R. W. FORBES & CO.,
LUMBER OF EVERY DESCRIPTION, FOR
SHIPPING OR DOMESTIC USE,
AT WHOLESALE OR RETAIL.

CORNER OF WEST 29TH STREET & 11TH AVENUE.
Downtown Office,
14 SOUTH WILLIAM STREET.

MANUFACTURERS AND BUILDERS' FIRE INSURANCE CO.
CASH CAPITAL, $200,000.
Principal Office, No. 297 BROADWAY.
Branch Office, No. S90 Third Avenue, and Avenue C, cor. 7th St.

J. L. NICHOLSON, President.
J. H. FRY, Secretary.

JOHN TRIMBLE & SON,
Mahogany & Lumber Dealers,
11TH AVENUE, OTHERS STREET.

Walter B. Wood & Co.,
Quarriers and Wholesale Dealers in
Ohio Building Stone
AND GRINDSTONES,
From the Berea and Amherst Quarries.
Office, Nos. 233 and 235 FRONT STREET,
Walter R. Wood,
Near Roosevelt Street,
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GEORGE B. WOOD & CO.,
MANUFACTURERS OF
 mahogany, linden, yellow pine, and other species of lumber.

15TH STREET AND 11TH AVENUE,
New York.

ABRAHAM DOWDNEY,
CONTRACTOR,
Nos. 205 and 207 East 61st Street,
Walter B. Wood & Co.,
Quarriers and Wholesale Dealers in
Ohio Building Stone
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Near Roosevelt Street,
New York.

White & Co.,
LUMBER AT WHOLESALE,
ALBANY, N. Y.

Orders filled direct from Canada, Michigan, Chicago, and Oswego, in water or rail.

Pennsylvania Land Agency.
TOWNSEND BROTHERS,
NO. 62 BROADWAY, NEW YORK.

Special attention given to purchase and sale of Pennsylvania Lands.

A. KLAEBER,
Steam Marble & Marbleizing Works,
396 & 397 EIGHTH AVENUE, NEW YORK.

THE HAYES SKYLIGHTS
ARE MADE IN EVERY CONCEIVABLE FORM,
AND AT LOW PRICES.

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Near Roosevelt Street,
New York.

Prize Encaustic and Mosaic Tiling.
The undersigned begs to call attention to the "Tile" manufactured by T. & E. WOOD, Burslem, Staffordshire, England, for which they have been awarded Prize Medals in all the World's Fairs ever held.

Edward E. Quimby's Improved
Lighting Rods,
B35 CHAMBERS STREET.

These Rods have never in any instance failed to afford perfect protection from Lightning to the buildings upon which they have been placed.

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AND GRINDSTONES,
From the Berea and Amherst Quarries.
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Near Roosevelt Street,
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William W. Wells & Co.,
MANUFACTURERS OF
Steel Plate, Sheet, and Bar Iron,
and all other kinds of Copper and Galvanized Iron.

65 Dey St., New York; or, 36 Ellison St., Paterson, N.J.
ALFRED R. WHITNEY, IRON AND STEEL.


AGENT FOR COOPER, HEWITT & CO.'S WROUGHT-IRON BEAMS.

PLEASE ADDRESS 58 HUDSON STREET.

CALVANIZED AND CORRUGATED SHEET IRON

Of any Size or Pattern punched and fitted for use. FULL ASSORTMENT OF MERCHANT IRON ALWAYS IN STOCK. ROLLS TURNED FOR ANY SHAPE REQUIRED.

BUILDERS' MATERIALS.

CHARLES COWEN,
DEALER IN
NORTH RIVER BLUE-STONE AND FLAGGING
of every description.
Water table, sills and lintels, pier and chimney caps, curbs and gutter, coping and basins. Also Granite water table, bases and pier caps.
W. 21st St., bet. 10th and 11th Aves., New York.

BUILDERS' SUPPLY DEPOT,
OCTAVUS J. NORRIS,
62 BROADWAY, Room No. 10, Agent for ADUSTIN & ODYKE
CORRUGATED EXPANDING WATER-PIPE and FASTENINGS.
Liberal terms to the Trade.

