. south of Wendover av, to a builder, Louis Klebam, who will build there two 5-sty apartments.

GRANT AV.—William E. Diler sold 950 Grant av, a 3-sty 2-family dwelling, 20x100.5. This leaves only 2 houses unsold of a row of 21 erected by Mr. Diller.

HEATH AV.—The Hogenauer & Wesslau Co. sold lots on the west side of Heath av, 290 ft. south of Kingsbridge rd, to Mr. Johnson, who will build 1-family houses on the property.

Will Build Apartment House.

MARION AV.—Charles A. Weber sold for a client the northeast cor of Marion av and 189th st, 50x100 ft., to Stephen McBride, a builder, who will improve the same with a 5-sty apartment house.

OGDEN AV.—John Sohns sold to Matthew Farrelly the lot 25x95 on the west side of Ogden av, 275 ft. north of 167th st. Mr. Sohns acquired the parcel at the auction sale of the Ogden estate 3 years ago.

Bronx Property in Trade.

TREMONT AV.—Louis Forstner gave to Frederick Huer, of Far Rockaway, in part payment for 4 lots located at Port Richmond, Staten Island, each 25x100, on Van Pelt and Nicholas avs, the property known as the Old Homestead, at 949 Tremont av, located at the northwest cor of Vyse av. The property is improved with a 2-sty building which is used for saloon purposes. The size of the plot is 74.3x43.3. On the block to the north is Public School 65, occupying the block front bet Vyse and Bryant avs.

VIRGINIA AV.—E. T. Devine sold a 2-family house on Virginia av to a Mr. Kenimo.

WALDO AV.—Oscar Kress sold the southeast cor of Waldo av and 236th st, 50x118x irregular.

WASHINGTON AV.—Leon Frey has sold through J. R. & Oscar L. Foley 1472 and 1474 Washington av, two 4-sty flats, 50x157.6x irregular, to William Gullery.

WASHINGTON AV.—Anna Maplesden sold the northwest cor of Washington av and 169th st, frame buildings on plot fronting 98 ft. on the av and 140 ft. on the st. The property, which has been in the Maplesden family for more than 40 years, will be improved with flat houses.

LEASES.

The Gross & Gross Co. leased for Maxine Elliott to Mrs. Anna White Douglas for a term of years 326 West End av.

The Charles F. Noyes Co. leased for a term of years the buildings 441 and 443 Water st, for Paul Vivane, to A. Dezevo & Son.

Huberth & Gabel leased for Dr. Gustav Gengenbacher to Mrs. Mary Moore the 4-sty dwelling, 319 East 13th st, for a term of years.

William Stonebridge leased for Paul M. Herzog to the Indiana Parquet Floor Co. for a term of 3 years the building on the northwest cor 185th st and 3d av.

The Gross & Gross Co. leased for the St. Nicholas Rink Co. the garage at 57 West 66th st to Henry B. Connolly for a term of years; also, for F. S. Godfrey, the southeast cor of 49th st and 7th av, a 2-sty building, 50x100.

The Douglas Robinson, Charles S. Brown Co. reports the following leases: For Mrs. A. W. Sears, 113 East 62d st, to Dr. William S. Stone; 104 East 73d st, to James W. Clark, and 44 East 25th st, to William Greenough.

The McVickar, Gaillard Realty Co. leased for the Emanuel Lehman Estate the property at 16 East 46th st, for a long term of years, to Koopman & Co., dealers in antiques, and who are now located at 326 5th av. The building, which stands on a lot 25x100 ft., facing the new Ritz-Carlton Hotel, will be extensively altered according to plans prepared by Taylor & Levi. Koopman & Co. have been on 5th av for many years.

C. W. Smith, of J. K. Holly's office, leased the two 5-sty buildings, 146 and 148 East 14th st, for Solomon Schinasi to Milton Hirschfeld for 21 years at an aggregate net rental of over \$300,000. Mr. Hirschfeld now controls, under long leases 138, 142, 146 and 148 East 14th st and 139 East 13th st. This broker sold Mr. Schinasi 146 and 148 a short time ago; also 138; also to Sullivan & Kraus 114 East 14th st and 111 to 121 East 13th st, where a new theatre is under construction by them; also sold 139 East 13th st to Mr. Schinasi. Mr. Schinasi also owns the theatre between 138 and the Dewey Theatre, running through to 13th st.

STATEN ISLAND.

ROSSVILLE, S. I.—The Princess Bay Realty Co. sold to the Equitable Realty Co. a tract of acreage near Rossville, S. I., with 1,000 ft. frontage. This completes a series of purchases recently made by the Equitable Realty Co.

PORT RICHMOND, S. I.—James J. Connor and James J. Crowe sold for Frederick Huer, of Far Rockaway, 4 lots, each 25x100, on Van Pelt and Nicholas avs, Port Richmond, S. I. The purchaser, Louis Forstner, gives in part payment the property known as the Old Homestead, at 949 Tremont av, the Bronx.

UNCLASSIFIED SALES

The total number of sales reported is 68, of which 15 were below 59th st, 35 above, and 18 in the Bronx. The sales reported for the corresponding week last year were 61, of which 6 were below 59th st, 39 above, and 20 in the Bronx.

The total number of mortgages recorded for Manhattan this week was 256, as against 159 last week, and in the Bronx 150, as against 132 last week. The total amount involved is \$12,582,660, as against \$6,464,198 last week.

The amount involved in the auction sales this week was \$2,007,888, and since January 1, \$42,676,520. Last year the total for the week was \$855,470, and from January 1, \$34,433,110.

MACOMBS PL.—Lowenfeld & Prager sold the plot 85x100x irregular at the northwest cor of Macombs pl and 152d st.

2D AV.—Lowenfeld & Prager bought the southeast cor of 2d av and 77th st, a 5-sty tenement, on lot 27.2x89.

7TH AV.—Lowenfeld & Prager bought 2574 7th av, southeast cor of 149th st, a 5-sty flat, on lot 25x100.

138TH ST.—The Newton Holding Co. sold 580 and 582 East 138th st, a 5-sty new-law house, on plot 38x100, to an investor.

161ST ST.—Morris Freundlich sold the plot 100x97 on the north side of 161st st, 100 ft. west of Prospect av, to the Spencer-Polatschek Realty Co., which will erect an apartment house on the site.

PARK AV.—Henry Humphreys sold the northeast cor of Park av and 187th st, a plot 102.6x100, to builders for improvement with flats.

WANTS AND OFFERS

IF INTERESTED in real estate along the Jersey Coast, get my appraisal before purchasing or loaning money on it. JACOB A. KING, 51 West 125th Street, N. Y., or West End, N. J.

WANTED properties, sale or rent; send particulars; satisfactory results assured. DUFF & CONGER, Madison Ave., cor 86th St.

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containing October Expirations, is ready for delivery

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THE REALTY RECORDS COMPANY, 11-15 E. 24th Street Telephone, 4430 Madison Square

REAL ESTATE NOTES

Andrew A. Bibby has become associated with Pease & Elliman, at 309 Madison av.

The Herman Arns Co., real estate and mortgage loan brokers, have removed their office to 229 West 42d st.

Murphy, Dumont Co. announces the removal of its offices from 45 Pine st to rooms 602 and 603 at 198 Broadway.

Frank H. Reeve has taken over the managership of the private sales department of the office of Joseph P. Day.

William Baylis, until recently associated with the Frank L. Fisher Co., is now connected with the real estate office of William M. Benjamin, at No. 30 Pine st.

Hereafter the real estate firm of Slober & Co., of 2214 Broadway, will be styled "Slober & Smith." It is simply a change of firm name, as Mr. R. T. Smith has been a member for a number of years.

Clarence J. Carroll, who for many years was connected with the mortgage department of Joseph P. Day, has severed the above connections and is now associated with David Vogel, of 198 Broadway, as manager of the bond and mortgage department.

Jacob Katz has been appointed receiver of the rents of property at the northeast cor of Brook av and 164th st, a 4-sty tenement, 29.2x64.8x irregular, in a suit brought by the German Savings Bank against George Cronenberger and others to foreclose a mortgage of \$15,000.

J. Day Knap, formerly with Knap & Co., and T. Ward Wasson, who was connected with the McVickar-Gaillard Realty Co., have formed a partnership under the title of the Knap & Wasson Co. They will transact a general real estate and insurance business at 1663 Amsterdam av.

John L. Parish, of Parish, Fisher & Co., conducted a successful auction sale on Saturday of plots in Balmiere Park, Cran-

ford, N. J. There were nearly 300 people, chiefly from Manhattan and Brooklyn, at the sale. The property was sold in plots containing from 2 to 5 city lots, and prices ranged from \$600 to \$4,200 per plot.

The McAdoo Tunnel Co. is the purchaser of 108 and 110 West 38th st, recently reported sold. The property is improved with a 5-sty restaurant, on a lot 40x100. The property was held at \$250,000. On December 14, 1904, Charles A. Cowen & Co. leased the property to William E. Smith and ano for taxes and \$8,500 to \$15,000. The lease expires March 1, 1925. On April 1, 1908, the lease was assigned to the Cafe of France Co., a corporation, and was reassigned on May 11, 1908, to the Maxim's Hotel and Restaurant Co., the present tenants.

The recently published report that the Pittsburg Life & Trust Co. is the purchaser of Nos. 41 to 50 Broadway, is denied. This property was sold at auction several weeks ago, and the announcement was made at that time that Hermen de Selding, of de Selding Bros., was acting for a client. The interested parties request that their name be withheld for the time being. Plans were filed some time since for a 38-sty building to be erected on this site from plans by W. C. Hazlett. No information could be obtained as to what will be the ultimate development of the property, but it is believed that the building will be completed as designed.

The Real Estate Board of Brokers makes the announcement that there will be no more regular weekly lists of wants, offers and exchanges mailed to its members during the month of July and August. It is requested by the management of the Board that out-of-town members send particulars of any improved or unimproved properties they may have for sale and can offer in exchange for New York City investment and income producing propositions. Upon receipt the same will be posted in the Board room and brought to the attention of members and associate members in the cities of Philadelphia, Omaha, Detroit, San Francisco, Cleveland, New Orleans, St. Louis, Chicago, Seattle and Minneapolis.

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NOTICE TO PROPERTY OWNERS.

HEARINGS FOR THE COMING WEEK.

At 90-92 West Broadway.

Tuesday, July 6.

East 227th-228th sts, opening, at 12 noon.
East 225th st (Muscoota st), opening, at 2 p m.
Westchester av, opening from Bronx River to Main st, at 2 p m.
Clason Point rd, opening from Westchester av to East River, at 2 p m.
Tremont av, opening from Eastern Boulevard to Fort Schuyler rd, at 3 p m.

Wednesday, July 7.

Maple av (Richmond), sewer easement, at 3 p m.
Unnamed st (W 187th st), opening, at 1 p m.
St Nicholas Park, opening from 130th to 128th sts, at 12 noon.
East 205th st, opening from White Plains rd to Boston Post rd, at 12 noon.
Gun Hill rd, opening from Jerome av to Mosholu Parkway, at 11 a m.
Mt Vernon av, opening from Jerome av to northern boundary city, at 11 a m.
West Farms rd, opening from Westchester Creek to Bronx River, at 3 p m.
Main st (City Island), extending, at 3 p m.
Second and Third new sts, opening north of 181st st, at 3 p m.
Depew pl, closing, at 10 a m.
West 151st st, closing, at 1 p m.
Rosewood st, opening from Bronx Boulevard to Cruger av, at 1 p m.
Ludlow av, &c, opening, at 1 p m.
East 161st st, opening, from Brook av to 3d av, at 1 p m.

Thursday, July 8.

Grote st, closing, at 10.30 a m.
Spofford av, opening from Longwood av to Bronx River, at 11 a m.
Riverside Drive, widening between 139th and 142d sts, at 1 p m.

Friday, July 9.

Riverside Drive, extending from 135th st to Boulevard Lafayette, at 11 a m.
3d av, widening at 159th st, at 11 a m.
Hillside av, opening from Nagle av to Nagle av, at 10 a m.
Chittendon av, &c, opening, at 11 a m.

At 258 Broadway.

Tuesday, July 6.

120th st, police station, at 11 a m.
15th and 18th sts, dock, at 2.30 p m.
Brooklyn Bridge, at 3 p m.

Wednesday, July 7.

Bridge 3, at 3 p m.
Whale Creek, dock, at 3 p m.
Forest av, school site (Queens), at 3 p m.

Thursday, July 8.

Fort George, rapid transit, at 10 a m.
Loop 5, at 11 a m.

PUBLIC SERVICE COMMISSION HEARINGS.
The Public Service Commission announce a hearing for Friday, July 9th, at 2.30 p. m., on the block signal system on subway local tracks.

VOLUNTARY AUCTION SALES.

BRYAN L. KENNELLY.

July 7.

9th av, No 360, 4-sty and cellar brk tenement with store, 18.6x100.

ADVERTISED LEGAL SALES.

Sales to be held at the Real Estate Exchange, 14 and 16 Vesey st, except as elsewhere stated.
July 3 and 5.

No Legal Sales advertised for these days.

July 6.

82d st, Nos 548 to 552, s s, 111.4 w East End av, 40x102.2, 6-sty brk tenement and store.
Leo Levy et al agt Frederick H Nadler et al; Action No 1; Ritch, Woodford, Bovee & Butcher, att'ys, 18 Wall st; Edw L Patterson, ref. (Amt due, \$17,837.04; taxes, &c, \$1,181; sub to a mort of \$32,000.) Mort recorded Oct 10, 1906. By Joseph P Day.

82d st, Nos 542 to 546, s s, 151.4 w of East End av, 40x102.2, 6-sty brk tenement and store.
Same agt same; Action No 2; same att'ys; same ref. (Amt due, \$17,860.94; taxes, &c, \$1,181.10; sub to a mort of \$32,000.) Mort recorded Oct 10, 1906. By Joseph P Day.

Lewis st, No 117, w s, about 250 n Stanton st, 25x100, 7-sty brk loft and store building.
Abraham A Raphael agt David Feuer et al J Chas Weschler, att'y, 299 Broadway, Geo W Collins, ref. (Amt due, \$10,111.61; taxes, &c, \$742.47.) Mort recorded June 1, 1906. By Chas A Berrian.

6th av, No 256, e's, 70.7 n 16th st, 21.5x65, 3-sty brk loft and store building.
Moses M Valentine agt Elizabeth R Heyzer et al; Lachman & Goldsmith, att'ys, 35 Nassau st; Frank C Avery, ref. (Amt due, \$9,441.27; taxes, &c, \$8.30.) By Samuel Marx.

July 7.

Broadway, w s, 59 s Tremont road, 59x144.8x50 x113.4, Throggs Neck, Bankers Realty & Security Co agt Louis Mershen et al; Lindsay, Kalish & Palmer, att'ys, 27 William st; Denis O'L Cohalan, ref. (Amt due, \$1,705.92; taxes, &c, \$—.) Mort recorded Nov 23, 1906. By Joseph P Day.

Freeman st, s s, 27.4 w Bryant av, 27.4x113.1x 25x102.10, vacant, James Todd agt John Sklar et al; John J O'Grady, att'y, 277 Broadway; Carrington G Arnold, ref. (Amt due, \$2,022.30; taxes, &c, \$458.44.) Mort recorded Jan 3, 1905. By Joseph P Day.

72d st, No 431, n s, 150 w Av A, 25x102.2, 4-sty stone front tenement. Alice D. Weekes agt Mary Schanbacher et al; Weekes & Forster, att'ys, 45 William st; Francis P Pace, ref. (Amt due, \$3,612; taxes, &c, \$823.27; sub to a mort of \$9,000.) By Samuel Goldsticker.

71st st, No 512, s s, 223 e Av A, 25x100.4, 1-sty frame building, Richard W Buckley agt Ernest Wander et al; Hill, Lockwood, Redfield & Lydon, att'ys, 35 Nassau st; Joseph S Schwab, ref. (Amt due, \$3,837.36; taxes, &c, \$125.) Mort recorded Feb 21, 1907. By Samuel Marx.

81st st, No 237, n s, 150 w 2d av, 25x102.2, 4-sty stone front tenement. City Real Estate Co agt Realty Associates et al; Harold Swain, att'y, 176 Broadway; Chas F Mathewson, ref. (Partition.) By Herbert A Sherman.

Boyd av, e s, 150 n Jefferson av, runs n 75 x e 100 x n 25 x w 100 to Boyd av, x n 50 x e 100 x s 25 x e 100 to Fox av, x s 75 x w 100 x s 50 x w 100 to beginning, Edenwald. Eva Rappaport agt Jacob Schmid et al; Bernard H Bernstein, att'y, 73 West 116th st; Geo L Donnellan, ref. (Amt due, \$2,538.03; taxes, &c, \$400.) Mort recorded March 21, 1906. By Joseph P Day.

July 8.

Riverside Drive, No 149, e s, 27 n 87th st, 23.8 x100, 5 and 6-sty brk dwelling. Martin D Wylly agt Archibald G Loomis et al; Spier & Bartlett, att'ys, 52 Wall st; Richard H Clarke, ref. (Amt due, \$68,282.42; taxes, &c, \$3,068.63.) Mort recorded Feb 9, 1900. By Joseph P Day.

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Webster av, Nos 1760 & 1764 s e cor 175th st, 175th st, Nos 400 to 406 runs e 80.4 x s 75 x e 26.6 x s 33.7 x w 106.9 x n 108 to beg, three 4-sty brk tenements and stores and 2-sty brk stable. Sheriff's sale of all right, title, &c, which Michael Gleason had on March 17, 1909, or since; C V Halley, Jr, att'y, 1929 Washington av; Thomas F Foley, sheriff. By Joseph P Day.

Webster av, w s, 175.4 n 179th st, 50x110, vacant. Bronx Borough Bank agt Joe Kosovsky et al; James Kearney, att'y, 220 Broadway; Michael J Scanlan, ref. (Amt due, \$6,821.30; taxes, &c, \$311.28.) Mort recorded Feb 14, 1905. By Joseph P Day.

28th st, Nos 131 & 133, n s, 400 w 6th av, 53.4x 98.9, 7-sty brk loft and store building. Franklin S Keller agt Tarrytown Building Co et al; Johnson & Galston, att'ys, 49 Wall st; Edmund J Tinsdale, ref. (Amt due, \$8,405.42; taxes, &c, \$13.50.) More recorded May 25, 1908. By Joseph P Day.

4th av, Nos 371 and 373, on map Nos 367 to 373, 26th st, Nos 103 and 105.

e s, 49.4 n 26th st, runs n 49.4 x e 120.10 x s 98.9 to 26th st, x w 41.10 x n 49.4 x w 79 to beginning, 6 and 7-sty brk hotel (Putnam House), 3-sty brk tenement and store, 3-sty brk building and 3-sty brk dwelling. Equitable Life Assurance Society of the U S agt Putnam Holding Co et al; Alexander & Green, att'ys, 120 Broadway; Howard C Lake, ref. (Amt due, \$211,818.72; taxes, &c, \$5,651.24.) Mort recorded Jan 13, 1906. By Joseph P Day.

July 9.

81st st, No 345, n s, 175 w 1st av, 25x102.2, 5-sty brk tenement and store. Estates Settlement Co agt Abraham Meyer et al; Carrington & Pierce, att'ys, 200 Broadway; James B Butler, ref. (Amt due, \$1,261.46; taxes, &c, \$104; sub to a prior mort of \$6,000.) Mort recorded Aug 9, 1907. By Chas A Berrian.

July 10.

No Legal Sales advertised for this day.

July 12.

Murray st, No 72, s s, about 100 w West Broadway, 25x75, 4-sty stone front loft and store building. Rebecca Spahn agt August F Viemeister et al; Milton Mayer, att'y, 52 William st; Wm J A Caffrey, ref. (Amt due, \$5,543.37; taxes, &c, \$1,141.73.) Mort recorded Feb 15, 1907. By Samuel Marx.

7th av, Nos 2516 & 2518 s w cor 146th st, 40x100, 146th st, No 200 6-sty brk tenement and stores. Chas A Fisher agt Thomas G Bowne et al; Katz & Sommerich, att'ys, 277 Broadway; Raymond G Guernsey, ref. (Amt due, \$26,369.76; taxes, &c, \$1,438.25; sub to a prior mort of \$70,000.) Mort recorded Jan 3, 1908. By Joseph P Day.

112th st, No 216, s s, 195.6 e 3d av, 19.6x100.10, 3-sty stone front dwelling. Edmund Kohn et al agt Jacob Friedman et al; John H Rogan, att'y, 145 Nassau st; James A Donnelly, ref. (Amt due, \$5,902.03; taxes, &c, \$174.83.) Mort recorded Nov 14, 1906. By William Kennelly, Jr.

96th st, No 204, s s, 117.3 w Amsterdam av, 27 x100.8, 5-sty brk tenement. Caecilie Ettlinger agt Mary B Cunningham et al; Ira J Ettlinger, att'y, 257 Broadway; Emanuel Blumentiel, ref. (Amt due, \$6,859.94; taxes, &c, \$550; sub to a mort of \$25,500.) Mort recorded Sept 3, 1908. By Samuel Goldsticker.

INDEX

TO THE

RECORD AND GUIDE

VOL. LXXXIII., JANUARY-JUNE, 1909

PRICE, \$1.00

WILL BE READY JULY 15th

The Index Covers ALL

CONVEYANCES MORTGAGES LEASES AUCTION SALES
PROJECTED BUILDINGS MANHATTAN AND BRONX BOROUGHS

Record and Guide Co., 11 East 24th St., New York

AUCTION SALES OF THE WEEK.

The following is the complete list of the property sold, withdrawn or adjourned during week ending July 2, 1909, at the New York Real Estate Salesroom, 14 and 16 Vesey St. Except where otherwise stated, the properties offered were in foreclosure. Adjournment of legal sales to next week are noted under Advertised Legal Sales.

*Indicates that the property described was bid in for the plaintiff's account.

JOSEPH P. DAY.

*Beekman st, Nos 3 to 9 Theatre alley
 Nassau st, Nos 119 to 123, on map Nos 119 to 137 145.9 to beg, 9 and 10-sty brk and stone office and store building, Temple Court. (Sheriff's sale of all right, title, &c.) National Ulster Co Bank \$100
 *Broome st, No 71, s s, 129.1 e Columbia st, 21x56, 5-sty brk tenement and store. (Amt due, \$14,276.93; taxes, &c, \$283.76.) Kate M Solomon 14,250
 *Cambreling av, e s, 199.6 s Crescent av, 50x100, vacant. (Amt due, \$1,149.36; taxes, &c, \$64.56; sub to prior mort of \$3,000.) James T Barry 3,616
 *Ferris av, w s, 549.6 s land of St Josephs Institute for Deaf Mutes, 266.9x82.10x—x1012.5, Westchester. (Amt due, \$24,422.84; taxes, &c, \$—; sub to a prior mort of \$10,000.) Albert L Lowenstein 17,500
 *113th st, No 85, n s, 25 w Park av, 25x100.11, 5-sty brk tenement. (Amt due, \$5,346.12; taxes, &c, \$770; sub to a mort of \$16,000.) Christiana Ogle 17,488
 100th st, No 160, s s, 225 w 3d av, 25x100.11, 5-sty brk tenement. (Amt due, \$13,925.68; taxes, &c, \$666.47.) Caroline Newman 14,925
 *65th st, Nos 168 & 170, s s, 125 e Amsterdam av, 49x100.5, two 5-sty brk tenements, store in No 170. (Amt due, \$9,337.70; taxes, &c, \$613.12; sub to prior mort aggregating \$45,000.) Louis D Livingston et al 46,136
 145th st, No 470, s s, 78 e Amsterdam av, 17.4x39.11, 3-sty stone front dwelling. (Amt due, \$14,773.27; taxes, &c, \$462.82.) Herman Hurst 17,950
 Davidson av, No 2323 n w cor Evelyn pl, 100x25, 5-sty brick tenement. Evelyn pl
 Batelyne av, Nos 2281 to 2285 s w cor 183d st, 57.3x100.3x57.3x100, two 183d st 3-sty frame tenements and stores and 2-sty frame dwelling (Sheriff's sale of all right, title, &c.) Withdrawn
 *55th st, No 538, s s, 250 e 11th av, 25x100.5, 5-sty brk tenement. (Amt due, \$17,147.48; taxes, &c, \$300.) Theodore Schmidt 16,400
 Cortlandt st, No 87 East, s s, 79.7 e West st, 22x57.10x22x58, 3-sty brk store
 Cortlandt st, No 87 West, s s, 58.9 e West st, 20.9x57.6x20.10x58.1, 3-sty brk store (Partition.) L M Whittaker 71,550
 Houston st, No 124, n s, 25.1 e Sullivan st, 25x100, 6-sty brk loft and store building. (Partition.) V Casazza & Bro 30,250
 Houston st, No 123 s e cor Sullivan st, 25x95, 6-sty brk loft and store Sullivan st, No 161 building. (Partition.) Lowenfeld & Prager 45,800

Columbus av s w cor Taylor st, 25x100, Van Nest. (Partition.) Bernard Taylor st McLaughlin 1,850
 *5th av, Nos 720 and 722 n w cor 56th st, 50.5x100, two 5-sty brk and 56th st stone dwellings. (Amt due, \$346,961.63; taxes, &c, \$200; sub to a prior mort of \$315,000.) George Kemp Real Estate Co 756,530
 2d av, No 1826, e s, 25.8 n 94th st, 25x79.9, 5-sty brk tenement and store. (Amt due, \$7,440.67; taxes, &c, \$30; sub to a prior mort of \$13,000.) Armin H Mittleman 19,108
 *Garfield st, No 1643, w s, 300 s Van Nest av., 25x100, Van Nest. (Amt due, \$1,937.56; taxes, &c, \$237.68; sub to a prior mort of \$3,000.) Henry C Steneck 4,100
 West End av s w cor 89th st, 23x80, 4-sty and basement stone front 89th st, No 300 dwelling. (Amt due, \$29,054.69; taxes, &c, \$1,248.62.) Withdrawn
 116th st, No 324, s s, 335 w 1st av, 20x100.10, 3-sty stone front dwelling. (Amt due, \$8,871.35; taxes, &c, \$516.92.) James B Cunningham 10,800
 Washington st, Nos 719 & 721 n e cor 11th st, 75x98.8x60x116.6, 6-sty 11th st, Nos 337 to 345 brk loft and store building. (Amt due, \$16,005.35; taxes, &c, \$—; sub to a prior mort of \$150,000.) C A Woolsey 170,700
 75th st, No 329, n s, 228.4 w 1st av, 28.4x102.2, 4-sty stone front tenement. (Amt due, \$12,886.80; taxes, &c, \$691.43.) John E Olson 12,500
 West End av, No 583, w s, 30.8 n 88th st, 20x87.6, 4-sty and basement brk dwelling. (Amt due, \$7,076.56; taxes, &c, \$—; sub to a prior mort of \$18,000.) Withdrawn
 239th st, n w cor Matilda av, 25x100, Wakefield. (Partition.) Mrs Joseph L O'Brien 1,600
 239th st, n s, 25 w Matilda av, 25x100, Wakefield. (Partition.) Patrick O'Rourke 800
 *Madison av, Nos 431 to 437 n e cor 49th st, runs n 79. 6x e 75 x n 49th st, Nos 31 and 33 20.11 x e 10 x s 100.5 x w 85 to beginning, 12 and 13-sty brk and stone hotel. (Amt due, \$169,733.16; taxes, &c, \$21,230.08.) Knickerbocker Trust Co 673,066
 241st st, n s, 135 e Katonah av, 25x—, 2-sty frame dwelling
 241st st, n s, 185 e Katonah av, 25x—, 2-sty frame dwelling
 241st st, n s, 235 e Katonah av, 25x—, 2-sty frame dwelling
 241st st, n s, 285 e Katonah av, 50x—, two 2-sty frame dwellings (Amt due, \$14,242.12; taxes, &c, \$103.90.) Withdrawn

BRYAN L. KENNELLY.

1st av, No 1489, w s, 50 s 78th st, 25x100, 5-sty brk tenement with stores and 3-sty brk tenement in rear (voluntary). Louis Walter 30,100

WM. KENNELLY, JR.

*Webster av, w s, 150.4 n 179th st, 25x110, vacant. (Amt due, \$3,455.27; taxes, &c, \$105.35.) Bronx Borough Bank 3,000
 SAMUEL MARX.

*Lafontaine av, No 2007, w s, 37.6 n 178th st, 37.6x100, 5-sty brk tenement. (Amt due, \$9,687.52; taxes, &c, \$894.31.) Rebecca G Goldring 27,760

Total 2,007,888
 Corresponding week, 1908 885,470
 Jan. 1st, 1909, to date 42,676,520
 Corresponding period, 1908 34,433,110

REAL ESTATE RECORDS

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

2d.—C. a. G. means a deed containing Covenant against Grantor only, in which he covenants that he hath not done any act whereby the estate conveyed may be impeached, charged or encumbered.

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

4th.—The street and avenue numbers given in these lists are, in all cases, taken from the insurance maps when they are not mentioned in the deeds. The numbers, it will occasionally be found, do not correspond with the existing ones, owing to there having been no official designation made of them by the Department of Public Works.

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

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

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

8th.—A \$20,000—\$30,000 indicates the assessed value of the property, the first figures being for the lot only and the second figures representing both lot and building. Letter P before second figure indicates that the property is assessed as in course of construction. Valuations are from the assessment roll of 1908.

9th.—T. S. preceding the consideration in a conveyance means that the deed or conveyance has been recorded under the Torrens System.

CONVEYANCES

June 25, 26, 28, 29, 30 and July 1. (No. 79.)

BOROUGH OF MANHATTAN.

Audubon pl n w cor 157th st, runs w 306.9 to s e s Riverside Drive x n e 229.7 to w s Audubon pl x s e 203.5 157th st to beginning, vacant. Sound Realty Co to Centre Realty Co, a corpn. Mort \$125,000. June 25. June 28, 1909. 8:2134—195. A \$36,000—\$— other consid and 100
 Bethune st, Nos 33 to 37, s s, 97 e Washington st, 66x79.6x66x79.10, 6-sty brk loft building.
 Bethune st, No 39, s s, 75 e Washington st, 22x80x22x79.10, 3-sty brk tenement.
 Washington st, No 747, e s, 60 s Bethune st, 20.6x78.9x20x78.9, 3-sty brk tenement.
 Gustavus Isaacs to Zurich Silk Finishing Co, a corpn. Mort \$55,000. June 25, 1909. 2:635—13, 15 and 8. A \$37,000—\$74,000. other consid and 100
 Beekman pl, No 24, w s, 40 n 50th st, 20x75, 5-sty stone front tenement. Benjamin Spitzer to Sadie Spitzer. 1/2 part. Mort \$8,000. June 28, 1909. 5:1362—14. A \$5,000—\$8,000. other consid and 100
 Broome st, Nos 109 and 111 s w cor Willett st, 50x100, three Willett st, Nos 15 and 17 5-sty brk tenements and stores. Philipp Smith to Nuchem Messing. 1/2 part. Mort \$67,000 and all liens. June 28, 1909. 2:336—16. A \$50,000—\$75,000. other consid and 5,000
 Broome st, Nos 72 and 74, n s, 50 w Cannon st, 47x75, 6-sty brk tenement and stores. William Konowitz to Annie Loebel. Mt \$40,000. June 25. June 26, 1909. 2:332—71. A \$34,000—\$62,000. omitted
 Broome st, No 35 s w cor Goerck st, 25.2x100, 5-sty brk Goerck st, Nos 13 and 15 tenement and store. Jacob Bernstein to Ester Ginsberg. Mort \$45,000. June 20. June 30, 1909. 2:326—47. A \$20,000—\$45,000. nom
 Broome st, No 71, s s, 129.1 e Columbia st, 21x56, 5-sty brk tenement and store. FORECLOS. June 29, 1909. Roger A Pryor referee to Kate M Solomon. June 29. June 30, 1909. 2:331—42. A \$10,000—\$15,000. 14,250
 Cannon st, No 98, e s, 75 s Stanton st, 34.4x100, 6-sty brk tene-

ment and stores. Herman Gruher to Sadie Kregerman. All liens. June 29, 1900 (?probably meant for 1909). June 30, 1909. 2:329—11. A \$23,000—\$54,000. nom
 Canal st, No 112, s s, 99.11 e Chrystie st, 24.3x76.7x24.4x76.5, 5-sty brk tenement and store. David Shaff et al to the City of New York. Dec 14, 1908. June 29, 1909. 1:291—part lot 1. A \$—\$— 61,104.41
 Canal st, No 112, s s, 99.11 e Chrystie st, 24x75, 5-sty brk tenement and store. Same to same. Q C. Dec 14, 1908. June 29, 1909. 1:291—part lot 1. A \$—\$— other consid and 100
 Croton st, n s, 250 w Amsterdam av, 25x92.3, 2-sty frame dwelling.
 166th st, s s, 95 e Audubon av, 25x87.5x25.3x83.4, 3-sty frame dwelling.
 Mary King INDIVID and EXTRX Maria Hines to George Ehret. June 29. June 30, 1909. 8:2123—23 and 31. A \$8,000—\$11,000. other consid and 10,400
 Same property. Wm T and Michl J Hines HEIRS Maria Hines to same. B & S and C a G. Mort \$3,500. June 29. June 30, 1909. 8:2123. nom
 Same property. Katharine Beck to same. 1-5 part. Mort \$3,500. June 29. June 30, 1909. 8:2123. other consid and 100
 Chrystie st, No 219, w s, 150.6 n Stanton st, 24.6x100, 5-sty brk tenement and store. Leopold Kaufmann to Sophia Mayer. June 28. June 29, 1909. 2:427—37. A \$20,000—\$37,000. other consid and 100
 Chrystie st, No 219, w s, 150.6 n Stanton st, 24.6x100, 5-sty brk tenement and store. Sophia Mayer to Leopold Kaufmann. All liens. June 25. June 29, 1909. 2:427—37. A \$20,000—\$37,000. other consid and 100
 Crosby st, No 49, e s, 187.4 n Broome st, 25x100, 6-sty brk loft and store building. Henry Holding EXR Robert Gibson to Samuel Williams, Isaac Haft, Samuel Grodginisky and Joseph H Schwartz. Mort \$32,000. June 25. June 26, 1909. 2:482—5. A \$23,000—\$46,000. 43,000
 East Broadway, No 202, n s, abt 140 e Jefferson st, runs e 26.1 x n 66.9 x w 9 x s 4 x w 17 x s 62.8 to beginning, 4-sty brk tenement. Jacob Cohen to the State Bank. All liens. Jan 31, 1908. July 1, 1909. 1:285—36. A \$19,500—26,000. other consid and 100
 Elizabeth st, Nos 46 to 50, e s, 125 n Canal st, runs n 75 x e 100 Bowery, No 74. x s 25 x e 100 to w s Bowery x s 25 x w 145 x s 25 x w 55 to beginning, two 6-sty brk factories and 2-sty brk tenement and store. Deed of trust. Charles Gulden

and Mary C Franklin to Henry Sayler as trustee in trust. B & S. June 21. July 1, 1909. 1:203-6 to 8 and 25. A \$71,500 - \$119,500. other consid and 100

Same property. Ante-nuptial agreement in lieu of dower. Same with same. June 21. July 1, 1909. 1:205. nom

Elizabeth st, No 248, e s, 258.8 s Houston st, 24.3x81.8x24.3x81.9, 5-sty brk tenement and store. Josephine wife of and John J Erwin to Annie M Adolphi. Mort \$10,000 and all liens. June 29. June 30, 1909. 2:507-12. A \$13,000-\$22,000. 29,000

Forsyth st, No 17, w s, 152 s Canal st, 24.11x100.2x24.11x100.1, 5-sty brk tenement and store now demolished. Pincus Lowenfeld et al to the City of N Y. June 24. June 26, 1909. 1:291-part lot 1. A \$-\$. 40,235.63

Forsyth st, No 17, w s, 151.10 s Canal st, 25x100, 5-sty brk tenement and store now demolished. Same to same. Q C. June 24. June 26, 1909. 1:291-part lot 1. A \$-\$. nom

Gramercy Park, No 10 s s, 153.4 e 4th av, 26.8x92, with rights to 20th st Park, &c, 4-sty and basement stone front dwelling. J Wesley Pullman to Katharine C Budd. Mort \$32,000. June 1. June 29, 1909. 3:875-76. A \$32,000-\$41,000, and 876. nom

Gouverneur st, No 46, e s, 27 n Monroe st, 25.4x101.8x23.4x101.6, 6-sty brk tenement and store. Jacob Tepper to Ida Burnstein. All liens. June 28. June 29, 1909. 1:266-2. A \$14,000-\$37,000. other consid and 100

Great Jones st, No 35, s w s, abt 180 e Lafayette st, 27x90, 7-sty brk loft and store building. Chas H A Cuny to John J Radley. 1/2 part. All title. Mort \$17,500 and all liens. April 12, 1907. June 29, 1909. 2:530-24. A \$30,000-\$65,000. nom

Greenwich st, No 509, e s, abt 40 s Spring st, 24x75, 3-sty frame (brk front) tenement and store. Louisa Haglich to Reginald S Jaffray. Mort \$5,000. June 28, 1909. 2:594-30. A \$7,500-\$8,500. other consid and 100

Greenwich st, Nos 719 and 721, e s, 58.4 n Charles st, 37.6x76.7x41.4x92, two 2-sty brk dwellings. James H Cruikshank to Alex W Fraser and Geo A Macdonald. Morts \$17,000. May 28. June 25, 1909. 2:632-39 and 40. A \$13,000-\$15,000. other consid and 100

Same property. Alex W Fraser and ano to Greenwich Holding Co., a corpn. Morts \$30,000. June 3. June 25, 1909. 2:632. nom

Greenwich st, Nos 537 to 545, e s, 50 s Charlton st, 100x100, one 3-sty frame brk front tenement and store, and two 2-sty frame brk front tenements, 3-sty brk stable and vacant. St Johns Park Realty Co to James H Cruikshank of Freeport, L I. Mt \$60,000. June 25. June 26, 1909. 2:597-39 to 43. A \$42,000-\$45,000. other consid and 100

Same property. Consent of stockholders to above deed. Same to same. June 25. June 26, 1909. 2:597. nom

Grand st, n w (?) cor Allen st, -x-, 3-sty brk tenement. Assignment of interest. Florence C Horton to John Cromwell, individ, EXR and TRUSTEE will Richard Cromwell. All title. Q C. June 21. June 30, 1909. 2:413-23. A \$55,000-\$75,000. nom

Henry st, No 262, s s, 164.5 e Montgomery st, 20.7x100, 2-sty brk dwelling. Fanny Marcuson to Jennie Fischel, Etta Fine and William Kahn. Mort \$12,000. June 25. June 30, 1909. 1:268-54. A \$12,000-\$15,000. 100

Same property. Same to same. Q C. Mort \$12,000. June 25. June 30, 1909. 1:268. other consid and 100

Henry st, Nos 72 and 74, s s, 86.6 e Market st, 50.8x100.1, two brk and frame tenements now demolished. CONTRACT. Dennis Shea to The City of New York. June 17, 1908. July 1, 1909. 1:275-part lot 3. A \$-\$. 70,500

Same property. Hanora A Shea widow et al, heirs, &c, of Dennis Shea, decd, to same. Oct 28, 1908. July 1, 1909. 1:275. 70,500

Same property. Julia L Kaime et al, HEIRS, &c, Dennis Shea to same. All title. Q C. Dec 17, 1908. July 1, 1909. 1:275. nom

Jackson st, No 34, e s, 100 n Cherry st, 25x100, 5-sty brk tenement and store and 4-sty brk tenement in rear. Emma L Neppert to Rosa Gold of Brooklyn. B & S and C a G. Mort \$22,250 and all liens. June 24. June 25, 1909. 1:263-50. A \$15,000-\$23,000. nom

John st, No 20.

John st, Nos 18 and 22.

Agreement as to encroachments, etc. Seth S Terry with Maiden Lane Realty Co. Oct 26, 1908. June 26, 1909. 1:65. nom

Ludlow st, No 182, e s, 150 s Houston st, 25x87.6, 4-sty brk tenement and store and 4-sty brk tenement in rear. Morris Schwartzapel to Harry Neustadt. June 30. July 1, 1909. 2:412-49. A \$19,000-\$25,000. other consid and 100

Madison st, No 134, s s, 162.11 e Market st, 25.1x100.1, 5-sty brk tenement now demolished. Samuel Weiss to the City of New York. June 29. June 30, 1909. 1:274-34. A \$-\$. 51,864.50

Madison st, No 134, s s, 162.11 e Market st, 25x100, 5-sty brk tenement now demolished. Same to same. Q C. June 29. June 30, 1909. 1:274-34. A \$-\$. nom

Mangin st, No 63, w s, 175 s Rivington st, 25x99, 5-sty brk tenement. Rebecca Sherman and Simon Werner to Solomon Frankel and Samuel Werner. Mort \$27,350. June 15. June 26, 1909. 2:323-23. A \$10,000-\$28,000. other consid and 100

Mangin st, No 63, w s, 175 s Rivington st, 25x99, 5-sty brk tenement. Solomon Frankel to Samuel Werner. 1/2 part. All title. Mort \$27,350. June 22. June 26, 1909. 2:323-23. A \$10,000-\$28,000. other consid and 100

Mangin st, No 71, w s, 75 s Rivington st, 25x99, 5-sty brk tenement. Samuel Werner to Solomon Frankel. 1/2 part. All title. All liens. June 19. June 26, 1909. 2:323-19. A \$10,000-\$28,000. other consid and 100

North Moore st, Nos 55 to 67, n s, abt 100 w Hudson st, -x-, four 6-sty brk loft and store buildings. Release mort. The Farmers Loan & Trust Co to The Protestant Episcopal Society for Promoting Religion & Learning in the State of N Y. June 23. June 29, 1909. 1:188-1, 3 and 6. A \$107,000-\$220,000. 40,000

Nassau st, No 49.

Liberty st, No 55.

Agreement as to party wall, &c. Daniel B Freedman with the Liberty-Nassau Building Co. June 24. June 25, 1909. 1:64. nom

Prince st, No 136, s s, 75 e West Broadway, 25x101, 6-sty brk loft and store building. James R Walsh et al to Mary F Stanley. Mort \$38,000. June 24. June 25, 1909. 2:501-15. A \$26,000-\$42,000. other consid and 100

St Nicholas pl, No 87, w s, 133.10 s 155th st, 51.6x112x46.5x112.1, 6-sty brk tenement. John Volz to Bella Kaufmann. B & S. Morts \$89,250. June 29, 1909. 7:2069-part lot 11. A \$-\$. other consid and 100

Stanton st, No 126, n e s, 127.6 n w Norfolk st, 22.6x98.2, 4-sty brk tenement and store and 5-sty brk tenement in rear. Abraham Gelber et al to Marion S Adler and Morris Samuels. Mort \$34,500. June 25. June 29, 1909. 2:355-34. A \$21,000-\$28,000. nom

St Marks pl, No 115, n s, 150.6 w Av A, 37.6x94.

St Marks pl, No 119, n s, 113 w Av A, runs n 93.10 x w 25 x n 0.2 x w 12.6 x s 94 to pl x e 37.6 to beginning, with all title to strip off gore in rear 25x0.2 and 113 w 1st av. two 6-sty brk tenements and stores.

Martin Seidner to Meyer H Wolf. Morts \$126,000. June 28. July 1, 1909. 2:436-37 and 39. A \$54,000-\$114,000. nom

Suffolk st, No 21, w s, 175 s Grand st, 25x100, 4-sty brk hall. Jacob Cohen to The State Bank. All liens. Jan 31, 1908. July 1, 1909. 1:312-27. A \$23,000-\$31,000. other consid and 100

Willett st, No 25, w s, abt 50 n Broome st, 21.10x100, 6-sty brk stable. Max Horn to Theresa Horn. Mort \$2,000. May 3. July 1, 1909. 2:337-28. A \$12,500-\$25,000. other consid and 100

Washington terrace, No 6, w s, 35.6 s 186th st, 17.9x62.6, 3-sty brk dwelling. Thos W Bicknell HEIR Genevieve L Beckwith to Alfred R Clark. June 8. June 30, 1909. 8:2156-41 1/2. A \$1,000-\$6,000. other consid and 100

Washington st, Nos 719 and 721 n e cor 11th st, 75x86.8x60x11th st, Nos 337 to 345 | 115.10, 6-sty brk loft and store building. FORECLOS, June 2, 1909. Sampson H Weinhandler to Chas L Russell. June 21. June 25, 1909. 2:634-47. A \$42,000-\$125,000. 1,000

3d st E, No 11, n s, 300 w 2d av, 25x83.9x25.6x83.9, 5-sty brk tenement and store.

