

REAL ESTATE RECORD AND BUILDERS GUIDE.
ESTABLISHED MARCH 21st 1868.

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

PRICE PER YEAR IN ADVANCE EIGHT DOLLARS

Published every Saturday

Communications should be addressed to

C. W. SWEET, 14-16 Vesey Street, New York

Telephone, Cortlandt 3157

"Entered at the Post Office at New York, N. Y., as second-class matter."

Vol. LXXVII. FEBRUARY 17, 1906. No. 1979

INDEX TO DEPARTMENTS.
Advertising Section.

Page.		Page.	
Cement.....	xxiii	Law.....	xi
Clay Products.....	xxii	Lumber.....	xxviii
Consulting Engineers.....	vii	Machinery.....	iv
Contractors and Builders.....	vi	Metal Work.....	xix
Electrical Interests.....	viii	Quick Job Directory.....	xxvii
Fireproofing.....	iii	Real Estate.....	xiii
Granite.....	xxiv	Roofers & Roofing Materials.....	x
Heating.....	xx	Stone.....	xxiv
Iron and steel.....	xviii	Wood Products.....	xxix

HOW much interest are the architects, the builders, and the real estate men of this city taking in the proposed revision of the Building Code? Are we to have another case of post-mortem dissatisfaction? That is the usual course of affairs with us in all public matters. Measures are proposed, amendments are introduced, bills are passed and sanctioned, and people will not give to their consideration one-twentieth part of the time they devote to the reading of yellow journal stories. Legislation, however, affects their interests, and later on, when laws are in operation, the kickers begin to vociferate. Everybody is aroused to a belated opposition. Wisdom comes in after everyone has "quit and gone home." In the past, the building laws have received about as much cussing as any other law, but the grumbling has always been futile. It has always arisen after the event. If architects, builders and real estate men have anything to say about the Building Code, now is the time to get ready to say it. An adequate Building Code cannot be turned out in a day. The man on the street corner is not competent to give voice to the proper demands of the community, and of the many industries that are involved. The matter should receive very careful consideration. Organization is needed, and a competent steering committee, or something of the kind. Silence and indifference will not produce results. Lamentations by and by will be equally inefficient.

THOSE who form their opinions from the daily papers might fear that serious labor troubles again threaten the building trades of this city. As a matter of fact, these fears are groundless. There may be troubles, of course. There is hardly ever a time in the building trades when some "little war" is not in progress, and these little wars undoubtedly are always beset with the danger that they may provoke a bigger conflict. No doubt, moreover, there is more pugnacity per individual in the building trades than in almost any other industry, and in New York City there are, as we know, some unwholesome elements in the relationship that exists between employers and the employees. On the other hand, in the building trades, Employers and Unions are very well organized, and this development of organization, while it makes conflicts serious when they do arise, is at the same time an impediment to disturbances in regard to difficulties that are not fundamentally essential. The strikes of recent years certainly closed for a time, if they did not actually settle, a great many differences that exist as to essentials. The former belligerents may join issue on these same points by and by, but to-day the status quo possesses too many elements of stability to leave room for any dissension that is really explosive. In other words, the situation is sufficiently well adjusted to be workable; there is nothing in sight likely to throw things out of gear. There is certainly enough in the situation to make peace very much more profitable for both sides than war, and neither the Unions nor the Employers are likely to buy trouble unless it somehow promises a profit. The employers occupy a strong position, and the labor situation is sufficiently attractive for the Unions to leave it alone for a while. A serious strike undertaken by the men to-day would justify the libelous story told of a man who went to Washington Market to buy a calf's head, which he desired to take home with him. When the butcher produced the head

the purchaser inquired, "Is that a 'Union' head?" "No," replied the butcher, "but I can get one." He returned in a moment with the same calf's head, a fact which the customer detected immediately. "Certainly that's the same head," said the butcher; "but I have taken the brains out."

THE Elsberg Rapid Transit bill, after all, is not to get through without opposition. There are good reasons for this. At the time the Subway enterprise was undertaken, the prospect ahead was thickly sowed with problems, financial and otherwise. The experimental stage, however, is now completely left behind, and the construction of new lines or extensions of the present lines should properly be conducted much more rigidly in the interests of the community. There has arisen a difference of opinion as to the direction these interests now take. Hence the controversy over the Elsberg bill. The Elsberg bill is a measure of some antiquity. It was proposed when present conditions did not exist. It permitted the Rapid Transit Commission to separate construction-contracts from operation-contracts. In this way, it was thought power would be conferred upon the Rapid Transit Commission to compel satisfactory bids. Those who advocated the measure declared it was essentially a permissive bill, one urgently demanded by conditions then existing. This was well enough, but curiously to-day the Elsberg bill is advocated on the ground that it is "mandatory," and as a result, if passed, the Rapid Transit Commission would be compelled to completely separate contracts for construction from contracts for operation. The purpose of the bill is even avowed to be to force the city to build and equip a new subway at its own expense. The purpose of this, undoubtedly, is to bring about the municipal operation of new Rapid Transit routes. At any rate, that is likely to be the effect of the measure. Now, this may be a very desirable result. The operation of the present subway by private interests is in many respects unsatisfactory. One can easily imagine how a "service for profits," such as we have to-day, might, under municipal ownership, be developed to the point that it would be a "service for public convenience." A great many people believe the latter is the kind of service the Subway should render the community. Situated as New York City is, Rapid Transit is essentially a public utility. Transportation, indeed, is even more of a public necessity than the supply of electric light, or of any of those other services that it is at present proposed shall be brought within the scope of municipal enterprise. From the very beginning, New York City has sweated and fretted more under the private control of Rapid Transit than any other general service it receives at the hands of individual enterprise. The Subway to-day, while it affords great accommodation to our people, is not much, if at all, more liberally managed than the Elevated roads. Dividends have been paid at the sacrifice of the "utmost public convenience," and it is just this utmost public convenience that is the main matter involved in transportation in this city. Of course, it is entirely questionable whether municipal ownership will do any more for us than private enterprise. No doubt it could, because the conditions under which it would work would be freer, but would it? A great many facts indicate that any hope in this direction might prove to be delusive. But, at any rate, the question of the future municipalization of our subways should be put before the public with the utmost candor. The Elsberg bill is not candid. It does not assert its object—municipal ownership—with entire frankness. On the contrary, it introduces the principle surreptitiously, and the matter is too important to be sneaked in by indirection.

Salaries—Big and Little.

THE question of the salaries paid to government and corporate officials has of late been exciting a great deal of public discussion. It began, of course, with the revelations as to the rate of payment which had been made to the chief officials of the insurance companies, and it was continued by the discussions in Congress relative to the remuneration which the national government has been paying to a number of the most important employees engaged in the work of building the Panama Canal. But it cannot be said that the discussion has as yet had any very edifying result. Much of the condemnation bestowed upon the people who received and paid the high salaries was unjust, and on the other hand many of the arguments by which the high salaries have been justified can only be described as disingenuous. It is, consequently, worth while considering what the real justification is for the payment of high salaries to important public and corporate officials, and how far the practice can be legitimately carried.

The high salaries are, of course, generally defended upon the ground that their recipients really earn them. If the president of an insurance company whose assets amount to \$400,000,000 is not worth \$100,000 a year to the company, he ought not to occupy the position, and the same statement would be true of the presidents of large industrial and railroad corporations. The force of this defence is undeniable, and the only question is as to its adequacy. That the president of the Mutual Life Insurance Company might be worth \$150,000 a year to the policy-holders of the company can scarcely be denied; and so it is with the presidents, say, of the Pennsylvania Railroad Company and the United States Steel Corporation. The Pennsylvania Co., for instance, during the incumbency of President Cassatt, has embarked upon a scheme of improvements which will cost several hundred millions of dollars. If these improvements have been planned according to a sound understanding of the railroad's best opportunities for enlarged traffic, they will result eventually in an enormous increment of the value of the property of the stockholders. On the other hand, a mistake in this respect and at this critical point in the railroad's history would impair in the most serious way the company's future power of development. The man who is chiefly responsible for such a policy would, if he were competent, be worth much more than \$100,000 a year to the stockholders, whereas, if he were incompetent, he might easily lose for the stockholders the equivalent of \$50,000,000 in hard cash. The only question to be decided from this point of view is, whether or not he is really competent. The high salaries paid to the presidents of the insurance companies were all right in themselves, but they were wrong under the circumstances because their recipients did not manage the companies on sound and economical business principles.

The foregoing argument contains a good deal of truth, but it does not contain the whole truth. It has the disadvantage of proving too much. Undoubtedly the president of a big corporation is in a position to earn \$100,000 a year for and from the company. But this is a paltry estimate of his value. He is just as clearly in a position to earn many hundreds of thousands of dollars a year for and from the company. In fact, there is no way of estimating how much he should be paid, provided one considers merely what he may or may not earn. He might in one year by some successful stroke of policy put the equivalent of \$10,000,000 in the pockets of the policy-holders, while an error in judgment during the following year might be equally disastrous. May we not say, consequently, that in the light of these considerations, a man's salary must eventually be determined, not by what he can earn for the company, but what it is worth his while to accept. A large earning power is the condition of a high salary, but it does not determine what that salary ought to be. The actual amount of the salary is rather determined by the man's own opinion of what he ought to get, and this opinion is determined by what other men, occupying similar positions, obtain, and by the standard of living prevailing among his associates. Thus it was entirely natural that the former president of the Mutual Life Insurance Company, quite apart from the efficiency of his management of the company, should be condemned for drawing \$150,000 a year as long as a similar position in other companies were at least as competently filled at an expense of two-thirds of that sum. The standard of living among rich Americans is such that a salary of \$100,000 ought to prove tempting to the most efficient executives in the country, and when that sum is exceeded, the charge that the salary is extravagant can be justly made, even if, as a matter of fact, the official is actually worth more than \$100,000 a year to the company.

Similar considerations should determine the amount of the salaries paid to public officials. Such salaries should be large enough to enable competent men to live almost as well as they would live in case they occupied similarly important positions in private life, and there can be no doubt that, measured by such a rule, our public officials in executive positions are, for the most part, underpaid. The tendency of a democracy is to pay more than the prevailing rate of wages to clerks and laborers, and less than the prevailing rate to the heads of departments. The President, of course, is ridiculously underpaid with a salary of \$50,000 a year, not because he earns more, or because the office is less tempting with the smaller salary, but because he cannot properly maintain his social responsibilities as president on any such sum. So it is with the members of the Cabinet, and with the majority of the State Governors and the municipal mayors. Such positions should not carry with them salaries quite so large as similar positions in private life, because public office should be to a certain extent its own reward, and because the standard of living which calls for \$100,000 a year to satisfy it is an extravagant standard, which should not

be officially countenanced, except in the case of a man like the President, with altogether exceptional social responsibilities. The members of the Cabinet ought to receive \$25,000 a year, and so should the Mayor of the City of New York. President Roosevelt is absolutely right in paying liberal salaries to the executive heads of the Panama Canal improvement. The rates of remuneration he has established are sufficient without being extravagant, and if Congress balks at them, the protest will merely be another example of the mean, small and envious disposition which the representatives of the American democracy have so frequently shown under similar conditions.

Memorandum on the Mortgage Tax Law.

To the Editor of the Record and Guide:

The greater number of criticisms of the Mortgage Tax Law of 1905 are based on the broad lines of the wisdom, constitutionality or effect on the building and mortgage situation of the act. Granting for the present all that friends of the measure claim for it, there still remain numerous inherent defects which no trial of the law in its present form, however long, can remedy.

Take for example a mortgage subject to the tax and which by its terms becomes due and payable, say on March 21, 1907, and which is to be paid off and satisfied of record on that date. This mortgage is taxed on July 1, 1906, for a period of one year, i. e., from July 1, 1906, to July 1, 1907, the law calling for an annual tax. If the mortgagee pays the tax between July 1, 1906, and November 1, 1906, he pays a full year's tax, without an interest penalty, and does not receive the return of a proportional part thereof when the mortgage is paid off and satisfied on March 21, 1907, its due date, as there is no provision in the act for the return of any portion of the annual tax when once paid. This situation is both unfair and unjust.

Section 297 of the act, however, provides that where the mortgage becomes due and is paid off and satisfied of record subsequent to November 1 and prior to the following June 30, the mortgagee may, if he has not previously paid the annual tax, which became a lien on the prior July 1, pay the proportional amount of the said tax due to said date of the paying off of the mortgage and of its satisfaction on the record, together with interest on said annual tax at the rate of one per centum per month from the prior November 1 (i. e., 12 per cent per annum).

This penalty and provision is neither equitable nor just, as the owner of a mortgage should not be put to the election of either paying for a longer period than he owns the mortgage or of paying a penalty.

Section 306 of the same act provides that mortgages, on which the annual tax shall not have been paid prior to the first Monday of January following the July 1 on which it accrues, may be seized and sold as thereafter provided. The question is thus presented of a conflict between the provisions of this section and of Section 297, in that when the annual tax is not paid prior to the first Monday of January, because of an intention of taking advantage of the provisions of Section 297, it leaves the mortgage cited liable to seizure and sale between the first Monday of January, 1907, and the following March 21, notwithstanding that on that latter date the proportional part of the accrued annual tax plus the interest penalty is to be tendered, as in Section 297 provided, and the mortgage itself paid off and satisfied of record. This is, to say the least, a clumsy condition of affairs.

