MAW & Co.'s TILES,
PLAIN, ENCAUSTIC, AND MAJOLICA.
For Entrance Halls, Corridors, Conservatories, Churches, Churches, Cubicles, Chapel, Balconies, Fire-places, Linings, Hearths, Exterior and Interior Wall Panels, Tablets, and String-Courses.

AGENTS IN THE UNITED STATES,
S. L. MERCHANT & CO.,
204 PEARL STREET,
Between John and Fulton Sts.,
NEW YORK.

CLARK, LITTLE & CO.,
LUMBER & TIMBER MERCHANTS,
SIXTY-FIRST & SIXTY-SECOND STREETS, EAST SIDE, NEW YORK.

WEST 25th St.  
7th Ave.  
6th Ave.  
WEST 24th St.  

Desirable Manufacturing Property
FOR SALE,
Five Story and Basement Brick Building,
FOUR-FOUR FEET AND SIX INCHES WIDE, AND RIGHT FOOT DEEP,
(furnished with Engine, Boiler, and a variety of machinery of the kind, all ready for immediate use), situate on the southerly side of 25th St., near 6th Ave. — Building erected only five years since, of the best and most substantial materials, and with light and well lighted, centrally located, adapted to any mechanical or manufacturing business, or could be easily converted into a first-class Livery and Sales Stable.

JAMES STEPHENS, 116 and 118 West 25th St., New York.

MANUFACTURERS AND BUILDERS' FIRE INSURANCE CO.

CASH CAPITAL  
$200,000.

Principal Office, No. 307 BROADWAY. Branch Offices, No. 305 Third Avenue, and Avenue C, cor. 33rd St. Insures against loss or damage by fire on the most reasonable terms.

EDWARD V. LOEW, President.
J. JAY NEFFEL, Secretary.

HEALEY IRON WORKS,
Corner North Fourth and Fifth Streets,
BROOKLYN, E. D.

Manufacturers of
IRON WORK FOR BUILDINGS,
SILLS, WINDOW PANE, COLUMNS, GIRDERS, AND EVERY STYLE OF RAILING.

J. J. & J. F. HEALEY.

R. W. FORBES,
LUMBER OF EVERY DESCRIPTION, FOR SHIPING OR DOMESTIC USE,
AT WHOLESALE OR RETAIL.
YARD,
CORNER OF WEST STREET & 11TH AVENUE.
Downtown Office,
14 South William Street.
ELEVATED OVEN RANGE.

(Five Holes.)

For the fifth season we call attention to this now popular range. The claims we at first put forth have been more than corroborated by the many flattering testimonials in our possession, referring to its successful operation in every respect, while the lowness in price is a strong argument in its favor.

SEND FOR PRICE-LIST.

BUILDERS' MATERIALS.

NEWMAN & CAPON, MANUFACTURERS OF BUILDERS HARDWARE, PATENT HOTEL Annunciators, Patent Sliding-Door Sash-Heaives, etc. Office and Warehouse, 1178 B'way; Factory, 157 West E'ih Street.

THE BIGELOW BLUE STONE COMPANY

A. B. KELLOGG, AGENT.

Miners, Manufacturers and Wholesale Dealers in NORTH RIVER BLUE STONE.

Malvern, Ulster Co., and in Pine St., N. Y.

Flagging, Curiumne, Gutters, Sills, Lintels, Tiling, etc. shipped to all parts of the United States & South America.

JOHN J. ROCHE,

230 CANAL STREET, New York.

FELT, CEMENT, and GRAVEL ROOFING.

Leaky Tin, Shingles, and Gravel Roofs made Tight and Water-Tight; Valleys and Coves Covered and warranted Tight; Cement for sale by the Gallon.

ORDERS BY MAIL, FUNDAMENTALLY ATTENDED TO.

BUILDERS' SUPPLY DEPOT, OCTAVUS J. NORRIS, 63 BROADWAY, Room No. 10.

CORRUGATED EXPANDING WATER-PIPE and FASTENINGS.

Liberal terms to the Trade.

PECK & WANDELL, Brokers to W. J. & J. S. PECK, DEALERS IN ALL KINDS OF MASON'S BUILDING MATERIALS, LIME, LATH, BRICK, CEMENT, PLASTER, HARE, &c. 

Foot of Twenty-Fifth Street, North River.

Foot of Spring Street, N. Y.,


MAGRATH'S COPPER SASH-CHAIN,

PATENTED 31st MARCH, 1871.

L. ANDERTON, METAL SASHES FOR STORE FRONTS, AND CHURCH FEW PLATE MANUFACTURER, 63 GRAND STREET, New York.

JAMES CARNEY, PLAIN AND ORNAMENTAL RAILING WORKS, 205 EAST 20th STREET,

Bet. 2d and 3d Avenues, NEW YORK.

All Kinds of Iron Work for Buildings; Railings, Staircases, Sash-Heaives, Doors, Bailed Windows, Fire Escapes, Anchors, Columns, Lintels, etc.