3d st E, No 13, n s, 275 w 2d av, 25x87, 5-sty brk tenement and store.

Birdie V Schlesinger to Charlotte Weinreich. All liens. June 24. June 29, 1909. 2:459-43 and 44. A \$34,000-\$60,000. other consid and 100

4th st E, No 148, s s, 400.2 w Av A, 24.11x96.2, 4-sty brk tenement and store. Mary S Schneider to Leopold Schneider. Mort \$17,000. June 28. June 29, 1909. 2:431-13. A \$17,500-\$22,500. other consid and 100

5th st E, No 429, n s, 199.9 w Av A, 24.11x97, 5-sty brk tenement and store. Sarah Mendelsohn et al to Simon Grun and Morris Davidowitz. All title. All liens. June 21. June 25, 1909. 2:433-42. A \$17,000-\$29,000. other consid and 100

7th st E, No 195, n s, 213 s (?should be e) from n e cor of Av B, runs s e 20 x ne 73.1 x w 21.5 x s w 65.3 to beginning, 4-sty brk tenement and store. Marcus Beck to David Goodman. All title. Mort \$12,000. June 28. June 30, 1909. 2:390-58. A \$9,000-\$13,500. other consid and 100

8th st E, No 315, n s, 280.4 e Av B, 20.7x69.10.

8th st E, No 317, n s, 301 e Av B, 20.7x69.10.

two 4-sty brk tenements and stores.

David J Simon to Charles Schimmer. Morts \$26,500 and all liens. June 25, 1909. 2:391-51 and 52. A \$22,000-\$26,000. other consid and 100

9th st W, No 30, s s, 430.9 w 5th av, 25.4x93.11, 4-sty and basement brk dwelling. FORECLOS, June 2, 1909. Abraham Stern ref to Harold Nathan and Edgar M Leventritt. June 28. June 29, 1909. 2:572-25. A \$20,000-\$22,500. 25,300

12th st E, No 502, s s, 67.3 e Av A, 28x51.10x28.1x51.10, 5-sty brk tenement and store. Edward E Weiss and Bertha his wife to Alte Weiss. Q C and correction deed. June 26. June 29, 1909. 2:405-9. A \$11,500-\$18,000. nom

13th st W, No 233, n s, 410 w 7th av, 20x81.6, 3-sty brk dwelling. Henrietta M wife of and John Wilshusen and Ida A Blackwell and Henrietta J Simmons to Cary F Simmons. June 24. June 29, 1909. 2:618-56. A \$9,000-\$12,500. other consid and 100

14th st W, No 210, s s, 200 w 7th av, 25x131.6, 4-sty and basement brk dwelling.

13th st W, Nos 213 and 215, n s, 200 w 7th av, 41.8x75, two 4-sty and basement brk dwellings.

Chas J Van Buskirk et al to Charles Rubinger. Mort \$15,000 on 1st parcel. June 29. June 30, 1909. 2:618-27, 46 and 47. A \$41,500-\$54,000. other consid and 100

14th st W, Nos 344 and 346, s s, 550 w 8th av, runs w 50 x s 46.1 x e 0 3/4 x s - x w 0 1/4 x s - x e 50 x n 103.1 1/2 to beginning, 6-sty brk tenement. Rebecca Rosenthal to Tony Welf. Mort \$84,000. June 30. July 1, 1909. 2:629-13. A \$40,000-\$90,000. 100

15th st W, Nos 234 and 236, s s, 444.4 w 7th av, 41x103.1x41x103.3, 6-sty brk tenement and stores. Release mort. Joseph L Bittenwieser to Charles Rubinger. Q C. June 22. June 30, 1909. 3:764-57. A \$-\$. nom

Same property. Charles Rubinger to Chas J Van Buskirk and Adele Quackenbush, of Hackensack, N J. Morts \$50,000. June 29. June 30, 1909. 3:764. other consid and 100

16th st W, No 18, s s, 388 w 5th av, 21x103.3, 4-sty brk dwelling. William Rau to Wm N Heard. Mort \$25,000. June 30, 1909. 3:817-69. A \$32,000-\$36,000. other consid and 100

Same property. Wm N Heard to William Rau. Mort \$31,000. June 30, 1909. 3:817. other consid and 100

16th st W, Nos 441 and 443, n s, 260.4 e 10th av, 40x92, two 5-sty brk tenements and stores. Charles Schoenstein et al to J Henry Fleischmann. Mort \$28,000. June 11. June 29, 1909. 3:714-12 and 13. A \$16,000-\$26,000. other consid and 100

17th st E, No 120, s s, 60 w Irving pl, runs s 57 x w 12 x s 12 x w 8 x n 69 to st, x e 20 to beginning, 3-sty and basement brk dwelling. Henry L Morris TRUSTEE Amanda Irving to Ekko Sollmann, of Hoboken, N J. B & S. June 29, 1909. 3:872-86. A \$15,000-\$18,000. 35,000

18th st W, No 6, s s, 200 w 5th av, 26x92, 5-sty stone front dwelling. Juliet C Delafield and ano to Brevoort Construction Co. June 26. June 28, 1909. 3:819-50. A \$51,000-\$56,000. other consid and 100

18th st E, No 530, s s, 183 w Av B, 43.9x92, 6-sty brk tenement and stores. Louis Feinberg et al to Harry Kramer and Frada Temkin. All liens. June 24. June 25, 1909. 3:975-36. A \$10,500-\$44,000. nom

18th st E, No 530, s s, 183 w Av B, 43.9x92, 6-sty brk tenement and stores. Harry Kramer to Beatrice Berman. 1/2 part. All liens. June 30, 1909. 3:975-36. A \$10,500-\$44,000. nom

20th st W, No 11, n s, 273.6 w 5th av, 28.6x92, 9-sty brk and stone loft and store building. James E J Martin to Moritz L and Carl Ernst. Mort \$105,000. June 24. June 25, 1909. 3:822-27. A \$60,000-\$140,000. nom

Same property. Moritz L and Carl Ernst to James E J Martin, of Brooklyn. Mort \$90,000. June 17. June 25, 1909. 3:822. nom

20th st E, Nos 339 to 343, n s, 186.11 w 1st av, 35.8x92, 6-sty brk tenement and store. Pauline Schwartz to Max Schein. All liens. June 26. June 29, 1909. 3:926-25. A \$17,500-\$45,000. other consid and 100

24th st W, Nos. 421 and 423. | n s, 250 w 9th av, runs n 197.8 to 25th st W, Nos. 418 to 426. | s s 25th st x w 125 x s 98.9 x e 75 x s 98.9 to n s 24th st x e 50 to beginning, except buildings on

Nos. 420 and 422 W 25th st, two 3-sty brk tenements and stores, two 2-sty brk tenements and stores and frame buildings of coal yard in rear. George Conyne to Minnie Vincent. Mort \$50,000. June 30, 1909. 3:722-24, 25 and 51 to 55. A \$70,000—\$74,500. other consid and 100

25th st W, Nos 418 to 426, s s, 425 e 10th av, 125x98.9, three 2 and one 3-sty brk tenements and stores and frame buildings of coal yard in rear.

24th st W, Nos 421 and 423, n s, 500 e 10th av, 50x98.9, 3-sty brk tenement and store and frame buildings of coal yard in rear. George Conyne to Minnie Vincent. Q C. June 30, 1909. 3:722-24, 25 and 51 to 55. A \$70,000—74,500. other consid and 100

25th st W, No 242, s s, abt 390 w 7th av, 15x78.9, 4-sty brk dwelling. Option to purchase before June 20, 1910, for \$14,000. Elizabeth Fitzpatrick to Henry M Weill. June 26, July 1, 1909. 3:774-63. A \$7,500—\$10,000. nom

25th st W, No 242, s s, abt 390 w 7th av, 15x78.9. Power of attorney. Elizabeth Fitzpatrick to Adelaide Fitzallan. June 26, 1900, probably meant for 1909. July 1, 1909.

26th st W, No 358, s s, 130 e 9th av, 20x98.9, 2 and 3-sty brk tenement and store.

27th st W, Nos 348 and 350, s s, 230 e 9th av, 44x98.9, 4-sty brk tenement and 3-sty brk shop in rear. Release dower. Charlotte M Hamilton to Alexander H Hamilton. June 30, 1909. 3:749-74. A \$8,500—\$11,000. 3:750-66 and 67. A \$21,000—\$33,000. nom

Same property. Charlotte M Hamilton, GUARDIAN of Thos L and Cath E Hamilton to same. Q C. June 29, June 30, 1909. 3:749 and 750. nom

26th st W, Nos 343 to 347, n s, 235.7 e 9th av, 63.11x98.9, 6-sty brk shop. Alex H Hamilton to Thos L and Cath E Hamilton. ½ part. All title. Q C. June 29, June 30, 1909. 3:750-13. A \$28,000—\$65,000. nom

27th st W, Nos 520 to 528, s s, 275 w 10th av, 97.2x98.9, 4-sty brk factory. Ralph Lyon, of Englewood, N J, to Unity Co, a corp of N J. All title. June 29, 1909. 3:698-49. A \$35,000—\$65,000. nom

27th st W, No 221, n s, 221.8 w 7th av, 21.6x98.9, 4-sty brk tenement and store. Chas H Koenig to John J Clarke. Morts \$13,000. June 1, June 28, 1909. 3:777-29. A \$11,500—\$13,000. other consid and 100

27th st W, Nos 115 and 117, n s, 200 w 6th av, 50x98.9, two 4-sty brk tenements and stores and two 2-sty brk tenements in rear. Mayer S Auerbach to Aurora Investing Co. Mort \$18,000. June 24, June 25, 1909. 3:803-26 and 27. A \$48,000—\$54,500. other consid and 100

29th st E, No 407, n s, abt 125 e 1st av, —x—, 5-sty brk tenement. Leonardo Cario to Concetta Cario. ½ part. All liens. June 16, June 30, 1909. 3:961-7. A \$7,000—\$13,500. other consid and 100

34th st W, No 264, s s, 125 e 8th av, 19.6x98.9, 4-sty stone front dwelling. FORECLOS, June 2, 1909. Abraham Stern ref to Chelsea Exchange Bank. June 23, June 26, 1909. 3:783-80. A \$45,000—\$47,000. 49,100

35th st W, No 429, n s, 350 w 9th av, 25x98.9, 5-sty brk tenement. Aaron Snitow et al to Samuel Brown. Mort \$21,000. June 28, June 29, 1909. 3:733-19. A \$9,500—\$23,000. other consid and 100

38th st W, No 447, n s, 182 e 10th av, 25x98.9, 4-sty brk tenement and store and 2-sty brk building in rear. Robert E Burkhardt to Jacob Schmalhausen. June 28, 1909. 3:736-9. A \$9,500—\$13,500. other consid and 100

38th st W, No 447, n s, 182 e 10th av, 25x98.9, 4-sty brk tenement and store and 2-sty brk building in rear. Jacob Schmalhausen to Louis Rosenheim. Mort \$15,000. June 28, June 30, 1909. 3:736-9. A \$9,500—\$13,500. other consid and 100

38th st W, No 35, n s, 394 e 6th av, 16x98.9, 4-sty stone front dwelling. Mason R Strong to Eben E Olcott. B & S. Mort \$30,000. June 29, July 1, 1909. 3:840-22. A \$47,000—\$54,500. nom

39th st W, No 420, s s, 275 w 9th av, 25x98.9, 5-sty brk tenement and store. Samuel Rubenstein to Henry Nechols. Mort \$22,000. June 28, 1909. 3:736-46. A \$10,000—\$20,000. 100

39th st E, No 113, n s, 196.8 e Park av, 16.8x98.9, 4-sty stone front dwelling. Mary B Lane to Frank N Dowling. June 24, June 25, 1909. 3:895-12. A \$31,000—\$37,000. other consid and 100

42d st W, No 533, n s, 325 e 11th av, 25x100.5, 4-sty brk tenement and store and 4-sty brk tenement in rear. Release judgment. Rutherford Realty Co to Caroline L Foley. June 8, July 1, 1909. 4:1071-14. A \$14,000—\$17,000. nom

43d st W, No 518, s s, 250 w 10th av, 25x100.5, 3-sty brk tenement. Eliz F Donohue et al, HEIRS, &c, Anthony Deering to John A Weser. May 28, July 1, 1909. 4:1071-43. A \$9,000—\$10,000. 100

46th st W, Nos 106 and 108, s s, 120 w 6th av, 40x100.5, two 4-sty stone front dwellings. Alfred N Rau to Wm N Heard. Mort \$50,000. June 30, 1909. 4:998-38 and 39. A \$52,000—\$54,000. other consid and 100

46th st W, Nos 106 and 108, s s, 120 w 6th av, 40x100.5, two 4-sty stone front dwellings. Wm N Heard to Alfred M Rau. Mort \$50,000. June 30, 1909. 4:998-38 and 39. A \$52,000—\$54,000. other consid and 100

48th st E, No 12, s s, 225 e 5th av, 25x100.5, 4-sty stone front dwelling. U S Trust Co of N Y, TRUSTEE Alfred Tobias to Charter Realty Co. June 28, July 1, 1909. 5:1283-63. A \$70,000—\$77,000. other consid and 100

51st st W, Nos 609 to 619 | n s, 150 w 11th av, runs n 200.10 to s s 52d st, Nos 606 to 610. | 52d st x w 100 x s 100.5 x w 50 x s 100.5 to 51st st x e 150 to beginning, 3-sty brk clay pipe works, with machinery, &c. John Foersch and Jacob Platt, EXRS, &c, Michael Schmitt to Gustavus W Rader, of Montclair, N J. ½ part. Morts ½ of \$45,000 and all liens. July 1, 1909. 4:1099-21 and 22. A \$93,000—\$98,000. 21,000

52d st E, No 102, s s, 38.4 e Park av, 19.2x79.5, 4-sty stone front tenement. Mary C and Katie C Hogan to May E Bannon. June 29, 1909. 5:1306-70. A \$12,000—\$17,000. other consid and 100

Same property. Mary E Bannon to Montana Realty Co. Mort \$24,000. June 29, 1909. 5:1306. other consid and 100

54th st W, No 413, n s, 200 w 9th av, 25x118.1x25.2x114.11, 4-sty brk tenement and store and 3-sty brk tenement in rear. Andrew L Gardiner to James P Conlan. Mort \$16,300. June 28, June 29, 1909. 4:1064-24. A \$11,500—\$13,500. 100

54th st E, No 113, n s, 280.10 w Lexington av, 17.3x100.5, 4-sty and basement stone front dwelling. Harry P Robbins to Henry A Robbins, of Southampton, L I. June 16, June 28, 1909. 5:1309-5½. A \$17,500—\$22,500. other consid and 100

57th st W, No 561, n s, 66.8 e 11th av, 16.8x100.5, ruins of 3-sty brk tenement. FORECLOS, May 12, 1909. Geo J Corbett ref-
eree to The American Savings Bank. May 15, June 30, 1909. 4:1086-1B. A \$7,500—\$8,000. 2,000

Same property. American Savings Bank to Geo W Worth. June 30, 1909. 4:1086. other consid and 100

60th st W, No 32, s s, 170 e Columbus av, 20x100.5, 4-sty and basement stone front dwelling. Christina E Romer to Malcolm Baxter, Jr. Mort \$16,500. Nov 28, 1904. June 30, 1909. 4:1112-57. A \$16,000—\$23,000. nom

60th st W, No 223, n s, 325 w Amsterdam av, 25x100.5, 4-sty brk tenement and store. FORECLOS, May 18, 1909. Colin McLennan referee to Julius and Michael Maier. June 17, 1909. 4:1152-19. A \$6,000—\$10,000. Corrects error in issue of June 19, when st No was 229. 9,150

64th st E, No 24, s s, 74 w Madison av, 21x100.5, 4-sty and basement brk and stone dwelling. The TRUSTEES of Rutgers College in N J to May B Knoblauch. Q C. June 23, June 28, 1909. 5:1378-59. A \$75,000—\$85,000. nom

65th st E, No 417, on map Nos 419 and 421, n s, 325.4 w Av A, 37.8x100.5, 6-sty brk tenement and stores. Isaacs Realty Co to David Jacobson of State of N J. All liens. June 25, June 29, 1909. 5:1460-11. A \$13,500—\$45,000. other consid and 100

65th st E, Nos 334 and 336, s s, 262.6 w 1st av, 37.6x100, 6-sty brk tenement and stores. Harris Gettinger to Mary Ehrmann. Morts \$45,750. June 26, June 30, 1909. 5:1439-37. A \$15,000—\$45,000. other consid and 100

65th st E, Nos 338 and 340, s s, 225 w 1st av, 37.6x100, 6-sty brk tenement and stores. Harris Gettinger to Mary Ehrmann. Morts \$45,750. June 26, June 30, 1909. 5:1439-36. A \$15,000—\$45,000. other consid and 100

66th st E, Nos 213 to 217, n s, 190 e 3d av, 120x100.5, three 6-sty brk tenements.

66th st E, No 221, n s, 220 w 2d av, 40x100.5, 6-sty brk tenement and store. Samuel Werner to Solomon Frankel. ½ part. All title. All liens. June 19, June 26, 1909. 5:1421-8 to 11 and 16. A \$80,000—\$205,000. other consid and 100

66th st E, Nos 223 to 227, n s, 100 w 2d av, 120x100.5, three 6-sty brk tenements.

Cannon st, No 10, e s, 125 n Grand st, 25x100, 5-sty brk tenement.

Solomon Frankel to Samuel Werner. ½ part. All title. All liens. June 19, June 26, 1909. 5:1421-17 to 20. A \$60,000—\$153,000; 2:326-4. A \$14,000—\$34,000. other consid and 100

68th st E, No 230, s s, 282.10 e 3d av, 18.2x100, 3-sty and basement stone front dwelling.

56th st E, Nos 233 to 237, n s, 200 w 2d av, 75x100.5, three 5-sty brk tenements and stores. Lena Gurgel to Louis Sroka, a corp. B & S. All liens. June 15, June 25, 1909. 5:1422-37. A \$8,000—\$12,000; 5:1330-14 to 16. A \$33,000—\$75,000. other consid and 100

68th st E, No 236, s s, 337.4 e 3d av, 18.2x100, 3-sty and basement stone front dwelling. Erskine Van Houten to Moses and Abraham Gluck. Mort \$7,000. June 23, June 25, 1909. 5:1422-35. A \$8,000—\$12,000. 100

70th st E, Nos 507 and 509, n s, 173 e Av A, 50x100.5, 1st frame shop. Rachel Futterman to Aaron Futterman. All liens. Nov 20, 1907. July 1, 1909. 5:1482-8 and 9. A \$12,000—\$12,000. other consid and 100

71st st E, n s, 170.1 w 3d av, strip, 0.11x102.2. David M Goodrich to Theodora Elliman. B & S. June 23, June 30, 1909. 5:1406. nom

73d st E, No 8, s s, 140 e 5th av, 22.6x102.2, 4-sty stone front dwelling. The Beekman Estate to A Thayer Robb of Southampton, L I. June 24, June 25, 1909. 5:1387-67. A \$70,000—\$82,000. 90,000

74th st E, No 409, n s, 185 e 1st av, 28x79.6x28.6x83.10, 5-sty brk tenement. Ignatz Grossman to Louis Lese. B & S and C a G. Morts \$19,750 and all liens. June 28, June 29, 1909. 5:1469-8. A \$7,500—\$21,000. nom

76th st W, No 180, s s, 25 e Amsterdam av, 18x77.2, 4-sty and basement stone front dwelling. L Napoleon Levy to Madge Clarke. All liens. June 25, June 26, 1909. 4:1147-63. A \$11,500—\$20,000. nom

77th st E, Nos 207 and 209, n s, 155 e 3d av, 33.4x102.2.

77th st E, Nos 213 to 217, n s, 205 e 3d av, 50x102.2. five 3-sty stone front dwellings. Louis Lese to Belwood Realty Co. All liens. June 29, June 30, 1909. 5:1432-7, 7½ and 9 to 10. A \$35,000—\$47,500. other consid and 100

78th st E, No 113, n s, 193.10 e Park av, 18.8x102.2, 3-sty stone front dwelling. Mary B Geyer to Louise H Cryder. Mort \$16,000. June 28, 1909. 5:1413-8½. A \$18,000—\$22,000. nom

78th st E, No 151, n s, 54 e Lexington av, 16x82.2, 3-sty stone front dwelling. Frederick W Budd to Chas S Faulkner. June 11, June 25, 1909. 5:1413-22. A \$9,000—\$12,500. nom

78th st E, No 151, n s, 54 e Lexington av, 16x82.2, 3-sty stone front dwelling. Chas S Faulkner to Realty Purchasing and Mortgage Corporation. Morts \$14,000. June 24, June 25, 1909. 5:1413-22. A \$9,000—\$12,500. nom

78th st E, Nos 308 and 310, on map Nos 308 to 312, s s, 125 e 2d av, 49x102.2, 6-sty brk tenement and stores. Fannie Wolf to Martin Seidner. Mort \$75,000. June 30, July 1, 1909. 5:1452-47. A \$18,000—\$62,000. other consid and 100

78th st W, No 133, n s, 430 e Amsterdam av, 20x102.2, 3-sty and basement stone front dwelling. Amelia P De Witt to Clarence O Bigelow. Mort \$15,000. July 1, 1909. 4:1150-18. A \$13,000—\$21,000. other consid and 100

80th st E, No 133, n s, 30 w Lexington av, 20x100, 3-sty brk dwelling. Louis Lese to Sarah wife Louis Lese. All liens. June 29, June 30, 1909. 5:1509-15. A \$13,000—\$20,000. nom

83d st W, No 21, n s, 290 w Central Park West, 20x102.2, 4-sty and basement brk and stone dwelling. John A Kamping to William Naumberg. Mort \$20,000. June 25, 1909. 4:1197-20. A \$14,000—\$26,000. nom

84th st E, No 314, s s, 175 e 2d av, 25x102.2, 5-sty brk tenement. Michael Densen to Herman M Hess. ½ part. All title. June 29, June 30, 1909. 5:1546-45. A \$9,000—\$28,500. nom

84th st W, No 205, n s, 119 w Amsterdam av, 27x102.2, 5-sty brk tenement. Emil G Schweitzer to Wohlfarth Realty Co, a corp., and Adam Urbach. Mort \$26,000. June 30, July 1, 1909. 4:1232-27. A \$15,000—\$31,000. other consid and 100

85th st W, No 23, n s, 190 w Central Park West, 20x102.2, 5-sty brk and stone dwelling. James Carlew to Elsie R Weill. Mort \$35,000. June 29, 1909. 4:1199-25. A \$15,000—\$40,000. other consid and 100

86th st W, No 272, s s, 119.6 w Broadway, 20x102.2, 5-sty brk and stone dwelling. Barney Estate Co to Wm M Barrett. Mort \$21,000. June 9, June 29, 1909. 4:1233-5½. A \$15,000—\$31,000. other consid and 100

- 87th st W, No 155, n s, 441.8 w Columbus av, 16.8x100.8, 3-sty and basement stone front dwelling. John D Robinson et al. HEIRS, &c, Sarah F Robinson, decd, to Ora M Russell. June 24. July 1, 1909. 4:1218-14½. A \$8,500-\$15,000. other consid and 100
- Same property. Ora M Russell to Wm E Bailey. Mort \$15,000. June 30. July 1, 1909. 4:1218. nom
- 87th st W, No 333, n s, 371 w West End av, 16x100.8, 4 and 5-sty brk and stone dwelling. Wm M and John H Purdy TRUSTEES John Purdy for benefit of and Rosa M Purday now Jones to Marie A wife of Rufus B Cowing. June 8. June 29, 1909. 4:1249-17½. A \$9,500-\$24,000. 30,000
- Same property. Charles DeHart Brower to same. Q C. June 4. June 29, 1909. 4:1249. nom
- 88th st W, No 258, s s, 171 e West End av, 18x100.8, 3-sty and basement stone front dwelling. John Sheehan INDIVID and EXR Ellen M Sheehan to Mary T Daeniker. June 24. June 30, 1909. 4:1235-57. A \$8,000-\$16,000. 25,000
- 91st st E, No 151, n s, 90 e Lexington av, 20x100.8, 3-sty stone front dwelling. Theresa Feaster, EXTRX John J Feaster to Wm J Becker. Morts \$15,000. June 30. July 1, 1909. 5:1520-24. A \$10,000-\$13,000. other consid and 100
- 92d st E, No 57, n s, 218 w Park av, 17.6x100.8, 4-sty stone front dwelling. James B Speyers to Katharine Van V Speyers. Morts \$27,500. June 28. June 30, 1909. 5:1504-27. A \$15,000-\$25,500. other consid and 100
- 92d st E, No 57, n s, 218 w Park av, 17.6x100.8, 4-sty stone front dwelling. Charles Gulden to James B Speyers. Mort \$14,000. June 24. June 29, 1909. 5:1504-27. A \$15,000-\$25,500. nom
- 95th st W, No 62, s s, 154 e Columbus av (9th av), 19x100.8, 4-sty and basement brk dwelling. FORECLOS, June 23, 1909. Roger A Pryor ref to Chas G Moses. June 25, 1909. 4:1208-58. A \$10,500-\$18,000. 21,000
- 97th st E, No 303, n s, 100 e 2d av, 25.1x100.11, 4-sty brk tenement and store. Benjamin Spitzer to Sadie Spitzer. ½ part. Mort \$8,666. June 28, 1909. 6:1669-5. A \$7,000-\$14,000. other consid and 100
- 99th st W, No 259, n s, 209 w Broadway, 18.7x-13.4x100.11, 3-sty and basement stone front dwelling. Kytie Hardcastle to Benjamin Mordecai. Mort \$17,500. June 20. July 1, 1909. 7:1871-5. A \$9,500-\$18,000. other consid and 100
- 99th st E, Nos 62 and 64, s s, 225 e Madison av, 37.6x100.11, 6-sty brk tenement and stores. Release mort. Reuben Sadowsky to Samuel Lotkin. Q C. June 29. July 1, 1909. 6:1604-42. A \$14,000-\$47,000. nom
- Same property. Samuel Lotkin to Albert H Atterbury, of Plainfield, N J. Morts \$46,100 and all liens. June 28. July 1, 1909. 6:1604. other consid and 100
- 100th st W, Nos 133 and 135, n s, 325 w Columbus av, 50x100.11, two 4-sty brk tenements. Maude E Hall to Josephine B Buchanan. Mort \$28,000. June 10. June 25, 1909. 7:1855-18 and 19. A \$22,000-\$32,000. nom
- 100th st W, Nos 133 and 135, n s, 325 w Columbus av, 50x100.11, two 4-sty brk tenements. Josephine B Buchanan to Maude E Hall. Mort \$28,000. June 25. June 30, 1909. 7:1855-18 and 19. A \$22,000-\$32,000. nom
- 102d st E, No 164, s s, 245 w 3d av, 20x100.11, 4-sty stone front tenement. Ada Gelman to Ernest Cizek. B & S. All liens. June 29. June 30, 1909. 6:1629-46½. A \$6,500-\$10,000. other consid and 100
- 102d st E, No 104, s s, 55 e Park av, 25x75, 5-sty stone front tenement. Johanna Watson to Elizabeth Guenther. All liens. June 1. June 25, 1909. 6:1629-70. A \$8,000-\$14,000. nom
- 107th st E, No 64, s s, 225 e Madison av, 25x100.11, 5-sty brk tenement. Sol Schiller to Abraham I Spiro. Mort \$24,000. June 17. June 30, 1909. 6:1612-43. A \$11,000-\$24,000. other consid and 100
- 107th st E, Nos 62 and 64, s s, 200 e Madison av, 50x100.11, two 5-sty brk tenements. Abraham I Spiro to Bernard Naumburg. Mort \$47,750. June 30, 1909. 6:1612-43 and 44. A \$22,000-\$48,000. other consid and 100
- 110th st E, No 128, s s, 100 w Lexington av, 25x100.11, 5-sty stone front tenement. Benjamin Harris to Edward A Isaacs, of Madison, N J. ¼ part. All liens. June 25. June 26, 1909. 6:1637-60. A \$11,000-\$21,000. other consid and 100
- 112th st W, No 3, n s, 100 w 5th av, 25.11x100.11, 5-sty brk tenement. Lena, wife Isaac Johnson to Theo M Johnson. Mort \$23,500. Mar 16. July 1, 1909. 6:1596-32½. A \$13,000-\$26,000. other consid and 100
- 113th st E, No 85, n s, 25 w Park av, 25x100.11, 5-sty brk tenement. FORECLOS, June 29, 1909. Roger A Pryor, ref, to Christiana Ogle. June 30, 1909. 6:1619-34. A \$11,000-\$21,000. 1,000
- 114th st W, No 216, s s, 275 w 7th av, 25x100.11, 5-sty brk tenement. Eleonora Wallach to Wm A Swinton. Mort \$20,000. June 29. June 30, 1909. 7:1829-45. A \$12,000-\$26,000. other consid and 100
- 115th st E, No 16, s s, 245 e 5th av, 25x100.11, 5-sty brk tenement. Louis Starr to George Freeman of Brooklyn. Mort \$21,000. June 28. June 29, 1909. 6:1620-62. A \$12,000-\$23,000. other consid and 100
- 115th st E, No 336, s w s, 200 n w 1st av, 25x100.10, 4-sty brk tenement and store. P Imperato Realty Co to Felicetta Imperato, of Brooklyn. Mort \$18,000. June 1. June 25, 1909. 6:1686-35. A \$8,000-\$17,000. other consid and 100
- 116th st E, Nos 3 and 5, n s, 110 e 5th av, 50x100.11, 6-sty brk tenement and stores. Annie Spiro to Hannah Weinberg. ½ part. Mort \$72,500. May 26. June 26, 1909. 6:1622-5. A \$30,000-\$75,000. other consid and 100
- 117th st E, Nos 527 and 529, n s, 285.6 e Pleasant av, 37.6x100.10, 6-sty brk tenement and stores. Louis T Fossum to Louvre Realty Co. Mort \$39,500 and all liens. June 29. June 30, 1909. 6:1716-13. A \$9,500-\$35,000. other consid and 100
- 118th st W, No 17, n s, 285 w 5th av, 25x100.11, 5-sty brk tenement. Sarah Rosenthal to Barnett Levine. 1-3 part. All title. Morts \$26,000 and all liens. June 29. June 30, 1909. 6:1717-25. A \$14,000-\$30,000. nom
- 118th st E, No 440, s s, 177 w Pleasant av, 17x100.11, 3-sty stone front dwelling. Johanna Watson to Dorothy C Watson. All liens. June 1. June 26, 1909. 6:1711-32. A \$4,500-\$7,500. nom
- 119th st E, Nos 348 and 350, s s, 110 w 1st av, 40x100.11, 6-sty brk tenement and stores. Samuel Lipman et al to Abraham and Joseph R Scheinberg. Mort \$38,000. May 14. June 28, 1909. 6:1795-33. A \$11,500-\$44,000. other consid and 100
- 120th st E, Nos 520 to 534, s s, 250 e Pleasant av, 150x100.11, four 6-sty brk tenements. FORECLOS, June 9, 1909. John T McGovern referee to The State Bank. Morts \$126,000 and all liens. June 23. June 26, 1909. 6:1816-37 to 42. A \$36,000-\$172,000. 10,000
- 121st st E, Nos 442 and 444, s s, 109 w Pleasant av, runs s 100.10 x w 16 x s 0.1 x w 25 x n 100.11 to st x e 41 to beginning, 6-sty tenement and stores. Louis Starr to George Freeman, of Brooklyn. Mort \$37,500. June 30. July 1, 1909. 6:1808-31. A \$17,000-\$71,000. other consid and 100
- 121st st E, No 245, n s, 85 w 2d av, 25x100.11, 5-sty brk tenement and store. Esther wife of David Mager to Jacob Newman, of Luzerne Co, Pa. June 28, 1909. 6:1786-21. A \$10,000-\$26,000. nom
- 121st st E, Nos 440 to 444, s s, 109 w Pleasant av, runs s 100.10 x w 16 x s 0.1 x w 50 x n 100.11 to st, x e 66 to beginning, two 6-sty brk tenements and stores. Hyman Adelstein et al to Louis Starr. Morts \$60,500 and all liens. June 25. June 30, 1909. 6:1808-31. A \$17,000-\$71,000. other consid and 100
- 123d st E, No 235, n s, abt 250 e 3d av, —, 3-sty brk dwelling. Assignment of all title to life estate. Barnett Cohen to Joseph Cohen. May 1. June 29, 1909. 6:1788-14. A \$10,000-\$13,000. nom
- 126th st E, No 227, n s, 271.6 e 3d av, 33.6x99.11, 5-sty brk tenement and store. FORECLOS, June 25, 1909. Stephen Callaghan, ref, to Edward J Sparenberg, N Y, and August Amann, of Mt Vernon, N Y. Mort \$19,000. June 28. June 30, 1909. 6:1791-12. A \$12,000-\$32,000. 9,000
- 127th st W, Nos 145 and 147, n s, 150 e 7th av, 50x99.11, 6-sty brk tenement. Dora T Lawrence to Grand Investing Co, a corpn. Mort \$75,000. June 18. June 29, 1909. 7:1912-8. A \$24,000-\$80,000. 10
- 128th st W, No 212, s s, 175 w 7th av, 16.8x99.11, 3-sty and basement stone front dwelling. Arthur J Collins to Janet C Macdonald. May 2, 1905. June 25, 1909. 7:1933-41. A \$6,600-\$10,500. 13,500
- 129th st E, No 111, n s, 165 e Park av, 25x99.11, 4-sty brk tenement and store and 2-sty frame tenement in rear. Isidor Epstein to Nathan Jacobs. Morts \$13,000. June 15. June 28, 1909. 6:1778-8. A \$8,000-\$13,500. 100
- 129th st W, No 215, n s, 181.3 w 7th av, 18.9x99.11, 3-sty and basement stone front dwelling. Estelle Hershfield to Gertrude Hershfield. 1-3 part. All title. Mort \$7,000. June 26. June 28, 1909. 7:1935-24. A \$7,300-\$11,000. nom
- 130th st E, Nos 53 and 55, n s, 289.6 w Park av, 38x99.11, 6-sty brk tenement. Louis Meyer Realty Co to Herman J Katz. Mort \$44,200. Mar 6. June 29, 1909. 6:1755-24. A \$14,000-\$50,000. other consid and 100
- 131st st W, Nos 63 to 69, n s, 135 e Lenox av, late 6th av, 100x99.11, two 5-sty brk tenements. Edward A Morrison to Mathilde Klotz. June 19. June 29, 1909. 6:1729-7 and 9. A \$46,000-\$106,000. nom
- 131st st W, No 11, n s, 175 w 5th av, 15x99.11, 3-sty and basement brk dwelling. Herbert O Hall ADMR, &c, Edwin R Barnes to Eugene C Casey. June 28, 1909. 6:1729-29½. A \$6,500-\$10,000. other consid and 100
- 131st st W, Nos 63 to 69, n s, 135 e Lenox av, 100x99.11, two 5-sty brk tenements. Mathilde Klotz to Morris Manheimer. B & S. Mort \$80,000. June 30, 1909. 6:1729-7 and 9. A \$46,000-\$106,000. other consid and 100
- 133d st W, Nos 138 to 142, s s, 324.10 e 7th av, 75x99.11, three 4-sty brk tenements. Louis Meyer Realty Co to Herman J Katz. Mort \$55,500. May 6. June 29, 1909. 7:1917-48 to 50. A \$33,000-\$54,000. other consid and 100
- 135th st W, No 174, s s, 250 e 7th av, 25x99.11, 5-sty brk tenement. Susie H Stewart to Moses L Frazier. Morts \$29,000. Jan 18, 1908. June 29, 1909. 7:1919-53. A \$13,000-\$25,000. other consid and 100
- 136th st W, No 34, s s, 332.6 e Lenox av, 38.9x99.11, 6-sty brk tenement. Robt McM Gillespie to Lillian S wife of Robt McM Gillespie of Tuxedo Park, N Y. Morts \$15,000. June 29, 1909. 6:1733-55. A \$16,000-\$44,000. nom
- 139th st W, Nos 624 and 626, s s, 300 w Broadway, 50x99.11, 5-sty brk tenement. Herman Cohen to Martin Construction Co. Mort \$96,000. May 17. June 28, 1909. 7:2087-46 and 48. A \$32,000-\$100,000. nom
- 139th st W, Nos 624 and 626, s s, 300 w Broadway, 50x99.11, 5-sty brk tenement. Martin Construction Co to Herman Cohen. Morts \$100,000. June 28, 1909. 7:2087-46 and 48. A \$32,000-\$100,000. nom
- 143d st W, No 247, n s, 350 e 8th av, 25x99.11, 6-sty brk tenement. Leopold Goldstein to Joseph S Jacobs. Mort \$30,000. June 22. June 28, 1909. 7:2029-15. A \$8,000-\$32,000. other consid and 100
- 143d st W, Nos 110 and 112, s s, 183.4 w Lenox av, 41.8x99.11, 6-sty brk tenement. Fannie Littenberg to Ray Weil. Mort \$51,000. June 29, 1909. 7:2011-42. A \$15,000-\$48,000. nom
- 143d st W, No 237, n s, 475 e 8th av, runs e 24.8 x n — x e — x n 51.11 x w 25 x s 99.11 to beginning, 6-sty brk tenement. Harriet S Stewart to Moses L Frazier. All liens. Mar 1, 1909. June 30, 1909. 7:2029-20. A \$8,000-\$32,000. other consid and 100
- 143d st W, No 241, n s, 425 e 8th av, 25x99.11, 6-sty brk tenement. Louis C Whitfield to M Leonard Frazier. Mort \$29,000. June 16. July 1, 1909. 7:2029-18. A \$8,000-\$32,000. other consid and 100
- 144th st W, n s, 350 w 7th av, 40x99.11, vacant. FORECLOS, June 24, 1909. Thomas F Gilroy, Jr, ref to Mutual Life Insurance Co of N Y. June 30. July 1, 1909. 7:2030-17. A \$12,500-\$12,500. 16,000
- 144th st W, n s, 310 w 7th av, 40x99.11, vacant. FORECLOS, June 24, 1909. Thomas F Gilroy, Jr, ref to Mutual Life Insurance Co of N Y. June 30. July 1, 1909. 7:2030-19. A \$12,500-\$12,500. 16,000
- 144th st W, n s, 270 w 7th av, 40x99.11, vacant. FORECLOS, June 24, 1909. Thomas F Gilroy, Jr, ref to Mutual Life Insurance Co of N Y. June 30. July 1, 1909. 7:2030-21. A \$12,500-\$12,500. 15,000
- 144th st W, n s, 230 w 7th av, 40x99.11, vacant. FORECLOS, June 24, 1909. Thomas F Gilroy, Jr, ref, to Mutual Life Insurance Co of N Y. June 30. July 1, 1909. 7:2030-23. A \$12,500-\$12,500. 15,000
- 145th st W, Nos 215 to 225, n s, 230 w 7th av, 120x99.11, three 6-sty brk tenements and stores. Bernhard Heine and Solomon Boehm to Isabella wife Bernhard Heine and Fannie wife Solomon Boehm. Morts \$139,000. Jan 21. June 25, 1909. 7:2031-18 to 21. A \$61,500-\$84,000. 10,000
- 163d st W, Nos 440 and 442, s s, 200 e Amsterdam av, 50x112.6, two 5-sty brk tenements. Benjamin Harris to Edward A Isaacs, of Madison, N J. ½ part. All liens. June 25. June 26, 1909. 8:2110-14 and 15. A \$16,000-\$49,000. other consid and 100

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163d st W, Nos 449 to 453, n s, 275 e Amsterdam av, 75x112.6, two 6-sty brk tenements. Hattie Mendelson widow to Albert T Scharps. Mort \$42,700 and all liens. June 29, 1909. S:2110-96 and 98. A \$24,000-\$82,000.