Inquiry from the State Board of Tax Commissioners at Albany as to whether in their opinion such a mortgage, as above cited as an example, can be safeguarded from seizure and sale when the annual tax is not paid prior to the first Monday of January, is answered by reference to the provisions of the sections of the act above commented upon. It is impossible to conceive that any one owning a mortgage situated similarly to the example given can, after an intelligent study of the present law, be satisfied with it either as a permanent or compromise tax measure, or as a practical test of the working of a mortgage tax law.

JOHN V. IRWIN.

New York, 203 Broadway.

Men engaged in building trades are dependent upon drawings made by architects and engineers. The ability to read readily these drawings and to take off correctly the quantities desired is of vast importance. The present class in plan-reading, estimating, draughting and building construction at the West Side Y. M. C. A. has 88 members. The class has several divisions, so that men can receive instruction in highly specialized parts. Staff of teachers, under the direction of Louis E. Jallade, architect: Charles E. Hume, general building, of Alfred Beinhauer, builder; W. Marshall, general building, with Marc Eidlitz & Son; Eduard Raque, C. E., steel, with Post & McCord; Jacob M. Krafft, plaster, with McNulty Bros.; Alfred W. Morris, carpentry, with Robert Kellough & Co.; J. F. Burrowes, ornamental iron, with J. B. & J. M. Cornell; Henry H. Ritter, M. E., heating, with Francis Bros. & Jellett, Inc.; J. R. Shields, electric, with Francis Bros. & Jellett, Inc. Drafting class: L. Percival Hutton, architect.

For and Against the Murphy Bill.

ASSEMBLYMAN MURPHY is taking steps to amend his bill to license real estate brokers so as to satisfy, if possible, some of the objections that have been made to it. Mr. Murphy assures the public that his purpose in introducing the bill was to place real estate brokers on a higher plane, and he has no desire to injure any man carrying on a legitimate trade. The impression seems to gain ground that the tax would not produce the desired reforms, though the fundamental principle of the bill has its advocates. It is contended by some that the tax would be in restraint of trade, and would expel a great many men useful in the business.

In a letter which Fred M. Smith, of Brooklyn, has written to Assemblyman Murphy, he declares that "such a bill is not needed by the community you represent or any community large or small in any city of the first or second class. This I know because of my large experience among real estate brokers and because of the very positive opinions I have heard expressed by the many brokers who have expressed themselves in my presence."

Henry A. McCarthy, of 2061 Fulton st, Brooklyn, on the other hand heartily endorses the Murphy bill and would gladly abide by its provisions. "It is what we want," he adds, "to guard against the so-called brokers who operate in this section and who cast a reflection upon the business. I consider it a strong protection for the honest broker doing a legitimate business."

Green Bros., of 1517 Newkirk av, Brooklyn, said: "Does it not appear to you in view of the fact that a fire insurance broker is permitted to conduct a brokerage business under a license for which he has been obliged to pay the New York Fire Insurance Exchange the nominal fee of \$5, and by so doing secures himself the privilege of doing business without being bonded, that it is out of all proportion to make a real estate broker's fee \$250?"

"Wherein lies the justification for this marked difference? The avowed intention of this act is to protect not only the legitimate real estate dealer, but also his guileless clients. Does anybody think for a moment that any real estate dealer, and particularly a "slick" one at whom this measure is aimed, could not pull his hand out of his pocket and find \$250 therein? We are heartily in accord as far as the question of bonding is concerned. This we consider in itself a most efficient safeguard, but a man convicted of fraud and thereby forfeiting his bond would not to our mind have received sufficient punishment to meet his crime.

"In framing this bill, would it not be better to enact such laws in conjunction therewith as would deter any person engaged in the real estate trade from doing or condoning anything of a questionable character? If a person were made stringently amenable to our judiciary, would it not conserve more fully the public interest?"

James Kyle & Sons, of 721 Lexington av, Manhattan, said: "We are in favor of it decidedly, as we think it would bring into the field a more responsible set of men, and eliminate a great many who are irresponsible. I don't think the proposed amount of the tax is too high; a small tax would not accomplish the purpose. The field is overrun with men who claim to be real estate brokers, but in reality give only their waste time to have it, having their regular pursuits in other lines."

Adrian G. Hegeman & Co., of 170 Broadway, Manhattan: "We are opposed to the bill. Anybody should have a right to make a living without being taxed to death."

David Porter, 189 Montague st, Brooklyn: "In my opinion it would purify the business and put it on a more substantial basis. There might be some objections to the amount of the fee as being too large, as I believe there are many decent and respectable men who are in the business in a small way and who perhaps could not afford to pay this amount. While I personally would like to see the fee \$250, I would have no objections if it were made a nominal fee, provided, however, that a bond was given for \$5,000, which I think will go to the root of the whole matter. Any respectable man can get a bond, although he might not be able to afford \$250; but a thief could not get a bond on any terms; this you will see would do more to purify the business than anything else, and would insure real estate owners and the public against the tricks and devices of many who call themselves real estate brokers, and whose only object seems to be to get the best of their customers in every way possible; and I am sorry to say that there are many such in this business."

John M. Thompson, of 198 Broadway, Manhattan: "I think it is a good measure—if it can be carried out."

George Julian Houtain, 161 Pierrepont st, Brooklyn: "I do not believe that the proposed law would give the protection intended. It stands to reason that those who are now brokers and who either have not the inclination or the money to pay for the license would immediately become operators; i. e., they will buy options and sell them, and the difference will by no means be a commission. Further than that, those who are not now gracing offices of their own will be flocking to the offices of those who are licensed, and conduct their business under the name of the recognized broker. The results therefore will not by any means be changed. Unless some legislation can be

affected to likewise protect the broker against any such outrages as these, the bill will fail miserably."

Fenwick B. Small, of Brooklyn: "I fail to see how this bill will be of any benefit whatsoever to the reliable brokers or to the real estate business; there will be so many ways to get around it by those that do not pay for a license. The more brokers the better the business, and this bill will have a tendency to cut down the number of brokers."

MR. TYLER'S VIGOROUS REMARKS.

Frank H. Tyler, of 1183 Fulton st, said: "I am not in sympathy with the movement, as I consider the law wholly unnecessary."

"If, however, the sole purpose of the bill is to increase the income to provide a few officeholders with more salary, why of course that may be all right, for no class of men are more liberal with money than the real estate broker, notwithstanding the fact that he labors long and has more disappointments than he would have in any other line of business.

"Aside from this I would consider it a great hardship on many bright, energetic and capable young brokers who have to struggle the first few years in the business. I fail to see any good results which would be accomplished, except that it would greatly reduce the number of brokers in the business, and those who have been successful and can easily afford the fee would profit thereby. It would certainly not be equitable under such circumstances to crowd out the little fellows who could ill afford to pay the fee. As to putting brokers under bonds, that should be for the clients who employ the brokers to decide, and not for any legislature in Albany.

"All of the brokers in the business are ready at all times to provide bonds for the faithful performance of their duties to clients, and I do not consider that any legislation is necessary on that subject.

"If our enterprising legislator desires to make a name for himself which will be handed down to posterity, let him drop his license law and go to work at repealing the iniquitous Mortgage Tax Law and then follow up the question of tunnels and proper transit facilities for the Borough of Brooklyn. In my opinion we can all get along with considerably less legislation, for if any broker does not serve his clients' interest faithfully and comply with the existing laws, there is always redress for the client, and the Board of Brokers would see to it that he could not retain membership in their body."

Andrew Powell, of 156 Broadway, New York: "I favor the principle involved, but do not believe in a high license fee, nor in the bond provision."

James H. Wood, 138 Reid av, Brooklyn: "I find that I am running an office, paying clerk hire, and rent, and incidental expenses, such as advertising, maps, etc., and collecting various property for sale, for people with fictitious names to ascertain the information that cost me money to obtain, and yet we have no protection whatever. While it is not right to deprive any man of his liberty, there is no reason why a man that has spent his time and money to obtain and establish a business should sacrifice it without some protection from the government. I have been the means of selling much property in this section in transactions where I have not received one penny compensation, for the simple reason that they would obtain particulars and give me the trouble of showing and negotiating the sale, and then finally the matter would be dropped, and subsequently I would hear of another party purchasing the property.

"I have investigated several of these transactions and find that they are identically the same parties whom I was negotiating with, but not enough evidence to put the case through the courts, and therefore I am heartily in favor of having a bill introduced whereby an individual cannot submit for sale or offer for sale any properties unless he is licensed to do so. It would also be a protection to the community in general to have legitimate brokers established, which would create confidence in the way of collections of rents and care of property; and I trust that every broker will use his best endeavors to have the bill, or one similar, passed for the protection of those who are willing to devote their time and money in furthering the real estate business."

New Real Estate Exchange.

The Kings and Queens County Real Estate Exchange Co. has been organized and will be located in the building at the corner of Hamburg and Myrtle avs. In speaking of the new enterprise, Otto Kempner, of Brooklyn, said:

"Within the last year or two a new city has practically grown up beyond Broadway, stretching to the line of Queens County. Dealers and speculators in real estate have multiplied so rapidly that a single exchange located downtown has become totally inadequate for the real estate business. Brokers have long complained of the inconvenience of the old exchange, and of the necessity of a new one. The new establishment is intended to be more than a mere auction salesroom. It is to be an open market for real estate men and a headquarters for trade information."

It is expected that the new exchange will be opened about March 1.

BROKERS' COMMISSIONS

Rates Paid in Various Cities of the United States on the Sale of Real Estate

THE brokers' rate of commission on the sale and exchange of real estate in the United States is a very indeterminate quantity, varying in a general way with location. The rate prevailing in the Eastern States is in general lower than that charged west of Chicago and south of Mason and Dixon's line. The explanation of this difference is very obvious. The stability of Eastern real estate, particularly in the large cities, and the keen competition resulting from the large number of brokers, have resulted in the lowest possible rate, with a margin of profit for the broker. In the comparatively new sections of the country the rate has not reached rock-bottom, while in boom and speculative communities, lack of competition and the smallness of the amounts involved keep the rate high. Exceptions to the above generalization, as in the case of New Orleans, are accounted for by the larger amounts involved in a single transaction in large cities.

Two and a half per cent. on the selling price represents the

average rate throughout the country, the high-water mark of ten per cent. prevailing in Aurora, Ill., and Houston, Tex., while New York City, Reading, Pa., and Worcester, Mass., are representatives of the minimum class with a rate of one per cent.

A law in Pennsylvania requires brokers to pay a license fee, but no instance of a statute governing the commission to be charged has come to our attention, the rate as a rule being a matter of custom, recognized by the Real Estate Exchange, Board of Brokers, or other body, as the case may be, and adhered to, except in cases of special agreement by a majority of the reputable brokers.

The subjoined table gives the rate of commission in cities of thirty-four States, the District of Columbia and Hawaii, covering practically the whole country, and the population of each city according to the last census. Our thanks are due the gentlemen who have assisted in the preparation of this table by furnishing information regarding their respective cities.

