

REAL ESTATE RECORD AND BUILDERS' GUIDE.

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BUSINESS AND THEMES OF GENERAL INTEREST

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The financial situation is anything but reassuring. Things seem to be going from bad to worse. Stocks are depressed in the face of large money accumulations. Iron and steel are sluggish—the price of tin has not revived; copper will be the next to experience a sharp drop in prices; wages are being reduced in every department of industry, and the number of the unemployed steadily increases. Lower wages means heavy losses in the retail trade of the country and final disaster to all wholesale business and manufactories. The most hopeless sign of all is the stolid indifference of Congress and the Administration to the depressed condition of the business of the country. The farce of bond buying to release the surplus money in the Treasury is still continued, but there is no real relief from that source, as money is easy because no one wants it for business purposes. What is needed is public confidence—some assurance that new business enterprises would be profitable. This, however, is out of the question while prices continue shrinking.

As the *Financial Chronicle* points out—a reduction in the revenue by the passage of the Mills bill, or even an abolition of internal revenue taxes, would give no permanent relief now. What we require is the starting of the wheels of industry into motion again. This could only be done by using the surplus in the Treasury productively; that is, by river and harbor improvements, by reviving our foreign commerce, by works for harbor defenses and the like. Then we ought to add to the currency of the country to keep pace with the rapid growth of our population and the resulting increase of our business. On this latter point the *Chronicle* says:

Reducing annual expenses to about the minimum, we cannot, with the sinking fund requirements continued, expect to bring the needed revenue down at present very much below \$300,000,000. That means the taking, on the average, of \$6,000,000 each week or \$1,000,000 each working day, out of the channels of commerce, and putting it into the Treasury vaults. One may say that concurrently another million will come out on disbursements. But even admitting that, we have to remember that the payments to the government have to be mainly in currency—gold, silver certificates or legal tenders. This is fixed by statute so far as customs dues are concerned, and consequently several millions of currency must be all the time occupied doing government work, and cannot be of the least use to the money market. Besides, in practice, if disbursements are left to take their natural course, a million does not come out when the same amount goes in. The natural order would bring payments more in lumps. This is always true of interest on the government debt—it is collected gradually during three months and put out at the end of the time.

It follows that in estimating the amount of currency in the country we must keep in mind the fact that the government renders a certain portion of it inert. It is kept out of circulation by our sub-treasury system which locks the money up. In other nations the surplus funds find their way into the national banks and are immediately available for the purpose of trade. This sub-treasury system was adopted when the mercantile business of the country was very limited; it has now got to be enormous, and we want all our funds constantly in the channels of trade. The *Chronicle* hints that we ought to have a national bank as has other nations, though it does not say so in so many words. If we had such an institution the currency of the country would be always available for the purposes of trade, and this would deprive the Secretary of the Treasury of the monstrous power he now wields over prices. It is at his personal option whether values go up or down. Prices advance when he lets the Treasury money loose and are depressed when he retains the funds in the Treasury. Again we quote:

When the independent Treasury law was passed, a few millions covered the total receipts and disbursements of the department for a twelve month. Government operations were at the time only a side show; now the Treasury is the largest manipulator of money in the country. Since that period too the volume of commerce has multiplied very many times; financial operations have grown to reach what would have then seemed fabulous figures; and all industrial interests have become emphatically one, tied together by means of railroads and telegraphs, and correspondingly sensitive everywhere to even the fear of monetary disturbance.

The same authority does not think that even if the revenue from

the tariff should be cut off by seventy-five millions that there would be much diminution of the permanent government income, for the experience of all growing modern nations is that lower duties eventually involve larger importations and a corresponding increase in the revenues. The surplus will still continue to be a standing menace to business even should the tariff and tax imposts be reduced this session. Hence what we really need is a wise system of expenditure for public improvements which affords the most sensible outlet for any surplus in the Treasury. There are thousands of worthy objects upon which to spend the Treasury accumulations, but the country should unanimously declare that there must be no more swindling pension appropriations, and that the Treasury Department must at once put a stop to the supremely ruinous policy of making a gift of the Treasury surplus to the rich corporations and wealthy owners of our government securities.

The readers of the daily papers must have noticed that very little is now said about silver coinage driving gold out to Europe. The *Times*, *Tribune*, *Herald*, *Evening Post*, *Commercial Advertiser* and all our financial journals predicted that the Blaine bill, so called, if made a law would ruin our national credit and expel what little gold we had out of the country. These statements were made day after day from 1878 up to about 1885. Yet, in the first year our government bonds yielded 6 per cent. to their holders, while in the latter year they returned barely 3 per cent. In 1878 the store of gold in the country was about two hundred million. According to the last mint report it is now over seven hundred and eleven million. It was idle to point out our growing store of gold to these alarmist editors, and they were backed up in their gloomy forebodings by such authorities as Senator John Sherman, and by everybody in Wall street. To dispute the fact that the coinage of silver meant ruin seemed to the average reader of our daily papers like questioning the law of gravitation. Even President Cleveland was so impressed with the impending calamity that he went out of his way to implore the Democratic majority in Congress to abrogate the silver coinage act and so save the community from a disastrous panic. This was before he took his seat in the White House. But the majority in Congress was wiser than President Cleveland. The New York editors and all our bank officials refused to demonetize silver completely, and then we had a revival of business, which commenced in the summer of 1885 and continued for two years, our gold store steadily accumulating all the while and our national credit getting better and better, as was shown by the advanced price of our Federal securities.

The only New York journal which showed a glimmer of sense on the silver question was the *Sun*, but, like the other papers, it was under the hallucination that we were on the road to a silver basis, which it thought would be a good thing in itself. Yet, as the figures proved, while we were accumulating our gold we were steadily exporting our silver. We pointed out frequently that if we were to have a single unit of either of the precious metals gold would be preferable to silver, as we had nearly two dollars of the yellow metal to one of the white. A demonetization of the superior metal would involve a frightful contraction. Our contention always was that the growing commerce of the world required all its gold and all its silver and all the paper that could be convertible into the precious metals, and that any one who advocated a single unit of gold or of silver was an enemy of the human race, for mankind would be steeped to the lips in misery if either one or other of the precious metals were demonetized. The *Sun* now comes to the front with the following amazing statement. Speaking of the copper syndicate it says:

The bimetalists propose that the great commercial countries of the world shall enter into a syndicate to buy all the silver that can be produced at a fixed price in gold, say one-sixteenth of an ounce of gold for an ounce of silver, the market price now being one twenty-second or one twenty-third of an ounce of gold for an ounce of silver. So long as the syndicate held together it would keep the price up to whatever peg it fixed, but the enhancement of the price would so diminish consumption and increase production that the silver syndicate would in the end, like the tin and the copper syndicates, find itself loaded up with a commodity for which there was a restricted demand. Gold mines would be closed and silver mines would be opened just to the extent that it would be cheaper to mine silver and buy gold with it than to mine gold directly.

Of course this scheme was evolved from the inner consciousness of the *Sun* writer. There has been no proposition to buy up the surplus silver of the world, unless it might be by some inmate of a lunatic asylum. What the bimetalists ask for is a return to the state of things which existed for seventy odd years, before Bismarck demonetized silver in Germany when he was in receipt of the enormous indemnity from France, which he took mainly in gold. Under the old state things on the continent of Europe there was a free coinage of silver as well as of gold, the ratio between the two being fifteen-and-a-half of silver to one of gold. Under this free coinage something over a thousand million of silver was coined in Western Europe. England adopted the gold unit for the British

Islands, and the silver unit for its Asiatic possessions. But for the seventy odd years there was no variation in the relative value of gold and silver coins, although the production of the precious metals during that period varied very greatly. From 1849 onward, it will be remembered, the production of gold increased excessively, but without in the least depreciating the value of gold coins. What the business of the world requires is the free coinage by all nations of gold and silver at the ratio of fifteen-and-a-half to one; not sixteen to one which is the American ratio, which undervalues silver.

Every citizen of the Republic ought to read George William Curtis' Civil Service Reform address, published in full in the *Times* last Wednesday. It is an admirable presentation of a subject which belongs to the higher politics of the nation. Civil Service Reform is of vastly more importance than all the other subjects in dispute between the two political parties. We must make up our minds to administer public affairs on strictly business principles. The "spoils system" is incompatible with Republican institutions. The nation must perish if our Civil Service is not put on a par with our Military or Naval Service, and with that of Great Britain and other civilized nations. The hope of purifying our election machinery lies through Civil Service Reform and the adoption of the Australian method of voting, such as that embodied in the Saxton law, which, it seems likely, Governor Hill will veto in the interests of the wire-pullers of the political machines. Americans should keep in mind the humiliating fact that our Civil Service is behind that of all other civilized nations, and on a par with that of Turkey and Morocco.

Notwithstanding the stores of gold in the Treasury and the banks, the cheapness of money in the open market and the prevailing low rate of interest, it is nevertheless a fact that the trade of the country is suffering for want of more currency. We have been doing a gigantic business with a limited supply of available funds. The *Tribune* estimates that we have made new land mortgages within a few years, west of the Mississippi, amounting to two billion dollars. Then in ten years we have added 60,000 miles to our railroad system. In the meantime we have been clearing farms, starting new industries, extending old manufactories, and using our credits in every possible legitimate way. The depression in industry is because of the underproduction of currency to keep pace with this enormous addition to our business. The accumulation of funds at the money centres is due to the dread which capitalists have of the future. As Wendall Phillips used to say: "Nothing is so timid as one million dollars, except it is two million of dollars."

The Future of Railroad Debts.

The Wall street bulls claim that one factor in the future value of railway shares is that as the old high-interest debts mature they can be replaced by bonds and mortgages which will not average more than 4 per cent. per annum. The bonds issued twenty-five or thirty years ago were marketed below par and often bore from 7 to 8 per cent. interest; even the gilt-edged bonds of twenty years back carried 6 per cent. interest. But since then the use of money has cheapened very greatly and reasonably good railroad bonds are readily taken when they do not promise more than 4 per cent. per annum. The Erie, for instance, recently changed its 7 per cent. fifth mortgage bonds of \$709,000 for a new 4 per cent., which would be a saving of \$21,270 per annum. The new Reading loan will be floated at 4 per cent. certainly. The Missouri Pacific 7 per cent. bonds are now being changed into 4 per cent. fifty year bonds.

In view of this fact of the cheaper rates for money we thought it might be worth while to go over the figures and see what old bonds are to become due within the next fifteen years. The table we give below is not exhaustive, for it only embraces some of the most active stocks. Still these will suffice to point the moral which investors will readily appreciate. It will be noticed that there are not a great many old bonds coming due within the next few years, for the construction of our railroad system has been so recent that the bulk of the obligations assumed do not mature until after the opening of the twentieth century.

The point to be considered is, will money command no better value ten years from now than to-day? It is quite true that the general tendency of things all over the world is towards smaller profits in business, lower rents and reduced interest on money, but is not a 3 or 4 per cent. bond in this country due to an exceptional state of things? Our government has been in the market since the close of the civil war as a purchaser of its own bonds before their maturity. This cornering, as it were, of our national securities has displaced investment capital and lowered the rate of interest unnaturally.

The returns yielded by governments set the standard for all securities; hence the appreciation of bonds bearing a higher rate of interest than the government obligations. Our country is so new, and its resources so limitless, that money ought to command here a higher rate of interest than in nations where the opportunities for its employment are more restricted; hence it is believed that when

the government stops buying bonds we will see the rate of interest on this side of the Atlantic steadily advance. It will be recalled that when the 3 per cents. were all taken up at the end of last June, and the government was out of the market as a bond purchaser, the rates for money steadily advanced, and consequently there was quite a panic in the price of all other securities. Bonds paying 4 and 5 per cent. were not attractive when money in the open market on call commanded 6 per cent., and time money could not be had under 7 and 8 per cent; but this state of things was reversed as soon as the Treasury re-entered the field as a purchaser of bonds. Yet the time cannot be distant when the government expenditures for its own securities must cease; then our money market will become normal and the rates of interest will rule higher. It is perhaps unfortunate for our railroad corporations that their debts do not mature in this era of low interest, for it is barely possible that those prudent people who are now investing in twenty-year bonds at and above par, which do not carry more than 4 per cent. interest, will find in a few years' time that they have made a mistake, and that they will not be able to sell for more than 80 or 90 a security which cost them 100 or over. Should war or a sudden calamity force our government into the money market as a great borrower we might again see an issue of federal bonds bearing 6 per cent. interest, a fact which would largely depreciate the face value of the railroad mortgages now carrying only 4 per cent. interest.

It will be well, however, to bear in mind that these low interest obligations find their best market in the Old World. Foreign investors believe most profoundly in the axiom that a high interest goes with a poor security, and hence they are far more eager to invest in a 4 per cent. bond than in those which pay a higher profit. It is this fact which keeps down the rate of exchange, for it is foreign money which is now finding its way into the low interest railroad obligations. Hence we were importing gold at a time when the balance of trade was largely against us. There is every reason to believe, when our Treasury stops buying bonds, and the rates for money advance in our market, that the foreign capitalists will cease purchasing American railroad mortgages and stocks, for they will find themselves burdened with low interest bearing corporate obligations that will be worth less in the open market than they have paid for them. Our American money borrowers are wise in taking advantage of these times to market their securities on the bourses of Europe. The money from abroad will stop coming here just so soon as our rates of interest advance, which they probably will do once the government is out of the market buying its own bonds before maturity.

The following table will, however, be carefully scanned by holders of gilt-edged railroad bonds. Some saving will be effected as the nearby bonds mature. The Delaware & Hudson Company has decided to issue no more bonds. As the old obligations come due they will be replaced by the common stock of the company. This will keep steadily reducing fixed charges; the corporation will thus get into fighting trim in case a railroad war breaks out. It is the bonded indebtedness which is such a burden to carry in times of conflict or when the business of the country is bad.

In the table given below the figures representing the amounts which will be annually saved to the several roads are based upon a reduction of 3 per cent. on the 7s, 2 per cent. on the 6s and 1 per cent. on the 5s, the presumption being that, when due, the first and second mortgage, gold or other gilt-edged bonds will easily be converted into 4 per cents.; hence the saving in annual interest charges. The figures also assume that the debts of the companies will remain as they were at the showing of the last balance sheet. Should they be increased or reduced, or should a reorganization or consolidation be effected at any future date, they would be subject to modification or substitution. For instance, the Baltimore & Ohio sinking fund loan 6s issued in 1855 and maturing in 1890 originally amounted to \$5,000,000, whereas a recent annual statement shows that of this amount \$3,425,000 has been retired, leaving \$2,575,000 outstanding. On the other hand, additional bonds are being issued from time to time, so that on the whole the reduction and increase keep pace one with the other; therefore in several cases little deviation is likely to occur from the present figures, except some broad and costly new construction is undertaken, due to increased business or other causes.

It will be noticed how comparatively small are the issues falling due within an early period. The two nearest at hand are: 1. The fifth mortgage bonds of the New York, Lake Erie & Western Railroad Company of \$709,500, bearing interest at the rate of 7 per cent., due June 1, 1888, which have just been retired and a 4 per cent. issued in their place. 2. The sinking fund loan 6s of the Baltimore & Ohio, due in 1890, and amounting to \$2,575,000.

Of the large amounts maturing in about the next five years are the 6 per cent. premium bonds of the New York Central, amounting to \$6,450,000, due May 1, 1893; the \$13,986,000 issue of 7s of the Chicago, Burlington & Quincy, due July 1, 1893; \$920,000 third mortgage bonds of the Lake Shore, maturing October 1, 1892; \$600,000 convertible 7s of the Delaware, Lackawanna & Western,

due June 1, 1892, and \$5,279,000 first mortgage 7s of the Chicago, Milwaukee & St. Paul, maturing in 1893. Some of these, notably the C., B. & Q. issue, will appreciably benefit the common stock of the roads within the next half decade, but the roads whose bonds do not mature till later, or beyond the Nineteenth Century, will hardly feel the effect for another five or ten years later. An instance of this may be found in the Atchison, Topeka & Santa Fé Railroad, which has a bonded indebtedness coming due of the enormous sum of \$45,000,000 or more between 1899 and 1912, but as the majority of these mature some seventeen to twenty years hence, and the most important—the \$12,013,000 of 6 per cent sinking fund secured bonds—not until December 1, 1911, that road, which has a total indebtedness of \$169,788,874, may be in the receiver's hands three times over before its securities will be benefited by any saving which may be effected by reduced interest on maturing issues.

	Thousands of dollars.	Due.	Annual savings.	Total annual saving.	Per cent on common stock.	
Lake Shore.....	7s	\$920	Oct. 1, 1892	\$27,600		
"	7s	15,041	July 1, 1900	451,230		
"	7s	24,692	Dec. 1, 1903	740,760		
"	7s	1,356	Apr. 1, 1899	94,920		
"	7s	2,784	Apr. 1, 1898	89,520		
At. Top. & S. Fe...6s and 7s	45,000	1899-1912	1,120,000	\$1,404,030	2.8-10	
Illinois Central....	6s	2,500	Apr. 1, 1895	50,000	1,120,000	17½
"	6s	1,600	Jan. 1, 1898	32,000		
"	5s	1,000	Dec. 1, 1905	10,000		
"	5s	3,950	Apr. 1, 1903	39,500	131,500	nom
N. Y., L. E. & W. . .	7s	709	June 1, 1888	21,270		
"	7s	2,411	May 1, 1897	72,330	93,600	½
D., L. & W.....	7s	600	June 1, 1892	18,000		
"	7s	3,607	Sept. 1, 1907	108,210	126,210	½
N. Y. Central.....	7s	30,000	Jan. 1, 1903	900,000		
"	6s	9,733	Jan. 1, 1903	194,660		
"	5s	7,850	Sept. 1, 1904	78,500		
"	6s	6,450	May 1, 1893	129,000	1,302,160	1½
D. & H. Canal Co.	7s	5,549	1891	166,470		
"	7s	4,829	1894	144,870	311,340	1¾
B. & O.....	6s	7,179	1902	143,580		
"	6s	8,290	1910	165,800		
"	6s	2,575	1890	51,500	399,000	2½
"	6s	1,906	1895	38,120		
C., B. & Q.....	7s	13,986	July 1, 1893	419,580		
"	5s	2,325	Oct. 1, 1901	23,250	442,830	5½
Mich. Cen.....	8s	2,170	1890	86,800		
"	8s	640	1889	25,600		
"	5s	2,000	1902	20,000		
"	7s	8,000	1902	240,000		
"	8s	274	1902	10,960		
"	8s	150	1903	6,000		
"	8s	1,943	1891	77,720		
"	6s	1,100	1891	22,000	629,080	3
"	5s	14,000	1908	140,000		
C. M. & St. P.....	7s	*11,470	July 1, 1905	344,100		
"	7s	5,279	1893	158,370		
"	7s	3,198	1897	95,940		
"	8s	3,674	1898	146,960		
"	7 3-10s	1,241	1898	40,953		
"	7s	1,898	1890	56,140	842,463	2 1-16
Mo. Pacific.....	6s, gold	7,000	Aug. 1, 1888	140,000		
"	7s	190	Oct. 1, 1889	5,700		
"	7s	2,573	July 1, 1891	87,190		
"	7s	3,828	Nov. 1, 1906	114,840	347,730	¾
Penn. R. R.....	6s	27,482	June 1, 1905	549,640		
"	6s	19,999	1910	399,980	949,620	1

*Being reduced 1 per cent. per annum. Principal and interest payable in gold should United States legal tender currency at any time exceed \$400,000,000. Other bonds become due after 1900 on this road, but they are not of sufficient importance to be added to the list.

James G. Blaine will hereafter be more fairly judged by his countrymen than he has been in the past. No longer a possible candidate for the Presidency, his eulogists will have less to say about him, and his enemies can afford to do him justice. He is a man of unquestioned ability, who has done the State some service. The journals which have opposed him did so, doubtless, in good faith, but were generally animated by a rancor which was wholly unjustifiable. We believe in "Mugwumps" and Independents. The real ruling class of voters in this country are not those who always poll the straight party ticket, but the "kickers" who change their suffrages in accordance with the political exigencies of the day. It is this class which party politicians desire to conciliate and who cast the deciding ballots in all closely-contested elections. Hence we are inclined to sympathize with these critics of both parties; yet we must in justice say that the "Mugwump" newspapers have been unjust to Mr. Blaine, who is not the "bogy" they have painted him.

As the time for the meeting of the nominating convention draws near, the three possible candidates who loom up for the Republican indorsement are Sherman, Gresham and Depew. If it is true that "Boss" Platt objects to Sherman he will not be nominated. The Gresham "boom" just now is a very lively one, but there is nothing to show that he will be especially strong in either New York or Indiana, and the Republicans must carry both those States to elect their President. Depew is a very likely candidate just now, but there are two considerations which may defeat him. He is the president of a great railroad corporation, and then he will talk. It does not seem possible to elect any man whose eloquence is always "on the tap." Mr. Depew has made his fortune by talking, and it will be impossible to "bottle him up" should he be a Presidential candidate. This will undoubtedly influence the shrewd politicians who will convene in Chicago shortly, and hence we look for the unexpected to happen at that gathering. The Republicans realize that Grover Cleveland will be a hard man to beat, but his chances will not be so good if an unexceptionable Republican candidate who is strong in the "Empire" State is put up against him. Then if

business keeps on going from bad to worse he may come out second in the race, notwithstanding his present strong hold upon the average American voter. A wise Republican nomination would lead to a temporary rise in prices in Wall street securities.

Our Prophetic Department.

INVALID—Now that summer has come a discussion on how best to enjoy the annual holiday season would be in order. What have you to say respecting the choice of a summer location by those who wish to be benefited in health and not waste too much money.

SIR O.—The increase in wealth and our growing transportation facilities is yearly adding to the number of those families which can afford not only to travel but to stay away for months at a time from their regular residences. Owners of improved realty have a vital pecuniary interest in this phrase of our modern life. It is not many years since when heads of families were forced to hire houses or apartments by the year; the summer vacation was rarely more than a matter of a few weeks. Now, however, a fashionable family will spend the entire summer in going from one watering-place to another and in alternating from the mountains to the sea-shore. Then the families of our middle classes can also spend months away from the city instead of weeks as formerly. This has led to the enormous multiplication of summer hotels and has increased the number of what may be called lodging tenements and houses during certain seasons of the year. That is to say, literally tens of thousands of families expect to be in the city only about eight months, and as they do not wish to pay rent for the other four months they store their furniture during the summer and rent apartments in the fall. Hence the growth of apartment houses in the cities and of hotels in the summer resorts.

INV.—Please bear in mind also the winter sanitariums.
SIR O.—I am not forgetting them; they too help to increase the number of customers to the city apartment houses. The head of a small family has say a sickly wife or ailing child, he avoids renting a house for the year and in summer the family go either to the sea-side or to a mountain resort. During the winter they take trips to Fortress Monroe, Cape May, Lakewood, or visit Florida, Colorado or Southern California. This adds to the travel of our railroads, but it relatively reduces the number of families who should rent a house in our cities by the year, as was formerly almost universally the case.

INV.—You are looking at the matter from a real estate point of view. I can see, of course, that these migratory families create a demand in our cities for furnished apartments at the expense of landlords who wish to rent their houses by the year unfurnished. But has not this changing about and necessary separation of families an effect on the *morale* of a household. What becomes of the love of home and the growth of the virtues connected therewith?

SIR O.—I suppose there are both good and bad influences resulting from any change from old to new conditions. Home attachments cannot grow up in families that are "on the wing" the best part of their lives—who are one season in Europe and another in Florida. It is particularly bad for the head of the house if he has to remain in the cities to look after his business. Wives may well tremble when they think of the temptation which may assail their husbands while they are absent. Still the human race is gregarious. The isolated home has its drawbacks, men and women are happier when closely associated with their fellows. A family that has traveled in a steamship, lived in a hotel, or taken part in the life of a popular watering-place is unfitted for residing in a permanent home all by themselves. It seems to me from the extension and cheapening of railway and ocean traveling that the number of birds of passage in the human family will keep on constantly increasing. There will be less home family life and more living as it were in public. This will give doubtless the opportunities for irregular living to which some men and women take naturally; but, after all, in every aggregation of human beings there is a moral code established to which the great mass of them will necessarily conform. Public opinion is always powerful in controlling conduct, and this moral ideal which rules every assemblage can be depended upon to check eccentric or unconventional desires. Mrs. Grundy has her uses.

INV.—But to be more specific. What general rule ought to guide an average family in selecting a summer resort?

SIR O.—An absolute change of scene and surroundings. Comfort and health should be the first to be regarded. The food question soon settles itself. We are habituated to living well in this country, and places which do not keep a good table soon die out for want of patronage. Indeed there is too great a variety of food rather than too little. Families would be quite as well off if the viands were plainer. But people who live on the sea-coast as a general thing ought to go inland, if possible to the mountains, while a visit to the salt sea-shore is what generally would be the most advantageous to those who live in the interior. Persons who are in good health, however, can follow their own inclinations. The great bulk of our people, of course, will take to the sea-shore, although we constantly breathe the salt air of the Atlantic, and they will come back brown and hearty. But New Yorkers in delicate health, and if they have

throat or lung trouble especially, should go to the interior, to the mountain resorts.

INV.—Have you any special region in mind which you think would be desirable for New Yorkers?

SIR O.—The Saturday half holiday has been taken advantage of by many New Yorkers to locate their families within short distances of the city so that they can spend the time from Friday afternoon until Monday noon with them. This is better than locating the family away from New York several hundred miles, visiting them during the season for only a couple of weeks, as was the custom of so many New Yorkers formerly. The metropolis is favored over every other large capital on earth by having summer resorts within short distances. The ocean is at our very doors, and see what a stretch of sea-shore is available from Cape May up to the east end of Long Island. If the ocean salt air is too strong, there is the region fringing the great South Bay on Long Island as well as the Sound region with its numberless summer resorts. Then there are both banks of the Hudson for those who affect river scenery. I confess, however, I am myself a little afraid of fresh water streams and the neighborhood of marshes. There are locations not far from New York where malarial troubles prevail. There is, however, a region which I think can be recommended. I mean that lying just to the north of this city and extending from the hills back of the Hudson to near the Sound. It includes the most of Westchester and Putnam counties in this State and southwestern Connecticut. Indeed the same character of country is to be found two-thirds of the way up the Harlem road. This country is hilly, the scenery picturesque, and the roads generally very good. I predict that in time this will be a favorite region for those who wish to keep country seats near the city during the summer season. I do not advise settling either near the Hudson or on the Sound near marshy ground, but there are numberless places in the section I mention where there is no malaria nor mosquitoes and where the scenery is picturesque. Although so near New York it is lacking in railroad facilities. Much of it, however, can be reached by the New Haven or Harlem roads, and now the Northern Road and the extension of the New England, especially the Danbury branch, will make it much more accessible to the New York public.

INV.—I started out with a view of getting some hints as to the value of the several health resorts for special diseases, but our conversation has taken a somewhat different turn. We will, however, resume the subject on another occasion.

SIR O.—I am willing to do so, for as yet we have no authoritative work that would guide invalids in their choice of health resorts. Our physicians know more about the curative value of Carlsbad or Vichy waters than they do of those of our most famous American mineral waters. However, we are discovering new mineral springs every year and their value will be known in due time. Yes; we will resume this subject sometime during the present month.

A convention of delegates from State and local bar associations met recently at Washington and formed a National Bar Association. The declared objects of this organization is to promote the unification of the laws of the different States in which our people have a common interest—such as marriage, divorce, wills, conveyances, descent, settlement of estates, limitations of actions, comity between States, the extradition of criminals, and the like. All this is very desirable, but is it conceivable that the legal profession can really be in earnest in trying to simplify and unify the various State enactments which do so much to provoke litigation and give them employment? The lawyers in this and other States have bitterly opposed the Field Civil Code, which would have given us a body of State laws anyone could understand. They have succeeded in fighting off this codification for nearly half a century, and they, as legislators, are the makers of all these confused and contradictory enactments.

Still, it is very desirable that this work of unifying the laws of the several States should be carried out, but it ought to be done by a national convention to revise our Federal Constitution. It would be almost impossible to get the various legislatures of the several States to agree upon uniform legislation upon vital matters affecting so many different interests, but amendments to our United States Constitution, proposed by a national convention, would bring the subject directly before the whole country. Of course the cry of centralization will be raised, but the time has come when the public must be educated to the fact that the Jeffersonian no government theories are now obsolete. We are living on the verge of the twentieth century, and the ideas prevalent at the close of the eighteenth century, which did so much in forming our constitution and in shaping the course of our political history, have been outgrown. Local government has a different meaning now from what it had then, hence we cannot tolerate State enactments which are contradictory and which interfere with the most sacred and vital relations of life. Under our laws a wife in one State is only a mistress in another, legitimate children in New York become bastards in

New Jersey or Connecticut. the descent of property is interfered with, debts contracted in one place are void in another. The lesson of the civil war was that we are a nation, and hence there must be some uniformity in the laws which affect our social relations and mercantile pursuits. This involves vital changes which cannot be effected by a national association of lawyers, whose private interests are necessarily at variance with their public professions.

Five Months of Real Estate.

The total figures for the first five months of the year show a considerable decrease in the number and amount of the conveyances for the city as compared with the corresponding period in 1887. The projected buildings are about half what they were last year. The mortgages also show a falling off. We reserve comment, as the figures were only completed before going to press. The tables, however, tell the story:

Table with columns: 1888, 1887, 1886. Sub-headers: Conveys., Amount, Nom. 23d & 24th W. Amount, Nom. Rows: January, February, March, April, May, Total.

Table with columns: 1888, 1887, 1886. Sub-headers: No. Mort., Amount, No. at 5 p. c., Amount, No. at less than 5 p. c., Amount, Banks, T. & I. Cos., Amount. Rows: January, February, March, April, May, Total.

* Includes transfer of N. Y. & Brooklyn Ferry Co. for \$3,000,000. † Includes mort. of same for \$1,000,000. ‡ Does not include mort of the Aguan N. & I. Co. for \$1,000,000.

Table with columns: 1888, 1887, 1886. Sub-headers: No. b'ld'gs., Cost. Rows: January, February, March, April, May, Total.

Table with columns: 1888, 1887, 1886. Sub-headers: No. of plans filed, Total No. of buildings projected, Estimated cost, No. south of 14th st., No. bet 14th and 59th sts., No. bet 59th and 125th sts., east of 5th av., No. bet 59th and 125th sts., west of 8th av., No. bet 110th and 125th sts., 5th and 8th avs., No. north of 125th st., No. 23d and 24th Wards., Cost. Rows: Total.