Same property. Albert T Scharps to Charles Lewin. Mort \$42,700 and all liens. June 29, 1909. S:2110. other consid and 100

163d st W, Nos 449 to 453, n s, 275 e Amsterdam av, 75x112.6, two 6-sty brk tenements. Charles Lewin to Katherine Coleman, of Jersey City, N J. Mort \$102,900. June 30, 1909. S:2110-96 and 98. A \$24,000-\$82,000. other consid and 100

169th st W, n s, 80.10 e Fort Washington av, 45x86.7, vacant. FORECLOS. May 27, 1909. George Parr, ref, to Charles Brogan, Inc. June 30, 1909. S:2138-187. A \$6,000-\$6,000. 9,000

170th st W, Nos 506 and 508, s s, 150 w Amsterdam av, 50x95, 5-sty brk tenement. Moses M Valentine to Benjamin Shapiro. Mort \$20,000. June 28, 1909. S:2126-38. A \$14,000-\$42,000. other consid and 100

175th st W, s s, 100 w Amsterdam av, 50x100, vacant. Amsterdam av s w cor 175th st, 100x100, vacant. 175th st

Solmax Realty Co to T J McGuire Construction Co, a corpn. Mort \$55,000. June 28, 1909. S:2131-42 to 47. A \$68,000-\$68,000. exch

Av A, Nos 1676 and 1678, e s, 21.5 n 88th st, 40x75, two 4-sty stone front tenements and stores. Abraham Klossk and Mary his wife to Rcsie Klossk. Mort \$23,000. June 23, 1909. S:1585-1 1/2 and 2. A \$14,000-\$22,000. 100

Av A, Nos 1436 and 1438, e s, 25.6 n 76th st, 50.6x98, 6-sty brk tenement and stores. Edna S Lewis to Spruce Realty Co. Mort \$5,000. June 10, 1909. S:1488-2. A \$17,000-\$58,000. other consid and 100

Av D, No 73, w s, 25 s 6th st, 23x89, 3-sty brk dwelling. Emanuel M Steindler to Jacob Greenbaum. Mort \$14,000. June 29, 1909. S:2375-37. A \$13,000-\$16,000. 100

Amsterdam av, Nos 502 and 504, w s, 40 n 84th st, 40x100, 6-sty brk tenement and stores. Frank A Jaeger to Jaeger Bros Realty Co. June 25, 1909. S:1232-31. A \$33,000-\$68,000. other consid and 100

Amsterdam av, Nos 506 and 508, w s, 84.4 s 85th st, 40x100, 6-sty brk tenement and stores. Lionel Jaeger to Jaeger Bros Realty Co. Mort \$57,000. June 25, 1909. S:1232-33. A \$33,000-\$68,000. other consid and 100

Amsterdam av, Nos 965 and 967, e s, 50.7 n 107th st, 50.4x100, 6-sty brk tenement and stores. Frank A Jaeger to Jaeger Bros Realty Co, a corpn. Mort \$57,000. June 25, 1909. S:1862-3. A \$36,000-\$85,000. other consid and 100

Amsterdam av, No 2132, w s, 100 s 166th st, 30x101.4x12.4x100, 6-sty brk tenement and stores. Anna Mossa et al to Jacob H Friedlander. Mort \$7,000 and all liens. June 25, 1909. S:2123-42. A \$12,000-\$32,000. other consid and 100

Amsterdam av, No 2143, e s, 50 n 166th st, 37.6x100, 5-sty brk tenement and stores. Mutual Construction Co to Bridget Tiernan. Mort \$47,750. June 21, 1909. S:2111-81. A \$17,500-\$42,000. nom

Amsterdam av, No 2145, e s, 87.6 n 166th st, 37.6x100, 5-sty brk tenement and stores. Mutual Construction Co to Thomas Mulligan. Mort \$47,750. June 21, 1909. S:2111-83. A \$17,500-\$42,000. nom

Broadway n e cor 121st st, 99.10x100. Agreement modifying clause 121st st in trust deed recorded June 5, 1909. David B R Chapman with Huntington W Merchant as TRUSTEE. June 21, 1909. S:1976. nom

Broadway, No 3922, e s, 135.11 s 165th st, 25x100, part 6-sty brk tenement. Matilda E Henderson to James O'Brien and Michael Caravatta. B & S. All title. Correction deed. June 28, 1909. S:2122-72. A \$13,000-\$16,000. nom

Bowery, Nos 45 and 47, e s, about 185.8 n Bayard st, at n w cor Chrystie st, No 21, No 43 Bowery, runs e 69.8 x s 40 x e 7.6 x s 20 x e 189.7 to w s Chrystie st, x n 25 x w 70 x n 37.8 x w 30 x n 37.4 x w 159 to Bowery, x s 39.10 to beginning, 5-sty brk tenement and store, 6-sty brk lodging house, with 1-sty brk theatre in rear. Chas L Hadley EXR, &c, Wm A Martin to The City of New York. June 28, 1909. S:290-part lot 1. A \$-\$. 370,766.67

Bowery, Nos 45 and 47, e s, 185.8 n Bayard st, runs e 69.8 x s Chrystie st, No 21, 40.2 x e 7.6 x s 20 x e 189.3 to w s Chrystie st, x n 25 x w 70 x n 37.10 x w 30 x n 37.3 x w 158.11 to Bowery, x s 39.8 to beginning, 5-sty brk tenement and store, 6-sty brk lodging house, with 1-sty brk theatre in rear. Same to same. Nov 21, 1908. June 30, 1909. S:290-part lot 1. A \$-\$. 370,766.67

Fort Washington Depot road, s s, being plot bounded on n by Fort Washington Depot road, on e by Fort Washington Depot road, on s by plot 3 on s w by a line drawn parallel to and 16 ft east of retaining wall and thence n w - to w s private right of way, on w by said private road, being parcel 4 and part of parcel 7 map No 719 of land Isaac P Martin, contains abt 10 lts. Rube R Fogel to Clyde Realty Co. Mort \$20,000. June 22, 1909. S:2139. nom

Haven av w s, 100 n from s s 170th st, runs w 103.3 and Riverside Drive 185.2 to e s Riverside Drive, x s 51.6 x e 177.3 x n 25 x e 103.3 to av, x n 25 to beginning, 3-sty brk dwelling and vacant. Emanuel Doctor to Chas M Rosenthal. Mort \$15,000. June 19, 1909. S:2139-222 and 248. A \$8,500-\$8,500. nom

Lexington av, No 41, n e cor 24th st, 20.1x50, 5-sty brk hotel. 24th st, No 135, Georgeanna Oddie to Fricke Realty Co. June 30, 1909. S:880-28. A \$18,500-\$28,000. other consid and 100

Lexington av, Nos 1897 to 1903, on map Nos 1897 to 1905, n e cor 118th st, No 147, 118th st, 100.11x39, 5-sty brk tenement and store. Louis Meyer Realty Co to Herman J Katz. Mort \$67,750. Feb 27, 1909. S:1767-21. A \$27,000-\$65,000. other consid and 100

Lexington av, No 1711, n e cor 107th st, 17.7x65, 5-sty stone front 107th st, No 151, tenement and store. Charles A Winter to Christopher R Branagan, B & S. All liens. June 1, 1909. S:1635-24. A \$11,000-\$17,000. other consid and 100

Lexington av, No 1032, w s, 85.2 s 74th st, 17x93.9, 3-sty stone front dwelling. Raphael Brill to Philip Lewisohn. Mort \$17,000. June 25, 1909. S:1408-56. A \$14,000-\$17,000. other consid and 100

Lexington av, No 1032, w s, 85.2 s 74th st, 17x93.9, 3-sty stone front dwelling. Henry Meyers to Raphael Brill. Mort \$12,000. June 23, 1909. S:1408-56. A \$14,000-\$17,000. other consid and 100

Lexington av, No 140, n w cor 29th st, 24.8x100, one 4 and two 29th st, Nos 123 to 127, 3-sty brk tenements and stores. Joseph Oussani to Morris Steinheimer. Mort \$52,000. June 30, 1909. S:885-17 to 19. A \$43,500-\$51,000. other consid and 50

Madison av, No 1000, w s, 76.8 s 78th st, 25.6x95, 4-sty stone front tenement and store. Martin A Dewey to County Holding Co. B & S. All liens. May 20, 1909. S:1392-56. A \$65,000-\$80,000. nom

Madison av, Nos 250 to 254, n w cor 38th st, 74.4x100, one 4, one 38th st, Nos 17 and 19, 5 and one 6-sty brk dwellings. Thirty-Eighth Street & Madison Avenue Co to Two-Fifty Madison Avenue Co. Mort \$300,000. June 30, 1909. S:868-16 to 18. A \$308,000-\$392,000. other consid and 100

Madison av, No 1000, w s, 76.8 s 78th st, 25.6x95, 4-sty stone front tenement and store. Henry Dale to County Holding Co. Q C. May 21, 1909. S:1392-56. A \$65,000-\$80,000. nom

Manhattan av, Nos 153 to 171, n w cor 107th st, 210.10 to s s 107th st, No 51, 108th st, x100, five 6-sty brk tenements, stores on corners. FORECLOS. June 9, 1909. Paul L Kiernan, ref, to Maurice Cohen. June 28, 1909. S:1843-1 1/2 to 17 and 51. A \$131,500-\$340,000. 25,000

Madison av, Nos 1600 and 1602, w s, 44.2 n 107th st, 38x110, 6-sty brk tenement and stores. Pincus Lowenfeld et al to Philip Krauss. All liens. June 25, 1909. S:1613-16. A \$27,000-\$60,000. other consid and 100

Madison av, Nos 1608 and 1610, w s, 120.2 n 107th st, 38x110, 6-sty brk tenement and stores. Pincus Lowenfeld et al to Philip Krauss. All liens. June 25, 1909. S:1613-56. A \$27,000-\$60,000. other consid and 100

Madison av, n w cor 133d st, 99.11x10, vacant. Louis Lese to 133d st Belwood Realty Co. All liens. June 29, 1909. S:1758-17. A \$7,500-\$7,500. other consid and 100

Naegle av n s, 200 e Hawthorne st, runs n 160 x e 100 x s 120.2 10th av to w s 10th av, x s 69.5 to n s Naegle av, x w 43.1 to beginning, vacant. Release dower. Eliza J Chittick, widow of Wm G Chittick, to Harriet A Chittick, of East Orange, N J. All of. June 26, 1909. S:2219-32. A \$20,000-\$20,000. nom

Same property. Wm G Chittick and Eliza J, his wife, to Thomas Rosevear, of Jersey City, N J. 1/2 part. B & S and C a G. Aug 11, 1890. (Re-recorded from Aug 16, 1890.) June 30, 1909. S:2219. 1,750

Northern av, n w cor 181st st, 78x134x- to n s 181st st x - to 181st st, beginning, 2-sty frame dwelling and vacant. Release mort. Adele J Buchman to Minoma Realty Co. Q C. June 14, 1909. S:2179-part lot 80. A \$-\$. nom

Same property. Minoma Realty Co to Shapiro, Portman & Henry, Inc, a corpn. Mort \$90,000. June 14, 1909. S:2179. nom

Park av, No 1711, s e cor 120th st, 72x35.10, two 4-sty brk 120th st, Nos 96 and 98, tenements, stores on av. Annie Harnett to George Ehret. Mort \$23,000. June 29, 1909. S:1768-70 1/2 and 71. A \$14,000-\$25,000. other consid and 1,000

Park av, Nos 1665 to 1671, e s, 50.5 n 117th st, 101x90, two 6-sty brk tenements and stores. Samuel Williams et al to Betsy Gellis. Mort \$80,000 and all liens. Mar 26, 1909. S:1645-3 and 71. A \$38,000-\$116,000. nom

Same property. Betsy Gellis to Samuel Williams and Samuel Grodginzky. Mort \$80,000. June 18, 1909. S:1645. nom

Park av, No 1648, w s, 100.10 n 116th st, 24.10x90, 5-sty brk tenement and store. Benjamin Harris to Edward A Isaacs, of Madison, N J. 1/2 part. All liens. June 25, 1909. S:1622-37. A \$9,500-\$20,000. other consid and 100

Riverside Drive s e cor 114th st, 100.11x135.6. Agreement as to 114th st release restrictions. Alexander Walker with Emma I Topf and Brooklyn Savings Bank. June 9, 1909. Re-recorded from June 18, 1909. S:1895. nom

St Nicholas av, n e cor 164th st, 106.7x159.1x99.11x121.10, 1 and 164th st, 2-sty brk and frame buildings and vacant. Thomas Bailey to Newton Holding Co. Mort \$46,000. June 28, 1909. S:2121-20 to 23. A \$46,000-\$46,500. other consid and 100

St Nicholas av, No 220, n e cor 121st st, 32.4x84.8x27.6x67.9, 5-121st st, No 273, sty brk tenement and store. Mary E Flannery to George Ehret. Mort \$45,000. July 1, 1909. S:1927-1. A \$22,000-\$40,000. other consid and 1,000

West End av, No 580, n e cor 88th st, 20.8x100, 4-sty and base-88th st, No 267, ment brk dwelling. Walter E Ward to Michael P O'Connor. Mort \$33,000. July 1, 1909. S:1236-1. A \$20,000-\$35,000. nom

West End av s w cor 89th st, 23x80, 4-sty and basement stone 89th st, No 300, front dwelling. Release judgment. Raymond A Greene to Lucy S and Cassius M Wicker. June 25, 1909. S:1250-39. A \$20,000-\$39,000. nom

1st av, Nos 1029 and 1031, w s, 72 n 56th st, 42.8x74, two 5-sty stone front tenements and stores. Abbie L Henshaw to Hugo Taussig. Q C. All liens. June 21, 1909. S:1349-26 and 27. A \$18,000-\$35,000. 100

1st av, Nos 1729 and 1731, w s, 50.8 s 90th st, 50x100, two 5-sty brk tenements and stores. Dean Holding Co to Isaac Haft, Samuel Williams and Samuel Grodginzky. Mort \$30,000. June 19, 1909. S:1552-27 and 28. A \$22,000-\$44,000. 100

1st av, Nos 2131 to 2135, s w cor 110th st, 75.11x75, three 4-sty 110th st, No 348, brk tenements and stores. Louis Rinaldo to Isaac Sakolski. B & S and C a G. June 16, 1909. S:1681-28 to 30. A \$30,400-\$47,000. other consid and 100

Same property. Isaac Sakolski to Louis Rinaldo. All liens. June 17, 1909. S:1681. other consid and 100

2d av, No 935, w s, 65.9 s 50th st, 21.3x80. Release claims for station platform extension. Celia Lent to Interborough Rapid Transit Co et al. May 15, 1909. S:1323. 425

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INVESTMENTS AND DWELLINGS IN THE FIFTH AVENUE SECTION

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- 2d av, No 2081, w s, 25 n 107th st, 25.1x73, 4-sty brk tenement and store. Mary A McGown to Moses S and Sophie E Hyman. Q C. June 23. June 25, 1909. 6:1657-22. A \$9,000-\$18,000. nom
- 2d av, No 2156, e s, 50.11 s 111th st, 25x100. Release claims for station platform extension. Simon Michel to Interborough Rapid Transit Co et al. May 11. June 25, 1909. 6:1682. 500
- 2d av, No 1086, e s, 20.9 n 57th st, 19.9x78, 5-sty stone front tenement and store. Wm H Brower, Jr, to Catharine Brower. All liens. June 28. June 29, 1909. 5:1350-2. A \$11,000-\$16,000. other consid and 100
- 2d av, No 2451, w s, 74.11 n 125th st, 25x74, 5-sty stone front tenement and store. Abraham Perlman to Herman Ziegen. Mt \$17,500. June 12. June 29, 1909. 6:1790-25. A \$9,500-\$19,500. other consid and 100
- 2d av, No 2258 | s e cor 116th st, 20.11x80, 4-sty brk 116th st, Nos 300 and 302 | tenement and store. William Jaeger to Jaeger Bros Realty Co. Mort \$15,000. June 25. June 30, 1909. 6:1687-49. A \$15,000-\$24,000. other consid and 100
- 3d av, Nos 2327 and 2329, e s, 60 n 126th st, 39.11x76, two 4-sty brk tenements and stores. Eliz F Hurlimann and ano to Henry Krauss. Mort \$15,000. June 24. June 25, 1909. 6:1791-3 and 4. A \$31,500-\$45,000. other consid and 100
- Same property. Release mort. Harlem Savings Bank to Dorothy F Duggan, of Sullivan Co, N Y, and Eliz F Hurlimann, of Weehawken, N J. June 14. June 25, 1909. 6:1791. 15,000
- 3d av, No 430 | s w cor 30th st, 25x95, 5-sty brk tene- 30th st, Nos 158 and 160 | ment and store. Wm E Thorne as TRUSTEE to Mary A Grace. Dec 2, 1907. June 30, 1909. 3:885-49. A \$31,000-\$42,500. 50,000
- 3d av, No 1317, e s, 83.5 n 75th st, 18.9x105, 7-sty brk loft building and store. Ernest N Adler to Martha Buchsweiler. 1/2 part. Mort \$28,000. Sept 10, 1908. July 1, 1909. 5:1430-4. A \$12,000-\$30,000. 100
- 4th av, No 250, | s w cor 20th st, 20x64, 4-sty brk tenement and 20th st, No 52, | store. Johannes Brunke to John Borkel. Mort \$25,000. June 29. July 1, 1909. 3:848-43. A \$54,000-\$63,000. other consid and 100
- 4th av, Nos 225 to 233 | s e cor 19th st, 13.1x150, ruins of 12-sty brk 19th st, No 100 | loft, office and store building (Parker Building). Peter T Barlow et al EXRS, &c, of Virginia B Matthews to Pocono Building Co, a corpn. All title. Q C. Apr 26. June 26, 1909. 3:874-4. A \$415,000-\$1,175,000. nom
- 4th av, Nos 225 to 233 | s e cor 19th st, 13.1x150, ruins of a 12-sty 19th st, No 100 | brk loft, office and store building (Parker Building). Metropolitan Life Ins Co to Pocono Building Co. C a G. All liens. May 3. June 25, 1909. 3:874-4. A \$415,000-\$1,175,000. other consid and 100
- 4th av, No 427, e s, 45.8 n 29th st, 20.5x80, 4-sty brk tenement and store. Edward J Healy to Byrne & Murphy, a corpn. 1-3 part. C a G. June 25. June 26, 1909. 3:885-3. A \$33,000-\$42,000. nom
- 5th av, No 516 | n w cor 43d st, 29x125, 4-sty stone front building 43d st, No 1 | and store with 2-sty brk extension. Louisa M Lee to Cathleen Turney. June 21. June 25, 1909. 5:1259-33. A \$500,000-\$535,000. other consid and 100
- 5th av | n e cor 86th st, runs n 50 x e 89.2 x s e 15.11 x s 41.9 86th st | to n s 86th st, x w 100 to beginning, with all title to gore adjoining above, 50 n 86th st, and 100 e 5th av, and s e by above, vacant. Ada B Bliss and Cora F Barnes to Bernard M Baruch. June 5. June 30, 1909. 5:1498-1 and 2. A \$275,000-\$275,000. 100
- 5th av, Nos 581 and 583, e s, 42.5 n 47th st, 39.1x100, one 4 and one 5-sty stone front dwellings. Virginia R Dingee to Marcus Daly and Mary D Gerard. Mort \$375,000. June 22. June 29, 1909. 5:1283-2 and 3. A \$390,000-\$410,000. other consid and 100
- 5th av, No 516 | n w cor 43d st, 29x125, 4-sty stone front building 43d st, No 1 | and store with 2-sty brk extension. Cathleen Turney to Sound Realty Co. Mort \$600,000. June 25. June 28, 1909. 5:1259-33. A \$500,000-\$535,000. other consid and 100
- 5th av, No 2163, e s, 25 n 132d st, 24.11x90, 5-sty brk tenement and store. Simon Epstein to Alice S Anderson, of Brooklyn. B & S. June 30. July 1, 1909. 6:1757-2. A \$13,000-\$26,000. other consid and 100
- 6th av, No 501 | n w cor 30th st, runs n 30 x w along n s 30th st, Nos 101 to 109 | Stewart st, closed, 41.5 x n 99.6 x w 100 x s 99.6 to n s said Stewart st x w 5 to n s 30th st x e 144 to beginning, 4-sty stone front tenement and store and 1 and 2-sty brk and frame stable. Sarah J Housley formerly Burby to Edmund L Mooney. 1-48 part. B & S. Sub to life estate of Julia L Butterfield. June 24. June 25, 1909. 3:806-30 and 34. A \$378,000-\$396,000. other consid and 100
- 6th av, No 501 | n w cor 30th st, runs n 30 x w along n s 30th st, Nos 101 to 109 | Stewart st, closed, 41.5 x n 99.6 x w 100 x s 99.6 to n s Stewart st x w 5 to n s 30th st x e 144 to beginning, 4-sty stone front tenement and store and 1 and 2-sty brk and frame stable. Jacob Hirsh to Henry Morgenthau and Edmund L Mooney. 1-16 part. Sub to life estate of Julia L Butterfield. B & S. June 7. June 28, 1909. 3:806-30 and 34. A \$378,000-\$396,000. 100
- 6th av, No 501 | n w cor 30th st, 30 to n s Stewart st, 30th st, Nos 101 to 109 | closed, x — to n s 30th st, x144, gore. Stewart st (closed), n s, 41.5 w 6th av, runs n 99.6 x w 100 x s 99.6 to st, x e 100 to beginning, 4-sty stone front tenement and store and 1 and 2-sty brk and frame stable. Harris Mandelbaum to Henry Morgenthau. 1-48 part. All title. Q C. June 25. June 29, 1909. 3:806-30 and 34. A \$378,000-\$396,000. nom
- 7th av, Nos 1952 to 1958 | s w cor 118th st, 100.11x99.9, three 5-118th st, Nos 200 to 204 | sty brk tenements and stores on av. Bernhard Naumburg to Abraham I Spiro. Mort \$175,000. June 29. June 30, 1909. 7:1923-35 to 37. A \$83,000-\$156,000. other consid and 100
- 7th av, No 347, e s, 70.9 n 29th st, 28x75, 4-sty brk tenement and store. 3:805-4. A \$44,000-\$48,000.
- 5th st, No 316, s s, 250 e 2d av, 20x96.2, 3-sty brk dwelling. 2:446-16. A \$14,000-\$17,000.
- Essex st, No 111, w s, 175 s Rivington st, 25x87.6, 5-sty stone front tenement and store. 2:410-58. A \$23,000-\$32,000.
- 7th st, No 104, s s, 212.11 e 1st av, 25x90.10, 5-sty brk tenement and store. 2:434-16. A \$17,000-\$27,000.
- Av A, No 241 | s w cor 15th st, 26x94, leasehold, 5-sty brk tene- 15th st, No 444 | ment and store. 3:946-29. A \$19,000-\$25,000.
- Rosina Riegelmann, widow, and DEVISEE, &c, of Louisa F Wangler, deceased, to Joseph A Wangler. All title. B & S. All liens. May 2, 1908. June 29, 1909. nom
- 7th av, Nos 328 to 332, w s, 49.2 s 29th st, 74.7x99.3x74.7x100.7, 4-sty brk loft and store building. Jefferson M Levy to L Napoleon Levy. 1/2 part. B & S. All liens. June 26. June 29, 1909. 3:778-39 to 41. A \$111,000-\$132,000. nom
- 7th av, No 2245 | n e cor 132d st, 24.11x75, 5-sty brk tenement 132d st, No 167 | and store. City Real Estate Co to Wesley Thorn, of Plainfield, N J. B & S. Mort \$18,000. June 25. June 26, 1909. 7:1917-1. A \$35,000-\$37,000. other consid and 100
- Same property. Wesley Thorn to City Real Estate Co. Mort \$21,000. June 25. June 26, 1909. 7:1917. other consid and 100
- 7th av, No 848, w s, 100.5 s 55th st, 25x100, 3-sty brk tenement and store. Patrick Burke to Rockford Realty Co, a corpn. Mort \$32,000. July 1, 1909. 4:1026-32. A \$42,000-\$43,000. nom
- 8th av, Nos 2421 and 2423, w s, 126.5 n 129th st, 53x80, two 5-sty brk tenements and stores. George Hann to Henry Gerken. Mort \$73,000. June 28. July 1, 1909. 7:1955-39 and 40. A \$30,000-\$46,000. nom
- 8th av, Nos 139 and 141 | s w cor 17th st, 46x100x45.7x100, 7-17th st, Nos 300 and 302 | sty brk tenement and store. Meyer Vesell to Philip Krauss. Mort \$93,000. June 23. June 28, 1909. 3:740-37. A \$40,000-\$95,000. nom
- 8th av, No 2421, w s, 126.5 n 129th st, 26.6x80, 5-sty brk tenement and store. Release mort. Henry Gerken to George Hahn. June 17. June 29, 1909. 7:1955-39. A \$15,000-\$23,000. nom
- 8th av, No 2423, w s, 152.11 n 129th st, 26.6x80, 5-sty brk tenement and store. Release mort. Henry Gerken to George Hahn. June 17. June 29, 1909. 7:1955-40. A \$15,000-\$23,000. nom
- 8th av, No 2861 | s w cor 153d st, 40x99.11, 5-sty brk tenement 153d st, No 300 | and stores. Bella Kaufmann to John Volz. Mort \$69,250. June 28. June 29, 1909. 7:2046-63. A \$17,000-\$57,000. other consid and 100
- 9th av, Nos 588 and 590, e s, 60 n 42d st, 40.4x80, 2-sty brk store. Release claims for station platform extension. Gertrude Weil to Interborough Rapid Transit Co et al. May 13. June 25, 1909. 4:1033. 760
- 9th av, No 509, w s, 22.5 n 38th st, 27x75, 5-sty brk tenement and store.
- 38th st, No 405, n s, 75 w 9th av, 25x49.5, 5-sty brk tenement and store.
- Robt E Burkhardt to Michael J Quinn. June 28, 1909. 3:736-30 and 32. A \$28,500-\$42,000. other consid and 100
- 9th av, No 795 | s w cor 53d st, 25.5x100. 53d st, Nos 402 and 404 |
- 9th av, No 793, w s, 25.5 s 53d st, 25x100. two 5-sty brk tenements and stores and two 4-sty stone front tenements in st.
- CONTRACT. John C Forster and Wm H White with Louis Cohen. June 26. June 28, 1909. 4:1062-35 to 36 1/2. A \$55,000-\$94,000. 97,500
- 10th av, No 443, w s, 98.9 n 34th st, 24.8x100, 4-sty brk tenement and store and 3-sty brk tenement in rear. John Dietrich to Jennie Dietrich. 1/2 part. Mort \$23,500. June 30. July 1, 1909. 3:706-33. A \$15,000-\$21,000. nom

MISCELLANEOUS.

- General release. Thos J Eustace and Lottie Olmstead HEIRS, &c, Esther Eustace dec'd to Smith Williamson EXR Esther Eustace dec'd. June 24. June 25, 1909. Misc. 2,355-22
- Power of attorney. Kath G Welling to W Brenton Welling and Richard Welling. Jan 21. June 28, 1909. P A.
- Power of attorney. Ernst Winterhoff to N Y Trust Co. Nov 5, 1908. June 30, 1909. P. A.)
- Power of attorney. Felice Rubano to Joseph Rubano. May 24, 1905. June 30, 1909. (P. A.)
- Power of attorney. Benj M Holzman to Asher and Elkan Holzman. May 28. June 30, 1909. (P. A.)
- Power of attorney. Jean A A Le Roy, Baron De La Tournelle of Paris, France, to Frederic R Coudert and Lorenzo Semple. Jan 21, 1905. June 29, 1909.
- Power of attorney. Alice Leigh to Farmers Loan and Trust Co. April 5, 1904. June 29, 1909.
- Power of attorney. Joseph Merillon TRUSTEE Robt T Clinch to Frederic R Coudert and Lorenzo Semple. June 19, 1905. June 29, 1909.
- Power of attorney. Chas H A Cuny to John J Radley. April 12, 1907. June 29, 1909.
- Revocation of power of attorney. Ignatz Roth to Leo Schlesinger. June 25, 1909. P A.
- Revocation of power of attorney. David Froehlich to Emil Fuerth. June 22. June 29, 1909.

BOROUGH OF THE BRONX.

Under this head the * denotes that the property is located in the new Annexed District (Act of 1895).

- *Birch st, w s, 125 n Boston Post road, and being lot 44 revised map Seneca Park, 25x100. William Hyam to Richard Wischhusen. Mort \$500. June 10. June 28, 1909. nom
- Freeman st, s s, 27.4 w Bryant av, 82x136.1x75x— and being lots 82, 83 and 84 map Sec A, Vyse estate, vacant. John Sklar et al to Emanuel Glauber and Harris Ratner. Mort \$5,750. July 1, 1909. 11:2993. 100
- Featherbed lane, n e cor Aqueduct av, and being lots 7 to 10, map of the Century Investing Co, 184.11 on curve x130.11x100, vacant. Marie True to Apartment Building Co. Mort \$24,000. May 21. June 29, 1909. 11:2876. nom
- *Haskin st, lot begins at centre of a stone fence at n cor of Wm McIntees lot, runs w 220 to a st x n 25 x e 220 x s 25 to beginning, Throggs Neck. Charles Ringelstein to Peter Schwartz and Margaret his wife as tenants by entirety. Mort \$900. June 26. June 28, 1909. other consid and 100
- Hewitt pl, Nos 818 to 862, e s, 96.7 n Longwood av, 480x100, twelve 5-sty brk tenements. Edward Marx to Nathan and Ferdinand Marx. B & S. All liens. Oct 22, 1908. June 30, 1909. 10:2696-2689. nom
- Hewitt pl, Nos 818 to 862, e s, 96.7 n Longwood av, 480x100, twelve 5-sty brk tenements. Nathan Marx et al to John M Gibson. Mort \$468,000. Apr 29. June 30, 1909. 10:2696. nom

HECLA IRON WORKS

North 10th, 11th and 12th Streets

BROOKLYN,

NEW YORK

Architectural Bronze

AND

IRON WORK

*Juliana st, n s, 100 w Elliott av, 25x100, Olinville. Marie wife of and Adolf St Lorenz to Rudolf Stearnes. Mort \$5,500. June 29, 1909. other consid and 300
 Jennings st, s s, 100 e Longfellow st, 25x100, vacant. Sarah Meyer to Charles Rosenberg. Borough of Richmond. Mort \$2,000. June 5, 1906. June 30, 1909. 11:3007. nom
 Kingsbridge terrace, w s, so much as described in deed in L 2325, p 251 as lies west of said terrace, with easements and rights of ways over lands and lanes within block bounded by Heath and Boston avs, Kingsbridge terrace and 230th st. Benj T Fairchild to Samuel Bitterman. All title. Mar 31. July 1, 1909. 12:3256. nom
 Kingsbridge terrace, w s, so much as described in deed in L 2341, p 108 as lies west of said terrace with rights of way, &c, same block as above. Emily T Fairchild to Samuel Bitterman. All title. Mar 31. July 1, 1909. 12:3256. nom
 Kingsbridge terrace, w s, 121.2 s Boston av, 20x95.11x20x97, vacant. Samuel Bitterman to Emily T Fairchild. June 25. July 1, 1909. 12:3256. nom
 Kingsbridge terrace | n w cor 230th st, 110x120, 2-sty frame
 230th st | dwelling and vacant. Samuel Bitterman to Annie A Boden, of Jersey City, N J. Q C. June 25. July 1, 1909. 12:3256. nom
 *Matilda st, n w s, 200 s 239th st, and being n e 1/2 of lot 71 map South Washingtonville, 25x100. Bessie C Senigo to Marcus H Senigo and Emma L his wife as joint tenants. Q C. Aug 17, 1907. June 29, 1909. nom
 *Same property. Marcus H Senigo to Bessie C Senigo. Q C. Aug 17, 1907. June 29, 1909. nom
 *Montgomery pl, n s, 100 w Maclay av, 25x98.3. Release mort. Northern Bank of N Y to Maclay Av Realty Co. June 15. June 25, 1909. nom
 *Same property. Release mort. Wm L Brower to same. June 15. June 25, 1909. nom
 *Same property. Maclay Av Realty Co to Eliz P Tarbox. June 21. June 25, 1909. 6,125
 Minford pl, No 1429, w s, 138.6 n Charlotte or Jennings st, 16.8x100, 2-sty frame dwelling. Isidor Langner to Rebecca Cohen. Mort \$4,400. June 24. June 25, 1909. 11:2977.
 other consid and 100
 *Oak st, e s, 200 s Kingston av, and being lot 133 map (No 1106 in Westchester Co) of Arden property, Westchester, 100x100. E Daniel Miner to N Y, Westchester & Boston Railway Co. B & S and C a G. All liens. June 26. June 30, 1909. other consid and 100
 Oak Terrace, s s, 36 e Crimmins av, 25x100, vacant. Samuel Zeitlin to Francis B Chedsey. June 18. June 25, 1909. 10:2555.
 other consid and 100
 Parkside pl, n s, 368.6 s w 207th st, 50.1x118.8x50x115.8, vacant. Bridget Tiernan to Martha Mulligan. 1/2 part. June 21. July 1, 1909. 12:3354. nom
 Reservoir pl, No 282, s s, 22.9 e Reservoir Oval, 22.9x100x20.6x100, 2-sty frame dwelling. Otilie Block to Leah Cohn. Mort \$6,000. May 1. June 26, 1909. 12:3343. nom
 Tiffany st, No 1088, e s, 79.3 s 167th st, 50x100, 1-sty frame dwelling and vacant. Frieda Roetger widow to Albert Bachert. June 24. June 25, 1909. 10:2717. nom
 Timpson pl, n s, 100 w Av St John, 190.2x100.2x196.11x100, vacant. Thomas Mulligan to Michael Tiernan. Q C. Mort \$4,425. July 1, 1909. 10:2603. nom
 Unnamed st, w s, 100 s 197th st, and being lot 123 map No 902 or 903 of Metropolitan Real Estate Assoc at Fordham Ridge. John R Cantlin to Julius I Livingston, of Bound Brook, N J. All liens. June 24. June 25, 1909. 12:3315. nom
 *Westchester sq, No 63, e s, 81.5 n Grant av, 30.10x178.8x30x171.4. Geo H Ehr Gott to James Butler, Inc, a corp. June 24. June 25, 1909. other consid and 100
 *Westchester sq, No 63, e s, 30x178.2x30x171.4, Westchester. Release mort. Max Aronson and ano TRUSTEES Jacob Aronson to Geo H Ehr Gott. Q C. June 21. June 26, 1909. 1,500
 West st | s e cor Mohegan av, 28.4x117.5 to n s 181st st x11.3
 Mohegan av | x—, vacant. Ida F Grote widow et al to J C Julius
 181st st | Langbein. Q C. June 22. June 26, 1909. 11:3124.
 other consid and 100
 West st | s e cor Mohegan av, 28.4x117.5 to n s 181st st x11.3
 Mohegan av | to av x—, vacant. Release dower. Florence C
 181st st | Grote widow to J C Julius Langbein. June 26. June 28, 1909. 11:3124. nom
 *7th st, s s, 305 w Av D, and being n 1/2 of lot 129 map Unionport, 100x108. Release mort. Lina Koch to Frank Gass. June 26. June 28, 1909. nom
 136th st, No 291, n s, 200 e Lincoln av, 25x100, 5-sty brk tenement. Charles Rausch to Paul Wachalski. Mort \$16,000. June 28. June 30, 1909. 9:2312. other consid and 100
 136th st, No 586, s s, 150 e St Anns av, 25x100, 4-sty brk tenement. Michael Josephson to Herman Weil. Mort \$11,000. June 28. June 30, 1909. 10:2548. other consid and 100
 137th st, No 636 (910), on map Nos 634 and 636, s s, abt 140 w Cypress av, —x—, 5-sty brk tenement and store. Release mort. Ernestine wife Emil Harris to Johanna Watson. June 29. June 30, 1909. 10:2549. nom
 137th st, No 636, on map Nos 634 and 636, s s, 139.5 w Cypress av, 37.6x100, 5-sty brk tenement and store. Johanna Watson to Emil Harris. Mort \$36,000. June 28. June 30, 1909. 10:2549. nom
 137th st, n s, 300 w Cypress av or 650 w Home av, 50x100. vacant.
 David Goodstein to Joseph M and Morris J Rose and Samuel and Isaac Sivin. All liens. Mar 29. June 28, 1909. 10:2550. nom
 137th st, No 626, s s, 214.5 w Cypress av, 37.6x100, 5-sty brk tenement and stores. Gilbert P Brush to James Reynolds and John T McMahon. Mort \$30,000. June 15. June 29, 1909. 10:2549. 100
 Same property. James Reynolds and John T McMahon to R & M Realty Co, a corp. Mort \$35,500. June 15. June 29, 1909. 10:2549. other consid and 100
 137th st, No 590, s s, 255 e St Anns av, 50x100, 5-sty brk tenement. Martha Mulligan to Bridget Tiernan. Mort \$37,000. June 21. July 1, 1909. 10:2549. other consid and 6,500

138th st, Nos 615 and 617, n s, 462.6 e St Anns av, 37.6x100, 6-sty brk tenements and stores. Julia Gerhart to Stephen H Jackson. All liens. June 26. July 1, 1909. 10:2552. nom
 140th st, Nos 582, 586 and 590, on map Nos 582 to 590, s s, 202.9 e St Anns av, 114x100, three 5-sty brk tenements. Newton Holding Co to Thomas Bailey. Mort \$90,000. June 28. June 29, 1909. 10:2551 and 2552. other consid and 100
 141st st | n e cor Rider av, 4.4x75x43.10x84.9,
 Rider av, Nos 366 to 370 | two 2-sty brk and one 2-sty frame
 dwellings. Louis Meyer Realty Co to Herman J Katz. All liens.
 May 24. June 29, 1909. 9:2334. other consid and 100
 145th st, Nos 447 to 451, n s, 371 w Brook av, 47.4x—x40.4x100, 2-sty frame dwelling and 2-sty frame stable in rear. Bridget and Thos J Minogue et al HEIRS, &c, Patrick Minogue to Mary Moser daughter of Patk Minogue. Mort \$2,500 and all liens. June 1. July 1, 1909. 9:2290. nom
 145th st, n s, 473.11 e Willis av, runs n 11.11 and 88.2. Agreement as to division line. Emma Wicke with Mary Moser. May 21. July 1, 1909. 9:2290. nom
 145th st, No 445, n s, 448.7 e Willis av, runs n 100 x e 25 x s 88.2 and 11.11 to st, x w 25.4 to beginning, 2-sty frame tenement and store. Emma Wicke to August W Guttler. June 30. July 1, 1909. 9:2290. other consid and 100
 147th st, No 438, s s, 390 w Brook av, 25x102.2x25x99.9, 5-sty brk tenement. Katie Roth to Leo Levinson. Mort \$22,000. June 24. June 25, 1909. 9:2291. 100
 148th st, No 291 (523), n s, 195.3 e Morris av, 25x106.6, 2-sty brk dwelling and 1-sty frame building in rear. Honora Wigmore to James Wigmore. Jan 3, 1891. June 30, 1909. 9:2330. nom
 Same property. James Wigmore to John J Fitzsimmons, of Mt Vernon, N Y. B & S. All liens. June 30, 1909. 9:2330. nom
 Same property. John J Fitzsimmons to James Wigmore and Honora his wife tenants by entirety. B & S. All liens. June 30, 1909. 9:2330. nom
 149th st, Nos 282 and 284, s s, 120.3 e Morris av, 50x106.6, except part for st, two 3-sty frame tenements and stores. Ann A Lynch to Rexton Realty Co, a corp. Mort \$7,000. June 29. June 30, 1909. 9:2330. other consid and 100
 Same property. Eleanor L Kerins to same. All title. Q C. All liens. June 29. June 30, 1909. 9:2330. nom
 155th st, No 310, s s, 425 w Courtlandt av, 25x100, 4-sty brk tenement. Mort \$10,000.
 Grand Concourse and Boulevard | n w cor 197th st, 90x9.8 to e s
 197th st | of an old st, x90x10.5, vacant.
 Michael Katzbroski and Elizabeth his wife to Lottie Katzbroski. June 28. June 29, 1909. 9:2414; 12:3315. nom
 162d st, s s, 211.7 e Prospect av, old line, runs s x s e — x n 111.9 to st, x w 5 to beginning.
 162d st, No 874, s s, 216.7 e Prospect av, old line, runs s 111.9 x s e 20.10 x e — x n — to st, x w 25 to beginning.
 5-sty brk tenement.
 Grace M French to Ellen H F Aldrich. B & S. All liens. Feb 7, 1907. July 1, 1909. 10:2690. nom
 163d st, No 100 West, s s, 90 e Ogden av, 25x100, 4-sty brk tenement. Edward Waters to Annie wife Edward Waters. Mort \$15,000. June 21. June 25, 1909. 9:2511. other consid and 100
 173d st, s s, 90 e Webster av, 60x117.10, 1-sty frame dwelling and vacant. Vincenzo Razzano to Estelle Gehorsam. Mort \$26,100. June 25. June 26, 1909. 11:2897. other consid and 100
 *174th st, e s, 106 s Gleason av, 25x100, and being lot 475 map (No 313) of Gleason property. C Elma M O Heinemann to Asuncion de Rio. All title. Mort \$6,500. Apr 28. June 30, 1909. 100
 178th st, No 542, s s, 140.7 e 3d av, 25x100, 3-sty frame tenement. Nattie Greenwald to Rose Lederer. Mort \$7,000. June 29. 1909. 11:3060. other consid and 100
 178th st, s s, 100 w Vyse av or st, 49x42.5x49.11x42.5, vacant. Chas P Hallock to Irving Construction Co. July 1, 1909. 11:3126. other consid and 100
 184th st, n s, 122.10 e Cedar av, 30.7x116.2x25x135.2, and being lot 200 amended map Cammann estate at Fordham Heights, vacant. Frederick Kaffeman to Belle Kaffeman. Mort \$500. June 25. June 30, 1909. 11:3235. other consid and 100
 201st st, No 329, late Suburban st, e s, 78 n Marion (Hull) av, 46.6 x118, 2 and 3-sty frame dwelling. Julia Hysler to Eugene W Schmolze. June 24. June 25, 1909. 12:3281. other consid and 100
 *214th st, s s, 125 w Tilden av, lot 842 map of Laconia Park, 25x100. Jacob Silverstone to Francis O Pratt. All title. Mort \$600 and all liens. Mar 29. June 25, 1909. nom
 *214th st, s s, 69 w 4th av, and being lot 38 map (No 589 in Westchester Co) of New Village of Jerome, 23x100x—x—. Frank McGarry to Concetta Merendino. June 23. June 28, 1909. nom
 *219th st, No 719, n s, 177 e White Plains road, 23x114. Elopoid (signs Leopold) Salamon to Emma N Polak. Mort \$2,800. Apr 19. June 25, 1909. other consid and 100
 *226th st, late 12th av, n s, 255 e 4th av, and being part lot 345 map of Wakefield, bounded n by lot 344, e by line 25 w from e s lot 345, and w by line 50 w from e s lot 345, 25x114. Julius Strauss to Concetta Guglielmino. All liens. June 18. June 25, 1909. nom
 *226th st, late 12th st, n s, 330 e White Plains road, 25x114. Wakefield. Frank Cavallo to Felice Rubano. June 29. June 30, 1909. nom
 *Same property. Felice Rubano to Reuben Brooke. June 29. June 30, 1909. nom
 *Same property. Felice Rubano to Frank Cavallo. June 29. June 30, 1909. nom
 *Same property. Irving Realty Co to same. Q C and correction deed. July 16, 1906. June 30, 1909. nom
 *226th st, late 12th av, n s, 305 e 5th st, runs n 114 x e 25 x s — to av, x w — to beginning, Williamsbridge. Emil Weizz to Juliana Weizz. 1/2 part. Mort \$1,000. June 30. July 1, 1909. nom
 *229th st, (15th av), n s, 305 w 6th av, and being east 1/2 of lot 110 map Wakefield, 50x114. Chas V Bogia to Frank Riccio. Q C. May 18. July 1, 1909. nom
 *Same property. Carrie D Dyer to same. Q C. May 15. July 1, 1909. nom