MAGRATH'S COPPER SASH-CHAIN,

Is adapted to ordinary round pulley, and strong enough to suspend weights of any size required. Being intended as a substitute for sash-cord, it can be put into sashes now provided with cord without any change of pulleys. The inventor feels confident that experience will prove his chain to be both economical and durable, besides doing away with the constant annoyance and expense attending the use of sash-cord.

Orders at once attended to.

For terms and further information apply to M. MAGRATH, Patentee, Carpenter and Builder, 74 Irving Place, New York City.

REAL ESTATE AGENTS.

A. D. McCLELLAND, REAL ESTATE BROKER, 107 EIGHTH AVENUE, NEW YORK.

JOHN C. Nugent, REAL ESTATE BROKER, 107 EIGHTH AVENUE, NEW YORK.

THOMAS J. STEWART, REAL ESTATE BROKER, 107 EIGHTH AVENUE, NEW YORK.

ISAAC H. MULLER, P. B. WILKINS & CO., AUCTIONEERS AND REAL ESTATE BROKERS, 107 EIGHTH AVENUE, NEW YORK.

J. Johnson, Jr., Auctioneer.

J. Johnson & Miller, AUCTIONEERS AND REAL ESTATE BROKERS, 107 EIGHTH AVENUE, NEW YORK.

ISAAC HONIG, REAL ESTATE BROKER, 107 EIGHTH AVENUE, NEW YORK.

Leonardq on Mortgage negotiated. Auction Sales of Furniture, Stocks, Merchandise, &c.

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For terms and further information apply to M. MAGRATH, Patentee, Carpenter and Builder, 74 Irving Place, New York City.

D. & M. CHAUNCY, 207 MONTAGUE STREET, near Court Street, Brooklyn, Brokers in Real Estate and Loans.

We have for sale and to rent desirable buildings and building sites in all sections of Brooklyn.

ADAM HAMPTON'S SONS, MANUFACTURERS OF GRATES, FENDERS, & FIRE-PLACE HEATERS, No. 60 GOLD STREET, (Bet. Fulton and Beekman Sts.) NEW YORK.

Established 1825.
IS ANARCHY POSSIBLE?

There was a passage in General Dix's speech at the Cooper Institute meeting of the Committee of Seventy which it would be well for our property-holders to ponder. The speaker alluded to the possibility of revolutionary action if we failed by legal measures to secure reform for the city. William M. Evarts plainly said that, if we could not get it fairly by ballots, then bayonets must be tried. And no thoughtful person can doubt that these are among the possibilities of the future.

Our local government has gone on from bad to worse, in spite of repeated and systematic efforts at reform. Deluded by the Republican and Democratic catch-words which have been familiar to our ears from infancy, our people refuse to see that universal suffrage has put so tremendous a strain upon our institutions in a large city like New York, that they have broken down under its practical operation. In any provincial or rural community, where property is pretty fairly distributed, and where everybody knows his neighbor, local government and the popular suffrage may be a good thing. But in a large city like New York, filled with people who own no property and have no stake in the community,—people raked from all corners of the earth,—without common nationality, religion, or traditions,—without public spirit, and intent only on living a mean, selfish life,—under such circumstances republican government is simply impossible.

The party managers know and realize this, and hence the party organizations in this city have always been autocracies or oligarchies. Thus we have seen Mayor Wood rule alone; and we have seen Tweed, Sweeny, and Hall acting as a sort of triumvirate, and swaying the party with absolute power. Now, for the twentieth time, our people are engaged in a reform movement.

A new charter is before the State Legislature; and enthusiastic persons are expecting that the millennium will come if it pass. The millennium will not come. If the charter pass, which now seems probable, it will prove as faulty a document as any of its predecessors.

The difficulty we have had to content against have never been created by our charters, which were always well meant, and if honestly worked, would have given us good government. The evil has been in the administration of our affairs—in the lack of public virtue and private honesty among those who had control of the city. The time will come—it is not far off—when the property-holders will see that their only safety lies in getting rid of this swarm of irresponsible voters who now control city politics; or rather, who are used by their natural leaders, rogues high in office, for mal-administration in all that concerns the interests and credit of the city.

A long run of corruption is always followed by violence and turmoil. Such a revolutionary period will certainly come in this city; and that, in all probability, within the next ten years. Those who really have the good of the city at heart, those who have a direct interest in good government, will not submit to be plundered year after year under the forms of law. Property-owners would do well to bear these contingencies in mind. They must not be disappointed if the present movement towards reform proves a complete failure. It is very evident to any one who knows the inside workings of our government that there is not the slightest probability of the thieves being punished or one dollar of their ill-gotten wealth being restored to the City Treasury. What these fellows have got they will keep, and all the legal proceedings and all the criminal trials will come to naught.

We say all this in plain soberness, with no intention of creating unnecessary alarm. We say it because we believe it is well for property-holders and capitalists to keep these contingencies always in mind. General Dix and William M. Evarts are not the men to make such observations as those we have adverted to without consideration. And no one who is not thoroughly self-deluded can shut his eyes to the fact that honest administration of affairs in this city is utterly impossible with the political power placed where it is. If it could be possible for the property-holders to be wise enough to make friends with the poor creatures who do the voting, by giving them free fares, free gas, free public markets, and cheap railroads—by showing them the friends of the poor in material things—then the ignorant voters might be won away from the public adventurers who now lead and rule them. But property is not always distinguished for wisdom in matters like these: and the probability is that, in spite of these warnings, property-holders and capitalists will continue to allow the voting populations to be controlled by the various political rings hereafter to be formed. But they will finally have to face this problem: Whether they will submit to be robbed year after year, or whether Hans and Pat shall be deprived of the power of doing any more mischief.