ALBANY, N. Y.—Population, 94,151. 1% on \$2,500 or more; minimum \$25.	COLUMBIA, S. C.—Population, 21,108. 5% on amounts up to \$4,000. 4% to 2% on property from \$5,000 to \$10,000 or over. 5% on farm property.
ALTOONA, PA.—Population, 38,973. 5% on unimproved property. 2% on improved property.	COLUMBUS, O.—Population, 125,560. 2% minimum \$25.
ATLANTA, GA.—Population, 89,872. 5% on \$2,000 or less. 2½% on amounts over \$2,000.	DALLAS, TEX.—Population, 42,638. 5% on \$8,000 or less. 2½% on \$8,000 or over. 5% on country property.
ATLANTIC CITY, N. J.—Population, 27,838. 2%.	DAYTON, O.—Population, 85,333. 2%.
AUBURN, N. Y.—Population, 30,345. 3% on \$5,000 or less. 2% on amounts over \$5,000.	DENVER, COLO.—Population, 133,859. 5% on amounts up to \$2,500. 2½% on amounts over \$2,500; minimum \$15.
AURORA, ILL.—Population, 24,147. 2%. 5% on vacant property up to \$1,000; minimum \$25. 10% on vacant property under \$500.	DES MOINES, IOWA.—Population, 62,139. 5% on the first \$1,000. 2½% on balance. On large amounts a lump commission is usually agreed upon.
AUSTIN, TEX.—Population, 22,258. 5%. 2½% is frequently charged on amounts over \$5,000.	DETROIT, MICH.—Population, 285,704. 3% on \$10,000 or less (improved property); minimum \$50. 3% on first \$10,000 } On sales of over \$10,000. 2% on balance. 5% or unimproved property; minimum \$25. Exchanges, double commission; minimum \$25.
BALTIMORE, MD.—Population, 508,957. 2½%.	DULUTH, MINN.—Population, 53,969. Not less than 5% on first \$5,000. Not less than 2½% on excess up to \$50,000. Not less than 1% on excess over \$50,000; minimum \$10.
BANGOR, ME.—Population, 21,850. 2½% on residential and business property. 5% on building lots and farms.	ELGIN, ILL.—Population, 22,433. 2½% to 5%.
BINGHAMTON, N. Y.—Population, 39,647. 2% on amounts over \$4,000. 2½% on amounts between \$3,000 and \$4,000. 3% on amounts between \$2,000 and \$3,000. 3½% on amounts between \$1,000 and \$2,000. 5% on amounts less than \$1,000.	ELIZABETH, N. J.—Population, 52,130. 2½%.
BIRMINGHAM, ALA.—Population, 38,415. 5% on \$5,000 or less. 2½% on amounts above \$5,000.	FORT WORTH, TEX.—Population, 26,688. 5%.
BOSTON, MASS.—Population, 560,892. 1% in Old Boston. 2½% in the suburbs.	GRAND RAPIDS, MICH.—Population, 87,565. 2½% on \$1,000 and over. 2% on \$10,000 and over; minimum \$25.
BRIDGEPORT, CONN.—Population, 70,996. 1½%. 2½% on building lots.	HARRISBURG, PA.—Population, 50,167. 2%.
BUFFALO, N. Y.—Population, 352,387. 2½%.	HARTFORD, CONN.—Population, 79,850. 2%.
BUTTE, MONT.—Population, 30,470. 5%.	HOBOKEN, N. J.—Population, 59,364. 1½% to 2½% (Jersey City rates are pretty closely followed).
CAMDEN, N. J.—Population, 75,935. 2% on improved property. 5% on vacant land and farm land.	HONOLULU, HAWAII.—Population, 39,306. 5% (2½% and even less is sometimes charged on account of competition).
CANTON, O.—Population, 30,667. 2%. 2% on first \$10,000 } On large deals by special agreement. 1% on balance.	HOUSTON, TEX.—Population, 44,633. 5%. 10% on small deals.
CHARLESTON, S. C.—Population, 55,807. 2½%.	INDIANAPOLIS, IND.—Population, 169,164. 4% on first \$1,000 or fractional part thereof. 3% on the second and third \$1,000. 2% on fourth \$1,000. 2% on each additional \$1,000; minimum \$25.
CHATTANOOGA, TENN.—Population, 30,154. 5% on \$5,000 or less. 2½% on \$5,000 or over. Less on large deals.	JERSEY CITY, N. J.—Population, 206,433. 2½%; minimum \$25.
CHICAGO, ILL.—Population, 1,698,575. 5% on a sale of \$2,000 or less. \$120 on a sale over \$2,000 up to and including \$3,000. \$140 on a sale over \$3,000 up to and including \$4,000. \$160 on a sale over \$4,000 up to and including \$5,000. \$180 on a sale over \$5,000 up to and including \$6,000. \$200 on a sale over \$6,000 up to and including \$7,000. \$220 on a sale over \$7,000 up to and including \$8,000. \$240 on a sale over \$8,000 up to and including \$9,000. \$250 on a sale over \$9,000 up to and including \$10,000. 2½% on a sale exceeding \$10,000. Exchanges, double commission.	KANSAS CITY, MO.—Population, 163,752. 5% on first \$3,000. 2½% on the balance.
CINCINNATI, O.—Population, 325,902. 2% on \$1,250 or over; minimum \$25. 3% on vacant property; minimum \$25. 3% on property outside city limits; minimum \$25.	LANCASTER, PA.—Population, 41,459. 1%.
CLEVELAND, O.—Population, 381,768. 2%. 3% on suburban property. 5% for farm property.	LINCOLN, NEB.—Population, 40,169. 5% on first \$1,000. 2½% on excess.
	LOS ANGELES, CAL.—Population, 102,479. 5% on first \$1,000. 2½% on balance.
	LOUISVILLE, KY.—Population, 204,731. 2½% on \$10,000 or less. 2½% on first \$10,000 } On sales exceeding \$10,000. 1½% on balance. 2½% on country property. 5% on wild lands.
	LYNN, MASS.—Population, 68,513. 2%.

- MANCHESTER, N. H.—Population, 56,987.
2½%.
- MEMPHIS, TENN.—Population, 102,320.
5% on amounts up to and including \$5,000.
2½% thereafter upon the gross amount of sale.
- MILWAUKEE, WIS.—Population, 285,315.
3% on sales of \$3,000 or less; minimum \$25.
2% on sales of \$3,000 or over; minimum \$90.
- MINNEAPOLIS, MINN.—Population, 202,718.
\$15 on \$200 or less.
\$25 on a sale of over \$200 and up to \$500.
5% on a sale of over \$500 and up to \$2,000.
5% on first \$2,000 } On a sale of \$10,000 or less.
2½% on excess. }
2½% on a sale exceeding \$10,000 up to \$30,000.
2½% on the first \$30,000. }
2% on the excess to \$100,000 } On a sale in excess of \$30,000.
1% on excess above \$100,000. }
5% on sale of farms and lands sold at \$100 per acre or less.
Exchanges, single commission.
- MOBILE, ALA.—Population, 38,469.
5%.
2½% to 3% on large amounts.
- NASHVILLE, TENN.—Population, 80,865.
5% on first \$2,000.
2% on the rest.
Farms by contract.
- NEWARK, N. J.—Population, 246,070.
2½%.
- NEW BEDFORD, MASS.—Population, 62,442.
2½%.
- NEW HAVEN, CONN.—Population, 108,027.
2%.
- NEW ORLEANS, LA.—Population, 287,104.
2% on amounts under \$20,000.
1% on amounts above \$20,000.
- NEW YORK, N. Y.—Population, 3,437,202.
1% on sales of lots and buildings within the limits of Greater New York.
2½% on sales of acreage and suburban property in the suburbs.
5% on sale of Western and Southern lands.
Exchanges, double commission; minimum \$25.
- NORFOLK, VA.—Population, 46,624.
5% on sales amounting to \$1,000.
2½% on amounts of less than \$1,000.
- OAKLAND, CAL.—Population, 66,960.
5% on the first \$1,000 or less.
2½% on the excess; minimum \$25.
Exchanges, double commission.
- OMAHA, NEB.—Population, 102,555.
5% on a sale of \$2,000 or less.
5% on first \$2,000 } On a sale of more than \$2,000.
2½% on excess }
\$25 on a sale of \$500 or less.
- PAWTUCKET, R. I.—Population, 39,231.
2½% on a sale up to \$1,000.
1% on excess.
- PEORIA, ILL.—Population, 56,100.
5% on a sale of \$1,000 or less.
2½% on excess over \$1,000 to \$10,000.
1½% on excess over \$10,000.
Exchanges, single commission for one agent.
Commission for each agent where each party is represented by a different agent.
- PHILADELPHIA, PA.—Population, 1,293,697.
1% (in some larger offices, minimum \$50).
- PITTSBURG, PA.—Population, 321,616.
2%.
- PORTLAND, ME.—Population, 50,145.
2%; minimum \$25.
5% on country property.
Exchanges, double commission.
- PORTLAND, ORE.—Population, 90,426.
5% on the first \$2,000.
2½% on amounts over \$2,000.
- PROVIDENCE, R. I.—Population, 175,597
1% on improved property.
2% on unimproved property.
5% on manufacturing property.
5% on country property.
- READING, PA.—Population, 78,961.
1%.
- RICHMOND, VA.—Population, 85,050.
3% on first \$5,000.
2½% on next \$10,000.
2% on next \$10,000.
1½% on the next \$25,000.
- ROCHESTER, N. Y.—Population, 162,608.
2½%; minimum \$25.
Exchanges { 1½% each side.
2½% on differences paid or assumed.
- ST. JOSEPH, MO.—Population, 102,979.
5% on first \$1,000.
2½% on excess.
- ST. LOUIS, MO.—Population, 575,238.
2½%.
- ST. PAUL, MINN.—Population, 163,065.
5% on first \$200.
2½% on excess; minimum \$25.
- SAGINAW, MICH.—Population, 42,345.
5% on \$3,000 or less.
5% on \$3,000. } On sales over \$3,000.
2½% on balance }
Special rates on large sales.
- SALT LAKE CITY, UTAH.—Population, 53,531.
5% on the first \$2,500.
2½% on the balance over that amount.
- SAN ANTONIO, TEX.—Population, 53,321.
5%.
- SAN FRANCISCO, CAL.—Population, 342,782.
5% on sales under \$2,000.
2½% on sales from \$2,000 to \$50,000.
2% on sales from \$50,000 to \$100,000.
1½% on sales from \$100,000 to \$500,000.
1% on sales from \$500,000 to \$2,500,000.
- SAVANNAH, GA.—Population, 54,244.
5% on amounts less than \$1,000.
2½% on amounts over \$1,000.
5% and over on country property.
- SCRANTON, PA.—Population 102,026.
2%.
- SEATTLE, WASH.—Population, 80,671
5%.
2½% on amounts above \$10,000.
- SYRACUSE, N. Y.—Population, 108,374.
2%.
- TOLEDO, O.—Population, 131,822.
2½%.
5% on first \$1,000. }
2½% on second \$1,000 } On extra large sales.
2% on balance.
- TRENTON, N. J.—Population, 73,307.
2½%.
- TROY, N. Y.—Population, 60,651.
1%; minimum \$50.
- UTICA, N. Y.—Population, 56,383.
2½%.
- WASHINGTON, D. C.—Population, 278,718.
3%.
Exchanges, 1% to 3% on each side.
- WATERBURY, CONN.—Population, 45,859.
2%.
- WHEELING, W. VA.—Population, 38,878.
2%.
- WILKES-BARRE, PA.—Population, 51,721.
5%.
2½% on very large sales.
- WILMINGTON, DEL.—Population, 76,508.
2%.
1% on occasional large sales.
- WORCESTER, MASS.—Population, 118,421.
1% (ranges up to 3½%).
- YOUNGSTOWN, O.—Population, 44,885.
5% (average) on sales of \$10,000 and less.
2% (minimum) on sales of \$10,000 and over.
2% (minimum) on occasional sales of \$10,000 and less.

Legislative Digest.

AMENDMENTS TO TENEMENT HOUSE LAW.

Bill 315, introduced by Assemblyman Eagleton, would exempt from the tenement house law houses containing only three families. Assemblyman Cohalan introduced Bills 480 and 481. The first exempts from the action of the tenement house law houses of not more than three stories and occupied by not more than three families. The second confers on the Tenement House Commissioner discretionary power, so that he may modify the provisions of the law as long as its conditions are in the main fulfilled, and may remit a fine for violations of the law if he sees good reason for it.

Assembly Bill 480 is somewhat different from Assembly Bill 315. It adds to the present definition of a tenement house the following: "All buildings constructed or to be constructed not more than three stories in height above the cellar, and occupied or to be occupied by only three families—being one family on each floor and having private hall leading from the stair hall and only three interior rooms on each separate floor—independent water closet and other modern improvements, and having an exterior court not less than 4 ft. wide to give light and ventilation to such rooms, shall not be classified as tenement houses."

Assembly Bill 481 adds to the tenement house act the following: "In matters pertaining to construction or alteration of tenement houses the Commissioner of the Tenement House

Department shall have the power, in cases where it is impracticable to follow the law or rules to the letter, to permit other modes or systems to be used, provided such modifications do not materially interfere with the intentions of the law and practically answer the same purpose. Remission of Penalties.—The Commissioner of Tenement House Department having jurisdiction, through the Corporation Counsel, is hereby authorized, in his discretion, good and sufficient cause being shown therefor, to remit any fine or fines, penalty or penalties, which any person or persons may have incurred, or may hereafter incur, under any of the provisions of this law; but no fine or penalty shall be remitted for any such violation until the violation shall have been removed. Said remission shall also operate as the remission of the costs obtained in such action."

The settlement house and relief organizations are opposing all of the foregoing measures, and especially the one giving discretionary power. They claim that discretionary power is not to be trusted. Previous to 1901 the Superintendent of Buildings possessed it, and the result was that 99 per cent. of the cases where it was exercised the law, with its reasonable requirements, was practically nullified.

The Board of Alderman on Wednesday rejected a resolution of the Board of Estimate appropriating \$10,000 in addition to the \$600,000 already appropriated for the purchase of land for municipal lighting plants. The land wanted now is on Staten Island.

THE REALM OF BUILDING

Prospective Building.

The following is a list of building enterprises for Manhattan that may be expected within the year 1906. For some, plans are now under way; for others, no architects have yet been selected; and in some cases the sites have not been secured. The first name is the owner's; the second, that of the architect; the third, the contractor's; the date is the date of announcement in the Record and Guide.

STORE, OFFICE AND STABLE BUILDINGS.