THE GEORGE A. JUST CO. IRON WORK
239 VERNON AVENUE FOR BUILDINGS
LONG ISLAND CITY NEW YORK

*231st st (17th av), n s, 80 w White Plains road, and being lot 804 map of Wakefield, 100x114. Mary E Weed, of Newark, N J, to Oscar D Weed, Borough of Richmond. B & S. June 11. June 25, 1909. other consid and 100
*233d (19th) st, s s, 280 e 5th av, 50x114, Wakefield, except part for st.
18th st n s, lot 55 map of S2 lots on 18th and 19th sts, Wakefield, 25x114. Leopold Salamon to Emma N Polak. Mort \$500. Apr 18. June 25, 1909. other consid and 100
*233d st (19th av), s w cor Carpenter av and bounded w by Bronx Boulevard, or 1st st, x s by gore lot 117 map of Wakefield. FORECLOS, June 2, 1909. Francis W Pollock ref to William Nilsson. July 1, 1909. 60,500
235th st, s s, 300 e Keppler av, 50x100, vacant. Anna A Spaulding to Emma Stuber. Mort \$1,400. June 29. June 30, 1909. 12:3375. other consid and 100
239th st, No 250, on map No 248, s s, 345 w Katonah av, 40x100, 2-sty frame dwelling. Emma Stuber to Anna A Spaulding. Mort \$4,500. June 29, 1909. 12:3379. other consid and 100
240th st (4th av), n s, abt 434.7 w McLean av, and being part lots 182 and 183 map No 163 of No 1 Valentine vs Brady et al for partition sale part Hyatt farm near Woodlawn, bounded e by lot 184 and w by lot 181, 50x100, vacant. Carl W Schmidtke to Louis Eickwort, of Mt Vernon, N Y. June 23. June 26, 1909. 12:3394. other consid and 100
Arlington av, from 227th st and runs n 660.6 ft.
230th st, from Arlington av and runs e 318.6 ft.
Netherland av, from 230th st, and runs s 690.4 ft.
"A" st, from Netherland av to "B" st, 310.4 ft.
"B" st, from "A" st to 230th st, 744.4 ft.
Agreement as to construction of gas mains, etc. Edge Hill Terrace Co with Westchester Lighting Co. June 15. June 29, 1909. 13:3407. nom
Arlington av, late Troy st, w s, 135 s 227th st, late Sidney st, 15x70.5, vacant. Release mort. Gertrude E Master to Geo H Lesley. June 28. June 30, 1909. 13:3407. nom
Aqueeduct av, w s, 237.8 s Hampden or 183d st, 50x100, vacant. Chas E Dowdall to Louise D wife Chas E Dowdall. All liens. June 24. June 30, 1909. 11:3217. gift
*Amsterdam av, w s, abt 202 n Liberty st, and being lots 423 to 425 map 473 lots Haight estate, 75x100, Westchester. George Costar to Edward Frey. June 24. June 25, 1909. other consid and 100
Arthur av, e s, in blk between Crescent av and 187th st, and being lot 346 map S Cambreling et al at Fordham 25x87.6, except part for av. Rosa Paloni to Maria A Morelli. All title. Mort \$15,500. May 25. June 29, 1909. 11:3073. other consid and 100
*Bronx and Pelham Parkway | s e cor St Pauls av, runs e 75.10 St Pauls av | x s 89.8 x e 46.4 x s 175.1 x w 118.8 to e s St Pauls av, x n 278.6 to beginning, Westchester. Jakobine F F Schuh to Samuel Cohen. Mort \$3,500. June 30. July 1, 1909. other consid and 100
*Bronx and Pelham Parkway | s e cor St Pauls av, runs e 75.10 St Pauls av | x s 89.8 x e 46.4 x s 175.1 x w 118.8 to e s of av, x n 278.6 to beginning, Westchester. Samuel Cohen to Benno Cohen and Edwin L Kalish. 2-3 parts. B & S. Mort \$6,000. June 30. July 1, 1909. nom
Bathgate av, e s, 150.5 s Pelham av, 50x82.5, vacant. Release mort. Chas F Brown to Nannie S McLaughlin. June 24. July 1, 1909. 11:3059. nom
Boston av | s w cor Kingsbridge terrace, runs s along terrace, 121.2 Heath av | x w 97 x s 55 x w 25.1 x s 5 x w 100.4 to e s Heath av, x n 94.10 to s s Boston av, x n e 258.5 to beginning, vacant. Samuel Bitterman to Benj T Fairchild. Q C. June 25. July 1, 1909. 12:3256. nom
Boston road, s e s, 118.6 n 165th st, strip, 0.5x98. Julia wife Gustav Huerstel to August Jacob. Q C. June 24. June 28, 1909. 10:2622. nom
Boston road, s e s, 59.5 n 165th st, 59.5x97.11x50.2x129.10, vacant. August Jacob to Geo H Jacob Construction Co. All liens. June 20. June 28, 1909. 10:2622. other consid and 100
Boston road, No 1442, s s, 94.6 e Prospect av, 25x90, 4-sty brk tenement and store. Joseph Schmidt to Marie M wife Joseph Schmidt. Mort \$17,900. June 25. June 26, 1909. 11:2963. nom
Bassford av, No 2275 | s w cor 183d st, 115x35.8, 6-sty brk tenement and store. T J McGuire Construction Co to Solmax Realty Co, a corpn. Mort \$40,000. June 28. June 29, 1909. 11:3050. exch
Briggs av, No 2880, s e s, 378.8 n e 198th st, 25x125, 2-sty frame dwelling. Geo D Kingston to Kathryn Johnson. Mort \$7,000. June 28. June 29, 1909. 12:3296. other consid and 100
Bathgate av, e s, 150.5 s Pelham av, 50x82.5, vacant. Nannie S McLaughlin to Moses Sacks. Mort \$3,000. June 29. June 30, 1909. 11:3059. other consid and 100
*Cedar av, s s, 109 w Corsa av, 25x100.
Corsa av, w s, abt 150 s Cedar av, 25x118x-122, and being lots 297 and 304, map No 981, of Laconia Park. Geo P Shirmer to Milton J Doernberg. Q C. June 30. July 1, 1909. nom
*Same property. Milton J Doernberg to Gussie Kapp. June 28. July 1, 1909. other consid and 100
Creston av, No 2861, w s, 100 n 198th st, 33.4x125x33.9x125, 2-sty frame dwelling. Robt A Kaeck to Anna M Kaeck. Mort \$8,000. June 29. June 30, 1909. 12:3319. other consid and 100
*Cooper av, e s, 89 n Grant st, and being lots 46, 47 and 48 map No 993 (Westchester Co) property Wm Cooper, 75x100, Westchester. Levinia A Y Hayman to John D Hallock. B & S. June 25, 1909. 1,100
Crimmins av | n e cor Oak Terrace, 100x86.
Oak terrace |
Crimmins av | s e cor Oak Terrace, 100x36,
Oak terrace | vacant.
Samuel Zeitlin to Margt C Post and Wm H McCord. June 18. June 25, 1909. 10:2555. other consid and 100
Crotona av, No 2366, e s, 70 s 187th st, 20x100, 3-sty brk dwelling. O'Leary Realty & Construction Co to John P Boyland. Mort \$8,500. June 19. June 26, 1909. 11:3102. other consid and 100
*Classon Point road, s e cor 152d st, 56.8x74.6x51.8x88.2, and being lots 123 and 124 amended map No 1108a of 126 lots, being a subdivision of plot 23 of Classons Point. Fridolin Weber to John F Elsenbast. Mort \$700 and all liens. June 24. June 29, 1909. other consid and 100
Crimmins av, Nos 321 and 323, w s, 143.11 n 141st st, 47.10x80, 5-sty brk tenement. Magdalena Kaicher to Charles Hennings. Mort \$24,000. May 28. July 1, 1909. 10:2556. nom
Cypress av, No 362, on map No 370, e s, 180 s St Marys st, 40x100, 5-sty brk tenement. Hyman Schulman to Israel Schulman. Mort \$25,000. July 1, 1909. 10:2571. other consid and 100
Clinton av, No 1352, on map Nos 1352 and 1351, e s, 111.2 s Jefferson pl, 44x134x12.2 and 48.9x147.11, 5-sty brk tenement. Jacob Jung, Jr, to Jacob Jung. Dec 29, 1908. July 1, 1909. 11:2934. other consid and 100
Clinton av, No 1350, on map Nos 1348 and 1350, e s, 155.2 s Jefferson pl, 46.8x128.1x47.1x134, 5-sty brk tenement. Jacob Jung, Jr, to Jacob Jung. Dec 29, 1908. July 1, 1909. 11:2934. other consid and 100
Daly av, w s, 530.6 s Tremont av, late 177th st, 25.3x106x26.1x109.10, vacant. Denis F Coyfe to Church of St Thomas Aquinas, a corpn. B & S. Mort \$2,000. June 25. June 28, 1909. 11:2985. other consid and 100
Daly av, w s, 530.6 s Tremont av, late 177th st, 25.3x106x26.1x109.10, vacant. The Tremont Av Land Co to Denis F Coyfe. Mort \$2,000. June 25, 1909. 11:2985. other consid and 100
Same property. Release mort. Title Guarantee & Trust Co to The Tremont Av Land Co. June 24. June 25, 1909. 11:2985. nom
Franklin av, No 1362, e s, 145 s Jefferson st, 40x145, 2-sty frame dwelling and vacant. Charles Whealen to Richard H Mitchell. All liens. June 25. June 26, 1909. 11:2933. 18,000
Findlay av | s e cor 169th st, 90x20, 3-sty frame tenement. 169th st, No 350 | Thornton Bros Co to Michael J McAuley. Mort \$6,500. June 24. June 30, 1909. 9:2436. other consid and 100
*Ferris av, w s, 549.6 from east end of stone wall at s line St Josephs Institute, runs s along av, 266.9 x s w 892.10 to Westchester creek, x n w 143.10 and 77.9, 27.6 x n e 29.10, 50.7 x n w 45.5 x n e 1,012.5 to beginning, with all title to lands under said creek, Throggs Neck. FORECLOS, June 29, 1909. M Spencer Bevins ref to Albert L Lowenstein. Mort on this and other property. \$10,000. June 30. July 1, 1909. 15,000
Franklin av, No 1204, s e s, 154 s w 168th st, 30x100, 2-sty frame dwelling. Leo P Kelly to Frank Kubischta. Mort \$4,200. June 30. July 1, 1909. 10:2614. other consid and 100
*Grant av, n s, 105 w Unionport road, and being lot 508 map Van Nest Park, 25x100. Teasdale Realty Co to Ludwig Maurer. Mort \$3,000. June 28. June 29, 1909. other consid and 100
Grant av, No 964, e s, 275.6 n 163d st, 20x95, 3-sty brk tenement. Herrmann N Holde to Rosa, Jennie and Clara Holde all HEIRS of Johanna Holde, dec'd. All liens. June 24. June 25, 1909. 9:2446. nom
*Hunt av, e s, 347 s Bronxdale av, and being lots 51 to 53 partition map (No 1097) of Lott G Hunt estate, near Van Nest, 100x100, except part of lot 53 at e s Lincoln st and 13.2 n e from s w s of lot 53, runs n w 13.2 x s e 5.10 x s w 11.11 to beginning. Louisa S Van Winkle to Edward W Bowne, of Tarrytown, N Y. June 19. June 26, 1909. other consid and 100
Hughes av, e s, 337.10 s Pelham av, 50x87.6, vacant. Kath P wife of and James S Williams and ano to Serafino Porcelli. Q C. June 8. June 29, 1909. 11:3078. nom
Same property. Augustus S Nicholson to same. Q C. June 3. June 29, 1909. 11:3078. nom
Hughes av, e s, 362.10 s Union av, 25x87.6, vacant. Serafino Porcelli to Michele Pascucci and Antonio Ciavanni. Mort \$1,000. June 28. June 29, 1909. 11:3078. 100
Honeywell av, No 2026, e s, 32.7 s 179th st, 22x111.6, 2-sty brk dwelling. Anna Sovetts to Julius Walerstein. All liens. June 16. June 29, 1909. 11:3122. 100
Heath av, e s, 175.8 s 230th st, 125x100.7, vacant. Marcus Nathan to Westchester Avenue Realty Co. Mort \$5,000. June 25. June 29, 1909. 12:3256. other consid and 100
Same property. Westchester Avenue Realty Co to James T Doyle. Mort \$8,500. June 25. June 29, 1909. 12:3256. other consid and 100
Heath av, e s, 75 n 230th st, 37.6x100, vacant. Samuel Bitterman to Annie Carroll. June 29. July 1, 1909. 12:3256. other consid and 100
Heath av, e s, 112.6 n 230th st, 37.6x103, vacant. Samuel Bitterman to Margaret M O'Connell. June 29. July 1, 1909. 12:3256. other consid and 100
Heath av, w s, 640.10 s Kingsbridge road, 25x100, 2-sty frame dwelling. Fordham Realty Co to Arlena M McIndoe. Mort \$4,500. June 30. July 1, 1909. 11:3239. other consid and 100
Harrison av | n w cor Morton pl, 25x97.10x25x98, vacant. Martin C Morton pl | Keller to Teichman Engineering & Construction Co. June 30, 1909. 11:2868. other consid and 100
Intervale av, e s, 86.5 s 165th st, 75x100, vacant. James Murray to Tully Construction Co. June 30. July 1, 1909. 10:2704. other consid and 100
Longwood av | s e cor Beck st, 200 to w s Fox st, x100, vacant. Beck st | Margt F Johnson to Geo F Johnson father of Margt Fox st | F Johnson. B & S. Mort \$53,000. June 18. June 29, 1909. 10:2707. other consid and 100
*Magenta av (211th st), n e cor Rosewood av, 55.7x95x55.7x95.2, and being lots 194 and 195 map No 426 of lots near Williamsbridge Station. Release mort. Ralph Hickox to Bartolomeo Giordano. June 18. June 25, 1909. 1,080
*Same property. Release mort. Mark Lurie to same. June 24. June 25, 1909. 200
Morris av, No 1975, w s, 240 s 179th st, 20x100, 3-sty brk tenement. August Jacob to Bridget A McDonough and Evelyn M Maher as joint-tenants. Mort \$8,000. June 24. June 28, 1909. 11:2829. other consid and 100
Morris av, No 1052, e s, 190 n 165th st, 20x92.6, 3-sty brk dwelling. Mary E Wheat to Edwin J Preston, of N J. B & S. All liens. June 21. June 28, 1909. 9:2448. nom
Nelson av, w s, 175 n Proposed new st, 50x100, and being lots 85 and 86, map of Century Investing Co, vacant. Thomas Cervante to Thomas Longstaff and Charles Bachman. Mort \$3,250. June 30. July 1, 1909. 11:2876. other consid and 100
*North Oak Drive, n s, east 1/2 or part of lot 71 amended map No 1038 of Bronxdale Park, 25x135x25.8x142.5.

INHIBITIVE COATINGS FOR STEEL WORK

Based on Investigations of Scientific and Government Authorities

CHAS. H. SPOTTS, SPECIFICATION AND TECHNICAL PAINTS **Hudson Terminal Building**
 Manager Architectural Paint Dept., C. M. Childs & Co. **30 CHURCH ST., N. Y.**

Part lot 73 same map, begins at s and w lines of said lot, runs n e along w line 52 x s e 0.9 and 17.2 x s w 16.5 x s e 13.1 x s w 35.4 x n w 35.5 to beginning.

Lot 72 same map.

Wm H Jackson et al to Kate E Gibbons widow. 1/2 part. All liens. June 5. June 29, 1909. nom

Ogden av, No 1070 | e s, 95 n 165th st, 75x176.8 to w s Nelson av Nelson av | x65x irreg, 3-sty frame dwelling, 2-sty frame stable and vacant. CONTRACT. Anna C Convey or Conway with William Schlichter. Mort \$10,000. June 2. June 30, 1909. 9:2514 and contracts. 16,000

Old Boston Post road, s w cor Kingsbridge terrace, a part of the strip 2 rods wide bet lands of Claflin and Cheevers, being all title to land in block bounded by Heath and Boston avs, Kingsbridge terrace, and 230th st. Marcus Nathan et al to Samuel Bitterman. April 1. July 1, 1909. 12:3256.

Prospect av, No 1328, e s, 98.11 s 169th st, 75x100x62.5 and 37.2 x65, 2-sty frame dwelling and 2-sty frame stable in rear. Prudential Traders Co to Harry M and Morris Rosenwasser. Mort \$13,000. June 23. July 1, 1909. 10:2694. other consid and 103

Park av, No 4590 | n e cor 185th st, 100x100, two 5-sty brk 185th st, Nos 447 and 449 | tenements and stores on cor. FORECLOS June 18, 1909. Geo J Gillespie referee to Minnie A Blanchard. Mort \$85,000. June 28, 1909. 11:3039. 1,000

*Park av n e cor 216th st, 100x150. Caroline M Hills to Adelia 216th st | M Valentine. All liens. June 24. June 25, 1909. other consid and 100

Park av, No 2978, late Railroad av East, s e s, 83.9 n e 153d st, 27.11x66.2x25x78.6, 3-sty frame tenement and store and 2-sty frame tenement in rear. James J Molloy to Mary M Molloy. Mort \$1,500. June 22. June 25, 1909. 9:2442. 100

*Pelham road | n e cor Mulford av, 112.5x1.9x100x53.1, Throggs Mulford av | Neck. George Costar to Edw Frey. June 24. June 25, 1909. other consid and 100

*Roosevelt av, n s, and being lots 141, 143 and 144 map (No 1098) of Tremont Heights. Lewis E Epstein to Katharina Gass. Mort \$1,000. June 28. June 30, 1909. 100

*Roosevelt av, s e cor Rosedale lane, 50x100, and being lots 132 and 133 map (No 1098) of Tremont Heights. Frederick Scheinman and Sarah his wife to Sarah Sheinman. All liens. June 28. June 29, 1909. nom

Riverdale av | n e cor Spuyten Duyvil Parkway, runs n Spuyten Duyvil Parkway | along av 275.7 x n e 160 x n 50 x s w 160 to e s said av x n 1,469.8 x n e 73, 215, 262, 76, 226, 154, 78, 221, 155, 70, 38.11 x s e 157.4 x n e 221.8, 172.11, 201.3, 95.5, 597.8 to w s Old Albany road x s e 45.8, 100, 124, 201.11 to Methodist Church lands x s w 102.6 x s e 74.4 x n e 102 to w s said road x s e 2.9, 125, 79.7 x s w 55.11, 100, 55, 55, 75, 80, 100 x s e 66, 258 x n e 156, 216, 89, 86, 79.2 to w s said road x s e 151.5, 195, x s w 347.6 to w s of private road x s e 212.4, 363 x s w 482.4, 316, 266, 117, 163.5, 96.7, 100, 75, 388.11 x s e 354.3 to n s said Parkway x w on curve 58.5, 69.8 x s w 60 x s on curve 54.6 x w 45.2 x s w 80.8 x n w 174.11 x s w 34 to beginning, excepts parts conveyed, 2-sty frame dwelling and vacant. Maturin L Delafield to Delafield Estate, a corpn. 7-12 parts. June 30, 1909. 13:3415 and 3421. other consid and 100

Same property. Julia L Delafield to same. 5-12 parts. June 30, 1909. 13:3415 and 3421. nom

Road from Kingsbridge to Williamsbridge, s s, 100 e Fordham to Kingsbridge road, runs e 150 x s e 162 to n s of a lane, x w 265 x n 125, plot begins on n e cor of lot hereby described, 78 w of lane from Williamsbridge road, runs w along a lane on n s 111 x s 100 x e 111 x n 100 to beginning, with all title to said lane as lies east of Heath av. Herbert H Childs et al to Samuel Bitterman. B & S. April 12. July 1, 1909. 12:3256. 100

Rider av | w s, 255 n 138th st, 50x125 to e s Mott Haven Canal Canal pl | now Canal pl, 1-sty frame buildings of lumber yard. Chas F Peet to Emma C Carlson. All liens. June 19. June 29, 1909. 9:2340. 16,000

*Starling av, s s, lot 8 map No 1288 of Colorado Realty Co being subdivision of lot 40. Parsonage of St Peters Church, 25x111. Release mort. Josephine G Buckley to Wm Buhl and Matthew T Halpin. June 26. June 29, 1909. 875

Stebbins av, No 1284, s e s, 276.5 n 169th st, 45x135.4x45x132.10, 5-sty brk tenement. Gross & Herman, a corpn, to Henry Wacker. Mort \$37,000. June 29, 1909. 11:2973. other consid and 100

Southern Boulevard | n e cor Tiffany st, 150x100, vacant. James F Tiffany st | Meehan Co to Romeo-Serra Construction Co. Mort \$22,000. June 1. June 26, 1909. 10:2733. other consid and 100

Sedgwick av n w s, at s w s Fordham road, runs n w 25.5 x s w Fordham rd | 83.8 to s e s 184th st x s w 6.7 x s e 85.4 to av x n 184th st | e 76.9 to beginning, vacant. John C Rodgers to Guidone & Galardi Co. June 24. June 30, 1909. 11:3234. other consid and 100

St Anns av, No 107, w s, 25 n 132d st, 25x74.11, 5-sty brk tenement.

St Anns av, Nos 109 and 111, w s, 50 n 132d st, 50x74.11, two 5-sty brk tenements.

Louis Meyer Realty Co to Herman J Katz. Mort \$42,000. June 10. June 30, 1909. 9:2260. other consid and 103

Seneca av, s s, 125 w Faile st, 47.3x165, and being lots 42 and 43 map (No 1273) of 369 lots Hunts Point Realty Co, vacant. Broad Realty Co to Goldie Cowen and Carrie Lazar. Mort \$4,250. June 4. June 30, 1909. 10:2762. other consid and 103

Spofford av, n s, 250 w Brown av, 44.6x120.6x6.6x100, except part for av, vacant. Jane O'Hare to Sophia Gorsch. All liens. June 30. July 1, 1909. 10:2737. other consid and 103

Southern Boulevard, No 880, e s, 216.8 n Tiffany st, 33.4x100, 4-sty brk tenement. Tully Construction Co to James Murray. Mort \$17,500. June 29. July 1, 1909. 10:2733. other consid and 100

Southern Boulevard, No 880, e s, 216.8 n Tiffany st, 33.4x100, 4-sty brk tenement. Release mort. James F Meehan Co to Tully Construction Co. June 30. July 1, 1909. 10:2733. 2,000

Southern Boulevard, s s, 203.9 w Av St John, 12.11x100, vacant. Mutual Construction Co to Thomas Mulligan. June 21. July 1, 1909. 10:2603. nom

Southern Boulevard, s s, 116 w Av St John, 100x100, vacant. John

E Simons to Thomas Mulligan. Mort \$35,000. June 21. July 1, 1909. 10:2603. nom

Southern Boulevard | s w cor Av St John, runs s 200 to n s Timp-Av St John | son pl, x w 100 x n 100 x w 116.9 x n 100 Timpson pl | to s s Southern Boulevard, x e 216.9 to beginning, vacant. Michael Tiernan to Thomas Mulligan. Q C. Mort \$15,575. June 21. July 1, 1909. 10:2603. nom

Tremont av, No 921 | n e cor Daly av, 40x100x42.9x100, deed Daly av, No 1960 | reads Locust av, n e s, 110 n w from n w line lot 32, runs n e — to point 100 n Tremont av or 177th st, x w 42.9 to point on Daly av, 100.8 n Tremont av or 177th st, x s — to Locust av, x e 40 to beginning, being part of lot 33 map land of which Thomas Walker died seized, except part for Tremont av, 5-sty brk tenement and stores. The J & M Haffen Brewing Co to Cath O'Sullivan. June 29. June 30, 1909. 11:3126. other consid and 100

Tinton av, e s, 151.7 n Westchester av, runs e 75 x n 25 x e 10 x n 25 x e 10 x n 25 x w 95 to av x s 75 to beginning, vacant. Leo Levinson to Katie Roth. Mort \$12,300. June 21. June 25, 1909. 10:2655. other consid and 100

Tinton av, No 719, late Beach av, w s, 192.7 s 156th st, 25x96.5x26.1x82.6, 4-sty brk tenement and store. Louis Jacobson to Max Trager. Mort \$14,500. June 19. June 26, 1909. 10:2654. nom

Teller av | e s, 325 n 166th st, runs e 97.9 x n 50 x e 97.4 to w s Clay av | Clay av x n 161.11 to s s 167th st x w 221 to e s 167th st | Teller av x s 105.5 to beginning, vacant. Tillie and Solomon Klingenstein EXRS Bernhard Klingenstein to Leo Levinson. Mort \$21,600. June 15. June 26, 1909. 9:2429. other consid and 100

Union av, No 1165, w s, 71.3 n Home st, 43.7x91.1x43.9x91.1, 5-sty brk tenement. Abraham Kaplan to Max Rosenthal. Mort \$27,000. Dec 23, 1908. June 26, 1909. 10:2672. other consid and 100

Union av, No 608, e s, 35 s 151st st, 17.6x90, 3 and 4-sty brk tenement. Gussie Kapp to Milton J Dcernberg. Mort \$7,000. June 28. July 1, 1909. 10:2674. nom

Van Cortlandt av, s s, 115 e Concourse and being lot 655 map of Geo F and Henry B Opdyke, 24th Ward, 25x100, vacant. Mary S Redding to the Lemmermann Villa Site Co, a N J Corpn. Mort \$1,250. June 7. June 25, 1909. 12:3313. nom

Valentine av, No 2224, e s, 73 n 182d st, 25x66.1x25.1x64.3, 2-sty brk dwelling. Blanche Keiter to Louis Gates. B & S. All liens. June 22. June 29, 1909. 11:3145. nom

Willis av, Nos 477 to 481, w s, 75 s 147th st, runs s 75 x w 105.4 x n 9.8 x w 0.8 x n 65.3 x e 106 to beginning; also strip in front of above bet old and new lines of av, 2-sty frame store, 2-sty frame dwelling and 3-sty brk building in rear and vacant. Sophia Stark to Theresa Abelson. All liens. June 22. June 29, 1909. 9:2307. nom

Same property. Theresa Abelson to Robert J Mahoney. Mort \$29,000 and all liens. June 22. June 29, 1909. 9:2307. other consid and 100

Webster av, No 1510, e s, 47.1 n 171st st, 25x99.3 to w s Mill Brook, x25x97.11, 3-sty frame tenement. Emma M Coffey to Bartholomew F Galligan. Mort \$6,000. June 28. June 29, 1909. 11:2896. other consid and 100

Washington av, Nos 1472 and 1474, e s, 150.4 s 171st st, 50.1x154.6x50x157.8, two 4-sty brk tenements. Phillipin and Leon Frey to William Gullery. Mort \$18,500. June 22. June 25, 1909. 11:2911. other consid and 100

*Williams av, w s, 250 s Madison av, 25x100, Tremont terrace. Bankers Realty & Security Co to John Oderwald. Mort \$220 and all liens. May 15. June 26, 1909. 100

*Same property. Release mort. Washington Savings Bank to Bankers Realty & Security Co. May 15. June 26, 1909. nom

*Williams av, w s, 225 s Madison av, 25x100.

Williams av, w s, 300 s Madison av, 25x100. Tremont Terrace. Release mort. Washington Savings Bank to Bankers Realty & Security Co. Apr 8. June 26, 1909. nom

*Williams av, w s, 225 s Madison av, 25x100. Bankers Realty & Security Co to Stefan Oderwald, of Astoria, L I. All liens. May 15. June 26, 1909. 100

*White Plains road, w s, 420 n Morris Park av, 50x100. Regent Realty Co to Edward W Bowne, of Tarrytown, N Y. June 25. June 30, 1909. nom

*White Plains road, lots 43 and 44 map No 1077 of 51 lots of Eliza G Ketchum near Unionport. Lincoln R Peabody and ano EXRS Henry W Peabody to Van Nest Wood Working Co, a corpn. June 11. July 29, 1909. 100

*Same property. Same et al as partners of Henry W Peabody & Co to same. Mar 20. June 29, 1909. nom

Washington av, s e s, 250.8 n e 169th st, strip, 0.4x109.3. Jonas Weil et al to Samuel Williams, Samuel Grodzinsky and Isaac Haft. B & S. June 21. June 30, 1909. 11:2910. nom

Same property. Release mort. American Mortgage Co to same. June 22. June 30, 1909. 11:2910. nom

*White Plains road, late 3d st, s e cor 20th st (6th av), lot 726 map Wakefield, 114x81. Olinville Realty Co to John O'Brien. Mort \$8,000 and all liens. June 28. June 29, 1909. exch and 100

Walton av, e s, 221 s 184th st, 25x95, vacant. Charles Hennings to Magdalena Kaicher, of Brooklyn. June 30, 1909. 11:3183. other consid and 100

*Wallace av | s e cor 205th st, 100x200 to Adee av, and being lots Adee av | 132 to 139 map No 396 or amended map No 1131 of Adee Park. Stern Wolf Realty Co to Russell Mack. Mort \$5,000 and all liens. April 3. June 26, 1909. other consid and 100

*Same property. Russell Mack to Grace A Holbrook. Mort \$5,000. May 14. June 26, 1909. nom

Washington av, Nos 1591 and 1593, old w s, 210 s 172d st, old line, 50x150, except part for av, two 2-sty frame dwellings. Phillip Krakauer to Samuel S Marcus. 1/2 right, title and interest. Mort \$12,000. June 23. July 1, 1909. 11:2904. other consid and 100

3d av, No 3886, e s, 146 s 172d st, 27x125, 4-sty brk tenement and store. Antoinette Wentzler to Rachel Singer. Mort \$21,000. June 30. July 1, 1909. 11:2929. nom

3d av, No 3012, s e s, 339.11 n e 153d st, late Grove st, 25x173.2 to n w s Mill brook, x25x168.7, 3-sty frame tenement and store

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and 3-sty frame tenement in rear. Wells V Quiggle to Gottlob Brenzinger. Mort \$20,000. June 30. July 1, 1909. 9:2363. other consid and 100

3d av, No 3012, s e s, 339.11 n e 153d st, late Grove st, 25x173.2 to n w s Mill brook, x25x168.7, 3-sty frame tenement and store and 3-sty brk tenement in rear. Frederick Kurtz to Wells V Quiggle. Mort \$5,500. June 18. July 1, 1909. 9:2363. other consid and 100

3d av, No 4030 s e cor 174th st, 26.11x100, 4-sty brk tenement 174th st and store. Leopold Salamon to Emma N Polak. Mort \$22,500. Apr 19. June 25, 1909. 11:2930. other consid and 100

3d av, Nos 4064 to 4068, e s, 389.8 n 174th st, 75.1x100x75.2x100, three 4-sty brk tenements and stores. Louis Meyer Realty Co to Herman J Katz. Morts \$53,750. Apr 3. June 30, 1909. 11:2930. other consid and 100

3d av, late Fordham av, w s, 108.2 n 175th st, late Fitch st, runs n 50 x e 1.6 to 3d av x s 50 x w 1.4. Joel Jacobs to John W Cornish. June 29. June 30, 1909. 11:2923. other consid and 100

*6th av, e s, 59.4 s 217th st, late 3d st, runs e 100 x w 100 to av x n 50 to beginning, being the south 50 ft of lots 405 to 408 map Laconia Park. Albert Gerhards to Victor Gerhards. Mort \$700. Apr 26. June 26, 1909. 100

*Bridg approach across Bronx River at Westchester av, n s, at outer line of land under water, runs e 2,635.2 x n and n w 2,683.5 to s e s land N Y, N H & H R R Co, x s w, n w and again s w — to land under water, x s w 300.6 to beginning, except part of Watson la, adj land N H & H R R, w s, where said R R crosses Bronx River at outer line of land under water, runs n e — to a small inlet, x w, s and again w and s across waters of said river, 2,868.5 to beginning, except parts conveyed and being part of farm of Wm Watson, with wharfage rights, &c. Francis A Watson and ano EXRS, &c. William Watson to American Real Estate Co, a corpn. June 28. July 1, 1909. 1.2 7.337.38

Interior lot, 100 w Mapes av and 26 s 181st st, runs w 45.3 x s 33 x e 45.3 x n 33 to beginning, 2-sty frame building. Frederick Holdermann to T Mulhare Construction Co, a corpn. All liens. June 28. June 29, 1909. 11:3110. other consid and 100

*Lots 158A and 158B map No 1108B of Penfield property at Wakefield. Louis Mantell to William Gullery, of Brooklyn. Mort 930. June 30. July 1, 1909. nom

*Lots 347 to 348, map No 1131 of Adeo Park. Release mort. Empire City Savings Bank to Jennie Adeo. June 30. July 1, 1909. 500

Plot begins at a stake in lane from Williamsbridge road to N P Baileys land, at s e cor of land hereby conveyed, runs n 127.3 x w along s s of lane 78 x s 100 x e 177.6 to beginning, it being intended to convey all title to land in block bounded by Heath and Boston avs, Kingsbridge terrace and 230th st. Annie A Boden to Samuel Bitterman. June 30. July 1, 1909. 12:3256. nom

Plot begins on n e cor lot hereby conveyed 78 w of lane leading from Williamsbridge road to land of Nathaniel P Bailey, runs w along lane, 111 x s 100 x e 111 x n 100 to beginning, with all title to said lane. Childe H Childs to Herbert H Childs 1/4 part, Gwladys C Barber 1/4 part and Josephine F Brown 1/2 part. Q C. April 12, 1909. July 1, 1909. 12:3256 and 3260. nom

Rear portion of lot 81 map of 272 lots Kemp estate, 25x4.6. Jos H Jones to Mary A McClernen. June 11. June 28, 1909. 9:2523. other consid and 100

So much of n 1/2 of a lane mentioned in deed to party 1st part recorded in L 2338, cp 93 and in a deed to party 2d part recorded in L 13, cp 222 as lies in front of said land conveyed. Annie A Boden to Helen J Healy. Q C. June 30. July 1, 1909. 12:3256. nom

So much of n 1/2 of lane in deed L 1421, cp 75 and in L 13, cp 222 as lies on front of said lands conveyed. Herbert H Childs et al to Helen J Healy. Q C. June 9. July 1, 1909. 12:3256. nom

So much of s 1/2 of lane in deeds in L 1421, cp 75 and L 13, cp 222 and in L 1951, cp 434 as lies in front of said lands conveyed. Herbert H Childs et al to John Parsons. Q C. June 9. July 1, 1909. 12:3256. nom

So much of s 1/2 of a lane in deeds in L 2338, cp 93, and L 1421, cp 75 as lies in front of said lands conveyed. Annie A Boden to John Parsons. Q C. June 30. July 1, 1909. 12:3256. nom

So much of s 1/2 of a lane in deeds in L 1421, cp 75 and L 13, cp 222 and L 1951, cp 434 as lies in front of said lands conveyed. John Parsons et al to Annie A Boden, of Jersey City, N J. Q C. July 1, 1909. 12:3256. nom

So much of the lane mentioned in deed in L 1421, p 75, L 13, p 222 and L 1951 p 434 as lies adjacent and in front of said lands conveyed, except so much of s 1/2 of said lane as already conveyed. John Parsons and ano to Herbert H Childs, Gwladys C Barber and Josephine F Brown. Q C. June 9. July 1, 1909. 12:3256. nom

So much of the lane in deeds in L 2338, p 93 and L 1951, p 434 as lies in front of lands conveyed except so much of s 1/2 of lane as adjoins land conveyed to party 1st part. Annie A Boden to Herbert H Childs, Gwladys C Barber and Josephine F Brown. Q C. June 30. July 1, 1909. 12:3256. nom

Chrystie st, No 219. Subordination of lease to mort for \$25,000. Leopold Kaufmann and Louis Frucks with Abraham Samuels. June 25. July 1, 1909. 2:427. nom

Clinton st, Nos 2 and 4. Assign lease. James Kessner to Simon E Osserman. All title. May 24. June 30, 1909. 2:350. nom

Division st, No 48, part store and 1st floor. Harry Abramowitz to Sol Insky; 3 11-12 years, from June 1, 1909. June 29, 1909. 1:289. 2:400

Essex st, No 175, n w s, 125 s w Houston st, 25x89.11, the lot. Winthrop C Rutherford to James A and Bert E A Winham; 21 years, from July 1, 1909. June 30, 1909. 2:412. taxes, &c, and 1,200

Hudson st, No 575, store, &c. Anthony McConin to Gustav Scheffler; from June 26, 1909, to May 1, 1915. June 28, 1909. 2:634. 1,200

Monroe st, No 173, store. Abraham Schwartz to Abraham Weiner; 3 years, from July 1, 1909. July 1, 1909. 1:269. 288

Nassau st extends from Ann to Fulton sts, Bennett Building, Ann st space on ground floor. Geo B Wilson to Conrad En-Fulton st gel; 5 years, from May 1, 1910. June 25, 1909. 1:89. 1,500

Orchard st, No 26. Assign lease. David Derow to Jacob Sweetman. June 21. July 1, 1909. 1:298. nom

Orchard st, No 26. Assign lease. Jacob Sweetman to Aaron Leighthold. June 21. July 1, 1909. 1:298. nom

Roosevelt st, No 9. Assign lease. Antonio Lofaro to Luigi Guglielmetti and ano. May 1. June 26, 1909. 1:118. nom

Roosevelt st, Nos 9 and 11, store floor. Agreement as to covenants, &c, in lease. Vincent Jannuzzi as rector and ADMR of St Joachims Church with John Rizzo. June 23. June 25, 1909. 1:118. nom

Rivington st, n w cor Essex st, store, 19x23. Abraham Siegel to Samuel Rosenthal; from April 9, 1909, to May 1, 1914. June 29, 1909. 2:411. 1,800

Water st, Nos 417 to 423 s s, 109 w Market slip, 92.5x146.4 to South st, Nos 214 to 216 n s South st, all. Geo H Penniman to Chester B Lawrence, of Brooklyn; 5 years, from May 1, 1907. June 25, 1909. 1:250. 8,854.85

1st st, No 13. Assign lease. Nicola Sarconi to Davies J Marshall. June 25. June 30, 1909. 2:456. nom

1st st, No 13. Assign lease. H B Scharmann & Sons to Nicola Sarconi. June 25. June 30, 1909. 2:456. nom

4th st, No 77 East, all. Nathan Paul to Hyman Wiesner; 3 yrs, from July 1, 1909. June 25, 1909. 2:460. 4,058

5th st, No 512 East, store, &c. Franz B Menge to Joseph Hoffman; 5 years, from May 1, 1909. June 29, 1909. 2:400. 660 and 696

5th st, No 429 East, Surrender lease. Dora Klegler to Louis Schulman and Sarah Mendelsohn. All title. June 23. June 25, 1909. 2:433. 125

19th st, No 451, n s, 200 e 10th av, 25x91.11. Leasehold. Sale under execution Feb 11, 1909. Thos F Foley as Sheriff to Ridley & Ottinger Co. All right, title and interest which the defendant Ellen Hillery had on Oct 7, 1908. Feb 27. June 30, 1909. 3:717. 250

19th st, n e s, 275 w 10th av, 25x91.11, the lot. Kath E Moore to Sophia Lincks et al; 21 years, from May 1, 1908. June 30, 1909. With renewal. 3:691. taxes, &c, and 640 and 720

19th st, n s, 250 w 10th av, 25x91.11, the lot. Kath E Moore to Sophia Lincks et al; 21 years from May 1, 1908, with renewal. June 30, 1909. 3:691. taxes, &c, and 640 and 720

19th st, n e s, 225 w 10th av, 25x91.11, the lot. Francis L Ogden to Sophia Lincks EXTRX Jacob Lincks et al; 21 years, from May 1, 1908, with renewal. June 30, 1909. 3:691. taxes, &c, and 640 and 720

19th st, n e s, 300 w 10th av, 50x91.11, the lots. Margt V C MacNutt to Sophia Lincks EXTRX Jacob Lincks et al; 21 years, from July 1, 1908, with renewal. June 30, 1909. 3:691. taxes, &c, and 1,600

23d st, No 541, n e s, 325 e 11th av, 25x98.8, the lot. Mary M Sherman to Manhattan Bedding Co; 21 years, from May 1, 1911, with renewal. June 25, 1909. 3:695. taxes, &c, and 1,200

23d st, No 539, n e s, 350 e 11th av, 25x98.8, the lot. Francis L Ogden to Manhattan Bedding Co; 21 yrs, from May 1, 1911, with renewal. June 25, 1909. 3:695. taxes, &c, and 1,200

23d st, No 537, n e s, 375 e 11th av, 25x98.8, the lot. Margt V C MacNutt to Manhattan Bedding Co; 21 years, from May 1, 1911, with renewal. June 25, 1909. 3:695. taxes, &c, and 1,200

23d st, Nos 537 and 539, n e s, 400 n w 10th av, 50x98.8, the lots. Francis L Ogden to Manhattan Bedding Co; 21 years, from May 1, 1911, with renewal. June 25, 1909. 3:695. taxes, &c, and 2,000

23d st, No 527, n e s, 275 w 10th av, 25x98.8, the lot. Margt V C MacNutt to Manhattan Bedding Co; 21 years, from May 1, 1911, with renewal. June 25, 1909. 3:695. taxes, &c, and 1,000

23d st, No 529, n e s, 300 w 10th av, 25x98.8, the lot. Clement C Moore to Manhattan Bedding Co; 21 years, from May 1, 1911, with renewal. June 25, 1909. 3:695. taxes, &c, and 1,000

23d st, No 531, n e s, 325 w 10th av, 25x98.8, the lot. Kath T Moore to Manhattan Bedding Co; 21 years, from May 1, 1911, with renewal. June 25, 1909. 3:695. taxes, &c, and 1,000

30th st, No 509 West, 4-sty brk building. Mary A Brush et al to The Grady Mfg Co, a corpn; 4 11-12 years and 15 days, from May 15, 1909. June 28, 1909. 3:702. 1,080 and 1,350

32d st, Nos 110 to 114 West, top floor. Jane E Duffy to Stikeman & Co; 4 11-12 years, from June 1, 1909. June 25, 1909. 3:807. 2,560

34th st, No 322 East, store. John Courtney to Vito Laucello; 5 years, from Aug 1, 1909. June 28, 1909. 3:939. 900

34th st, No 265 West, all. Harry J Meyer et al to Charles and Fritz Ehrhardt; 5 years, from May 1, 1912. June 29, 1909. 3:784. taxes, &c, and 3,500

43d st, No 244 West, all. John M King to Fernand Gargani; 10 years, from Sept 1, 1909. July 1, 1909. 4:1013. 2,400 and 2,650

45th st, Nos 132 and 134, s s, 365 w 6th av, 35x100.4, all. Eleanor L Hoffman to Edwin A Stevens, of Hoboken, N J; 10 7-12 years, from Mar 2, 1903. June 25, 1909. 4:997. taxes, &c, and 8,000 and 8,500

48th st, No 11 East. Assign lease. Mark Rafalsky to New Amsterdam Leasing Co. Apr 24, 1908. June 25, 1909. 5:1284. nom

LEASES

Under this head Leases recorded, Assignment of Leases and Leasehold Conveyances will be found. The expressed consideration following the term of years for which a lease is given means so much per year.

June 25, 26, 28, 29, 30 and 31.

BOROUGH OF MANHATTAN.

Academy st, s s, 200 e Nagle av, 200x100, all. James N Butterly to Walter White; 5 years, from Mar 1, 1909. July 1, 1909. 8:2151. 300

JOHN C. ORR CO., India, Java and Huron Sts. and East River City of New York, Borough of Brooklyn SASH, DOORS, BLINDS AND HOUSE TRIM LUMBER OF ALL KINDS FOR BUILDERS Telephone 948 Greenpoint

52d st, No 212 East, all. O W Horton to L B Gescheidt; 5 yrs, from Sept 1, 1909. June 29, 1909. 5:1325.....600
58th st, Nos 307 to 313 n s, 100.6 w 8th av, runs w 120 x n 100.5 Circle | x e 115.5 to the Circle x s e 25 x s w 21.11 x s 66.6 to beginning, all, with theatre, &c. Pabst Brewing Co, a Wisconsin corpn, to Frank McKee; 10 years, from Oct 1, 1911. June 25, 1909. 4:1049.....taxes, &c, and 35,000
92d st, No 334, s s, 350 e 2d av, 25x100.S, all. Ellen King to Milton See EXR Edmund A Thorp; 21 years, from July 1, 1909. June 25, 1909. 5:1554.....taxes, &c, and 500
109th st, No 336 East, store, &c. Carmela Pala to Rocco Di Lorenzo; 5 years, from July 1, 1909. July 1, 1909. 6:1680. 360
112th st, Nos 344 and 346 East, east store, &c. Giuseppe Fusco et al to Luigi Forrissi; 4 11-12 years, from June 1, 1909. July 1, 1909. 6:1683.....780
112th st, No 160 East. Agreement to let church for \$225 each year for purpose of holding services on holidays known as New Years and Day of Atonement in months of Sept and Oct during years 1909, 1910 and 1911. Trustees and Deacons of Ebenezer Baptist Church with Samuel Gluck and Isaac Roth. Feb 13. June 29, 1909. 6:1639.....
114th st, No 331 East. Assign lease. Guido De Torres to John D Haase. June 30, 1909. 6:1686.....nom
121st st, No 431 West, n e cor Amsterdam av, store. Worthville Realty Co to Harry Angel and ano; 2 1/2 years, from Nov 1, 1908. June 26, 1909. 7:1963.....900 to 1,200
125th st, Nos 207 and 209 West. Assign 2 leases. August H Sievers to Henry Lankenau. June 28. June 30, 1909. 7:1931..nom
141st st, No 467 West, 4-sty dwelling. Clara W Picken to Bernhard Schulich; 3 yrs, from Oct 1, 1909. June 30, 1909. 7:2058.....1,800
145th st, No 340 West, s w cor Edgecombe av, store. George Leerburger AGENT for Ristori Leerburger and ano to Peter Stein; 5 years, from Sept 1, 1909. June 28, 1909. 7:2051.....900 and 1,080
181st st, No 558 West, east store. Wm M Bingham Plumbing and Construction Co to Samuel Adler; 2 7-12 years, from Mar 1, 1909. July 1, 1909. 8:2153.....660
181st st, No 558 West. Assign lease. Samuel Adler to Frank Greco. June 28. July 1, 1909. 8:2153.....nom
Av A, Nos 1408 and 1410. Agreement as to surrender of lease. Isaac Weinberg with Advance Novelty Candy Mfg Co. Oct 24, 1908. June 25, 1909. 5:1470.....nom
Broadway, No 1495, w s, 36.6 n 43d st, 18x50, store and basement. J Roosevelt Roosevelt et al TRUSTEES Wm Astor for John J Astor to Hygrade Wine Co; 10 years, from Feb 1, 1909. June 30, 1909. 4:1015.....6,500 and 7,500
Broadway, s e cor 101st st, runs s 150 x e 150 x s 51.10 to n s 100th st x e 50 x n 51.10 x e 25.8 to c l Old Bloomingdale road x n - to 101st st x w 229 to beginning. Assign lease. West End Leasing Co, a corpn, to Bloomingdale Leasing Co, a corpn. Mar 18, 1908. June 29, 1909. 7:1872.....other consid and 100
Broadway, No 2658 | s e cor, two stores. The Bloomingdale 101st st, No 220 West | Leasing Co to Patrick Fleming; 10 yrs, from July 1, 1909. June 29, 1909. 7:1872.....3,000 and 3,600
Broadway, s e cor 101st st, -x-. Cancellation of lease. David Gutlohn to Bloomingdale Leasing Co, a corpn. June 30, 1908. June 29, 1909. 7:1872.....nom
Broadway, n w cor Chambers st, part of basement and subbasement. Edw R Andrews as TRUSTEES Sarah H Andrews to Rudolph Oelsner 5 10-12 years, from July 1, 1909. July 1, 1909. 1:149.....7,000 and 7,500
Broadway, n w cor Chambers st, part of basement and subbasement. Sub lease. Rudolph Oelsner to Wm Friebel and G Albert Lang, firm Friebel & Lang; 5 years, 9 months and 25 days from July 1, 1909. July 1, 1909. 1:149.....7,500
Columbus av, No 416 | store, &c. Columbus Park Hotel Co to Lewis 80th st, No 100 West | A Olsen; 10 years, from Oct 1, 1907. June 30, 1909. 4:1210.....2,880
Park row, No 181, 3 upper floors. Wm I Fox as AGENT and GUARDIAN to Meyer Solomon; 11 months, from June 1, 1909, with 2 years renewal. June 25, 1909. 1:118.....per annum, 432
Park row, No 187, cor Roosevelt st, store.....
Park row, Nos 183 to 187, 2d floor, except small room.....
Wm I Fox as AGENT and GUARDIAN to Benjamin Weiner; 1 11-12 years, from June 1, 1909, with 2 years renewal. June 25, 1909. 1:118.....1,300
Pleasant av | n w cor 120th st, 66.6x75, all. Eliza Schwartz to Her- 120th st | man Schmith and ano firm Madison Iron Works; 5 yrs, from June 15, 1909. June 26, 1909. 6:1808..1,100 and 1,200
St Nicholas av, n w cor 116th st, store and basement. Palisade Building Co to the Colonial Bank; 10 years, from Sept 1, 1910. June 26, 1909. 7:1922.....4,000
1st av, No 147 | Assign lease. Henry Stricker to Louise Ken- 9th st, No 345 East | nedy. June 21. June 25, 1909. 2:451..nom
Same property. Assign lease. Louise Kennedy to Consumers Brewing Co of N Y, Lim. June 21. June 25, 1909. 2:451..nom
2d av, n e cor 93d st. Assign lease. H Koehler & Co to Wm J Harmon. June 30, 1909. 5:1556.....nom
3d av, No 587. Receipt and release of rent under lease from May 18, 1909 to Oct 31, 1909. The Kry-Lyn Realty Co to Frederici Publishing Co. May 18. June 30, 1909. 3:919.....540
3d av, No 668, store. New Amsterdam Realty Co to Hygrade Wine Co; 3 10-12 years, from May 1, 1909. June 30, 1909. 5:1297.....1,850
5th av n e cor 26th st, 197.6 to s s 27th st x 157.6, all. Brunswick 26th st | Site Co, a corpn, to Improved Property Holding Co, a 27th st | corpn; 21 years from May 1, 1907. Rerecorded from Apr 22, 1907. June 30, 1909. 3:856.....taxes, &c, and 150,000 to 260,000
5th av, No 424, n w cor 38th st, basement store. Sarah Switzer to Kathryn E Henesey; 5 years, from May 1, 1908. June 30, 1909. 3:840.....7,500
5th av, Nos 99 and 101, front of loft on 8th floor. 101 5th Av Co to A M & M F Langfeld; 5 years, from Feb 1, 1909. June 26, 1909. 3:846.....2,450
5th av, n e cor 42d st, runs n 27.6 x e 108 x n 47.11 x e 25 x s 75.5 to n s 42d st, x w 133 to beginning, all. Chas A Seymour to the Five Hundred and Three Fifth Avenue Co. Sub lease; 4 7-12 years, from June 1, 1908. July 1, 1909. 5:1277.....taxes, &c, and \$52,000 and 60,000
5th av, s e cor 32d st, 28.9x150, all. Mathias Rock to Improved Property Holding Co of N Y; 21 years, from May 1, 1928. July 1, 1909. 3:861.....taxes, &c, and 46,200

6th av, No 608, store. Benj W Levitan to Mark T O'Reilly; 9 years, from Apr 1, 1909. June 30, 1909. 3:837...3,700 to 7,000
7th av, No 785, store, &c. John H Scheier to John J Maloney; 4 years and 10 1/2 months, from June 15, 1908. June 30, 1909. 4:1004.....1,800
7th av, No 263, n e cor 25th st, Reassign lease. Davies J Marshall to William McClenahan. Mort \$3,500. June 30, 1909. 3:801.....nom
7th av, n w cor 125th st, Assign lease. August H Sievers to Paul Juschke. June 28. June 30, 1909. 7:1931.....nom
7th av, No 263. Agreement modifying lease. Emma E Horn and Lina Ettlinger with Thomas Conville Brewing Co. Mar 19. June 28, 1909. 3:801.....nom
7th av, No 263. Assign lease. Thomas Conville Brewing Co to William McClenahan. June 24. June 28, 1909. 3:801.....nom
7th av, No 263, n e cor 25th st. Assign lease. William McClenahan to Davies J Marshall. June 28. June 29, 1909. 3:801..nom
7th av, No 2247, store, &c. Alma Schmid to Engwer and Baade; 2 years, from May 1, 1909. June 29, 1909. 7:1917...720
8th av, No 501. Assign lease. Wm T Hallinan to Edward F Grealish. June 17. June 29, 1909. 3:759.....nom
8th av, Nos 2309 and 2311 | n w cor, store and basement. Saranac 124th st, No 301 West | Realty Co to U S of A, by Frank H Hitchcock, Postmaster-General of the U S; 1 2-12 years, from Mar 1, 1911. June 28, 1909. 7:1951.....6,500
8th av, No 866, basement. Meyer Libien to Eugene McCall; 3 years, from May 1, 1909. June 28, 1909. 4:1024.....450
8th av, No 2301. Assign lease. Max Leibner to Frank Elisen and ano. June 7. June 28, 1909. 7:1950.....nom
8th av, No 685, all. Joseph and Frank Goodman to Charles Corn, of Brooklyn; 3 9-12 years, from Aug 1, 1909, with 5 years renewal. June 25, 1909. 4:1034.....1/2 of taxes and 5,000
10th av, No 167, s w cor 20th st, store and partment over store. Fredericka Ludder to Frederick Gobber; 5 years, from May 1, 1909. June 25, 1909. 3:691.....1,536
10th av, No 889. Assign lease. Frank P McGowan to Louis Mahler. June 26. June 30, 1909. 4:1086.....nom
10th av, No 290. Subordination of lease to mort. Charles Pletz and ano to Irving Savings Instn. June 28. June 30, 1909. 3:724.....nom

BOROUGH OF THE BRONX.