NEWSPAPER ADVERTISING.

To the Editor of the Real Estate Record.

Still—Among the claims submitted to the Board of Audit is one for $12,000 from the Evening Post for printing the report of the departures of our late "Ring" rulers, in which they (the Ringmasters) endeavor to exculpate themselves from the charges made by the Times. It is a curious coincidence that at the time the Evening Post did this printing it was engrossing for, expunging away, or asking for a suspension of judgment in regard to the doings of the Ring. Printers who knew that such work was done were surprised at the time that these fat plums should be taken away from the printing establishment owned by the Ring, and given to the evening paper in 1868. But I do not want to be too sarcastic when I ask: Was there any relation between this $15,000 printing job and what we know of the course of the Evening Post at that critical and exciting period?

Again: Did the subsequent retirement of Mr. Charles Nordhoff have any relation to the attempt on the part of the managers of the Evening Post to shield the Ring from the merited public odium they had incurred?

Still another point: It seems that the Evening Telegram, a paper owned by Mr. James Gordon Bennett, Jr., a paper of no character and very limited circulation, received $96,000 for newspaper advertising! As the Bennett family and Mr. J. Gordon Bennett are the most prosperous of city papers, what can men of wealth and character think of its proprietor, who has helped to plunder the city of all this money? The Herald could be in no need of such ill-gotten emoluments. One can understand why poor, starving printers or broken-down publishers should sell themselves away by the narrow means by the profits on illegitimate city advertising. But when wealthy men like James Gordon Bennett, when persons of such high character as William Cullen Bryant, allow their respective establishments to become a part of the odious machinery for plundering the city,—where, oh where are we to look for fair dealing and public virtue?

SNEQUERER.

[We publish this communication with much hesitation. It is incredible to us that an establishment treated so well by the general public as the New York Herald is to take such a place, in this indirect way, among the city plunderers. James Gordon Bennett, Jr., is a young gentleman of sporting tastes, and moves now in the best society of New York. He represents the pride and chivalry of our city in journalism, yachting, pigeon-shooting, and sporting generally: that he, with his immense income and high-standing, should consent to rank among the small newspaper thieves who have in times-past plundered the city, is, as we have said, simply incredible. We do not believe it. There must be some other explanation of this $96,000 received by the Telegram. As for the other journal mentioned, the Evening Post,
the character of Mr. Bryant is in itself a sufficient refection of all columnaries in reference to these piping transactions. True, it is said that he does not own the Evening Post; and that the controlling spirit of that journal is Mr. Henderson, the publisher. But we are sure that there must be some other explanation of this advocacy, this defence of the Ring by the Evening Post while it gets the printing, some way of accounting for its course other than that so censoriously suggested by our correspondent.

—EDITOR REAL ESTATE RECORD.

THE NORTH PACIFIC RAILROAD.

The press of the country is very generally bribed to publish the interested statements of the great corporation of Jay Cooke & Co.; and it is quite time that some public journal in the interest of the community at large should present a few important facts in regard to the real condition and operations of this corporation. When the story is told of how Jay Cooke and company have manipulated the press, so as to induce the public to subscribe for that preposterous railroad company, the Northern Pacific, it will be one of the most shameful chapters of current history. The misrepresentations that have been made in regard to the property itself, and of the country through which the line is to pass, are unexampled in the whole record of advertising fiction. We simply wish to say to persons interested, that every dollar they have laid out in these printing transactions. True, it is said who buys land will be sacrificed to the cupidity out in that enterprise is probably a "permanent subject of this line really believed in its practicability, and if they were honestly expending the vast sums of money they have been spending for purposes of commerce. If the promoters of this railroad do not build this road; and if built it will be utterly useless for purposes of commerce. If the railroad company does not even get the nominal price for their lands. For occasionally a member of the Puget Sound Company will stray out on the line of the company, and, with their marvellous fecundity, punch what eventually turns out to be a town site.

5th. That the Puget Sound Company, after ascertaining in any given town site which will be the principal block, withdraw all the adjacent blocks from the market, thus forcing the settlers to build up the suburbs, before they (the P. S. Company) offer the withdrawn lands, at greatly increased prices, for sale.

6th. That the entire plan and procedure of the Northern Pacific Railroad is devoted to putting millions of dollars into the pockets of the "Puget Sound Company," alias Jay Cooke & Co.

Mr. Green keeps up the keenest struggle against the city claimants and plunderers, and is today, in consequence, the most unpopular man in the city of New York. An honest man in his position could not but be unpopular. We do not pretend to judge of the specific complaints against the Comptroller; we only know that any incorruptible man, who had his work to do, would be compelled to dispense with a hundred persons where he satisfied one, and that these hundred would be clamorous in his dispraise.