- 19th st, Nos 139-141 West—8-sty store and loft building; Frederick A Kursheedt, 356 West Broadway; Davis, McGrath & Shepard, 1 Madison av, ar'ts. No contract let. Feb 3, 1906.
- Webster av, w s, 98 n 197th st—sty store and loft building; H C Quick, and H Tiedeman, 649 E 198th st; Franz Wolfgang, 787 E 177th st, ar't. Feb 3, 1906.
- 5th av, Nos 341-345—16-sty store and office building; Henry Corn, 320 5th av; no architect selected. Jan 27, 1906.
- 34th st, Nos 32-34 West—12-sty office and loft building; J G Goldsmith, 22-26 W 34th st; Warren & Wetmore, 3 W 33d st, ar'ts. Jan 27, 1906.
- 15th st, Nos 22-26 West—sty loft building; Ole H Olsen, Southern Boulevard, Bronx; C Aboit French, 627 Columbus av, ar't; no contract let. Jan 27, 1906.
- 34th st, Nos 13-15 West—11-sty store and loft building; R Smith & Co, 46 W 14th st; no architect selected. Feb 3, 1906.
- Elm st, s w cor Pearl st—Extensive alterations; Floyd H Crane, care Chas F Noyes Co, 92 William st; no architect selected. Feb 3, 1906.
- Broadway, s w cor 72d st—Extensive alterations to the old Colonial Club building; Dennis & Preston, 4 Warren st, can inform. Feb 3, 1906.
- Park row, Nos 31-32—Extensive alterations; Jay Gould estate, 31 Nassau st; E Raymond Bossange, 3 W 29th st, ar't; H H Vought & Co, 112 W 42d st, general contractors.
- Broadway, No 413—Extensive alterations; Mrs Josephine Schmid, 807 5th av; John H Duncan, 208 5th av, ar't; no contract let. Jan 27, 1906.
- Broadway, No 1485½—2-sty store and office building; Jane B Mott estate; Westervelt & Austin, 7 Wall st, ar'ts; no contract let. Jan 27, 1906.
- Whitehall st—Extensive alterations to the U S Army Bldg; no architect selected; no contract let. Jan 27, 1906.
- 36th st, No 447 West—6-sty stable building; John F Moser, 374 W 35th st; L A Goldstone, 110 W 34th st, ar't; no contract let. Feb 3, 1906.
- 9th st, n s, 481 e Av D—sty stable, shop and office building; American Ice Co, 28th st and Broadway; A White Pierce, 1127 Flatbush av, Brooklyn, ar't. Feb 3, 1906.
- Duncombe av, s e cor Elizabeth st, Williamsbridge—Two 2-sty stable and loft buildings; estate Lewis Fleischmann, 141 Broadway; Adolph Mertin, 33 Union sq, ar't.
- Trinity pl, Nos 46-48—Extensive alterations to stable and loft building; Elizabeth S Hoyt estate, 65 Broadway; C G Clark, 65 Broadway, ar't; no contract let. Feb 3, 1906.
- 61st and 62d sts, 55 e Broadway—6-sty stable and exchange building; Tichenor-Grand Co, Broadway and 50th st; Hill & Stout, 1123 Broadway, ar'ts; the Thompson-Starrett Co, 49 Wall st, general contract. Jan 27, 1906.

HOTELS, SCHOOLS AND HOSPITALS.

- 109th st, s s, 150 e 2d av—4-sty school building; City of New York, City Hall; C B J Snyder, 500 Park av, ar't; no contract let.
- 53d st, n s | 150 w 8th av—5-sty hospital; the Amity Baptist Church Society, 312 W 54th st; Rossiter & Wright, 95 Liberty st, ar'ts; no contract let. Feb 3, 1906.
- 58th st, No 5 East—10-sty hotel annex; Bretagne Co, 767 5th av; Chas T Mott, 35 W 31st st, ar't; on contract let.

VARIOUS BUILDINGS.

- Amsterdam av, e s, 700 n 190th st—sty amusement house; ow'r and ar't, James Thorn, Amsterdam av and 186th st.
- 3d st, s s, 48.1 e Av D—3-sty mill; American Ice Co, East 28th st and Broadway; A White Pierce, 1127 Flatbush av, Brooklyn, ar't.
- Austin pl, n e cor 144th st—4-sty factory; Land Co No 1; Chas A Hyde, 111 Broadway, pres; John V Van Pelt, 501 5th av, ar't; no contract let.
- 52d st, No 44 East—5-sty and basement residence; Edward H Wise, 507 Madison av; Alfred H Taylor, 6 E 42d st, ar't; no contract let.
- Site not selected—sty arts building; the American Fine Arts Federation, John W Alexander, chairman; G Atterbury, 20 W 43d st, secretary; no architect selected. Jan 27, 1906.

ELEVATOR APARTMENT HOUSES.

- Cathedral Parkway, s s, 100 w Manhattan av—6-sty apartment house; M Hirshfield, 1454 Amsterdam av; Thain & Thain, 4 E 42d st, ar'ts; no contract let.
- Broadway, n e cor 101st st—10-sty elevator apartment house; the Central Realty Co, 7th av and 57th st; Mulliken & Moeller, 7 W 38th st, ar'ts; no contract let. Feb 3, 1906.
- Riverside Drive, e s, 116 s 127th st—sty apartment house; Lisenard Realty Co, 339 E 58th st; George Keister, 11 W 29th st, ar't. Jan 27, 1906.

The Labor Situation.

An acute phase of pending disputes relates especially to the bricklaying trade. It will be remembered that on May 1, 1903, the Mason Builders' Association and the local unions of the International Bricklayers' Association signed a working agreement. The Mason Builders bound themselves not to sublet the fireproofing contract on any of their work. The unions agreed

not to work for any contractor—no matter whether a member of the Mason Builders' Association or not—who would not himself abide by all the terms of this compact. The International Union of Bricklayers at its annual convention in Trenton in January, 1904, adopted a constitutional provision prohibiting its members from exacting any such condition from builders. The New York unions, however, refused to abide by this provision and, upon its being again approved by the International Convention held in San Francisco in January, 1905, were expelled from the International Union. In December, 1905, however, the local unions, with the exception of No. 37, again signed the old agreement with the Mason Builders, and at the International Convention held in Minneapolis in January of this year, the constitutional provision above noted was repealed and the New York unions reinstated. Now the New York unions which had been expelled threaten No. 37 if they do not sign the agreement with the Mason Builders they will be branded as "scabs," with all the penalties which the stigma brings. It is understood that the order of expulsion will be promulgated to-day and go into effect on Monday.

It seems to be agreed that there will be no sympathetic strikes in support of the housesmiths. Five firms have made a compromise with the latter on the basis of \$4.80 a day, an increase of thirty cents. These firms are the George A. Fuller Co., Terry & Tench, Wells Brothers, the Thompson-Starrett Co. and Jobson & Hooker. With the exception of the Fuller Co., which is affiliated with the Allied Iron Association, all these firms are independent; and as for the Fuller Co., its action was taken with the approval of the association, given for emergency reasons. In consequence of this agreement, a great deal of iron work, here and in other cities, is again fully manned, and on the whole the situation in the structural steel line is much less critical than it was. It is significant that a committee of employers has received a committee of operatives having in view a settlement, toward which, it is believed (as indicated by the announcement that there will be no sympathetic strikes), considerable progress has been made.

Building Operations.

Contract for the Jno. Williams Foundry.

27TH ST.—Chas. T. Wills, 156 5th av, has obtained the contract to build the 6-sty factory addition, 100x100, for Jno. Williams, 556 West 27th st, at Nos. 536-540 West 27th st, from plans by Chas. H. Caldwell, 160 5th av.

Six High-Class Flats for 108th St.

108TH ST.—Raphael Kurzrok, of No. 491 Broadway, will soon erect on the north side of 108th st, 100 ft. west of 3d av, a row of six 6-sty flat buildings (high-class), 36.10x87.11, with apartments for sixteen families each, to cost about \$300,000. Chas M. Straub, of 122 Bowery, is preparing the plans. No sub-contracts has yet been made for the work.

Provident Loan Society to Build.

GRAND ST.—The Provident Loan Society, Frank Tucker, vice-president, No. 105 East 22d st, will erect at the southeast corner of Grand and Clinton st, on a plot 25x75 ft. in size, a new business building of fireproof construction for its own use. At the office of the society on Thursday the Record and Guide was informed that no plans or architect had yet been selected or contracts let. It was also stated that building operations will not be begun for at least two months.

Robert B. Morrison to Build Residence.

Robert B. Morrison, of the architectural firm of Dodge & Morrison, of 82 Wall st, New York, has bought a plot of ground on the east side of Garfield av, between Woodhaven and Fulton avs, Jersey City, containing about three and a half acres. On this he will erect a residence that will cost at least \$18,000. The plans are being drawn by himself, in the Elizabethan style of architecture, providing for three stories and basement, first story of stone and the second and third of frame and stucco. No awards have yet been made for the work.

Bids for Bronx Court House.

Bids were opened Feb. 8 for the construction of the Bronx court house on 3d av and 161st st, Borough of the Bronx, as follows: T. J. Brady & Co., 1123 Broadway, \$529,000 (low bidder); John Peirce Co., 277 Broadway, \$559,571; J. R. Sheehan & Co., 160 5th av, \$579,000; E. M. Waldron Co., 840 South 6th st, Newark, N. J., \$622,822; J. H. Parker & Co., 225 4th av, \$567,790; Fleischmann Realty Co., 170 Broadway, \$614,000; R. E. Henningham, 4 Court st, Brooklyn, \$559,000; C. H. Peckworth, 415 Hudson st, \$577,823; Buckley Const. Co., Times Bldg., \$576,000.

THE Highest Standard of Instruction in Real Estate

We teach by mail how to buy and sell real estate. We teach all the phases of the real estate business thoroughly and exhaustively; and our lessons will be worth hundreds of dollars to every one interested in real estate.

IT IS THE IDEAL METHOD

Write for Booklet H, which will tell you all about it
U. S. Real Estate Correspondence Institute, Hegeman Bldg, 200 B'way

Particulars of Smith, Gray & Co.'s New Building.

BROADWAY.—Smith, Gray & Co. (clothiers), of Broadway and 31st st, M. S. Smith, president, and Charles T. Geddes, secretary and treasurer, will build at the northwest corner of Broadway and Warren st a new 12-sty store and office structure, on plot with frontages of 75 ft. on Broadway and 150 ft. on Warren st. The lower floors will be devoted to salesrooms for the firm, and the upper stories for offices. The materials of construction will be limestone, light brick, granite and terra cotta, reinforced arch concrete floors, concrete fireproofing, electric passenger and freight elevators, tile, marble, iron stairways, tile or asphalt roof, and power plant, etc. James Barnes Baker, of 156 5th av, has been commissioned to make the plans, and will receive all figures.

Apartments for Washington Heights District to Cost \$1,200,000.

Plans are being prepared by Architect John Hauser, 360 West 125th st, for seventeen high-class apartment houses, to be erected in the upper part of Manhattan, as follows: for Messrs. Charles Axelroad and Abram Edelman, two 5-sty buildings, on the north side of 178th st, 100 ft. west of Amsterdam av, one 57x88, and the other 43x88; to cost \$120,000. For Messrs. Abel and Hyman Weitzer, one 5-sty building, on the south side of 179th st, 170 ft. east of Audubon av, 50x88; to cost \$60,000. For Messrs. D. Karp and M. Heller, four 5-sty buildings, on the south side of 147th st, 350 ft. west of Amsterdam av, 50x87.11; total cost, \$260,000. For Israel Axelroad, four 5-sty buildings, taking in entire block front on the east side of Audubon av, between 178th and 179th sts; each corner house, 50x76.6; each inside house, 50x73; total cost, \$270,000. For Emanuel Doctor, two 6-sty buildings, on the northwest corner of Broadway and West 125th st, 55x90; 45x87; total cost, \$160,000. For Harris Ratner, four 6-sty buildings, on the southeast corner of Simpson and Freeman sts; corner to be 37.6x89; adjoining 37.6x78; other, 37.6x73; other, 38.6x68; total cost, \$250,000.

Apartments, Flats and Tenements.

GRAND ST.—Chas I. Weinstein, 1531 Madison av, will build a 6-sty 31-family flat at No. 208 Grand st, to cost \$26,000. Geo. Fred Pelham, 503 5th av, is planning.

10TH ST.—Herman Segal, 220 East 29th st, will build at Nos. 280-282 East 10th st, a 6-sty 30-family flat, 25x86.11, to cost \$50,000. Samuel Sass, 23 Park row, is architect.

4TH ST.—Chas M. Straub, 122 Bowery, is planning for a 6-sty tenement, 44x87.5, for Saul Wallenstein, 1990 7th av, on the south side of 4th st, 175 ft. west of 2d av, to cost \$25,000.

BROADWAY.—Thain & Thain, 4-6 East 42d st, are preparing plans for a 6-sty apartment house, 90.11x87x90, to be situated on Broadway, the southwest corner, and 138th st, at a cost of \$150,000.

106TH ST.—The Monterey Realty and Construction Co., 620 Madison av, will build at Nos. 53 to 57 West 106th st two 6-sty flats, 75x86.11, to cost \$80,000. John O. Lewis, 198 Broadway, is architect.