Freeman st, No 937, leasehold. Assignment of sum of \$500 as liquidated damages as per agreement. Thomas Lynskey and ano to Lion Brewery. June 25. June 30, 1909. 11:2980.....nom
Freeman st, No 937, n w cor Hoe av, store, &c. Nora Filer to Thomas Lynskey and ano; 6 months, from Dec 31, 1909, at \$78.33 monthly. June 30, 1909. 11:2980.....
*Main st, n w s, opposite Lane av, Westchester. Surrender lease. John Wenninger with Geo H Ehr Gott. All title. June 25. June 28, 1909.....nom
*Main st, n e s, opposite Lane av, Westchester, store. Geo H Ehr Gott to John Wenninger; from June 25, 1909, to April 1, 1913. June 26, 1909.....780
139th st, No 588 East, s s, 39x100, 5-sty tenement. Sara E Jones to Barnet Zam; 5 years, from July 1, 1909. June 30, 1909. 10:2550.....2,400
Same property. Power of attorney. Same to Louis O Van Doren. June 24. June 30, 1909. P A.....
169th st, No 896 East. Assign lease. Gustav F Messerschmitt to Julius C Messerschmitt. June 26. June 28, 1909. 10:2692..nom
Belmont av, No 2381, store. Nicola Rossano and ano to Matteo Cinelli; 2 years, from Feb 1, 1909. July 1, 1909. 11:3074...150
Crimmins av, Nos 321 and 323. Agreement as to cancellation of lease. Michael J Schildhaus with Magdalena Kaicher. June 30. July 1, 1909. 10:2556.....900
Longwood av, No 1116, store, &c. Simon and Julia Bruton to Joseph Wagner; 5 years, from April 1, 1909. June 29, 1909. 10:2736.....420
Lincoln av, No 179, s w cor 136th st, all. Thos J Mullen and ano to James O'Brien; 5 years, from May 1, 1909, with renewal. June 30, 1909. 9:2318.....800
Prospect av, No 1422, s e cor 170th st, Assign lease and bill of sale. Caroline Schnur INDIVID and ADMRX Phillip Schnur to Margaret Richardson. All title. June 25, 1909. 11:2963..nom
Prospect av, n w cor 167th st. Isaac Brown to Wm J Moran; 5 years, from Aug 1, 1909. July 1, 1909. 10:2680 1,800 and 2,100
Prospect av, No 1402, store. Andreas Hux to Henry Rudolph; from July 1, 1909, to July 1, 1912. July 1, 1909. 11:2963...600
Webster av, No 2293. Assign lease. Adam Graab to Davies J Marshall. Mort \$1,023. June 30, 1909. 11:3143.....nom
3d av, No 2922, s e cor Rose st, all, portion accepted. Wilhelmina L Schneider INDIVID and ano EXRS, &c, Chas Schneider to Sarah wife of and David Siegel; 4 years, from April 15, 1910. June 29, 1909. 9:23622,100 to 2,400

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.

BOROUGH OF MANHATTAN.

Aurora Investing Co to Mayer S Auerbach. 27th st, Nos 115 and 117, n s, 200 w 6th av, 50x98.9. Building loan. Prior mort \$111,000. June 24, 1 year, 5%. June 25, 1909. 3:803. 115,000



WATER-FRONT PROPERTIES

Factories, Factory Sites

FLOYD S. CORBIN, 10 Wall St.

Telephone 1094 Rector

- Same to same. Same property. P. M. Prior mort \$18,000. June 24, due, &c, as per bond. June 25, 1909. 3:803. 93,000
- Alexander, Emanuel to Frank Goodwin. Park Terrace West, s e s, at n w s 217th st, 53.6x99.2x50x114.7; Park Terrace West, s e s, 104.7 s w 218th st, 26.1x91.6x25x83.10; Park Terrace West, s e s, 130.8 s w 218th st, 26.1x99.2x25x91.6; Park Terrace North, or 217th st, n e s, 114.7 s e Park Terrace West, 75x100. Prior mort \$11,000. June 25, 2 years, 6%. June 26, 1909. 8:2243. 6,000
- Aurora Investing Co to Mayer S Auerbach. 27th st, Nos 115 and 117, n s, 200 w 6th av, 50x98.9. Certificate as to mort for \$115,000. June 24. June 28, 1909. 3:803. —
- Asinari, Helena L G (Marquise de San Marzano) to BROOKLYN SAVINGS BANK. Wall st, No 20, n w cor Nassau st, No 1, 25.2x73.5x25.4x73.5. June 25, 1909, 3 years, 4½%. 1:46. 150,000
- AUBURN SAVINGS BANK with Florence N Silverman. Broadway, No 3161, w s, 80 s 127th st, 40x100. Extension of mort for \$45,000 to June 25, 1912, 5%. June 21. June 28, 1909. 7:1993. nom
- Adolph, Annie M to GERMAN SAVINGS BANK, N Y. Elizabeth st, No 248, e s, 258.8 s Houston st, 24.3x81.8x24.3x81.9. June 29, 3 years, 4½%. June 30, 1909. 2:507. 15,000
- Ackerman, Herbert S with Wm H L Edwards, trustee Edwin S Lemoine. Front st, No 3. Subordination agreement. June 30. July 1, 1909. 1:4. nom
- Burlington Transfer & Storage Co to CHELSEA EXCHANGE BANK. Certificate as to mort dated June 30, 1909. June 29. July 1, 1909. —
- Borkel, John to Johannes Brunke. 4th av, No 250, s w cor 20th st, No 52, 20x64. P. M. Prior mort \$25,000. July 1, 1909, 3 years, 4½%. 3:848. 45,000
- Bittner, John to Wm H L Edwards, trustee Edwin S Lemoine. Front st, No 3, s s, abt 70 e Whitehall st, 33.5x80x36x80. June 30, 5 years, 4½%. July 1, 1909. 1:4. 22,000
- Bittner, John to Geo Hahn. Front st, No 3, s s, abt 70 e Whitehall st, 33x80x36x80. Prior mort \$22,000. June 30, 1 year, 6%. July 1, 1909. 1:4. 3,000
- Boylan, Margt L to EMIGRANT INDUSTRIAL SAVINGS BANK. 62d st, No 159, n s, 100 e Amsterdam av, 25x100.5. Prior mort \$10,000. July 1, 1909, 1 year, 4½%. 4:1134. 4,000
- Eernard, Julia D, of Brooklyn, N Y, to Adele Kneeland, extr, &c, Chas Kneeland. Lenox av, No 452, e s, 75 s 133d st, 24.11x84. June 30, 5 years, 5%. July 1, 1909. 27,500
- Bechstein, Augustus C with Mary E, Frederick, Chas A and Fred D Bechstein. Hudson st, Nos 96 to 100, s e cor Franklin st, Nos 161 and 163, runs e 89.6 x s 44.5 x e 20.7 x s 50.11 to n s Leonard st, Nos 1 to 5, x w 89.7 to Hudson st x n 57.8 to beginning. Extension of mort for \$16,000 to July 1, 1912, at 5%. June 29, 1909. 1:179. nom
- Bernstein, Simon C and Estella Schiele to Emily Freund et al trustees, &c, Max Freund. 24th st, No 235, n s, 350 e 8th av, 25x98.9. June 30, 1909, 3 years, 5%. 3:774. 30,000
- Brand, Julia H, of New Rochelle, N Y, to Edmund Hendricks and ano trustees Fanny Hendricks for benefit Isabel E Brush. 37th st, No 344, s s, 200 e 9th av, 25x98.9. June 30, 1909, 3 years, 5½%, until June 30, 1910, and 6% thereafter. 3:760. 4,000
- Budd, Katharine C to J Wesley Pullman. Gramercy Park, No 10, or 20th st, s s, 153.4 e 4th av, 26.8x92, with rights to Gramercy Park. June 1, 3 years, 4½%. June 29, 1909. 3:875 and 876. 15,000
- Bennett, Lee W to Newman Cowen. East Broadway, No 150, n s, abt 150 w Rutgers st, 25x62.6. June 30, 1909, due, &c, as per bond. 1:283. 2,000
- Blauner, Julius and Isidore with Jacob Conner and ano. Rivington st, No 235. Extension of \$3,500 mort until June 29, 1912, at 6%. June 28. June 29, 1909. 2:338. nom
- Brown, Saml to Wm H Siegman. 35th st, No 429, n s, 350 w 9th av, 25x98.9. P. M. June 28, 3 years, 6%. June 29, 1909. 3:733. 4,500
- Bannon, May E to Lawyers Realty Co. 52d st, No 102, s s, 38.4 e Park av, 19.2x79.5. June 29, 1909, 3 years, 5%. 5:1306. 24,000
- Berkowsky, Barnett to TITLE GUARANTEE AND TRUST CO. 2d av, No 468, e s, 74.1 n 26th st, 24.8x80.9. June 28, due, &c, as per bond. June 29, 1909. 3:932. 17,000
- Beetson, Margt A, of Portchester, N Y, to Jefferson Groub. 7th av, No 177, e s, 69 n 20th st, 23x80. June 28, 1 year, 6%. June 29, 1909. 3:796. 2,000
- Bamberger, Abram E to TITLE GUARANTEE AND TRUST CO. Pearl st, Nos 284 and 286, s e s, at s w s Beekman st, Nos 105 and 107, runs s e 53.10 x s w 31 x s 11.6 x s w 10.2 x n w 62.6 to Pearl st, x n e 40.2 to beginning. June 28, due, &c, as per bond. June 29, 1909. 1:95. 50,000
- Birnbaum, Saml to Jos Rabinowitz. Madison st, No 328, s w cor Scammel st, Nos 25 and 27, 25x89x24.11x90. June 29, 1909, in-stalls, 6%. 1:266. 950
- Brevort Construction Co to Wm L Condit, of Hoboken, N J. 18th st, Nos 6 and 8, s s, 200 w 5th av, 52x92. June 28, 1909, due Oct 1, 1914, 5%. 3:819. 260,000
- Same to same. Certificate as to above mort. June 28, 1909. 3:819. —
- Blake, Luke to THE MERCANTILE TRUST CO trustee will Wm J Haddock, dec'd, for Jean and Stewart Haddock. 53d st, No 112, s s, 200 w 6th av, 25x100.5. June 25, 3 years, 4½%. June 28, 1909. 4:1005. 12,000
- Browning, Adele L to LINCOLN TRUST CO. 55th st, Nos 29 and 31, n s, 385 w 5th av, 35x100.5. June 28, 1909, 3 years, 4½%. 5:1271. 25,000
- Boss, Carrie A to NORTH RIVER SAVINGS BANK. 47th st, No 420, s s, 225 w 9th av, 25x100.5. June 25, 1909, 3 years, 4½%. 4:1056. 2,000
- Birch Realty Co to IRVING SAVINGS INSTN. Haven av, s e cor 180th st, 100x100, and being plot 24 map 55 plots of Fort Washington and Buena Vista Syndicates. Building loan. June 28, 1909, 5 years, 6% until completion of buildings, and thereafter 5%. 8:2177. 130,000
- Same to same. Certificate as to above mort. June 28, 1909. 8:2177. —
- Bisch-Hoef Realty & Construction Co to Simon Uhlfelder and ano. 150th st, n s, 100 w 7th av, 2 lots, each 75x99.11. 2 certificates as to mort. June 15. June 26, 1909. 7:2036. —
- Bernstein, Samuel, Sidney and Betsey, and Jennie Garcewich to UNION TRUST CO of N Y. 39th st, Nos 251 to 255, n s, 226.6 e 8th av, 73x98.9. June 25, 5 years, 4½%. June 26, 1909. 3:789. 80,000
- Brill, Raphael to Henry Meyers. Lexington av, No 1032, w s, 85.2 s 74th st, 17x93.9. P. M. June 23, due Apr 3, 1911, 6%. June 25, 1909. 5,000
- Cacace, Luigi and Pasquale Nunziata with Leah Cohn. 18th st, No 425, n s, 265 w Av A, 25x92. Subordination agreement. June 14. June 25, 1909. 3:950. nom
- Chest, Robert to Morris A Mason. 18th st, No 406, s s, 119 e 1st av, 25x92. Prior mort \$—. June 25, 3 years, 6%. June 26, 1909. 3:949. 5,000
- Centre Realty Co to Sound Realty Co. Audubon pl, n w cor 157th st, runs w 306.9 to s e s Riverside Drive x n e 229.7 to said pl x s e 203.5 to beginning. P. M. Prior mort \$125,000. June 25, 2 years, 5½%. June 28, 1909. 8:2134. 125,000
- Casey, Eugene C to N Y SAVINGS BANK. 131st st, No 11, n s, 175 w 5th av, 15x99.11. P. M. June 28, 1909, due, &c, as per bond. 6:1729. 6,500
- Casey, Eugene C to Max E Mueller. 131st st, No 11, n s, 175 w 5th av, 15x99.11. P. M. Prior mort \$6,500. June 28, 1909, due, &c, as per bond. 6:1729. 1,000
- Conklin, Annie M and Henry C Ostrander exrs, &c, John W Conklin to Francis L Wandell. 8th av, No 155, w s, 38.2 s 18th st, 19.6x75. June 12, 1 year, 5%. June 28, 1909. 3:741. 1,500
- Cohen Realty Co to CITIZENS SAVINGS BANK. 160th st, Nos 507 and 509, n s, 150.1 w Amsterdam av, runs n 99.10 x w 24.11 x n 0.1 x w 18.5 x s 99.11 to st x e 43.4 to beginning. June 28, 1909, due Nov 15, 1914, 4½%. 8:2119. gold, 40,000
- Cohen Realty Co to CITIZENS SAVINGS BANK. 160th st, Nos 511 and 513, n s, 193.5 w Amsterdam av, 43.4x99.11. June 28, 1909, due Nov 15, 1914, 4½%. 8:2119. 40,000
- Cohen Realty Co to CITIZENS SAVINGS BANK. 160th st, Nos 515 and 517, n s, 236.9 w Amsterdam av, runs n 99.11 x w 13.3 x s 0.1 x w 25 x n 0.1 x w 5.1 x s 99.11 to st x e 43.4 to beginning. June 28, 1909, due Nov 15, 1914, 4½%. 8:2119. gold, 40,000
- Cohen Realty Co to CITIZENS SAVINGS BANK. 160th st, Nos 519 to 529, n s, 280.1 w Amsterdam av, 3 lots, each 43.4x99.11. 3 morts, each \$40,000. June 28, 1909, due Nov 15, 1914, 4½%. 8:2119. gold, 120,000
- Same to same. 160th st, Nos 507 to 529, n s, 150.1 w Amsterdam av, 259.11x99.11. Certificate as to above 6 morts for total of \$240,000. June 28, 1909. 8:2119. —
- Same to same. Consent of stockholders to above 6 morts. June 28, 1909. 8:2119. —
- Same to same. Resolution to morts as above by board of directors. June 28, 1909. 8:2119. —
- Clark, Sophronia W and J Westervelt to SEAMENS BANK FOR SAVINGS in City N Y. 46th st, No 145, n s, 233.4 w 3d av, 16.8x100.5. June 15, 3 years, 4½%. June 25, 1909. 5:1301. 8,500
- Charter Realty Co to U S TRUST CO of N Y. 48th st, No 12, s s, 225 e 5th av, 25x100.5. P. M. June 28, 3 years, 4%. July 1, 1909. 5:1283. 84,000
- Connelly, Mary J, individ and Mary J and Henry M V Connelly, as trustee Edmond Connelly to TITLE GUARANTEE & TRUST CO. Mangin st, Nos 79 to 89, w s, 81.3 n Rivington st, 120x100. June 30, due, &c, as per bond. July 1, 1909. 2:324. 5,000
- Cavagnaro, Victoria M and Anna M Pisarra to IRVING SAVINGS INSTN. Thompson st, Nos 210 to 214, e s, 125 n Bleecker st, 75x100. Building loan. June 30, 3 years, 6% until completion of building and 5% thereafter. July 1, 1909. 2:537. 90,000
- Carpenter, Benj F to Ralph J M Bullowa. 8th av, No 2690, s e cor 143d st, No 278, 25.1x75. Prior mort \$38,500. July 1, 1909, due Dec 1, 1909, 6%. 7:2028. 4,000
- Cohen, Samuel and Julius W to J Frederic Kernochan and ano, committee Maria Marshall. 153d st, Nos 265 to 269, n s, 100 e 8th av, three lots, each 37.6x99.11. Three morts, \$30,000. June 29, 5 years, 4½%. July 1, 1909. 7:2039. 90,000
- Cuny, Charles H A with METROPOLITAN SAVINGS BANK. Great Jones st, No 35, s s, abt 180 e Lafayette st, 27x90. Subordination agreement. June 29, 1909. 2:530. nom
- Cowing, Marie A wife of Rufus B to Wm Macneven Purdy and ano trustees John Purdy for Rosa M Purdy now Rosa M Jones. 87th st, No 333, n s, 371 w West End av, 16x100.8. P. M. June 8, 5 years, 5%. June 29, 1909. 4:1249. 20,000
- Same to same. Same property. P. M. Prior mort \$20,000. June 8, due, &c, as per bond. June 29, 1909. 4:1249. 4,000
- Camp, Theo C to Angis M Booth. Washington st, No 171, n e cor Cortlandt st, Nos 72 to 76, 61.3x66.11x66.4x67.1. June 30, 1909, 5 years, 4½%. 1:59. 120,000
- Cruikshank, James H, of Freeport, L I, to Austin B Fletcher and ano trustees Jackson S Schultz. Greenwich st, Nos 537 to 545, e s, 50 s Charlton st, 100x100. Building loan. June 21, 1 year, 6%. June 30, 1909. 2:597. 80,000
- Campbell, John H to FARMERS LOAN & TRUST CO. 78th st, No 118, s s, 206 e Park av, 18x102.2. June 30, 1909, 5 years, % as per bond. 5:1412. 17,000
- Cohn, Frances to TITLE GUARANTEE & TRUST CO. 79th st, No 116, s s, 157 e Park av, 18x102.2. June 29, due, &c, as per bond. June 30, 1909. 5:1413. 20,000
- Cunningham, Mary B to Theo Morris. 96th st, No 204, s s, 117.3 w Amsterdam av, 27x100.8. Prior mort \$31,000. June 29, 1 year, 6%. June 30, 1909. 4:1243. 3,000
- Comber, Philibert to EMIGRANT INDUSTRIAL SAVINGS BANK. Lexington av, No 710, w s, 83.3 n 57th st, 17.2x100. June 29, 3 years, 4½%. June 30, 1909. 5:1312. 4,500
- Cooper Union for the Advancement of Science and Art with Liborio Battaglia, Francesco Tavalacci and Salvatore Spitaleri. 1st av, Nos 2061 to 2065, s w cor 107th st, No 338, 63.5x50. Extension of mort for \$38,000 to June 30, 1914, at 5%. June 1. June 29, 1909. 6:1678. nom
- Dowling, Frank N to Mary B Lane. 39th st, No 113, n s, 196.8 e Park av, 16.8x98.9. P. M. June 25, 1909, 3 years, 4½%. 3:895. 30,000
- de Belleseize, Virginia C with Alfred B Dunn. 76th st, No 180 West. Extension of \$16,000 mort until July 6, 1910, at 5%. May 22. June 26, 1909. 4:1147. nom
- De Veau, Emma H to Wm J Taylor. West End av, No 675, w s, 135.8 n 92d st, 14.6x100. Prior mort \$12,000. June 25, 1909, 5 years, 5%. 4:1252. 5,000



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- Duggan, Dorothy F, of Sullivan Co, N Y, and Eliz F Hurlimann, of Weehawken, N J, to HARLEM SAVINGS BANK. 3d av, Nos 2327 and 2329, e s, 60 n 126th st, 39.11x76. June 14, 1 year, 5%. June 25, 1909. 6:1791. 15,000
- Dresner, Rachel to Theo Keller. 16th st, No 645, n s, 488 e Av B, 25x92. June 30, 3 years, 5%. July 1, 1909. 3:984. 11,000
- Same and Woolf Woolf with same. Same property. Subordination agreement. June 30. July 1, 1909. 3:984. nom
- Edwards, Luella B with John C Dehls, Wm Bruening and Albert W Venino. Chambers st, No 155, n s, 201 w Hudson st, 25x77.5. Extension of \$42,500 mort until July 1, 1914, at 4½%. June 30, 1909. 1:140. nom
- Eydenberg, Sarah to Madeline Jackson. 144th st, No 246, s s, 350 e 8th av, 50x99.11. July 1, 1909, 3 years, 6%. 7:2029. 5,500
- Ellison, Adolph S, Samson Lachman and Abraham Goldsmith with Fredk C and Henry Gilsey trustees. 106th st, No 104, s s, 100 w Columbus av, 25x100.11. Subordination agreement. June 24. June 28, 1909. 7:1860. nom
- Evans, Annie to EMIGRANT INDUSTRIAL SAVINGS BANK. 49th st, No 148, s s, 171.4 e 7th av, 21.4x104.3x21.7x101.6. June 30, 1909, 3 years, 4½%. 4:1001. 4,000
- Elliott, Robt H E to Emily S Dow. 70th st, No 169, n s, 175 w 3d av, 16.8x100.5. June 28, 3 years, 5%. June 30, 1909. 5:1405. 16,000
- Fricke Realty Co to American Mortgage Co. 24th st, Nos 135 and 137, n e cor Lexington av, No 41, runs n 20.1 x e 50 x n 78.8 x e 22 x s 98.9 to st x w 72 to beginning. June 30, 1909, 3 years, 6%. 3:880. 10,000
- Finkelstein, Adolph to LAWYERS TITLE INS & TRUST CO. 1st av, No 124, s e s, 97.6 n e 7th st, runs s-e 94 x s w 24.4 x n w 94 to av x n e 24.4 to beginning. May 20, 5 years, 5%. June 30, 1909. 2:435. 20,000
- Fantel, Anna to N Y SAVINGS BANK. 2d av, No 1836, e s, 26 s 95th st, 24.11x75. June 30, 1909, due, &c, as per bond. 5:1557. 2,000
- Funkelstein, Morris to LAWYERS TITLE INS AND TRUST CO. Division st, Nos 25 and 25½, s s, 292.2 e Catharine st, 24.10x 69.8. June 28, 5 years, 5%. June 29, 1909. 1:281. 16,500
- Same and Pauline Edelstein with same. Same property. Subordination agreement. June 28. June 29, 1909. 1:281. nom
- Fleming, Patrick to F & M Schaefer Brewing Co. 101st st, No 220, s e cor Broadway, No 2658. Saloon lease. June 29, 1909, demand, 6%. 7:1872. 7,300
- Freeman, Geo to Louis Starr. 115th st, No 16, s s, 245 e 5th av, 25x100.11. P M. Prior mort \$21,000. June 28, due May 1, 1911, 6%. June 29, 1909. 6:1620. 3,500
- Foley, John to TITLE GUARANTEE AND TRUST CO. Audubon av, No 398, s w cor 185th st, No 550, 18x50. June 28, due, &c, as per bond. June 29, 1909. 8:2157. 4,000
- Foley, Caroline L to Julia G Inness. 42d st, No 533, n s, 325 e 11th av, 25x100.5. June 17, 5 years, 5%. June 26, 1909. 4:1071. 15,000
- Faulkner, Chas S to Fredk W Budd. 78th st, No 151, n s, 54 e Lexington av, 16x82.2. P M. June 11, due Sept 24, 1909, 6%. June 25, 1909. 5:1413. 2,000
- Same to same. Same property. P M. June 11, 3 years, 5%. June 25, 1909. 5:1413. 12,000
- Fries, Mary wife Charles and Barbara wife Frank Fleckenstein to Chas F Kremer. Av A, No 277, w s, 20 n 17th st, 24x69. June 23, due July 1, 1914, 4½%. June 25, 1909. 3:949. 10,000
- Friebel, Wm and G Albert Lang to Rudolph Oelsner. Broadway, n w cor Chambers st. Leasehold. June 30, demand, 6%. July 1, 1909. 1:149. 8,000
- Freeman, Geo, of Brooklyn, N Y, to Louis Starr. 121st st, Nos 442 and 444, s s, 109 w Pleasant av, runs s 100.10 x w 16 x s 0.1 x w 25 x n 100.11 to st x e 41 to beginning. P M. Prior mort \$37,500. June 30, 2 years, 6%. July 1, 1909. 6:1808. 5,000
- Foster, Cora B to EMPIRE CITY SAVINGS BANK. 136th st, No 27, n s, 447.6 w 5th av, 37.6x99.11. June 30, 3 years, 5%. July 1, 1909. 6:1734. 32,000
- GREENWICH SAVINGS BANK with Butterick Publishing Co. 13th st, Nos 6 to 10 East. Extension of \$110,000 mort until June 30, 1914, at 4½%. June 30. July 1, 1909. 2:570. nom
- Gallaher, Kath, wife Luke F to ITALIAN SAVINGS BANK of City N Y. 61st st, No 106, s s, 110.4 w 9th av, 40x100.5. June 30, 5 years, 5%. July 1, 1909. 4:1132. 54,000
- Gold, Rosa to DRY DOCK SAVINGS INSTN. Allen st, No 124, e s, 100 n Delancey st, 33.6x87.6. June 30, due, &c, as per bond. July 1, 1909. 2:415. 30,000
- Greines, Fany to Nancy L Sherwood and ano. Rivington st, No 168, n s, 50.6 e Clinton st, 25x57. July 1, 1909, 5 years, 5%. 2:349. 20,000
- Goldstein, I Jacob to North American Relief Soc for the Indigent Jews in Jerusalem, Palestine. Market st, No 91, w s, 20.3 n Water st, 20x51x19.10x51.2. Prior mort \$—. June 24, 3 years, 5%. June 25, 1909. 1:250. 6,000
- Greenwich Holding Co to Alex W Fraser and ano. Greenwich st, Nos 719 and 721, e s, 58.4 n Charles st, 37.6x76.7x41.4x92. P M. Prior mort \$15,000. June 3, 1 year, 6%. June 25, 1909. 2:632. 15,000
- Same to same. Same property. Certificate as to above mort. June 3. June 25, 1909. 2:632. —
- Goldberg, Philip with Belle M Ryckman. Orchard st, No 120. Extension of \$8,000 mort until Mar 11, 1912, at 6%. June 26, 1909. 2:415. nom
- Gasteyer, Oswald to Harriet S Millsbaugh. 135th st, No 35, n s, 410 w 5th av, 37.6x99.11. June 25, 1909, 3 years, 6%. 6:1733. 2,000
- Granieri, Felice and Maria Colucci to John B Ricco. 106th st, No 344, s s, 129.8 w 1st av, 25.4x100.11. May 19, due, &c, as per bond. June 26, 1909. 6:1677. 3,000
- Guterman, Milton S with LAWYERS TITLE INS & TRUST CO. Broadway, No 3151. Agreement as to share ownership in mort. June 18. June 25, 1909. 7:1993. nom
- Gomprecht, Henrietta to Lena Callinan. 2d av, No 1842, e s, 25.8 n 95th st, 25x100. Prior mort \$20,000. June 1, 2 years, 6%. June 25, 1909. 6:1558. 3,000
- Gluck, Isidor to International Committee of Young Mens Christian Assoc. Park av, Nos 1707 and 1709, e s, 62 s 120th st, 53x 90. June 18, 5 years, 4½%. June 25, 1909. 6:1768. 22,000
- Groff, Franklin L to THE GREENWICH SAVINGS BANK. 28th st, Nos 151 and 153, n s, 101.1 e 7th av, 50x98.9. June 28, 1909, due, &c, as per bond. 3:804. 45,000
- Goodman, David to Marcus Beck. 7th st, No 195, n s, 213 s (should be e) from n e cor Av B and 7th st, runs s e 20 x n e 73.1 x w 21.5 x s w 65.3 to beginning. P M. Prior mort \$12,000. June 28, 3 years, 6%. June 30, 1909. 2:390. 2,300
- Giberson, Indiana to Leah Cohn. 30th st, No 236, s s, 196 w 2d av, runs s 60 x w 4 x s 38.9 x w 14 x n 98.9 to st x e 18 to beginning. Prior mort \$—. June 30, 1909, 1 year, 6%. 3:910. 1,000
- Grace, Mary A to EXCELSIOR SAVINGS BANK of City N Y. 3d av, No 430, and 30th st, No 150 East. Estoppel certificate. June 30, 1909. 3:885. —
- Huldana Realty Co to LAWYERS TITLE INS & TRUST CO. 18th st, Nos 320 and 322, s s, 242.1 w 8th av, 47.11x92. June 25, 1 year, 6% until completion of building. June 26, 1909. 3:741. 55,000
- Same to same. Same property. Certificate as to above mort. June 25. June 26, 1909. 3:741. —
- Hutchinson, Annie to EMIGRANT INDUSTRIAL SAVINGS BANK. 24th st, No 115, n s, 184 e 4th av, 20x98.9. June 25, 1909, 3 years, 4½%. 3:880. 5,000
- Haft, Isaac, Samuel Williams and Samuel Grodinsky to Dean Holding Co. 1st av, Nos 1729 and 1731, w s, 50.8 s 90th st, 50x100. P M. June 24, 3 years, 6%. June 25, 1909. 5:1552. 3,750
- Holmes (Joseph) Press, a corpn, to John W Scott. Certificate as to chattel mort dated June 21, 1909. June 21. June 26, 1909. Genl mort. —
- Harris, Myron with Rebeca Polinsky. 108th st, No 119 East. Extension of mort for \$3,000 to June 9, 1911, 6%. June 8. June 28, 1909. 6:1636. nom
- Healy, Edward J to FRANKLIN SAVINGS BANK. 135th st, No 509, n s, 180 w Amsterdam av, 40x99.11. June 28, 1909, 5 yrs, 4½%. 7:1988. 35,000
- Healy, Edward J to Hannah Leuze. 135th st, No 509, n s, 180 w Amsterdam av, 40x99.11. Prior mort \$35,000. June 28, 1909, 5 years, 5½%. 7:1988. 5,000
- Hewlett Bay Co to TITLE GUARANTEE & TRUST CO. Certificate as to mort for \$15,000 covering property at Hewlett, Nassau Co, N Y. June 24. June 28, 1909. —
- Hendelman, Karl and Saml L Lippman to Robert L Margolyes. 101st st, No 121, n s, 177 e Park av, 26x100.11. Prior mort \$19,000. June 29, 1909, 3 years, 6%. 6:1629. 3,000
- Hendelman, Karl and Saml L Lippman to Robt L Margolyes. 101st st, No 119, n s, 151 e Park av, 26x100.11. Prior mort \$20,000. June 29, 1909, 3 years, 6%. 6:1629. 3,000
- Heidelburger, Frida to Isaac Heidelburger. 115th st, No 69, n s, 225 e Lenox av, 25x100.11. Prior mort \$18,000. June 29, 1909, 3 years, 5%. 6:1599. 8,000
- Herrnstadt, Herman to Gustav Lewkowitz. 115th st, Nos 27 and 29, n s, 344.2 w 5th av, 76.4x100.11. Prior mort \$70,000. June 28, 2 years, 6%. June 29, 1909. 6:1599. 2,500
- Heard, Wm N to Isaac L Kip and ano. 16th st, No 18, s s, 388 w 5th av, 21x103.3. June 30, 1909, 5 years, 4½%. 3:817. 31,000
- Hamelburger, Simon P and Benj Silverstein to Frances E Ansbacher. 135th st, No 511, n s, 220 w Amsterdam av, 40x99.11. June 30, 1909, 5 years, 4½%. 7:1988. 35,000
- Harwood, L Marcia, of Chester, Conn, to Rebecca T Gay. Columbus av, Nos 690 to 696, s w cor 94th st, No 100, 100x30. June 22, due July 1, 1919, 3½%. July 1, 1909. 4:1224. 52,000
- Itzkovitz, Moritz to Oscar C Naumann. Columbia st, No 32, e s, 150 n Broome st, 24.10x100; Columbia st, No 34, s e cor Delancey st, 24.9x100.4. Prior mort \$—. June 28, 5 years, 6%. June 30, 1909. 2:332. 3,500
- Isaacs, Gustavus to SEAMENS BANK FOR SAVINGS in City N Y. Bethune st, Nos 33 to 37, s s, 97 e Washington st, 66x79.6. All title to strip 0.3 wide on east. June 25, 1909, 5 years, 4½%. 2:635. 10,000
- Isaacs, Gustavus with SEAMENS BANK FOR SAVINGS in City N Y. Bethune st, Nos 33 to 37. Extension of \$35,000 mort until June 25, 1914, at 4½%. June 25, 1909. 2:635. nom
- Isaacs, Gustavus with SEAMENS BANK FOR SAVINGS in City N Y. Bethune st, No 39. Extension of \$5,000 mort until June 25, 1914, at 4½%. June 25, 1909. 2:635. nom
- Isler, Ike to Gerhard Schneider. 2d st, Nos 218 and 220, n s, 134.9 e Av B, runs e 60 x n 105.11 x w 54.9 x n 5.11 x w 5.3 x s 111.10 to beginning. Prior mort \$52,000. June 25, 4 years, 6%. June 26, 1909. 2:385. 8,000
- Isler, Ike to DRY DOCK SAVINGS INSTN. 2d st, Nos 218 and 220, n s, 134.9 e Av B, runs e 60 x n 105.11 x w 54.9 x n 5.11 x w 5.3 x s 111.10 to beginning. June 25, 1909, due, &c, as per bond. 2:385. 52,000
- Isaacs, Gustavus with SEAMENS BANK FOR SAVINGS in City N Y. Washington st, No 747. Extension of \$5,000 mort until June 25, 1914, at 4½%. June 25, 1909. 2:635. nom
- James, Harriet S to THE MERCANTILE TRUST CO as trustee Oliver S Carter, dec'd, for benefit Lucy E Pelton. 38th st, Nos 107 and 109, n s, 100 w 6th av, 40x98.9. June 28, 1909, due July 1, 1912, 4½%. 80,000
- Jasper, Jos H and John Goebel to U S TRUST CO of N Y. 10th av, No 506, e s, 49.5 n 38th st, 24.8x100. June 29, 1909, 5 yrs, 4½%. 3:736. 21,000
- Jacobs, Joseph to William Bostelmann. Eldridge st, No 230, e s, 100 n Stanton st, 25x87.6. June 25, 5 years, 5%. June 26, 1909. 2:417. 24,000
- Jacobs, Louis to A Gertrude Cutter. 64th st, No 140, s s, 397 w Columbus av, 18x100.5. June 30, 1909, 5 years, 4½%. 4:1133. 15,000
- Juschke, Paul to August H Sievers. 125th st, Nos 207 and 209 West. Store lease. P M. Prior mort \$7,000. June 28, installs. 8,000
- 6%. June 30, 1909. 7:1931. —
- Jacobs, Everett to I Randolph Jacobs. Park Row, No 101, s s, 100