S. L. MERCHANT & CO., IMPORTERS OF
English and Scotch Fire Brick, CHALK, FIRE CLAY, RETORTS, CHINA CLAY, PARIS WHITE, and PORTLAND CEMENT.
76 SOUTH ST. (Cor. Maiden Lane), New York.

JAMES BROOKS,
MANUFACTURER OF SHELL LIME.
FACTORY, 55th Street & 11th Avenue, New York.

The Bigelow Blue Stone Company, A. B. Kellogg, Agent, MINELS, MANUFACTURERS AND WHOLESALE DEALERS IN NORTH RIVER BLUE STONE, MALDEN, ULYSSE CO., AND 14 PINE ST., N. Y., Flagging, Curbing, Gutters, Sills, Listels, Tiling, etc., shipped to all parts of the United States & South America.

PECK & WANDELL,
Successors to W. J. & J. S. PECK, DEALERS IN ALL KINDS OF
MASON'S BUILDING MATERIALS, LIME, LATE, BRICK, CEMENT, PLASTER, HAIR, &c.
FOOT OF THIRTEENTH STREET, NORTH RIVER, FOOT OF SPRING STREET, N. R., FOOT OF SEVENTH & SEVENTH STREET, E. R., AND MERCHANTS' AND TRADERS' EXCHANGE, NO. 97 BROADWAY, BOX 88, NEW YORK.
J. S. PECK.
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PHILIP SCHAED, SELLING OUT A STOCK OF FINE MARBLE MANTELS.

Mantels of original designs and artistic workmanship sold below cost. Parties building for themselves, and wishing a good article, are especially invited to call before buying elsewhere.

140 East 79th St., between 86th and 87th Avenues.

PETER ALGIE,
Brown Stone and Ohio Stone Yard, Corner 60th St., and First Ave., New York.

REAL ESTATE AGENTS.

FRANK G. & DAVISON BROWN,
REAL ESTATE BROKERS, 100 BROADWAY,
NEW YORK.

O. G. BENNET,
REAL ESTATE, INSURANCE AND LOAN BROKER.
OFFICE: 9 PINE STREET, NEW YORK.

J. ROMAIN BROWN,
REAL ESTATE, 1280 BROADWAY, S. corner 35th Street.

S. L. MERCHANT & CO., IMPORTERS OF
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THE VIADUCT AGAIN.

The announcement, first made in the RECORD, that the projected Viaduct steam road had come to grief, naturally creates a good deal of commotion in real estate circles. Operators who had bought with a view to holding for higher prices when the road was fairly under way, at first were somewhat disappointed; but further consideration has convinced them that perhaps, after all, it was for the best. The truth is that the public have had no faith in the Viaduct scheme from the beginning, and did not believe it was practicable to build so costly a road. Sixty millions of dollars, its lowest estimated cost, the public considered a sum out of all proportion to the income possible to be derived from it. This is a larger sum than it took to construct either the Central or the Erie road, for the total stock and bonds of the former, at the time of the completion of the road, was $59,765,684.06, and of the latter, $73,945,587.02. We cannot but regret the failure of this scheme, and for our own part, notwithstanding the enormous sums necessary to build the road, we candidly believe that in five years after its completion it would prove one of the best paying investments on the island. However, we must accept facts as they are, and not as we wish them to be; and after it has been proven to our satisfaction, as it has been, that the public does not believe in the road, and will not subscribe the money to build it (only $600,000 having been subscribed), all communications should be addressed to C. W. SWEET, 7 and 9 Warren Street.

TERMS.

One year, in advance, $6 00.
All communications should be addressed to

THE REAL ESTATE RECORD ASSOCIATION.

1. The widening of the Fourth Avenue track above 42d street, so as to admit of eight or ten tracks, four of which should be for way and through city travel.

2. The building of an underground road on the City Hall back of 125th street depot, the charter for which is now in existence. This could be done in six months, at a cost of less than $5,000,000.

3. The buying and reconstruction of the Elevated road in Greenwich street, to connect with the 30th street depot of the Hudson River Railroad, the running of which should be used for local travel. Ten-minute way-trains should be run, which would accommodate all on this island living west of Ninth avenue.

4. Horse-cars running east and west on all the wide streets above 14th street, to connect with the way-trains on the Fourth avenue and underground road.