99TH ST.—Two 6-sty flats, to cost \$120,000, will be erected on the south side of 99th st, 77.6 ft. west of Amsterdam av, by Isaac Polstein, 198 Broadway. Geo. Fred Pelham, 503 5th av, is architect.

58TH ST.—Goodman & Wille, 601 West 178th st, will build on the north side of 58th st, 60 ft. east of 2d av, a 5-sty 19-family flat, 50x90, to cost \$30,000. Geo. Fred Pelham, 503 5th av, is making plans.

67TH ST.—On the south side of 67th st, 190 ft. east of 3d av, Wolkenberg & Simon, 96 Av C, will build three 6-sty 33-family flats, 50x88.9, to cost \$126,000. Geo. Fred Pelham, 503 5th av, is preparing plans.

71ST ST.—Moses Goldman, 386 Madison av, will erect on the north side of 71st st, 138 ft. east of 1st av, a 6-sty 33-family flat, 50x87.9, to cost \$25,000. Chas. M. Straub, 122 Bowery, is architect.

182D ST.—On the northeast corner of 182d st and Audubon av De Waltoff & Marcuson, 1534 Broadway, will build a 6-sty 25-family flat, 62.6x58.4, to cost \$85,000. Stern & Morris, 1133 Broadway, are making plans.

44TH ST.—Bernstein & Bernstein, 24 East 23d st, are drawing plans for a 6-sty 22-family flat, 40x62.3, for Julius Weinstein, 116 Nassau st, to be erected on the south side of 44th st, 334 ft. west of 8th av, to cost \$50,000.

143D ST.—Neville & Bagge, 217 West 125th st, are making plans for a 6-sty 16-family apartment house, 25x83.2, for John V. Signell Co., 302 Central Park West, on the north side of 143d st, 90.9 ft. west of Hamilton pl. Cost, \$120,000.

141ST ST.—Thain & Thain, 4 East 42d st, are preparing plans for two 6-sty 22-family flats, 23.11x87, for the Levy, Weinstein Realty and Construction Co., 501 West 138th st, on the north side of 141st st, 100 ft. west of Broadway, to cost \$220,000.

EAGLE AV.—Harry T. Howell, 3d av and 149th st, has on the boards plans for one 6-sty flat to be built on the west side of Eagle av, 202.2½ ft. south of Westchester av, Bronx, for Geo. N. and Caroline Blusi, of 605 Eagle av, 50x107, six families on a floor, all improvements, cost, \$60,000.

PERRY AV.—Harry T. Howell, 3d av and 149th st, has on the boards plans for three 2-sty frame 2-family houses to be erected on the west side of Perry av, 25 ft. north of Holt pl, Bronx, for Morton M. Green, of 1041 Tinton av, and Louis Hartung, 21.6x56. All improvements. Cost \$5,000 each.

ST. NICHOLAS AV.—Geo. Fred Pelham, 503 5th av, is making plans for two 6-sty flat buildings, 50x86x72.3, and 25x99.11, to be situated on the west side of St. Nicholas av, 51.9½ ft. north of 156th st, and the north side of 156th st, 99.9 ft. west of St. Nicholas av, for Merksemmer & Solomon, of No. 1330 5th av.

Factories.

The Brilliant Silk Co., 92 Grand st, Manhattan, will erect near Paterson, N. J., a 4-sty fireproof silk factory, 300x60, for which no architect has been appointed or contract let.

The Richardson Scale Co., 13 Park row, Manhattan, have awarded to Baker Bros., 74 Paulison av, Passaic, N. J., the contract for building a new factory building at Athenia, N. J.

P. Lerzerkowitz, 11 Lewis av, Brooklyn, is taking figures on separate contracts for the construction of two factory buildings on Wallabout st, Brooklyn. The buildings will be 6 stories, brick and concrete, 42x94. Samuel Sass, 23 Park row, Manhattan, is architect.

Plans are progressing rapidly for the new soap factory buildings (four in number) which the Proctor & Gamble Co., of Cincinnati, O., will build on Staten Island, at an estimated cost of \$1,000,000. Elymer & Anderson, Ingalls Bldg., Cincinnati, O., are the architects. (See issue Oct. 14, 1905.)

Mercantile.

21ST ST.—Messrs. Buchman & Fox, 11 East 59th st, are taking figures on the general contract for the 12-sty loft building, to be erected at Nos. 12-14 West 21st st. No awards have yet been made.

17TH ST.—Schickel & Ditmars, 111 5th av, are taking figures on the general contract for the new 6-sty mercantile building which the Domestic Realty Co. will erect on a plot 75x92, at Nos. 119 and 123 West 17th st.

1ST ST.—Lurie Bros., 45 Graham av, Brooklyn, are taking estimates on a 6-sty mercantile building, 40x200, which they will erect on the north side of 1st st, 150 ft. east of Bedford av, Brooklyn. R. T. Rasmussen, 30 Graham av, Brooklyn, is the architect.

WALKER ST.—C. Abbott French, 627 Columbus av, has plans ready for figures on the \$80,000 7-sty store and loft building, 60x89.5, which Anton L. Olsen, 1518 Vyse av, Bronx, will build at Nos. 11 to 13 Walker st. One old building will be demolished. (See issue Oct. 21, 1905.)

BROADWAY.—No contract has yet been awarded for the new 11-sty mercantile building and theatre, 93.9x206x44.11½, which Thomas F. Murtha, 156 Broadway, and Moritz B. Philips, 220 Broadway, will build on the block bounded by Broadway, 7th av, 47th and 48th sts, to cost \$700,000. Bradford L. Gilbert, 50 Broadway, will receive all the figures. Plans call for an exterior of granite and light brick, tile and asphalt roof, steam heat, wire-glass skylights, copper and stone cornices, electric lighting plant and electric elevators. One old building will be demolished. Ingram Bros. & Co., of 25 Broad st, will be the lessees.

Alterations.

LUDLOW ST.—A. & J. Scheinberg, 454 Broome st, will make extensive alterations to No. 67 Ludlow st. No contract has yet been awarded.

CANAL ST.—Mandelbaum & Lewine have sold to Frederick J. Seelig and Frieda Hart the three 5-sty buildings 67, 69 and 71 Canal st and 14 Allen st. The new owners will remodel the structures.

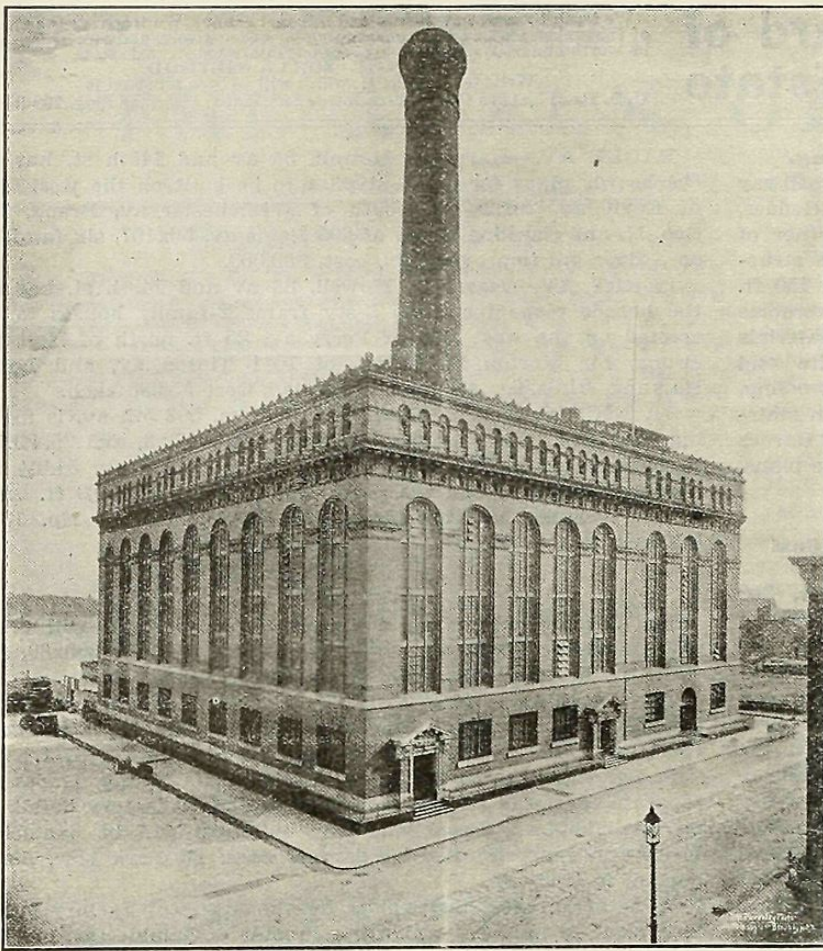
Miscellaneous.

The Board of Education of Hamilton township, Trenton, N. J., has adopted plans for a school house at Duetzville. Address School Board, Trenton.

George E. Poole, Capitol Building, Trenton, N. J., is taking figures on the 3-sty fireproof printing house, 25x75, for the Trenton Times, to be erected at 218 East State st, Trenton.

A building site it is said has been selected at Borough Hall Square, Brooklyn, for the erection of an office building for the Belmont subway syndicate. The new building will be 75x175 in size, and cost \$450,000.

E. A. Strong, secretary, trustee of the Free Public Library, Kearny, N. J., will receive plans and specifications until 8



THIS illustrates the Power House of the Metropolitan Railway Company, at 96th Street and East River, New York City. It is considered, both from architectural and mechanical standpoints, one of the best examples of its class of building in this country. Among the several highly commendable features of this structure, the Ar-

chitectural Iron Work, including window frames and sashes, stairs, railings, etc., all manufactured and installed by the **Hecla Iron Works**, stands out boldly as a master specimen of mechanical handiwork.

The Hecla Iron Works are recognized as the first and foremost concern in the manufacture of Architectural Metal Work in the World. The plant is the largest and most complete, and the quality of its work is considered the standard, the world over.

North 10th, 11th and 12th Sts., from Wythe Ave. to Berry St., Brooklyn, N. Y.

p. m., March 1, for a library building to be erected at Kearny. Cost not to exceed \$25,000.

Eidlitz & McKenzie, 1123 Broadway, Manhattan, are preparing plans for a 3-sty fireproof telephone building, 45x100, for the Chesapeake & Potomac Telephone Co., in Washington, D. C. No contract awarded.

Geo. H. Bankney, Assistant Secretary, Board Education, Hempstead, L. I., states that all bids open on Feb. 5 for erecting a school have been rejected, as they exceeded the appropriation, which is reported to be \$55,000.

The Beth Israel Hospital Association, of Newark N. J., have accepted plans for a new hospital building to be erected at Newark. Nathan Meyers, 238 Washington st, Newark, will be the architect. Figures will be taken soon on all separate contracts.

The New York and Queens County R. R. Co. are contemplating the erection of large car barns in Long Island City. J. T. Woodruff, contractor, 69 3d st, Long Island City, has drawn plans and will probably to the work. One-story, fireproof, brick and steel.

The general contract for the erection of the new Franklyn Hotel, at Broad and Spruce sts, Philadelphia, Pa., was awarded by Architect Henry Ives Cobb, of 42 Broadway, New York, the past week to Messrs. Doyle & Doak, of Philadelphia. The general contractors are now taking estimates on all sub-contracts.

Estimates Receivable.

C. Granville Jones, 280 Broadway, New York, is taking bids for the erection of a new church for the Christ Reformed congregation, at Newark, N. J. Estimated cost, \$50,000.

The Brooklyn Rapid Transit Co. is now taking estimates on the general contract for two sub-power stations, one to be located at Beech st, Richmond Hill, L. I., and the other at Av J, Canarsie, L. I.

METROPOLITAN AV.—G. H. Chamberlin, 1181 Broadway, is now ready for estimates on a 4-sty bottling plant, 70x55, which the Borden Condensed Milk Co., 108 Hudson st, will erect at Nos. 836 to 840 Metropolitan av, Brooklyn.

Ralieg C. Gildersleeve, 150 5th av, Manhattan, is taking estimates on the general contract for the erection of "McCosh Hall," for Princeton College, at Princeton. The structure will be of steel construction, with an exterior of limestone and light brick.

33D ST.—No contract has yet been awarded for the 6-sty office building, 63.1½x94.9x90, which Austin G. Fox, 45 West 33d st, will erect at Nos. 43 to 47 West 33d st, to cost \$60,000. Maynicke & Franke, 298 5th av, are the architects, and Henry Corn, 320 5th av, the lessee. Three old buildings will be demolished.

Contracts Awarded.

86TH ST.—A. & D. Christie, 510 West 24th st, have received the contract for extensive improvements to the residence of Herbert L. Griggs, at No. 1 East 86th st. George A. Glaenzer & Co., 33 East 20th st, are the architects.

BROADWAY.—Marc Eidlitz & Son, 489 5th av, has obtained the contract for installing iron stairs, show windows, partitions in the 16-sty office building, No. 299 Broadway, for the Barclay Realty Co., on premises, from plans by Stockton B. Colt, 287 4th av.