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w New Chambers st, 18x65. Prior mort \$— July 1, 1909, 2 years, 6%. 1:121. 5,000
 Jarmulowsky, Meyer and Louis with EMPIRE CITY SAVINGS BANK. 136th st, No 27 West. Subordination agreement. June 30, July 1, 1909. 6:1734. nom
 Kilpatrick, Wm D to Alice Bullowa. Greenwich st, No 830, s w cor Horatio st, 22x72.11x22x72.4. Prior mort \$— June 30, due Nov 1, 1909, 6%. July 1, 1909. 2:642. 2,000
 Kalman, Emilie to Max J Bernheim. 8th av, No 2581, w s, 49.11 s 138th st, 25x100. Prior mort \$37,600. Oct 23, 1908, installs, 6%. July 1, 1909. 7:2041. 525
 Kline, Geo C to TITLE GUARANTEE & TRUST CO. Pleasant av, No 423, w s, 17.11 n 122d st, 16x66. June 30, due, &c, as per bond. July 1, 1909. 6:1810. 4,000
 Same to Claude V Pallister. Same property. Prior mort \$4,000. June 30, due as per check July 6, 1909, —%. July 1, 1909. 6:1810. 701.03
 Kaufmann, Leopold and Jonas Weil and Bernhard Mayer with Abraham Samuels. Chrystie st, No 219. Two subordination agreements. June 25, July 1, 1909. 2:427. nom
 Kaufmann, Bella to John Volz. St Nicholas pl, No 87, w s, 133.10 s 155th st, 51.6x112x46.5x112.1. P M. Prior mort \$65,000. June 29, 1909, 5 years, 6%. 7:2069. 24,250
 Koehler, H & Co to EMPIRE TRUST CO, as trustee. 1st av, Nos 495 to 513, s w cor 30th st, Nos 344 to 348, runs w 125 x s 98.9 x w 43.6 x s w 99.10 to 29th st, Nos 341 to 349 x e 182.4 to 1st av x n 197.6 to beginning, with all buildings, franchises, machinery, &c. Prior mort \$200,000. May 1, due July 1, 1929, 5%. July 1, 1909. 3:935. gold bonds 700,000
 Same to same. Same property. Certificate as to above mort. May 1, July 1, 1909. 3:935. —
 Kuhns, Lucy W to Margt J Dunn. 83d st, No 30, s s, 331 w Central Park West, 19x102.2. Prior mort \$15,000. June 18, 3 years, without interest. July 1, 1909. 4:1196. 5,250
 Kahn, Wm and Jennie Fischel and Etta Fine to Fanny Marcuson. Henry st, No 262, s s, 164.6 e Montgomery st, 20.7x100. P M. Prior mort \$12,000. June 25, 4 years, 6%. June 30, 1909. 1:268. 2,250
 Kendall, Daniel R and Noah C Rogers as trustees John L Rogers with Celestino De Marco. Elizabeth st, No 237, w s, 141.2 n Prince st, 20.2x91.3x20.6x91. Extension of \$18,000 mort until July 3, 1912, at 5%. June 29, 1909. 2:508. nom
 Klipstein, August with SEAMENS BANK FOR SAVINGS IN CITY N Y. Pearl st, No 120, and Water st, No 80. Extension of \$36,000 mort until May 15, 1912, at 4½%. June 29, June 30, 1909. 1:31. nom
 Kahn, Isaac to A Gertrude Cutter. 81st st, No 231, n s, 227.1 w 2d av, 27.1x102.2. June 30, 1909, 5 years, 4½%. 5:1527. 15,000
 Karibe, Clara N to GREENWICH SAVINGS BANK. 137th st, No 246, s s, 489 w 7th av, 18x99.11. June 30, 1909, due, &c, as per bond. 7:1942. 11,000
 Same to Adolph E Schwab. Same property. Prior mort \$11,000. June 30, 1909, 2 years, 6%. 7:1942. 3,000
 Koelle, Gottlob C to TITLE GUARANTEE & TRUST CO. 2d av, No 1569, w s, 82.2 n 81st st, 20x80. June 29, due, &c, as per bond. June 30, 1909. 5:1527. 12,000
 Kaufmann, Leopold to Abraham Samuels. Chrystie st, No 219, w s, 150.6 n Stanton st, 24.6x100. June 23, 5 years, 4½%. June 29, 1909. 2:427. 25,000
 Kamerling, Max to Abraham Schwarz. 102d st, No 117, n s, 202 e Park av, 25.6x100.11. June 28, due, &c, as per bond. June 29, 1909. 6:1630. 16,000
 Klotz, Mathilde to MANHATTAN SAVINGS INST. 131st st, Nos 63 to 69, n s, 135 e Lenox av, two lots, each 50x99.11. Two morts, each \$40,000. June 29, 1909, due, &c, as per bond. 6:1729. 80,000
 Kostiuik, Goodman to Goldmann-Schweisheimer Co, Inc, a corpn. Houston st, No 207 East. Store lease. June 28, 1909, 25 notes, due — 6%. 2:412. notes, 2,500
 Kramer, Max J to Ida Mason and ano trustees Julie F H Nevins. Rivington st, No 321, s w cor Goerck st, No 79, 24.6x64. June 24, 5 years, 5%. June 25, 1909. 2:328. 23,000
 Krauss, Henry to Eliz F Hurlimann and ano. 3d av, Nos 2327 and 2329, e s, 60 n 126th st, 39.11x76. P M. Prior mort \$— June 24, installs, 6%. June 25, 1909. 6:1791. 21,200
 Loebel, Annie to William Konowitz. Broome st, Nos 72 and 74, n s, 50 w Cannon st, 47x75. P M. Prior mort \$40,000. June 25, 4 years, 6%. June 26, 1909. 2:332. 8,000
 LAWYERS TITLE INS & TRUST CO with Chas E McManus exr, &c, Eliz McManus. 3d av, No 1933, e s, 75.11 s 107th st, 25x94. Extension of \$9,000 mort until Mar 28, 1912, at 4½%. June 25, 1909. 6:1656. nom
 Lacord, Anna to William Menke. 56th st, No 354, s s, 70 e 9th av, 30x100.5. Prior mort \$32,000. June 28, 1909, 2 years, 6%. 4:1046. 4,000
 Lacord, Anna to Simon Pretzfeld et al. 56th st, No 354, s s, 70 e 9th av, 30x100.5. June 28, 1909, 5 years, 5%. 4:1046. 32,000
 Levy, Annie to Jessie D Bowne. 64th st, No 177, n s, 160 w 3d av, 16x100.5. Prior mort \$— June 26, due July 1, 1911, 6%. June 28, 1909. 5:1399. 2,500
 LAWYERS TITLE INS & TRUST CO with Realty Transfer Co. Broadway, No 3141, n w cor 125th st, No 601, 41.8x100. Extension of \$50,000 mort until June 21, 1914, at 4¾%. June 25, 1909. 7:1993. nom
 London, Jacob to Frederic de P Foster. 116th st, No 58, s s, 175 e Lenox av, 37.6x100.11. June 29, 1909, 5 years, 4½%. 6:1599. 45,000
 Laurelton Land Co to TITLE GUARANTEE AND TRUST CO. Certificate as to mort for \$15,000 on land in 4th Ward of Borough of Queens. June 22, June 29, 1909. —
 Lipkowitz, Jacob D to Anna Amend. 111th st, Nos 221 to 225, n s, 235 e 3d av, 75x100.11. Prior mort \$— June 28, 1 year, 6%. June 30, 1909. 6:1661. 3,500
 Levitsky, Jennie to Hermine C Schmidt. 12th st, No 274, s s, 75.4 e 4th st, 16.7x91x16.6x92.5. June 30, 1909, 3 years, 5½%. 2:615. 1,000
 Lanckenau, Henry to August H Sievers. 125th st, Nos 207 and 209, n w cor 7th av, Store lease. Prior mort \$7,000. June 28, installs, 6%. June 30, 1909. 7:1931. 2,500
 Lapp, Geo E with Ferdinand Salvatore. 1st av, No 2241. Extension of \$1,000 mort until Oct 22, 1910, at 6%. Feb 26, 1909. June 30, 1909. 6:1687. nom
 Lewin, Charles to Albert T Scharps. 163d st, No 449, n s, 312.6 e Amsterdam av, 37.6x112.6. P M. Prior mort \$42,700. June 29, due, &c, as per bond. June 30, 1909. 8:2110. 8,750
 Lewin, Charles to Albert T Scharps. 163d st, No 453, n s, 275 e Amsterdam av, 37.6x112.6. P M. Prior mort \$42,700. June 29, due, &c, as per bond. June 30, 1909. 8:2110. 8,750
 Lyden, Daniel with BANK FOR SAVINGS IN CITY N Y. 85th st, No 125 East. Extension of \$10,000 mort until June 30, 1914, at 4½%. June 30, July 1, 1909. 5:1514. nom
 Lazinsk, Flora to TITLE GUARANTEE & TRUST CO. 4th st, No 73, n s, 250 w 2d av, 25x100. June 29, due, &c, as per bond. July 1, 1909. 2:460. 30,000
 Martin, James E J to Sarah Billings et al exrs, &c, Chester Billings. 20th st, No 11, n s, 273.6 w 5th av, 28.6x92. June 24, 3 years, 4½%. June 25, 1909. 3:822. 105,000
 Michel, Eduard with Benny Mainzer. 1st av, No 978. Extension of \$17,000 mort until July 1, 1914, at 5%. June 22, June 25, 1909. 5:1365. nom
 McGuire (T J) Construction Co to North American Mortgage Co. 178th st, s s, 150 w Amsterdam av, 75x91.2x75.1x96. June 1, 1 year, 6%. June 25, 1909. 8:2132. 70,000
 Same to same. Same property. Certificate as to above mort. June 1, June 25, 1909. 8:2132. —
 Martin Construction Co to ALBANY SAVINGS BANK. 139th st, Nos 624 to 630, s s, 300 w Broadway, 2 lots, each 50x99.11. 2 morts, each \$50,000. June 28, 1909, 5 years, 4½%. 7:2087. gold, 100,000
 Murray, Thomas to George Ehret. 8th av, No 278. Saloon lease. June 28, 1909, demand, 6%. 3:773. 4,160
 McGrath, Denis or Dennis to UNION SQUARE SAVINGS BANK. 105th st, No 60, s s, 255 w Park av, 25x100. Prior mort \$10,000. June 25, 5 years, 4½%. June 28, 1909. 6:1610. 1,000
 Marie, Leon to Hopeton D Atterbury. 86th st, No 152, s s, 247 e Amsterdam av, 23x106.10. June 28, due Jan 14, 1911, 6%. June 29, 1909. 4:1216. 1,700
 Muhlfelder, Julia widow and Leonard J and Jennie Muhlfelder and Nellie wife of Julius Heiman to FRANKLIN SAVINGS BANK. 104th st, Nos 139 and 141, n s, 275 e Amsterdam av, two lots, each 25x100.11. Two morts, each \$7,000. June 21, 5 years, 5%. June 29, 1909. 7:1859. 14,000
 Same and Emanuel Heilner and Moses J Wolf with same. Same property. Two subordination agreements. June 21, June 29, 1909. 7:1859. nom
 Muhlfelder, Julia, Leonard J and Jennie and Nellie Heiman to Samson Lachman. Same property. Two morts, each \$2,000. Two prior morts \$25,250 each. June 24, 2 years, 5%. June 29, 1909. 7:1859. 4,000
 Moore, Mary to Nathaniel N Shire and ano. 118th st, No 404, n s, 108.2 e 1st av, 14x100.11. June 29, 1909, 1 year, 6%. 6:1711. 1,000
 Martin Construction Co to ALBANY SAVINGS BANK. 139th st, Nos 624 to 630 West. Certificate as to mort for \$50,000. June 28, June 29, 1909. 7:2087. —
 McGuire (T J) Construction Co to Solmax Realty Co. 175th st, s s, 100 w Amsterdam av, 50x100. Amsterdam av, s w cor 175th st, 100x100. P M. Prior mort \$— June 28, 2 years, 6%. June 29, 1909. 8:2131. 12,000
 Maggio, Antonino and Antonino Franzone to John E Roeser. 11th st, No 338, s s, 125 w 1st av, 25x94.9. June 26, 5 years, 5½%. June 29, 1909. 2:452. 25,000
 Motley, Kate N widow to Emily S Dow. 18th st, No 116, s s, 125 w Irving pl, 25x92. June 28, 5 years, 5%. June 30, 1909. 3:873. 30,000
 Miller, Thomas to TITLE GUARANTEE & TRUST CO. 48th st, No 341, n s, 422 w 8th av, 18x100.5. June 28, due, &c, as per bond. June 30, 1909. 4:1039. 8,000
 MERCANTILE TRUST CO with Bessie Riley. 80th st, No 116 East. Extension of \$16,000 mort until Sept 25, 1912, at 4½%. June 22, June 30, 1909. 5:1508. nom
 Manheimer, Morris to Aaron Coleman. 131st st, Nos 63 to 69, n s, 135 e Lenox av, 100x99.11. P M. Prior mort \$40,000. June 29, 3 years, 6%. June 30, 1909. 6:1729. 11,500
 Margaretten, Ignatz to LAWYERS TITLE INS & TRUST CO. 79th st, No 212, s s, 165 e 3d av, 20x100.2. July 1, 1909, 5 years, 5%. 5:1433. 12,000
 Meyer, Flora wife of and Frederick, and Matilda wife of and Leopold S Meyer to N Y LIFE INS & TRUST CO. 153d st, Nos 259 to 263, n s, 212.6 e 8th av, three lots, each 37.6x99.11. Three morts, each \$30,000. June 30, 5 years, 4½%. July 1, 1909. 7:2039. 90,000
 Marqusee, Julius to John J Astor et al, exrs Caroline W Astor. Lexington av, No 679, e s, 20.5 n 56th st, 20x72. June 26, due, &c, as per bond. July 1, 1909. 5:1311. 20,000
 Meyer, Flora and Matilda and Isaac and Henry Mayer with N Y LIFE INS & TRUST CO. 153d st, Nos 259 to 263, n s, 212.6 e 8th av, three lots, each 37.6x99.11. Three subordination agreements. June 30, July 1, 1909. 7:2039. nom
 Marx, Ferdinand to Geo F Johnson. Greenwich st, No 185, s e cor Dey st, No 57, 43x62.2x43.3x77.8. Prior mort \$— June 25, due May 1, 1910, —%. July 1, 1909. 1:61. 4,000
 NEW YORK LIFE INS & TRUST CO, trustee Louis C Hamersley with Amelia P De Witt. 78th st, No 133 West. Extension of \$15,000 mort until Mar 26, 1912, at 4½%. Mar 26, July 1, 1909. 4:1150. nom
 Nadler, Wolf with Stephen Duncan. Forsyth st, No 142. Extension of \$24,500 mort until July 1, 1914, at 4½%. June 22, June 25, 1909. 2:420. nom
 Nadler, Wolf with Stephen Duncan. Forsyth st, No 144. Extension of \$24,000 mort until July 1, 1914, at 4½%. June 22, June 25, 1909. 2:420. nom
 Nunziata, Pasquale to Leah Cohn. 18th st, No 425, n s, 265 w Av A, 25x92. Prior mort \$— June 24, 3 years, 6%. June 25, 1909. 3:950. 3,000
 Newman, Jacob, of Dupont, Pa, to U S TRUST CO of N Y. 121st st, No 245, n s, 85 w 2d av, 25x100.11. June 22, due July 1, 1914, 4½%. June 28, 1909. 6:1786. 18,000
 Neppert, Emma L with Wm H Schmohl individ and ano exrs Chas H Reed. Jackson st, No 34. Extension of mort for \$19,000 to June 1, 1913, at 5%. June 24, June 29, 1909. 1:263. nom
 Nathan, Harold and Edgar M Leventritt to Paul Fuller and ano. 9th st, No 30, s s, 430.9 w 5th av, 25.4x93.11. P M. June 28, 3 years, 4½%. June 29, 1909. 2:572. 18,000
 Nash, John McL as trustee Francis E Berger with Mary Bier. 6th st, No 635 East. Extension of \$19,000 mort until Oct 16, 1911, at 5%. May 28, June 30, 1909. 2:389. nom
 Nichols, Henry to Samuel Rubenstein. 39th st, No 420, s s, 275 w 9th av, 25x98.9. P M. Prior mort \$19,000. June 28, 1909, 3 years, 6%. 3:736. 3,000

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N Y Protestant Episcopal Public School, a corp'n, with Adolph Gittler and Max Aronson. 106th st, Nos 212 and 214 East. Extension of 2 morts for \$24,000 each until July 1, 1914, at 5%. May 25. June 30, 1909. 6:1655. **nom**

One Hundred & Seventy-First St Realty Co to Samuel E A Stern and ano trustees Benj G W Lichtenberg. 171st st, No 510, s s, 231.3 w Amsterdam av, 43.9x95. June 30, 1909, 5 years, 5%. 8:2127. **38,000**

Same to same. Same property. Certificate as to above mort. June 30, 1909. 8:2127. **—**

Same and Estates Settlement Co with same. Same property. Subordination agreement. June 30, 1909. 8:2127. **nom**

One Hundred & One Fifth Av Co, a corp'n, to TITLE GUARANTEE & TRUST CO. 5th av, Nos 99 and 101, e s, 29.6 n 17th st, 59x100. June 22, due, &c, as per bond. June 28, 1909. 3:846. **380,000**

Same to same. Certificate as to above mort. June 22. June 28, 1909. 3:846. **—**

Same to Richard Sidenberg. Same property. Prior mort \$380,000. June 22, due Jan 1, 1912, 6%. June 28, 1909. 3:846. **120,000**

Same to same. Certificate as to above mort. June 22. June 28, 1909. 3:846. **—**

O'Brien, James and Michael Caravatta to John E Marsh exr, &c, Rolph Marsh. Broadway, No 3920, n e cor 164th st, 100x100. June 26, 5 years, 4½%. June 28, 1909. 8:2122. **170,000**

Ochs, Moses and Louis Freirich to An Assoc for the Relief of Respectable Aged Indigent Females in City N Y. Park av, No 1220, n w cor 95th st, No 71, 25.2x106. June 23, 5 years, 4½%. June 28, 1909. 5:1507. **35,000**

Percy, L Jennie to N Y LIFE INS CO. 25th st, No 56, s s, 80 e 6th av, 20x98.9. June 24, due Jan 1, 1911, 5%. June 25, 1909. 3:826. **2,000**

Pocono Building Co to METROPOLITAN LIFE INS CO. 4th av, No 233, s e cor 19th st, No 100, 82x150. Certificate as to mort for \$750,000. June 24. June 25, 1909. 3:874. **—**

Pocono Building Co to METROPOLITAN LIFE INS CO. 4th av, No 233, s e cor 19th st, No 100, 82x150. P M. May 3, 5 yrs, 5%. June 25, 1909. 3:874. **750,000**

Prime, Fredk and LAWYERS TITLE INS & TRUST CO trustee Fredk Prime with Christina Schneider. Madison av, No 1474, w s, 47.7 n 101st st, 26.8x95. Extension of \$20,000 mort until June 1, 1912, at 5%. June 21. June 25, 1909. 6:1607. **nom**

Platt, Clayton to Theodore Farrelly. 76th st, No 331, n s, 355 w West End av, 20x102.2. Prior mort \$26,000. June 24, due Nov 1, 1910, 6%. June 28, 1909. 4:1185. **2,500**

Price, Anderson to ALBANY SAVINGS BANK. St Nicholas av, s e cor 165th st, 113x84.1x105.10x123.7. June 23, 5 years, 4½%. June 28, 1909. 8:2121. **gold, 160,000**

Price, Anderson, of Rutherford, N J, and Amos L Prescott, N Y, with ALBANY SAVINGS BANK. St Nicholas av, No 1090, s e cor 165th st, 113x84.1x105.10x123.7. Subordination agreement. June 28, 1909. 8:2121. **nom**

Plath, Ernst to Rosalie S Bates. Canal st, No 119, n s, 43.1 e Chrystie st, 18.9x24.6x18.8x24.5. June 25, 1909, due, &c, as per bond. 1:302. **10,000**

Pollak, Clara, Henrietta Deutsch and Fannie Rosenthal to Saml Bernard. 113th st, Nos 128 and 130, s s, 296.7 e Park av, 42x100.10. Prior mort \$40,000. Mar 27, 3 years, 6%. June 29, 1909. 6:1640. **8,500**

Parker, Harry to James A Trowbridge. 3d av, No 1947, e s, 159.2 s 108th st, 17.8x100. Prior mort \$4,000. June 28, due, &c, as per bond. June 29, 1909. 6:1657. **4,000**

Pletz, Charles to IRVING SAVINGS INSTN. 10th av, No 290, e s, 24.8 s 27th st, 24.10x75. June 29, due, &c, as per bond. June 30, 1909. 3:724. **15,000**

Pittelli, Frank to STATE BANK. Hester st, Nos 197 to 199, n s, 100 e Baxter st, 50x100. Prior mort \$—. June 25, due July 1, 1913, 6%. July 1, 1909. 1:236. **20,000**

Penzel, Gustav L and Edw Muller with Clara W Stetson. 83d st, No 262 West. Extension of \$10,000 mort until June 3, 1912, at 6%. July 1, 1909. 4:1230. **nom**

Powers (W F) Co to whom it may concern. Certificate as to mort for \$50,000. July 1, 1909. 1:99. **—**

Putney, Geo T to Wilson Distilling Co. 5th av, No 136, w s, 103.10 n 18th st, runs n 25 x n w 160 x s 18.5 x s e 51 x s w 6.6 x s e 109 to beginning, with right of way to alley in rear. Leasehold. June 29, demand, 6%. July 1, 1909. 3:820. **7,500**

Quinn, Michael J to Robert E Burkhardt. 38th st, No 405, n s, 75 w 9th av, 25x49.5. P M. June 28, 1909, due July 1, 1919, 5%. 3:736. **13,000**

Quinn, Michl J to Robt E Burkhardt. 9th av, No 509, w s, 22.5 n 38th st, 27x75. P M. June 28, 1909, due July 1, 1919, 5%. 3:736. **25,000**

Rubinger, Charles to Joseph L Buttenwieser. 14th st, No 210, s s, 200 w 7th av, runs s 206.6 to 13th st, Nos 213 and 215, x w 41.8 x n 75 x e 16.8 x n 131.6 to 14th st x e 25 to beginning. P M. Prior mort \$—. June 29, due Jan 1, 1910, 6%. June 30, 1909. 2:618. **15,000**

Realty Co of West Twenty-Sixth St to V J Hedden & Sons Co. 26th st, Nos 518 to 534, s s, 275 w 10th av, 225x98.9. Prior mort \$200,000. June 30, 1909, due Jan 25, 1910, 6%. 3:697. **notes, 25,000**

Rosborg, Jacob to Sheldon B Shaw. 46th st, No 148, s s, 168 e Lexington av, 15x100.5. Prior mort \$—. June 30, 1909, 2 years, 6%. 5:1300. **3,000**

Radley, John J and Edith S to METROPOLITAN SAVINGS BANK. Great Jones st, No 35, s w s, abt 180 e Lafayette st, 27x90. June 29, 1909, 5 years, 5%. 2:530. **50,000**

Radley, John J with METROPOLITAN SAVINGS BANK. Great Jones st, No 35. Subordination agreement. June 29, 1909. 2:530. **nom**

Rubinger, Chas to Joseph L Buttenwieser. 25th st, Nos 244 to 248, s s, 405 w 7th av, runs s 78.9 x w 15 x s 20 x w 30 x n 98.9 to st, x e 45 to beginning. Prior mort \$—. June 25, due May 1, 1910, 6%. June 29, 1909. 3:774. **5,000**

R & M Realty Co to City Mortgage Co. 142d st, n s, 350 e 7th av, 50x99.11. Building loan. June 1, demand, 6%. June 29, 1909. 7:2011. **37,500**

Same to same. Same property. Certificate as to above mort. June 14. June 29, 1909. 7:2011. **—**

Rubinger, Chas to Jos L Buttenwieser. Baxter st, Nos 83 and 85, e s, abt 150 n Bayard st, 50x100. Prior mort \$—. June 25, due May 1, 1912, 6%. June 29, 1909. 1:199. **5,000**

Rollwagen, Louis P to EMIGRANT INDUSTRIAL SAVINGS BANK. 72d st, Nos 327 and 329, n s, 350 e 2d av, 2 lots, each 25x102.2. 2 morts, each \$16,000. June 28, 1909, 5 years, 4½%. 5:1447. **32,000**

Reusse, Charles with Fredk W Senff. Greenwich av, Nos 111 and 113, s w cor Jane st, No 2, 39.4x70.10x43.6x63.9. Extension of \$45,000 mort until Nov 2, 1913, at 5%. Nov 18, 1908. June 26, 1909. 2:615. **nom**

Rosasco, John E to John O'Donnell. Morton st, No 13, n s, 150 w Bleecker st, 25x87.6. Prior mort \$22,000. June 21, due Jan 2, 1910, 6%. June 25, 1909. 2:587. **2,000**

Robb, N Thayer of Southampton, L I, to The Beekman Estate, a corp'n. 73d st, No 8, s s, 140 e 5th av, 22.6x102.2. P M. June 23, due, &c, as per bond. June 25, 1909. 5:1387. **65,000**

Ritterbusch, Louis with Herman Heinemann. Amsterdam av, No 2109. Extension of mort for \$4,500 to June 25, 1911, —%. June 25. June 26, 1909. 8:2111. **nom**

Ritterbusch, Louis with Chas A Van Iderstine. Amsterdam av, No 2111. Extension of mort for \$4,500 to June 25, 1911, —%. June 25. June 26, 1909. 8:2111. **nom**

Ryttenberg, Isabella L to TITLE INS CO of N Y. 78th st, No 63, n s, 122 w Park av, 17x102.2. June 25, 1909, 3 years, 5%. 5:1393. **32,000**

Rinaldo, Louis to Delia G Levy. 1st st, No 46, n s, 262.6 e 2d av, 24.2x100.1x23.11x100.2. Prior mort \$26,000. June 30, 2 years, 6%. July 1, 1909. 2:443. **3,000**

Rinaldo, Louis to Delia G Levy. 1st st, No 48, n s, 286.8 e 2d av, 24x100.3x26.6x100.1. Prior mort \$26,000. June 30, 2 years, 6%. July 1, 1909. 2:443. **3,000**

Rinaldo, Louis to Delia G Levy. 1st st, No 50, n s, 310.8 e 2d av, 23.11x100.1x24.6x100.3. Prior mort \$26,000. June 30, 2 years, 6%. July 1, 1909. 2:443. **3,000**

Rennard, Mary T to Park Mortgage Co. 56th st, No 77, n s, 83 w Park av, 17x67.1. June 30, 3 years, 5%. July 1, 1909. 5:1292. **30,000**

ROYAL BANK OF N Y with ITALIAN SAVINGS BANK of N Y. 61st st, No 106 West. Subordination of an assignment of rents for \$1,964 to mort for \$54,000. June 30. July 1, 1909. 4:1132. **nom**

Rader, Gustavus W to Henry Burden trustee Henry Burden. Broadway, late Kingsbridge road, s s, 150 w Emerson st, 25x141.7x25x141.3. June 30, 1909, due June 1, 1912, 5%. 8:2235. 3,332.03

Rosevear, Thomas, of Hazlet, N J, and Harriet A' Chittick, of East Orange, N J, to TITLE GUARANTEE & TRUST CO. Naegle av, n s, 200 e Hawthorne st, runs n 160 x e 100 x s 120.2 to w s 10th av x s 69.5 to Naegle av x w 43.1 to beginning. June 24, due, &c, as per bond. June 30, 1909. 8:2219. **5,000**

Richards, Jacob and Jacob Levy to Geo Hotchkiss. 1st av, No 1625, w s, 76.8 s 85th st, 25.6x75. June 30, 1909, due, &c, as per bond. 5:1547. **17,000**

Reiman, Alexander to IRVING SAVINGS INSTN. Chambers st, No 96, s s, abt 75 e Church st, 25x75. June 29, due, &c, as per bond. June 30, 1909. 1:135. **62,500**

Rader, Gustavus W to Henry Burden trustee Henry Burden. Broadway, e s, 354.4 s Dyckman st, 50.7x269.2x50x277.1, except part for Broadway. June 30, 1909, due June 1, 1912, 5%. 8:2175. **10,000**

Rader, Gustavus W to Henry Burden trustee Henry Burden. Broadway, late Kingsbridge road, s s, 175 e Hawthorne st, 25x143.1x25x143.5. June 30, 1909, due June 1, 1912, at 5%. 8:2235. 3,332.04

Russell, Ora M to TITLE GUARANTEE & TRUST CO. 87th st, No 155, n s, 441.8 w Columbus av, 16.8x100.8. P M. June 30, due, &c, as per bond. July 1, 1909. 4:1218. **15,000**

Rieper, Jacob to Chas Frazier et al, exrs Maurice Grau. St Nicholas av, No 161, n w cor 118th st, Nos 261 to 265, 32.3x102.3x27.6x119.2. July 1, 1909, 5 years, 4½%. **40,000**

Rabbe, Fredk to EMIGRANT INDUSTRIAL SAVINGS BANK. Hudson st, Nos 612 and 614, n e cor 12th st, No 309, 80.6x16.6 x80x25.6. July 1, 1909, 5 years, 4½%. 2:625. **21,000**

Rader, Gustavus W of Montclair, N J to SEAMEN'S BANK FOR SAVINGS in City N Y. 51st st, Nos 609 to 619, n s, 150 w 11th av, runs n 200.10 to s s 52d st, Nos 606 to 610, x w 100 x s 100.5 x w 50 x s 100.5 to 51st st x e 150 to beginning. July 1, 1909, due May 13, 1913, 4½%. 4:1099. **13,000**

Shapiro, Portman & Henry, Inc, to Minoma Realty Co. Northern av, n w cor 181st st, 78x134 x — to st x — to beginning. P M. Prior mort \$190,000. June 30, installs, 6%. July 1, 1909. 8:2179. **34,000**

South Manhattan Realty Co to DRY DOCK SAVINGS INSTN. John st, Nos 71 to 77, n s, 47.5 e William st, runs e 73.10 x n 49.11 x n 50.4 x w 25 x w 26.8 x w 8.7 x w 15.6 x w 49.3 to e s William st, Nos 114 and 116 x s 55.3 x e 48.3 x s 29.8 to beginning. July 1, 1909, due, &c, as per bond. 1:77. **350,000**

Setaro, Frank to Edmund Hendricks and ano as trustee Fanny Hendricks for Isabel E Brush. 29th st, No 234, s s, 140 w 2d av, 20x98.9. June 30, 5 years, 5%. July 1, 1909. 3:909. **16,000**

Salomon, Louis A with Isaac Meyer. 108th st, No 156 East. Extension of \$8,500 mort until July 1, 1914, at 4½%. June 30. July 1, 1909. 6:1635. **nom**

Salzberg, David to Miriam Tuckman. 99th st, n s, 79 w 2d av, 26x101. June 18, 2 years, 6%. July 1, 1909. 6:1649. **1,000**

Stanley, Mary F to James R Walsh and ano. Prince st, No 136, s s, 75 e West Broadway, 25x101. P M. Prior mort \$34,000. June 24, 1 year, 6%. June 25, 1909. 2:501. **4,000**

Smith, Chas J with MUTUAL LIFE INS CO of N Y. 2d av, No. 1314. Estoppel agreement. June 25, 1909. 5:1444. **nom**

Schmalhausen, Jacob to Robt E Burkhardt. 38th st, No 447, n s, 182 e 10th av, 25x98.9. P M. June 28, 1909, due July 1, 1919, 5%. 3:736. **15,000**

Scheinberg, Abraham and Jos R to Samuel Lipman and ano. 119th st, Nos 348 and 350, s s, 110 w 1st av, 40x100.11. P M. Prior mort \$38,000. May 14, 4 years, 6%. June 28, 1909. 6:1795. **3,000**

Schnee, Sigmund with Samuel Berkowitz. Rivington st, Nos 78 to 84, n w cor Orchard st, Nos 143 and 145, 87.6x35. Extension of \$11,000 mort until June 15, 1914, at 6%. June 26, 1909. 2:416. **nom**

Sollmann, Ekko of Hoboken, N J, to TITLE GUARANTEE AND TRUST CO. 17th st, No 120, s s, 60 w Irving pl, runs s 57 x w 12 x s 12 x w 8 x n 69 to st, x e 20 to beginning. P M. June 29, 1909, due, &c, as per bond. 3:872. **20,000**

Slack, Eliz J, of Oswego, N Y, to Thos J Burnett. 5th st, No 548, s s, 73.9 w Av B, runs s 96.2 x w 26.2 x n 0.2 x w 0.11 x n 96 to st x e 27.1 to beginning. June 18, demand, 6%. June 30, 1909. 2:400. **1,500**

KING'S WINDSOR CEMENT

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J. B. KING & CO., 17 State Street, New York

- Shapiro, Benjamin to Moses M Valentine. 170th st, Nos 506 and 508, s s, 150 w Amsterdam av, 50x95. P M. Prior mort \$35,-000. June 28, 1909, due July 1, 1914, 6%. 8:2126. 20,000
- Simmons, Cary F to TITLE GUARANTEE AND TRUST CO. 13th st, No 233, n s, 410 w 7th av, 20x81.6. June 29, 1909, due, &c, as per bond. 2:618. 10,000
- Schminke, Chas R to DRY DOCK SAVINGS INSTN. Houston st, No 125, s s, 81 e Chrystie st, 27x74.3. June 25, 1909, 3 years, 4½%. 2:422. 5,000
- Saltzman, Harry, of Brooklyn, N Y, to Aronson Mercantile Co. 62d st, Nos 229, 231 and 235 West. Assign rents from Aug, 1909, to March, 1910. June 29, 1909. 4:1153. Notes 500
- Speyers, James B to Chas Gulden. 92d st, No 57, n s, 218 w Park av, 17.6x100.8. P M. June 24, 5 years, 4%, until Jan 1, 1911, and thereafter at 4½%. June 29, 1909. 5:1504. 13,500
- Spruce Realty Co to Edna S Lewis. Av A, Nos 1436 and 1438, e s, 25.6 n 76th st, 50.6x98. P M. Prior mort \$—, June 10, 2 years, 6%. June 29, 1909. 5:1488. 10,000
- Steinmuller, Eliz with TITLE GUARANTEE AND TRUST CO. 2d av, No 468. Subordination agreement. June 8. June 29, 1909. 3:932. nom
- Silk, Adolph to Sophia Robert. 5th av, No 2164, w s, 51.11 n 132d st, 27x100. Prior mort \$33,000. June 28, 1 year, 6%. June 29, 1909. 6:1730. 2,000
- Silk, Adolph to EMPIRE CITY SAVINGS BANK. 5th av, No 2164, w s, 51.11 n 132d st, 27x100. June 28, 3 years, 5%. June 29, 1909. 6:1730. 23,000
- Same and Lena Rosenblatt with same. Same property. Subordination agreement. June 28. June 29, 1909. 6:1730. nom
- Seely, Frank to Charles Klingelhoff. 15th st, No 311, n s, 125 w 8th av, 25x103.1. June 22, 5 years, 4½%. June 30, 1909. 3:739. 24,000
- Solomon, Joseph to TITLE GUARANTEE & TRUST CO. Attorney st, No 94, e s, 175 s Rivington st, 25x75. June 10, due, &c, as per bond. June 30, 1909. 2:343. 18,000
- Stroock, Sol M to TITLE INS CO of N Y. 85th st, No 133, n s, 393 w Columbus av, 20x97.6. June 29, 3 years, 4%. June 30, 1909. 4:1216. 15,000
- Swinton, Wm A to Ellen McDonough. 114th st, No 216, s s, 275 w 7th av, 25x100.11. P M. June 29, 5 years, 5%. June 30, 1909. 7:1829. 3,900
- Steuer, Samuel to TITLE GUARANTEE & TRUST CO. 1st av, No 1438, e s, 51 s 75th st, 25.6x88. June 30, 1909, due, &c, as per bond. 5:1469. 14,000
- Taube, Karolina wife of and Abraham to Rector, &c, of the Church of the Transfiguration in City N Y. Willett st, No 97, w s, 125 s Stanton st, 25x100. June 17, 5 years, 5%. June 30, 1909. 2:339. 25,000
- Trustees of Columbia College in City N Y with Edw G Janeway. 48th st, No 44 West. Extension of \$10,000 mort until June 8, 1912, at 4½%. June 10, June 30, 1909. 5:1263. nom
- Taylor, Marx and Henry C with A Gertrude Cutter. 81st st, No 231, n s, 227.1 w 2d av, ——. Subordination agreement. June 29. June 30, 1909. 5:1527. nom
- Tur, Solomon B to Archdeaconry of N Y. 121st st, No 225, n s, 275 e 3d av, 25x100.10. June 30, 1909, 5 years, 5%. 6:1786. 15,000
- Two-Fifty Madison Av Co to Thirty-Eighth St & Madison Av Co. Madison av, Nos 250 to 254, n w cor 38th st, Nos 17 and 19, 74.4x100. P M. Prior mort \$303,000. June 30, 1909, 1 year, 5½%. 3:868. 197,500
- Trustees of the Corp of the African Methodist Episcopal Church in City of N Y to MUTUAL LIFE INS CO of N Y. Grove st, Nos 66 and 68, s s, 78.9 w 4th st, 43.11x95.7x43.9x93.7. Prior mort \$—, June 5, due, &c, as per bond. June 25, 1909. 2:591. 6,000
- Thorn, Wesley to TITLE GUARANTEE & TRUST CO. 7th av, No 2245, n e cor 132d st, No 167, 24.11x75. Prior mort \$18,000. June 25, due, &c, as per bond. June 26, 1909. 7:1917. 3,000
- Turney, Cathleen to Louisa M Lee. 5th av, No 516, n w cor 43d st, No 1, 29x125. P M. June 25, 1909, 5 years, 4½%. 5:1259. 600,000
- Tuozzo, Teresa, of Long Island City, N Y, to Gerard J Cuoco. 109th st, No 321, n s, 250 e 2d av, 25x100.11. Prior mort \$11,000. June 28, 1909, 2 years, 6%. 6:1681. 2,500
- TITLE GUARANTEE & TRUST CO with Michael Grenthal. Columbus av, No 953. Extension agreement of mort for \$18,000 to Sept 3, 1912, at 4½%. June 25. June 28, 1909. 7:1842. nom
- Tietz, Francis D, Anna E, Emily L, Edw E, Wm F and Fredk T to Edgar J Pitschke. 9th st, No 632, s s, 233 w Av C, 27.6x93.11. Prior mort \$20,000. June 29, 2 years, 6%. July 1, 1909. 2:391. 2,000
- Twenty-Eighth Street Co to METROPOLITAN LIFE INS CO. 27th st, Nos 9 to 19, n s, 95 w Madison av, runs w 143 x n 98.9 x e 18 x n 98.9 to 28th st, Nos 10 to 14, x e 50 x s 98.9 x e 75 x s 98.9 to beginning. July 1, 1909, due Oct 1, 1919, 5½% until Oct 1, 1914, and 5% thereafter. 3:857. 1,000,000
- Same to same. Same property. Certificate as to above mort. July 1, 1909. 3:857. —
- Same to Century Investing Co. Same property. Prior mort \$1,000,000. July 1, 1909, due July 1, 1918, 6%. 3:857. 428,000
- Same to same. Same property. Certificate as to above mort. July 1, 1909. 3:857. nom
- UNION SQUARE SAVINGS BANK with Jos Herring. Av C, No 73, w s, 60.7 n 5th st, 36.4x90. Extension of \$40,000 mort until June 25, 1914, at 4½%. June 25, 1909. 2:388. nom
- Van Buskirk, Chas J and Adele Quackenbush of Hackensack, N J, to Charles Rubinger. 15th st, Nos 234 and 236, s s, 444.4 w 7th av, 41x103.1x41x103.3. P M. Prior mort \$—. June 29, installs, 5½%. June 30, 1909. 3:764. 5,000
- Vincent, Minnie to American Mortgage Co. 25th st, Nos 418 and 420, s s, 500 e 10th av, 50x98.9. P M. June 30, 3 years, 5%. July 1, 1909. 3:722. 20,000
- Van Raalte, Emanuel with BOWERY SAVINGS BANK. 114th st, Nos 611 to 619, n s, 225 w Broadway, 125x100.11. Extension of \$165,000 mort until June 17, 1914, at 4½%. June 25, 1909. 7:1896. nom
- Vincent, Minnie to American Mortgage Co. 24th st, Nos 421 and 423, n s, 500 e 10th av, 50x98.9. P M. June 30, 3 years, 5%. July 1, 1909. 3:722. 20,000
- Vincent, Minnie to American Mortgage Co. 25th st, Nos 422 to 426, s s, 425 e 10th av, 75x98.9. P M. June 30, 3 years, 5%. July 1, 1909. 3:722. 30,000
- Wilcoxson, Geo F to U S TRUST CO OF N Y. 9th av, No 143, w s, abt 25 s 19th st, 22.4x100. June 30, due, &c, as per bond. July 1, 1909. 3:716. 14,000
- Wallace, Fannie M to John H Rogan exr Patrick Hall. Lexington av, No 724, w s, 20.5 n 58th st, 20x70. May 27, 1 year, 6%. June 28, 1909. 5:1313. 1,500
- Weiser, Joe with Jacob Conner and ano. Rivington st, No 235. Extension of \$1,500 mort until June 29, 1912, at 6%. June 29, 1909. 2:328. nom
- Wubbenhorst, Chas G to N Y SAVINGS BANK. 8th av, 810, n e cor 49th st, Nos 251 to 255, 25.5x100. June 29, 1909, due, &c, as per bond. 4:1021. 7,000
- Wallach, Eleonora to GREENWICH SAVINGS BANK. 114th st, Nos 214 and 216, s s, 250 w 7th av, two lots, each 25x100.11. Two morts, each \$20,000. June 29, 1909, due, &c, as per bond. 7:1829. 40,000
- Worth, Geo W to AMERICAN SAVINGS BANK. 57th st, No 561, n s, 66.8 e 11th av, 16.8x100.5. P M. June 30, 1909, 5 years, 5%. 4:1086. 7,000
- Wendell, Marian F wife Jacob to KNICKERBOCKER TRUST CO. 35th st, No 106, s s, 113.4 e Park av, 16.8x98.9. June 14, 1 year, 4½%. June 26, 1909. 3:890. 20,000
- Wicker, Lucy S to Wm R Rose and ano exrs Wolf Dazian. West End av, s w cor 89th st, No 300, 23x80. June 25, 5 years, 4½%. June 26, 1909. 4:1250. 36,000
- Wicker, Lucy S and Cassius M to James McNaught. West End av, s w cor 89th st, No 300, 23x80. June 25, 1 year, 6%. June 26, 1909. 4:1250. 11,520
- Wicker, Lucy S and Cassius M to Raymond A Greene. West End av, s w cor 89th st, No 300, 23x80. Prior mort \$47,520. June 25, 1 year, 6%. June 26, 1909. 4:1250. 1,778.86
- Young, Geo W exr Charles Young with Julius and Michael Maier exrs, &c, Louis Maier. 1st av, No 404, e s, 49.5 s 24th st, 24.8x81.6. Extension of \$20,000 mort until July 1, 1912, at 5%. June 23, June 30, 1909. 3:955. nom
- Zurich Silk Finishing Co to Gustavus Isaacs. Bethune st, No 39, s s, 75 e Washington st, 22x80x22x79.10; Washington st, No 747, e s, 60 s Bethune st, 20.6x78.9x20x78.9. P M. June 25, 1909, 5 years, 6%. 2:635. 10,000
- Zurich Silk Finishing Co to Gustavus Isaacs. Bethune st, Nos 33 to 37, s s, 97 e Washington st, 66x79.6x66x79.10. P M. June 25, 1909, 5 years, 6%. 2:635. 20,000

BOROUGH OF THE BRONX.

Under the head the * denotes that the property is located in the new Annexed District (Act of 1895).