One of the most universal and perhaps natural delusions prevailing among financial people is that the various paper devices which represent gold and silver coins in effect render the latter less necessary in transacting the business of the world. It is held by some of the highest authorities that the bank check, the bill of exchange,

the bank note and commercial credits generally are so many additions to the actual money of the world. But the patent fact is overlooked that the gold and silver are, after all, the real units of value, and that it is their abundance or scarcity—that is, their availability—which determines prices. This is shown by the fluctuating in values, which are relatively as frequent and as important as they were before these paper substitutes for coin were used. Last summer and fall we saw money in the open market rated as high as 8 and 9 per cent. on time loans. An analogy may be found in our transportation system. By using railroads and steamship lines we can now utilize the stores of food produced in any part of the earth; but this ease in the transfer of commodities does not increase their amount. Time was when the periodical famines in certain districts in India were frequent because of the impossibility of conveying rice, grain or meat from where it was abundant to where it was scarce. But the ability to transport products does not involve any increase of the total amount. So it is with money, the various devices we have mentioned makes it available where needed. Yet writers on economical subjects, like David A. Wells, Edward Atkinson and the editors of our financial journals, all seem to think that this facility for using money is equivalent to increasing the amount.

President Orr, of the Produce Exchange, in his annual report, spoke of the \$1,500,000 appropriated by Congress for a new custom house and appraisors' department at this port, and complained that the sum was too small. He favored an increase of the appropriation to \$3,500,000, and the erection of Federal buildings to include custom house, assay office, sub-treasury and appraisers, stores on the property known as Bowling Green Block. In furtherance of which plans an Exchange committee has recently visited Washington and conferred with the President, Secretary of the Treasury and leading Senators and Congressmen upon the subject. But how can we expect that this city will be favored over all other localities in the Union? Ours is a new and growing country, and other cities require public buildings as well as the metropolis. Our provincial city press shout "Job!" "Pork!" when it is proposed to erect a government post-office or court-house elsewhere, and then President Cleveland is committed against spending any money now in the Treasury for productive or useful purposes. It is all wanted for swindling pension bills or the rich owners of government bonds.

The *Tribune* will have it that there is too much currency in the country, although it admits that gold is practically out of circulation and does not deny that national bank notes are being rapidly withdrawn as government bonds are being cancelled. We suggest to the *Tribune* that it publishes a table of the currency of other nations with the amount per capita; this would tell the story. Our aim should be to encourage cash transactions by providing plenty of current funds, and not force our people to use credits in their business enterprises.

Men and Things.

* * *

So far our Sunday laws have been very generally observed in the Eastern cities. For many years in the West the theatres and places of public resort have been open, but even in this great cosmopolitan city of New York public libraries and art galleries have been kept closed. Such of our people who do not go to church read the Sunday papers or take an outing in our public parks or nearby resorts. But a break has occurred; the passion for base-ball has attracted men and boys to the suburbs to witness games between rival second-rate clubs. Brooklyn, the city of churches, has been the greatest sinner in this respect. All around our Eastern cities base-ball is very popular on Sunday afternoons. Philadelphia has tried to inaugurate the same sport, but the city authorities have put a stop to it, and on a recent Sunday dispersed forty thousand men and boys who had gathered to witness a baseball contest. After all, our working people generally are in favor of a sober and restful Sunday, but it probably seems hard to young fellows who have had no religious training to be deprived of witnessing contests in which they are greatly interested on the only day they are away from work.

* * *

The Jerome Park Jockey Club deserves commendation for trying to reform questionable turf practices. It is notorious that the "bookmakers" are a corrupting influence in the running of race-horses. They put up jobs on the sporting public by subsidizing jockeys and by other evil devices. The figures show that the Mutual system of betting is far more remunerative to those who lay wagers than are the odds given by the bookmakers. The dividends aggregate larger sums to those who risk their money. Hence it was supposed that the outside betting fraternity would patronize the club that discountenanced the bookmakers. But it seems the "sporting" men like the chance of being swindled. The matter was tested on Tuesday and Wednesday of this week at Gravesend and Jerome Park; the former race-track permitted the bookmakers to ply their trade, and the latter did not. The attendance was twice as large in Brooklyn to what it was in Jerome Park. If the experiment fails the turf will go from bad to worse, for the evil influences which now surround the bookmakers' stands are as conscienceless as they are shortsighted. Gamblers, jockeys and adventurers are too largely represented in the list of those who enter horses in running races.

* * *

The newspapers have been poking a great deal of fun at the new propri-

etor of the *Mail and Express* because of his daily publication of texts of Scripture; but this device has advertised the paper very extensively and must consequently have helped its sale. The commercial and sporting features of this journal have not deteriorated, while its editorial writing has improved in ability and force. The literary department seems to be under new control and might be made a much more interesting feature.

* * *

Mayor Hewitt very properly thanks Judge Hilton for the public spirit of the latter in supplying him with office accommodations while his apartments in the City Hall were being renovated. But surely the imperial city of New York could afford to pay for the temporary offices needed by its Mayor or other heads of departments. It is not in keeping with the dignity of our municipality to be under any pecuniary obligation to even so public spirited a citizen as Judge Hilton.

* * *

The police parade on Thursday last was a very impressive affair. New York has reason to be proud of so large and wholesome a looking body of peace preservers. People who think our local politics are wholly corrupt and inefficient would do well to keep in view our Police and Fire Departments and our Croton water service. These are quite up in efficiency and economy with that of any private corporation or business. Our Public School system also, though it doubtless might be improved, has undoubtedly been well managed in the past. With these patent facts before us it is surprising that the opinion is so generally held that all government service is generally wasteful and inefficient. Newspapers seem to be in league with corporations to mislead the public in this vital matter. Apropos of the police parade we must protest against the action of the authorities in marching the force through Broadway below City Hall Park during business hours. Broadway is altogether too crowded to be made use of for any other than business purposes except on holidays.

* * *

Decoration Day observances furnished another proof of the inability of our people as yet to invent attractive public spectacles. It may as well be confessed first as last that the mass of our public are not artistic. Undoubtedly French, German and even English popular spectacles are far more picturesque and striking than anything we have yet succeeded in doing this side of the Atlantic. Of course the military display in foreign parades help them very greatly, and this feature we cannot emulate, but we have yet to develop artists who will show us how to celebrate our holidays worthily. It is probable that nothing in modern times equalled in effectiveness the triumphal marches of the Roman conquerors in the ancient capital of the world by the Tiber, but with our modern inventions and wealth we ought to be able to surpass all previous periods in history. But we cannot expect effective public displays when we depend on voluntary organizations—such as fire companies, "bogus" veterans and carriages full of uninteresting officials. It would be well if our rich citizens were to take this matter of public displays in hand. Exhibitions of this kind would be wiser and more popular than in patronizing the turf or employing \$10,000 cooks.

From the Head of the Health Department.

EDITOR RECORD AND GUIDE:

SIR—My attention has been called by inspectors of this department to the following paragraph, which appeared in your issue of May 19th:

Reports have reached us from time to time about corruption amongst the inspectors of the Building and Health Departments. We have been extremely loth to take note of these assertions, for we are desirous not to bring into public prominence the officers of the city in such a connection unless it should be seriously necessary. But the time has arrived for something to be said about the matter. Of course we do not propose to mention the names of builders and architects who have informed us that they are harassed by the impositions of some inspectors, but we think it due to the public that a protest should be entered against the continuance of this practice of receiving monies from owners of buildings under way for leniencies received. It is detrimental to the *morale* of the inspectorial force. It results in the evasion of the laws, and enables houses to be constructed in a manner which the Chief Inspectors, if they knew of it, would loudly condemn. It is impossible to give advice in the matter, except by suggesting to property-owners, architects, builders and others that they should organize to have a Committee of Inquiry appointed, whose proceedings should be open to the public, so that they may know exactly where they stand in a matter which concerns the health and safety of the people. Individual complaints and hushed mutterings will not result in any reform. If a body of citizens suffer from a grievance due to the corruptibility of their public officers, they should have the courage to boldly come forward and demand that such a condition of things shall cease. It is a duty they owe to themselves and the public, as well as to such honest officers who may be suffering from imputations made against the force in general.

On behalf of the inspectors connected with the Health Department, I have great pleasure in advising you that during my service as Health Commissioner and President of the Board no one has ventured, even by assertion, to impeach the integrity of any officer of this department. I have at all times been ready to hear and investigate charges, but none have been made; and from all the testimony that has reached me I have been led to believe, and do believe, that the inspectors of the Health Department are honorable men, incorruptible in the discharge of their official duties. It is to be regretted that a newspaper, intelligently edited, and beyond the suspicion of impropriety as to its motives, should take cognizance of reports touching the integrity of the inspectors of the Health Department without first making inquiry whether the persons circulating these reports have done what is the duty of every honest citizen claiming knowledge of corruption on the part of a subordinate officer and reported the facts to the commissioners for their action. Rumors of this kind, especially when they appear in the columns of reputable journals, are peculiarly "detrimental to the *morale* of the inspectorial force." They tend to destroy that sense of personal dignity and self-respect which every faithful officer is entitled to feel, and, by placing these gentlemen in a false light before persons with whom they come in contact, encourage efforts to corrupt them on the part of people who should be above participation in practices so destructive of honesty in the public service.

I desire to place myself on record in your columns to the extent of saying

that I do not believe there exists any corruption among inspectors of the Health Department. My reason for believing this is that, notwithstanding the almost constant efforts of architects, builders and owners to impeach the intelligence of our inspectors and to deny the correctness of their reports, I have yet to hear a charge against their honesty. Architects whose plans are disapproved, builders who are arrested and prosecuted for dishonest practices, and owners of buildings recorded in violation of the law, are not often amiable and do not hesitate to accuse our inspectors of incompetency, ignorance and animosity. Scarcely a day passes without a dozen or twenty appeals to the commissioners from orders issued or violations recorded on inspectors' reports. Sometimes these appeals are well founded, subsequent inspection showing that the inspector, in the first instance, was mistaken or had attached undue importance to the mere technical violations of the law; but in all my experience with such appeals I have never heard but one charge touching the honesty of an inspector, and my effort to substantiate this charge, though carefully planned, failed to show that it even had a basis of reasonable probability.

If there is any warrant for the reports which have reached the editor of THE RECORD AND GUIDE as to corruption in the Health Department I can say, with entire truth, they have not reached the commissioners, who are at all times ready to patiently hear and promptly investigate all such charges and, if substantiated, to expel the guilty person from the department without the slightest consideration for his preferences or the wishes of those who may be induced to plead his cause. I trust you will do the responsible heads of this department the courtesy of saying in your columns that if there be any dishonest men on our inspectorial corps, those who pay them tribute have themselves to blame and are entitled to no sympathy.

Under any administration of the law it is possible for a clever and dishonest builder to follow practices which all honest sanitary officers would condemn with emphasis. It is also possible, considering the number of houses in progress, the number of inspectors employed by the city to watch them, and the intervals which must necessarily elapse between inspectorial visits, for dishonesty of this kind to occasionally escape detection. I beg, however, to refer you to the record of suits brought by this department for the enforcement of the laws, the number of convictions reached, and the very considerable amount of penalties collected from dishonest builders and plumbers who have tried to evade the law and been caught. The Health Department maintains a constant warfare against this class of persons in the building trades, and while it is not possible to eradicate dishonesty under a system of speculative building which tends in every way to encourage it, I am happy to say that violations of the health laws are becoming more and more unprofitable, and that through the work of our inspectors a great many builders and plumbers are acquiring, for the first time, a wholesome respect for the statutes which it is our duty to enforce.

On behalf of the officers of this department, I beg that you will not be restrained by any consideration of courtesy from giving the fullest publicity to any facts touching the honesty of officers of this department, which come to your notice duly substantiated. There are in New York, however, a great many connected with the building trades who feel that in interfering with their dishonest profits the Health Department has done them great injustice, and who are quite willing to accuse it of corruption, with no better warrant for so doing than that in their cases it was proven to be incorruptible. A reputable newspaper would scarcely lend itself to redressing the grievances of this class of persons, and it is with the assurance that your declaration in favor of an honest compliance with the law is sincere that I thus place before you and your readers what I believe to be a truthful statement of the facts of the case. Respectfully,

JAMES C. BAYLES, President.

The Suburban Road's Improvements.

The Suburban Rapid Transit Road has at last acquired title to the property which they have stood in need of for terminal facilities on this side of the Harlem. The commission appointed to appraise the real estate did not proceed as rapidly or as satisfactorily as was demanded by the exigencies of the road in tendering to the public convenience, and the officers of the company confronted the problem with commendable grit by coming to a private settlement with the property-owners themselves. The realty transferred to them—through private individuals representing them—covers a frontage of 405 feet on the street and 50 feet on the avenue, as follows:

3d av, No. 2375, s e cor 129th st 25x59.6, four-story brick store and tenem't. Bernard French to Walter B. Horn, Brooklyn. May 22.	\$46,500
3d av, No. 2373, e s, 25 s 129th st, 25x80.	
129th st, No. 202, s s, 59.6 e 3d av, 20.6x25.	
Two four-story brick stores and tenem'ts.	
James Aver to same. May 23.	45,000
129th st, Nos. 204-210, s s, 80 e 3d av, 100x99.11, two-story frame stable.	
129th st, Nos. 222-226, s s, 305 e 3d av, 50x99.11, one-story frame and two-story brick buildings.	
William H. Payne to Walter B. Horn, Brooklyn. May 23.	70,000
129th st, s s, 305 e 3d av, 50x99.11. Maltby G. Lane, Ellen F. Van Loan and Cyrus Scofield to same. Q. C. Correction deed. May 16.	nom
129th st, s s, 180 e 3d av, runs east 125 x south 99.11 x west 95.6 x south-west 9 x northwest 25.1 x north 104, vacant, lumber yard. Jane Ann Colwell widow, William H., Ella J. and Carrie I. Colwell children	
William H. Colwell to same. B. & S. and C. a. G. May 22.	46,750
129th st, Nos. 228 and 230, s s, 355 e 3d av, 50x99.11, one-story frame building, coal yard. Charles B. Tooker to same. May 22.	18,500

It will be seen that the properties taken are Nos. 2373 and 2375 3d avenue and Nos 202 to 230 East 129th street, the price paid being \$226,750, outside of the quit claim correction deed on 50 feet. The company had previously an intention of also securing a few parcels on the north side of the street, but the owners were so extravagant in their ideas that the matter was dropped, and there will now be ample room in the large parcel just purchased.

The company will at once commence to make vast alterations and additions to the neighborhood. The Third Avenue Elevated Road will be connected with the Second Avenue and Suburban roads by a stem branch elevated road running along 129th street, east and west, between the two

avenues, so enabling passengers on either road coming from down town to connect with the Suburban and New Haven roads, and out of town passengers transferring to either of the elevated road lines. This will greatly add to the public convenience, both in rural and urban locations, and will have a beneficial effect especially upon the region north of the Harlem River.

The changes to be made will include a station and stairs on the southeast corner of 3d avenue and 129th street. The building on that spot will be altered accordingly, partly for office purposes, though it is not settled whether the stairs will front on the avenue or street, or whether they will run through the building or not. The engineers of the road are now considering the plans, which, when carried out, will greatly add to the terminal facilities of the road. Shops, freight and baggage rooms, and storage buildings will be provided, as well as other facilities incidental to the necessities of the public.

The terminal facilities rendered possible by the acquisition of the property just secured will be of great advantage, for the drawbridge over the Harlem was a source of anxiety at all times, as any accident thereto might inconveniently disarrange and delay the order of running trains. The real estate purchased is in addition to the charter powers. There is a bill now awaiting the sanction of the Governor which changes the route of the road as laid out. These alterations in the plans have been made necessary owing to the grading and changing of streets. Indeed, in some places the old plans would be impracticable. The proposed changes have the support of property-owners and residents where they are asked for, and there is evidently a general desire that the Governor shall sign the bill.

The road is now building its track from the station at 166th to 170th street, which is about as far as North 3d avenue is properly opened. Beyond that street it is practically country road. The company is now tapping the region north of the Harlem most thickly populated. They are considering the possibility of halting at 170th street for the present, and of commencing operations on their second branch.

Notes and Items.

It appears that the old and worn out fraud of filling up tenements to sell them has been resurrected in several cases recently by west side builders. Richard Deeves is authority for the statement, and in speaking to a representative of THE RECORD AND GUIDE about the matter the other day, he said: "I know of a few instances where the tenants occupied the tenements until they were sold. They lived in them rent free, and when the new owner came round to collect his rents he found that he couldn't get a cent from the bogus tenants, while others had already vacated their apartments in anticipation of the landlord's advent, so as to avoid exposure from the fraud. This hurts the west side very much, for people who have heard of it have refused to touch tenement property in that region for fear of being deceived. I have actually had poor people come to me asking me what it would be worth to come and fill up my vacant apartments till the properties were sold. Of course they came to the wrong party; but there are one or two people here and there who have not had the moral courage to refuse these offers. Intending purchasers should make thorough investigation before buying. If they do this they need not fear coming to the west side for investments in tenement property. Some of these people are doing the same on the east side.

The final estimated appropriations for 1888 have just been published. They are \$37,051,053.93. From this \$3,251,053.93 is to be deducted on account of estimated revenues of the general fund, not otherwise specifically appropriated by law. This makes the net cost of running the city government \$33,800,000.

The appropriation just passed by the Board of Estimate and Apportionment for building a wall along the boundary of the Central Park on the south side of 110th street, between 5th and 8th avenues, is \$33,000, while \$4,000 will be expended on the transverse road at 72d street.

Amos R. Eno, the old and shrewd dealer in real estate, was much surprised at his defeat in the matter of the Kennelly lots purchased by him at auction in 1884. Mr. Eno, though having deposited the usual 10 per cent., refused to complete the purchase on the ground that the title was defective. He also put in a counter claim for the money paid, plus \$5,000 damages. Judge Wallace, in the United States Circuit Court, decided that had the title not been good the purchaser could not be compelled to take the property, but he found that it was good and therefore decided in favor of the Kennelly estate, with interest to boot.

The estimate for the cost of music in the Central and other City park for 1888 is \$16,000. This appears a large sum, but it is infinitesimal in a revenue of such proportions as New York boasts of. The point to be considered is that the pleasure and edification which the people derive from the really excellent strains discoursed in the parks makes the money well expended.

The engineers of the Park Department are completing the plans for the laying out of the Eighth Avenue Circle at 110th street, in accordance with the law passed by the Legislature. The work will shortly be commenced.

The Real Estate Exchange knock-downs for May, 1885, amounted to \$1,055; May, 1886, \$1,124; May, 1887, \$1,560; May, 1888, \$1,941. The old scale would have produced \$1,732 for May, 1888.

"The New Parks Beyond the Harlem."

A volume bearing the above title, recently published by THE RECORD AND GUIDE, should be in the hands of every dealer and investor in property north of the Harlem River. The book is edited by Mr. John Mullaly, and contains 172 pages of letter press, including 30 pages of illustrations and a map of the city showing the new parks in colors, with mile distances, from the Grand Central depot. The cost is 50 cents in paper, and \$1.00 in cloth.

The Arcade Road.

Contracts were signed about a week ago for building the Broadway Arcade Railway, an improvement which, in various forms, the RECORD AND GUIDE has advocated for the past twenty years. This seems to finally assure the construction of the road. We are now able to give the names of many of the principal firms, corporations and individuals who form the new blood of the organization, and who are interested in the company. Melville C. Smith, to whose efforts the Arcade Road mainly owes its present position, in a talk with a representative of THE RECORD AND GUIDE yesterday said: "Among the contractors who assume the performance of the work of construction and equipment of the New York Arcade Railway Company are:

"The Phoenixville Iron Works of Pennsylvania, Bartlett and Hayward, P. P. Dickenson, Henry J. Davison and Ryan & McDonald. There are other gentlemen of financial strength and large experience in the railway world, among whom may be mentioned J. K. Cowen, of Baltimore, Md., the general counsel of the Baltimore & Ohio Railroad, and others associated with the above-mentioned contractors, but whose names I am not prepared yet to mention."

There were two vacancies in the Arcade Board, and at a meeting held last week the resignations of Messrs. Dunning, Austin and Thomas were received, and the following gentlemen were chosen to represent the new interests: Frederick P. Olcott, President of the Central Trust Co.; Richard A. Elmer, President of the American Surety Co.; Edward A. Abbott, of Abbott, Downing & Co., of Concord, N. H., and this city; General James Jourdan, of Brooklyn, President of the Kings County Elevated Railway Co.; and Jas. E. Grannis, of this city, President of the Georgia, Midland and Gulf R. R. The permanent Board of Directors of the Arcade Road will be chosen at the annual election, which takes place next month.

Before going to press we are informed that the contracts are conditional; that the terms are of such a character that the contracting parties deposit \$50,000 as a guarantee of good faith, and that if within a certain number of months they do not succeed in floating the bonds to build the road, and depositing the \$2,000,000 to \$3,000,000 bond called for by the charter as security for Broadway property-owners, the contract may be null and void.

More About Judge Gresham.

Editor RECORD AND GUIDE:

"Sir Oracle's" attack on Judge Gresham's candidacy for the Presidency was somewhat of a surprise to many of the Republican readers of THE RECORD AND GUIDE. Somehow the impression he had created was a very favorable one, but curiously enough the *Evening Post*, subsequent to the issue of your paper, had a long article on Judge Gresham intended to be favorable, but the impression it leaves is that the man is a low popularity hunter of a most objectionable kind. Take for instance the following extract:

On taking charge of the Post-office Department Mr. Gresham's first quest was for some striking reform to prosecute. He found this no easy undertaking. The Star route scandal had been already aired by others before him; there was no novelty in that. He made a spasmodic effort to revive Postmaster-General Key's war upon the use of mail privileges by the lottery companies, but it fell flat. At one time he conceived the idea of investigating the characters of the female clerks employed in the Department, but was balked at the outset by the unwillingness of any competent and trustworthy person among those immediately surrounding him to play the part of detective. At last his attention was drawn to what appeared to be some derelictions on the part of the envelope manufacturers under contract with the government, and he jumped at once to the conclusion that the government was suffering gross frauds through collusion between its officers and the contractors. Without waiting to ascertain the full facts, he cancelled the contract of one firm and relet it to another at rates which, according to an official report of his successor, Mr. Hatton, put the government to a needless expenditure of \$31,045 net, or about 40 per cent. of the whole contract figures. That such an extra outlay could have been avoided if Mr. Gresham had familiarized himself with the subject before acting, and applied judgment rather than impulse to the righting of the apparent wrong is shown by the fact that Mr. Vilas procured the same class of supplies, by the exercise of clever business methods, at a less cost than has ever before been known in the history of the Department. A curious technical feature of the arrangement made with the second parties, moreover, in view of the legal acquirements of Mr. Gresham, was the fact that he quite overlooked the necessity of requiring the sureties of the contractors to execute the contract with the principals, and that the government was thus left to depend wholly upon the responsibility and good faith of the manufacturers themselves, which fortunately stood the test.

According to the same writer, Gresham played fast and loose on the tariff question while in President Arthur's cabinet. He further says: "It must be admitted in all candor that Judge Gresham never posed as a civil service reformer in the commonly accepted sense of that term. He has been a pretty active politician all his life, and an office-holder through most of it, with ends to gain and ambition to gratify." Nor was this all. He is a bad judge of men:

He took sudden and inexplicable likes and dislikes, and they often got him into trouble and contributed to make him unpopular. His errors in selecting men to act as his secret advisers were chargeable, not to his natural affinity for unworthy persons but to his poor faculty for judging human nature. He had a weakness almost equal to General Grant's in this respect, though without the General's tenacity of friendship.

Your readers will bear in mind that these admissions are made in an article intended to "boom" Gresham in the place of Blaine. I am inclined to believe that Sir Oracle is right, and that this man Gresham is a low demagogue, who should never even be mentioned in connection with an office so important as President of the United States. GOGGLES.

How to Draw a Contract.

An invaluable work for all dealers in realty is found in "The Guide to Buyers and Sellers of Real Estate," by Counsellor Geo. W. Van Sicien. This pamphlet, of only fifty-six pages, offers a complete solution of all the complicated questions that arise in drawing contracts. It discusses questions of titles, liens, curtesy and dower rights, deeds, searches, etc., and contains forms of contracts and judicial decisions which, with other general

information, will go far towards making every man his own lawyer. It tells all about fixtures, assumption of mortgages, apportionment of rents, description of property, terms of payment, damages for failure to carry out contracts, information on setting aside contracts for mistake or fraud, and forms of deeds. Published by THE RECORD AND GUIDE, 191 Broadway. Price 50 cents.

Law Questions Answered.

NEW YORK, May 1, 1888.

Editor RECORD AND GUIDE:

Please answer in your next issue the following question: A buyer finds after having made a contract for the purchase of a piece of property that the apartments are rented for considerably less in the aggregate than was represented to him by the seller and his broker. Can the purchaser compel the seller to accept a less amount than agreed on in proportion with the deficiency in rents? The buyer, having made his calculation upon the representations made, feels that a proper reduction should be made. ANXIOUS.

ANSWER—The rule is that if the matter is not peculiarly within the knowledge of the seller, and the buyer has the means of obtaining the information apart from the statements of the seller, and the latter resorts to no artifice or means to dissuade the former from making the inquiry, there is no liability upon the seller for the making of the representation. The representation here is of a matter peculiarly within the knowledge of the seller, but whether the buyer could by the exercise of reasonable diligence have ascertained the facts does not appear. Nor does it appear that the seller dissuaded him from making inquiry. If the buyer did not have means of discovering the facts, or if the seller dissuaded him from making the inquiry, then we think the buyer is entitled to relief. The representations were not incorporated with the contract. The kind of relief to be obtained would depend upon the manner in which he proceeds. The representations were of a material fact, and if the ground for relief above referred to exist, the buyer may rescind on the ground of the misrepresentation, or he may take title and sue for damages for that misrepresentation, or he might seek a reformation of the contract and a specific performance of it, taking what the seller could give with deduction for failure to completely perform. We do not think he could arbitrarily fix upon a deduction from the contract price and tender the balance. LAW EDITOR.

Important to Property-Holders.

BOARD OF ASSESSORS.

NO. 11½ CITY HALL,
NEW YORK, May 29, 1888.

Notice is given to the owner or owners of all houses and lots affected thereby, that the following assessments have been completed and are lodged in the office of the Board of Assessors for examination by all parties interested, who must present their objections in writing, if opposed to the same, within thirty days from date of notice:

REGULATING, GRADING, ETC.

- No. 1—147th st, from 8th av to the first new av west.
- No. 4—113th st, from 8th to New av.
- No. 12—Fort George av, from 10th to 11th av.
- No. 13—91st st, from 8th to 9th av.

PAVING.

- No. 2—85th st, from 8th to 9th av, with granite block.
- No. 3—135th st, from 7th to 8th av, with trap block.
- No. 5—134th st, from 7th to 8th av, with trap block.
- No. 6—Manhattan av, bet 105th and 106th sts, with granite block.
- No. 7—137th st, from 8th to St. Nicholas av, with granite block.
- No. 8—136th st, from 8th to St. Nicholas av, with granite block.
- No. 9—81st st, from Av A to B, with trap block.
- No. 10—84th st, from 9th to 10th av, with granite block.

FENCING VACANT LOTS.

- No. 11—110th and 111th sts, 7th and 8th avs—block.
- No. 15—136th and 137th sts, 5th and 6th avs—block.
- No. 16—132d and 133d sts, 10th av and Broadway—block.
- No. 17—131st and 132d sts, 10th av and Broadway—block.

FLAGGING.

- No. 14—135th st, s s, from 8th to St. Nicholas av.

[The limits embraced by said assessments include all the houses and lots of ground situated as follows:

- No. 1—147th st, both sides, from 8th av to the first new av west.
- No. 2—85th st, both sides, from 8th to 9th av, and to the extent of half the block at the intersecting avs.
- No. 3—135th st, both sides, from 7th to 8th av, and to the extent of half the block at the intersecting avs.
- No. 4—113th st, both sides, from 8th to New av, and to the extent of half the block at the intersecting avs.
- No. 5—134th st, both sides, from 7th to 8th av, and to the extent of half the block at the intersecting avs.
- No. 6—Manhattan av, both sides, from 105th to 106th st, and to the extent of half the block at the intersecting sts.
- No. 7—137th st, both sides, from 8th to St. Nicholas av, and to the extent of half the block at the intersecting avs.
- No. 8—136th st, both sides, from 8th to St. Nicholas av, and to the extent of half the block at the intersecting avs.
- No. 9—81st st, both sides, from Av A to Av B, and to the extent of half the block at the intersecting avs.
- No. 10—94th st, both sides, from 9th to 10th av, and to the extent of half the block at the intersecting avs.
- No. 11—110th to 111th st, 7th to 8th av—block.
- No. 12—Fort George av, both sides, from 10th to 11th av.
- No. 13—91st st, both sides, from 8th to 9th av.
- No. 14—135th st, s s, from 8th to Av St. Nicholas.
- No. 15—136th to 137th st, 5th to 6th av—block.
- No. 16—132d to 133d st, 10th av to Broadway—block.
- No. 17—131st to 132d st, 10th av to Broadway—block.]

The above described list will be transmitted, as provided by law, to the Board of Revision and Correction of Assessments for confirmation on the 30th day of June, 1888.

Wants and Offers at the Exchange.

(For the week ending Thursday, May 31st.)

The items under the head of "wanted" are condensed statements showing what sort of property the broker, whose "number" precedes the item, wishes to secure for clients. The items under "offered" give the location, size, cost, and a brief description of the property offered for sale by the broker whose "number" precedes the item.