The disheartening thing about the whole matter is the profound indifference of the general public, in whose interest Mr. Green is working. He is left alone in the fight; and the taxpayers and wealthy classes, who ought to rally to his support as one man (even granting that he has made mistakes), abandon him to his fate, nor give him the slightest personal or moral support.

It is very certain, from the revelations that have been made, that the next Comptroller, whoever he may be, will consult his own peace of mind, and will be quite as popular with the property-holding and tax-paying community if he discharges their money with fewer qualms of conscience than Mr. Green exhibits.

MECHANICS’ LIENS.

NEW YORK.

Feb. 26

20 FIFTH AV., E. S., EXTENDING FROM 56th to 50th st., W. B. & N. P. Knapp agt. The Knickerbocker Hotel Co., 3,269 59

24 SAME PROPERTY. NATHAN W. SMITH AGT. Smith & Co. 4,100 63

24 SAME PROPERTY. S. B. HARRISON & BAXTER CEMENT CO. AGT. same. 863 67

26 FIFTH-STREET, S. E. (No. 227 E.), Davis & Jebson agt. McNanany, 9,500 00

26 FIFTH-EIGHTH, 59th st., 9th & 10th avs., whole block. John Doe, The Trustees of Roosevelt Hospital 1,726 53

26 SAME PROPERTY. J. A. CANDER & S. A. SMITH AGT. same. 972 77

26 SAME PROPERTY. H. & S. DICKSON AGT. same. 3,300 00

24 FOURTH AV., W. S., 2 HOUSES, 70 S. 34th T. J. Nolen agt. W. Voorhis, 19 00

27 SAME PROPERTY. T. J. CROMBIE AGT. same. 54 65

27 FIFTH-SIXTH, N. S. (Nos. 209 & 211 E.), Wm. Owens agt. Mr. McCab, 42 62

27 SAME PROPERTY. FELIX SMITH AGT. same. 32 00

27 SAME PROPERTY. H. S. INKEY AGT. same. 60 00

27 SAME PROPERTY. W. R. & N. P. AGT. same. 53 50

27 Same Property. E. S. INKEY AGT. same. 68 00

27 SAME PROPERTY. E. S. INKEY AGT. same. 1,151 17

27 FIFTH-EIGHTH st., W. S., 50th to 53rd st., 132, 330, 232, 134 W.), Smith agt. M. Bernheimer, 6,700 00

27 SAME PROPERTY. T. J. CROMBIE AGT. same. 156 41

27 SAME PROPERTY. J. S. A. ADAMS & E. E. ROBERTS AGT. same. 3,000 00

27 SAME PROPERTY. J. S. A. ADAMS & E. E. ROBERTS AGT. same. 28 00

27 SAME PROPERTY. J. S. A. ADAMS & E. E. ROBERTS AGT. same. 28 00

28 SAME PROPERTY. PATRICK CRYSTAL AGT. same. 3,059 59

28 SAME PROPERTY. PATRICK CRYSTAL AGT. same. 3,059 59

28 SAME PROPERTY. PATRICK CRYSTAL AGT. same. 14,000 00

28 ONE HUNDRED AND THIRTY-SECOND st., E. S., 50' front. Gray agt. Burt, 24 50

29 SAME PROPERTY. H. S. YOUNG, J. A. BETTS, C. R. WILSON AGT. same. 12 73

29 SAME PROPERTY. OWEN MALLREN AGT. same. 61 50

29 SAME PROPERTY. J. M. CARR AGT. same. 30 00

29 ONE HUNDRED AND THIRTY-FIFTH st., W. S., 50' front. 10 houses on av. and 2 houses on s. s. 435, 437, 439 E.), Frederick Davis agt. Wm. Yule, 2,190 36

29 MADISON st., N. S. (Nos. 218, 220, 222), Reynolds & Schuyler agt. Rinaldo, 3,059 59

29 NINETEEN-STREET, S. N. (Nos. 100, 9th st. and 100' front.) Jonathan Hanson agt. Sidney C. Genin, 14,000 00

21 DEGRAW st., N. S., 50' front. 70' av., 66 J. Lowery, and B. S. MULLAGHY, agt. D. B. Com. 200 w. 5th av., 7 houses). William Kinney agt. John M. Hall, H. S. Young, J. A. Betts, C. R. Wilson, J. A. Smith, survivors, etc., 829 05

19 SEVENTEEN-FIRST, W. S., 100', 100' front. 100 w. 4th av. (20 houses). Jonathan Hanson agt. Miss Alvira Purdy, 1,417 83

19 TENTH st., S. S. (Nos. 423, 424, 426 E.), Isaac A. Hance agt. P. Vogler and W. F. Elsick, 483 67

27 TWENTY-THIRD st., N. S. (Nos. 357 and 359 E.), Richard Chidwick agt. Alcivar and Puryic, 750 00

KINGS COUNTY.