- Anderson, Wm B to Smith Williamson individ and as exr Abbie J Cooper. Arthur av, No 2120, e s, 95.8 s 181st st, 16.8x100.8x16.8x100.6. June 24, 3 years, 6%. June 25 1909. 11:3070. 2,500
- Abelson, Theresa to Sophia Stark. Willis av, Nos 477 to 481, w s, 75 s 147th st, runs s 75 x w 105.4 x n 9.8 x w 0.8 x n 65.3 x e 106 to beginning. P M. June 22, 3 years, 5%. June 29, 1909. 9:2307. 29,000
- *Aikin, Mary E to Charlotte M Dawson. St Lawrence av, w s, 125 s Mansion st, 25x100. June 24, due, &c, as per bond. June 29, 1909. 1:400
- American Real Estate Co to BROOKLYN SAVINGS BANK. Simpson st, e s, 300 n 163d st, 5 lots, each 40x107.6. Five morts, each \$27,500. June 30, 1909, 5 years, 4½%. 10:2725. 137,500
- *American Real Estate Co to Francis A Watson and ano exrs, &c, Wm Watson. Bridge approach across Bronx River at Westchester av, n s, at outer line of land under water, runs e 2,635.2 x n and n w 2,683.5 to s e s land N Y, N H & H R R Co, x s w, n w and again s w — to land under water, x s w 390.6 to beginning, except part of Watson lane; N Y, N H & H R R Co, w s, where said R R crosses Bronx River, at outer line of land under water, runs n e — to small inlet, x w, s and w and s across waters of said river, 2,868.5 to beginning, except parts conveyed and being part of farm of Wm Watson, with wharfage rights, &c. P M. July 1, 1909, due Feb 1, 1917, 5%. 1:102,337.38
- *Adee, Jennie to Edwin M Adee. Lots 57 to 60, 95, 114 to 117, 124 to 130, 154 to 157, 264 to 271, 306 to 309, 347, and 348 amended map No 1131 Adee Park, described as follows: Burke st, s s, at e corner lot 95; 205th st, n e cor Post av, 200 to Hall av, x100; 205th st, s e cor Adee av, 25x irreg x25x100; 203d st, n w cor Adee av, 100 x91.6; Adee av, w s, 125 s 205th st, 175x100; 203d st, n e cor Wallace av, 40x91.6; 205th st, s e cor Timpson av, 200 to Post av, x100; 205th st, s w cor Timpson av, 100x100; Hall av, w s, 100 s 203d st, 50x100, same map, runs e — x s w — x n — to beginning. June 23, 3 years, 5%. June 29, 1909. 16,000
- ALBANY CITY SAVINGS INST with John M Gibson. Hewitt pl, e s, 496.7 n Longwood av, 40x100. Extension of \$30,000 mort until May 1, 1914, at 5%. May 5. June 30, 1909. 10:2689. nom
- AUBURN SAVINGS BANK with John M Gibson. Hewitt pl, e s, 416.7 n Longwood av, 40x100. Extension of \$30,000 mort until May 1, 1914, at 5%. May 5. June 30, 1909. 10:2689 and 2696. nom
- AMSTERDAM SAVINGS BANK with John M Gibson. Hewitt pl, e s, 256.7 n Longwood av, 40x100. Extension of \$30,000 mort until May 1, 1914, at 5%. May 5. June 30, 1909. 10:2696. nom
- Apartment Building Co to Marie True. Featherbed lane, n e cor Aqueduct av, and being lots 7 to 10, map lots Century Investing Co, bet Aqueduct av, Macombs road and Featherbed lane, 184.11 on curve, x130.11x100. Prior mort \$—. June 1, 1 year, 6%. June 29, 1909. 11:2876. 15,000
- *Bacon, Frank L, of Queens Borough, N Y, to Wm H Deady. Lot 22 map Neill estate. June 28, 3 years, 5½%. July 1, 1909. 7,000
- Beach, Wooster with Sarafino Porcelli. Lots 210 and 211 map S Cambreling et al at Fordham. Agreement apportioning mort. June 25. June 29, 1909. 11:3078. —
- Baldo, Giuseppe to Luigi Palatucci. Villa av, e s, 82.6 n 204th st, 50x130.5x50x131.4. Consent for cancellation of agreement recorded Mar 12, 1909. June 9. June 28, 1909. 12:3311. —
- Baldo, Giuseppe to Luigi Palatucci. Villa av, e s, 82.6 n 204th st, 50x131.4x50x130.6, n s. Consent to cancellation of agreement, recorded Mar 30, 1909. June 9. June 28, 1909. 12:3311. —

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**E. THIELE, Sole Agent,
99 John St., New York.**

*Bowne, Edw W, of Tarrytown, N Y, to Regent Realty Co. White Plains road, w s, 420 n Morris Park av, 50x100. P M. June 25, 3 years, 5½%. June 30, 1909. 5,360

Boulevard Construction Co to Liberty Mortgage Co. Southern Boulevard, w s, 375 n Jennings st, 75x100. June 28, due, &c, as per bond. June 29, 1909. 11:2977. 56,000

Same to same. Same property. Certificate as to above mort. May 6. June 29, 1909. 11:2977. —

Brown, Matilda Bergh with Along the Hudson Co, a corpn. Hudson River, at s s land now or late of Danl Ewen, runs s e 545 to Palisade av, x — x s w 268.6 x s w 78 x n w — to Hudson River, x n — to beginning, contains 4 253-1,000 acres. Extension of mort for \$20,000 to Mar 14, 1912, at 5½%. May 18. June 28, 1909. 13:3417. nom

*Becker, Margt to Frank Gass. Harrison or Taylor av, w s, 125 s McGraw av, 50x90, and being lots 21 and 22 map 370 lots McGraw estate. June 26, 3 years, 6%. June 29, 1909. 1,000

*Bowne, Edward W to Louisa S Van Winkle. Hunt av, e s, 347 s Bronxdale av, 100x100, and being lots 50 to 53 map No 1037 (Westchester Co) partition sale Lott G Hunt, except part of lot 53, being 13.2x5.10x11.11. June 19, 2 years, 5½%. June 26, 1909. 3,000

Brown, Henry with Morris and Bessie Freed. Fulton av, n w cor 166th st, 59.7x72.5x66.6x27.1. Extension of \$6,000 mort until June 1, 1912, at 6%. June 24. June 26, 1909. 10:2608. nom

*Buck, Geo W to North New York Co-operative Bldg & Loan Assoc. Ellison av, w s, 225 n Marrin st, and being lot 298 map Seton homestead, 25x100. June 22, installs, 6%. June 25, 1909. 3,750

Bell, Enoch C of Nyack, N Y, with LAWYERS TITLE INS & TRUST CO. 166th st, n s, 128.2 w Union av, 37.6x149.4. Agreement as to share ownership in mort. June 23. June 25, 1909. 10:2671. nom

Same with same. 166th st, n s, 90.8 w Union av, 37.6x149.3. Agreement as to share ownership in mort. June 23. June 25, 1909. 10:2671. —

Bryant Co and Henry Morgenthau with LAWYERS TITLE INS & TRUST CO. Hoe av, w s, 125 n 172d st, 120x100. Subordination agreement. June 25. June 26, 1909. 11:2982. nom

Bryant Co to LAWYERS TITLE INS & TRUST CO. Hoe av, w s, 125 n 172d st, 6 lots, each 20x100. 6 morts, each \$7,000. June 25, due Feb 25, 1910, 6%. June 26, 1909. 11:2982. 42,000

Same to same. Hoe av, w s, 125 n 172d st, 120x100. Certificate as to 6 morts for \$7,000 each. May 25. June 26, 1909. 11:2982. —

Bachert, Albert to Frieda Roetger widow. Tiffany st, No 1088, e s, 79.3 s 167th st, 50x100. June 24, due, &c, as per bond. June 25, 1909. 10:2717. 4,500

Coyle, Denis F to Tremont Av Land Co. Daly av, w s, 530.6 s Tremont av, late 177th st, 25.3x106x26.1x109.10. P M. June 25, 1909, 2 years, 5%. 11:2985. 2,000

Carlson, Emma C to Chas F Peet. Rider av, w s, 255 n 138th st, 50x125 to Canal pl. P M. June 19, 3 years, 5%. June 29, 1909. 9:2340. 14,000

Camton Construction Co to Edwin B Meeks trustee Jos W Meeks for Sophia T Hawkins et al. Walton av, w s, 19.8 n 181st st, 2 lots, each 19x75. Two morts, each \$4,800. June 28, due, &c, as per bond. June 29, 1909. 11:3185. 9,600

Same to same. Walton av, w s, 76.8 n 181st st, three lots, each 19x75. Three morts, each \$4,800. June 28, due, &c, as per bond. June 29, 1909. 11:3185. 14,400

Same to same. Walton av, s w cor Cameron pl, runs w 70.2 x s 9.10 x e 72.9 to av, x n 22.9 to beginning. June 28, due, &c, as per bond. June 29, 1909. 11:3185. 5,600

Same to same as trustees Jos W Meeks for Edwin B Meeks et al. Walton av, n w cor 181st st, 19.8x75. June 28, due, &c, as per bond. June 29, 1909. 11:3185. 5,700

Same to Everett V Meeks. Walton av, w s, 57.8 n 181st st, 19x75. June 28, due, &c, as per bond. June 29, 1909. 11:3185. 5,000

Same to Edwin B Meeks as trustee, &c, and ano. Walton av, n w cor 181st st, runs n 156.7 to Cameron pl, x w 70.2 x s 143.6 x e 75 to beginning. Certificate as to eight morts aggregating \$40,300. June 28. June 29, 1909. 11:3185. —

Cameron Realty Co with Edwin B Meeks, trustee Joseph W Meeks, deceased, and Everett V Meeks. 181st st, n s, 100 e Jerome av, runs n — to s s Cameron pl, x e — to w s Walton av, x s 35 and 121.7 to 181st st, x w 100 to beginning. Subordination agreement. June 22. June 29, 1909. 11:3185. nom

Cunehan, Wm J to TITLE GUARANTEE & TRUST CO. 153d st, No 311, n s, 475 w Courtlandt av, 25x100. June 30, 1909, due, &c, as per bond. 9:2413. 4,500

Cohn, Dora to N Y Association of The New Church. Valentine av, e s, 90.1 n 197th st, 25x101.4x25x99.11. June 25, 3 years, 5%. June 26, 1909. 12:3301. 5,500

Cohn, Dora and George E Buckbee, with the N Y Association of the New Church, a corpn. Valentine av, e s, 90.1 n 197th st, 25x101.4x25x99.11. Subordination agreement. June 25. June 26, 1909. 12:3301. nom

Cohn, Dora and Geo E Buckbee with Charlotte N Tewksbury gdn Emily E Tewksbury. Valentine av, e s, 115.1 n 197th st, 25x102.9x25x101.4. Subordination agreement. June 25. June 26, 1909. 12:3301. nom

Cronin, Mary G to Harriet D Potter. Woodcrest av, s e cor 172d st, being lots 30 and 31, parcel 15, map subdivision Estate Wm B Ogden at Highbridge, filed May 24, 1907. June 30, 1909, 3 years, 5½% until June 30, 1910, and 6% thereafter. 11:2873. 3,300

Carroll, Annie to Aaron O Whaley. Heath av, e s, 75 n 230th st, 37.6x100. P M. June 29, 1 year, 5%. July 1, 1909. 12:3256. 1,000

Cutitta, Apostalo to Morris M Sinske. Brook av, No 265, w s, 24.11 n 142d st, 24.11x90. Prior mort \$16,500. July 1, 1909, due Jan 1, 1910, 6%. 9:2287. 275

*Cuddy, Patrick J to Wm F Epple. White Plains road, w s, 250 n Morris Park av, 75x100. July 1, 1909, 3 years, 6%. 6,000

*Cohen, Saml to Jakobine F F Schuh. Bronx and Pelham Park-way, s e cor St Pauls av, runs e 75.10 x s 89.8 x e 46.4 x s 175.1 x w 118.8 to av, x n 278.7 to beginning. P M. Prior mort \$—. June 30, 3 years, 5%. July 1, 1909. 2,500

Cutitta, Apostalo to Sol Sulzberger. Brook av, w s, 24.11 n 142d st, 24.11x90. Prior mort \$14,000. July 1, 1909. 2 years, 6%. 9:2287. 2,500

Carucci, Checchina to Helene Fuld. Hoffman st, w s, 100 n 187th st, runs n 50 x w — to point 98 e Lorillard st, x s — x e — to beginning. July 1, 1909, 5 years, 5%. 11:3056. 4,000

Cusack, Michl F to Louis Rinaldo. Crotona av, n e cor Fairmount pl, 200x70. Building loan. Prior mort \$11,000. June 30, 1 year, 6%. July 1, 1909. 11:2950. 30,000

*Cuddihy, Richard to John McManus. 223d st, late 9th av, n s, 155 w White Plains road, 50x114, except part for 223d st. June 22, 3 years, 5%. July 1, 1909. 1,000

Cutitta, Apostalo and Jenny with Herman Mundheim. Brook av, No 365, w s, 24.11 n 142d st, 24.11x95. Extension of \$16,000 mortgage until July 1, 1911, at 5%. June 18. July 1, 1909. 9:2287. nom

Doyle, James T to Westchester Av Realty Co. Heath av, e s, 175.8 s 230th st, 125x100.7. Prior mort \$8,500. June 25, due, &c, as per bond. June 29, 1909. 12:3256. 900

Dittmar, Adolf J to TITLE GUARANTEE & TRUST CO. Simpson st, No 1219, w s, 177.1 n Home st, 16.8x100. June 23, due, &c, as per bond. June 25, 1909. 11:2974. 3,000

DeVoe, Wm H to Julia P Outcalt. Ryer av, s w cor 182d st, 114.8x110.4x140.7x124.3. June 25, 3 years, 5½%. June 26, 1909. 11:3157. 7,000

*Di Nardo, Maria F with Fredk E Buser. Magenta av (211th st), n s, 30.7 e Rosewood av, 25x95 and being lot 194 map 426 of Building Lots near Williamsbridge Station. Subordination agreement. June 23. June 25, 1909. nom

*Di Pace, Donato with Frederick E Buser. Magenta av (211th st), n e cor Rosewood av, 55.7x95x55.7x95.2, and being lots 194 and 195 map No 426 of lots near Williamsbridge Station. Subordination agreement. June 24. June 25, 1909. nom

*De Canio, Felix to Frank Gass. Tompkins st, e s, 400 n 152d st, 74.5x31.8x111x95.7 and being lots 42 to 44 amended map No 1108a of 426 lots being a subdivision of plot 23 of Classons Point. Parker av, n e s, 25 s e St Raymond av, 25x100, and being lot 25 map No 277 of St Raymond Park. June 22, 3 years, 6%. June 29, 1909. 1,000

Elsenbast, John F to Herman Menaker. Eagle av, late Av A, s e s, 550 s w 161st st, late Cliff st, 50x100. Prior mort \$3,000. June 24, 3 years, 5%. June 29, 1909. 10:2626. 1,000

Ekwanok Realty Co, a corpn, to Charles Hyman. Anthony av, n w cor 174th st, 135.7x88.11x117x59.6. Prior mort \$32,000. June 10, 6 months, 6%. June 28, 1909. 11:2891. 5,000

*Ehrgott, Geo H to MUTUAL LIFE INS CO of N Y. Westchester sq, No 63, e s, 81.5 n Grant av, 30.10x178.8x30x171.4. June 24, due, &c, as per bond. June 25, 1909. 12,000

Engels, Chas to Manhattan Mortgage Co. Prospect av, No 1350, e s, 175 n 169th st, 25x100. July 1, 1909, due, &c, as per bond. 11:2970. 7,000

FARMERS AND MECHANICS SAVINGS BANK of City of Lockport, N Y, with John M Gibson. Hewitt pl, e s, 456.7 n Longwood av, 40x100. Extension of \$30,000 mort until May 1, 1914, at 5%. May 5. June 30, 1909. 10:2689 and 2696. nom

Fiala, Eugene to Charles Hanlon et al. Hughes av, No 2261, w s, 125 s 183d st, 25x100. June 24, 5 years, 5%. June 26, 1909. 11:3071. 4,000

*Frey, Louis, Jr, with Grace L Hoffman. Van Buren st, e s, 125 n Columbus av, 25x100, and being lot 187 map Van Nest Park. Subordination agreement. June 24. June 25, 1909. nom

*Fitzeck, Franz to Saml Keeler. 6th st, w s, at n w s 227th st, being lot 61 (?) map Wakefield, probable error. June 25, 1909, demand, 6%. 1,300

Gerhards, Victor with Manhattan Mortgage Co. Manida st, e s, 191.8 s Spofford av, 15x65.9x15.2x69.5, s s. Subordination agreement. June 29. June 30, 1909. 10:2768. nom

Gerhards, Albert to Manhattan Mortgage Co. Manida st, e s, 191.8 s Spofford av, 15x67.11 to Hunts Point road, x15.2x65.9. Prior mort \$—. June 29, due, &c, as per bond. June 30, 1909. 10:2768. 3,000

Galland, Wm P to DOLLAR SAVINGS BANK of City N Y. Bryant av, w s, 225 n Freeman st, 25x100. June 29, due June 1, 1911, 5% until June 1, 1910, and 6% thereafter. June 30, 1909. 11:2994. 6,500

Guidone & Galardi Co to John C Rodgers. Sedgwick av, n w s, at s w s Fordham road, runs n w 25.5 x s w 82.8 to s e s 184th st, x s w 6.7 x s e 85.4 to av, x n e 76.9 to beginning. P M. June 29, due, &c, as per bond. June 30, 1909. 11:3234. 9,500

Gross & Herman, Inc, with Henry Wacker. Stebbins av, s e s, 276.5 n 169th st, 45x135.4x45x122.10. Extension of \$7,000 mort until June 29, 1912, at 6%. June 29, 1909. 11:2973. nom

*Giordano, Bartolomeo to Fredk E Buser. Magenta av (211th st), n e cor Rosewood av, 55.7x95x55.7x95.2, and being lots 194 and 195 map No 426, of Building Lots in 24th Ward near Williamsbridge. June 24, due July 1, 1912, 6%. June 25, 1909. 2,100

Grunwald, Nettie or Nattie Greenwald to August C Waeterling. 178th st, s s, 140.7 e 3d av, 25x100. Prior mort \$3,000. June 26, due, &c, as per bond. June 28, 1909. 11:3060. 1,000

Goldhill Realty Co to City Mortgage Co. Union av, w s, 39 s 160th st, 105x79. Building loan. June 17, demand, 6%. June 25, 1909. 10:2666. 67,500

Same to same. Same property. Certificate as to above mort. June 17. June 25, 1909. 10:2666. —

Gratacap, John H to Mary L Arnow. Martha av, s w cor 236th st, 100x27.4. June 24, due, &c, as per bond. June 25, 1909. 12:3384. 2,000

Guttler, August W to Emma Wicke. 145th st, n s, 448.7 e Willis av, runs n 100 x e 25 x s 88.2 x s 11.11 to st, x w 25.4 to beginning. Prior mort \$3,750. June 30, 1 year, 6%. July 1, 1909. 9:2290. 750

*Gullery, Wm to Agnes Rywolt. Lots 158a and 158b map subdivision portion Penfield property. July 1, 1909, 3 years, 6%. 1,000

Gorsch, Sophia to Jacob Marx. Spofford av, n s, 250 w Brown av, 44.6x120.6x6.6x100. Building loan. June 30, demand, 6%. July 1, 1909. 10:2737. 3,500

<p>GERMAN AND AMERICAN Sales Offices 45 B'way, N. Y. City WORKS HAMBURG - GERMANY ALSEN ON HUDSON RIVER, N. Y.</p>	<p>ANNUAL CAPACITY 3,000,000 BBLs "THE ABSOLUTELY SAFE CEMENT"</p>	<h1>ALSEN</h1>	<p>SEE PAGE 132 IN "SWEET'S" FOR FULL PARTICULARS</p>	<p>This Brand of Portland Cement is too favorably known in EVERY COUNTRY where cement is used to need further description.</p>
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- Guttler, August W to TITLE GUARANTEE AND TRUST CO. 145th st, No 445, n s, 448.7 e Willis av, runs n 100 x e 25 x s 88.2 x s 11.11 to st, x w 25.4 to beginning. P M. June 30, due, &c, as per bond. July 1, 1909. 9:2290. 3,750
- Greenebaum, Sarah wife of Edward to TITLE GUARANTEE AND TRUST CO. Eagle av, Nos 911 and 913, w s, 175 s 163d st, 50x125. June 30, due, &c, as per bond. July 1, 1909. 10:2620. 10,000
- GOSHEN SAVINGS BANK with John M Gibson. Hewitt pl, e s, 136.7 n Longwood av, 40x100; Hewitt pl, e s, 96.7 n Longwood av, 40x100. Extension of two mortgages for \$30,000 each until May 1, 1914, at 5%. May 5. June 30, 1909. 10:2696. nom
- Granville, Thomas J to Rosalie Bendit. Robbins av, e s, in blk bet St Joseph st and Dater st, being lot 162, map Wilton, &c, 50x100. July 1, 1909, 1 year, 6%. 10:2578. 500
- Heydt, Helene with Ellen Kearns. 145th st, n s, 100 w Brook av, 25x100. Extension of \$8,000 mort until July 1, 1912, at 5%. July 1, 1909. 9:2272. nom
- Hunt, James F with Olga Hirsh. Fairmount pl, No 980, s s, 197.4 e Crotona av, late Grove st, 26.8x95.8x26.9x94.6. Extension of \$1,100 mort until July 25, 1912, at 6%. June 28. July 1, 1909. 11:2950. nom
- *Hertsch, Chas to EASTCHESTER SAVINGS BANK. Marian st, s e s, lot 213 map Penfield property, South Mt Vernon, 30x100. July 1, 1909, 3 years, 6%. 1,100
- Harnisch, Frederick R to Herman Heinemann. 170th st, s s, 98.4 e Prospect av, 25x126.2x25x125.5. June 26, 2 years, 5%. June 30, 1909. 11:2963. 1,000
- Henning, Eliz W to IRVING SAVINGS INSTITUTION. Crotona av, No 1829, w s, 176.10 n 175th st, 18.9x100. June 29, due, &c, as per bond. July 30, 1909. 11:2945. 4,500
- Irving Construction Co to Richd Fensterer. Perry av, w s, 522 n Holt pl, runs w 84.5 to e s Reservoir Oval East, x n 22 x e 85.2 to av, x s 22 to beginning. Prior mort \$5,000. June 29, 1909. 1 year, 6%. 12:3343. 1,000
- Same to same. Same property. Certificate as to above mort. June 29, 1909. 12:3343.
- Irving, Jennie R to Robt L Irving. Katonah av, w s, 20 n 238th st, 20x85. June 25, demand, 6%. June 28, 1909. 12:3379. 750
- Irving Construction Co to Chas P Hallock. 178th st, s s, 149 w Vyse st or av, 49x142.6x50.3x142.6. Prior mort \$5,000. July 1, 1909, due Jan 1, 1910, 6%. 11:3126. 1,000
- Same to same. Same property. Certificate as to above mort. July 1, 1909. 11:3126.
- Irving Construction Co to Manhattan Mortgage Co. 178th st, s s, 149 w Vyse st or av, runs s e 142.6 x s e 50.3 x n 142.6 to st x w 49 to beginning. Prior mort \$—-. June 1, 1909, due, &c, as per bond. 11:3126. 5,000
- Same to same. Same property. Certificate as to above mort. July 1, 1909. 11:3126.
- Jacob (Geo H) Construction Co, a corpn, to LAWYERS TITLE INS & TRUST CO. Boston road, s e s, 59.5 n 165th st, 59.5x97.11x50.2x129.10. Building loan. June 26, due Feb 26, 1910, 6%, with agreement to extend for 5 years at 5%. June 28, 1909. 10:2622. 43,000
- Same to same. Certificate as to above mort. May 21. June 28, 1909. 10:2622.
- Johnson, Hannah wife of and August to DOLLAR SAVINGS BANK. Belmont av, w s, at n e s 181st st, runs n w 79.8 x n 9.4 x e 77.11 to av x s 29 to beginning. June 28, 1909, due June 1, 1912, 5%. 11:3082. 3,000
- Johnson, Kathryn to Geo D Kingston. Briggs av, No 2880, s e s, 378.8 n e 198th st, 25x125. P M. June 28, 1 year, 6%. June 29, 1909. 12:3295. 500
- Kirchhof, Wm B to DOLLAR SAVINGS BANK of City of N Y. St Anns av, e s, 335.5 s Westchester av, 16.10x110.4x16.8x107.11. June 28, due June 1, 1911, 5%. June 30, 1909. 10:2616. 3,700
- Kransch, Philip H to Henry H Grote. Bryant av, w s, 275 n Freeman st, 25x100, and being lot 261 map Sect A Vyse Estate. Prior mort \$5,000. June 29, 3 years, 6%. June 30, 1909. 11:2994. 2,500
- *Kreienberg, Friederich to TITLE GUARANTEE AND TRUST CO. Morris Park av, No 662, s s, 70 w Victor st, and being lot 17 map portion Hunt estate. June 29, 1909, due, &c, as per bond. 4,000
- Kinkeldy, Carl W to John Eggers. Shakespeare av, w s, 22.4 n old Devoe st, 75.2x105.4x75x100.4. June 26, 3 yrs, 5½%. June 28, 1909. 11:2873. 4,200
- Kerby, Michl F to Fanny Lomas. Creston av, w s, 374.2 s Burnside av, 28x100. June 24, due, &c, as per bond. June 25, 1909. 11:2807 and 2808. 2,000
- Levinson, Leo to Charlotte L Pritzkow. Teller av, e s, 325 n 166th st, runs e 97.9 x n 50 x e 97.4 to w s Clay av x n 161.11 to s s 167th st x w 221 to av x s 105.5 to beginning. P M. Prior mort \$21,600. June 15, 2 years, 6%. June 26, 1909. 9:2429. 3,400
- *Lamb, James to Edward Fitzgerald. Barker av, w s, 125 s Mace av, and being lot 40, map No 1272 property Joel Wolfe Estate, 25x100. June 24, 2 years, 6%. July 1, 1909. 500
- Lennon (Wm F) Construction Co to Michl J Kelly. 170th st, s w cor land N Y & Harlem R R, 24.5x100. Prior mort \$32,000. June 25, due, &c, as per bond. June 29, 1909. 11:2894. 10,000
- Same to same. Same property. Certificate as to above mort. June 25, 1909. 11:2894.
- Lynskey, Thomas and Dennis Shea to Lion Brewery. Freeman st, No 937, n w cor Hoe av. Saloon lease. June 25, demand, 6%. June 20, 1909. 11:2980. 1,500
- Lowe (William R) Co to Saml Jackson. Tremont av, sw cor Grand av, runs s 128.3 x w 75 x n 66.3 to av, x e 93.11 to beginning. Prior mort \$—-. June 29, demand, 6%. June 30, 1909. 11:2867. 2,000
- Same to same. Same property. Certificate as to above mortgage. June 29. June 30, 1909. 11:2867.
- Lawyers Mortgage Co with John M Gibson. Hewitt pl, e s, 376.7 n Longwood av, 40x100. Extension of mort for \$30,000 to May 1, 1914, at 5%. May 5. June 30, 1909. 10:2689; 2696. nom
- LAWYERS TITLE INS & TRUST CO with John M Gibson. Hewitt pl, e s, 336.7 n Longwood av, 40x100. Extension of \$30,000 mort until May 1, 1914, at 5%. May 5. June 30, 1909. 10:2696 and 2689. nom
- Lebanon Hospital Assoc of City N Y to EMIGRANT INDUST SAVINGS BANK. Westchester av, n e cor Cauldwell av, 245.5 to Trinity av, x357.11x219.6x430.11, except part for Westchester av; Cauldwell av, w s, 299.9 n Westchester av, 50x115. June 28, 1909, 3 years, 4½%. 10:2624 and 2628. 40,000
- Mitsch, Anna M to John C Grasmuk. Lot 3 parcel 17 map subdivision estate Wm B Ogden at Highbridge, filed May 24, 1907. June 30, due as per bond. 6%. July 1, 1909. 9:2521. 1,500
- Mulligan, Martha to Michl Tiernan. Parkside pl, n s, 368.6 s w 207th st, 50x118.8x50x115.8. P M. June 21, 2 years, 6%. July 1, 1909. 12:3354. 1,500
- McBride, Jessie C with Gabriel Schwab and Morris Kraus. Lots 7 and 8 parcel 25 map subdivision estate Wm B Ogden at Highbridge, filed May 5, 1907. (1174). Extension of \$7,350 mort until June 22, 1912, at 5½%. June 22. June 30, 1909. 9:2537. nom
- Same with same. Lot 9 parcel 25 map subdivision estate Wm B Ogden at Highbridge, filed May 24, 1907 (1174). Extension of \$3,675 mort until June 22, 1912, at 5½%. June 22. June 30, 1909. 9:2537. nom
- McLaughlin, Nannie S to Chas F Brown. Bathgate av, e s, 150.5 s Pelham av, 50x82.5. June 29, due May 28, 1912, 5½%. June 30, 1909. 11:3059. 3,000
- McAuley, Michl J to Thornton Brothers Co. Findlay av, s e cor 169th st, No 350, 90x20. P M. Prior mort \$6,500. June 24, due, &c, as per bond. June 30, 1909. 9:2436. 1,750
- *Molloy, Thomas to Mary M Foley. Holland av, No 1858, being plot begins 490 e White Plains road at point 600 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. June 29, due, &c, as per bond. June 30, 1909. 3,000
- *Miller, Wm D to Lillian G Sullivan. Richardson av (Fulton st), e s, 429.3 s Westchester av, or 240th st, 33x151.4. June 30, 1909, due, &c, as per bond. 600
- Messerschmitt, Julius C to Geo Ehret. 169th st, No 1110 East. Saloon lease. June 26, demand, 6%. June 29, 1909. 10:2692. 4,000
- Meehan, Patrick to LAWYERS TITLE INS AND TRUST CO. Nelson av, e s, at s s Devoe st, 13x100x35x112.6, except part for Boscobel av. June 29, 1909, 5 years, 5%. 9:2520. 3,000
- Mahoney, Robt J to Theresa Abelson. Willis av, Nos 477 to 481, w s, 75 s 147th st, runs s 75 x w 105.4 x n 9.8 x w 0.8 x n 65.3 x e 106 to beginning. P M. Prior mort \$—-. June 28, due Dec 28, 1910, 6%. June 29, 1909. 9:2307. 14,000
- *Maurer, Ludwig to Teasdale Realty Co. Grant av, n s, 105 w Unionport road, 25x100, and being lot 508 map Van Nest Park. P M. Prior mort \$3,000. June 28, due Jan 1, 1911, 6%. June 29, 1909. 2,000
- McEntyre, William to John Bussing, Jr. Robbins av, No 531, n w s, 150 s w 149th st, 25x109. June 26, due July 1, 1912, 5½%. June 28, 1909. 10:2557. 3,000
- *Manzione, Vincenzo to Gaetano Giallorenzi. Wickham av, e s, 150 s Nereid av, 25x97.6, and being lot 10 blk 29 map (No 1140) section 1 Bathgate estate. June 21, 2 years, 6%. June 28, 1909. 1,100
- Milton Realty Co to CITY SAVINGS BANK of Brooklyn. 150th st, s w cor Courtlandt av, 50x100. June 24, 3 years, 5%. June 25, 1909. 9:2331. 24,000
- Same to same. Same property. Certificate as to above mort. June 21. June 25, 1909. 9:2331.
- Murray, Kate with Edw F Cole. 167th st, s s, 20.9 e Woodycrest av, 180.10 to w s Anderson av x36.10x180, gore, except part for Anderson av. Extension of \$10,000 mort until Sept 16, 1914, —. June 22. June 25, 1909. 9:2509. nom
- Mitchell, Richd H to Chas Whealen. Franklin av, No 1362, e s, 145 s Jefferson st, 40x145. June 25, due, &c, as per bond. June 26, 1909. 11:2933. 4,700
- Malone, Margt, Ellen and Cath to TITLE GUARANTEE & TRUST CO. Stebbins av, No 1388, e s, 736.4 n Freeman st, 25x108.8x25x107.5. June 23, due, &c, as per bond. June 25, 1909. 11:2965. 3,000
- *Nagle, Percival E to Emma G Duryee. Bronx and Pelham Parkway, s s, at w s land N Y, N H & H R R Co, runs w 475.9 x s 100 x w 150 x n 100 to Parkway x w — to Westchester or Mill Creek x s e — to land Simon Paul x e — to land N Y, N H & H R R Co x n e — to beginning. June 25, 3 years, 5%. June 26, 1909. 12,500
- Nelson, August to John H Lyon. 168th st, n s, 78 w Lind av, runs w 38.7 x n 74 x e 87.4 to Lind av x s w 48.11 x s w 63 to beginning, and being lots 31 and 32 parcel 4 map subdivision estate Wm B Ogden at Highbridge filed May 24, 1907. June 25, 1909, 2 years, 6%. 9:2550. 2,000
- *New York Catholic Protectors, a corpn, to EMIGRANT INDUST SAVINGS BANK. Walker av, late West Farms road, and road leading from West Farms to Westchester Village at road leading past the parsonage to Westchester Village, contains 74 292-1,000 acres; Westchester creek, — s, being plot begins at n e line land Jas Ferris or land formerly Abijah Hammond near the edge of the upland, contains 12 64-100 acres; Road leading from West Farms to Westchester Village at intersection of the old road, contains 26 22-100 acres; Road leading from West Farms to Unionport, s w s, adj land Leonard Mapes, runs s e 256 x s e 173 x s e 250 x s e 133 x s w 825.6 x s w 316 x n w 586 x n w 1,024 x n e 228 to beginning, contains 20 3224-10,000 acres, except part taken for West Farms road. June 28, 3 years, 4½%. June 29, 1909. 200,000
- *Negri, Dominic to Manhattan Mortgage Co. Morris Park av, s s, 45 e Unionport road, 50x100 and being lots 14 and 15 map portion Hunt estate. Prior mort \$—-. June 29, 1909, due, &c, as per bond. 13,000
- Norton, Eliz wife of and Frank M Jr to Wm L Voorhis. 208th st, w s, 350 s Kossuth pl, runs s 6.1 to Steuben av x s w 23.11 x w 85.5 x n 25 x e 100 to beginning. June 1, 3 years, 5%. June 30, 1909. 12:3326. 3,500
- O'Leary Realty & Construction Co to Manhattan Mortgage Co. Longfellow av, w s, 300 s 172d st, 75x100. Prior mort \$—-. June 25, 1909, due, &c, as per bond. 11:3000. 4,000

ATLAS PORTLAND CEMENT

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New York

Same to same. Same property. Certificate as to above mort. June 24, June 25, 1909. 11:3000.

*Oderwald, John to Bankers Realty & Security Co. Williams av, w s, 250 s Madison av, 25x100, Tremont Terrace. P M. May 15, 1 year, 5%. June 28, 1909. 220

Oakwood Construction Co to Arthur A Fowler. Southern Boulevard, No 1102, e s, 130 s 167th st, 40x100. June 30, 1909, 5 years, 5%. 10:2744. 32,000

Same to same. Same property. Consent to above mortgage. June 30, 1909. 10:2744.

Same to same. Same property. Certificate as to above mortgage. June 30, 1909. 10:2744.

Same to Sarah E Fernald and ano exrs Francis P Fernald. Southern Boulevard, No 1106, e s, 90 s 167th st, 40x100. June 30, 1909, 5 years, 5%. 10:2744. 32,000

Same to same. Same property. Consent to above mortgage. June 30, 1909. 10:2744.

Same to same. Same property. Certificate as to above mortgage. June 30, 1909. 10:2744.

O'Sullivan, Cath to John Haffen and ano. Tremont av, n e cor Daly av, 40x100x42.9x100 mort reads Locust av, n e s, 110 n w from n w line lot 32, runs — to point 100 n Tremont av, or 177th st, x w 42.9 to point on Daly av, 100.8 n Tremont av or 177th st, x s — to Locust av, x e 40 to beginning, being part of lot 33 map of land of which Thomas Walker died seized, except part for Tremont av. P M. Prior mort \$45,000. June 29, 1 year, 6%. June 30, 1909. 11:3126. 7,500

Same to Margaretta K Welsh and ano exrs, &c, Henry Welsh. Same property. June 29, due, &c, as per bond. June 30, 1909. 11:3126. 45,000

Pearsall, Chas B to Frank E Welsh, Jr, of Baltimore, Md. Brook av, No 1524, e s, 225 n 171st st, 25x100.11. June 11, due, &c, as per bond. June 25, 1909. 11:2895. 645.35

Pinnola, Biaggio to N Y TRUST CO. 146th st, No 467, n s, 115 w Brook av, 25x100. June 28, due June 1, 1914, 5%. June 29, 1909. 9:2291. 11,500

Same and Morris L and Carl Ernst with same. Same property. Subordination agreement. June 29, 1909. 9:2291. nom

Pascucci, Michele and Antonio Ciavanni to Serafino Porcelli. Hughes av, e s, 362.10 s Pelham av, late Union av, 25x87.6. June 28, due Dec 28, 1909, 6%. June 29, 1909. 11:3078. 350

*Penfield, Wm W to Clara J Brown. De Milt av (242d st), s s, 245.3 e White Plains av, 200x200 to Penfield av. June 25, 3 yrs, 5½%. June 30, 1909. 12,000

*Quist, Edw to Lindley J Higham. 2d st, s s, lots 500 to 502 map Laconia Park, 25x100. July 1, 1909, 3 years, 6%. 1,600

Quiggle, Wells V to Fredk Kurtz. 3d av, No 3012, s e s, 339.11 n e 153d st, late Grove st, 25x173.2 to Mill Brook, x25x168.7. P M. Prior mort \$—. June 30, due, &c, as per bond. July 1, 1909. 9:2363. 14,500

Rapp, Christian to Matilda A Bucking and ano. Tiffany st, e s, 300 n 165th st, 25x100. July 1, 1909, 5 years, 5%. 10:2717. 700

RONDOUT SAVINGS BANK with John M Gibson. Hewitt pl, e s, 176.7 n Longwood av, two lots, each 40x100. Extension of two mortg for \$30,000 each until May 1, 1914, at 5%. May 5. June 30, 1909. 10:2696. nom

Rector, &c, of St Bartholomews Church of N Y with John M Gibson. Hewitt pl, e s, 536.7 n Longwood av, 40x100. Extension of \$30,000 mort until May 1, 1914, at 5%. May 5. June 30, 1909. 10:2689. nom

*Reutel, John to Grace L Hoffman. Van Beuren st, e s, 125 n Columbus av, 25x100. June 25, 1909, due Dec 1, 1914, 5%. 3,500

Romeo-Serra Construction Co to Jas F Meehan Co. Southern Boulevard, n e cor Tiffany st, 150x100. P M. June 1, due, &c, as per bond. June 26, 1909. 10:2733. 20,000

Roth, Katie to Leo Levinson. Tinton av, e s, 151.7 n Westchester av, runs e 75 x n 25 x e 10 x n 25 x e 10 x n 25 x w 95 to Tinton av x s 75 to beginning. P M. Prior mort \$12,300. June 24, due Dec 24, 1909, 6%. June 25, 1909. 10:2655. 1,800

Rush, Thomas E with Peter F Walter. Bryant st or av, n w cor 172d st, 25x100. Extension of mort for \$4,500 to June 26, 1910, at 5½%. June 26. June 28, 1909. 11:2996. nom

Reynolds, James and John T McMahon to Gilbert P Brush. 137th st, No 626, s s, 214.5 w Cypress av, 37.6x100. P M. Prior mort \$30,000. June 15, demand, 6%. June 29, 1909. 10:2549. 5,500

R & M Realty Co to James Reynolds and John T McMahon. Jackson av, e s, 100 s 161st st, 72.7x75. Prior mort \$10,000. June 15, due Dec 15, 1909, 6%. June 29, 1909. 10:2647. 7,000

Spaulding, Anna A to Emma Stuber. 239th st, No 250, s s, 245 w Katonah av, 40x100. P M. Prior mort \$4,500. June 29, 3 years, 6%. June 30, 1909. 12:3379. 1,300

Solomon, Emanuel with Montague Lessler. Forest av, e s, 209.2 n 163d st, 62x100. Agreement modifying terms of mortgage. June 30, 1909. 10:2659. nom

Sullivan, Lillian G and Bessie Bellinger to Wm L Phelan. Home st, No 791, n s, 149.1 w Union av, 17x122.6x17x121.6. Prior mort \$4,000. June 14, due, &c, as per bond. June 28, 1909. 10:2672. 500

Steinberg, William with City Mortgage Co. Union av, w s, 39 s 160th st, 79x105. Subordination agreement. June 25. June 28, 1909. 10:2666. nom

Schnaars, Diedrich and Anna M to Henry Kroger Co. 162d st, No 765, n s, 212.10 w 3d av, 26.10x100. Prior mort \$—. June 24, demand, 5%. June 26, 1909. 9:2367. 4,000

Schmolze, Eugene W to Julia Hysler. 201st st, No 329, late Suburban st, e s, 78 n Marion av (Hull av), 46.6x118. P M. June 24, 3 years, 4½%. June 25, 1909. 12:3281. 8,000

Schwegler, Geo with Jacob Herb and Bertha Heintz. Chisholm st, No 1346. Extension of \$20,000 mort until July 1, 1912, at 5%. June 29, 1909. 11:2972. nom

Slotkin, Mayer and Julius Praglin to Wm G Christie. Boston road, w s, 187 n 168th st, 50x166. Extension of \$10,000 mort until June 30, 1914, at 6%. June 30. July 1, 1909. 10:2615. nom

Slotkin, Mayer and Julius Praglin to Wm G Christie. Boston road, w s, 137 n 168th st, 50x166. Extension of \$5,000 mort until June 30, 1914, at 6%. June 30. July 1, 1909. 10:2615. nom

Spaulding, Anna A to HARLEM SAVINGS BANK. 239th st, No 250, on map No 248, s s, 345 w Katonah av, 40x100. P M. June 29, 1909, 3 years, 5%. 12:3379. 4,500

Solmax Realty Co to J Chas Weschler. Bassford av, No 2275, s w cor 183d st, 115x35.8. P M. June 28, 3 years, 6%. June 29, 1909. 11:3050. 8,000

Sieke, Joseph M to Annie A Drucker and ano exrs Anna Sieke. Monroe av, n w cor 174th (Spring) st, 50x100, except part for st and av. Feb 25, 3 years, 5%. July 1, 1909. 11:2797. 5,000

TITLE GUARANTEE AND TRUST CO with Lizzie Cahn. Jackson av, No 1060. Extension of \$5,000 mort until June 28, 1912, at 5%. June 28. July 1, 1909. 10:2650. nom

Tesoro, Joseph to AMERICAN SAVINGS BANK. Hughes av, s e cor 187th st, 100x50. June 29, 5 years, 5%. June 30, 1909. 11:3074. 31,000

Teichman Engineering & Construction Co to Martin C Keller. Morton pl, n w cor Harrison av, 98x25x97.10x25. P M. June 30, 1909, 3 years, 5%. 11:2868. 3,700

*Tarbox, Eliz P to Maclay Ave Realty Co. Montgomery pl, n s, 100 w Maclay av, 25x98.3. P M. June 21, due, &c, as per bond. June 25, 1909. 4,000

*Same to same. Same property. P M. Prior mort \$4,000. June 24, installs, 6%. June 25, 1909. 1,125

*Testa, Aureliano J to Arvilla P Keeler. Bronxwood av, e s, 50 s 233d st, 28x105, Wakefield. June 28, 1909, 3 years, 6%. 700

Tiernan, Bridget to Thomas Mulligan. 137th st, s s, 255 e St Anns av, 50x100. P M. Prior mort \$37,000. June 21, 2 yrs, 6%. July 1, 1909. 10:2549. 6,500

Tully Construction Co to James Murray. Intervale av, e s, 86.5 s 165th st, 75x100. P M. June 30, 3 years, 5%. July 1, 1909. 10:2704. 7,500

Vion, Emily, of Fairfield Co, Conn, to Eliz C Drury. Stebbins av, No 1390, e s, 761.4 n Freeman st, 25x110x25x108.8. June 28, 1909, due, &c, as per bond. 11:2965. 1,000

Van Cortlandt Development and Co-operative Co to J C Vreeland Building Co. 4th av, n s, abt 384.7 w McLean av, being lots 184 and 185 map No 163 part Hyatt Farm, 50x172x irreg x174.7. Jan 8, 3 years, 6%. June 29, 1909. 12:3394. 12,000

*Warwick Realty and Construction Co with Grace A Holbrook. Wallace av, s e cor 205th st, 100x200, to Adeo av and being lots 132 to 139 map No 1131 amended map of Adeo Park. Extension of \$5,000 mort until June 18, 1912, at 5½%. June 26, 1909. nom

Westchester Avenue Realty Co to Marcus Nathan. Heath av, e s, 175.8 s 230th st, 125x100.7. P M. June 25, due April 25, 1910, 6%. June 29, 1909. 12:3256. 3,500

*Weed, Oscar D to Mary E Weed. 231st st, n s, 80 w White Plains road, and being lot 804 map Wakefield, 100x114. June 11, 3 years, 5%. June 25, 1909. 3,500

Wall (Arthur W) Building & Construction Co to North American Mortgage Co. Minford pl, w s, 200 s 172d st, 103x100. Certificate as to mort for \$6,000. June 11. June 26, 1909. 11:2977. 6,000

Wall (Arthur W) Building & Construction Co and Wm T Hookey, Inc, a corp, with North American Mortgage Co. Minford pl, w s, 200 s 172d st, 103x100. 2 subordination agreements. June 23. June 26, 1909. 11:2977. nom

Wall (Arthur W) Building & Construction Co to North American Mortgage Co. Minford pl, w s, 200 s 172d st, 103x100. Prior mort \$36,000. June 11, 1 year, 6%. June 26, 1909. 11:2977. 6,000

Wachalski, Paul to Chas Rausch. 156th st, n s, 100 e Lincoln av, 25x100. P M. Prior mort \$16,000. June 28, 3 years, 6%. June 30, 1909. 9:2312. 2,000

Wyss, Clement to Saml T-Carter Jr. 236th st, s s, 325 w Oneida av, 25x100. June 30, 1909, due, &c, as per bond. 12:3366. 3,000

Wolf (Henry F A) Co to Bronx Investment Co. Westchester av, n w cor Hoe st or av, runs n 191.11 x w 76.11 x s 11 x s 78.10 to st x e 48 to beginning. June 30, 1909, 1 year, 6%. 10:2751. 90,000

Same to same. Same property. Certificate as to above mortgage. June 30, 1909. 10:2751.



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JUDGMENTS IN FORECLOSURE SUITS.

June 24. Av D, s w cor 5th st, 41x80. Eversley Childs agt Louis Kovner; Edw E Mercelis, att'y; M Spencer Bevins, ref. (Amt due, \$47,477.30.) 123d st, n s, 218.6 e 1st av, 37.9x100.11. Abraham Norwalk agt Jacob Siegel et al; Henry M Plateau, att'y; Joseph Gallagher, ref. (Amt due, \$3,308.45.) 75th st, No 327 East. John F Halsted agt Bernard Scheinkman; Chas M Camp, att'y; Thomas W McKnight, ref. (Amt due, \$12,498.33.)

June 25. 47th st, No 342 East. Harriett H Hartnett agt Moses Reeves; Brewster & Farries, att'ys; Wm J O'Sullivan, ref. (Amt due, \$10,476.38.) 47th st, No 340 East. Same agt same; same att'ys; Michael J Egan, ref. (Amt due, \$10,476.38.)

June 26. Lewis st, No 12. Josephine B Kohn agt Theresa Del Kinsky et al; Sanborn & Sanborn, att'ys; Chas L Hoffman, ref. (Amt due, \$18,954.25.) 16th st, No 617 East. Solomon H Kohn agt Henry Tishman; Sanborn & Sanborn, att'ys; Chas L Hoffman, ref. (Amt due, \$17,982.22.)

June 28. No Judgments in Foreclosure suits filed this day.

June 29. 126th st, s s, 160 e Lenox av, 25x99.11. Geo T Whyte agt Builders League of N Y; Francis B Sanford, att'y; Percival H Gregory, ref. (Amt due, \$21,332.50.)

June 30. Clay av, No 1325. Jennie Kind agt Ida Abelman; Mehnken Bros, att'ys; Geo W Collins, ref. (Amt due, \$991.16.) 132d st, s s, 150 e 8th av, 16.8x99.11. Louis Frankenstein agt Albert J McMullen et al; Alfred L M Bullowa, att'y; Timothy P Sullivan, ref. (Amt due, \$1,541.25.)

LIS PENDENS.

June 26. Nelson av, s w cor Wright av, runs w 200 to Amundson av, x s 100 x e 200 to Pratt av, x n 100 to beg. Nelson av, s w cor Amundson av, runs w 200 to Seton av, x s 125 x e 200 x — 125 to beg. Jacob W Hammer agt Solomon L Baron et al; action to impress trust; B S Deutsch. 200th st or So Boulevard, n s, 35 w Briggs av, 75x100. Raffaele Di Lizio et al agt Bedford Boulevard Construction Co et al; action to foreclose mechanics lien; att'ys, Berry & Davis. Brook av, Nos 454 and 460. Frederick Schilling agt Wilhelmina Schilling et al; partition; att'y, M Marks.

June 28. 7th av, Nos 592 to 596. Timothy F Paddell agt Mutual Life Insurance Co et al; action to declare mortgage void; att'y, E V Abbott. West st, No 115; Cortlandt st, No 88; Lexington av, Nos 57 & 59. Dora Crusius agt Peter Wilkins et al; partition; att'y, D McClure. Lexington av, n e cor 30th st, 50x100. Genevise Sorgi agt Michael Benincasa et al; action to foreclose mechanics lien; att'y, C Novello. Bathgate av, No 1695. George Brown agt Antonetta Bibbi; specific performance; att'y, J D Tobias.