ADAMS ST.—F. J. Ashfield, 350 Fulton st, Brooklyn, has obtained the general contract to build the 6-sty warehouse, 50x100, at Nos. 301 and 303 Adams st, Brooklyn, for the Kings and Westchester Land Co., 350 Fulton st. No sub-contract has yet been awarded.

5TH AV.—The contract for building the residence of Mrs. James H. Harding (of Monmouth Beach, N. J.) at No. 954 5th av, has been awarded to John W. Hogencamp & Son, of 136 West 55th st. C. P. H. Gilbert, 1123 Broadway, is architect. Estimated cost, about \$250,000.

49TH ST.—O. C. Rixson, 7 East 42d st, has obtained the contract for a 2-sty and basement rear extension, new plumbing, windows, partitions, to the 3-sty dwelling No. 23 West 49th st, for Mrs. Chas. H. Woodbury, 24 West 20th st, from plans by Louis R. Metcalfe, 27 East 22d st.

Bids Opened.

Bids were opened by the Dept. of Docks and Ferries for constructing new pier near foot of Old Slip, East River, to be known as Pier No. 9, for which the N. Y. State Constr. Co., 781 Broad st, at \$43,942, obtained the contract.

CENTRAL PARK.—Bids were opened on Feb. 8 for the erection of the new addition to the Metropolitan Museum of Art, for which the Buckley Realty and Construction Co., Times Bldg., 42d st and Broadway, at \$345,000, was low bidder. Bids will be readvertised.

At Baltimore, Md., on Feb. 7, bids were opened by the Board of Awards, for constructing the first three piers of the new dock system at Baltimore. The bids include the removal of all the present wharves and bulkheads, including all stone, timber and piles, excavation of all materials above and below mean low water to a depth of 24 ft. below mean low water within the limits. The Degnon Contracting Co., 21 Park row, New York, at \$230,972, was awarded the contract.

The following are bids opened on Feb. 5 at the office of the Board of Water Supply for making test borings in the channel and along the shores of Hudson River, near the village of New Hamburg, Dutchess County, N. Y.: Richard Parrott, Newburg, \$29,650; Bernard Rolf, 39 Cortlandt st, \$79,380; American Diamond Rock Drill Co., 95 Liberty st, \$79,775 (awarded contract); Healy Sewer Machine & Constr. Co., 438 Park av, \$81,436; Sweeney & Gray, Long Island City, \$131,800, and United Eng. & Constr Co., 32 East 33d st, \$141,750.

The following bids were received Feb. 8 for the construction of storm relief tunnel from the Webster av sewer, near Wendover av, in the Mill Brook water shed, Sewerage Dist. No. 33, to the Harlem River, north of High Bridge, Borough of Bronx: W. J. Flanagan, Yonkers, N. Y., \$635,845; Gallo & Petelli, 127 Mulberry st, New York, \$800,547; W. J. Brennan, 755 East 173d st, New York, \$904,187; J. H. Locheim, Mint Arcade Bldg., Philadelphia, \$768,816; S. M. De Pasquale, Williamsbridge, N. Y., \$844,606; George J. Bailey, 1144 Fulton av, Brooklyn, \$799,899; James Molloy & Co., Bath Beach, L. I., N. Y., \$710,071.

BUILDING NOTES

A new recreation pier, to be erected at the foot of East 49th st and the East River, Manhattan, was reported favorably by the Assembly Cities Committee at Albany on Feb. 13.

The work of taking down the structures at Nos. 165 and 167 Broadway, the Smith Building, at Nos. 15 and 17 Cortlandt st, and the old Coal and Iron Exchange Building at Cortlandt and Church sts, on the southeast corner, over which the New City Investing Building will be erected, will begin on May 1.

It is reported that the Mount Morris Bank Building, at the northwest corner of Park av and 125th st, has been sold to the New York Central Railroad. If this is correct, the railroad now owns both sides of Park av, from 125th to 126th st. M. Schwan, an officer of the bank, denies that the sale has been made, but admits that the railroad has been making offers.

Borough President Ahearn advises the city to abolish team tolls on the Brooklyn and Williamsburg bridges, and throw them open to trucks and vehicles. At a meeting of the Board of Aldermen on Wednesday he offered a resolution embodying this plan, which was referred to a committee. Last year the tolls received at the Brooklyn bridge amounted to \$74,115.

A new law of the American Institute of Architects provides that an "architectural draughtsman who is over thirty years of age, who shall have fulfilled all the other requirements of Associate Membership, may, in the discretion of the Board of Directors, be recommended for Associate Membership, and may be elected as provided in the case of candidates for Associate Membership."

The International Congress of Architects will meet in London July 16 to 21, 1906. Their sessions are triennial. The first three meetings were in Paris, the fourth in Brussels, the fifth in Paris, the sixth in Madrid. "Any architect in the United States in good standing may become a member of the Congress by paying his fee of \$5." Members desiring to attend will send in their names to the Secretary of the A. I. A., who, it is suggested, may arrange for them to go out on the same ship.

The tenth annual dinner of the Real Estate Board of Brokers will be held at the Waldorf-Astoria Saturday evening, Feb. 24, 1906, at 7 P. M. President David A. Clarkson, of the board, will preside and Mr. Francis E. Ward will act as toastmaster. Among the guests and speakers secured by Chairman Charles E. Schuyler are the following: Judge James Fitzgerald, of the Supreme Court; Corporation Counsel John J. Delany, President Bird S. Coler, of the Borough of Brooklyn; Hon. Martin W. Littleton, Congressman J. Van Vechten Olcott, Mr. Lawson Purdy and Mr. B. Aymar Sands, president of the Allied Real Estate Interests of the State of New York. Tickets for the dinner can be purchased at the Board Room, 156 Broadway.

The Ludowici Roofing Tile Co. and the Celadon Roofing Tile Co. have merged their interests. The merging corporation will be known as The Ludowici-Celadon Co., officers for which will be announced in the near future. This consolidation brings into one company the two largest roofing tile manufacturers in the country—leaders in their product and for many years fierce rivals. The united strength of the two organizations exceeds the resources of all other roofing tile concerns in the United States combined. The maintenance of four large factories—at Chicago Heights, Ill., New Lexington, O., Ludowici, Ga., and Alfred, N. Y.—will prove of vast importance in the rapid distribution of material, and at the same time enable The Ludowici-Celadon Co. to meet architects' and engineers' specifications with any quantity of roofing tiles, of any shape, in any color, at any time.

The National Elevator Co., 400 West 23d st, has recently closed contracts for electric passenger elevators with the following firms: Leopold Kahn & Bro., 317 West 83d st; Slawson & Hobbs, 201 West 78th st; three for W. G. Piguero's new 18-sty building on Stone and Pearl sts; one for the Jersey City Hospital; one for the James Reilly Co., 161 W. 47th st; one for Joseph Davis, 503 West 121st st; two for the Oak Realty Co., to be installed in the annex of the Hargrave Hotel; one for Alex. L. Felt, 147 West 26th st; one for Charles R. McLaughlin, at Broadway and 142d st; one for Brill Bros., at 57 Reade st; two for Robert J. Mahoney, contractor for the Hudnut Realty Co., 113-117 East 29th st; three electric passenger elevators for the Interborough Building Co., Broadway, 140th and 141st sts; three large electric freight elevators for the Brunswick-Balke-Collender Co.'s factory, in Long Island City; two electric freight elevators for General Supply & Construction Co., contractors for Geo. C. Boldt's garage, corner 62d st and Broadway; one electric passenger elevator for Andrew J. Robinson Co., contractors for the American Express Co.'s building, 46-48 Trinity pl, and one direct connected freight elevator for the Western Electric Co., Washington and Bank sts, New York City.

A Specific Case.

THE better class of flats which are being erected in the Bronx, costing from \$35,000 to \$40,000, as I am informed, contain from 20 to 22 apartments of five rooms each, or, say, one hundred rooms. These apartments rented at from \$4 to \$6 per room per month before the mortgage tax was put on, according to size and location; but the owners of these buildings are now asking from \$4.50 to \$6.50 per room per month, thus adding 50 cents to each room, or \$50 per month, or \$600 per year, to the rental of the building.

The builders borrow about \$35,000 on mortgage on their property, if it is well located, and are compelled to pay ½ of 1 per cent. interest for the loans, in addition to former rates of interest, or \$175 per year; whereas the poor tenants are compelled to pay to the landlord \$600 additional per year. This is the exact result which followed the imposition during the war of a tax upon the street railroad companies of ¼ of 1 cent upon each passenger carried. The railroad companies immediately raised their fares from 5 to 6 cents, and thus the passenger was compelled not only to pay the tax, but 20 per cent. more fare, and the railroad companies made the large additional profit.

It may be claimed that the reason for raising the rents in the Bronx is the increased value of land and cost of building, but there are two answers to that suggestion. The great rise in values of real estate took place long before July 1, 1905, and the cost of building was about the same as now, and, in addition, there have been hundreds, if not thousands, of buildings erected, so that the supply is quite up to, if not beyond, the demand.

Again the question arises, Has the rate of interest increased by reason of the tax, and, if so, who pays the tax? I can speak from absolute knowledge and experience upon this subject. There have not been as many applicants for loans in the Bronx since July, 1905, as previously. I have only made quite a number, ranging in amount from \$3,500 to \$18,500. Every one of them has been made at 5½ per cent., where I have not previously in ten years made one at more than 5 per cent. Many of my clients are non-residents of the State, and were not previously subject to taxation on personal property; but they all insist upon having 5 per cent. clear, and therefore they pay the tax, but add it to the rate of interest in every case.

ERNEST HALL.

Mr. Schwab's Great House Nearly Finished.

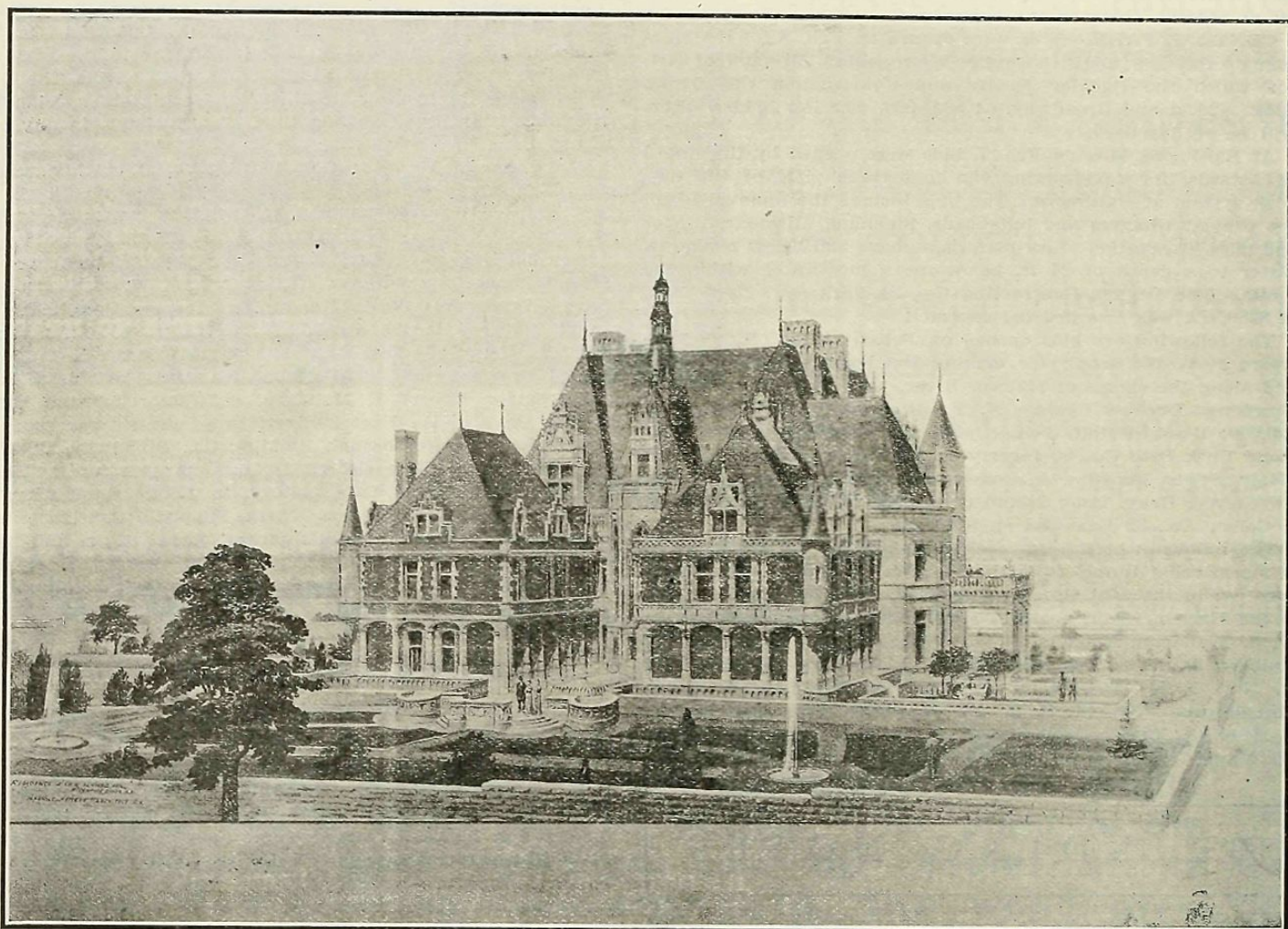
Interest in Mr. Schwab's million-dollar mansion is renewed owing to its near completion. In a few weeks the owner expects to take possession. Work was much delayed in its early stages by strikes and lockouts. Ground was broken in July, 1902. For the site Mr. Schwab paid \$865,000. Maurice Hebert, of the Astor Court Building, is the architect.