NO.	WANTED.	PRICE
261	On 5th avenue, between 25th and 57th streets. A four-story furnished house; full lot.	
OFFERED.		
28	East 18th street, No. 435. Lot 25x92, with five-story brick, double tenement with two stores.	\$14,000
28	Brooklyn lots for sale. St. John's place, south side, 369.7 east 7th avenue. Plot 66x100, vacant.	18,000
51	Near 84th street. Entire block of lots from West End avenue to Boulevard. Easy terms.	100,000
51	81st street, between 10th avenue and Boulevard. Three lots, each 25x102; no rock.	30,000
51	Below 18th street, between 6th and 7th avenues. Five-story brown stone apartment house, 25x83.10x103.3. Rented for \$4,000 per annum.	36,000
51	West 28th street, between 10th and 11th avenues. Plot 150x98.9, with old buildings.	42,000
51	3d avenue. Five and six-story buildings, rented as hotel at \$11,800 per annum.	120,000
51	43d street, near 8th avenue. Plot 75x100, with old buildings.	48,000
51	45th street, between 5th and 6th avenues. A three-story stone front house, 18.9x55x100, free and clear; will exchange for business property.	30,000
51	On 7th avenue, near 54th street. Lot 25x100, with three-story frame building.	20,500
51	11th avenue, near 68th street. Three lots, each 25x100; also two lots on side streets, 25x100 each. Price for plot.	30,000
117	In neighborhood of 14th street "L" station, 9th avenue line. Tenement property.	\$15,000
117	In neighborhood of 125th Street Station "L" road, 6th avenue line, nine lots running through from street to street. Will lease to florist; full fixtures for such business, or will sell.	
117	Near 135th street station of "L" road. Four-story, brick and brown stone flat.	21,000
121	East 74th street, No. 123, near Park avenue, 17x102. Three-story, high stoop. Leased until 1892.	17,000
184	On west side. New dwelling houses; all improvements; decorated. Will exchange for vacant lots, flats or tenements.	
386	Corner on Lexington avenue, near 30th street. A three-story and basement brick dwelling in excellent order.	16,000
387	\$10,000 and \$15,000 to loan on improved city property at 5%.	
1002	Two city lots to trade for tenements and flats. Worth \$20,000. Will loan \$9,000.	
1078	East 33d street, near Lexington avenue. Four-story brick, Nova Scotia trimmings, 19x28. Rents for \$800 per annum.	9,000
1078	Lexington avenue and 35d street, northeast corner. Five-story apartment house with saloon; corner lot, 28x52. Rents for \$303 per month.	37,000

A Mortgage Index.

An Index to the New York Mortgages published in THE RECORD AND GUIDE from July to December 1887 has been issued from this office. This publication is invaluable to brokers, capitalists, lawyers and institutions who negotiate or make loans on city realty. It enables the searcher to easily find who have loaned money on any street or avenue, and at what rate such loans have been placed as well as the term they have to run. An alphabetical list of mortgagees is given and the building loan operators are clearly designated. The cost of the Index is \$1.50.

Real Estate Department.

This has been a slightly better week than last at private sale. At auction a large amount of business has been transacted, but the results were not altogether satisfactory. An exception may be noted in the Ward estate sale on Thursday, when good prices were realized. The parcels were mostly business properties, and the sale developed considerable competition for their acquisition. As usual when holidays occur, business was somewhat interrupted by the intervention of Decoration Day.

On Monday the most valuable parcels offered were Nos. 9 West 58th street and the westerly front on 4th avenue, between 50th and 51st streets. The former was built by Scholle Brothers and is occupied by George Arents. After some little delay a bid of \$31,000 was offered and advances followed slowly until \$40,500 was reached and the house knocked down to Samuel Scholle. An objection to the house is that it adjoins the entrance of the new "Plaza" Hotel, which will be used for the reception of supplies, disposal of ashes, garbage, etc. A similar house, adjoining, was sold in 1879 for \$43,500. The 4th avenue front was sold in two parcels of four lots each. Both brought the same figure, \$48,400, or \$12,100 per lot, a total of \$96,800 for the entire front, 200.10x75. Stephen H. Thayer appears to be the last owner, and when he took title in 1885 the consideration for the four lots corner of 51st street was mentioned as \$45,000.

Tuesday was the busiest day of the week. Sales were numerous and important and the attendance at the Exchange very large. The Pinner estate sale of three parcels on Grand, 53d and 164th streets, was the most successful of the day. A total of \$102,700 was realized. The premises No. 288 Grand street, northwest corner of Eldridge street, size 25x87.6, with five and six-story buildings thereon, was eagerly bid for. Starting at \$55,000 advances were offered in rapid succession until \$68,100 was reached and the corner sold to Kalman Haas. Mr. A. Jewell, the confectioner, was Mr. Haas' closest competitor for the parcel. The rent is \$5,600 per annum and the lease has ten years to run with privilege of extension for five years longer. Much curiosity was excited by the offering of the Bijou Opera House, embracing Nos. 1237 and 1239 Broadway and 502 and 504 6th avenue, size 40x237.9x42.2x249. The lease will expire in 1892 and the rental is \$33,000. Of this amount \$27,000 is realized for the opera house and \$6,000 for the avenue property. Bids of \$200,000 and \$225,000 were offered and refused. Mr. Harnett stated that no bid would be received unless it was at

least equal to the encumbrances (about \$260,000). As a satisfactory offer was not made the property was withdrawn. A broker who holds a claim against the owner stated that the Bijou would be sold under foreclosure in a few weeks. Satisfactory bids were not obtained for the dwelling No. 34 West 56th street, and the stable No. 39 West 55th street, and both were withdrawn. A dwelling on West 53d street, No. 7, size 23x100.5 was bid in at \$64,500. The auctioneer stated that the flagging in front of the house was composed of one stone which cost about \$4,000. Two short lots on the southwest corner of the Boulevard and 75th street were sold under foreclosure for \$30,150. In March, 1887, the same plot changed hands at \$31,000. A plot on Broome street, Nos. 362 to 366, size 65.3x119.10x irregular was knocked down at \$48,000. The receivers' sale of improved and unimproved property lacked spirit and competition, and parties in interest found it necessary to protect themselves by securing about all that was knocked down.

The Exchange was closed on Wednesday, Decoration Day. There was a large attendance at the Salesroom on Thursday, when the most successful sale of the week was held. It comprised fourteen parcels belonging to the estate of Augustus H. Ward, and situated on Grand, Elm, Maiden lane and William streets, South 5th avenue and Washington place. Over half a million dollars was realized by the sale and one parcel was withdrawn. The bidding was active throughout and good prices were obtained. A lot on the southwest corner of Grand and Elm streets, 25x80.4, directly opposite the Hall of the Board of Education, brought the high figure of \$31,500. Two pieces adjoining on Grand street were sold for \$19,600 and \$19,000 respectively. The buyers, Philip Feuring and Wm. and George Dentermann are both Grand street storekeepers. A full lot adjoining on Elm street, with two and three-story buildings, was secured by Leon Tanenbaum at \$17,000. A total of \$327,000 was obtained for the Maiden lane and William street property which were offered in five parcels. For the South 5th avenue lots, Nos. 95 to 99, there was a lively contest, S. Eddy finally securing them for Amos R. Eno at \$16,400 each. The extra large dwelling No. 14 Washington place was started at \$35,000 and knocked down at \$50,000. It was whispered about that J. H. Robinson bid in the last-mentioned parcel for the estate. The property was offered on exceedingly liberal terms; 75 per cent. of the purchase money can remain for a term of years at 4½ per cent. interest. The details are given on another page. A foreclosure sale of a dwelling on West 72d street, No. 121, was eagerly watched by quite a crowd. After a long contest \$41,025 was bid and the house sold to L. J. Phillips for George F. Johnson.

The three sales bulletined for yesterday were all held pursuant to court orders in foreclosure. There was a small attendance and little interest was manifested in the sales.

On Tuesday next, the 5th inst., Richard V. Harnett will sell the Van Rensselaer Place, at New Hamburg-on-the-Hudson, in the town of Poughkeepsie, N. Y. It comprises a residence and other buildings, and 300 acres of ground, under a high state of cultivation, and laid out as a park. It embraces a frontage of one mile on the Hudson, with two docks, running back to Broadway. The homestead on the property was once the residence of Vice-President George Clinton. There is a valuable quarry on the estate, from which the stone was taken to build the bridge on the West Shore road, near Newburg, and also the bridge at Wappinger's Falls. The supply of this stone is said to be limitless. This sale will afford an opportunity to some wealthy New Yorker to obtain an old country seat near the city, which rarely occurs.

On the same day Mr. Harnett will sell the flat No. 4 East 85th street, near 5th avenue, and the five tenements at Nos. 334 to 342 East 117th street, by order of the trustee. Also the dwellings situate at No. 18 King street and No. 24 Downing street.

On Tuesday, the 5th inst., Scott & Myers will offer for sale two valuable farms, both in the town of Westfield, Staten Island, within about an hour's traveling distance from the Battery. The one farm consists of twelve acres of land, lying about a quarter of a mile from Huguenot station, on the Staten Island Rapid Transit Road, and it includes a large two-story and attic frame house and barn. The other contains sixty-three acres, mostly clear, with ten acres of woodland on Woodrow road, one mile from the same station. The property will be offered by order of the executor to close an estate. Considering the prospective value of property on this island these farms should sell well. They will probably make good residence grounds eventually, for Staten Island is as quickly accessible now as are the lands north of the Harlem.

On the same day Scott & Myers will sell the brown stone house No. 118 East 72d street, and five full lots, with cottage and stable, on 101st and 102d streets, between West End avenue and Riverside Drive. The latter is an absolute sale.

On Wednesday, the 6th inst., Richard V. Harnett will offer three 2d avenue properties on the southeast corner of 49th street, with stores, and the house No. 226 West 127th street. These will be sold by order of the Surrogate.

On Monday, June 11th, Richard V. Harnett will offer 300 lots at Dunham Park, Mount Vernon, situate on 5th and 6th streets, Eastchester, and White Plains roads, Dunham, Prospect Garden, Vernon, McClellan, High, Brookside and Beechwood avenues; also the beautiful homestead of the late John B. Dunham. The property is located on high ground and commands a fine view of the surrounding country. It is near Pelham Bay Park and the recently acquired country grounds of the New York Athletic Club, the N. Y. & N. H. R. R. depot being very near by.

On Tuesday, the 12th inst., Richard V. Harnett will offer nineteen lots on the Grand Boulevard, 109th and 110th streets, of which the titles are guaranteed to the purchasers. This will be an important sale of up-town vacant property.

On Thursday, the 14th inst., Mr. Harnett will offer the five and six-story thals-house and full water grants, situate on 48th street and East River, by order of the executor, to which we will refer in our next.

Maclay, Davies & Co. will sell or lease a desirable business property on the northeast corner of Crosby and East Houston streets. The dimensions are

Mead & White are to make the plans, will of course be correspondingly enlarged. The building will now cover half the block. The architects have a fine opportunity here for an unusually effective design. The cost of the building as proposed at first was \$250,000, but the size now has been more than doubled.

The De La Vergne Refrigerating Machine Company intend at once to erect a spacious factory on part of the ninety-two lots just purchased by them, extending along 137th and 138th streets, from the Harlem River & Portchester Railroad to the East River.

Alexandre I. Finkle will be the architect for the Portuguese Synagogue to be built in the fall on 113th street, between 3d and Lexington avenues. In the meantime the old Baptist Church now on the site will undergo alteration. Mr. Finkle has made the plans for this.

Herman Masemann will build several other flats in addition to that recently reported, viz.: Four on the northeast corner of 3d avenue and 112th street, from plans by Thom & Wilson.

Mrs. Sarah Davis intends to build a five-story tenement, 22.11x90, at No. 18 Mott street, from plans by Kurtzer & Rohl.

F. T. Camp has the plans under way for two five-story flats, 35x71, and 18 x28 extension, to be built by Emily C. Weeks on the north side of 128th street, between Madison and 4th avenues.

James Carlew will build a number of private houses on a frontage of 100 feet on the south side of 121st street, 100 feet east of Lenox avenue.

William A. Fulton, of the firm of Fulton & Bookstaver, is having plans prepared by W. E. Mowbray for a handsome residence for his own occupancy. It will be a three-story, high stoop, brick and front house with all the improvements, the facade being after the Italian Renaissance. It will be 25x57 in size.

A. B. Ogden & Son are preparing the plans for the following improvements: 1. Three five-story brick and stone front tenements with stores, to be built on the northeast corner of West and Clarkson streets. The corner will be 25x76, and the others 25x70 each. They will contain three large stores running to the depth of lot. The cost to the owner, Michael Regan, is estimated at \$60,000. 2. Two five-story brick and stone flats, 30x89 each, to be built by John Mulholland on the south side of 127th street, 200 feet east of 3d avenue, at a cost of about \$46,000. 3. A five-story brick, stone and terra cotta front tenement, 25.6x78, to be built at No. 223 East 82d street, for Mrs. Elizabeth Johnston, at a cost of \$17,000.

Schneider & Herter have plans under way for a four-story brick, stone and terra cotta flat, 25x76, to be erected on the corner of Rivington and Eldridge streets; cost, \$16,000. Eva Myers, owner. The same architects will also make plans for two five-story flats, 50x88.6, which Mr. Hatch will build on 43d street, between 2d and 3d avenues; cost, \$40,000.

Rentz & Lange will make plans for alterations to No. 98 Christopher street. M. Mandelbaum, owner.

J. H. Valentine has plans under way for a five-story flat, 25x101, which P. & J. F. McManus will build on the southeast corner of 3d avenue and 65th street.

Julius Kastner is making plans for three five-story tenements, 32x80 each, which will be built by M. & E. C. Schaefer on the north side of 51st street, east of 1st avenue.

Herter Brothers have plans for interior and exterior alterations to No. 235 East 10th street for Sender Jarmulowsky; cost, \$7,000.

Andrew Spence has the plans under way for seven five-story brick, stone and terra cotta front single flats, to be built on the north side of 135th street, 110 feet west of 5th avenue. Two will be 18.4x68 each, and five 17.8 x68. They will have steam heat and other improvements, and their cost to the owner, F. R. Meres, is estimated at \$112,000. The same architect has plans for four five-story brick and stone front tenements, 25x82 each, to be built on the north side of 100th street, 100 feet east of 3d avenue, for Philip H. Smith, to cost \$60,000; also for six five-story brick and stone front apartment houses, to be built by Thomas McCormack, on the southeast corner of St. Ann's avenue and 156th street. The corner will be 25x90, with store, and the others 25x65 each. Their cost is estimated at \$95,000.

Benj. E. Lowe is preparing sketches for a five-story tenement, 25x84.8, which Emma J. Mason intends to build at No. 526 East 11th street.

Wood & Goodwin will improve the four lots they have just purchased on the south side of 70th street, between 8th and 9th avenues, by erecting five 20-foot brown stone dwellings, to cost about \$80,000.

Lamb & Rich are making plans for increasing the size of the eight-story brick and stone office and store building which Daniel Lovering is erecting on the northeast corner of Broadway and 31st street. The addition is on 31st street.

James Fettretch will improve four lots on the northeast corner of 9th avenue and 93d street by the erection of flats. The details have not been arranged, but E. L. Angell will make the plans.

The Board of Health branch intended moving to the southeast corner of Bleecker and Mott streets over a week ago, but owing to necessary repairs have delayed doing so, and will probably not change their quarters for another week.

Brooklyn.

F. K. Irving has plans for two four-story brick flats, 40x60 each, to be

built on Brooklyn avenue and Pacific street for Andrew Miller, to cost \$32,000; and extensive alterations to the Convent of the Sisters of Mercy on Willoughby avenue, between Grand and Clason avenues, with a new brick chapel, 68x100, to cost \$75,000.

D. Acker & Son are arranging plans for a three-story frame store and flat, 20x64x irreg, to be built on the southwest corner of Nostrand avenue and Wallabout street with a three-story frame dwelling, 20x40, on Wallabout street, in rear, for B. Markert.

A. Herbert is preparing plans for two four-story frame dwellings, 25x30 each, to be erected in rear of 96 and 98 North 11th street.

George P. Chappell is making the plans for the new Congregational Church on the southwest corner of Tompkins avenue and McDonough street. It will be the largest ecclesiastical edifice in either New York or Brooklyn, with the exception of Talmage's Tabernacle and St. Patrick's Cathedral. It will seat about 2,100 persons, and will be of brick and stone, in the Italian style, with a tower 124 feet high. It will cost \$70,000.

M. W. Morris has plans for extensive interior and exterior alteration to No. 130 Hicks street, the residence of E. A. Secomb. Cost, \$25,000.

Out of Town.

BATH, ME.—George Edw. Harding will make the plans for the public library to be presented to the city by G. C. Moses. Cost, \$15,000.

GREENVILLE, N. J.—The Methodist Church Society of this place have bought three lots on the corner of Ocean and Linden avenues, and will build a church to cost \$20,000.

HOBOKEN, N. J.—George Edw. Harding has made plans for five stone front dwellings, 20x50, to be built opposite "the Square" here, by S. A. Hemple. Cost, \$70,000.

JERSEY CITY, N. J.—William B. Tuthill, of New York city, has made plans for five stone and buff brick residences, which are to be erected on Bergen avenue. They will be 15x53, and Emmons & Co. are the owners.

NORWICH, CONN.—H. L. Butt is having plans prepared by Geo. Palliser for a two-and-a-half-story frame villa, 30x35, to be built here at a cost of \$3,500.

WAKEFIELD, N. Y.—W. E. Golding will build a \$3,000 dwelling house here of frame. Architect, G. Palliser.

Contractors' Notes.

Sealed bids will be received at the Hall of the Board of Education until Tuesday, June 12th, at 4 P. M., by the School Trustees of the 5th Ward, for repairs, alterations, etc., in Grammar School No. 44 (also for new furniture for same), and Primary School No. 11. On the same day until 9.30 A. M., by the Trustees of the 16th Ward, for heating apparatus, repairs, etc., in Grammar Schools Nos. 11, 45, 55 and 56.

Sealed bids will be received by the Department of Public Works until noon, Friday, June 8th, for regulating and setting and resetting curb stones in 77th street, between 8th and 9th avenues, laying flagging on the southerly sidewalk of said street and paving the roadway thereof with granite block pavement; also the roadway of 82d street, from 1st avenue to Avenue A; 94th street, from 8th to 9th avenue; Manhattan avenue, from 116th street to its termination at St. Nicholas avenue, between 123d and 124th streets; also with trap-block pavement the roadway of 104th street, from 8th to 9th avenue, and for flagging sidewalk on block bounded by Centre, White, Elm and Franklin streets; and until noon, Monday, June 11th, for extension of sewer in Warren street, between West and Greenwich streets; for sewer in 89th street, between Riverside and West End avenues; 89th street, between West End avenue and Boulevard; 90th street, between Riverside and West End avenues; 90th street, between West End avenue and Boulevard; West End avenue, between 89th and 91st streets; 91st street, between Riverside and West End avenues; 91st street, between West End avenue and Boulevard; 155th street, between 8th avenue and Coogan avenue.

Special Notices.

A gentleman, aged forty-three years, of large business experience, understands bookkeeping and office work thoroughly, has been in business on his own account for the past three years, desires to associate himself with real estate or other broker, in New York or Brooklyn, where fair salary will be paid and future advancement assured, with some capital if necessary should business prove satisfactory. References of undoubted highest character will be furnished, and none but A1 parties need reply. Address, Notary Public, P. O. Box 987, New York City.

Edward Nicoll offers for sale six attractive lots, full size, situated on the north side of 94th street, 100 feet east of 2d avenue. They will be sold at a bargain, and any one wishing a good investment in that section cannot do better than call on Mr. Nicoll at No. 66 Wall street.

The New Driving Road Chart.

Copies of the valuable new Driving Road Chart, to which reference was made in these columns on May 12th, can be had at the office of THE RECORD AND GUIDE, 191 Broadway.

BUILDING MATERIAL MARKET.

BRICKS.—For Common Hards we find that operators are repeating the same old story in describing the condition of the market. Of quantity there is an excess, but of desirable quality a continued scarcity, and the tone on values in accord therewith. Thus we find that choice stock continues drawing prompt bids at \$7.50@7.75, with not a sufficient quantity to meet the calls made, while the balance of the supply cannot be placed readily even under pressure, and if very faulty has to be parted with exceedingly cheap, some of the "Up River" stock going out as low as \$5.00 per M. The remarkable condition of the weather during May no doubt tended to diminish demand somewhat, but, at its best, general consumption is enough behind last year to make a great difference

upon the volume of trade, and there is no disposition to deny it among unprejudiced and conservative operators, though there is reason to expect that some improvement will take place during the current month. Most of the first kilns are now about sold off, and in some localities there is at the moment no brick ready for immediate shipment, but as we have already shown our market does not suffer for a supply such as it is, and will get more at no distant date. Advances from primary points confirm the idea that with the exception of an occasional pit of smooth stock manufacturers will be compelled to send from their May product washed brick in the main, and a very irregular market may accordingly be calculated upon. Pales are without improvement, a large supply and indifferent demand keeping the market under pressure. The lapse in speculative building hurts this class of stock materially, as current consumption inclines more to the

better grades of material. It looks as though work might be resumed at Verplanck's Point, not through any concession to the violent laborers who have so long retarded matters in that locality, but simply because the manufacturers have engaged new hands and an armed force to protect them, and with all makers on the River willing to lend such assistance as may be in their power something may be accomplished. It is also determined that if the Sheriff of Westchester County does not afford the assistance for which he has been asked an appeal will be made to the State authorities. Advances received this week say that a special force has been organized by the brick-makers to protect the men who may be willing to resume work. The force is fully armed, and its members have instructions to resort to violent methods if necessary to repel any interference on the part of the Knights of Labor with the new workmen. Members of

Table listing real estate transactions with columns for address, price, and date. Includes entries for Moore st, Washington Park, Withers st, etc.

Table listing real estate transactions with columns for address, price, and date. Includes entries for store and dwell'g, Greene st, Same property, etc.

Table listing real estate transactions with columns for address, price, and date. Includes entries for tenem't, 10th st, 10th st, etc.

CONVEYANCES.

Wherever the letters Q. C. and C. a. G. occur, preceded by the name of the grantee they mean as follows: 1st-Q. C. is an abbreviation for Quit Claim deed, i. e., a deed in which all the right, title and interest of the grantor is conveyed, omitting all covenants or 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.

NEW YORK CITY.

MAY 25, 26, 28, 29, 30, 31.

Table of real estate transactions in New York City for May 25-31. Includes entries for Boulevard, Bedford st, Carmine st, etc.

Table of real estate transactions in New York City for May 25-31. Includes entries for Jefferson st, Kingsbridge road, Lafayette pl, etc.

Table of real estate transactions in New York City for May 25-31. Includes entries for 15th st, 18th st, 20th st, etc.

Humboldt st, w s, 75 s Jackson st, 25x100. John P. McQuid to William J. Reed. 7,000
 Ivy st, s e s, 180 n e Evergreen av, 40x100. Morgiana Ludlow, formerly Holt, Clifton, S. I. to John Haas. Mort. \$1,200. nom
 Jay st, w s, 80 s Myrtle av, 20x69. John R. Burns to Esther C. Weed. Mort. \$4,500. 7,600
 Jefferson st, s e s, 100 n e Hamburg av, 125x100. Henry and John Wulforst, Middle Village, L. I., to Henry Huther. 4,000
 Leonard st, w s, 100 n Meserole av, 18.9x100. John C. Schenck et al. exrs. Cath. Schenck to Cornelia C. Schenck. 3,800
 Same property. John C. and Cornelia C. Schenck to Elizabeth M. Rapalje. B. & S. nom
 Lorimer st, e s, 404.7 n Van Cott av, runs east 100 x north to John Meserole's line, x south-west along said line to st, x south S. William F. Corwith to John J. Randall, Freeport, L. I., and William G. Miller. 850
 Lynch st, n s, 120.8 e Lee av, 16.3x100. h & l. John McDicken to Maria Young. Mort. \$2,000. 2,500
 Macon st, n s, 480 e Saratoga av, 116.8x137.3x29.6x100. James W. Stewart to Theodore B. and Henry A. Willis. Mort. \$2,500. 3,500
 Madison st, s s, 195 w Sumner av, runs south 100 x west 360 x north 15.4 x east to point 205 w from Sumner av, x north to Madison st, x east 10. Nathaniel W. Burtis to Arnold Sanford. Mort. \$2,000. 4,125
 Madison st, s s, 195 w Sumner av, 10x100. Release mort. Frederick F. Thompson, New York, to same. nom
 Moffat st, n s, 166.8 e Central av, 8.4x100. Frederick C. Schrader to Sophia A. Hopkins. 200
 Monroe st, s e cor Nostrand av, 20x80, h & l. Lucretia A. wife of and William Terhune, Hudson Co., N. J., to Henry Bullwinkel. Mort. \$9,000. 18,000
 Monroe st, s s, 309 w Bedford av, 21x100. Henry A. Caldwell to Gottfried Reiff. Mort. \$3,500. 6,550
 Monroe st, n s, 232.3 w Sumner av, 17.9x100. Eugene H. Wilson to Lillian wife George S. Ker. Morts. \$5,000. other consid. and 8,000
 Morrell st, w s, 50 n Moore st, 25x100. Henry Roth and Ludwig Muller to Simon Aron and Louis Schwalbe. Mort. \$2,500. 5,150
 McKibben st, s s, 75 w Leonard st, 25x100. James McBride, New York, to Michael Sommers. 3,000
 Myrtle st, s s, 100 e Hamburg av, 50x100. George Loeffler or Loffler to William Moore. 8,000
 Pacific st, n s, 225 w Bond st, 25x90. Lottie N. Palmer widow to John M. O'Neil and Margaret E. his wife, joint tenants. 2,600
 Pacific st, s s, 205 e 4th av, 20x100. James Moran to Meta wife John H. Berge. 6,900
 Pacific st, s s, 317 e Grand av, 17x100, h & l. Charles J. Warren to Michael May. Mort. \$2,500 and water tax 1887. 3,350
 Pacific st, No. 483, n s, 200 w 3d av, 25x80, h & l. Edward F. Patchen trustee to Alexander Adams. C. a. G. 7,000
 Palmetto st, s e s, 100 s w Knickerbocker av, 135x100. Christian A. Keppler to Christian Biersack. Mort. \$3,000. 6,000
 Palmetto st, n w s, 320 n e Broadway, 20x100. Edward J. Horie and Thomas D. Reilly to Catharine Sutter. Mort. \$4,500 7,400
 Parkway, s s, bet New York and Nostrand avs, being lot 21 block 42 assessm't map 24th Ward. John C. McGuire Registrar Arrears to Freeborn G. Smith. 383
 Pineapple st, s w s, 70 n w Willow st, 31x26.4. Ella T. Rudkin to Henry R. Cooper. exch
 Powers st, n s, 150 e Ewen st, 25x100, h & l. Mary C. Mankel widow and sole devisee Kaspar Mankel to John W. Mankel. Sub. to life estate grantor. gift
 President st, n s, 424 e Rochester av, 20x140.7. Charles Hart to John W. Wall. 210
 President st, n s, 120.3 e 5th av, 72x95, hs & ls. Daniel Buckley and Edward Hartung to Anna J. Hamilton. Morts. \$17,000. nom
 Same property. Release mort. John S. Loomis to Daniel Buckley and Edward Hartung. 6,000
 Prospect pl, s s, 109.6 e Carlton av, 19.4x100, h & l. Sarah wife of John T. Pirie to Sadie I. Pirie. nom
 Prospect pl, s s, 128.10 e Carlton av, 19.4x100, h & l. Same to Margaret C. Pirie. nom
 Quincy st, s w cor Reid av, 75x110, h & l. Foreclos. Samuel N. Garrison to Crowell Hadden. 3,920
 Quincy st, n s, 196.6 w Lewis av, 21.6x100, h & l. Benjamin F. Tracy to Henry R. Waite, New York. Mort. \$4,500 and interest Jan., 1888. exch. and 8,000
 Quincy st, n s, 325 w Ralph av, 50x100. Elizabeth F. Noble individ. and as trustee of Augustus E. Noble dec'd and as admr. of estate of Augustus E. Noble dec'd to Worrel S. Pangborn. 4,000
 Ralph st, s e s, 330 s w Central av, 20x100. Josephine Bowron extrx. Watson Bowron to August Konrad. Q. C. Correction deed. nom
 Same property. August Konrad to Emilie A. wife of Herman Rudolf. 725
 Rapelye st, n s, 237.6 w Hicks st, 18.9x100, h & l. Henry Widmayer to Frank Wheeler. 5,200
 Sackett st, s s, 134.9 e Hicks st, 19.3x100, sub. to strip for party wall. Richard McGann to Joseph Fox. 6,000
 Sackett st, s s, 143.10 w Hoyt st, 16.2x90, h & l. Jane Kline to John F. Schmadeke. Mort. \$2,500. 5,000
 Sackman st, n e cor Baltic av, 200x100. Williamson R. Selover to Walter S. Hammels, Philadelphia Pa. Mort. \$3,600. 4,500