Feb. 21

21 DEGRASS st., N. S., 50 E. TAV., 65 135, 2 hs. W. Bartis agt. J. D. Hall, H. S. Young, J. D. Lowery, and E. Mills, 95 00

21 DEGRASS st., N. S., 100 W. 5TH av., 200 w. 5th av., 8 hs. F. Gains agt. J. D. Hall, H. S. Young, J. A. Betts, C. J. Lowery, E. S. Mills, and J. Wilson, 400 00
<table>
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<tr>
<th>Name</th>
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<tr>
<td>Atwood, Chas. W.</td>
<td>100 W. St., N. S., 100 W. S.</td>
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<td>Atwood, John O.</td>
<td>100 W. St., N. S., 100 W. S.</td>
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<td>Betts, C. J.</td>
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<td>Betts, John O.</td>
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The image contains a list of property owners and descriptions of the properties they own. The table format shows the name of the owner, the address of the property, and the value of the property.
REAL ESTATE RECORD.

24 The People's Gas Co., of Yonkers—James R. T. Craig

24 Smith, J. L. T.

23 Smith, Geo. H.

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## REAL ESTATE RECORD

### CONVEYANCES

#### NEW YORK

**February 21, 22, 23, 24, 25, 27.**

*ATTORNEY OF RECORD: R. 170.*

- **31 Maus, John and Jacob—G. Pfeiffer.**

- **23 Longchamp, P. D.—S. W. Green.**

- **31 McCoughlin, John—G. B. Crane.**

- **24 O'Donovan, D. J.—P. J. Duffy.**

- **24 McMahon, Ann—N. B. Morse, Jr.**

- **23 McDonald, D. L.—J. Whifce.**

- **27 MiUer, O. W.—G. P. Darling.**

- **33 Moan, Bernard—W. Newton.**

- **Rutter, —. (J. O. Atwood)—A. C.**

- **21 Ruck, John—R. Morgan.**

- **31 Sawyer, H. C—B. F. Sawyer.**

- **24 Roth, George—Julia Gross.**

- **36 Sheridan, Thomas—S. B. White.**

- **23 Smith, D. A.—S. W. Green.**

- **21 Sandford, Watson—N. S. Willett.**

- **27 Rainszcwsk, Eliza—B. Cromwell.**

- **26 Sutton, Mary A—A. Mellen.**

- **23 The Exr. of B. Hartshorne—BUen A.**

- **26 Winters, I. N.—H. V. MandevUle.**

- **37 Vitt, Aug H.—T. T. Church.**

- **24 Wilson, James—H. Werner.**

- **37 Woodworth, R. N.—G. L. Buckman.**

- **21 Zerkel, George—J. Zerkel.**

**IMPORTANT BUSINESS CHANGES.**

**NEW YORK CITY.**

**REAL ESTATE RECORD.**

**1. K & I.**

- **58TH St., n. s., 483.1 w. Sth av., 31.5x100.5, h. & 1.**

- **53D St., n. s., 260 w. Sth av., 2.5xl00.5, h. & 1.**

- **55TH St., s. s., 450 e. 7th av., 25x100.5. Washington St.**

- **58TH St., n. s., 483.1 w. Sth av., 31.5x100.5, h. & 1.**

- **39TH St., s. s., 275 e. 2d av., 50x98.9. Charles A.**

- **38TH St., n. s., 2.50 e. lOfch av., 25x98.9. George**

- **106TH St., n. s., 300 w. 3d av., 3.5x100.11. Mary**

- **79TH St., n. s., 135 e. 4th av., 30x100, h. & 1.**

- **74TH St., s. s., 80 e. Madison av., 20x103.3, h.**

- **76TH St., s. s., 36.8 e. Madison av., 25.6x103.3.**

- **86TH St., n. s., 100 w. llth av., 100x100.8. Acton**

- **101**
REALESTATE RECORD.

The following plans embrace all that have been considered by the Superintendent of Buildings since our last report:

DIVISION ST. (NOS. 123 AND 123A), ONE FIVE-STORY brick store and tenement, 35x26; owner, J. B. Franklin.

EIGHTY-FIFTH ST. (N. S., 225 E. 2D AV AND 50TH ST.), TWO four-story brick stores and tenements, 25x35; owner, J. B. Franklin.

EIGHTY-NINTH ST. (N. S., 375 E. 2D AV), ONE FOUR-STORY brick store and tenement, 35x26; owner, J. B. Franklin.

FORTY-SEVENTH ST. (N. S., 30 W. 3D AV), ONE TOWNSHIP, 30x30; owner, J. B. Franklin.

FORTY-SEVENTH ST. (N. S., 30 W. 3D AV), ONE FIVE-STORY brick store and tenement, 35x26; owner, J. B. Franklin.

UNSAFE BUILDINGS.

Dudie street, No. 140, J. H. Van Horn, owner; unsafe gable walls, third and fourth story.

Eleventh avenue, west side, 50 feet north of northwest corner of Fifty-ninth street, Henry Tiemann, owner; unsafe gable walls.

Greenwich street, northeast corner of Laight street, Charles Van Sellem, owner; dangerously unsafe awning frame.

Bridge street, No. 9, J. T. Spuder, owner; dangerously unsafe lintel over entrance.

RECORDED LEASES.

PER YEAR.