The disposition and planning of rooms of the first and second stories were made according to Mr. Schwab's ideas, so as to produce a very comfortable and artistic home. For the interior, as well as for the exterior, the architect went to masters of past generations for his compositions, and Mr. and Mrs. Schwab selected the period or style for each room, according to their artistic inclinations.

The main hall, staircase and reception hall are Francis I., the keynote for this composition being from the interior of the Chateau of Blois. The main hall is 2½ stories high and is surrounded by a circular gallery and arcade, which leads to all the principal rooms of the second floor and to the chapel, which

A Suggestive Plan for Legislation to Prevent Rebates and Discriminations in Interstate Commerce.

On the 22d of March last the Committee on Railway Transportation of the New York Board of Trade and Transportation approved the principle embodied in a suggestive bill drawn by Frank S. Gardner, the Secretary of the Board, which was designed to prevent rebates and discriminations in interstate commerce. The central principle has been generally approved, but its application has been criticised. Some of the criticisms have been deemed to be valid and the author of the bill, assisted by Henry E. Tremain in the capacity of counsel, has endeavored to effectually remove all just cause for objection. If the fact of a rebate or discrimination is established to the satisfaction of the Interstate Commerce Commission, the net rate so made by the carrier becomes immediately the published tariff rate open to all shippers alike. If, within sixty days, the carrier appeals from the finding of the Commission the new rate then being in effect so continues to the termination of the appeal and for one year unless the Court, influenced by manifest errors of law or fact, issues a preliminary injunction. But in view of the clear



WEST END AVENUE FACADE OF THE SCHWAB MANSION.

Maurice Hebert, Architect.

contains a large organ and decorated glass windows, which can be seen from the entrance hall.

The library, which is Henri II., is taken from Fontainebleau, and the historical mantel of the celebrated gallery Henri II. is adapted to its composition. The parlor is Louis XVI. and taken from the Petit Trianon, with introduction of tapestry panels designed by Boucher. The dining room is Louis XIV. and will be decorated with Gobelin tapestries composed from antique tapestries of the time of Louis XIV., representing the four seasons and "Abundance." A large conservatory has been arranged to form part of the dining room. The art gallery, which occupies the northeast wing, will be one of the most beautiful rooms of the house, with Louis XIV. decorations. The smoking room is Flemish, the breakfast room Louis XIII. and the billiard room Henri IV. The rooms of the second floor are to be finely executed in Louis XVI. style, while the rooms of the third floor are to be in style Regence. Some of the most important decorative and artistic work will be executed in France, Spain and Italy by the best artists.

Notice.

Messrs. White, Van Glahn & Co., 15, 16 and 17 Chatham Square, the oldest and best known Builders' Hardware House in New York City, announce that, while other dealers and manufacturers of Hardware have advanced their prices, they are (owing to the enormous stocks of goods purchased prior to these advances) still able to make contracts for Builders' Hardware at the old prices.

intent of the act the issue of such injunctions would be of rare occurrence, though possible to protect the carrier from manifest injustice and hardship as the result of palpable error or wrong doing by the Commission.

In the latter event provision is made for summary proceedings for eliminating, in the discretion of the Court, formal pleadings, and in case the necessity arises for taking new evidence the Court may, in its discretion, refer the taking of such new evidence to the Commission and for consideration and opinion thereon. If an injunction prevents the imposition of the rebated rate until the decision of the appeal all shippers injured in the interim are reserved the right of damages which may be recovered from the offending road. The criticism that the innocent and the guilty are punished alike has been met fully in the third section by giving to all competing roads injured by a reduced rate, illegally made, the right of damages against the road or corporation by whose act the rate was reduced. This feature will enable all competing roads whose rates have been reduced to collect damages from the cutting road.

The issue of municipal bonds awarded by Controller Metz this week will yield an average of 3.65 per cent. to the purchasers, as against 3.4905 on the last sale of bonds, Nov. 27; and for the first time in twenty-five years the city sold on a 4 per cent basis. The bulk of the issue, nearly \$13,000,000, goes to a syndicate composed of J. & W. Seligman & Co., the National City Bank, the First National Bank, N. W. Halsey & Co. and Lee, Higginson & Co. The total amount is \$20,000,000, redeemable Nov. 1, 1955.

IN THE REAL ESTATE FIELD

Real Estate and Building Statistics.

The following are the comparative tables of Manhattan, The Bronx and Brooklyn of the Conveyances, Mortgages and Projected Buildings for the corresponding weeks of 1905 and 1906:

MANHATTAN AND THE BRONX.

CONVEYANCES.		1906.		1905.	
	Feb. 9 to 15, inc.	Total No. for Manhattan	Feb. 10 to 16, inc.	Total No. for Manhattan	Feb. 10 to 16, inc.
Total No. for Manhattan	316	324	324	324	324
No. with consideration	26	25	25	25	25
Amount involved	\$1,128,781	\$1,377,275	\$1,377,275	\$1,377,275	\$1,377,275
Number nominal	290	299	299	299	299

	1906.	1905.
	Feb. 9 to 15, inc.	Feb. 10 to 16, inc.
Total No. Manhattan, Jan. 1 to date	2,932	2,556
No. with consideration, Manhattan, Jan. 1 to date	174	210
Total Amt. Manhattan, Jan. 1 to date	\$6,469,870	\$9,855,120

	1906.	1905.
	Feb. 9 to 15, inc.	Feb. 10 to 16, inc.
Total No. for the Bronx	173	235
No. with consideration	9	20
Amount involved	\$37,950	\$116,418
Number nominal	164	215

	1906.	1905.
	Feb. 9 to 15, inc.	Feb. 10 to 16, inc.
Total No., The Bronx, Jan. 1 to date	1,403	2,064
Total Amt., The Bronx, Jan. 1 to date	\$1,067,260	\$2,435,647
Total No. Manhattan and The Bronx, Jan. 1 to date	4,335	4,620
Total Amt. Manhattan and The Bronx, Jan. 1 to date	\$7,537,130	\$12,290,767

Assessed Value, Manhattan.

	1906.	1905.
	Feb. 9 to 15, inc.	Feb. 10 to 16, inc.
Total No., with Consideration	26	25
Amount Involved	\$1,128,781	\$1,377,275
Assessed Value	\$822,500	\$1,478,000
Total No., Nominal	290	299
Assessed Value	\$9,063,700	\$11,126,200
Total No. with Consid., from Jan. 1st to date	174	210
Amount involved	\$6,469,870	\$9,855,120
Assessed value	\$4,558,800	\$6,399,400
Total No. Nominal	278	234
Assessed Value	\$93,001,000	\$79,963,600

MORTGAGES.

	1906.		1905.	
	Feb. 9 to 15, inc.	Manhattan.	Feb. 10 to 16, inc.	Manhattan.
Total number	272	103	332	187
Amount involved	\$6,406,599	\$1,001,096	\$9,991,730	\$1,466,524
No. at 6%	151	46	145	52
Amount involved	\$2,155,299	\$209,010	\$1,358,740	\$175,875
No. at 5½%	40	34	2	.....
Amount involved	\$1,153,500	\$279,850	\$36,000	.....
No. at 5%	.....	.....	.....	.....
Amount involved	.....	.....	.....	.....
No. at 4½%	.....	.....	.....	.....
Amount involved	.....	.....	.....	.....
No. at 4%	8	.....	24	6
Amount involved	\$899,000	.....	\$2,277,500	\$167,500
No. at 4%	1	.....	13	.....
Amount involved	10,000	.....	\$1,161,500	.....
No. without interest	34	11	51	8
Amount involved	\$1,272,950	\$445,236	\$2,843,540	\$35,225
No. above to Bank, Trust and Insurance Companies	47	8	54	16
Amount involved	\$2,804,750	\$232,500	\$4,076,402	\$289,200
		1906.	1905.	
Total No., Manhattan, Jan. 1 to date		2,356	2,439	
Total Amt., Manhattan, Jan. 1 to date		\$38,730,469	\$58,248,449	
Total No., The Bronx, Jan. 1 to date		949	1,574	
Total Amt., The Bronx, Jan. 1 to date		\$7,514,054	\$12,616,120	
Total No., Manhattan and The Bronx, Jan. 1 to date		3,305	4,013	
Total Amt. Manhattan and The Bronx, Jan. 1 to date		\$46,244,523	\$70,864,569	

PROJECTED BUILDINGS

	1906.	1905.
	Feb. 10 to 16, inc.	Feb. 11 to 17, inc.
Total No. New Buildings:		
Manhattan	22	27
The Bronx	42	11
Grand total	64	38
Total Amt. New Buildings:		
Manhattan	\$1,640,800	\$830,300
The Bronx	359,500	365,000
Grand Total	\$2,000,100	\$1,195,300
Total Amt. Alterations:		
Manhattan	\$1,027,260	\$144,725
The Bronx	25,400	19,100
Grand total	\$1,052,660	\$163,825
Total No. of New Buildings:		
Manhattan, Jan. 1 to date	251	210
The Bronx, Jan. 1 to date	213	215
Mhhtn-Bronx, Jan. 1 to date	464	425
Total Amt. New Buildings:		
Manhattan, Jan. 1 to date	\$18,541,800	\$10,189,225
The Bronx, Jan. 1 to date	2,666,270	3,288,200
Mhhtn-Bronx, Jan. 1 to date	\$21,208,070	\$13,477,425
Total Amt. Alterations:		
Mhhtn-Bronx, Jan. 1 to date	\$2,528,979	\$1,146,605

BROOKLYN.

CONVEYANCES.

	1906.	1905.
	Feb. 8 to 14, inc.	Feb. 9 to 15, inc.
Total number	616	452
No. with consideration	58	61
Amount involved	\$355,756	\$351,257
Number nominal	558	391
Total number of Conveyances, Jan. 1 to date	4,941	3,836
Total amount of Conveyances, Jan. 1 to date	\$3,104,003	\$3,665,843

MORTGAGES.

Total number	390	324
Amount involved	\$1,723,683	\$1,319,451
No. at 6%	179	126
Amount involved	\$559,249	\$520,024
No. at 5½%	107	.....
Amount involved	\$584,593	.....
No. at 5%	9	175
Amount involved	\$24,850	\$642,140
No. at 4¾%	.....	.....
Amount involved	.....	.....
No. at 4½%	1	4
Amount involved	\$21,000	\$80,000
No. at 4%	.....	1
Amount involved	.....	\$1,000
No. at 3¾%	.....	.....
Amount involved	.....	.....
No. at 3%	.....	.....
Amount involved	.....	.....
No. without interest	94	18
Amount involved	\$533,991	\$76,287
Total number of Mortgages, Jan. 1 to date	3,497	3,046
Total amount of Mortgages, Jan. 1 to date	\$15,105,351	\$14,006,320

PROJECTED BUILDINGS.

No. of New Buildings	114	94
Estimated cost	\$827,650	\$385,778
Total No. of New Buildings, Jan. 1 to date	648	578
Total Amt. of New Buildings, Jan. 1 to date	\$4,978,365	\$4,243,998
Total amount of Alterations, Jan. 1 to date	\$375,475	\$387,371

Parish, Fisher & Co., John L. Parish, auctioneer, will sell at auction on Thursday, March 8, at the Real Estate Salesroom, 14 and 16 Vesey st, several valuable parcels of vacant property along the line of the Subway, and all in sections that are now moving. They are situated in West 122d st, West 134th st, Riverside Drive and 135th st, Broadway at 153d st, Haven av at 169th st, Wadsworth av at 174th st, 11th av at 186th st, and on Fort George av, opposite the Casino. For maps and particulars apply to the auctioneer, at 149 Broadway. Also, see advertisement in another part of this paper.

PRIVATE SALES MARKET

SOUTH OF 59TH STREET.

ALLEN ST.—Halprin, Diamondstone & Levine have bought L.J. Allen st, a 5-sty tenement, with stores, on plot 25x87.6.

ALLEN ST.—Brody, Robinson & Co. have sold for Sarah Wolfenson to Shapiro, Levy & Starr 51 Allen st, a 5-sty tenement, 25x87.6.

ALLEN ST.—Isadore M. Levy, as attorney, has bought from Jennie Ginsberg 186 Allen st, a 5-sty tenement, on lot 23x87.6.

ATTORNEY ST.—H. Luxémburg and H. Kline have sold for W. & J. Bachrach to J. Weber 122 Attorney st, a 6-sty tenement, 30x100.

BROOME ST.—Fleck & Brown have sold to Frankel & Werner 312 and 314 Broome st, two 6-sty double tenements, 44x100.