Schermerhorn st, s s, 195 e Nevins st, runs south 100 x east 10.4 x north 12 x east 9.8 x north 88 to st, x west 20. John and Anna Boy to Maria Allers. nom
 Smith st, n w cor Huntington st, 22x80. William A. Tyler to Michael Leyden. 6,900
 Somers st, n s, 57.6 e Hopkinson av, 18.6x80. Elmer E. Winckler to Silas M. Giddings. Morts. \$6,250. 8,500
 Somers st, n s, 76 e Hopkinson av, 18.6x80. Elmer E. Winckler to William M. Seymour. Morts. \$6,250 and taxes 1887. Correction deed. 8,500
 Somers st, s s, 333.6 e Stone av, 19.6x100. Amelia wife of Henry J. Hall to Henry Staples. Mort. \$1,000. 2,200
 St. Johns pl, s s, 118.10 w 8th av, 18.10x100, h & l. John A. Sheldon individ. and as trustee, Rutland, Vt., to Arthur R. King. Mort. \$9,000. 11,500
 Somers st, n s, 39 e Hopkinson av, 18.6x80, h & l. Elmer E. Winckler to Joseph A. Cross. Mort. \$6,250, taxes 1887, and water rent 1888. 8,500
 Steuben st, w s, 250 n Park av, 25x100. Coe D. Jackson to Michael F. McGoldrick. 1,000
 Sumpter st, n s, 175 w Hopkinson av, 50x100. Sumpter st, n s, 100 e Hopkinson av, 25x100. Edward C. and Charles B. Redhead to The Harwinton Land Co. Mort. \$1,500 and int. Nov. 1887. exch
 Troutman st, n w s, 275 s w Central av, 25x100. Amalia Jud formerly Bullinger to John A. Weidner. 3,550
 Union st, n s, 225 w Court st, 25x100. William Jay, New York, to Anna Burrows individ. and as trustee for Florence M. Bagnell. Mort. \$2,000. nom
 Van Buren st, s s, 225 e Lewis av, 50x100. Julius B. Davenport to E. Morris Stiger. Mort. \$2,500. 3,500
 Vanderveer st, s s, 375.2 e Bushwick av, runs south 80.5 x southerly 34.2 x west — x south to Stewart st, x east to Evergreen Cemetery, x north to point 79.7 from Vanderveer st, x north 79.7 to Vanderveer st, x west —. Henry Weil to John Jenkins. 450
 Vigelius st, s e s, 426 n e Broadway, 18x100. George Walker to Charles D. King. Mort. \$3,000. nom
 Weirfield st, s e s, 460 n e Bushwick av, 20x100. Samuel J. Ruof trustee and John M. Waider the cestui qui trust to Laura M. Lawrence and Frederick W. Miller. Conveyed to extinguish trust. 450
 William st, n s, 100 w Richards st, 16.8x100, with use of alley, &c. Foreclos. Gerard M. Stevens to William and H. Cutting exrs. Francis B. Cutting. 1873. Duplicate deed. 1,500
 Wolcott st, n e s, 25 s e Richards st, 25x100, h & l. Michael W. Wherty to Margaret Boyle. Q. C. nom
 Same property. Margaret Boyle to Michael W. Wherty and Elizabeth his wife, joint tenants. Q. C. nom
 2d st, s s, 320 w Bond st, 20x100. Julius Lepit to Laura A. wife of Andrew Floor. Mort. \$2,000. 3,500
 South 2d st, s s, 18.6 w Havemeyer late 7th st, 18.6x62. Wallace Bruce to Sarah E. Holmes. Mort. \$2,000. 50
 Same property. Sarah E. Holmes to Sarah A. Holmes. Mort. \$2,000. gift
 3d pl, n s, 335.6 w Clinton st, 15.4x133.5. John and James Williamson to Margaret Depo. 7,000
 4th pl, s s, 104.2 w Court st, 20.10x133.5, h & l. Michael Leyden to William A. Tyler. 6,040
 South 5th st, n s, 184.4 w Marcy av, 20.7x115.7x20.8x117.4, h & l. Herman Spahn, New York, to John Lutz. Taxes, assessments, &c. 8,000
 North 6th st, s w s, 150 s e Wytte av, 25x100. Wilhelm Dick to Simeon B. Armour, Kansas City. 6,250
 7th st, n s, 149.8 w 5th av, 18x100. Louisa wife of and Louis Bonert to John Kelly. Mort. \$3,500. 5,900
 7th st, No. 457, n e s, 179.1 n w 7th av. Agreement as to encroachment on above premises. Rector, &c., All Saints Church with Charles G. Peterson. 50
 7th st, n e s, 179.1 n w 7th av, 18.8x100. Charles G. Peterson to Sarah L. Fielding, New York. Morts. \$4,000 and water rents 1888. 7,000
 9th st, n e s, 265.9 s e 3d av, 20x90. Isabella wife of William Brown to Faneuil B. Moultrie, New York. Mort. \$5,000. 7,400
 East 13th st and Emmons lane, lot 21 D. D. Stilwell property, Gravesend. William Hayes to Rudolph Gewert. 2,126
 15th st, s s, 201 e 3d av, 20.4x107.11x20.4x107.2. Mary A. McCormick to Philipp Nies. 3,900
 15th st, s s, 221.4 e 3d av, runs south 107.11 x west 2.4 x north — to beginning. Benjamin Linikin to Mary A. McCormick. B. & S. 50
 16th st, n s, 127 e Hamilton av, 25x83.3. John J. Bradley, John Kane, Charles A. Lucy, Claudius F., Mary A., Fanny and Fanny M. Bradley heirs of Claudius Bradley, dec'd to Michael Dwyer. 700
 Bay 16th st, e s, 600 s 86th st, 100x96.8, New Utrecht. Charles R. Fry to Emma Hudson. 2,000
 16th st, n e s, 272.10 s e 7th av, 20x100. Frances wife of J. S. Maloney formerly Durney to Ellen Magrath. B. & S. nom
 16th st, n e s, 292.10 s e 7th av, 20x100. Ellen Magrath to Francis wife of J. S. Maloney. B. & S. nom
 18th st, s w s, 400 s e 7th av, 45x91.10x abt 45x95.5, h & l. Henry C. Bull to William E. Kay. Q. C. nom
 20th st, s s, 175 w 6th av, 50x100, John Andrews Jr. to Ernest D. Yarber. 3,600

24th st, n s, 200 e 4th av, 25x100. John H. Allen exr. Mary Wilson to Anthony Wollmers. 3,600
 42d st, w s, 230.8 n Fort Hamilton av, 50x100, New Utrecht. Charles Bellows, Jr., New York, to Hattie T. Bellows, New York. Mort. \$2,200. nom
 52d st, s s, 240 w 6th av, 40x100.2. Richard Beebe to Francis W. McKean. Mort. \$161. 560
 59th st, n s, 220 w 12th av, 20x100.2, Bath Junction. James V. S. Woolley to Louis Costa. New York. 180
 65th st, n s, 300 w 13th av, 40x100 Bath Beach. Jas. V. S. Woolley, New York, to Edmund L. Dathe. 400
 65th st, n s, 220 w 13th av, 80x100, Bath Beach. James V. S. Woolley, New York, to Mary A. wife of Frederick Clausen. 800
 Atkins av, e s, 90 s Union av, 40x100. Mary wife of and William Schnoor to Andrew P. Olsen and Tuga S. his wife. 4,500
 Atlantic av, s s, 200 w Hopkinson av, 200x100. William A. Robbins to James T. Wood, Suffolk County, N. Y. 12,000
 Atlantic av, s s, 100 w Hendrix st, 25x111x25x112. Helen wife of Richard Pickering to Rudolph Reimer. Sub. to street paving assessm't. 1,800
 Bedford av, w s, 280 s Hancock st, runs north 0.7x100. Frederick R. Jorgensen to Robert Porterfield. 310
 Bennett av, e s, 170 n Blake av, 40x100. James Campbell to John Reynolds, New York. Mort. \$215. 360
 Belmont av, s w cor Hendrix st, 25x100. John Blake to Phebe J. wife Charles Hancock. 700
 Same property. Phebe J. wife Charles Hancock to Gertrude wife John Blake. 700
 Brooklyn av, w s, 85.9 s Dean st, 21.5x72.6. Prospect st, n s, 72.6 w Navy st, 25x50. George Graham to Eliza J. Marschalk. B. & S. nom
 Same property. Eliza J. Marschalk to George Graham and Bridget his wife, joint tenants. B. & S. nom
 Bushwick av or Boulevard, n e s, 25 s e Covert st, 50x75. Alonzo M. Sagar to Charles D. King. Mort. \$7,000. nom
 Bushwick av, s w s, 50 n w Lafayette av, 20x74.1. Isaac De Bevoise exr. James De Bevoise to Anthony Reininger and Julia his wife. 2,350
 Bushwick av, No. 952. Agreement as to removal of encroaching cornice. John Finken with August Frenkmann. nom
 Bushwick av, s w s, 62 n w Halsey st, 20x75. Morgiana Ludlow, formerly Holt, to Annie E. Odell. Mort. \$3,500. 6,500
 Bushwick av, s s, 95 e Ivy st, 40x100. Josephine Wyant to Lorenz Frank. Mort. \$1,000 and paving assessm't. 4,000
 Carlton av, w s, 239.4 n Atlantic av, 18x100. Charles H. Althans to August H. Althans, New York. B. & S. Mort. \$3,000. nom
 Same property. August H. Althans to Josephine wife Charles H. Althans. B. & S. Sub. as above.
 Clason av, w s, 125.6 s Park av, 75x231.7x75x232.4. James T. Wood, Sayville, L. I., to Thomas H. Robbins. 15,000
 Cropsie av, n e cor 17th av, 24.2x340x0.8x340.10, New Utrecht. Archibald Young to Mary A. Young his wife. nom
 D. Kalb av, n s 200 e Throop av, 25x100. Hewitt Boice to Sarah J. Sweet. 6,700
 Flat av, n s, 11 e Gravesend av, 25x100. Flat ash. John O'Brien to Michael J. Nugent. Mort. \$300. 450
 Flat av, n w cor 41st, — x121.7x50x130.8, New Utrecht. West Brooklyn L. and Improvement Co. to Lorenzo F. Renz. 6,000
 Fulton av, s w cor Barbey st, 151.1x111.8x125.5x139.11.
 Fulton av, s w cor Jerome st, 146.6x114.4x120.4x141.7.
 8th st, w s, 300 s Meserole av, 25x100.
 8th st, e s, 300 s Meserole av, 25x200 to 9th st.
 9th st, e s, 275 n Union av, runs to creek, x — x west to 9th st, x south 25.
 Guernsey st, e s, 150 s Meserole av, 25x100. Cornelius C. Schenck to John C. Schenck. 4,995
 Fulton av, s w cor Barbey st, 151.1x111.8x125.5x139.11.
 Fulton av, s w cor Jerome st, runs south 166.7 x west 95 x south 25 x west 95 to Barbey st, x north 50 x east 69.8 x north 114.4 to av, x east 146.6.
 Barbey st, e s, 103.1 n Atlantic av, 25x95.
 Fulton av, s w cor Warwick st, runs south 93.3 x west 81.10 x south 25.6 x west 18.3 x south 25 x west 75 to Jerome st, x north 104 to Fulton av, x east 194.
 Atlantic av, n e cor Jerome st, runs north 153.7 x east 95 x south 25 x east 95 to Warwick st, x south 106.8 to av, x west 190.10.
 Fulton av, s e cor Warwick st, 35.7x87.10x34.4x80.7.
 John C. Schenck and Elizabeth M. wife of Williamson Rapalje to Cornelia C. Schenck. 1/2 part. 15,622
 Fulton av, s w cor Barbey st, 151.1x111.8x125.5x139.11.
 Fulton av, s w cor Jerome st, runs south 166.7 x west 95 x south 25 x west 95 to Barbey st, x north 50 x east 69.8 x north 114.4 to av, x east 146.6.
 Barbey st, e s, 103.1 n Atlantic av, 25x95.
 Fulton av, s w cor Warwick st, runs south 93.3 x west 31.10 x south 25.6 x west 113.3 to Jerome st, x north 79 to av, x east 194.
 Jerome late John st, e s, 79 s Fulton av, 25x95.
 Atlantic av, n e cor Jerome st, 190.10 to War-

- wick st, x 106.8 x west 95 x north 25 x west 95 to Jerome st, s south 153.7.
- Fulton av, s e cor Warwick st, runs south 80.7 x east 34.4 x north 87.10 to Fulton av, x west 35.7.
- Guernsey st, e s, 150 s Meserole st, 50x100.
- Oakland st, w s, 100 s Meserole st, 25x100.
- 8th st, w s, 250 s Meserole st, 75x100.
- 8th st, e s, 250 s Meserole st, 75x200 to 9th st.
- 9th st, e s, 350 n Union av, runs east to creek, x southwest and southeast along creek — x west to 9th st, x north 75.
- John C. Schenck et al. exrs. Catharine Schenck to Cornelia C. Schenck. $\frac{1}{4}$ part. 15,433
- Same property. Harmanus B. Hubbard and Merwin Rushmore to Thomas Brown. 12,250
- Franklin av, e s, 38.11 s Park av, 17.9x78. John Officer exr. John McKevvn to John Marsh and Margaret his wife. 3,000
- Franklin av, n w cor Willoughby av, 28.2x103.
- Franklin av, w s, 28.2 n Willoughby av, 22x100, with all title in a closed passageway. Andrew J. Powell to Elizabeth Hughes. 12,500
- Gates av, n s, 200 w Sumner av, 100x100. Susan M. wife of Henry N. Dodge, Morristown, N. J., to Harmanus B. Hubbard and Merwin Rushmore. 10,000
- Glenmore av, n w cor Powell st, 100x200. Williamson Rapalje to Frederick W. and Walter S. Hammett, Philadelphia, Pa. 4,000
- Grand av, s e cor Bergen st, 105x100.
- 4th av, west cor 36th st, 100.2x100. Release mort. Helen A. Latimer to Frederick B., Marie A., Henry A. and James B. Latimer. nom
- Grand av, s e cor Bergen st, 105x100. Frederick B., Henry A. and James B. Latimer to Moses Sahlein. 5,500
- Same property. Release mort. Frederick B. Latimer to Moses Sahlein. nom
- Hamburg av, s w s, 80 n w Troutman st, 20x60, h & l. Sophia wife of George Loffler to M. Katharina Kern. 4,500
- Hamilton av, w s, 138.3 s Hicks st, runs west 40.8 x southwest 50 to Luquer st, x south 20 x northwest 34.8 x east 37.7 to Hamilton av, x north 25, h & l. James Thompson to Margaret C. McDermott. Mort. \$1,500. nom
- Hamilton av, n e cor 14th st, being lot 50 block 96 assessm't map 22d Ward. Jno. C. McGuire Registrar Arrears to Harry Wallerstein. 1,000
- Jefferson av, s s, 135 w Patchen av, 20x100. James Stewart and Joseph H. McClelland to David B. Mitchell. Mort. \$3,500. 6,400
- Kent av, w s, 100 from land now or late of Francis Bath, 7th Ward, 25x212 to Graham st, x 25x212. Elizabeth Cross wife of John A. to Julius Wittke. 3,000
- Same property. Isabel S. wife of Albert G. McDonald to same. Q. C. nom
- Kingston av, w s, bet Douglass and Degraw sts, being lot 39 block 81 assessm't map 24th Ward. John C. McGuire Registrar Arrears to Susan E. Brown. 100
- Kingston av, w s, bet Douglass and Degraw sts, being lot 40 block 81 assessm't map 24th Ward. Same to same. 46
- Kingston av, w s, bet Douglass and Degraw sts, being lot 41 block 81 assessm't map 24th Ward. Same to same. 46
- Kingston av, w s, bet Douglass and Degraw sts, being lot 42 block 81 assessm't map 24th Ward. Same to same. 46
- Kingston av, n w cor Degraw st, being lot 43 block 81 assessm't map 24th Ward. Same to same. 11
- Lafayette av, n e cor Nostrand av, 20x65. Nathaniel Corr to Jane O. Carpenter. Mort. \$4,200. 9,000
- Lafayette av, s w cor New Utrecht av, runs northwest 318 x southwest 295 x southeast 169 x northeast 414, New Utrecht. L. Napoleon Levy to William M. Suhr. B. & S. C. a. G. 400
- Lafayette av, n s, 38.4 w Sumner av, 18.4x100, h & l. Thomas B. Hodgman to Harriet A. Taylor. Mort. \$3,500. 5,000
- Lafayette av, s e s, 290 n e Broadway, 20x100, h s & l. Adolph Richter to John H. Heymer. Mort. \$2,500. 5,500
- Lafayette av, s s, 450 e Lewis av, 85x100. Margaret Concannon to William M. Gibson. Mort. \$5,500. 6,125
- Lafayette av, Nos. 472-476, s s, 234 w Bedford av, 71x100, h s & l. Margaret T. Grady to Elizabeth F. wife of Edward Dodd. Mort. \$26,500. 43,500
- Lafayette av, n s, 212 e Reid av, 16x100, h & l. Janet McClure widow to Daniel Williams. nom
- Lewis av, e s, 33.4 n Kosciusko st, 66.8x75, h s & l. Richard Hamilton to William V. Studiford. B. & S. Mort. \$22,000, taxes, &c. 30,000
- Lexington av, s s, 225 e Throop av, 100x200 to Quincy st. Josephine S. Topping widow, William A. and Henry S. Topping heirs William Topping to Anna wife of Charles McDonald. 16,600
- Marcy av, w s, 77 s Grand st, 20x50. Release mort. The Williamsburgh Savings Bank to Selina Cocks devisee. nom
- Myrtle av, s s, 426 w Prince st, 20x75. Release mort. James Burrell to John J. Bradley. nom
- New York av, e s, 43.2 s Pacific st, 21.2x100, h & l. Daniel P. Darling to Robert E. Darling. Mort. \$7,200. nom
- Nostrand av, e s, 30 s Floyd st, 28.7x90, h & l. Julius Jacoby to Frederick Gleitz, New York. Mort. \$4,000. 8,000
- Park av, s s, 193.8 w Broadway, 22x100, h & l. Rudolph Hollmann to Lucia Heitmann, John B. and Henry Hollmann. Q. C. nom
- Same property. Lucia wife of John E. Heitmann nee Hollmann, John B. and Henry Hollmann heirs John B. Hollmann to Henry Heitmann. Mort. \$1,000. 3,650
- Same property. Henry Heitmann to John E. Heitmann and Lucia his wife joint tenants. Mort. \$1,000. 3,650
- Prospect av, s s, 200 e 5th av, 25x80.2. Annie E. Gentes to Frederick H. Eifert, New York. Mort. \$4,000. Water tax and $\frac{1}{2}$ general tax. 700
- Reid av, n e cor Hancock st, 60x100. Charles H. Althans to August H. Althans, New York. B. & S. Mort. \$7,500 on cor lot. nom
- Same property. August H. Althans to Josephine wife of Charles H. Althans. B. & S. Sub. as above. nom
- Rochester av, e s, 203 s East New York av, new lines, 50x94, Flatbush. Mary wife of Michael Sullivan formerly Wilson to Mary Dames. 225
- Rochester av, e s, 31.2 s Union st, 116.7 on st, x — x —, gore. Samuel R. Hooker to Griffin Edwards. C. a. G. 45
- Rogers av, w s, 100 s East Broadway, runs west 33.2 x south along Currans land to point 150 s of East Broadway, x east 33.9 to av, x north 50, Flatbush. Gideon Mowlen to Edward Mackey, all of Flatbush. 450
- Same property. Release mort. Ann K. Weaver and ano. exrs. and trustees James Weaver to Gideon Mowlen. 250
- Schenck av, e s, 180 s Repose pl, 20x100. William B. Nichols, New York, to Daniel E. Driscoll. 175
- Schenck av, e s, 100 n Blake av, 25x100. James C. Van Siclen, Jamaica, L. I., to Cornelius N. Muessig. 350
- Smith av, w s, 270 s New Lots road, 60x76x60x74.6. William B. Nichols, New York, to Peter A. Keene. 375
- Smith av, w s, 25 s Hegeman av, 20x93.9x20x93. William B. Nichols to Matias Alvarez. 125
- St. Marks av, n w cor Bedford av, runs north 87 x west 81.3 x south 13.6 x east 37.6 x south 73.6 to St. Marks av, x east 43.9. Release mort. John Claffin exr. Horace B. Claffin to David M. Reynolds. 4,250
- St. Marks av, s s, 40 w Bedford av, 20x83.7. Mary E. wife of and Levi Fowler to Lucy S. Baker. Mort. \$6,000. 9,850
- Stuyvesant av, s e cor Decatur st, 100x100, h s & l. Jane V. C. and Catharine S. Cooper individ. and exrs. John M. Cooper to Frederic L. Moulthrop. Q. C. nom
- Same property. Frederic L. Moulthrop to Thomas Prosser. 13,500
- Sutter av, n w cor Sheffield av, 195x312.11. Daniel P. Darling to Corinne D. Guertin widow. Mort. \$5,250. nom
- Tompkins av, 60 s Lafayette av, 0.4x100. Rachel A. wife of and Stephen C. Phillips to Meta wife Frederick W. Lemkin. 350
- Tompkins av, e s, Party wall agreement. William G. Hotaling with Rachel A. Phillips. Throop av, s e cor Bartlett st, 25x95, h & l. Johanna H. Stelter individ. and exr. Heinrich Stelter to Charles H. Hoppe. 9,200
- Willoughby av, s s, 250 w Lewis av, 20x100. Christian Biersack to Christian A. Teppler. Mort. \$3,000. 6,600
- Wyckoff av, n e s, 25 s e Troutman late Madison st, 25 x 93.5 x 25 x 92.9. Andrew Vogt, Newark, N. J., to Paul Westöhal. 500
- Wythe av (2d st), w s, 96 n South 9th st, 22x100, h & l. Katharine Schafer heir George Schafer to Gustavus A. Hertz. Mort. \$2,000. 6,625
- 4th av, w s, 80 n Carroll st, 20x100. Nancy B. Wheeler to Antonio Bovo and Antonio Juro. 1,000
- 4th av, s w cor Warren st, 20x80.10. Samuel Dean to Henry John. 3,800
- 6th av, n w s, 152.4 n e Prospect av, 18x80. Foreclos. Gerard M. Stevens to Francis McMahon. 4,000
- 6th av, n w cor 16th st, being lot 52 block 139 assessm't map, 22d Ward. John C. McGuire Registrar Arrears to Patrick O'Hara. 58
- 11th av, n e cor Ovington av, 93.5x100x94.9x100, Bath Beach. James V. S. Wolley, New York, to Henry T. Endom. 875
- 20th av, north cor Bath av, 160x65.1 to De Bruyns lane, x 164.9 to av, x 68, Bensonhurst, New Utrecht. James D. Lynch, New York, to Caroline wife of Joseph Stehlin. 2,800
- Interior gore, 73.7 e Union av and 25 s Bayard st, runs east 26.5 x south 25 x west 4.4 x northwest 33.4. Patrick Burke to Joseph, Alfonso, Angelo, Raffaello and Antonio Deperino. 100
- Alley in block bet Remsen and Jorammon sts and Henry and Clinton sts, centre line, adj C. F. Funch, runs east 55.2 x south 29.7 x west 5 x north 1.10 x west 50 x north 32.3, stable. Sarah C. and John U. Brookman, Esopus Valley, N. Y., to John B. Woodward. 5,000
- Indef. road, Canarsie, adj Robert W. Drake, 1 acre. Foreclos. Gerard M. Stevens to Bridget Maguire. 700
- Indefinite plot, Canarsie, adj G. N. Dickens, 4x130, with right of way. Henry Schmelke to William H. Dickens. 100
- Interior lot, on centre line bet 13th and 13th sts, at point 222.10 w 7th av and 100 s 12th st, runs south 0.3 $\frac{1}{2}$ x west 15.1x0.3 $\frac{1}{2}$ x15.1. Alanson H. Green to Francis Harper. B. & S. 50
- Lots 44-49 inclusive, T. H. Braisted property, Flatbush.
- Lots 143, 176, 179, 222-224 G. Martense property; also lots 1, 2, 7, 8 and 39 late of J. Lefferts; lots 93, 94 and 323 and 325, east $\frac{1}{2}$ of each, and 330 Murphy property, Flatbush; also portions of section 15 Oakland's; also lots 26 and 27 block 34 Ocean Parkway and Park lots; also parts of lots 505 and 506 Fort Hamilton; also lots 88 and 110 map 2 W. F. L. Assur, Greenfield, and parts lots 216 and 230 map No. 3 same property; also following in New Lots: Lots 82-84 C. I. Lott property; lots 442-444 map 3 W. Nichols property; also parts lots 841 and 842 Rapelyea property; also lots 99 and 119 and part 121 Sarah A. Suydam property; also lots 123 and 207-209, 227, 228 and 284 same property as last; also 3 parcels in New Utrecht, and also lots 158, 162 and 165 Voorhees tract.
- Edward Wemple, State Comptroller, to James A. Sargeant, Flatbush. Tax deed. 200
- Lots 437-440 block 10, and 508 block 12, and 268, 270-273 block 7 Rapelje homestead. Release mort. Matilda W. Magaw to Effingham H. Nichols. 1,000
- Lot 243 map of Belleplain property, adjacent to East New York, of Samuel J. Stewart. Jane L. Smith to Margaretha Reich. Q. C. 25
- New Lots road, at n e line of S. W. Stoothoff's land, runs south along Stoothoff 2,916.7 to "new" road, x east 389.7 x north 1,942.8 x east 1,050.9 to Spring Creek, x north to L. I. Water Supply Co., x west 374.3 to New Lots road, x south 67.9 x west along said road 600.11 to w s Milford st, x south 339.3 x west 154.9 x north 344 to New Lots road, x west 417.11 to w s Atkins av, x south 100 x west 50 x north 100 to New Lots road, x west 105.1. Martin Cook to William H. Jackson. Correction deed. Sub. to mort. nom
- Old Wallabout road, s s, 250 w Marcy av, bet Hopkins and Ellery st, runs north to n s of road, x west to point 400 w of Marcy av, x south to s s of road, x east —. City of Brooklyn to Margaret Bossert. Q. C. nom
- Old Wallabout road, 225 w Marcy av, bet Hopkins and Ellery sts, runs north to n s of said road, x west to point 275 w Marcy av, x south to s s of road, x east —. City of Brooklyn to George W. Anderson. Q. C. nom
- Parcel partly in Brooklyn and partly in New Utrecht adj G. C. Van Dune. J. S. Beyen and J. F. Delaplane, over 14 acres, excepting land taken for 42d, 43d and 44th sts; also 8th av, east cor 44th st, 180.2x170x—x116. Abraham R. Van Nest to Tertullus G. Mathews and Stewart McDougal. 15,243
- Part lot 24 map common lands Gravesend, begins 75 w of West 1st st, 30x100, Coney Island. Louis Gottlieb to Mary A. Le Blanc. Mort. \$466. 842
- Road of Coney Island Bridge Co., or Coney Island to Sheepshead Bay road, e s, adj Maria Lot, 2 1-10 acres, Coney Island. Sub to Neptune av.
- Parcel at Guisbert's or Johnson's Island, near sea shore, and on road leading to shore— parcel adjs Court Van Sicklens, 251x92x251 x100.
- Coney Island to Sheepshead Bay road, n e cor road formerly running to beach, 147x 215x75, gore, Coney Island.
- Frederick Busch and ano., New York, exrs. Nicholas Gayer to August Lindemann, New York. Mort. \$10,000. 15,000
- Same property. Same as committee of Cecelia Gayer to same. Release dower. 827
- Second Wood road, e s, adj Ellen Stryker on South, 122x733.2x175x731.3, 2 49-100 acres, Gravesend. Rosalind S. wife John L. Roberts. East Orange, N. J., to William B. Brown. 3,000
- Assignment for benefit creditors. Mary Gray to Adelheit D. Houston. nom
- General release. William S. Hurley to William E. Barr. nom
- Ante-nuptial settlement. William W. Sherman and Sophia A. Brown with John N. Brown et al. trustees.
- Deed confirming above. William W. Sherman and Sophia A. his wife to same.

WESTCHESTER COUNTY.

MAY 23 TO 29—INCLUSIVE.

EASTCHESTER.

- Duryee, Jos. W. to Avis L. Masterton, 16 acres on road from New York to White Plains adj Mary M. Dusenbury. \$50,000
- Lyon, Emma M. to Daniel O'Hara, w s Prospect av, 275 n Park av, 100x100. 1,500
- Hettrick, Margaret to Frances M. Wilson, lot No. 402 on n w s Greenwich st, on map of West Mt. Vernon. 1,200
- Fowler, Edgar M. to Geo. E. Fowler, lot No. 1033 on n e s 6th av, 40 s e Stevens av, on map of village of Mt. Vernon. 1
- Conlew, Catharine et al., by Wm. J. Marshall, ref., to Wm. H. Underhill, lot No. 519 on n s Bridge st on map of Central Mt. Vernon, 50x100; also lot No. 518 on e s 4th av on same map. 50x100. 880
- Halliday, Sarah L. to Mary Z. Darby, lot on w s Cottage av, 480 n Sidney av, Chester Hill. 1
- Powers, Michael to Geo. W. Springer, lot No. 913 on map of Wakefield, 100x114. 900
- Quackenbush, Annie A. and Martin Carpentier to Geo. C. Appell, lots Nos. 219, 220, 221 and gore on n s Valentine st on map of Central Mt. Vernon. 5,000
- Le Page, John to Alfred M. Seipas, n w cor Bridge st and 6th av, 55x100. 600
- Tomlinson, Elizabeth C. to John M. Dearborn, s $\frac{1}{2}$ lot No. 449 on e s 6th av on map of Mt. Vernon, 50x105. 1
- Slawter, Louisa W. to Isabella Crooker, lot No. 569 on s s 4th st on map of Mt. Vernon, 42x100. 4,050
- Bates, Henry M. to Edw. M. Bonnett, interest of grantor in 63 acres adj Wm. Hudson and N. Y. & Harlem R. R. 600

Lawrence, Mary, et al., to Geo. H. Lawrence, lot on n s White Plains road, 252 from Mt. Vernon av. \$1,750

Smith, Louis N., to Frank X. Radley, lot No. 370 on s w s South st, on map of West Mt. Vernon. 500

MAMARONECK.

Earle, Bernard, to Everett Rushmore, lot No. 82 on s s Stanley av, on map of Grand Park. 300

NEW ROCHELLE.

Association, Huguenot Park Land, trustee of, to Mary A. Bergholz, lot on e s Germania av, cor Mayflower av; also lot adj above lot on the east; also small gore lot adj same and Mary M. Tompkins. 1,000

Bergholz, Mary A., to Estcourt Dickenson, lot on cor of Mayflower and Germania avs. 600

Lawton, Franklin, to John F. Cashen, s s Grove av, 100 w Av A, 26x95. 305

Smiddy, Alicia to Ellen Ryan, 4 lots on n e s Church st, 252 from Cedar road; also 1/2 int. in lot No. 9 on n w s Cedar road, 12 1/2 from n e s Church st. 1

Iselin, Adrian to Solomon Levison, lot adj Miss Beattie, 64 from s e s Huguenot st, 33x50. 500

Griggs, Elizur D. to same, lot on w s Centre av adj Geo. P. Govers, 33x50. 500

Russell, Margaret to Jas. Russell, lot on Main st, at intersection of Marshalls lane. 10

PELHAM.

Gannon, Frank to Wm. S. Maddock, lot on s s Boston Post road adj James Myers, Jr, 28 acres. 40,000

WESTCHESTER.

Cowan, Angus to Eliza A. Cowan, lot No. 362 on s s 14th st on map of Unionport, 100x216. 3,500

WHITE PLAINS.

Coles, Samuel to Annie M. Mallory, lot on w s Madison av adj Geo. L. Miller. 1,100

Carpenter, Wm. H. to Wm. P. Maynard, lot on e s Court st, 201 n Quarropas st. 450

Albro, Wm. H. to same, lot on e s Mamaroneck av, cor Martine av, abt 200x256. 2,950

Smith, Daniel to Mary E. Smith, lot on w s Brookfield st adj Carrie Fowler. 1

Maynard, Wm. P. to Emilie C. Stainach, lot on e s Court st, 100 n Quarropas st. 600

YONKERS.