June 29. 54th st, No 345 West. Theresa Govert agt Theresa M Weiss et al; partition; att'y, L Wendel, Jr. Jackson av, s e cor 163d st, 72x25. Ferdinand Westheimer et al agt Josephine Wedemeyer; notice of attachment; att'y, D J Gladstone.

June 30. Brook av, Nos 454 & 460. Frederick Schilling agt Wilhelmina Schilling et al; amended partition; att'y, M Marks.

July 1. 230th st, n s, 180 e 2d av, 25x114. Eugene Joffroy agt James White et al; action to set aside deed; att'y, C C Cormany.

July 2. Hull av, No 3270. Mary V Maccusker agt Charlotte E F Ryan; action to impress trust; att'y, J A Rooney. Prince st, No 66. Frank Strachan agt Elizabeth Langan et al; partition; att'ys, Tierney & Conlon.

FORECLOSURE SUITS.

June 26. 11th av, s w cor 45th st, 75.3x100. Henrietta L Butler agt Sophia Michael et al; att'y, G W Ellis. Croton st, n s, — w 10th av, 25x100. Ida C K Ettlinger agt Elizabeth McPollin; att'ys, Olcott, Gruber, Bonyng & McManus. Fort Washington av, w s, 100.1 s 17th st, 679.7 x 107.3x75x98.5. Mayer S Auerbach agt John H Springer et al; att'y, M Stern. Mercer st, No 237. David J King et al agt Mary A Doerr et al; att'y, W C Orr. Av D, w s, 60 s 8th st, 37.6x100. David Michelson agt Hyman Schlessinger et al; att'y, M Greenberg.

June 28. Randall av, n s, 50 w Coster st, 50x100 East. Bay Land & Improvement Co agt Charles Albrecht; att'y, R C Dorsett.

96th st, s s, 140 w 1st av, 35x100.8. Commonwealth Securities Co agt Brown Realty Co et al; att'y, L R Palmer. 74th st, No 409 East. Moritz Gruenstein agt Sara Brand et al; att'y, J Gordon.

June 29. 50th st, s s, 81.11 e Lexington av, 18.3x100.5. Nina P Paris agt Edw L McCormick et al; att'ys, DeWitt, Lockman & DeWitt. 174th st, s s, 100 e Washington av, 20x100. Mary C Kinney agt Frank R Bent et al; att'ys, Kiernan, Nicholas & Moore. 101st st, Nos 109 & 111 East; two actions. Flora V Bandler agt Geo H Rosenthal et al; att'ys, Bandler & Haas. 101st st, No 332 East. Hyman Rosner et al agt Minnie Siff et al; att'y, M Silverstein. 5th av, No 2076. David Werner agt Philanthropin Hospital in the City of N Y et al; att'ys, Fixman & Lewis.

June 30. Brook av, n e cor 164th st, 29.2x74.5x27.6x64.7. Germans Savings Bank in the City of N Y agt George Croneberger et al; att'y, A H Mosle. Sheriff st, No 83. Samuel Mann agt Harris Lustgarden et al; att'y, J Gans. 117th st, No 327 East. Mina Fried agt Herman Kedenburg et al; att'y, M Steiner. 2d st, s w s, intersec s e s, Washington av, 200 x 100. Christina Trefz agt Samuel Williams et al; att'ys, Dorman & Dana. 53d st, No 546 West. Nathan Cohn agt Engadine Co et al; att'y, M Silverstein. Lexington av, No 1713. Irving Bachrach et al agt Elias Nadel et al; att'y, W M Golden, Jr. Lexington av, No 1715. Same agt Simon Lieberman et al; att'y, W M Golden, Jr.

July 1. 3d av, n s, lot 363, map of Village of Wakefield, Bronx. John A Sonntag agt Fred Judge et al; att'ys, Grant & Rouss. Mangin st, No 29. Annie Koplik et al agt Isaac Levy et al; att'y, M Silverstein. Longfellow av, n e cor 172d st, 300x100. Gertrude Hotto agt Garma Realty & Construction Co et al; att'ys, Manken & Bros. 95th st, n s, 250 e 2d av, 37.6x100.8. City Real Estate Co agt Bertha Weindrug et al; att'y, G B Winthrop. 132d st, s s, 510 w 5th av, 87.6x99.11. Mutual Life Ins Co of N Y agt Marcus L Osk et al; att'y, J McKeen. Broad st, No 42. New st, No 38. Broadway Cortlandt Co agt Shapiro, Portman & Henry Inc et al; att'y, E F Clark. Carter av, w s, 26.9 n 175th st. Wm A Cameron agt Patrick J Cleary et al; att'y, W D Cameron. 153d st, s s, 375 w Amsterdam av, 25x99.11. Geo E Weed agt Wm F O'Brien et al; att'ys, Thompson, Vanderpoel & Freedman. Ridge st, w s, 152.11 s Rivington st, 26x125.7x irreg. Charles Decker agt Simon Fine et al; att'ys, Amend & Amend. 72d st, n s, 75 e West End av, 25x100. Henry T Carey agt Wm M D DePeyster; att'y, J C O'Connor. 123d st, No 416 East. J Van C Olcott et al agt Morris H Park et al; att'ys, Mackenzie & Burr.

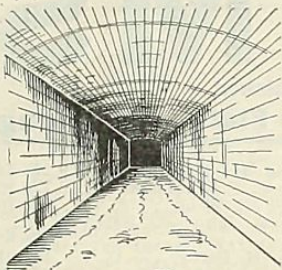
July 2. 152d st, n s, 25 w Wales av, 25x86.11x28.11x 101.5. Wm H McCarthy agt Philip Hetterich et al; att'y, Saxe & Powell. Catherine Slip, No 15. State Bank agt Abraham Silverson et al; att'y, W T Kohn. Briggs av, Lots 924, 933 & 934, map of Laconia Park, Williamsbridge, Bronx, three actions. Walter Whewell exr agt Charles W. Riedinger et al; att'y, E R Koch. 107th st, n e cor Lexington av, 65x17.7. Society for the Relief of Poor Widows With Small Children agt Chas A Winter et al; att'ys, Miller, King, Lane & Trafford. 114th st, s s, 155 e Park av, 37.6x100.11. Business Men's Realty Co agt Simon Henderson et al; att'y, A Nelson. 121st st, No 229 East. Rose Bardach agt Henry H Korn et al; att'ys, Hymes, Woytisek & Schaap. 2d av, No 2000. 103d st, No 299 East. Anna Schmidt agt Jack Vigorito et al; att'ys, Goldie & Gumm. Pearl st, Nos 187 & 189. Mabel R Cushing agt Freybell Realty Co et al; att'y, W I Taylor. 118th st, No 17 West. Geo C Erreger, Jr, et al; agt Jacob Schneider et al; att'y, J T Booth. 8th av, No 2581. Julius Oppenheimer et al agt David S Kalman et al; att'y, F Kurzman. 8th av, No 2581. Max J Bernheim agt Emilie Kalman et al; att'y, M L Halff.

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.

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29 Alberts, John—F W Loomis.....44.31 29 Alexander, Troy—J Wanamaker.....48.41 29 Appleton, Robert & R Wilmarth et al—G R Sutherland.....596.32 29 the same—the same.....643.09 29 Appleton, Robert W—G G Ward, Jr.....247.20 29 Allen, Samuel et al—E C Sheehy.....1,672.44 29 Anderson, R Napier et al—M Zimmerman Co.....264.65 30 Avrutis, Samuel & Aaron—Mechanics Bank.....79.30 30 Aderer, Adolph—W P Byrne.....126.41 2 Appleton, Robert—E L Knuedler.....480.56 2 Amanna, Leopold—J F Donnelly.....147.22 26 Backer, Alex—B L Strasburger.....24.41 26 Block, Benj—A D Inzillo.....60.91 26 Bennett, Max—Wm Caramel Co.....107.56 26 Brown, Harry—N Schwartz.....112.15 26 Braker, Florence L and Florence M Fox—The Bodwitch Furniture Co.....163.74 26 Brace, Thomas Rail Co—N Y Tel Co.....105.84 26 Burstein, Maurice—J A Hirshfeld.....4,048.03 26 Braun, Henry C—N Y Linoleum Co.....54.38 28 Brous, Jacob, Louis, Philip & Herman D*—American Woolen Co of N Y.....359.64 28 the same—the same.....357.14 28 Bremer, John—N Y Telephone Co.....35.76 28 Baltz, Ida—the same.....29.83 28 Barenblatt, Ferdinand—the same.....33.13 28 Brooks, Chas W—J E Walker et al.....30.26 28 Ball, Lizzie L extr—L K Ungrich.....109.15 28 the same—J Schwarz et al.....107.35 28 the same—Jacob M Schwartz et al.....368.15 28 the same—L K Ungrich.....128.74 28 the same—J A Schwartz et al.....107.35 28 the same—J M Schwartz et al.....368.15 28 Blatt, Bernard et al—E S Kuh et al.....292.21 28 Bessinger, Mary E—I Straus et al.....71.95 28 Book, Samuel & Harry—Welz & Zerwick.....146.76 28 Barker, Chas B—A G Stringer.....2,075.02 28 Bauman, Harry—A Carrieri.....312.82 28 Barrett, Wm M, Pres—L C Heberd.....32.31 28 Borfitz, Wm H—J Evans.....75.28 29*Brodtkin, Adolph et al—State Bank.....254.08 29 Burbey, Alonzo—N Brogan.....45.67 29 Bennett, Frederick—P Golord.....41.65 29 Borgstede, Henry—J Rosenheim.....69.72 29 Burke, Edward—T Allison.....110.00 29 Buckner, Mortimer N—the same.....110.00 29 Baker, Charles—O H Cheney et al.....39.76 29 Baker, Charles—R E Dupuy.....271.91 29 Berman, Edw I—H Rokofsky.....84.65 29 Bray, James H—Julius Kessler & Co.....244.51 29 Billowitz, Michael et al—M Mufson.....59.65 29 Benson, John J—T Mallandre et al.....337.65 29 Brittan, Thomas T—N J Packard et al.....1,285.45 29 Brauman, William et al—Union Exchange National Bank of N Y.....1,938.02 30 Bedell, Edwin—N Y Telephone Co.....48.72 30 Briskman, Joseph—J H Eckhardt.....116.76 30 Brady, Esther L—A B Tebbs.....5,000.00 30 Bassett, Paul J—M N Clement.....110.97 30 Benes, Thomas—C F Flaacke.....106.47 30 Buck, Frederick & Selina—M Schnurmacher.....232.41 30 Brewster, Richard F Pres et al—H Schwane.....198.23 30*Brown, Chas B et al—H Schwane.....198.23 30 Brennan, Mary A—H Meinken.....78.31 30 Beggs, John E—M H Treadwell Co.....48.29 30 Bix, Jack—L Neckameyer.....98.82 30 Beyea, Frances A—McVicker Gaillard Realty Co.....3,543.24 30*Bellinsky, Harry et al—M Zimmerman Co.....273.63 1 Baucus, Joseph D et al—National Bank of Schuylerville.....1,074.66 1 Baucus, Joseph D—the same.....1,808.39 1 the same—the same.....557.66 1 Barret, Joseph et al—B Waxman.....25.31 1 Bergin, Albert E—Frederick Beck & Co.....182.74 1 Bruno, Alfred H—Nordman Bros Co.....90.71 1 Bernstein, Solomon et al—W Fischer.....769.77 1 Brenner, Oscar—G H Sherman.....450.96 1 Bennett, George—I Weil.....116.91 1 Beller, Rosie—J Schnur.....50.15 1 Baucker, Abraham et al—Medical Times Co.....142.39 2 Brown, Irma or Irma Blau—I S Frank.....81.19 2 Berel, Arthur—I Weissberger.....627.85 2 Barnes, Wyatt E—J W Robson.....47.41 2 Bassariotis, James et al—Federal Sign System Electric.....19.17 2 Buegeleisen, Elias—E Koenigsberg.....321.16 2 Belden, Geo G admr—W Belden et al.....337.95 2 the same—A V Belden.....115.00 2 Barkow, Joseph—L Hirsch.....724.49 2 Becker, Rudolph—H W Monroe et al.....3,147.94 2 Choate, Geo C—G R Sutherland.....568.80 26 Cunningham, Symphorian F—H Damann.....433.51 28 Cantor, Louis & Max—N Y Telephone Co.....65.07 28 Cyge, Nathan et al—the same.....32.91 28 Clayton, Elias P—the same.....57.62 28 Carucci, John—C G F Wahle et al.....78.14 28 Corniola, Tomaso—N Y C & H R R Co.....109.42 28 Clement, Maynard N State Comr—T J Dorian.....93.20 28 Carlton, Carle E—J E Allemong.....420.36 28 Cohen, Max—M Rosenbluth et al.....525.00 28 Collier, Robert—W Smith.....958.50 28 Cross, B Franklin—J E Freeman et al.....1,558.61 29 Condict, S Alden—W I McCoy.....112.76 29 Cooley, James C—A Brown.....86.41 29 Cohen, Jacob—H Potash et al.....364.91 29 Cohen, Michael & Rose—M Krelsovitsh.....68.40 29 Cavalluzzo, Ignazio—G Aquino.....237.76 29 Cohn, Louis—W F Harper.....45.31



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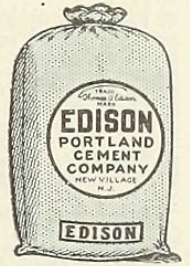
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30 McKary, James P—C Adler.....162.50	30 Ries, Jacob et al—B Seidenberg.....115.22	26 The Orchard Stables—Franklin Feed Stores.....629.16
30 McGrath, John H—Knickerbocker Trust Co.....59.81	30 Rotowsky, Sarah—S Gladstone.....605.43	26 The City of N Y—U S Wood Preserving Co.....1,068.41
1 Mattar, T M et al—European-American Bank.....992.72	30 Riedel, Robert—N Franko.....costs, 29.13	29 Towne, Charles A—N Y Telephone Co.....44.68
1 the same—the same.....592.63	30 Rokofsky, Harry—Iron Workers Supply Co.....101.76	29 Tams, Arthur W—G Schirmer et al.....costs, 13.45
1 the same—the same.....873.67	30 Raudnitz, Julia et al—A Herzog.....463.28	29 Thompson, Frederick A—Lincoln Trust Co.....47.31
1 May, Edward—B Waxman.....25.68	1*Reiss, Alexander S et al—Griggs & Co (Inc).....350.40	30 Theil, Sigmund S et al—N Y Telephone Co.....48.91
1 Melnik, Harry—P Epstein.....40.18	1 Ressler, Nathan et al—H Philandrinis.....216.66	30 Taylor, Furman W—Gramercy Pub Co.....34.67
1 Messario, Charles et al—H Zaconick.....481.27	1 Russell, Jazie E—Nethul Realty Co.....59.41	30 Titcomb, Virginia C et al—A Kirchner.....322.91
1 Meryash, Louis—W H Schmohl et al.....134.05	1 Riever, Estyer—Eureka Silk Mfg Co.....90.89	1 Tileston, Robert—G L Curtis.....94.31
1 Merk, John W, Jacob L & Chas W*—T W Morris et al.....31.08	1 Reidy, Joseph—J Seeman et al.....74.67	2 Tanchum, Jacob et al—S Perper.....26.36
1 McBride, Walter B adm—E H Schulz.....477.98	1 Ross, Louis—M Loubbeim et al.....442.44	2 Thurston, Franklin A—O Nilson.....68.72
1 McCarthy, Florence—S S Shears.....37.55	1 Rubin, Abraham—E Karel.....38.65	2 Talskey, Rudolph & Morris et al—S Rubin.....204.72
2 Moore, Max et al—Daly Hat Co.....89.91	1 Ryan, Margaret V I—M V McCusker.....16,657.24	2 Tullidge, Frank G—Barnes & Smitz.....46.29
2 Munsey, Brackett T—A Adelberg et al.....692.87	2 Roggini, Maddalina et al—V Ferri.....164.41	28 Unger, Earnest et al—H Levoy.....170.76
2 Miller, Harris et al—I Meltser et al.....costs, 76.50	2 Roggiani, Pietro et al—the same.....164.41	2 Umanoff, Max—W Wachtel.....costs, 120.92
2 Muir, Young J—M Ellison.....66.70	2 Rothschild, Therese K—M Trischett.....147.41	30 Underhill, Eugene—W H Kirkham.....271.72
2 Murrell, Wm G & George et al—American Brass & Copper Co.....73.35	2 Rubinfeld, Abraham—J Levy et al.....130.69	2 Vance & Sullivan Co—N Y Tel Co.....37.26
2 Mermod, Marc et al—N Y Fashion Feather Co.....436.00	2 the same—the same.....43.29	28 Vigorito, Sabato & Giovannina—W H Freedman.....211.13
2 Mertens, Herman & Elizabeth—W Gerajedts.....1,268.84	2 Rilling, Charles—N Y Belting & Packing Co.....87.24	28 Vaughan, Chas L et al—M M Taylor.....573.59
2 Meyer, John E—Engel-Heller Co.....509.68	2 Raummullo, Paul—P Ballantine & Son.....66.93	28 Valente, Frank exr—F C Kronmeyer.....1,251.57
2 McConchie, T Lloyd—Janusch Mfg Co.....629.29	2 Reiss, Charles et al—S Perper.....26.36	29*Von Heydebrand, John C et al—M Zimmermann Co.....265.64
2 McCauley, Thomas—T Herbert.....34.72	2 Ruger, Adolph—W G Wright.....467.05	30 Van Casteel, Gerald et al—J S McDonough.....61.40
2 McAleer, Thomas J—I Sommers.....171.79	2 Rosaler, Joseph—State Bank.....281.30	30 Van Slingerland, Nellie B—Fraad Contracting Co.....40.46
2 McIlvaine, Thomas M exr—A Sullivan.....80.72	2 Silbermaa, Abraham—A Danziger.....475.70	2*Van Brunt, Wm T et al—J C Stewart.....6,865.22
26 Noker, Eleanor O'Neil—A Mann.....760.21	26 Seybel, Daniel E exr—H L Horton.....11,938.71	
29 Nichols, Janes—W Kohn.....35.01	26 Stoerger, Max H—S Fischer.....72.74	
29 Newman, William—N Y Telephone Co.....68.57	26 Schwartz, Louis & Bernard Helfand—J L Curry.....30.31	
29 Nelden, Andrew L—the same.....76.74	28 Scheidel, Emil et al—N Y & N J Telephone Co.....27.68	
29 Nieberg, Harry* & Elias—Hudson Trust Co.....164.26	28 Silverstein, Bessie—the same.....36.50	
30 Nicolaidis, Atlanta—Hexter Stable Co.....25.37	28 Segall, Solomon et al—E S Kuh et al.....292.21	
30 Noughton, Mary J gdn—M Dickerman.....670.91	28 Scheffer, Winifred G et al—H Levy.....170.67	
30 Naudin, Joseph—Hester Columbus Associated Breweries Co.....157.82		

GEORGE DOAN RUSSELL

TRIBUNE BUILDING, 154 NASSAU ST., N. Y.

LAWYER

SPECIALTY: Building-Business, Mechanics' Liens, Etc. 7 Years' Practical Building Experience. 13 Years Lawyer.

Table listing names and amounts, including Wyner, Max-N Y Tel Co., Wilson, Geo R—the same, Weiss, Herman—the same, Walzer, Alfred B—the same, Warschawsky, Koopel—the same, Wallace, John G—the same, Wohlstaedter, Samuel—the same, Walsh, Willard A—the same, Wollman, William—the same, Workman, Margaret—the same, Wertheim, Louis—the same, Weisberg, Jacob A & Meyer and the Weisberg Co, Inc—L Waxberg, Wechsler, David H—Berg Bros., Wood, John F—Ebling Brewing Co., Wilder, Samuel W et al—N Y Telephone Co., Weibe, Henry—B K Bloch, Wisbovsky, Louis—L Karp, Waldron, Robert H et al—J Moreland et al, Weller, Samuel—Sheffield Farms Slawson Decker Co., Willson, Mary—E J Gillies et al., Warchofsky, Morris et al—People, &c., Wallen, William & Geo E—Terendeen Mfg Co, Wintheim, Henry—R Stavin et al., Wood, Johnathan et al—J F Thibaut, Walcoff, Philip—S Grossman, Wise, Henry et al—Federal Sign System Electric, Waxman, Samuel—Corn Exchange Bank, Witcofsky, Leon—M Zimmermann & Co., Ziegler, Samuel—C E Smith, Zoloziter, Manuel et al—J E Dunn, Weiss, Louis et al—State Bank, Wollheim, Berthold—N Y Telephone Co., Weissman, Jacob E—Adams Mfg Co., Williams, Samuel—A Mitchell, Wolfe, Souise et al—W Kohn, Walker, Joseph Jr exr et al—H V Wildman, Washburn, Mary R exr et al—H V Wildman, Walker, Wm B—H J Gargan, Weitzman, Hymann—A Blumberg et al., Wallace, James Jr—J R Murphy, Wood, Oakley—T Allison et al., Wills, James—the same, Wilson, Geo W—B Blumenthal, Wilson, Michael—G R Sutherland, Wiener, Jacob et al—B Seidenberg, Ward, Henry M—Mutual Life Ins Co of N Y, Watson, Jno C or John C et al—M Dodaro, Wolston, Mary—J Donsbach, Whippis, Wm O—H Schwaner, Warshawsky, Jacob* & Joseph—A Moses Sons & Co., Wallace, Thomas J—C J Gallagher, Wallace, Thomas J—L Miller et al., the same—G D Russell et al., the same—Steinhardt Bros & Co., Wax, Max—S Farovech, Werner, Samuel—J M Grossman, Wilson, Wm C compt—W M Gordon, Wolf, Julius et al—E A Acker, Whitridge, Frederick W recv—People, &c., Zimmermann, Charles, Jr—N Y Telephone Co., Zalkin, Louis—the same, Zeretsky, Morris—S Kaplan, Zimmermann, Nathan—W Klingler, Zucker, Harry et al—C A Stockwell, Zirnbaum, Louis et al—Federal Sign System Electric, Zaritzky, Max—M Swinsky.

CORPORATIONS.

Table listing corporations and amounts, including Knickerbocker Chocolate Co—Consolidated Wrapping Machine Co., Stave Electrical Co—W E G Mitchell, City Motor Service—N Y Telephone Co., Eastern Cooperage & Barrel Co—the same, Bisler Mantel Mfg Co—the same, Pines Jewelry Case Co—M G Rosen et al, Hartford Life Ins Co—J F Harrison, Esthetic Chemical Co—D Feldman, Oppenheimer Institute of New Jersey—M L Ernst et al, Clyde Steamship Co—F B Morse, First National Realty Corporation—G P Breckenridge, City of N Y—F S Cornell, National Fireproofing Co—T Garrett, Casein Co of America—J E Wester et al, City of N Y—J Thomas, Harvard Auto Garage—J A Betts et al, Parisian Importing Co—O B Fish, Official Automobile Blue Book Co—W J Bormay, Interstate Printing Co—N Y Telephone Co., J V Sloan & Co—N Y Telephone Co., Equity Building & Contracting Co et al—B Narotzky, Chelton Park Realty Co et al—Dent Realty Co, Weisberg Co et al—D J Simon, Forest Isle Bungalow Co—Doubleday Page & Co, Metropolitan Life Ins Co—H Herzog, Arnold Realty Co—M J Sullivan, Brighton Beach Racing Ass'n et al—A L Aste, R W Herfurth Co—A Freundlich, Rex Fore Extinguisher Co—R L Stillson, William F Lennon Construction Co et al—D Davis, Weisberg Co (Inc)—C Berlin, General Publicity Co—P Cohen, Dornburg Mfg Co—M Corn, People of the State of N Y by the Public Service Commission for the First District—F W Whitridge.

Table listing names and amounts, including Krulish Marble Co—B J Rogers et al., Long & Trenholm Co—H G Silleck Jr., Cafe France Co—C R Ruegger, Pulvola Chemical Co et al—Medical Times Co, Bergen Iron Works—C E Ring, Uilda Copper Co—R Y Slater, Co-operative Securities Co—T V Giara, Robins Paper Co—Perkins Goodwin Co, United States Horse Ins Co—C A Christman, Atlas Construction Co—Grossman Bros et al, Catholic Co-operative Society et al—N Y Fashion Feather Co., Forest Isle Bungalow Co—F F Lisucki, Bergen Iron Works—Gross Bros & Rosenbaum, Italo Mfg Co, Inc—Halstead & Co., New Rochelle Pub Co—Barnhart Type Foundry Co.

SATISFIED JUDGMENTS.

June 26, 28, 29, 30, July 1 and 2.

Table listing names and amounts, including Abrahams, Samuel—City of N Y, Abramowitz, Harry—A Markowitz, Brinckerhoff, Edwin O—City of N Y, Bruns, Henry—Crandall & Godley Co., Bjorkegren, Charles—Raymond—Van Praag Supply Co, Brothers, Minnie—L Wollins, Becket, Edward—Laird, Beckmann, Dora—M N Clement, Braodhent, Malcolm G—D A Findlay et al, Bailey, Thomas—M B Mosher, Brown, Elias et al—J & E Homan Co, Braun, Julius—C C Lee, Burton, Mary A et al—E A Layton, Conicstre, Michel—C V King, Conant, Mary A et al—E A Layton, Conrad, Anna M et al—E A Layton, Conrad, Joseph B et al—E A Layton, Connelly, Wm A—F E Goldsmith, Caggiano, Anthony et al—N Y Telephone Co, Conroy, Robert F—Sonn Bros Co, Cohn Cut Stone Co—A C Cox Jr, Cook, Martin R—L A Tanzer, Cohn, Mark J—S Hornichter, City of N Y—R S Sulliffe, Crakow, D Sylvan—W Kreilsheimer, Cervante, Thomas Jr—C Henger, Drake, Fred D & Mary L—M L Roome, Connor, Charles—J Walsh, Coghlan, Mary E—A S Rosenthal, Diamond, Peter—City of N Y, Delaney, Joseph M et al—C Jacobs, Same—S Marx, Dube, Newman et al—A Rosenberg, Daub, Frederick W—F Yudelowitz, Davies, J Clarence—I Diesend, Ershowsky, Samuel & Bernard—J Davidson, Eckert, Jacob—Mallard Distilling Co, Fenn, Mene Van T—H G Holmes, Same—W M Ostrander, Fishman, Barnett—B Fishman, Fontman, Charles et al—G H Lewis et al, Flannery, John P et al—T G Patterson, Firestone, Charles et al—Edward Thompson Co, Friedlander, Albert—D Oppenheim, Same—same, Finkelstein, Morris—City of N Y, Ferguson, Samuel I—N Y Telephone Co, Same—same, Same—L Schlesinger, Same—same, Same—same, Foersch, John et al—J Schmitt, Foersch, John et al—F Schmitt, Frost, Phoebe—E Hyman, Galligan, Patrick—W F Bell, Gallo, Joseph et al—Northern Bank of N Y, Griffin, Henry C—I Eisenberg, Gardner, Grove B—Wm H Bingham Plumbing & Contracting Co, Guernsey, Raymond G recv—W D Johnson, Glick, Israel—A Gruskin, Griffith, Wm J—Guaranty Trust Co, Greenberg, Max et al—J & E Homan Co, Hochstein, Max—I Katz, Healy, Frank et al—S Marx, Herdling, Louis—S Flaum et al, Hughes, Nicholas—T E Sullivan, Healy, Frank et al—C Jacobs, Howland, Fred D—First National Bank of Orwell, Vt, Jackson, Richard E—N J Gumbiner et al, Johnson, Albert J—S J Stiebel et al, Jacobson, George et al—A Rosenberg, Kelly, Peter C et al—N Y Telephone Co, Kahn-Stern Co—A Melandry, Koehler, V Hugo et al—Empire Trust Co, Kwarcianski, Anton—A Block, Linden, Augustus—M T Donovan, Langdon, Geo—Phoenix Fire Ins Co, Lemkin, Harry & Feigi—M Salem, Lather, Conrad—P F Bammann, Long, John J—City of N Y, Leber, Ida P and Marie L—McCool—C J Sullivan Adv Co, McGuckin, Henry J & Mary E—Mechanics & Traders Bank, McCollum, Alexander J—B F Goodrich Co of N Y, Miller, Thomas and Joseph Bernstein—The People, etc., Manson, Morris et al—A Rosenberg, Muir, Joseph et al—M E Gregory, Morson, Chas R—A G Weed, Murray, Walter A—A Aeonson, Mayer, Henry J—G W Loft, Morison, Andrew P et al—Van Dyck Churchill Co, Mechanics & Traders Realty Co—I Liberman et al, Marcuson, Alexander S—J Ernsthil, Marcuson, Alexander et al—Edward Thompson Co, McMillan, Samuel—City of N Y, Newborg, Joseph L—D Pollin, Naughton, John H, Lawrence C & Joseph B—M Morris, Nagel, Percival E—City of N Y, Same—E B Hyde, O'Neill, Andrew C—P A Levine, Ozenberg, Jacob—L Dolgin, Same—same, Pittelli, Frank et al—Northern Bank of N Y, Preble, Walter E et al—Empire Trust Co, Parisano, Sullivan—T H Bernstein, Potter, Emily—J Wanamaker, Platt, Jacob et al—J Schmitt, Same—same, Quinn, John et al—People, &c., Ryan, Joseph J et al—People, &c., Roberti Nicholas—T H Houston, Rahinsky, Morris et al—J & E Homan Co, Ricca, Peter et al—G H Lewis et al, Rubenstein, Abraham—H G Meyers, Spencer Leasing Co of Greater N Y—J Keim, Jr, Spiro, Abraham I—City of N Y, Smith, Robert—R J Mahoney, Steinberg, Israel—N Y Telephone Co, Sire, Meyer L, Henry B and Leander S, also William L Stone—J A Kiernan, recv, Schwarzmann, Israel—M N Clement, Steinberg, Hyman—Siegel Bros, St John, Henry A et al—E A Layton, Schleimer, Abraham—G L Eckstein, Sweeney, James F et al—T G Patterson, Solomon, Lena—A Hirsch, Steinfeld, Samuel & Leo—R Fleischer, Tenzer, Michael—City of N Y, Tilden, Mary L—W Ostrander, Inc, Same—H G Holmes, Vingut, Harry K—J W Furer, Weitzer, Jacob—L E McConnell & Co, Walsh, John P—Otis Elevator Co, Walsh, John et al—Mechanics & Traders Bank, Zann, John B—G H Lewis et al.

CORPORATIONS.

Table listing corporations and amounts, including Brooklyn Union Elevated R R Co—J Gall, Metropolitan Surety Co—Yale & Towne Mfg Co, Same—same, N Y CAB Co—M A Costain, South Brooklyn Ry Co—R Lewine, Universal Building & Construction Co—City of N Y, United States Fidelity & Guaranty Co—M E Gregory, Terry & Tench Co—H A Jetter, Albany Saw Works Co—Delworth, Gilbert & Towne, Seneca Distributing Co—M L Phillips.

Vacated by order of Court. Satisfied of appeal. Released. Reversed. Satisfied by execution. Annulled and void.

MECHANICS' LIENS

June 26.

Table listing mechanics' liens and amounts, including Grand av, Jerome av, Tremont av and 176th st, the block, A P Dienst Co agt Klein & Jackson and J L Webster, Amsterdam av, No 2228, Household Granite Tub Co agt Lincoln Holding Co and Weisberg Co, 108th st, No 7 East, Genovise Sorgi agt Rachel Bleier.

June 28.

Table listing mechanics' liens and amounts, including 6th st, No 613 East, F N DuBois & Co agt H M Block & Bro and Weisberg Co, Inc, West st, No 90, Chas F Wright et al agt West Street Improvement Co and John Pierce Co, St Nicholas av, n e cor 172d st, 94.3x125, Church E Gates & Co agt Kingway Construction Co & Rae Ginsberg, Matilda av, e s, 200 s 239th st, 100x100, Carmelo Formico agt Fox Mueller Realty Co and McNally & Pousson, 3d av, n w cor 52d st, Alois Staudt agt Susan Mount et al and Thomas H O'Brien, Amsterdam av, s w cor 171st st, 100x100, F N DuBois & Co agt Lincoln Holding Co and Weisberg Co, Inc, 125th st, No 543 West, Pittsburgh Plate Glass Co agt Orline D Potter and Clara Potter, 121st st, No 543 West, John H Fleming agt Orline D Potter.

June 29.

Table listing mechanics' liens and amounts, including Wadsworth av, s w cor 180th st, 75x100, Chas L Doran Contracting Co agt Elias Gussaroff, Elias Gussaroff Realty & Construction Co.

Luxfer

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206-119th st, s s, 50 e Amsterdam av, 100x 100.11x irreg. Barnett Rosenstein et al agt Jumel Realty & Construction Co & Abraham Rabinowitz78.00
 207-Rivington st, No 156. Morris Siegfried agt Adolph D Lindeman & Philip Wechsler.365.00
 208-171st st, s w cor Amsterdam av, 45x100. Eastern Metal Works agt John Doe & H Weisberg Co, Inc.68.75
 209-20th st, No 428 West J Rosenblum & Co, Inc, agt Charlotte Whitley and N Johnson & Co.165.00
 June 30.

210-235th st, s s, 105 e Carpenter av, 100x 100. Henry G Silleck Jr agt Germansky Construction Co and Max Germansky.498.81
 211-Elizabeth st, No 260.
 Bowers, No 298.
 Max Friedman agt David W Dazian and Christ Holst124.00
 212-6th st, No 414 East. Joe Wirsing & Son agt George Schmitt2,159.29
 213-6th st, No 406. Same agt same.10.00
 240th st, n s, 135.7x, e s property in City of Yonkers. John F Collins et al agt Andrew T Doyle and James T Doyle. (R) 1,779.58
 214-Elm st, s s, 94 e White Plains road, 50x 20. Urbano Cavallucci agt Guiseppe Moscia and Gennero Colonne60.00
 215-61st st, Nos 247 and 248. John H Pride agt Traverse A Spraggins and J B Wood.132.00
 216-20th st, No 41 East. Max Friedman et al agt John A Hadden and Herbert J Coles.245.00
 217-3d av, Nos 3810 to 3814. Charles Shapiro agt Louis Frankenthal and John P Greitzer.40.00
 218-Lexington av, No 39. Max Shalwitz agt Esseff Realty Co, Joseph Richman and Joseph Tasso.250.00
 219-Park Row, No 63. George Weideman Electric Co agt Joseph Pulitzer and Martin G Gillette160.00
 July 1.

1-Longfellow av, e s, 100 n 172d st, 80x100. Rosaria Laura et al agt John Diehl.155.00
 2-Lexington av, No 30. Aronson & Goldman agt S S Frank Bro, S F Realty Co, J Reichman and J Tossoff.125.00
 3-Irvine av, w s, 100 n Seneca av, 50x34x38. Tony Bruno agt Anna M Pacher.300.00
 4-Anthony av, n w cor 174th st, 135.7x88.11 x117x59.6. Fred W Moore agt Ekwanok Realty Co50.00
 5-144th st, Nos 207 & 209 West. Rubin Texin et al agt Joseph Golding and Lazarus Perelson24.70
 6-146th st, Nos 218 to 224 West. Same agt same24.90
 7-Monroe st, No 254. Joseph Bially agt Joseph Warm69.00
 8-Lexington av, No 30. Benny Ganser agt Ess Eff Realty Co, Joseph Reichman and Joseph Tasso.203.00
 9-Same property. Joseph Reichman agt Ess Eff Realty Co and S L & S Frank.600.00
 July 2.

10-Morris av, Nos 2760 & 2762. Decarprio Innocent agt Emil Elliott & Thomas F Lahey60.00
 11-Nicholas Terrace, w s, 129th to 130th sts. 199.10x143. Corrugated Bar Co agt Sonn Bros & Ficklen Concrete Construction Co.155.89
 12-Av B, s e cor 2d st, 20x100. Hydraulic Press Brick Co agt H J Sprung & Estate of Isaac Sprung and John Kruly & Co.132.75
 13-Madison av, No 1562 to 1566. Brevin Tile & Marble Co agt Alfred D Mittendorf & S Tannenbaum115.00
 14-St Nicholas av, s w cor 181st st, 100x150. A P Dienst Co agt Gustavus L Lawrence & Charles O'Shea Construction Co.181.49
 15-5th st, No 802 East. Martin Ackerman agt Mary Rosenberg92.00
 16-Matilda av, e s, 200 s 239th st, 100x100. Pasquale Sonno agt Edward Egenberger & S Calderano & Co.195.00
 17-170th st, n s, 100 w Amsterdam av, 100x 100. Nathan Strom agt Helene Reamly Construction Co.2,130.00
 18-9th av, w s, 49.4 s 39th st, 24.8x100. J H Drew & Bro, Inc, agt Laura Block and Revolving Picture & Amusement Co, lessee. (Renewal)360.00
 19-146th st, Nos 218 to 222 West. Louis Bandes agt Geneta Perlson69.00
 20-144th st, Nos 207 & 209 West. Same agt same22.00
 21-146th st, Nos 246 & 248 West. Same agt same35.35

22-1st av, e s, 39th st, 40th st and East River, block, &c. Rome Locomotive & Machine Works agt N Y Edison Co & C F Davenport Co.511.97

BUILDING LOAN CONTRACTS.

June 26.
 Minford pl, w s, 200 s 172d st, 103x100. North American Mortgage Co loans Arthur W Wall Building & Construction Co to erect a - sty building; - payments\$6,000

June 28.
 Boston rd, s e s, 59.6 n 165th st, 59.6x irreg. Lawyers Title Ins & Trust Co loans Geo H Jacob Construction Co to erect a 5-sty apartment; 5 payments43,000
 18th st, Nos 320 & 322 West. Same loans Huldana Realty Co to erect a 6-sty apartment; 9 payments55,000
 Hoe av, w s, 125 n 172d st, 120x100. Same loans Bryant Co to erect six 3-sty dwellings; 8 payments42,000
 Haven av, s e cor 180th st, 100x100. Irving Savings Institution loans Birch Realty Co to erect a - sty building; - payments.130,000
 June 29.

Morris Park av, s s, 120 w Victor st, 50x100. Manhattan Mortgage Co loans Dominic Negri to erect a 4-sty apartment; 12 payments.13,000
 Hughes av, s e cor 188th st, -x-. Solomon Jacobs loans Samuel Prensky to erect a - sty building; - payments23,000
 June 30.

Greenwich st, Nos 537 to 545. Austin B Fletcher and Lewis H Schultz loan James H Cruikshank to erect a -sty building; - payments80,000
 July 1.

Thompson st, Nos 210 to 214. Irving Savings Institution loans Victoria Maria Cavagnaro and Anna M Pasarra to erect a 7-sty building; 5 payments90,000
 Crotona av, n e cor Fairmount pl, 200x70. Louis Rinaldo loans Michael F Cusack to complete building; 4 payments30,000
 July 2.

Elm st, w s, 150 n Locust av, 25x100. Manhattan Mortgage Co loans Joseph A Mascia to erect a 2-sty dwelling; 6 payments.4,500
 Herschel st, w s, 50.7 s Butler pl, 25x100. Herbert S Ogden, att'y, loans Ehrich Peterson to erect a 2-sty dwelling; - payments.3,500
 Railroad av East, e s, 302.6 n 138th st, 100x 222.1 to Mott Haven Canal, x100x222.1. Jacob Miks, Jr, loans Wm H Toop to erect a 4-sty building; 4 payments20,000
 Valentine av, w s, 150.4 n 180th st, 50x103.11. Henry J Finck loans Geo E Schmid to erect two 3-sty dwellings; 4 payments12,000

SATISFIED MECHANICS' LIENS.

June 26.
 No Satisfied Mechanics Liens filed this day.
 June 28.

9th av, No 666. Max Zwerdling agt William Steuber et al. (May 29, 1909).....\$55.00
 Union av, e s, whole front between 166th and 167th sts. Guiseppe Magnotta agt Joseph Reiss et al. (June 10, 1909)125.00
 163d st, n s, 90 e Ogdan av. Guiseppe di Blasio agt Thomas J Waters Co et al. (June 18, 1909)24.30
 *Same property. Ciro Coniglio agt same. (June 18, 1909)23.10
 *Same property. Pasquale Finelli agt same. (June 18, 1909)28.80
 *Same property. Joseph Screvani agt same. (June 18, 1909)71.40
 *Same property. Vincenzo Maiola agt same. (June 18, 1909)46.00
 *Same property. Alfonso di Santo agt same. (June 18, 1909)36.75
 *Same property. Salvatore Lanza agt same. (June 18, 1909)24.59
 *Same property. Tomasso Rotondo agt same. (June 18, 1909)33.00
 *Same property. Antonio di Santo agt same. (June 18, 1909)22.25
 *Same property. Mario W Dittmar agt same. (June 18, 1909)117.65
 *Depew pl, w s, whole front between 44th and 45th sts. White Fireproof Construction Co agt N Y Central & Hudson River R R Co et al. (June 11, 1909)9,680.00

Depew pl, w s, 44 to 45th sts. White Fireproof Construction Co agt N Y C & H R R R Co et al. (June 11, 1909).....10,648.00
 June 29.

*Davidson av, n w cor 177th st.....
 Tremont av, n e cor 177th st.....
 Marks Bros agt John Massimino Co et al. (June 16, 1909)217.21
 Same property. Gus Hoppe agt same. (June 12, 1909)24.00
 Same property. Thos M Harmon agt same. (June 12, 1909)20.00
 Same property. Carl Gerner agt same. (June 12, 1909)20.00
 Same property. P Strathman agt same. (June 12, 1909)20.00
 Same property. Charles Byrnes agt same. (June 12, 1909)20.00
 Same property. Louis Schiessel agt same. (June 10, 1909)20.00
 Same property. Emil Himler agt same. (June 10, 1909)20.00
 Same property. Fred O Marsberg agt same. (June 12, 1909)20.00
 Same property. Charles Huter agt same. (June 12, 1909)20.00
 Lenox av, No 327. Samuel B Feinberg et al agt Frederick Wurster et al. (Nov 18, 1908)131.00
 June 30.

*Washington st, Nos 792 & 794. Frederick Koberlein agt Minerva Realty Co et al. (June 10, 1909)109.44
 9th av, Nos 98 & 100. Arthur F Crowley agt Eva Kramer et al. (Aug 6, 1908).....165.00
 *163d st, n s, 90 e Ogdan av. Joseph Gallo agt Thomas J Waters Co et al. (June 10, 1909)1,150.00
 July 1.

5th av, Nos 1206 to 1210. M Abbott's Sons agt J C Lyons et al. (Dec 24, 1907).....60.00
 180th st, No 482 East. Leslie Bros agt Martha Brogan et al. (June 9, 1909).....496.14
 July 2.

*Washington st, Nos 792 & 794. Frederick Koberlein agt Minerva Realty Co et al. (June 10, 1909)109.44
 119th st, s s, 50 e Amsterdam av. Barnett Rosenstein agt Jumel Realty & Construction Co et al. (June 29, 1909)78.00
 Horatio st, No 42. Same agt John Doe et al. (June 28, 1909)34.50

*Discharged by deposit.
 *Discharged by bond.
 *Discharged by order of Court.

ATTACHMENTS.

June 24.
 No Attachments filed this day.
 June 25.

Rutherford Rubber Co; Catlin & Co; \$1,878.50; Shepard & Houghton.
 June 26.
 No Attachments filed this day.
 June 28.

Cincinnati Provision Export Co; Marshall R Weidensaul; \$466.78; Harrington, Perkins & Englar.
 Ludwig, Rosa, Theodore Ludwig; \$3,000; J O Foote.
 June 29.

No Attachments filed this day.
 June 30.

Stallforth, Frederico & Alberto; Richard G Maury; \$12,000; O'Brien, Boardman, Platt & Littleton.

CHATTEL MORTGAGES.

June 25, 26, 28, 29, 30 and July 1.
 AFFECTING REAL ESTATE.

Freyer, S. 772 Greenwich..M Barfiel. Range. \$55
 Isaacs Realty Co. 421-25 E 65th..S Goldberg. Bath Tubs. 1,200
 Johnson, A. 149th st and Park av..E C Barbig. Steam Heating Fixtures. 825
 Van Arsdale, J H. 5 W 134th..Albert Gas & Fixture Co. Gas Fixtures. 385
 Wald, J. 86 2d av..M Barfield. Ranges, &c. 50
 Wolf, T. 344-46 W 14th..R Rosenthal. Chandeliers, &c. 1,000

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