The merits of this scheme are obvious. (a.) It is the cheapest plan ever proposed. (b.) It can be done in the shortest time. (c.) It utilizes the steam roads now on the island, and prevents the unnecessary waste of land and money which the duplication of steam roads would occasion. (d.) It gives down-town people not only direct steam communication with the upper end of the island, but also with all parts of the country, as the steam roads north, east, and west will centre at the 42d street depot. (e.) And finally, this scheme will have the support of the most powerful railroad interests in the country, and will not want for means.

A CORRESPONDENT of the London Builder, having to clean a pulpit and sedilia in which the carving and tracery were almost filled up with organic dirt, found that common washing-soda, dissolved in boiling water, and applied hot, would remove it. He says: "I found that 3 lbs. of soda (cost 2d.) to a gallon of water, laid on with a common paint-brush, answered the purpose admirably, softening the paint in a short time, so that it was easily removed with a stiff scrubbing-brush; afterward, on adding a few ounces of potash to the solution, it softened more readily than with soda only. The stones in both cases was a fine freestone."
September 12th.

Hicks st., c, 37.5 ft., Geog. Strick, 50x76. T. Emerson to Wm. Flanagan...

Jefferson st., c, 180 ft., E. Patschen, 55x100.

Jeffreys st., n., 250 ft., S. J. C. Emery, 50x103.

Schenck st., n., 300 ft., A. van Nostrand, 50x100.

Muhlen st., n., 200 ft., A. Van Nostrand, 50x100.

Cross to Ralph Hindley 3,500.

MADISON st., n., 200 ft., A. van Nostrand, 50x100.

Flushing av., s., 200 ft., C. W. Burt, 50x100.

Sackett st., n., 200 ft., apple, 50x100.

SPRUCe to Wm. Flanagan...

Sackett st., s., 200 ft., apple, 50x100.

Wilson st., n., 200 ft., apple, 50x100.

Religious Institution, 5 acres 5 roods.

Washington st., s., 200 ft., apple, 50x100.

VANDEVEER av., (centre line, indistinct triangle between 5th and 6th avs.), 50x200.

14TH St., n., 250 ft., apple, 50x100.

Washington av., s., 300 ft., apple, 50x100.

Lincoln terrace, s., adj. Isaac Travis, 30x96.

BELDEN av., s., adj. Lucinda Sloat, 30x94.

CENTRAL av., adj. A. E. Julien, 30x100.

PAULING st., s., adj. Wm. Nelson, 100x100.

Washington av., s., 400 ft., apple, 50x100.

Frederick Winschenauer...

NEW Utrecht, adj. J. C. Church and the Martenbildung.

DOWNING st., s., 275 ft., Gates av., 14x101.

W. Wyckoff av. and Grove st., s., 25x100.

NEW YORK.

THROOP av., n., 346 ft., Geo. W. S. Flett, 25x100.

BRIDGES.

WYCKOFF av., s., adj. E. J. Julian, 50x100.

FLUSHING av., s., 37 w., Division av., 20x100.

MORSE av., e., 325 n., Liberty av., 75x100.

RYERSON St., w., 88 n., Dekalb av., 20x100.

WYCKOFF av. and Linden st., n., e., 30x103.

SACKETT st., n., s., 200.6 w., 6th av., 20x100.

HICKS St., e., 37.6 n., Gegraw st., 30x76.

SANFORD st., w., 211.10 s., Myrtle av., 25x100.

150. E. Weber to Henry Lehmann 400.

W. Mead to Johanna Augermann 4,000.

J. T. Miller to Henry and John Brehm. 1,600.

Heumer to John Schuler 3,500.

L. W. Gundlach to Sophie wife of Wm. & L. E. Chapman to William Johnston 6,500.

G. W. Bergen to Horace R. Fletcher.


C. G. Martin to Marian M. Sarles 10,000.

G. L. Fox to Nicholas Hahn. (Foreclos.).. 1,700.

C. C. Watson, to Michael McPhail.

J. W. Trecker to Josephus B. Bestwick.... 4,700.

14th st., n., 250 ft., e., 6.5x100.