Palmer, Adelia, to Edwin L. Thomas, lot on n s Webster av, 375 e Walnut st; also e 1/2 No. 129, and No. 133 on Webster av. 5,500

Porker, Mary, to John Hennessy, lot No. 100 on e s Jefferson st on map of land on Hudson River; also lot No. 94 on map of Yonkers, 1,850

Elting, Ezekiel J., to Chas. E. Waring, lot on w s Palisade av, adj John A. Hubbell, 384.11 s Garden st. 7,692

Cleveland, Cyrus, to Emily P. Cleveland, lot on s s Irving pl, adj Croton Aqueduct. 6,750

Valentine, Nathaniel B., exr. of Clara M. Valentine, lots Nos. 19 and 20 on e s Bennett av, on map building lots at South Yonkers. 300

Hudson River Building Co. to Everett D. Barlow, lot on s w s Division st, 288 s e Jerome av, 50x200. 1,200

Dickerman, Martha E., to Samuel Swift, lot on w s Locust Hill av, adj Geo. E. Ketcham, known as lot No. 140 on map of 2d Ward. 1

Wheeler, John, to Jas. Golding, lot on s s Highland av, 475 w South Broadway. 1,750

Hargreaves, John, to Mettie Hargreaves and Wm. Gaul, lot on s s Elm st, 725 e Linden st. 1

Lowerre, Geo. H. to N. Y. & Northern R. R. Co., small strip on line of R. R. 100

Minzesheimer, Henrietta and Chas. to N. Y. & Northern R. R. Co., lot on s s Highland av, adj grantee. 1,589

Harrison, Robert L. et al., by Stephen Lent ref. to Howard W. Flagg, lot No. 104 on e s South Broadway on trustee's map. 10,725

Havemeyer, Alice A. to Jas. R. Brevoort, lot on e s North Broadway, 100 s Lake av. 10,000

Hudson River Building Co. to Everett D. Barlow, lot on n e s Vernon pl, 204 s e Jerome av. 2,400

Chadeayne, Henry A. to Oscar Waring, lot No. 10 on s e John st. 2,700

Crisfield, John B. to Peter J. Sloat, 1-9 int. in lot on e s South Broadway, adj Edw. Binns. 2,500

Colgate, Jas. B. to Warburton Avenue Baptist Church, lot on e s Ashburton pl, 94 s Ashburton av. 1

Same to same. Same property. P. M. May 25, 4 months. 2,000

Ayars, Henry C. to John J. Brady, Pelham av, s s (proposed), 53.4 e Hoffman st, 25x108. May 7, 1 year. 2,000

Adler, Sigmond to Lambert Suydam, Bleecker st, e s, 36.7 s Cornelia st, 15.8x66. May 29, due June 1, 1889. 700

Ainslie, George H. to Albert G. McDonald, South st, n s, 79.5 e Catharine slip, runs north 145.6 to Water st, x east 110 x south 145 to South st, x west 110. All title to piers 35 and 35 1/2 East River, with bulkhead and land under water, &c. 1-14 part. May 28, due July 1, 1888. 1,000

Acker, Charles L. to THE GREENWICH SAVINGS BANK, 56th st, s s, 233 e 6th av, 20x100.5. May 28, due June 1, 1893, 4 1/2 %. 20,000

Adair, James, Brooklyn, to Virginia M. Potter, 28th st, No. 410, s s, 115 w 9th av, 15x98.9. May 29, due June 1, 1891, 5 %. 12,000

Same to same. 28th st, No. 412, s s, 130 w 9th av, 15x98.9. May 29, due June 1, 1891, 5 %. 12,000

Bauer, John G. to Otto J. Bueb, 3d av, No. 3467, w s, 123 n 167th st, 25x134x24x133.9. May 31, 1 year. 11,000

Buckley, Daniel to Edelmeier & Morgan, 9th av, n w cor 104th st. P. M. May 31, 1 year, 5 %. 12,500

Same to same. Same property. P. M. May 31, 2 years, 5 %. 10,000

Butts, Margaret A. wife of Harry H. to William P. Giles, Canal st, No. 181, n s, 21.2 e Mott st, 20.10x99.9. May 31, due June 1, 1891. 2,000

Baltes, Fernando mortgagor with Harold Brown, Newport, R. I. Extension of mort. May 15. nom

Beudet, Homer J. to THE NEW YORK LIFE INS. Co., 7th av, w s, 26 n 118th st, 3 lots, together in size 74.11x100. 3 morts., each \$23,000. May 24, 3 years, 5 %. 69,000

Same to same. 7th av, w s, 50.11 s 119th st, 2 lots, each 25x100. 2 morts., each \$23,000. May 24, 3 years, 5 %. 46,000

Belding, Emily C., Brooklyn, to Margaret Crawford, Wakefield, N. Y. 72d st. P. M. May 16, due May 29, 1890. 11,000

Bisland, William to James Bisland, Ogden av, s e s, 100 s w Union st, 25x125. May 24, 1 year. 2,500

Brown, Fanny P. wife of William L., North Adams, Mass., to Rebecca T. Mathews, Norwalk, Conn. 50th st, No. 9, n s, 242 w 5th av, 28x100.5. Leasehold. May 29, due May 5, 1893. 30,000

Broderick, William J. to Celia Corbett, Morton st, s s, 255 e Hudson st, 18.2x100. April 1, 5 years, 5 %. 4,500

Block, Israel to John Schreiner, Jr, Division and Orchard sts. P. M. May 28, due June 1, 1891, or installs. 7,000

Buckley, Daniel to Benjamin Aymar, 8th av, s e cor 36th st, 25x100. Sub. to mort. \$25,000. May 28, 3 years or sooner. 8,000

Birdsall, Henry to Anton Reisert Charlton st. P. M. May 28, 5 years. 17,500

Barnes, William J. to Henry L. Tyson, Fordham av, s w cor Quarry road, runs southwest 212 to Madison av, x south 11 x east 162 to Fordham av, x north 156. May 23, due May 26, 1891. 7,000

Brinckmann, August to George H. Purser, 3d av, s s, 77.3 n 149th st, runs south 80 x again south 25.3 x west 80 to av, x north 26. May 28, 3 years, 5 %. 5,500

Brockner, Jane O. E., Mary E. E. Pumpfrey and Margaret S. E. Symmes to Josephine Wandell, 3d av, n e cor 178th st, runs north 451.1 x east 265 x north 100 x east 250 to Lafayette pl or La Fontaine av, x south 550 to st, x west 488. Sub. to morts. \$8,900. May 26, 3 years or sooner, 5 %. 3,100

Chandler, Belle N. to Jacob Hirsch, Walton av. P. M. May 23, due May 25, 1891, 5 %. 6,000

Clarke, Fisher M. to William Coit, 26th st, s s, 350 w 6th av, 25x98.9. May 1, demand. 804

Caldwell, William H., to Emma L. Hardy, Sing Sing, N. Y. 8th av, e s, extends from 140th st to 141st st, 199.10x175. May 26, due Jan. 1, 1890, 5 %. 8,000

Same to George W. Fowler, Liverpool, Eng. Same property. P. M. May 19, due May 26, 1889, 5 %. 40,000

Carl, Mary E. wife of and John to John Bell, Edgcombe av, n e cor 145th st, 47x99.11. May 23, due Dec. 1, 1888, or sooner. 7,000

Cavinato, Natale, Luigi, Guiseppa and Stefano to The Home Benefit Assoc. Brook av, e s, 25 n 144th st, 25x100. May 25, 3 years. 10,000

Cauldwell, James C. to Ryan & Rawnsley, West End av, s e cor 86th st, 102.2x100. Sub. to mort. May 25, notes. 11,200

Condon, Richard to John S. Pfannmuller, Brooklyn, N. Y. 1st av. P. M. May 24, due May 25, 1890, 5 %. 750

Cowan, Charles A. to Carl Schefer trustee G. H. Kunoth, 122d st, n s, 335 w 7th av, 14.6x100.11. April 30, due May 25, 1893, 5 %. 9,000

Cotter, Mary wife of Patrick to Hugh N. Camp, Bathgate av and 175th st. P. M. May 19, due May 21, 1891. 8,000

Cotter, John to Bertha and John Wagner trustee of P. Denhard, Cherry st, Nos. 183 and 183 1/2. P. M. May 29, 3 years, 5 %. 3,000

Currier, Charles G. to Lous P. Bayard, Richmond Co., N. Y. 1st av, 24th Ward. P. M. May 15, due July 1, 1888, 5 %. 1,525

Same to same. Same property. P. M. May 15, 3 years, 5 %. 2,700

Dennis, John J. to Virginia M. Potter, 95th st, n s, 137 e 9th av, 2 lots. P. M. 2 morts., each \$16,000. May 29, due June 1, 1893. 32,000

Davis, Thomas L. to THE EMIGRANT INDUSTRY SAVINGS BANK, 11th st, n s, 280.2 e 3d av, 15.1x100.11. May 29, 1 year. 2,300

Doying, Sarah J. wife of Ira E. to John C. Shaw, Funderne, N. J. 70th st, s s, 70.8 e 9th av, 54.4x100.5. May 21, 1 year. 10,000

Drake, Charles W. to James A. Flack, 22d st, Lease. P. M. May 29, 5 years, 5 %. 5,000

De La Vergne Refrigerating Machine Co. to The Port Morris Land and Improvement Co., Walnut av, s e cor 138th st. P. M. May 25, due June 1, 1893, or sooner, 5 %. 25,000

Same to same. Locust av, s e cor 138th st. P. M. May 25, due June 1, 1893, or sooner, 5 %. 35,000

Same to same. 138th st, s s, 100 e Harlem River & Portchester R. R. Co. P. M. May 25, due June 1, 1893, or sooner, 5 %. 20,000

Demarest, Eliza M. to Louis Metzger, Barrow st, s s, 186 w Bleecker st, 21x40. May 25, 1 year, 5 %. 500

Duncan, Annie widow to Katharine Bronson extr. Arthur Bronson, 64th st, s s, 125 w 3d av, 25x100.5. May 26, due May 1, 1889, 4 1/2 %. 5,000

Dorn, Augusta to George H. Purser, 3d av, s s, 27.3 n 149th st, runs south 60 to 149th st, x east 21.11 x again east 15.3 x west 80 to av, x south 24 to beginning. May 28, 3 years, 5 %. 5,500

Doess, Jacob H. to Peter Miller, Milton st, n s, lot 133 map village of Melrose, 50x100. May 24, 5 years, 5 %. 4,000

Doyle, Andrew T. to Alfred H. Smith, 52d st, No. 161 E., n s, 107.9 w 3d av, 12.3x100.5x17x100.6. May 25, 1 year. 1,500

Darcy, Elizabeth widow, Charles J. Darcy, Elizabeth Clark and Julia Brockway children and heirs of John Darcy to Greaciana C. Everall, 38th st, No. 272, s s, 100 e 8th av, 16.8x98.9. 1/2 part. May 29, due June 15, 1890. 1,000

Dankel, Georgine E. widow to August Gott- holf, Hastings, N. Y. 25th st, n s, 125 w 1st av, 25x98.9. May 31, 5 years, 5 %. 8,000

Dennis, John J. to William Rankin, Central Park West (8th av). P. M. May 31, due June 1, 1889, or sooner. 15,000

Dunker, John F. to James Rogers, 8th av and 147th st. May 31, due June 7, 1888, or sooner. 9,989

See Conveys.

Same to Newman Cowen, 8th av, s e cor 147th st, 25.1x100. May 31, due July 1, 1888, or sooner. 13,000

Same to Benjamin T. Kissam, 8th av, No. 2764. P. M. May 25, 3 years, 5 %. 20,000

Ebner, Augustus W. to Marcus Kohner, 3d av, n e cor 97th st, 100.11x115. Mar. 29, due Oct. 1, 1888. 10,000

Edison Electric Illuminating Co., New York, to Frank S. Hastings trustee, 53d st, Nos. 120 and 122, s s, 300.6 w 6th av, 49x100.5; 53d st, s s, 281.7 w 6th av, 18.10x100.5; 40th st, s s, 225 w 6th av, 25x98.9; 27th st, s s, 133.6 e 6th av, 22x98.9; 26th st, n s, 100 e 6th av, 56x98.9; 39th st, Nos. 117 and 119, n s, 200 w 6th av, 50x98.9. May 21, 10 years. bonds, 250,000

Ecclesine, Marcella M. wife of and Joseph B. to THE EMIGRANT INDUSTRY SAVINGS BANK, 15th st, n s, 114.11 e Irving pl, 12.6x103.3. May 24, 1 year. 4,000

Elwers, Charles A. and Elise his wife to THE EXCELSIOR SAVINGS BANK of New York, 63d st, s s, 250 w 1st av, 25x100.5. May 25, due Oct. 1, 1891, 5 %. 8,000

Erdmann, George to Louisa M. and Nathaniel L. McCready, 134th st, s s, 509.10 w 5th av, 50.2x99.11. May 29, 6 months. 7,000

Same to William Whaley, 134th st, s s, 509.10 w 5th av, 50.2x99.11. May 29, 6 months. 500

Frank, David to THE DRY DOCK SAVINGS INST. 65th st, n s, 200 e 4th av, 20x100.5. May 25, due June 1, 1889, 4 1/2 %. 10,000

Frey, Bonaventure to Henriette Foltz, 112th st, No. 227 E. P. M. May 25, 3 years or installs, 5 %. 4,000

Foulke, Caroline M. to Victor Baier, Jersey City, N. J. South st, n s, 72 w Clinton st, 48 x74.8x48x74.5. 1-18 part. May 28, 1 year or sooner. 350

Formento, Felix, New Orleans, La., to Henry Alter, 7th av. P. M. May 14, due Oct. 29, 1890, or sooner, 5 %. 7,000

Flory, Frank to Frank A. Seitz, Av A, e s, 25 s 81st st, 26.2x73. P. M. May 29, 5 yrs, 5 %. 7,000

Forbach, Charles to THE HARLEM CO-OPERATIVE BUILDING AND LOAN ASSOC. Prospect av, n w s, 100 n e Waverly st, 50x150. May 29, installs or subscriptions. 4,750

Forster, Frederick P. to THE MUTUAL LIFE INS. Co., New York, 70th st, n s, 250 e 9th av, 75x100. May 26, due May 29, 1889, 5 %. 20,000

French, Daniel C., Concord, Mass., to THE HOME LIFE INS. Co. 11th st. P. M. May 10, due June 1, 1891, 4 1/2 %. 10,000

Fuller, Edgar C. to Nathan Peck, Jersey City, trustee, 65th st, s s, 150 e 10th av, 32x100.5. Secures creditors. Bond given by mortgagor and Edgar C. and Waldo E. Fuller, May 24, due Aug. 1, 1888. 36,821

Gardner, Francis G. to THE MANHATTAN LIFE INS. Co. 5th av and 136th st. P. M. May 7, 1 year or installs, 5 %. 40,000

Gorbarsky, Isaac to Fredericke Scholer, Eldridge st, No. 8. P. M. May 31, installs, 5 %. 9,000

Garnsey, Erasmus D. to William Hills, 34th st, s s, 100 w 1st av, 25x98.10. May 25, note. 806

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 headings 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. Whenever the rate is not given, read as 6 per cent.

NEW YORK CITY.

MAY 25, 26, 28, 29, 30, 31.

Armstrong, D. W. to William P. Hawes, Orange, N. J. 98th st. P. M. May 25, 1 year. \$7,500

Geisenheimer, Herman to Samuel Riker. 3d av, e s, 20.1 n 59th st, runs north 40.2 x east 100 x south 60.3 to 59th st, x west 20 x north 20.1 x west 80. May 28, 2 years or installs, 5% 5,500

Gerrow, David to John Howard. 115th st, n s, 100 w Grand Boulevard, 25x100.11. May 3, 1 year, 5% 500

Griffith, Ella M. to Charles B. Curtis et al. exrs. P. C. Cornell. 123d st, s s, 150 e 8th av, 2 lots, each 25x100.11. 2 mortg., each \$15,000. April 12, 3 years, 5% 30,000

Same to Frederick J. Middlebrook, Brooklyn. 123d st, s s, 100 e 8th av. 4 lots, each 25x100.11. 4 mortg., each \$2,000. April 12, 1 year. 8,000

Same to same. 123d st, s s, 100 e 8th av, 2 lots, each 25x100.11. 2 mortg., each \$15,000. April 12, 3 years, 5% 30,000

Same to Abraham Steers. 123d st, s s, 150 e 8th av, 25x100.11. May 28, 1 year. 4,459

Same to same. 123d st, s s, 175 e 8th av, 25x100.11. May 28, 1 year. 4,459

Same to John Cullen. 123d st, s s, 125 e 8th av, 25x100.11. May 28, due June 1, 1889. 3,000

Same to Richard Cummings. 123d st, s s, 100 e 8th av, 25x100.11. May 28, due June 1, 1889. 4,115

Guden, William to Ludwig Heck. St. Marks pl. No. 109, n s, 250.6 w Av A, 12.6x94. May 28, due April 1, 1891, or installs. 2,000

Gridley, Edward to THE NORTH RIVER SAVINGS BANK. 27th st, s s, 235.3 e 8th av, 24.10 x98.9. May 28, 1 year, 5% 9,000

Graff, John C. to Charles Nesbitt. 10th av, n e cor 151st st, runs east 100 x north 58.4 to Aqueduct land, x northwest 27.3 x west 40.4 x southwest to 10th av, x south 3. May 26, 2 years, 5% 6,000

Gray, Patrick J. to Bernheimer & Schmid. 8th av, No. 600. Saloon lease. May 15, demand. 2,000

Galvan, Mary P. and Daniel V. to Nicholas G. Geraty. 72d st, n s, 150 w 3d av, 29.6x102.2. May 23, 2 years, 5% 1,000

Graham, John to Charles Duggin. 78th st, s s, 258 e 5th av, 17x102.2. May 25, demand. 5,000

Haggerty, John J. to THE UNION DIME SAVINGS INST., City of New York. 2d av, e s, 50.5 s 62d st, 25x149.5x25x145.11. May 23, due May 1, 1890, 5% 8,500

Harrison, Charles to William Knight. 39th st, n s, 346.4 w 2d av, 18.11x98.9. May 25, 3 years. 6,500

Heerd, John to Margaretha Weinz. 146th st, s s, 150 e Willis av. P. M. May 23, 2 years, 5% 1,000

Harris, Samuel to The Grand Lodge of the United States of the Independent Order Free Sons of Israel. 4th st, s s, 214.3 e Av B, 24.9 x96.5x24.9x96.4. May 28, 3 yrs, 4 1/2 % 8,000

Same to same. 4th st, No. 262 E. P. M. May 28, 3 years, 4 1/2 % 8,000

Same to Serena Wronkow. 4th st, n s, 164.4 w Av C, 24.9x96.2. May 28, 3 years, 5% 10,000

Harris, Fanny to Hyman Harris. Broome st, n s, 50 w Mangin st, 25x100. 1/2 part. June 21, due July 1, 1890, 5% 3,000

Harvey, John J. to Edward B. Fellows and ano. exrs. A. A. Peterson. 3d av, e s, lots 94 and 95 map J. Cromwell's farm, Fordham, 100x95x108x137. May 29, 3 years. 1,000

Harlow, Ellen M. wife George J. to Mary J. Sheridan. 83d st. P. M. May 22, 1 year, 5% 8,000

Harris, Dora to Samuel Weil. Chrystie st. P. M. May 31, installs. 10,500

Hellman, Myer to Richard J. Clarke. 3d av. P. M. May 31, 3 years. 36,000

Herbert, Henry to Andrew Ewald and ano. exrs. and trustees J. H. Ewald. 43d st, n s, 475 w 10th av, 25x100.5. May 29, due June 1, 1893, 5% 5,500

Same to John Ewald. Same property. May 29, due June 1, 1893, 5% 4,000

Hutchison, David to Michael Moran. 28th st. P. M. May 31, due June 1, 1891, 5% 6,900

Jarmulowsky, Sender to Mary H. Nammack. Jefferson st. P. M. May 29, 1 year, 5% 3,000

Same to Jeannette Pfeiffer. 10th st. P. M. May 28, 3 years, 5% 4,000

Judson, Edward, and George W. Murray to Amos R. Eno. 4th st, s w cor Thompson st. P. M. May 11, due May 29, 1889, 5% 40,000

Same to Jenkins Van Schaick. 4th st. P. M. May 8, due May 28, 1889, 5% 15,000

Same to Walter H. Mead trustee Angelina J. Depau. 4th st. P. M. May 29, 1 year, 5% 12,000

Same to Sylvester L. H. Ward exr. and trustee S. L. H. Ward. Same property. P. M. May 29, 1 year, 5% 2,000

Jasper, Julius, and John Becker to Julia A. Bunting. 146th st, n s, 75 w College av. P. M. May 24, 5 years, 5% 2,000

Kemp, Sidney H. C., Jersey City, N. J., to Alonzo C. Monson, Astoria, L. I. 5th av, n e cor 134th st. P. M. May 12, 1 year or sooner, 5% 26,500

Same to same. 5th av, s e cor 135th st. P. M. May 12, 1 year or sooner, 5% 22,500

Kerby, John and John E. to Henry R. Cassel. 115th st, s s, 325 e Lenox av, 225x100.11. May 26, due July 1, 1888. 10,000

Klein, Gottlob to THE FRANKLIN SAVINGS BANK. 10th av aud 146th st. P. M. May 28, 1 year, 5% 15,000

Kane, Terence to William J. Ehrich. 123d st, No. 141, n s, 440.11 w Lenox av, 19x100.11. May 25, due Jan. 1, 1889. 2,000

Knapp, Samuel T. to THE NORTH RIVER SAVINGS BANK. 58th st, s s, 239 e 9th av, 18x100.5. May 26, 1 year, 5% 14,000

Same to same. 58th st, s s, 207 e 9th av, 16x100.5. May 26, 1 year, 5% 11,750

Same to same. 58th st, s s, 223 e 9th av, 16x100.5. May 26, 1 year, 5% 11,750

Krueger, Leopold, Silver Spring Park, Fla., and John Vanderveer to Clara Dannenfelser. 31st st, s s, 132 e Lexington av, 21x98.9. April 9, due July 1, 1892, 5% 7,000

Kenny, James to Cornelia B. Strong. Lexington av, s w cor 39th st. P. M. May 29, 3 years, 4 1/2 % 18,000

Same to Robert V. Lynch. Same property. P. M. May 29, due June 1, 1891, or sooner, 4 1/2 % 7,000

Kahn, German mortgagor with Fanny Mandelbaum et al. exrs. Jacob Mandelbaum. Extension of mortgage. May 29

Kahn, German to Sigmund Ellreich. 49th st. P. M. May 31, 1 year, 5% 1,000

Karst, John D., Jr. to Jacob and Max S. Korn. Crosby st, No. 43. Building loan. April 2, due Nov. 1, 1887, or sooner. See conveys. 9,000

Same to same. Crosby st. P. M. April 2, due Nov. 1, 1888, or sooner. 7,540

Kiraly, Elise wife of and Bolossy to THE U. S. LIFE INS. Co. of City of New York. Washington sq West, No. 38, w s, 27.6 n 4th st, 27.6x91.10. May 31, due April 1, 1893, 5% 25,000

Klein, Benedict A. to George W. Quintard and George E. Weed assignees and trustees of John Roach. Av D, n e cor 9th st. P. M. May 1, 4 months, 5% 10,000

Same to same. Same property. P. M. May 1, due Feb. 1, 1889, or sooner, 5% 55,000

Krauskopf, Marcus to Isaac Edelmuth. 4th st, No. 336, s s, 272.7 w Av D, 22.7x96. May 31, 5 years or sooner, 5% 6,000

Same to Patrick McCormick. 22d st. P. M. May 31, due June 1, '93, or installs, 4 1/2 % 7,500

Laguna, Bernhard to Joseph Hitz. 2d av. P. M. May 29, due June 1, 1890, or installs, 5% 1,800

Lemien, Anton to John Ravens. Weeks st, e s, 50 s 175th st, 50x100. May 21, 3 years, 5% 2,500

Lewin, Magdalena wife of Simon to John W. Decker. Jackson av. P. M. May 25, installs. 1,700

Loewenstein, Samuel to Myer Gans. 127th st, n s, 195.6 w 7th av, 15x99.11. May 31, due Jan. 1, 1889. 3,500

Lowther, Charles and George to Theodore S. Woolsey, Nordhoff, Cal. New road made on opening of Riverside Park, e s, 44.2 s 76th st. P. M. April 12, due Nov. 3, 1889, or sooner, 5% 7,000

Same to same. Riverside Drive, e s, 25.4 s 76th st. P. M. April 12, due Nov. 3, 1889, or sooner, 5% 14,000

Same to same. Riverside Drive, e s, 103.8 s 76th st. P. M. April 12, due Nov. 3, 1889, or sooner, 5% 6,750

Same to same. Riverside Drive, e s, 64.5 s 76th st. P. M. April 12, due Nov. 3, 1889, or sooner, 5% 8,250

Same to same. Riverside Drive, e s, 84.9 s 76th st. P. M. April 12, due Nov. 3, 1889, or sooner, 5% 8,250

Same to same. 76th st, s s, 375 w 11th av. P. M. April 12, due Nov. 3, 1889, or sooner, 5% 7,500

Lydig, David to THE UNION DIME SAVINGS INSTITUTION of New York. Bronx st, n e cor Samuel st, 83 to Bronx River, x287x2,116.5x357.4 to river, x following courses of river 2,150 to bridge on Boston Post road, x75 to centre of Boston Post road, 83.6x103.6x495.88x288x37.6x258.4x328.2x141x314.8x375.6x121.6x322.6x427.6 to Kingsbridge road, x east to Boston Post road, x200 to Ann st, x167 to Bronx st, x300 to beginning. May 25, due May 1, 1889, 5% 100,000

Lyon, Dore to Louise Bliven trustee Charles Bliven. 91st st, No. 42, s s, 374 w 8th av, 18x100.8. May 25, due Sept. 1, 1891, 5% 16,000

Same to same. 91st st, No. 46 W., s s, 410 w 8th av, 18x100.5. May 25, 3 years and 4 months, 5% 16,000

Lindermann, August to John and Henry Stemme. Bayard st, No. 33, s s, 94.6 e Bowery, 20x49.9. May 25, 1 year. 1,000

Liebel, William to George Bechtel. Attorney st, No. 124. Lease. March 29, note. 370

Meres, Carrie E. wife Frederick R. to The Bradley & Currier Co. (Lim.) 135th st, s s, 185 w 5th av, 100x99.11. Sub. to mortg. \$60,000. May 28, due Sept. 1, 1888. 11,022

Merritt, William J. to William H. Jackson & Co. 73d st, n s, 80 e West End av, 20x84.4. Sub. to mortg., \$24,000. May 28, 1 year. 7,500

Same to same. West End av, e s, 24.4 n 73d st, runs east 80 x north 60 x east 20 x north 20 x west 100 to av, x south 80. Sub. to mortg. \$108,000. April 24, 1 year. 30,000

Merritt, William J. to William Moller. 73d st, n s, 100 e West End av, 18x102.2. Sub. to mortg. \$24,500. May 21, notes. 8,000

Merritt, William J. to Louis C. Mertz, Portchester, N. Y. 73d st, n s, 118 e West End av, 18x102.2. Sub. to mortg. \$25,000. May 23, 1 year. 6,000

Same to William E. D. Stokes. 71st st, s s, 20 e 9th av, 20x75.5, also 1/2 part of interior lot begins at point 50.5 s 71st st, and 60 e 9th av, runs east 40 x south 25 x west 40 x north 25. May 28, 1 year. 15,000

Merritt, William J. to Jessie G. Cruikshank, Nyack, N. Y. 73d st, s s, 305.8 e West End av, 19.4x102.2. Sub. to mortg. \$28,000. May 29, 1 year. 5,000

Miller, Robert to William C. Adams. 41st st. P. M. May 29, due May 31, 1891, or installs, 5% 8,000

Miltengerger, Mary R. to John N. Brown et al.

trustees Sophie A. wife William W. Sherman. Lexington av, w s, 26 n 22d st, 26x75. May 29, 1 year, 4 1/2 % 2,000

Muller, Barbara to Mary A. Brown, Harrison, N. Y. Johnson av, n w s, part lot 122 map East Tremont, 33x150. May 19, 5 years. 700

Mapes, Stephen H. to The Bradley & Currier Co. (Lim.) 51st st, n s, 425 e 11th av, 25x100. May 16, 6 months. 2,608

Meinken, Henry to Charlotte S. Thompson, Faughannock Falls, N. Y. Washington st, e s, 31.9 n Gansevoort st (new line), 24x82.2x23.11x83.7. Lease. May 26, 5 years. 10,000

Murphy, Martin, Brooklyn, to Annie L. Costello extrx. Samuel Costello. 15th st, n s, 75.6 w 10th av, runs north 205 to 16th st, x west 20 x east 80 x west 80 x south 125 to 15th st, x south 100. Lease. May 23, notes. 3,000

McKenna, Mary wife of and James to Walter F. Crosby. 97th st, s s, 329 w 8th av, 18x100.8. May 26, 3 years or sooner. 19,750

Same to same. 97th st, s s, 365 w 8th av, 18x100.8. May 26, 3 years or sooner. 19,750

Same to same. 97th st, s s, 311 w 8th av, 18x100.8. May 26, 3 years or sooner. 19,750

Same to Francis M. Jencks. 97th st, s s, 275 w 8th av, 108x100. May 26, demand. 10,000

Same to George C. Currier. Same property. Sub. to mortg. \$90,000. May 26, due Sept. 1, 1888. 30,875

Morris, Israel to Samuel Greenfeld. Stanton st. P. M. May 28, installs. 1,000

Moser, Minnie wife of William, Jr., to Frederick A. Allen. Madison av. P. M. May 26, 2 years, 5% 2,000

Mankin, George B. to Howard & Childs. 10th av, No. 366. Saloon lease, Jan. 17, demand. 1,800

Mulholland, Ann to Enoch C. Bell and William C. Boyd. 127th st, s s, 220 e 3d av, 60x99.11. P. M. May 25, 8 months. 9,750

Mulholland, Ann wife of and John to same. 144th st, n s, 225 w St. Anns av, 25x100. Secures terms of building contract. May 25, 3,000

Muller, Julius to Ole Olsson. 106th st, s s, 150 w 3d av, 25x100.11. P. M. May 25, due July 1, 1889, 5% 2,750

Munn, William H. to THE NEW YORK LIFE INS. Co. 26th st, s s, 375 e 6th av, 25x98.9. May 3, 1 year, 5% 20,000

Macbeth, Robert to Emily A. Thorn, Newport, R. I. 18th st. P. M. May 29, installs, 5% 9,000

Maguire, Sarah F. wife of John to Joseph Gouling. 118th st. P. M. May 31, 5 years, 4 1/2 % 4,000

Malloy, John J. and John McLean to Sutherland G. Taylor. 115th st, s s, 27 w 4th av, 26.10x100.11. May 29, due Sept. 1, 1888. 1,635

McCarthy, Timothy to William Mulry. Charlton st, No. 120. P. M. May 31, 3 years, 5% 4,000

McElroy, Mary J. wife of Thomas to THE BROADWAY SAVINGS INST. South Washington sq, No. 62. P. M. May 31, 1 year, 4 1/2 % 12,000

McKenna, Mary C. wife of James to The Standard Mfg. Co., Pittsburg, Pa. 97th st, s s, 275 w 8th av, 125x100.8. Secures plumbing, &c. May 28, due Aug 1, 1888, or sooner. 2,800