BEERMAN ST., NO. 63 AND 65 (5 UPPER STORES), 4 YEARS

3,500

BROAD ST., NO. 258 (STORE AND BASEMENT), 5 YEARS

1,000

BROAD ST., NO. 679 (1ST FLOOR AND BASEMENTS), 3 YEARS

1,000

BROAD ST., NO. 736 (1ST FLOOR AND BASEMENTS), 4 YEARS

1,500

BRIDGE ST., NO. 256 (STORE AND BASEMENT), 5 YEARS

1,000

CANAL ST., NO. 305 AND 307 (STORE AND BASEMENT), 5 YEARS

1,000

COURT ST., NO. 135 (STORE AND BASEMENT), 5 YEARS

1,000

FIRST AV., NO. 256 (STORE AND BASEMENT), 5 YEARS

1,000

FOURTH ST., NO. 378 (STORE AND BASEMENT), 5 YEARS

1,000

LEONARD ST., NO. 319 (STORE AND BASEMENT), 5 YEARS

1,000

FIFTH AV., NO. 256 (STORE AND BASEMENT), 5 YEARS

1,000

CHICAGO ST., NO. 315 (STORE AND BASEMENT), 3 YEARS

1,000

AVENUE C, NO. 127 (STORE AND BASEMENT), 5 YEARS

1,500

AVENUE D, NO. 74 (STORE AND CELLAR), 3 YEARS

1,000

FIFTH ST., NO. 151 (5TH TO 10TH STREET), 5 YEARS

1,000

SIXTH ST., NO. 328, 4-9 YEARS

1,000

PROCEDINGS OF THE COMMON COUNCIL

AFFECTING REAL ESTATE.

[* under the different headings indicates that a resolution has been introduced and laid over for further action. It indicates that the resolution has been passed by one Board and sent to the other for concurrence. It indicates that the resolution has been passed by one Board and sent to the Mayor for approval.]

IN BOARD OF ALDERMEN.

BELGIAN PAVEMENT.

50th st., from 5th to 6th av.*

60th st., from Avenue B to Avenue C.

REGULATING, GRADING, &C.

6th st., from 4th to 5th av.

30th st., from Broadway to Avenue A.

40th st., from Avenue A to Avenue B.

60th st., from Avenue B to Avenue C.

60th st., from Avenue B to Avenue C.

30th st., from Avenue A to Avenue B.

40th st., from Avenue A to Avenue B.

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**MARKET REVIEW.**

**Newark.**—The market, for common hardwood, has retained a very decided advance for some time past, and everything offered has sold without difficulty at extreme figures. Aside from the demand for stock for shipment, orders for small lots are being received in advance, and nearly at full prices. Every cargo coming to hand is evidently wanted for immediate consumption, and buyers frequently fail to keep pace with the sellers before it arrives. Of course, under these circumstances, sellers find no disposition to part with their stock at a reduced rate, and in one or two cases, when buyers were in a fairly tight place, they have been known to pay up to $3 per 100 lb. for fresh arrivals, though wholesale dealers, as a rule, are not disposed to force business. At the same time, however, the tone in the market is not favorable to sellers, and the recent advance has been simply a movement of wheat, which has reached the point where it is not going to be left lying around. The condition of navigation has seemed somewhat variable, and we do not think quite so much stock has come through from points on the river as was anticipated. Though the limited means of transportation has been much grumbled at by some dealers, yet there were periods of quite a different character. Some of the dealers are still buying stock, and we know of one or two large sales that have been made at reasonable prices. The receipts of spot, but extended to cargoes to be in transit, and coming season, but a fair call is looked for from the United States Government. We quote Portland at about $1.50 to $1.75 per barrel, with small lots at $1.50 to $1.75, and prices range from $1 to $1.50 per barrel, with small lots at $1 to $1.50. The receipts of domestic shipments are being made, and a few export orders are coming in. The quotations for this up to $1.75, from yard, and prices firm from this point higher. The condition of the lumber market has been improving, and orders for small lots are coming in. The quotations range from $1 to $1.50 per barrel, with small lots at $1 to $1.50. The receipts of domestic shipments are being made, and a few export orders are coming in. The quotations for

**Vacant Lots.**

<table>
<thead>
<tr>
<th>Avenue</th>
<th>Feet.</th>
<th>Feet.</th>
<th>Feet.</th>
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</table>

**c) REAL ESTATE RECORD.**

**IN BOARD OF ASSISTANT ALDERMEN.**

**BURLINGTON PAYMENT.**

83d st., from 1st to 2nd av. 270 ft., from 3d to 4th av. 85 ft. 8th st., from 2nd to 3rd av. 80 ft. 5th st., from 4th av. to East river. 14th st., from 3rd to 4th av. 50 ft. 48th st., from 3rd to 4th av. 65 ft. 1st av., from 20th to 21st st. 1600 ft. 2nd av., from 10th to 11th st. 1400 ft. 3rd av., from 1st to 2nd st. 2000 ft. 4th av., from 2nd to 3rd st. 2200 ft. 5th av., from 3rd to 4th st. 2400 ft. 6th av., from 4th to 5th st. 2600 ft. 7th av., from 5th to 6th st. 3000 ft. 8th av., from 6th to 7th st. 3400 ft. 9th av., from 7th to 8th st. 3800 ft. 10th av., from 8th to 9th st. 4200 ft. 11th av., from 9th to 10th st. 4600 ft.
men employed; 294 trains, and 61,052,940 feet of logs. Be­