Rebecca's wife of W. F. Sherman to Hermann M. M. Englert to Michael Weinig, of Lake Hill.

Johanna av., s., 57.10 w., Bogart st., 25x100.

RODNEY st., n., w., 85 s., Wythe av., 15x67.

CEDAR st., n., adj. Martin Emery, 50x237.

OAKLAND st., e., 25 n., Huron st., 2.5x75.

Palm, of New York 9,000.

C. Moran to Theo. E. Burtis 9,000.

W. Washburn to Margaret wife of William McKeefry, Jr.

ATLANTIC av., s., 60.1x30.2x33.5x71. . D. O. Calkins to Theo. E. Burtis.

L. Burnet to George A. Jones, of New York.

L. C. Youngs.

Henry Yoimg et al. to Peter Smith 500.

W. Washburn to Margaret wife of William McKeefry, Jr.

H. Lee 180.

H. H. & L. V. Arnold to Eder V. Haugh-

100x40.7x107.11. (Gore.) D. O. Calkins to

euza Carter (widow) to

J. B. & L.

W. Wasburn to Margaret wife of William McKeefry, Jr.

ATLANTIC av., s., 60.10x30.23.3x71.1. D. O. Calkins to Theo. E. Burtis.

J. A. & L. J. V. Porter to Nicholas Cooper... 8,000.

NAMIBUREN av., s., 100. Liberty st., 300x100.

M. K. & L. N. B. R. 1,000.

New Utrecht, adj. J. C. Church and the Martenbildung.

WESTCHESTER.

September 14th.

Hicks st., e., 114 n., Dekalb av., 28x30.

Hicks st., s., 41 s. Lafayette av., 31.8x85.

T. Perrault is to Johnson...

SOMERS.

TOMYHAWK st., e., adj. Charles, 300 acres.

EXS. of Caleb Green to Isaac Lounsberry...

WHITE FARMS.

Park av., s., adj. Michael Donohue.

Adela wife of John N. Longhi to Frederick Ross...

North st. to West st. road, s., 17 acres.

John J. Knappen to Daniel S. Safford...

BIBCOCK:

- CONCORD.

- ALBANY post road, e., adj. Thomas Cullen.... 250.

- NEW COCHELLE.

- RIVER st., e., 350 from N. H. R., 90x100.

- PRATTISH post road, e., adj. Jonathan Patrick McKitterick...

- WATER st., e., adj. School-house lot, 30x50.

- HENRY Young to John G. Waterman 2,000.

- TAYLOR av., w., adj. Stephen Todil.

- FRANKLIN av., s., adj. Emory T. Larkin and wife to John Egan...

- THIRD av., s., 510 n., Boston road, 100x150.

- PATRICK Brennan and wife to John Brandon...

- SAVANNAH.

- WATER st., w., 45 acres.

- FLETCHER river road, v., 29 acres.

- HENRY Young to John G. Waterman 2,000.

- L. M. Fielder; architect, JOHN C.

- 25 acres.

- CHALLIS river road, v., 29 acres.

- Green to Isaac Lounsberry...

- West Farms.

- WESTCHESTER.

- NEW CoCHELLE.

- NORWICH.

- NEW COCHELLE.

- WESTFarms.

- New Farm.

- NOVEMBER.

- MAMARONECK.

- RIVER st., s., 500 ft., 50 acres.

- WATERTOWN.

- NEW COCHELLE.

- BEDFORD.

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- BEDFORD.
One brick dwelling, northeast corner of St.

FIFTH AV., NO. 225, 4 1/2 YEARS. (March 1, 1870.) $6,800.

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LUMBER.—Among the leading retail dealers we find prices of common, reasonably healthy tone to business. As to all rules there are excep-tions, so in the case of lumber the question is howl to work out the improvements. Since the close of the summer months, but they are in a decided minority, and, only about 700,000 feet of desirable quality; and 225 and even $40 for special schedules. Eastern Filling is in very good supply, the 665 feet per ton, but the supply ample of all except the large sizes.