Meyer, Ahrend F. and Sophie his wife to THE CONNECTICUT MUTUAL LIFE INS. Co., Hartford, Conn. 9th av, w s, 49.4 n 24th st, 49.4x100. May 31, 1 year, 5% 15,000

Minisman, Israel to Jeannette Jacobson. Mott st, No. 36. P. M. May 31, due May 1, 1894, or installs, 5% 3,000

Morgan, Thomas J. mortgagor with Rosa Meyer widow. Extension of mort. May 29. nom

Nichols, Adelbert S. to Dore Lyon. 137th st, No. 310 W. P. M. May 3, due May 5, 1889, 5% 4,750

O'Kane, Thomas J. to Thatcher M. Adams. Brown pl. P. M. May 28, 1 year, 5% 2,400

Overington, Thomas to William H. Payne. 129th st, n s, 265 e 4th av, 50x99.11. Sub. to mort. \$9,000. May 26, due May 28, 1890. 5,000

Olms, William to Heinrich F. Othmer and Ellen L. his wife. Riverside av, s w cor River st, 241x301x262.8x262. May 14, due Jan. 1, 1898, or sooner. 2,000

O'Garra, Thomas to THE NORTH RIVER SAVINGS BANK. 35th st. P. M. May 1, 1 year, 5% 5,500

Oppenheim, Rosa wife of and Moses to THE DRY DOCK SAVINGS INST. Houston st, s s, 80 w Pitt st, 20x50. May 31, due June 1, 1889, 5% 5,000

Osterman, Abraham to Mary L. Russell. 81st st. P. M. May 31, due June 29, 1891, or sooner, 5% 6,000

O'Sullivan, Margaret to George Wood, Wappingate Falls, N. Y. 12th st, s w cor 4th av. P. M. May 29. 1,100

Parsons, Anna M. widow, and Sarah A. Lyons to William H. Payne. 119th st, s s, 175 e 3d av, 25x100.5. May 29, 5 years. 1,500

Power, Anastasia to Hugh N. Camp. 177th st, 23d Ward. P. M. May 19, due May 21, 1891, or sooner. 4,250

Palmer, Theodore J., Hackensack, N. J., and Peter A. Embury, West Orange, N. J., to John E. Ellison trustee A. L. and A. D. Embury. Gouverneur slip, s e cor Water st, 70 x150. May 21, 5 years or sooner. 12,000

Phillips, Henry C. and Nathaniel B. Cannon to Stephen D. Burdett. 138th st, s s, 160 e Southern Boulevard. P. M. May 24, 5 years, 5% 2,000

Prague, John G. to D. Willis James. 86th st, s s, 130 e 10th av. P. M. May 25, 2 years or sooner. 21,200

Same to same. 86th st, s s, 110 e 10th av. P. M. May 25, 2 years or sooner. 21,200

Quinn, Lucy A. wife of John to THE CITIZENS' SAVINGS BANK. 11th av, e s, 25.1 n 51st st, 25.1x100. May 29, 1 year, 5%. gold, 16,000

Reeber, Jr., John J. to Henry Zeltner. 8th av, e s, 25.11 s 116th st, 25.5x100. Lease. May 28, demand. 1,500

Regan, Thomas to THE EMIGRANT INDUSTRIAL SAVINGS BANK. Hudson st, s w cor 10th st, 33.1x85.6x5.4x89.11. May 31, 1 year. 11,000

Reilly, John to Gustav A. Wuerfel. Stebbins av. P. M. May 19, 3 years or installs, 4%. 400

Ronalds, Peter L., Newtown, Conn., to Helena DeW. Chambers, Morristown, N. J. 8th av, e s, 50.5 s 56th st, 50x100. May 25, 2 years, 5%. 10,000

Rinaldo, Emma widow to Lambert S. Quack-enbush. Ludlow st, No. 75, w s, 87.6 s Broome st, 25x87.6. May 29, due June 10, 1888. 3,500

Ros, Josephine M. and Maria D. to Nellie C. Van Reypen. 34th st, s s, 100 w 8th av, 19x 98.9, $\frac{3}{8}$ part. May 29, due May 1, 1892. 3,000

Rossi, Louis to Frank L. Street, Brooklyn. 103d st, s s, 100 w 9th av, 25x100.11. May 24, 3 years, 5%. 17,000

Same to John W. Haaren. 103d st, s s, 99.6 w 9th av, 50x100.11. May 24, due June 25, 1888. 2,000

Same to THE BRADLEY & CURRIER CO. (Lim.). 103d st, s s, 125 w 9th av, 25x100.11. May 24, due Nov. 25, 1888. 1,400

Same to William Ranken. 103d st, s s, 100 w 9th av, 50x100.11. May 24, demand. 5,096

Routh, Margaret T. wife of and John S. to Matilda C. Assenheimer. Madison st, No. 276, s s, 86.4 w Gouverneur st, 19.6x110.6x19.6x111.7. May 28, 3 years, 5%. 6,000

Schuster, George to William Buhler, Jr. Oliver st. P. M. May 28, due July 1, 1891, 5%. 20,000

Shaw, Adelaide E. widow, Morristown, N. J., to THE MUTUAL LIFE INS. CO., New York. East Broadway, No. 186, n s, 52.4 w Jefferson st, 26x52.4. 2d mort. May 29, due May 28, 1889. 1,000

Sheahan, John J. to George Watson, East Cold-ingham, N. Y. 29th st. P. M. May 29, due June 1, 1889, 5%. 1,000

St. John, Mary to THE HUDSON CITY SAVINGS INST. 21st st, No. 240, s s, 458 w 7th av, 19.7x 110x19.7x109.6. May 29, 1 year, 4 $\frac{1}{2}$ %. 2,500

Stahl, Jacob to Michael Casey. Boston road, Jefferson st and Clinton a7. P. M. May 24, 3 years, 5%. 10,475

Savidge, Hannah M. to John W. Hutchinson. Kingsbridge road. P. M. May 25, 3 years or sooner, 5%. gold, 2,000

Sattler, Lydia to Walter E. Andrews. Morris av. P. M. Jan. 3, 5 years, 5%. 900

Scharmann, Margaretha to Patrick McEntyre. 110th st, s s, 140 e 2d av, 25x100.10. May 24, installs, 5%. 1,500

Schuessler, Maria widow to Charles Palm et al. exrs. Charles Schuessler. 2d av, e s, 43.4 s 19th st, 21.8x100. May 21, due Jan. 1, 1894, 5%. 13,500

Sherman, Hannah to Nicolas Chapins. Hoff-man st, e s, 108 s Pelham av, 50x117.4x50x 117.1. May 24, 1 year, 3%. 500

Stevenson, Vernon K. to John Elliott trustee. 10th av, w s, 100 w 166th st. P. M. April 26, 3 years, 5%. 2,340

Same to same. 10th av, w s, 75 n 166th st. P. M. April 26, 3 years, 5%. 2,275

Stewart, John A., Jr., to THE CENTRAL TRUST CO. trustee. Lexington av, s w cor 37th st, 49.5x37.9. May 24, due May 25, 1893, 4 $\frac{1}{2}$ %. 27,500

Sullivan, Elizabeth to Charles Coudert trustee F. Pinchon. 7th st. P. M. May 15, 5 years, 5%. 5,000

Sturgeon, Thomas E. to John Lynn. Northern av. P. M. May 22, 2 years. 10,000

Smith, Fdward to Abraham Steers. Av A, s w cor 71st st, 45.4x87. Sub. to mort. \$16,000. May 28, 1 year. 2,785

Schneider, Louis to Edward V. Loew. 105th st. P. M. May 31, installs. 4,500

Sergansky, Charles to Amalie Mandelbaum. Monroe st. P. M. May 31, 3 years, 5%. 5,000

Silverman, Ernestine to German Kahn. 49th st. P. M. May 31, due Sept. 1, 1888, or sooner, no interest. 2,000

Smith, Edward to Joseph Kraus. Av A, s w cor 71st st, 45.4x87. May 29, demand. 1,128

Tonjes, Hermann to Michael J. Bannon and John Feehan. 109th st, 4th av. P. M. May 31, installs. 4,500

Traud, William T. to Daniel Buhler. 8th st. P. M. May 25, 3 years, 5%. 10,000

Theiss, George to Fernando R. Walker. 9th st. P. M. May 25, 1 year or sooner, 5%. 3,000

Tompkins, Amanda M. wife of Warren P. to Emma Wood. 105th st, n s, 175 w 9th av, 25 x100.11. May 28, 1 year. 18,500

Same to Caroline E. Lathrop. Same property. Sub. to mort. \$13,500. May 28, 3 mos. 2,500

Same to THE METROPOLITAN TRUST CO. 106th st, s s, 175 w 9th av, 25x100.11. May 28, due May 1, 1891, 5%. 17,500

Same to same. 106th st, n s, 100 w 9th av, 25x 100.11. May 28, due May 1, 1891, 5%. 17,500

Thomas, M. Louise, Philadelphia, Pa., to Freder- ick Sheldon, Newport, R. I. Lexington av. P. M. May 26, 1 year, 5%. 6,000

Thomas, Evan to Ann M. Odell. 36th st and 37th st. P. M. May 28, 3 years, 5%. 10,000

Thompson, Henry C. to Henrietta G. Thomp- son. Bathgate av, 187th st and 188th st. P. M. May 1, 1 year. 2,500

Same to Edward Roberts. 188th st, s s, 100 w Bathgate av, runs south 100 x west 95 to Will-

man st, x north 100 x east 95. May 1, 1 year. 2,000

Same to Mary J. Martin. Willman st, e s, 100 n 187th st, 88x95. May 1, 1 year. 1,500

Same to same. Willman st, e s, 100 s 188th st, 25x95. May 1, 1 year. 500

Same to Paul Spencer, Brooklyn. Bathgate av, s w cor 188th st, 213x100. 187th st, n s, 100 w Bathgate av, runs west 95 to Willman st, x 100. May 1, 1 year. 6,000

Trinks, Christian and Henry Bach to The New York Inst. for Instruction of Deaf and Dumb, 11th av, 165th st. P. M. May 21, due June 1, 1891, 5%. 3,640

Van Keuren, Sarah, to THE HARLEM SAVINGS BANK, New York. Washington av, w s, part lot 45 map Morrisania, 25x150. May 29, 1 year, 5%. 3,500

Ward, Sylvester L. H. exr and trustee S. L. H. Ward to W. H. Mead trustee A. J. Depau. 3d st, n s, 375 e McDougal st, 25x109. May 29, 1 year, 5%. 8,000

Wright, Isaac E. to William A. Bigelow. 130th st, n s, 175 e 8th av. P. M. April 27, 1 year or sooner. 19,500

Same to same. 131st st, s s, 175 e 8th av. P. M. April 27, 1 year. 19,500

Weber, Catharine to James A. Frame. 127th st. P. M. May 21, 1 year or sooner. 6,000

Weygant, Agnes mortgagee to Grifen Tomp- kins mortgagor. Agreement that purchase money mortgages made to party of first part by party of second part are second mortgages, May 2. nom

Williams, Hannah J. widow to Hannah J. Williams and ano. exrs. and trustees L. H. Williams. 19th st, s s, 160 e 9th av, -x75. Mar. 26, due Nov. 8, 1892, 5%. 5,000

Wilmerding, John C., Orange, N. J., to John L. Cadwalader and ano. trustee T. Cadwala- der. 31st st, s s, 115 w 4th av, 17.6x98.9. May 25, 3 years. 3,000

Wirth, Barbara wife of and Louis to Abraham Kaufmann. 66th st, s s, 300 e 1st av, 25x 100.5. May 25, 1 year. 1,500

Same to same. 66th st, s s, 325 e 1st av, 25x 100.5. May 25, 1 year. 1,500

Wright, Isaac E. to Reuben Ross. 131st st, s s, 350 e 7th av, 100x99.11. May 25, 3 mos. 20,000

Wall, William H. to Sophia Westermayr. 98th st. P. M. May 31, due Nov. 1, 1888, 5%. 1,000

Walsh, William J. and John P. C. to The New York Lumber and Wood Working Co. 95th st, s s, 100 e 4th av, 225x100.8. Sub. to mort. not exceeding \$120,000. May 31, due Sept. 1, 1888. 9,395

Same to William H. Jackson & Co. 95th st, s s, 180 e 4th av, 19x100. Sub. to mort. not exceeding \$13,000. May 31, due Nov. 29, 1888. 3,120

Watkins, Samuel to Oscar Purdy. 120th st, n s, 57 e St. Nicholas av, 16.8x100.11. May 22, 3 years. 10,000

Same to THE General Synod of Reformed Church in America. 120th st, n s, 475 w 7th av, 16.8x100.11. May 21, 3 years. 10,000

Same to same. 120th st, n s, 491.8 w 7th av, 16.8x100.11. May 21, 3 years. 10,000

Same to Nathan Peck, Jersey City. 120th st, n s, 57 e Av St. Nicholas, 50x100.11. Mort. \$33,200. May 31, note. 1,800

Same to THE BRADLEY & CURRIER CO. Same property. May 31, 3 months. 3,200

Same to Michael E. O'Connor, Brooklyn. 120th st, n s, 475 w 7th av, 50x100.11. Sub. to mort. \$33,200. May 31, demand. 340

Woodward, Henry E. to Samuel Colcord. 81st st, No. 116 W. P. M. May 28, due May 31, 1889, 5%. 2,500

Same to same. 81st st, No. 122 W. P. M. May 28, due May 31, 1889, or sooner, 5%. 2,500

KINGS COUNTY.

MAY 24, 25, 26, 28, 29, 30.

Adams, William H. to Charity M. Butler. Rockaway av, w s, 225 n Eastern Parkway, 25x100. May 24, 3 years. \$2,000

Anderson, Minnie J. to Catharine L. Gilfillan. Clinton st. P. M. May 1, 5 years or sooner, 5%. 6,000

Anderson, Reinhold to Gilliam Schenck. Dres- den st, w s, 125 n Ridgewood av, 25x102.8. May 25, due June 1, 1893. 1,800

Arce, Thekla C. wife Juan B. to Sarah A. Lowndes, Centreport, L. I. Ross st, s e s, 86 n e Lee av, runs southeast 68 x northeast 14 x southeast 32 x northeast 6 x northwest 100 to st, x southwest 20. May 25, due June 1, 1891, 5%. 5,000

Adams, Alexander to Edward F. Patchen trustee. Pacific st. P. M. May 28, 2 years, 5%. 3,000

Aron, Simon and Louis Schwalbe to Henry Roth and Ludwig Muller. Morrell st. P. M. May 26, due June 1, 1891, or installs, 5%. 1,450

Albert, Emily M. to Julia Flahive. Duffield st, e s, 293.4 s Willoughby st, 21.8x100.3. May 29, 5 years, 5%. 1,000

Baker, Lucy S. to Mary E. Fowler. St. Marks av. P. M. May 29, 2 years or sooner, 5%. 2,150

Biegel, Peter C. to The Brooklyn Savings Bank. Gates av, s s, 225 w Nostrand av, 25x100. May 22, 1 year. 2,500

Same to same. Hopkins st, n s, 325 e Marcy av, 100x100. May 22, 1 year. 5,000

Buhrer, Gottlieb mortgagor with Hewlett T. McCoun mortgagee. Extension of mort. May 21. nom

Baker, Mary E. wife of and Edmund T. to George W. Underhill. Glen st, s s, 225 w Crescent st, 25x100. May 18, 5 years, in- stalls. 1,500

Baker, Henry C. to Elizabeth W. Aldrich. Herkimer st, s s, extends from Hopkinson av to Olive pl, 195x167; Herkimer st, n s, 175 e Hopkinson av, 125x100. May 15, demand. 60,000

Bossert, Margaret wife of and Phillip to The Williamsburgh Savings Bank. Ellery st, n s, 375 w Marcy av, 25x100. May 28, 1 year, 5%. 3,000

Same to same. Ellery st, n s, 350 w Marcy av, 25x100, error. May 28, 1 year, 5%. 3,000

Bradley, John J., Charles A., Claudius F., Lucy A., Mary A. and Fannie Bradley and John Kane to Annie E. Farley. Myrtle av, s s, 42.6 w Prince st, 20x75. May 25, due May 1, 1893, 5%. 7,500

Bergmann, Richard to The Williamsburgh Savings Bank. Kossuth pl, n w s, 256.3 n e Broadway, 18.9x95x18.9x94.7. May 24, 1 yr, 5%. 2,100

Boyo, Antonio, and Antonio Juro to Nancy B. Wheeler. 4th av. P. M. May 23, 5 years. 850

Braun, Emilie to Emilie Hamberger. Flushing av, n s, 56.8 w Morrell st, 51x100. May 24, due July 1, 1891, or installs, 5%. 8,000

Brown, Thomas to Harmanus B. Hubbard and Merwin Rushmore. Gates av. P. M. May 24, due Nov. 1, 1888. 2,500

Same to Jaques Cortelyon, East Fishkill, N. Y. Same property. P. M. May 24, due Nov. 1, 1888. 10,000

Brownell, Asa C. to William C. Sanger and ano. trustees for M. E. Sanger. Bedford av, w s, 74 n St. Marks av, runs west 25 x south 0.6 x west 56.3 x north 16.9 x east 81.3 to av, x south 16.3. May 25, 3 years, 5%. 5,000

Same to same. St. Marks av, n s, 25 w Bedford av, 18.9x73.6. May 25, 3 years, 5%. 5,000

Same to same. Bedford av, w s, 90.3 n St. Marks av, 16.9x100. May 25, 3 years, 5%. 5,000

Same to same. St. Marks av, n w cor Bedford av, 25x74. May 25, 3 years, 5%. 15,000

Brush, Thomas H. to Anna K. Shaw. Clifton pl, n s, 325 e Grand av, 25x100. May 23, due May 26, 1891, 5%. 8,000

Same to same. Clifton pl, n s, 300 e Grand av, 25x100. May 23, due May 26, 1891, 5%. 8,000

Same to James W. Smith trustee. Clifton pl, n s, 400 e Grand av, 25x100. May 23, due May 26, 1891, 5%. 8,000

Same to same. Clifton pl, n s, 425 e Grand av, 25x100. May 23, due May 26, 1891, 5%. 8,000

Same to Clemence H. Crafts. Clifton pl, n s, 350 e Grand av, 25x100. May 23, due May 26, 1891, 5%. 8,000

Same to same. Clifton pl, n s, 375 e Grand av, 25x100. May 23, due May 26, 1891, 5%. 8,000

Same to Cornelius N. Hoagland. Clifton pl, n s, 300 e Grand av, 150x100. May 26, 3 months, 5%. 9,000

Bullwinkel, Henry to Lucretia A. wife of Will- iam Terhune. Monroe st and Nostrand av. P. M. May 23, 1 year, 5%. 3,000

Callahan, Bridget, Mary A., Theresa F. and Cecilia to Dominick G. Bodkin. Montague st or pl, s s, 225 w Hicks st, 25x100. May 14, 2 years, 5%. 3,000

Carr, Maria, to Madelaine Schaeffer. Hopkin- son av, e s, 29 s McDougal st, runs south 71 x west 100 x north 100 to st, x east 26.3 x south 27.6 x east 73.5; Herkimer st, s s, 72 w Louis pl, 23x98; Stone av, s e cor Sumpter st, 25x77.10x33.9x-. May 24, 3 years, 5%. 2,500

Chapman, Henry T., Jr., to Gilbert L. Haight, Englewood, N. J. Clinton av, n w cor Lafa- yette av, 23x110. April 20, 1 year. 7,500

Clayton, Walter F. to Sarah H. Powell. Broadway, east cor Covert st, 100x100. May 19, 3 months. 15,000

Cloud, Charles E. to Sarah A. Ayer, Owega, N. Y. Herkimer st, n s, 250 e Howard av, 2 lots, each 16.8x100. 2 morts., each \$1,100. April 14, due Oct. 14, 1889. 2,200

Same to same. Herkimer st, n s, 283.4 e How- ard av, 16.8x100. April 14, due October 14, 1889. 1,200

Cooper, Henry R. to Anna M. E. Watkins. Pineapple st, s s, 70 w Willow st, 31x26.4. May 24, due May 1, 1891, 5%. gold, 4,000

Costa, Louis to Elias H. Underhill. 59th st, n s, 220 w 12th av, 20x100.2. May 25, 5 years. 500

Cohen, Caroline widow and Alfred N. Cohen to The Williamsburgh Savings Bank. Reid av, n w cor De Kalb av, runs north 100 x west 117.6 x southeast - x south 59.1 to De Kalb av, x east 75. May 25, 1 year, 5%. 7,500

Cordes or Kordes, Catharine wife of and Henry to Robert Wilson. Howard av, n w cor Mar- ion st, 25x75. May 28, 3 years, 5%. 3,000

Cullen, Michael to Edward Egolf and John A. Lott, Jr. Broadway, Flatbush. P. M. May 21, 5 years, 5%. 300

Carpenter, Jane O. to Thomas Everit exr. and trustee Valentine Everit. Covert st, s e s, 200 s w Bushwick av, 25x100; Lafayette av, n e cor Nostrand av, 20x65. May 29, 1 year, 1,000

Chalmers, Matilda E. to Benjamin C. Bampton, Dunellen, N. J. Ewen st, w s, 75 s Jackson st, 25x100. May 28, due June 1, 1889, 5%. 500

Depo, Margaret to John and James William- son. 3d pl, n s, 335.6 w Clinton st. P. M. May 15, due Aug. 1, 1888, 5%. 4,000

Dickens, William H. to Henry W. Schmelck, both of Flatlands. Lot at Canarsie adj land of G. N. Dickens, 44x130, Flatlands. May 19, 5 years. 700

Darthe, Edmund L. to The South Brooklyn Co- operative Building and Loan Assoc. 65th st, n s, 300 w 13th av, 40x100, New Utrecht. May 24, installs, or subscriptions, 5%. 2,250

Dayton, George W. mortgagor with Sussmann Bachenheimer mortgagor. Agreement ap- portioning mortgage as follows: Ellery st, No. 166, to be subject to \$2,600; Ellert st, No. 170, to be subject to \$1,400. May 14. nom

Donlon, Mary A. to Asa W. Parker, Hempstead, L. I. Halsey st, n s, 45 e Sumner av. P. M. May 25, demand. 6,900
Donovan, Mary to Mary S. Clark. Huntington st, n s, 123.6 e Columbia st, 20x100. May 25, due May 1, 1893, or installs, 5%. gold, 700
Dunn, Thomas to Mary Carpenter. President st, n e s, 320 s e Nevins st, 20x100; Sutter av, n s, 75 e Van Sielen av, 25x100. May 25, due Mar. 1, 1891. 500
Endom, Henry T. to The Brooklyn City Co-operative Building and Loan Assoc. Ovington av, n e cor 11th av, 100x94.9x100x94.5. May 24, installs or subscriptions, 5%. 5,000
Fielding, Sarah L. to Charles G. Peterson. 7th st. P. M. May 16, 2 years. 1,300
Findlay, Frederick T. M. to Lottie D. Elwell. Clermont av, w s, 268.4 s Greene av, 20x100. May 26, 3 years, 5%. 3,000
Foulks, Samuel to Elizabeth C. McKibbin. Van Buren st, n s, 285 w Sumner av, 20x100. May 19, installs. 5,000
Fox, Joseph to Hugh Fox. Sackett st. P. M. May 25, 5 years, 4%. 2,000
Freitag, John to The Kings Co. Savings Inst. Beaver st, n e s, 65 s e Ellery st, 30x100. May 21, 1 year, 5%. 5,000
Same to same. Beaver st, n e s, 95 s e Ellery st, 30x100. May 21, 1 year, 5%. 5,000
Fisher, Louise W. to The Citizen's Savings Bank. Quincy st, s s, 465 e Bedford av, 20x100. May 28, 1 year, 5%. gold, 2,000
Glenn, Eliza widow to Mary J. Bell. Dean st. P. M. May 26, 1 year, 5%. 1,200
Gewert, Rudolph to Henry Hahn. Lot No. 21 map Daniel D. Stillwell, Gravesend. May 26, 1 year. 1,000
Gibbons, Lydia A. to Lawrence, Frazier & Co. Myrtle st, s s, 100 e Evergreen av, 12.6x95. May 19, note. 534
Gillen, Peter M. to Walter Hopkins. Covert st. P. M. May 24, installs, 5%. 900
Gollner, Ada F. M. to Jane E. Philip. 6th av, s e s, 20 s w 7th st, 15x75.1. Sub. to mort. \$3,250. May 23, 1 year. 400
Gustafson, Anders mortgagegagor with George H. Roberts mortgagee. Extension of mort. at reduced int. May 22. nom
Harm, William to Josephine H. Burdon. 3d av, w s, 80 s President st, 20x80. May 28, 3 years, 5%. 3,000
Healion, Thomas to The Brooklyn City Co-operative Building and Loan Assoc. 42d st, n s, 350 w 2d av, 25x100.2. May 29, installs or subscriptions, 5%. 1,500
Hilliard, Samuel to O. Smith Sammis and ano. exrs. John Alsop. Pacific st, s s, 140 e Albany av, 20x107.2. May 23, 3 years. 4,000
Hudson, Emma to Charles R. Fry, New Utrecht, L. I. Bay 16th st, New Utrecht. P. M. May 24, 3 years, 5%. 1,000
Hammett, Frederick W. and Walter S., Philadelphia, Pa., to Williamson Rapalje. Glenmore av, n w cor Powell st. P. M. May 25, due May 26, 1890, or sooner, 5%. 2,500
Hammett, Walter S. to Williamson R. Selover. Baltic av, n e cor Sackman st. P. M. May 26, 2 years or installs, 5%. 3,600
Herbert, Emeline R. to William A. Andrews. Madison st, n s, 100 e Stuyvesant av, 50x100. May 19, 3 years. 3,500
Same to John Andrews. Same property. May 19, 1 year. 500
Hendrickson, Ella L. wife of and James F. to The East River Savings Inst. Fulton st, s w cor Brooklyn av, 47x100. May 22, 1 year, 5%. 17,000
Hunt, George W. to Caroline E. Ditmars guard F. L. Wyckoff. Gates av, n s, 445.3 e Bedford av, 20x100. May 28, due May 1, 1892, 5%. 4,000
Pegeman, Evelyn L. wife of John R. to The Bowery Savings Bank. Clinton st, s w cor Degraw st, runs west 115 x south 100 x east 25 x north 50 x east 90 to Clinton st, x north 50. May 28, 1 year, 4 1/2%. 10,000
Hoppe, Charles H. to Johanna H. Stelter widow. Throop av and Bartlett st. P. M. May 29, installs, 5%. 7,000
Hyers, Samuel V. to King & Adams. Cedar st, s s, 380.7 e Evergreen av, 20x81.6x20.1x 83.9. May 25, 5 years. 1,500
Jenkins, John to Henry Weil. Vandeverer st. P. M. May 17, 2 years. 400
Jenkins, William to Charles R. Corley, Yonkers, N. Y. Hooper st. P. M. May 25, installs, 5%. 5,300
Jacobs, Edward, and Joseph C. Levi trustees of and Sarah Salomon to Anne Levi. De Bruins lane, n w s, lots 8, 9 and 10 map 34 building sections, including the Bath House, Long Island, 277.6x228.11 to Franklin av, x 2l.3 x 275; De Bruins lane, lot 16 same map, 60.6x 302.11x60x297.11, New Utrecht. May 22. 3,000
Johnston, William to The Williamsburgh Savings Bank. Madison st, n s, 140.4 w Lewis av, 20x100. May 28, 1 year, 5%. 4,500
John, Henry to Samuel Dean. 4th av, s w cor Warren st. P. M. May 1, 3 years, 5%. 3,500
Johnson, Annie, Flatbush, L. I., to William E. Murphy. East 4th st, e s, 510.3 n Greenwood av, 25x174x25x172, Flatbush. May 23, due May 21, 1891. 450
Karcher, Louis to Henry Roth. Boerum st, n s, 75 w Bushwick av, 25x100. May 1, 5 years or installs, 5%. 1,000
Kern, M. Katharina to Sophia Loffler. Hamburg av, s w s, 80 n w Troutman st, 20x60. May 25, 5 years or installs, 5%. 2,000
Kimball, William C. to George W. Bates. Fort Greene pl, w s, 128.4 s Lafayette av, 21.8x85. May 15, 3 years, 5%. 5,000
Keppler, Christian A. to William Wellenberger. Palmetto st, s e s, 100 s w Knick-

erbocker av, 135x100. Dec. 1, 1887, 2 years or sooner, 5%. 1,400
Kerr, Lillian wife of George S. to The International Tile Co. Monroe st. P. M. May 8, 1 year. 2,671
Kempf, Anton to Urban Henkel. Devoe st, s s, 125 w Catherine st, 25x90. 2d mort. May 28, due June 9, 1892, 5%. 400
Kleh, Charles to Fanny Patterson. Floyd st. P. M. April 25, 5 years, 5%. 3,000
Kratz, Henry to Richard F. Carpenter. Tompkins av, w s, 56.8 n Park av, 18.4x85. May 28, due July 1, 1889. 300
Laydon, Daniel to Sarah M. Mygatt and ano., trustees for Sara M. Mygatt. 3d av, s e s, 20.2 s w 52d st, 20x100. May 28, due May 1, 1891, 5%. 4,000
Ludlow, Morginia, Clifton, S. I., to Maria Holt. Weirfield st, s e s, 75 s w Bushwick av, 20x100. May 28, due July 1, 1888. 1,300
Linton, Edward F. to The Williamsburgh Savings Bank. Elton av, e s, 300 s Ridgewood av, 50x100. May 28, 1 year, 5%. 2,000
Same to same. Cleveland st, w s, 300 s Ridgewood av, 50x100. May 28, 1 year, 5%. 2,000
Same to same. Elton av, w s, 225 n Arlington av, 25x100. May 28, 1 year, 5%. 1,750
Same to same. Cleveland st, e s, 175 s Ridgewood av, 50x100. May 28, 1 year, 5%. 2,000
Lowther, Sarah E. wife of John R. to Elizabeth W. Aldrich. Nostrand av, w s, extends from Prospect pl to Park pl, 255.7x200. May 25, demand. 102,500
Lansdell, Henry to Sophie G. Parker, Hempstead, L. I. Columbia st, w s, 35.10 n Commerce st, 53.5x86x53.8x86. May 24, demand. 2,500
Lindemann, August to Frederick Basch and Rosalia Beno. Coney Island Bridge Co.'s Turnpike road, contains 21-10 acres; also lots at Coney Island and town of Gravesend. P. M. May 23, 5 years or installs. 3,000
Lindsay, George H. to Henry H. Adams Kings County Treasurer. Bushwick av, s w cor Montrose av, 54.6x66x53x79. May 25, 1 year, 5%. 4,000
Lloyd, Frances E. wife of and Edwin M. to S. Virginia Warburton. Adelphi st. P. M. May 8, due Sept. 1, 1893, 5%. 9,250
Lutz, John to John Schaible et al. exrs. John Schaible. South 5th st. P. M. May 25, 3 years, 5%. 5,000
Markowicz, Harris to Samuel Bachenheimer. Ellery st, s s, 99.6 e Tompkins av, runs south 47 x east 0.6 x south 53 x east 24.10 x north 100 to st, x west 25.4. May 15, installs, 5 1/2%. gold, 1,200
McCue, James to James Degnan. Crown st, n s, 160 w Bedford av, 40x131. May 19, due June 1, 1889. 900
McDicken, John to Thomas S. Strong. Kosciusko st, n s, 225 w Lewis av, 75x100; Kosciusko st, n s, 318.9 w Lewis av, 37.6x100. May 22, due Sept. 1, 1888. 3,000
Matthews, Tertullus E., and Stewart McDougal to Abraham R. Van Nest. Lot at New Utrecht, adj land of Garret C. Van Dwyne, contains 14 acres; 8th av, east cor 44th st, both New Utrecht. P. M. May 15, 5 years or sooner, 5%. 11,000
McMahon, Francis to Sarah A. Roe, Huntington, L. I. 6th av. P. M. May 23, 3 years, 5%. 4,000
Mitchell, Robert T. to Cynthia Lott et al. exrs. Margaret A. Berry. Old plank road, south cor Bath av, 50x100, New Utrecht. May 22, due June 30, 1890, 5%. 900
Murphy, Elizabeth E. to Elizabeth A. Ives. Broadway, s s, 100 e Schenck av, 25x100. May 26, 6 months. 250
Marsh, John to John Officer exr. John McKevvn. Franklin av. P. M. May 29, due May 1, 1890, or sooner, 5%. 1,500
Same to Mary McCarthy. Franklin av, e s, 38.11 s Park av, 17.9x78. May 29, note. 250
May, Michael to The Telegraphers' Mutual Benefit Assoc. Pacific st, s s, 317 e Grand av, 17x110. May 24, 3 years. 1,400
Miller, William M. to Cross, Austin & Co. Eastern Parkway, s w cor Snediker av, 20x100. May 24, 3 months. 1,000
Mitchell, David B. to James Stewart and Joseph McClelland. Jefferson av. P. M. May 28, due July 15, 1888, 5%. 600
Moen's Asphaltic Cement Co. to The Broadway Savings Inst. 1st st, n s, 108 e Bond st, runs north to a point 100 s Carroll st, x west to centre line of Bond st, x south — to centre line of 1st st, x east — x north —; 1st st, n e s, 108 s e Bond st, runs northeast 93.2 x southeast 104.5 x southwest 98.1 to New 1st st, x northwest 100; 1st st, n s, 208 e Bond st, 20x 69.2. May 29, 1 year, 5%. 5,000
Moore, William and Charlotte his wife to George Loffler. Myrtle st. P. M. May 26, due June 1, 1893, 5%. 4,300
Monaghan, Kate wife of Thomas to Harriet A. Lott. Douglass st, n s, 115.6 e Washington av, 16.8x131. May 25, 3 years, 5%. 2,500
Monahan, Thomas to Magdalen M. wife of Garret K. Williams, Flatlands. Washington av, s e cor Butler st, runs south 65.1 x east 77.5 x southwest 28.7 x east 27.8 x northeast 45.9 to st, x northwest 22.6. May 25, due Nov. 1, 1891, 5%. 3,000
Menahan, John to The Williamsburgh Savings Bank. Greene av, s e s, 100 s w Evergreen av, 4 lots, each 18.9x100. 4 mort., each \$2,750. 11,000
Moultrie, Faneuil to Isabella Brown. 9th st. P. M. May 19, due June 1, 1889. 1,400
Nugent, Michael to John O'Brien. Fort Hamilton av. P. M. Aug. 29, 1887, due Sept. 1, 1893, 3 1/2%. 300