Already in the river for next summer's cut. There are also

Already there considerably more logs in the river than the

many supplies and drivers not reported, which would

selves are greater than the logs that have been already in the river for next summer's cut. There are also

Spruce is in the same manner being cut, and the quantities that have been brought to the Saginaw River and manufactured by our

forests of pine timber, no doubt, be attacked by the insect whose de­

is applied, its distance from streams rendering it, in its de­

Canadian Lumbering.—The Toronto

in an able

West. In the same paper, an article on the lumber business in Canada, states the total

will, not only in connection with the terrible fire which deci­

connection with the destruction of vast forests of pine tim­

are involved in the conflagration. On the West side of the Bay, a line drawn

No. 2. Split and Soap,

packages

impossible to obtain relief from foreign sources, as supplies

materials for

any increased activity, and though there

are said not to be so many buyers as there were a year or two ago, an increased activity is noticed, and the demand is pretty sharp, and we understand that quite

a large proportion of our West Coast business is done in this manner. A considerable amount of our business is done on the East Coast, at full, and in some cases better figures than those current at

a wad of stock, and domestic, wherever
ty, wherever there are any buyers making up small invoices, and they

prices remain steady at fully former figures. We quote at

the same time last year, 2,562 bbls; same time this year, 1,684 bbls.

cabin, and all galvanized. The former are now selling at

large, at 50c per lb., and the latter at 28c per lb. ; YelloW Metal, 26c do.

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large, at 50c per lb., and the latter at 28c per lb. ; YelloW Metal, 26c do.
### DOORS, SASH, AND BLINDS.

<table>
<thead>
<tr>
<th>SIZES</th>
<th>PRICE</th>
</tr>
</thead>
<tbody>
<tr>
<td>2 x 2 to 3 x 2 x 4</td>
<td>$2.50/ft</td>
</tr>
<tr>
<td>3 x 2 to 4 x 2 x 4</td>
<td>$3.00/ft</td>
</tr>
<tr>
<td>4 x 2 to 5 x 2 x 4</td>
<td>$3.50/ft</td>
</tr>
</tbody>
</table>

Discount on French glass is 25 per cent.

### GREEN-HOUSE, SKYLIGHT, AND FIXED GLASS, per square foot, not over 60 x 40.

<table>
<thead>
<tr>
<th>GLASS TYPE</th>
<th>PRICE</th>
</tr>
</thead>
<tbody>
<tr>
<td>Fluted Glass</td>
<td>$5.00/ft</td>
</tr>
<tr>
<td>Rough Glass</td>
<td>$7.50/ft</td>
</tr>
</tbody>
</table>

### MAHOGANY.

- Rosendale, 10 bbl @ $2.00
- Sizo, 8 feet: $25.00
- Main par of Branches will be charged extra as pipe.

### STONE.

- Portland, American Wood, 1,000 ft: $1.50
- Base Stone, 2½ ft in length: $0.75

### Tin-Lined Lead Pipe

- Manufacturers of BLOCK-TIN PIPE, SHEET LEAD, and filled at sight.

### Real Estate Record.

- Place dimensions: 577.3x820.8

### For Sale.

- Real Estate and Insurance Brokers, No. 1064 Third Avenue, near 70th Street.
JOHN SUTHERLY, WHOLESALE DEALER IN ALL KINDS OF MARBLE FOR BUILDING.
SILLS, LINTERS, STEPS, PLATFORMS, ASHIER AND COIN STONES.
ALSO, MONUMENTAL AND THIN STOCK, TILING, HEARTHS, &c.
PARTICULAR ATTENTION PAID TO COUNTRY ORDERS.
789, 790, and 792 FOURTH AVENUE, between 39th and 38th Streets, NEW YORK.

LEANDER STONE,
Dealer in
PINE, SPRUCE, AND HEMLOCK LUMBER AND TIMBER,
BLACK WALNUT, and other Hard Woods,
Cor. 54th St. and First Ave., New York.

THOMAS J. CROMBIE, DEALER IN
LUMBER AND TIMBER
OF ALL DESCRIPTIONS.
Also, Yellow Pine, Flooring and Step Plank.
YARD—-foot 23rd Street, E. E.
(No. 18, Mechanics' and Traders' Exchange)
NEW YORK.

A. W. BUDLONG,
DEALER IN
LUMBER.
COR. 12TH AVE. & 22D STREET, NEW YORK.

JAMES MURTAGH,
DUMB WAITERS
1370 Broadway, near 37th Street, New York.
Screws, Hydraulic jackstands, and Derricks to let. Shored up; Girders raised and their Foundations repaired.

West Avenue A and B, New York.

LANDING, GROUNNING, and TRAVEL-WORK of all kinds promptly executed.

Area Gratings, Vault, Sky, and Floor lights.