We note additional exports as follows:

To Hayti, 100 cord, chippings value $116; to Liverpool, 4,500 staves; to Gheuville, 8,900 do; to Hull, 4,800 do; to Cadiz, 10,000 do; and to British West Indies, 700 staves; to British Guiana, 200 do. We are advised, however, that the British market is now more frequently obtained than is usual at this season. This shows rather a fastidious taste in making selections, for in some of the last lots sawn from pine and hemlock, and the fancy grades of hard woods, holders in a few instances have reported sales at prices which the view of the arrivals as usual at this season are pretty free, of course, to the dealers in the South report and the current market generally hurrying through their consignments in order to improve all the time possible before the close of navigation, with lumber being sold at a better price than at any time for many years. Freight accommodations are fair, but not plenty, and the transportation remains the rule rather than the exception.

The wholesale market is firm, indeed, firmer if anything, and a stimulating influence is comparatively small arrivals, and a scarcity of vessels to transport it. We quote as $29@.33 per M for random cargoes of desirable quality; and $35@.40 for prime burden.

The Quebec Chronicle reports as follows:

The close of last week's market at Chicago is reported by the Times as follows:

The receipts for the week are:

Lumber. Staves, a. g., measured and culled to date:

Name. No. Logs. Feet.

Ferry, Dowling & Co 3,998 7,510,750

Win. Westmore 10,625 2,931,570

Johnston & Franklin 1,949 380,505

J. M. Dolan & Bros 9,261 7,799,710

J. C. P. Cook & Son 1,992 171,5-0

Johnson & Hagman 7,942 527,076

D. C. Greens 8,570 5,000,932

Cone, Green & Co 11,177 4,017,152

J. Allen & Son 21,374 2,170,168

Cook & Emlridge 4,282 981,063

W. L. Staves 15,289 12,575,400

J. Foster 9,769 3,810,148

George W. Franklin, one of the best informed lumber-men of the West, has stated that there were at least 2,000,000 feet put in on the lake, and about 100,000 on the river this summer, shipped by the Boom Company, which would make the grand total for 1871 at White Lake 56,009,600 feet.

A climate refracting to the Maine lumber region says: The Penobscot River lumbermen cut their logs at Bangor, Calais, and Portland take the lead, on account of the superior size and length of their logs, better improvement in the demand can be noted this week, with the improvement in prices. St. Louis, Cleveland, Burlington, and perhaps the former probably ranks next to Albany in import-business. St. Louis, Cleveland, Burlington, and perhaps

The lumber market continues seasonably active, and an improvement in the demand can be noted this week, with the improvement in prices. St. Louis, Cleveland, Burlington, and perhaps

The lumber market continues seasonably active, and an improvement in the demand can be noted this week, with the improvement in prices. St. Louis, Cleveland, Burlington, and perhaps
METALS.—The business in manufactured copper con-
tinues firm. The market remains in the same position as noted for a long time past. Holders, however, are still very firm in view of the small stocks in the market. The copper trade has been bound to increase, and in all likelihood will have to modify their views. Prices as published by the Standard cannot be depended upon. Copper for new sheeting: $22.50 for yellow metal, and $23 for old sheeting. The demand for in and in values, may be noted in the copper market since our last report. There has been a decided improvement in the in-
volume. Supplies are small and there is little stock selling unless at a further decided advance. The sales during the past week have amounted to:—

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DRAIN AND SEWER PIPE. (Delivered on board at New York.)