Nies, Philipp to Jane V. H. Scranton. 15th st. P. M. May 22, 3 years, 5%. 1,000
Nolte, Helene to Johanna Viehmann. 2d st, s s, 320 w Hoyt st, 20x90. May 28, due April 14, 1890, 5%. 1,000
O'Neil, John to John Williamson. Pacific st. P. M. May 23, 1 year. 8,000
Olsen, Olavus M. to Jane Rushmore, Roslyn, L. I. Rockaway av, e s, 250 n Belmont av, 25x100.1. May 12, due Mar. 2, 1893. 500
Parfitt, Walter E. and Henry to Lucy Gillespie, Newark, N. J. Boerum pl, s e s, 201.8 n e Livingston st. P. M. Sub. to mort. \$14,000. Feb. 17, due May 1, 1892, or sooner, 5%. 2,500
Same to William H. Hazzard et al. trustees James Brady. Same property. P. M. May 26, due May 1, 1891, 5%. 14,000
Pearson, Ellen W. wife of and Edwin S. to Isaac A. Singer. Lafayette av, s e cor Adelphi st, runs east 78 x south 100 x west 1 x north 26.5 x east 0.2 x north 50 x west 77.2 to st, x north 24.7. May 25, 3 years or installs. 6,000
Pendleton, James B. to Robert S. Hayward trustee David Sands. Franklin av, w s, 402.6 s Willoughby av, 12.6x100. May 25, 3 years. 2,500
Pendleton, James B. to Maria H. Rider. Franklin av, w s, 402.6 s Willoughby av, 12.6x100. Sub. to mort. \$2,500. May 25, due Nov. 24, 1888. 2,000
Pereda, Manuel to Anna R. wife of Theodore A. Smits. Blake av, s s, 112 w Linwood st, 22x100. May 18, 5 years. 550
Perkins, Johanna L. wife of and George to Moe S. Lott. Degraw st, s s, 110 e Clinton st, 20x 100. May 25, 1 year. 1,000
Prosser, Thomas to Mary A. Underwood. Stuyvesant av, s e cor Decatur st. P. M. May 15, 3 years, 5%. 7,000
Pangborn, Warrel S. to John H. Brennan. Quincy st. P. M. May 22, due June 1, 1890, 5%. 3,500
Pell, Pell H. to Louis E. Cuinet. McDonough st, n s, 115 e Sumner av, 20x100. May 29, 3 years. 1,000
Persons or Persson, Mary wife of Niles or Nils to Janet and James Pirnie exrs. John M. Pirnie. Pacific st, s s, 175 e Smith st, 25x100. May 29, 6 years or sooner, 5%. 5,000
Quinn, Robert to Henry Pink. St. Marks av, s s, 367.4 e Troy av, 25x100. May 1, 5 years. 600
Randall, John J., and William G. Miller to The Greenpoint Savings Bank. Manhattan av, w s, 80 s Norman av, 15x50. May 24, 1 year, 5 1/2%. 2,500
Same to same. Manhattan av, w s, 65 s Norman av, 15x50. May 24, 1 year, 5 1/2%. 2,500
Roth, Henry and Ludwig Muller to Charles Kiehl. Morrell st, w s, 50 n Moore st, 25x100. May 26, 3 years, 5%. 2,500
Randall, Isabella T. to Margaret Armstrong and ano. exrs. James Armstrong. Greene av, n s, 550 e Grand av, 51.4x100x49.6x100. May 22, 5 years, 5%. 6,000
Reimer, Rudolph to Frederick Middendorf. Schenck av, w s, 240 s Fulton av, 50x100; Atlantic av, s s, 25 e Van Sielen av, 50x111x50x 109. May 22, due May 1, 1891. 2,000
Renz, Lorenzo F. to The West Brooklyn Land and Improvement Co. Fort Hamilton av and 41st st. P. M. May 18, installs. 5,400
Reuter, Conrad to The Kings Co. Savings Inst. George st, n s, 200 e Hamburg av, 25x100. May 25, 1 year, 5%. 3,500
Richardson, Margaret J. wife of Charles T. to George Kirkland. Waverly av, e s, 107.1 n Atlantic av, 40x90. May 17, 3 months. 4,000
Robbins, Thomas H. to Charles H. Heimburg. Clason av, w s, 125.6 s Park av, 75x110. May 22, due Oct. 1, 1888. 20,000
Same to same. Temple court, centre line, w s, at intersection with n s of Seelye st, 30x100, Flatbush; Temple court, centre line, w s, 115 n Seelye st, 70x100; Temple court, centre line, w s, 76.8 n Seelye st, runs north 118 to patent line, bet Flatbush and Brooklyn, x east 100 x south 107.9 x west 100; Temple court, centre line, w s, 31.10 n Seelye st, 30.10x100, all at Flatbush. May 22, demand. 2,000
Same to same. Clason av, w s, 125.6 s Park av, 75x231.7x75x231.4. May 22, due Oct. 1, '88. 2,000
Rogers, Thomas to Bridget Ward. 19th st, s s, 270 e 6th av, 20x100. May 14, 3 years. 1,800
Reed, William J. to John P. McQuaid. Humboldt st, w s, 75 s Jackson st. P. M. May 28, due June 1, 1891, 5%. 2,700
Sanford, Arnold to Nathaniel W. Burtis. Madison st. P. M. April 20, due May 15, 1889, 5%. 925
Skidmore, Allen to Henry L. Schmelck, both of Flatlands. Lot at Canarsie adj land Isaac Wyckoff at point 100 w East 93d st, runs south 55.8 x west 118.6 to East 92d st or main road, x north 55.9 x east 121.2, Flatlands. May 24. 200
Simons, Emanuel to John Joy, Rensselaerville, N. Y. Hopkins st, n s, 100 e Nostrand av, 25x 100. May 25, 3 years. 1,200
Sweet, Sarah J. to Hewitt Boin, Kingston, N. Y. De Kalb av. P. M. May 26, installs, 5%. 2,700
Sanders, Matilda wife of and Daniel to Rosa P. Atwater. Glenmore av, n e cor Berriman st, 75x100. May 25, 3 years. 3,800
Savage, Cornelius to Henry McCadden, Jr. Hewes st, s e s, 83.5 s w Marcy av, 20.9x100. May 25, 3 years, 5%. 5,000
Stack, Richard to George L. Fox. Havemeyer st, e s, 11.3 n North 7th st, ——. May 24, 1 year. 210
Staples, Henry to William Staples. Somers st, s s, 333.6 e Stone av, 19.6x100. May 24, 5 years. 1,000

Stelz, George to The Orphan Home. Montrose av, s s, 200 w Leonard st, 25x100. April 1, 5 years, 5%. 5,000
 Smith, Walter E. to John S. Andrews. Poplar st, e s, 175 s Liberty av, 25x100. May 25, 5 years. 700
 Stoutenburg, Hannah E. wife of George B. to Hattie S. Crowell. Decatur st. P. M. May 28, 3 months. 20,000
 The Reformed Episcopal Church of the Atonement to the trustees of the Sustentation Fund of the Reformed Episcopal Church. Marcy av, s w cor Keap st, 90x40. May 25, 10 years, 5%. 5,000
 Toomey, John to Edward Egolf and John A. Lott, Jr. Broadway, Flatbush. P. M. May 21, 5 years, 5%. 150
 Thom, Frederick to Peter J. Hoffman. Withers st, s s, 225 e Humboldt st, 25x100. May 25, due July 1, 1891, 5%. 1,200
 Thompson, Isabella to Elizabeth Taber et al. exrs. F. W. Taber. Glen st. P. M. Feb. 13, installs. 2,100
 Tokenauer, John to Eliza Teusch, widow. Garfield pl, s w s, 125 s e 4th av, 25x87 to Mill road, x—x81. April 3, 3 years, 5%. 400
 Trautmann, Edward H. to Caroline Flattich. Van Cott av, n s, 50 e Manhattan av, runs east 103.6 x north 100 x west 150 to Manhattan av, x south 15.10 x east 50 x south 100. May 25, 1 year. 500
 Van Reed, Jacob H. to Crowell Hadden exr. Crowell Hadden. Monroe st, s s, 80 w Ralph av, 4 lots, each 20x100. 4 morts. each \$2,000. May 24, 3 years, 5%. 8,000
 Waite, Henry R. to Benjamin F. Tracy. Quincy st. P. M. May 21, 3 years, 5%. 2,000
 Walker, George to Elizabeth W. Aldrich. Fulton st, n s, 186.10 e Rockaway av, 100x91.6x 100.7x80.4. May 19, demand. 21,000
 Williams, Daniel to Henry M. Sanders. Lafayette av. P. M. May 22, 5 years, first two years of term 6%, balance 5%. 2,000
 Williams, Herman to Pauline A. Reynolds. Elton st, w s, 202.10 s Fulton av, 50x100. May 22, due May 1, 1893. 2,500
 Wilkinson, Francis A. to Mary E. Fox. South 3d st, n e s, 225 n w Hewes st, 25x120. May 26, 3 years. 1,000
 Weed, Esther. to Crowell Hadden, President Long Island Bank. Jay st, w s, 80 s Myrtle av, 20x69. May 28, notes. 1,500
 Westphal, Paul to Andrew Vogt. Wyckoff av. P. M. May 22, 1 year, 5%. 300
 Wheeler, Frank and Bridget his wife to Henry Widmayer. Rapelye st. P. M. May 28, 3 years, 5%. 1,000
 Wittke, Julius to Elizabeth Cross. Kent av, w s, 100 s of land of Francis Bath, 25x212 to Gram st. May 28, due June 1, 1893, 5%. 2,200
 Weber, Louis, to John Rueger. Knickerbocker av, east cor Harman st, 25x100. May 29, 5 years or installs, 5%. 1,000
 Webster, Jane G. wife of and Edward J. to The South Brooklyn Savings Inst. Macon st, n s, 160 e Throop av, 20x100. May 29, 1 year, 5%. 2,500
 Weidner, John A. to Ferdinand Engelhaupt. Troutman st. P. M. May 26, 5 yrs, 5%. 1,400
 Wood, Rebecca E. widow to Samuel G. Alexander. Stockton st, n s, 05 e Throop av, 45x 100. May 29, 5 years. 2,000
 Young, John L., Edward M. and William H. to Caleb S. Woodhull. McDonough st, s s, 275 e Sumner av, runs east 120 x south 100 x west 80 x north to centre Jamaica and Brooklyn plank road, x northwest 41 to point 275 e Sumner av, x north 74.10 to beginning. May 28, notes. 5,000
 Yarber, Ernest D. to John Andrews. 20th st, s s, 200 w 6th av, 25x100. May 1, 5 years. 1,500
 Same to same. 20th st, s s, 175 w 6th av, 25x 100. May 1, 5 years. 1,500

Jacobs, Henrietta wife of Meyer to Fanny Bach. 3,000
 Jencks, Francis M. to Holland Trust Co. nom
 Kenyon, Geo. W. to Randolph Harry trustee. 4,000
 Klein, Gottlob to Cornelia McG. Cunningham et al. exrs. William Cunningham. 8,000
 Kohner, Hildegart to Marcus Kohner. nom
 La Farge, Marie Angelo to Annie Lerner. 2,000
 Lawson, Jacob to Holland Trust Co. nom
 Lee, Henry W. and Frederick R. trustees Frederick R. Lee to Henry W. Lee guardian. 14,000
 Same to same. 10,500
 Lester, W. C. to Bradley & Currier. 15,000
 McEachen, Mary E. to James C. McEachen Montgomery. Lottie to Mary E. Braun. 1,000
 Mathews, Mary J. to Thomas T. Jeremiah. 10,042
 Merriam, Henry E. to Maria H. Crane. 10,000
 Montgomery, Lottie to Mary E. Braun. 1,000
 Morris, Frederick to Rose Levy. nom
 Nineteenth Ward Bank to Gideon Fountain. 3,762
 Puels, Joseph P. to Harriet A. Stanford, Perth Amboy, N. J. 1,300
 Roberts, Edward, to Mary J. Martin. 2,000
 Sackett, Guernsey, to William H. Payne. 510
 Shaw, John C. Finderne, N. J., to John L. Florence. 7,000
 Smith, L. Bayard trustees of J. R. Smith to L. Bayard Smith and ano. trustees of J. R. Smith. 10,725
 Same to Townsend Smith. nom
 Stokes, Wm. E. D. to George De F. Lord and ano. trustees G. C. Ward. 16,000
 Sackett, Sarah E. exr. of Adam T. Sackett to Richard G. Greene. 2,000
 Same to same. 3,000
 Thompson, John, and William Mickens to James F. Chamberlain. 3,000
 Title Guarantee & Trust Co. to The Philadelphia Savings Fund Society. 35,109
 Title Guarantee & Trust Co. to Hudson City Savings Institution. 2,003
 United States Trust Co., N. Y., to Mortimer Bishop. nom
 Varian, Clara and Emma J. and Hannah L. Demker to David Banks. 10,245
 Wigand, Emma E. wife Charles F. to Emil Gabler et al. trustee E. Gabler. 10,188
 Woolsey, Charles W. trustee George M. Woolsey to Charles W. Woolsey and Edward Mitchell trustee G. M. Woolsey. nom
 Wright, William S. to Samuel Riker. 1,000
 Zeman, Solomon to Dora Laudsberger. 3,000

Roberts, George H. to Rachel M. Gilsey and ano. exrs. J. C. C. Gilsey. nom
 Sattler, George to Horatio S. Stewart. 2,400
 Same to same. 1,000
 Schenck, John C. et al. exrs. Catharine Schenck to Cornelia C. Schenck. 3,868
 Same to John C. Schenck et al. trustees E. M. and E. Bergen. 12,624
 Same to Elizabeth M. Rapolje. 915
 Same to John C. Schenck. 2,345
 Snediker, Helen W. and Elizabeth Taber to Marcus B. Brown, Orient, L. I. 400
 Stoothoff, Catharine to Arabella P. Waters. 6,900
 Street, Hannah F. to Sophie G. Parker. 2,470
 The Sterling Fire Ins. Co. to Marie L. Brodie. 8,000
 Title Guarantee & Trust Co. to William L. O'Hara. 2,500
 Same to same. 1,000
 Title Guarantee and Trust Co. to Francis E. Hagemeyer trustee A. C. Hagedorn. 4,000
 Same to Elizabeth B. Du Pont. 9,000
 Utter, Maria C. to Mary Frolke. 500
 Winkler, Anna L. to William H. Bierds. 2,200
 Wyckoff, William F. guard. D. Kamman to Annie Oeters. 200

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.

NEW YORK CITY.

May and June

28 Austin, Besson—W A Davies..... \$5,127 26
 28 Austin, Besson J—the same..... 5,078 85
 28 Andrus, Abraham A } John
 Andrus, Charles, } Hughes... 1,261 92
 28 Adler, Henry—N Y Life Ins & Trust Co..... 2,388 22
 28 Austin, William R—M G Mallowney 1,111 38
 28 Adams, Thomas—The Mayor, &c..... costs 82 50
 31 Austin, William J—First Nat Bank of Franklin..... 1,968 19
 31 Appley, Jacob A—E C Delavan..... costs 35 00
 31 Alexander, Jacob—Frederick Ber-yan..... 226 76
 1 Aaron, Louis—Bernhard Eckstein. 265 62
 1 Andrews, William—G O Walbridge. 124 63
 25 Ball, David A—H A Eoff 883 84
 26 Babin, Mary—Benedict Fischer ... 27 50
 26 Baxter, Algernon S—E B Wesley ... 746 58
 26 Berard, F B De—J B Hall. 115 97
 28 Butler, Cyrus—J M Long..... 1,584 46
 28 Behrens, Henry—G W Venable.... 86 77
 28 Benjamin, Samuel G W—A L Hopkins..... 547 79
 28 Blauvelt, James A—F S M Blun... 4,160 37
 29 Boswell, Michael F—James Pettit... 72 50
 29+Blanc, Mary—Alfred Fredenhamer..... 178 63
 29+Baruth, David—W N Dutch..... 1,096 30
 Burt, William H } First Nat Bank
 31+Baker, D Kellogg } of Franklin... 1,968 19
 31 Burtis, Nathaniel W—N Y Nat Exchange Bank..... 204 95
 31 Bushnell, Nathan—W H Thompson. 1,545 69
 31 Buckley, Martin—Gervasius Reinhardt..... 29 64
 31 Bentley, J Edward—A D Juillard.. 6,716 32
 31 the same—H N Slater..... 15,029 46
 31 the same—W E Thorn..... 11,803 09
 31 Brooks, James Wilton—S J Hunting- ton..... 567 87
 1 Blank, Richard—Morris Hyman... 381 25
 1 Burr, Joseph P—Henry Klein.... 81 43
 25 Champlin, Rebecca—W H Gray... 169 00
 25 Cody, Patrick J—H W Catherwood 230 47
 25+Cable, Joseph—J W Boyle..... 113 97
 25 Clark, William A—James Kelly... 309 44
 26 Crockett, William—W K Norris... 170 12
 26 Clarke, Abraham H—First Nat Bank of Jersey City..... 5,056 12
 28 Collins, Emma R—Unexcelled Fire-works Co..... 469 14
 28 Cashman R G—J J Nealis as as- signee..... 145 50
 28 Cary, James F—T E Crimmins.... 405 27
 28 Croft, Frances A—J A Hutchinson. 439 00
 28 Coffin, Joseph W—R J Dean..... 765 29
 28 Carolan, Patrick—George Ehret ... 232 51
 29 Crossett, Henry B—Thomas Keenan 146 42
 29 Chandler, Benjamin D—J B Hun- tling..... 632 49
 29 Corliss, George W V—Clarence McKim..... 2,854 43
 29+Crapo, John R—C L Downes..... 153 71
 29 Cummings, William A—Alfred Cooley..... 167 52
 31 Clark, Charles A—First Nat Bank of Franklin..... 1,968 19
 31 Cheney, William H—Daniel Peck... 405 21
 31 Cleary, William—William McShane 573 37
 31 Cohen, Bernhard—Francis Dough- erty..... 98 38
 31 Carolan, Patrick—George Ehret.... 193 50
 31 the same—the same... 880 80
 1 Crawford, Alexander—R J Ander- ton..... 260 32
 1 Casey, Maurice S—State Banking Co 169 77
 1 Czieslik, Oswald—Eli Beard..... 193 49
 1 Cohn, Aaron B—A B Cross..... 162 00

KINGS COUNTY.

MAY 24 TO 30—INCLUSIVE.

Bennett, John D. to Martin Bennett. \$1,700
 Bleeker, William S., Pompton, N. J., to Catharine A. Bleeker widow. 1,900
 Booth, Frank W. admr. Caroline M. Booth to George B. Magrath. 800
 Bring, Katharina to Crescencia Emmerich. Broadhurst, Amy A. extrx. Maria A. Woods to Roberta C. and Olive Whitmore. nom
 Brown, Isabella to James McLaren. 1,400
 Beck, Mathaus to Gesche Stolz. 500
 Church, Maria admrx. James C. Church to Charles W. Church. 280
 Cobb, Oliver E. exr. Sanford Cobb to Elizabeth Bergen and ano. exrs. John G. Bergen. 2,500
 Covert, Lizzie G. to Anna J. Foster. 2,500
 Crane, Harold L. to Helen S. Hincken. 2,000
 Davenport, Delia M., Danbury, Conn., to Jane V. H. Scranton, exr. Edwin K. Scranton. 1,815
 Dayton, George W. to Louis St. Amant. 4,000
 De Zavala, Henry, and George B. Stoutenburg to Charles F. Hunt. 2,000
 German Savings Bank, Brooklyn, to Theodore Obermeyer, admr. David Obermeyer. 4,612
 Greene, Annie S. wife of O. B. to George W. Hertz et al. trustees F. Hertz. 2,500
 Hegeman, Benjamin A. exr. C. Kelsey to Jane Roome, North Plainfield, N. J. 2,000
 Hubbard, Hermanus B. and Merwin Rushmore to Oliver E. Cobb. exr. Sanford Cobb. 2,500
 Hunter, William R. to Peter Latour. 1,000
 Hutchinson, Horace F. to Simon Schwartz. 8,000
 Heyzer, John to Mary S. Clark. 1,000
 Same to Elizabeth C. Bogart. 1,000
 Linde, Mary to Frederick C. Linde and ano. exrs. and trustees Samuel Marcoso. 5,000
 Lee, Frederick R. to Henry W. Lee, guard. Same to same, individ. 1,450
 Loewer, John and Louisa his wife to Charles Kiehl. 2,000
 Meriam, Lucy K. to William P. Titus, Westbury, L. I. nom
 Murphy, Mary to The Williamsburgh Gas Light Co. 2,060
 Miller, Harriett W. and Clara T. Pomeroy to Edward H. Miller. 721
 Moore, William to George Loffler. 600
 Nelson, Frederick W. H. to Mary M. Chambers. 500
 Purdy, Harriet A. to George Wilson. 2,861
 Ransom, Warren A., Jr. to Albert J. Dings Selkirk. exch
 Reed, Charles A. trustee George P. Elton to Edward P. Shell substituted trustee G. P. Elton. 6 assigns. nom
 Raymond, Mary, to Esther L. M. Simonson, Oyster Bay, L. I. 3,059
 Raymond, Mary and William W. L. Voorhis to Elizabeth L. Chincock. val consid
 Raymond, Sophia B. B., Denver, Col., to Garrett P. Cowenhoven, New Utrecht. 2,000

MORTGAGES --- ASSIGNMENTS.

NEW YORK CITY.

MAY 25 TO 31—INCLUSIVE.

Andrews, Walter E. to East River Savings Institution. \$2,039
 Arbogast, William F. to Charlotte A. Swords. 13,000
 Biggs, Frank D. to Mary E. Schoen. 6,000
 Braden, Anna E. committee Mary A. Moore to Anna E. Braden, Thomas J. and Samuel E. Moore. 1,903
 Brush, Walter F., Cambridge, Mass., to Francis M. Jencks. consid omitted
 Bannon, Michael J. and John Feehan to Emilie J. Murray. 4,500
 Crane, Maria H. to Henry E. Merriam. 10,000
 Carolin, William V., trustee Thaddeus P. Mott, Marie M., Carolin and Valentine Mott to John W. Simpson and ano. trustees, Margaret E. N. Mounsey. 17,500
 Donohue, Thomas to Anne Donohue. 6,000
 Donohue, Thomas and Anne to Anna Marzolf. 6,058
 Florence, John L. and ano. guards. Edith M. Lee to Henry A. Bogert and ano. trustee for and Mary E. Bogert. 15,246
 Gregory, William D. to John E. Glimm and ano. exrs. Christian Glimm. 8,603
 Gibert, Margaret E. to exrs Frederick E. Gibert. 15,000
 Havey, Patrick to Lottie Montgomery. 1,000
 Irish, Frank A. referee to The United States Trust Co., N. Y. 7 assigns. nom
 Iwins, William M., Chamberlain, N. Y., to The Bowery Savings Bank. 48,000
 Isgrigg, David M. to Marcus A. Frank. 1,830