Salesrooms 104 and 306 Fourth Ave., New York.

Plain and Ornamental Iron Railings, Doors, Shutters, Area Gratings, Vault, and Floor lights.

The Commander Portable Furnace.

Micro-Portable Furnace.

Beekman Street.

Formerly at No. 117 Beekman Street.

S. M. Styles & Sons.

SASH, BLINDS AND DOORS, AND MOULDINGS.

ARCHITECT & SUPERINTENDENT.

CIRCULAR AND ELLIPTIC MOULDINGS OF ALL DESCRIPTIONS.

VENTILATING AND WARMING.

Manufacturers of Hull's Patent Base Burning Furnace, LESS JOINTS and more Heating Surface than any other.

Also, PATENT HOT-AIR RANGE.

Warranted perfect in its Cooking arrangements; will heat FOUR Rooms with the same fuel used in ordinary Ranges.

Send for Circular.

310 & 312 3d Ave., bet. 59th and 60th Sts., New York.


WALKER FURNACES.

Improved Baltimore Fire-Place Heaters, Morning Glory Stoves and Furnaces.

92 Beekman Street, Second floor from Cliff, New York.

LOW-PRESSURE-STEAM HEATER.

For thoroughly warming Private Houses, Stores, and Public Buildings, one that we will GUARANTEE to give entire satisfaction.

and Public Buildings.

a RHICK-SET FURNACE at a price almost as cheap as a PORTABLE, and one that we will GUARANTEE to give entire satisfaction.

able, that we have been induced to adapt the THREE LARGE SIZES TO BRICK WORK, and by the addition of a CAST-IRON RECESS FRONT, we are prepared to furnish a BRICK-SET FURNACE at a price almost as cheap as a PORTABLE, and one that we will GUARANTEE to give entire satisfaction.

They are adapted for Heating all classes of Private and Public Buildings.

Also, RANGES and STOVES in large variety.

We always guarantee the work we do ourselves to be perfectly satisfactory.

The SUCCESS of the BOYNTON SALAMANDER PORTABLE FURNACE for the past three years has been so REMARKABLE, that we have been induced to adapt the THREE LARGE SIZES TO BRICK WORK, and by the addition of a CAST-IRON RECESS FRONT, we are prepared to furnish a BRICK-SET FURNACE at a price almost as cheap as a PORTABLE, and one that we will GUARANTEE to give entire satisfaction.

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Richardson, Boynton & Co., 234 Water St. and 1314 Broadway, N. Y.

Send for Circular.

Sanford's Patent Hot-Air Furnaces, portable or set in brick; NEW YORK FIRE-PLACE HEATER; CHALLENGE KITCHEN RANGES, improved; and a variety of Cooking and Heating Stoves.

NATIONAL STOVE WORKS, 239 & 241 Water Street.

John O. Ottwell, 199 3d Avenue.

Hot-Air Furnaces, Ranges, FIRE-PLACE HEATERS, Tin Roofing, Galvanized Iron Cornices, Gutters, &c.

Solomon Agent for Garfunkel's Boston Elevated Oven Range.

Up-Town Depot for Beebee's Range.

Builders and others are invited to test and examine before purchasing. Surveys for Heating made in any part of the country.

Iron.


Keep constantly on hand a full assortment of the above; also, MERCHAND IRON of every description.

Real Estate Record.

William Ennis, VENTILATING AND WARMING, 76 and 78 Centre Street, New York.

Formerly at No. 117 Beekman Street.


Plain and Ornamental Iron Railings, Doors, Shutters, Area Gratings, Vault, and Floor lights.

Fire-ESCALES.

All hoseman's work in general. Repairing and Jobbing promptly executed.

S. M. Styles & Sons.

[S51 and 333 East 61st Street, and 242 to 550 East 69th Street, Manufacturers and Dealers in SASH, BLINDS AND DOORS, AND MOULDINGS of every description on hand and to order.

CIRCULAR AND ELLIPTIC MOULDINGS OF ANY RADIUS.

Planning, Trimming, Grooving, and Mill Work of all kinds done to order with dispatch.

F. & S. E. Goodwin, House-Movers, Office and Yard, 311 East 17th St., between avenues A and B, New York.

Buildings of all descriptions Moved, Raised, Lowered, and Shored up; all Foundations and weak Buildings properly secured.

LOUIS E. Duenkel, Architect & Superintendent, Office, 1237 Broadway, S. W. cor. of 26th Street, New York.


236 Water Street, New York.

Established 1843.

Samuel S. Bent & Son.

Globe Iron Foundry.

Iron.

All goods warranted.

Union Stove Works.

88 Beekman Street, New York.

Confidently recommend to Builders and the public the following articles of their own manufacture, which have a standard reputation throughout the United States, viz.:

The Celebrated Beauty Elevated Oven Range.

The New York Low Oven Range.

The Dunderberg Brick-Set Furnace.

The Commander Brick-Set Furnace.

The Commander Portable Furnace.

The Garnet Front Reversible Flue Fire-Place Heater.

All of which have the improved shaking and damped grate and dust doors.

Illustrated Catalogues and Price-Lists sent on application.

To All Goods Warranted.