4 inch drain, per running foot, 7 inches diameter, each.
3 inch " 10 " 6 " 0.85 " 0.70 " 0.55 " 0.41 " 0.30 " 0.20 " 0.15 " 0.10 " 0.05 " 0.03 " 0.02 " 0.01 " 0.005 " 0.0025 " 0.001 " 0.0005 " 0.00025 " 0.000125 " 0.00005 " 0.000025 " 0.0000125 " 0.00000625 " 0.000003125 " 0.0000015625 " 0.00000078125 " 0.000000390625 " 0.0000001953125 " 0.00000009765625 " 0.000000048828125 " 0.0000000244140625 " 0.00000001220703125 " 0.000000006103515625 " 0.0000000030517578125 " 0.00000000152587890625 " 0.000000000762939453125 " 0.0000000003814697265625 " 0.00000000019073486328125 " 0.000000000095367431640625 " 0.0000000000476837158203125 " 0.00000000002384185791015625 " 0.000000000011920928955078125 " 0.0000000000059604644775390625 " 0.00000000000298023223876953125 " 0.000000000001490116119384765625 " 0.0000000000007450580596923828125 " 0.00000000000037252902984619140625 " 0.000000000000186264514923095703125 " 0.0000000000000931322574615478515625 " 0.0000000000000465661287307739253125 " 0.000000000000023283064365386962734375 " 0.0000000000000116415321826934813984375 " 0.000000000000005820766091346740625 " 0.0000000000000029103830456733703125 " 0.00000000000000145519152283668515625 " 0.000000000000000727595761418342578125 " 0.0000000000000003637978807091712890625 " 0.0000000000000001818989403545856446875 " 0.00000000000000009094947017729282234375 " 0.000000000000000045474735088646411171875 " 0.0000000000000000227373675443232055859375 " 0.000000000000000011368683772161602794921875 " 0.00000000000000000568434188608080139701953125 " 0.0000000000000000028421709430404006985302734375 " 0.000000000000000001421085471520200349265625 " 0.0000000000000000007105427357601001746875 " 0.000000000000000000355271367880050087359375 " 0.000000000000000000177635683940025043671875 " 0.000000000000000000088817841970012521875 " 0.00000000000000000004440892098500625109375 " 0.000000000000000000022204460492503125546875 " 0.00000000000000000001110223024625156252734375 " 0.0000000000000000000055511151231257812513671875 " 0.00000000000000000000277555756156253906256859375 " 0.0000000000000000000013877787807812519531251359375 " 0.0000000000000000000006938893903906259765625859375 " 0.0000000000000000000003469446951953125488281257265625 " 0.0000000000000000000001734723475976562524541666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666666
STONE.—Cargo rates.

NATIVE STONE.

TIN PLATES.—DUTY: 25 percent, ad val.

ZINC—DUTY: Sheet, 3½ c. per ft.

I. C. Charcoal 10 x 14 per box (gold) $3 87

I. C. Coke 14 x 20 " 7 37

I. C. Charcoal 14 x 20 " 8 87

I. 0. Coke 14 x 20 " 7 00

I. E. Charcoal, terne 14 x 20 " 7 50

L. C. Coke, terne 14 x 20 " 6 87

I. E. Charcoal 14 x 20 " 10 87

Berea " " 1.20

Brown stone, Portland, Conn. " 1.25

Plastering, Kalsomining, and Whitening.

Sills and Lintels... 26

Flag, smooth... 13

Common building stone, 1 ton... 2 50

HARDWARE.—SOT Spring Street, New York.

GLAZED DRAIN & SEWER PIPE,

Stones, 3 feet square, each... 3 00

12 inch... 8 2

14 inch... 28

20 extra... 90

Bridge, Belgian... 1.10

TIN-LINED LEAD PIPE is a Block-Tin Pipe heavily coated with solid lead. Tin is a metal closely resembling silver, both in color and purity: hence water flows through tin-lined lead pipes as pure as if drawn through silver. It is as flexible and as easily worked as lead pipe; it is also stronger and more durable. By its use iron-rust, lead and zinc poison are all avoided, and general health promoted. Price, fifteen cents a pound for all sizes.

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L. C. Charcoal 16 x 14 per box (gold) $3 87

L. C. Coke 16 x 14 " 7 00

L. X. Charcoal 16 x 14 " 10 75

L. X. Coke 16 x 14 " 13 00

L. G. Coke, terne 16 x 20 " 5 00

L. G. Charcoal, terne 16 x 20 " 7 00

Pier Stones, 3 feet square, each... 2 00

5 00

6 00

Sheet... 2 00

ZINC.—Duty: Sheet, 3½ c. per lb.

Sheet, 3½ c. per lb. 9 12

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Warranted perfect in its Cooking arrangements, will heat FOUR Rooms with the same fuel used in ordinary Ranges.
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The BOYNTON Furnaces have been favorably known and extensively used throughout the country for the last FIFTEEN YEARS, and have proved to be the most SUBSTANTIAL and RELIABLE FURNACES ever introduced in the United States, and there are more of them in use at the present time than of any other pattern. They are adapted for Heating all classes of Private and Public Buildings.

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