<p>25 de Festetics Gyula—Lille B Ahles.. 3,010 48 26 Durrie, George B—W A Horton..... 72 21 26 De Berard, F B—J B Hall..... 115 97 Ducker, John D Ducker, Margaret } H J Bachran as exrs of Melchior }cost 80 52 Ducker 26 Duntton, Mary M—F M Kelley, as surviving partner..... 153 80 26 Dart, Russell, Jr—First Nat Bank of Jersey City..... 5,056 12 28 Deeves, Richard—Terence Kane..... 940 27 28 Dore, Thomas—The Mayor, &c..... 309 27 29 Daniels, Mills M—A V Meeks, as exr..... 105 53 29+Dall, Charles Austin—Metropolitan Telegraph and Telephone Co..... 66 77 29 Driesen, Max—W N Dutch..... 1,096 30 29 Donovan, William J—Union Print- ing Co..... 243 37 31 Delgaizo, Pasquale—Benjamin Drey- fus..... 541 65 31 Dunn, John—J A Frazee..... 801 68 1*Doe, John—Adolph Kastor..... 336 25 26 Eisner, Samuel L—E G Stedman, as trustee..... 88 18 26 Eberhard, Ernst—Henry Kroeger... 455 30 28 Everett, Sidney J—G I Northrup... 113 88 29+Ernest, James—C L Downes..... 153 71 25 Festetics, Gyula de—Lille B Ahles. 3,010 48 26 Foster, Meyer—Bernard Dreyfuss... 526 74 26 Fitzpatrick, Ellen—Adam Happel... 670 71 28 Fritz, Charlotte A—J H Mecabe.... 260 21 28 Fogal, Alonzo—I S Lynch..... 47 50 28 Florence, John L—J F Bauer..... 130 07 29 Finn, John B } Henri Bressprich... 120 89 29*Finn, Joseph } Fleischmann, Maximil- } Simon New- ian } mann..... costs 93 69 Fleischmann, Charles } 29 Finck, Latimer B—C R Gulick..... 93 74 1 Flemming, James—A B Cross..... 162 00 1 Flagler, William L—Ransom Park- er, Jr..... 401 34 1 Fay, James H, as assignee of Mar- shall, Lefferts & Co—Louis Hoopes, as exr..... costs 78 80 26 Garges, William—H A Ricker..... 66 45 28 Gausmann, George—T J Sinclair.... 298 61 28 Gibbons, Michael B—Hermann Koehler..... 127 08 29 Giles, James Morton—Metropolitan Telephone and Telegraph Co..... 66 77 29 Gedney, Charles B—E B Banks..... 305 60 29 Godhelp, Jacob } John Clafin.. 2,007 07 29*Godhelp, Sigmund } the same—the same..... 163 46 the same—Assabet Mfg Co..... 1,650 25 the same—the same..... 1,763 07 29 Grunwald, Isador—Thomas Porter... 1,060 59 31 Gerda, Otto—Robert Soltau..... 8,111 01 31*Goutzen, Frederick—Josephine Salo- mon..... 157 16 31 Graber, John S—Jacob Pfeiffer.... 77 50 1 Gage, William J—E V Skinner..... 238 84 1 Gair, Frederick—C E Hayden..... 237 62 25 Howison, Hugh H—Raymond Guil- foyle..... 71 59 26 Hubbell, G W—A S Robbins..... 142 37 26 Hughes, Terrence } J B Heard 164 13 Hughes, James } 26 Harrison, James—Royal Baking Powder Co..... 376 38 26 Hilson, Edward } Bernard Dreyfus. 526 74 Hilson, Max } 28 Hughes, Fannie R—Unexcelled Fire Works Co..... 469 14 28 Hoffman, Ella C—Eli May..... 144 75 28 Huffington, John W—Albert Ulz- heimer..... 329 55 28 Hine, Charles N—C E Kennard.... 518 47 28 Henderson, Frederick D—J W Bell.. 108 90 28 Hamill, John—George Ehret..... 332 51 29 Hirsch, Solomon—Louis Hirsch 222 59 29 the same—E J Markuntz..... 178 47 29 the same—Arthur Yeskey..... 157 99 29 the same—Jacob Ankel..... 93 47 29 Hochstadter, Sigmund } Harriet A *Honeywell, Edward } Batjer... 664 28 29 Hays, Isaac—the same..... 905 35 29 Hine, Charles N—G A Wade..... 356 57 29 Haulenbeck, Peter—Thomas Patten 2,714 69 29 Hoyt, John O } Nathan Frank.. 340 30 29 Hoyt, John O, Jr } 29 Harrison, Patrick—Empire State Brewing Co..... 381 67 29 Hamilton, Ida M—J T McGowan... 222 25 29 Howser, Horace—J O Toole..... 333 41 29 Holthusen, Emil T—H J Collins.... 435 97 29 Hirsch, Isaac—William Solomon... 124 61 31 Hamilton, Francis E—First Nat Bank of Franklin..... 1,968 19 31 Hamill, John—George Ehret..... 193 50 31 the same—the same..... 880 80 31 Halsted, William M } A D Juilliard. 6,716 32 Haines, William A } 31 the same—H N Slater..... 15,029 49 31 the same—W E Thorn, as exr 11,803 09 1 Harie, Robert J—Pearl Yard..... 36 90 Hirsch, Seligman } William Reiman 274 31 1 Hirsch, Adolph } Hirsch, Solomon } 28 Ingersoll, Moses E—W A Davies... 5,215 06 28 the same—Farmers and Mfrs Nat Bank of Poughkeepsie..... 2,154 38 28 Ingersoll, Lorin } W A Davis... 5,127 26 Ingersoll, James H } 28 Ingersoll, Lorin } W A Davies... 5,078 85 Ingersoll, James H } Ingersoll, Moses E } 29 Iman, George B } J E Cerwin... 1,149 41 Iman, Willard F } 26 Jones, August D—P S Benbrook... 177 06 28 Jacobs, Solomon—C A Burgess..... 280 77</p>	<p>28 Jones, William C—Marvin Safe Co. 214 74 29 Jagels, George—Isabella D Dick 149 50 26 Kauffmann, Eugene J—B T Arnold 120 35 26 Kenyon, Frederick W—First Nat Bank of Jersey City..... 5,056 12 28 Kerwin, Patrick H—D F Murphy... 211 04 28 King, George T—J M Long..... 1,584 46 28 Kopper, Frederick—Charles Am- mann..... 124 00 28 Keenan, Denis—G W Venable..... 89 22 28 Kunz, Louis—Charles Kaufman.... 481 48 28 Kiernan, John J—Nat State Bank of Elizabeth..... 728 54 Kamak, Rachel 28 Kamak, Flora } F A Ring- as surviving partners } ler..... 191 93 B Kamak & Co } 29 Kaufman, Abraham—L S Stroock, as surviving member..... 462 17 29*King, William S—Henri Preesprich 120 89 29 Kuntz, George M—Edward Kirms... 282 72 29 Kahn, E D—Sarah E Whitney 90 15 Kamak, Rachel 31 Kamak, Flora } D F Ad- as surviving partner } ams..... 148 78 of B Kamak & Co } 31 the same—G H Cahoon..... 108 29 31 the same—the same..... 163 97 31 Katz, Mayr—Frederick Kaffeman... 36 50 31 Kress, Julius—Schwarzchild & Sulzberger Refrigerating Co (Lim) 169 71 Kamak, Rachel } Adolph Kastor... 336 25 1*Kamak, Flora } 1 Kitsell, William T—Consolidated Gas Co of N Y..... 325 45 Kamak, Rachel } 1*Kamak, Flora } Adolph Kastor... 336 25 1 Kitsell, William T—Consolidated Gas Co of N Y..... 325 45 26 Lavery, Michael—George Silver... 325 07 28 Linich, Johannes—Louis Schaefer.. 102 00 costs 49 50 28 Lewis, Henry—Julius Littbauer... 28 Lambert, Conover E—A J Perroy... costs 94 25 28 Lynd, Robert B—B J Hughes..... 505 77 29 Lawrence, Charles L—Columbia Bank..... 290 35 29 Lyon, Charles et al. } James M Lyon, Charles & Co. } Ginn..... 263 34 29 Lawton, Walter E—U S Trust Co N Y..... 38,588 72 29 Littell, John M—Nellie W Whitlock, as admr... 1,268 99 31 Lynch, Michael—Hudson River Boot and Shoe Mfg Co..... 431 08 Lenk, Carl P 1*Lenk, Rudolph } Isaac Rosskam... 3,211 40 *Lenk, Peter } 1 Levey, Clarence—C H Jones..... 201 92 26 Murrdown, Nathan—F D Tower.... 425 17 26 Morrison, Richard J, Public Admr. and as admr of William McDer- mott—Mary A McGuire, extrs, &c 10,276 17 26 Miles, Robert E J—Phillip Elsworth 179 42 26 Moorhouse, Stephen—Royal Baking Powder Co..... 376 38 26 Mercer, William A—George Craw- ford..... 106 15 26 Muxlow, Jane B } Newell Uni- Muxlow, Herbert H } versal Mill Co 522 88 26 Marion, Bertha—H W Kalt..... 68 41 28 Mahoney, J—J J Nealis, as assignee 102 88 28 Middleton, Charles N—F L Palmer. 401 84 28 Murdock, Walter B—Homer Lee Bank Note Co..... 270 32 28 Mostyn, Berkeley—F B Lord..... 567 74 28 Maidhof, Louis B—E I Norton..... 518 22 28 Mostyn, Berkeley—John Burke..... 2,179 96 29 Moseley, Nathan R—Columbia Bank 290 35 29 the same—the same..... 147 34 29 MacIntosh, Angus } F A Potts. 1,614 66 MacIntosh, Angus, Jr } 29 the same—the same..... 4,463 52 29 the same—the same..... 2,000 81 29 Mostyn, Berkeley—Livingston Sat- terlee..... 218 77 31 Miller, John Horace—W S Maddock 259 86 31 Myers, John K—A D Juillard. 6,716 32 31 the same—H N Slater..... 15,029 46 31 the same—W E Thorn, as exr 11,803 09 1 MacLennan, Alexander—R J Ander- ton..... 260 82 1 Mostyn, Berkeley—Livingston Sat- terlee..... 218 54 1 Manning, Jerome F—Henry Amy... costs 49 11 1 Macaulay, John L—J R Palmer.... 692 89 1 Manning, Jerome F—S P Tuck.... 2,982 14 1 Matthews, Edwin S—People of State N Y..... 2,000 00 1 Mason, Mary L—A T Albro..... 36 94 26 McDonnell, Edward—President and Directors of Manhattan Co. 5,043 41 26 McDonnell, Edward—First Nat Bank of Jersey City..... 5,056 12 31 MacIntosh, Angus } D S Riddle. 223 31 MacIntosh, Angus, Jr } 31+Melick, Richard D—W J Holmes .. 217 26 31 Macdonald, Abram—R L Wensley. 97 54 28 McLaughlin, James—The Mayor, &c..... costs 82 50 29 McQuillen, John } E V Magee .. 132 41 McQuillen, Charles } 29 MacIntosh, Angus } F A Potts.. 1,614 66 MacIntosh, Angus, Jr } 29 the same—the same..... 4,463 52 29 the same—the same..... 2,000 81 31 the same—D S Riddle..... 223 31 31 McLean, Julia—I S Young... costs 86 22 31 Macdonald, Abram—R L Wensley. 97 54 1 MacLennan, Alexander—R J Ander- ton..... 260 82</p>	<p>1 Macaulay, John L—J R Palmer.. costs 692 89 1 McCormick, Jesse G—Charles Schlessinger..... 137 39 29 Noe, Johanna E—Kate D Alexander 147 75 31 Neithardt, Augusta—M H Baum- garten..... 178 57 1 Nathan, Henry—Carl Weiss..... 2,539 40 26 Ostheimer, Simon—B M Cohen.... 185 93 29 Oliver, James—Thomas Patten.... 2,714 69 31 Otis, Ida K—Otto Huber..... 178 77 31 Overton, Winfield S, as assignee of Charles H and Edgar F Davis— J J Smith..... 59 21 25 Pereira, Isaac R—John Courtney... 58 54 26 Phelon, John—F D Tower..... 425 17 26 Patterson, Daniel—Isaac Roskam... 1,053 20 26 Pincus, Selig—Taylor Jelliffe..... 23 98 26 Povey, Jesse—Wm Davidson..... 4,273 20 29 Parker, John A—Butler Hardware Co..... 217 49 29 Paine, William L—John Ham..... 17,543 31 31 Parks, Robert H—Third Nat Bank of City N Y..... 6,342 37 31 Pfluger, William—Christopher Pfl- uger..... 2,590 01 25 Rooney, Michael—D M Koehler... 1,867 80 26 Russell, George T—T B Ellis.... 189 54 26 Ronzone, Philip—Ewald Mommer.. 603 45 26 Radcliffe, James A—First Nat Bank of Jersey City..... 5,056 12 1* Rohdie, Mary E—Herman Froh- man..... 735 68 28 Rosenthal, Michael—B'nai Benjamin Congregation..... costs 72 07 29 Rogers, William H H—J F Spauld- ing..... 486 67 29 Reiman, Alexander—H C Sylvester 92 22 29 Roberts, Theodore W—W C Figner. 223 24 29 Roche, Patrick H—James Wallace.. 419 38 31 Resseque, Theresa—A G Stone. costs 29 34 1 Reiman, Alexander—Bernhard Eck- stein..... 265 62 1 Reese, George A—People of State N Y..... 2,000 00 26 Shotwell, Frederick C—J H New- bury..... 335 09 26 Sinnot, Louisa—Adam Lank..... 21 62 26 Schoenchen, George—Annie R Scott 323 34 26*Simon, Sarah—Robert Macdonald.. 32 05 28 Simon, Sette—Solomon Katz..... 142 83 28 Salomon, Emanuel—N Y Life Ins and Trust Co..... 2,388 22 28 Shine, Michael—Abraham Steers... 47 35 28 Schierenbeck, D A—J K Spratt... 113 05 28 Simon, Mrs E—Bernhard Bernhard 119 79 28 Stickler, John—George Kopp..... 79 36 29 Sinclair, William—Abraham Steers 772 88 29 Sterling, Edward C—Bernhard Schmidt..... 146 59 29 Stransky, Mathias—H C Sylvester.. 92 22 29 Saenger, Jonas—Adolf Pfretzschner 3,524 76 29 Simpson, Winthrop E—W C Figner 223 24 31 Simonson, Michaelis—Frederick Al- my..... 629 78 31 Schmidt, Conrad—Michael Linz.... 69 95 31 Scheller, Gerhard—Josephine Salo- mon..... 157 16 31 Senne, Ernest—W E Morris..... 76 42 31 Sekosky, Isaac } W E Uptegrove . 73 47 Sekosky, Marx } 31 Simon, Sette—Glasgow Thread Co.. 40 73 1 Stransky, Mathias—Bernhard Eck- stein..... 265 62 1 Saarbach, Julius—Carl Weis..... 2,539 40 1 Schmidt, Edmund—W J Weldon... 120 98 1 Sumner, Mary B } Sarah B Satter- 1 Sumner, Charles P } lee..... 824 37 the same—the same..... 966 81 26 Smith, Edward—Otto Egner..... 115 44 28 Smith, Theodore E—Farmers' and Mfrs' Nat Bank of Poughkeepsie... 2,064 03 28 Smith, Theodore E—W A Davies... 5,127 26 28 the same—the same..... 5,078 85 29 Smith, Dwight B—E J Johnson.... 343 46 29 the same—J H Louis..... 520 00 26 Tryan, Helen—George Weitlauf... 45 40 26 Thorp, Harry W—Harlem Lighting Co..... 95 02 26 Tietjen, John H as exr Melchior Ducker—H J Bachran..... costs 80 52 28 Thorp, Henry W—T J Donigan.... 403 36 26 Tietjen, George—H B Robson, as assignee..... 486 69 28 Taylor, Sanford A—Butler Hard- ware Co..... 217 49 28 Thorp, Harry W—Frederick Neuffer 164 85 1 Thompson, Edward G—Thomas Kil- vert, as exr..... 34,410 06 1 Thiel, Valentine—F A Botty..... 71 03 26 Springfield Fire and Marine Ins Co of Springfield, Mass—Leo Schles- inger..... 1,479 76 26 The Mayor, &c—William Cauldwell 12,000 00 28 U S Stamping Co—W A Davies.... 5,127 26 the same—the same..... 5,078 85 28 The Dexter Engine Co—A B Jenkins 18 43 28 The East Side Building Assoc—Ter- ence Kane..... 940 27 29 J Wayland Kimball Co—J E Foster. 192 21 29 Schuykill & Lehigh Valley R R Co —Metropolitan Telephone and Tel- egraph Co..... 71 02 29 The Peoples' Dairy Assoc—W A Persch..... 1,249 51 29 Sterling & Wemple Lithographing Co—J Q Preble..... 87 72 29 Charles Lyon & Co—James McGinn 263 34 29 The Mayor, &c—Frederick Dassori. 303 94 31 Dexter Engine Co—Smith & Vaile Co..... 203 88 31 The N Y Mutual Ins Co—Elizabeth J Osborne..... 2,403 70</p>
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Table of judgments for Kings County, May 26 to June 1 inclusive. Includes entries for Schlicht & Field Co, Sterling & Wemple Lithographic Co, The Australian-American Mfrs Co, etc.

KINGS COUNTY.

Table of judgments for Kings County, June 1 to June 1 inclusive. Includes entries for Andresen, John C, Aikman, Walter M, Brown, John C, etc.

SATISFIED JUDGMENTS.

NEW YORK.

May 26 to June 1—Inclusive.

Table of satisfied judgments for New York, May 26 to June 1 inclusive. Includes entries for Adams, Thomas F, Allison, Henry L, Auld, Robert, etc.

KINGS COUNTY.

May 26 to June 1—Inclusive.

Table of satisfied judgments for Kings County, May 26 to June 1 inclusive. Includes entries for Bronson, George W, Brooklyn Mill and Lumber Co, etc.

MECHANICS' LIENS.

NEW YORK CITY.

Table of mechanics' liens for New York City, May. Includes entries for One Hundred and First st, One Hundred and Second st, etc.

Table of mechanics' liens for New York City, June. Includes entries for Third av, Nos. 1791-1795, One Hundred and Fortieth st, etc.

KINGS COUNTY.

Table of mechanics' liens for Kings County, May. Includes entries for Fulton st, No. 472, Rapelje st, No. 1,125, etc.

SATISFIED MECHANICS' LIENS.

NEW YORK CITY.

Table of satisfied mechanics' liens for New York City, May. Includes entries for One Hundred and Twenty-fourth st, Sixth av, Nos. 2002-2006, etc.

Table listing individuals and businesses such as Reuber, Jr., Rudolph, Gertrude, Reddy, P., Rockefeller, Eliz., Ryan, M., Sholman, S., Schuhmann, M., Schultz, L., Sweeney & O'Reilly, Taylor, Kate E., Timme, W., Ullman, L.P., Valente, D., Voss, J., Wachter, G., Wilhelm, Marian A., Wille, H.J., Zipse, F.

Table listing individuals and businesses such as Priess, Anna, Prince, T., Probstein, N., Robertson, J., Rotali, A., Rosenblatt, M., Russell & Waldemere, Ryan, Hannah L., Samson, Mary A., Schmale, Eliza, Scott, L., Sheldon, Hannah M., Spoerle, Sophie, Stackhouse, Hattie, Stephenson, Katie, Schubert, E., Schwartz, S., Shaw, Agnes, Sellmaier, Amelia, Smith, E.J., Smith, G.W., Topping, C.A., Valentine, J.H., Van Camp, Lee, Van Tassel, G.W., Villaverde, C., Wallwohr, B., Ward, Fannie, Warde, Else, West, F.B., Westbrook, F.E., Williams, Lizzie, Wittner, L., Wolle, Laura, Wald, H., Walton, C., Waterman, G., Welcome, Gertrude, West, Mary.

Table listing individuals and businesses such as Kehlenbeck, E., Kohlenbusch, W., Kotrbaty, L., Lange, M., Lapenta, G., Lederer & Co., Lehlig, H.W., Logan, W., Ludwig, J.F., Levy, L.C., Lippert, W., Little, E.J., Love, T.W., Maidhoff, L.B., Meininger & Zeeb, Moore, J.E., Morse, J.T., Maguire, T., Malbach, J., Manhattan Hod Elevating Co., McMurray & Co., Meyer, Herman, Meyer, A., Miller & Case, Moore, J., Murphey, M., Nussbaum, M., Nebis, W., Overin & Hastings, Phelan, J., Posner, J., Pflieger, A., Puck, W., Raduzner, A., Riparato, G., Rosenzweig, L., Roy, A.A., Schnell, C., Schulz, W., Schwartz & Stoll, Seeley, Hattie E., Sheftin, D., Same, same, Stahl, D., Strauss, J., Sturkey, M., Sasso, A., Schnepf, Mr., Schenfler, H., Schmitt, F., Sheridan, M., Smith & Robinson, South Pub Co., Springsteen, R.V.H., Ehlers & Schmidt, Stahl, H., Tickner, A.P., Vadal, L., Voorhies, F.S., Voska, A., Weinberg Bros., Weissmann, Eliz., Wilkens, Co., Winter, L.F., Wood, S.A., Wekerle, G., Dixon, Emily, Doelger's Sons, Hettler, O.C., Holstein, Pauline, Jewell, J.H., Kramp, W., Kress, J., Lewis, Kate I., Lohman, J.

HOUSEHOLD FURNITURE.

Table listing furniture items and businesses such as Astfalk, E.A., Ahrens, H., Allen, F., Banks, H.L., Berger, A., Boxhold, Eliz., Bruce, Annie, Burt, Nettie, Baldwin, C.M., Barnard, Carrie E., Barnett, M., Bell, Mary E., Same, same, Blumenkrohn, A., Bourne, Anna, Brown, J., Burke, Kate, Butler, M.H., Coleman, Emma L., Conner & Wintling, Conover, Annie L., Carbonell, Emily, Carmon, J., Dawson, J., De Aires, Carlota, De Combles, Lottie S., Duffy, E.R., Durrand, Josephine, Dease, Eva, Devin, T., Divine, Louisa, Eakins, R., Egbertson, Emilie F., Estey, J., Fagan, T.A., Feeley, M., Friedlander, Theresa, Fitzsimmons, N., Frick, Caroline, Gaunt, Ellen, Gordon, Lena, Gray, J., Grosky, N.C., Harley, C.B., Hartley, Annie E., Healy, E., Hooper, J.D., Hosford, Cath E., Hunter, E.S., Herrfeldt, W., Hertel, Mary, Hess, Susie, Howard, Mary F., Jackson, Helen, Johnson, E.W., Johnston, Mary, Johnson & Sawyer, Jones, Annie, Jones, R.W., Kane, Julia, King, C., Kreuder, P., Koans, G.J., Louette, A., Langford, J.W., Lowenberg, J., Mack, Isabella, McAusland, J., Milligan, Jane, Moore, Hattie, Muller, M.J., Murphy, M.A., Murtha, J., Malkam, A., Marshlian, J.C., Mason, J.G., Maxwell, S.A., McCarthy, Julia, McManus, S.T., Michaelis, L., Murray, J., Nelligan, B.E., Oldis, T.F., Ollendorff, S., O'Reilly, Jr., O'Rourke, Mary, Osbrey, Eda, Owens, Rebecca, Peyser, G., Proussaly, Bella, Peraz, Maggie, Pereira, Sarah E., Plumb, W.

Table listing furniture items and businesses such as Williams, Lizzie, Wittner, L., Wolle, Laura, Wald, H., Walton, C., Waterman, G., Welcome, Gertrude, West, Mary, Westbrook, F.E., Williams, Lizzie, Wittner, L., Wolle, Laura, Wald, H., Walton, C., Waterman, G., Welcome, Gertrude, West, Mary.

Table listing furniture items and businesses such as Williams, Lizzie, Wittner, L., Wolle, Laura, Wald, H., Walton, C., Waterman, G., Welcome, Gertrude, West, Mary.

MISCELLANEOUS.

Table listing miscellaneous items and businesses such as Ainsworth, J., Altman, H., Anderson, T.A., Bertine & Co., Barnard, A.W., Bertine & Co., Brenack, Emma T., Printing Office, Claimont & Co., Colozza, V., Condon & Davenport, Bowen & Co. Safe, Conway, D., Carretta, Mariana, Bakery, Dibella, B., Dietrich, A., Deutsch, N., Dobrick, L., Dorval, G., Dummer, O., Edelstein, B., Edlich, A., Elting, Annie, Florence E., Eschler, J., Emery, S., Ferris & Fiss, Fortunato, M., Freeman, R., Gerhard, M., Golding & Co., Graf, Alex., Grant, Annie, Grodjinski, P., Hamilton, F.L., Hart, E., Hatch Lithographic Co., Bates, trustees, Harder, F., Hartshorn, J.W., Heidelbach, J., Hendricks, J., Hobein, H., Irvine, H.E., Jacobs Bros., Jacob, C., Jewell, J., Jacobi, T., Kallert, J., Kuhn & Landgraf, Kaplan, Rachel, Katerba, A.O., Priess, Anna, Prince, T., Probstein, N., Robertson, J., Rotali, A., Rosenblatt, M., Russell & Waldemere, Ryan, Hannah L., Samson, Mary A., Schmale, Eliza, Scott, L., Sheldon, Hannah M., Spoerle, Sophie, Stackhouse, Hattie, Stephenson, Katie, Schubert, E., Schwartz, S., Shaw, Agnes, Sellmaier, Amelia, Smith, E.J., Smith, G.W., Topping, C.A., Valentine, J.H., Van Camp, Lee, Van Tassel, G.W., Villaverde, C., Wallwohr, B., Ward, Fannie, Warde, Else, West, F.B., Westbrook, F.E., Williams, Lizzie, Wittner, L., Wolle, Laura, Wald, H., Walton, C., Waterman, G., Welcome, Gertrude, West, Mary.

Table listing miscellaneous items and businesses such as Ainsworth, J., Altman, H., Anderson, T.A., Bertine & Co., Barnard, A.W., Bertine & Co., Brenack, Emma T., Printing Office, Claimont & Co., Colozza, V., Condon & Davenport, Bowen & Co. Safe, Conway, D., Carretta, Mariana, Bakery, Dibella, B., Dietrich, A., Deutsch, N., Dobrick, L., Dorval, G., Dummer, O., Edelstein, B., Edlich, A., Elting, Annie, Florence E., Eschler, J., Emery, S., Ferris & Fiss, Fortunato, M., Freeman, R., Gerhard, M., Golding & Co., Graf, Alex., Grant, Annie, Grodjinski, P., Hamilton, F.L., Hart, E., Hatch Lithographic Co., Bates, trustees, Harder, F., Hartshorn, J.W., Heidelbach, J., Hendricks, J., Hobein, H., Irvine, H.E., Jacobs Bros., Jacob, C., Jewell, J., Jacobi, T., Kallert, J., Kuhn & Landgraf, Kaplan, Rachel, Katerba, A.O., Priess, Anna, Prince, T., Probstein, N., Robertson, J., Rotali, A., Rosenblatt, M., Russell & Waldemere, Ryan, Hannah L., Samson, Mary A., Schmale, Eliza, Scott, L., Sheldon, Hannah M., Spoerle, Sophie, Stackhouse, Hattie, Stephenson, Katie, Schubert, E., Schwartz, S., Shaw, Agnes, Sellmaier, Amelia, Smith, E.J., Smith, G.W., Topping, C.A., Valentine, J.H., Van Camp, Lee, Van Tassel, G.W., Villaverde, C., Wallwohr, B., Ward, Fannie, Warde, Else, West, F.B., Westbrook, F.E., Williams, Lizzie, Wittner, L., Wolle, Laura, Wald, H., Walton, C., Waterman, G., Welcome, Gertrude, West, Mary.

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Table listing names and addresses such as McClure, W. 1052 10th av... A W Laine. 1/2 Interest in Egg and Butter Store.

Table listing names and addresses such as Ruge, W. E. 314 Furman... I Mason. Southard, C. G. 1322 Bergen... Mrs D B Pratt.

Table listing names and addresses such as Atwood, E S—The trustees of M E Church East Orange, East Orange.

MISCELLANEOUS.

Table listing assignments of chattel mortgages such as Danhauser, A, to J Mayer. (Mort. given by M Burras, May 9, 1888).

Table listing miscellaneous items such as Adler, G. 143 Meserole... Mary Adler. Horses, Ice Wagon, &c.

Table listing miscellaneous items such as Blackwell, G W—F M Geer, East Orange. Blake, J L—H J Parish, West Orange.

GENERAL ASSIGNMENTS.

Table listing general assignments such as Llera, J, to A Gonzalez. (Claim for \$5,000 agt Mendez and Co, Cuba.)

Table listing general assignments such as Fisher, T. 209 Clason av... Cath Burns. Grocery.

Table listing general assignments such as Farrell, T F—W Hill, Montclair. Fredericks, A E—W S Egbert, near Lafayette st.

KINGS COUNTY.

MAY 24 TO 30—INCLUSIVE.

SALOON FIXTURES.

Table listing saloon fixtures such as Becker, W and Cath. 262 Central av... Burger & H B Co.

Table listing saloon fixtures such as Gardam, W & J. 19 Platt and 69 John, N Y... R Spedding, trustee. Tools, &c.

Table listing saloon fixtures such as Galvin, John et al—J J Kennedy, Dey st. George, Richard—G D Vore, w s Broome st.

HOUSEHOLD FURNITURE.

Table listing household furniture such as Agnew, Margt... E A Rorke. Anderson, G B. 172 Lee av... Fennell & Co.

Table listing household furniture such as Babitt, M. 1517 Broadway... Pauline K Martin. Hardware Store and Household Furniture.

Table listing household furniture such as Babitt, M. 1517 Broadway... Pauline K Martin. Hardware Store and Household Furniture.

NEW JERSEY.

NOTE.—The arrangement of the Conveyances, Mortgages and Judgments in these lists is as follows: the first name in the Conveyances is the Grantor; in Mortgages, the Mortgagor; in Judgments, the Judgment debtor.

ESSEX COUNTY.

CONVEYANCES.

Table listing conveyances such as Allen, W L—C F Clark, South Orange. \$90 Same—P Macadem, South Orange. 200

MORTGAGES.

Table listing mortgages such as Abbott, J W—N Tooker, East Orange. 500 Bonnell, Nathaniel—T C Munn, East Orange. 1,000

Table listing names and addresses with associated numerical values, including entries like Dunn, Edward—M L Ward, Sheffield st. 100 and Farrrell, T F—The Bloomfield Savings Inst, Montclair 1,000.

CHATTEL MORTGAGES.

Table listing chattel mortgages with names and values, such as Brandt, Louisa, 39 William st—C Schwartz, machinery 4,000.

HUDSON COUNTY.

CONVEYANCES.

Table listing conveyances in Hudson County with names and values, including Abell, Thomas—Heirs of U Savoye, West Hoboken nom.

Table listing names and addresses with associated numerical values, including Mason, W B—R W Underhill, J City 1,000 and Parrington, Dennis—Elizabeth W Coles, J City nom.

MORTGAGES.

Table listing mortgages with names and values, such as Allen, Robert—The Kearney B & L Assoc, Kearney, installs. 2,600.

Table listing names and addresses with associated numerical values, including Sieber, Hugo—H Stuhr, 3 years 2,600 and Smith, T M—The Garfield B & L Assoc, installs. 2,400.

CHATTEL MORTGAGES.

Table listing chattel mortgages with names and values, such as Aronheim, Felix, Hoboken—W J Wings, saloon 1,500.

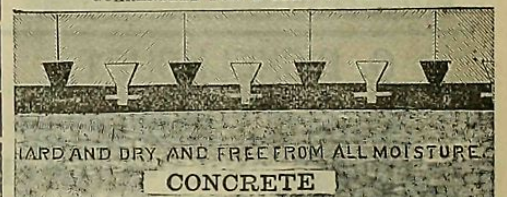
BILL OF SALE.

Table listing bills of sale, including Byrnes, Denis—C Zahnskie, 27,000 paving blocks.

JUDGMENTS.

Table listing judgments with names and values, such as Hanberry, John—John Van Emburgh 93.

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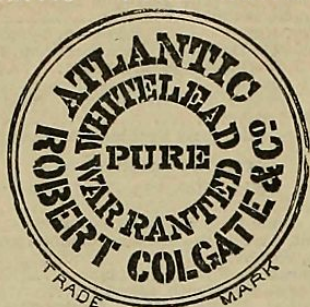
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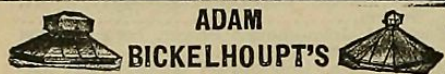
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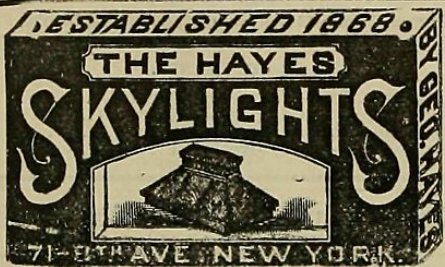
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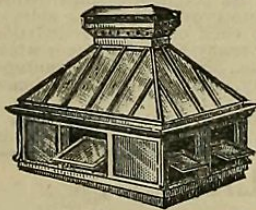


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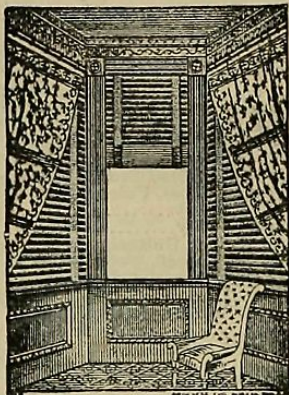
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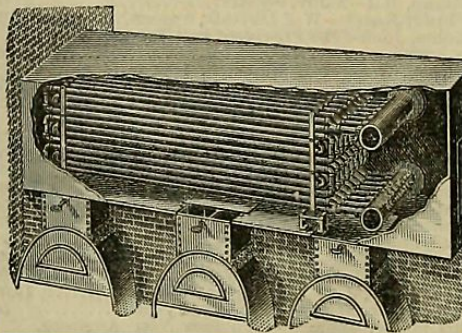
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