BROADWAY.—Harry B. Cutner has sold for the Realty Operating Co. the three lots on the west side of Broadway, 25 ft. south of Academy st, to Frederick Kafferman. This was formerly part of the Gould property in the Dyckman tract.

Old Guard Armory Taken.

BROADWAY.—The Century Realty Co. has sold to a client of Dennis & Preston the Old Guard Armory property at the northwest corner of Broadway and 49th st. It is a plot fronting 125.6 ft. on Broadway and 80.1 ft. on 49th st, with a depth of nearly 100 ft. along its northerly line, containing 12,500 sq. ft., on which is a 2-sty building, with stores on the ground floor. Adjoining the building is a small lot, 20x21, at 213 West 49th st, owned by Charles F. Furst. This has also been sold, through Dennis & Preston, to the buyer of the armory, a wealthy investor, who will take the property out of the market, and who may reimprove it later. It was announced authoritatively that the price paid for the armory property was \$575,000.

BROADWAY.—John G. Wendel is the buyer of 181 Broadway, between Cortlandt and Dey sts. The Wendel estate also owns 175 Broadway, adjoining the northwest corner of Cortlandt st.

Sale of a Broadway Block Front.

BROADWAY.—E. S. Willard & Co. have sold for the Edward J. King estate to Janpole & Werner the entire block front of fourteen lots on the east side of Broadway, from 142d to 143d st, fronting 200 ft. on the av and 175 ft. on each st. The property has been owned by the King estate since 1873. The present buyers will subdivide and resell with building loans.

CANAL ST.—Israel, Lasner & Freidel, in conjunction with the Real Estate Managers and Brokers' Corporation, have sold for Mandelbaum & Lewine to Frederick J. Seelig and Frieda Hart

the three 5-sty buildings 67, 69 and 71 Canal st, and 14 Allen st. The new owners will remodel the structures.

CHERRY ST.—Charles I. Minkoff and Gladstone & Cohen have sold for A. Liberman to Feinberg & Block the property 232 Cherry st, 25x100.

ELDRIDGE ST.—Halprin, Diamondston & Levine have bought 218 and 220 Eldridge st, two 6-sty tenements, with stores, on plot 50x88.7.

New Building for the Provident Loan.

GRAND ST.—L. J. Phillips & Co. have sold for Joseph Berkowitz and others 409 Grand st, southeast corner of Clinton st, a 3-sty building, on lot 25x75, to Frank Tucker, vice-president of the Provident Loan Society. Mr. Tucker represents in this purchase the society, which will improve the corner with a business building for its occupancy.

EAST BROADWAY.—Rachel Richard has sold 248 East Broadway, a 4-sty dwelling, on lot 23x64, to Dr. Meyer Frankel.

EMERSON ST.—Hedley R. Weeks has sold for Philip Schmidt to the Fort Amsterdam Realty Co. 4 lots on the east side of Emerson st, 100 ft. north of Sherman av, 100x100.

HENRY ST. M. Korones sold for a client to Dr. J. Koronofsky No. 181 Henry st, a 4½-sty single flat, on a lot 24x87.6.

LEWIS ST.—Weiser Brothers have sold to B. Fishman and Jacob Kovner 109 Lewis st, 5-sty front and 3-sty rear tenements, 20x100.

MADISON ST.—Schlessinger Brothers have bought 214 Madison st, a 6-sty tenement, on lot 23x100.

MAIDEN LANE.—Jefferson M. Levy has bought 97 and 99 Maiden lane.

MAIDEN LANE.—Geo. H. Draper has sold Nos. 10 and 12 Maiden lane, two 5-sty buildings, between Broadway and Liberty pl.

RUTGERS PL.—Cohen, Kaplan & Abrahamson have sold to Rober & Oshinsky the 6-sty tenement 13 Rutgers pl, on lot 23x100.10; also, to Schlessinger Brothers 214 Madison st, a 6-sty tenement, on lot 23x100; also, for Weiser Bros. to B. Fishman and Jacob Kovner 109 Lewis st, 5-sty front and 3-sty rear tenements, 20x100.

RUTGERS ST.—Jacob Ackermann, as broker, has sold to Joseph Phillips the 5-sty tenement 44 Rutgers st, 25x100.

ST MARKS PL.—J. Berliant has sold to J. Auerfeld the 6-sty tenements 99 and 99½ St. Marks pl, 37.6x110.

THOMPSON ST.—Daniel H. Jackson, in conjunction with L. Klein & Co., has sold for ex-Justice John Palmieri to a Dr. Wolper and a Dr. Cantor 40 and 42 Thompson st, southeast corner of Watts st, a 7-sty tenement with stores, on plot 45x96.4.

THOMPSON ST.—William Richtberg has sold for Edward Ney to D. O. Mills No. 183 Thompson st, an old building on plot 23x100.

Sale in Wall Street.

WALL ST.—Wm. A. White & Sons and Charles B. Van Valen have sold for the New York Fire Insurance Co. to Seth Sprague Terry 72 Wall st, a 4-sty building, with a frontage of 28 ft. and depth of 43 ft. The parcel adjoins the Seaman's Bank for Savings, whose property nearly surrounds it. The building has been owned and occupied by the insurance company that now sell for the past sixty years.

WILLIAM ST.—William A. White & Sons have sold for the Metropolitan Trust Co., as trustee, for Rebecca C. Sands, 164 William st, near Beekman st, a 5-sty building, on lot 24.6x66.

4TH ST.—A. S. Jaffer has bought 266 East 4th st, a 6-sty tenement, on lot 24.9x97.6.

5TH ST.—John Solomon has sold for Simon Green to a Mr. Kertner the 6-sty tenement 407 East 5th st.

6TH ST.—S. Steingut & Co. have sold for Adolph Slisser and M. Kann 307 East 6th st, a 5-sty single flat, 25x92.

6TH ST.—Stoloff & Kronovet have bought the two 7-sty tenements 538 and 540 East 6th st; also, from Aaron Goodman, through H. Schimkowitz & Son, the similar property at the southeast corner of Av. D and 7th st, 46x75.

12TH ST.—A. Jacobs has sold to a client of Samuel P. Goldman the three 4-sty tenements 349 to 353 East 12th st, on plot 75x100. Osorio & Klee were the brokers.

14TH ST.—Daniel Drangle, as attorney, has sold for Benjamin Bernstein to Joseph Isaac 534 and 536 East 14th st, two 5-sty tenements, 50x103.3.

18TH ST.—Maier Brothers have sold the southeast corner of 18th st and 1st av, two 4-sty tenements, 46x66, to a Mr. Skelly.

21ST ST.—Henry Phipps has purchased 5, 9 and 11 West 21st st, three 4-sty buildings, abutting his holding on the south side of 22d st. He is said to have offered \$80,000 for No. 7 West 21st st.

29TH ST.—William & Grodinsky have bought 327 and 329 East 29th st, two 5-sty tenements.

31ST ST.—George R. Read & Co. have sold for Ellen H. Barrett the 5-sty brownstone dwelling 19 East 31st st, 22x98.9, to Dr. W. F. Mittendorf, who own connecting properties at 140 to 146 Madison av and 20 East 32d st, making in all a plot of about 14,000 sq. ft.

37TH ST.—L. Davis has sold to J. Solomon & Son 542 and 544 West 37th st, two 5-sty triple tenements, each 25x100.

37TH ST.—William Sittenham has bought from the Rhodes estate 61 West 37th st, a 4-sty building on lot 23.6x98.9, 75 ft. east of 6th av. William Cruikshank's Sons were the brokers.

38TH ST.—George A. McDonald has sold 266 West 38th st, a 4-sty building, on lot 16.8x98.9, to the Fort Amsterdam Realty Co., which recently bought 264, adjoining.

39TH ST.—H. Levine has sold to Samuel Rubenstein 420 West 39th st, a 5-sty flat, 25x100.

39TH ST.—Hiram Rinaldo & Brother have sold for Lowenfeld & Prager 207 East 39th st, a 5-sty tenement, on lot 25x98.9.

41ST ST.—Ansonia Realty Co. has bought from the Anthony estate the property No. 220 East 41st st, a 4-sty tenement, with store, on a lot 22.6x98.9.

44TH ST.—Nathan Kirsh and Abraham Dworsky have sold to Greenberg & Horwitz 203, 205 and 207 East 44th st, three 4-sty flats, on lot 62.6x100.

46TH ST.—Samuel C. Baum has bought, through A. Meyer & Co., 623, 625 and 627 West 46th st, three 5-sty brick double tenements, on plot 75x144, from Silas B. Brownell.

48TH ST.—Harry D. Lewis has sold 54 West 48th st, a 4-sty dwelling, on a lot 18.9x100.5, Columbia College leasehold. The buyer is understood to have practically arranged to purchase the fee from Columbia College.

48TH ST.—Lippmann & Eisman have bought from M. Tukeltaub and Mrs. M. Boyle, respectively, 257 and 259 East 48th st, northwest corner of 2d av, two 3 and 4-sty buildings, on plot 40x70.5.

49TH ST.—The Business Men's Realty Co. has bought 309 to 315 East 49th st, four dwellings, on plot 70x100.5.

53D ST.—Max Borek has bought 430 West 53d st, a 5-sty tenement, on lot 25x100.5.

53D ST.—Williams & Grodinsky have bought 323 and 325 East 53d st, two 4-sty buildings, on plot 44x100.5, and have resold the property to Jacob and Meyer Gold.

54TH ST.—Ida Meyer has sold 48 West 54th st, a 4-sty and basement brownstone front dwelling, on lot 25x100.5. The adjoining house, 50, has also been sold by George W. Koch. It is a similar structure, on lot 20.6x100.5.

54TH ST.—Samuel Rubenstein, Philip Weinberg and Israel Bloch have sold through John M. Pryse the property 342 East 54th st.

NORTH OF 59TH STREET.

63D ST.—James Hornthal has sold 158 East 63d st, a 3-sty and basement brownstone front dwelling, on lot 16x104.4. Charles S. Faulkner is the buyer.

64TH ST.—Post & Reece sold 128 East 64th st, a 3-sty brownstone dwelling, on lot 15x100.5, for Isidore Luckstone.

65TH ST.—Douglas Robinson, Charles S. Brown & Co. have sold for the estate of Moritz Davidson to a Miss Blodgett the 4-sty brownstone dwelling 46 East 65th st, 20x100.5.

69TH ST.—Maier Brothers have bought 213 to 219 East 69th st, four 5-sty flats, on plot 112x100.

70TH ST.—L. J. Phillips & Co. have sold for Theodore Babcock 48 West 70th st, a 4-sty dwelling, on lot 22x100.5. The buyer will occupy the house.

71ST ST.—L. J. Phillips & Co. have sold for Mrs. E. Weil 51 West 71st st, a 4-sty dwelling, on lot 18x102.2, to James J. McLaughlin, who will reconstruct the building.

74TH ST.—John J. Kavanagh has sold for J. Cooper Mott 110 East 74th st, a 3-sty and basement brownstone dwelling, on lot 18x102.2.

74TH ST.—Dessauer & Werdenschlag have sold for Meyer Cohen to Catherine Vetter 328 East 74th st, a 5-sty 4-family tenement, 25x102.

74TH ST.—Mildred Aron has sold 133 East 74th st, a 3-sty and basement brownstone front dwelling, on lot 17x102.2.

75TH ST.—B. Freund has resold to Sigmund Jacobson 341 East 75th st, a 4-sty tenement, on lot 27x75.

79TH ST.—John J. Kavanagh has sold for Dr. Felix Pfeiffer to Mrs. Emily L. Landon 78 East 79th st, a 4-sty and basement dwelling, on lot 17x92.2.

79TH ST.—H. Hornstein has sold for Sophia Ellinger to Moritz Weiss the 5-sty single flat 309 East 79th st, 20x102.2.

80TH ST.—T. Scott & Son sold for Mr. J. Newman 163 East 80th st, 3-sty and basement private dwelling, 18.9x100, to L. Fox.

81ST ST.—Frederick T. Barry has sold for a client of Duff & Conger 127 East 81st st, a 3-sty dwelling, on lot 18x102.2.

86TH ST.—W. H. Hall, Jr., has sold the lot 25x102.2 on the south side of 86th st, 500 ft. west of Central Park West, to a buyer who will improve it with a private dwelling, for occupancy.

88TH ST.—Slawson & Hobbs sold for Frances M. Valleau the 4-sty limestone dwelling 341 West 88th st, 20x62x100.8.

91ST ST.—Simon Adler has sold to F. Solomon 320 and 322 East 91st, a 6-sty tenement, with stores, on plot 50x100.8.

92D ST.—Bernard Sinsheimer has sold 65 East 92d st, a 3-sty dwelling, on lot 17x100.8.

93D ST.—H. Taylor Sherman sold for Lydia R. Notman 162 West 93d st, a 3-sty dwelling, 17.6x100.8, to a client for occupancy.

95TH ST.—A. Neuhaus has sold 123 East 95th st, a 3-sty dwelling, on lot 16x100.8.

DON'T GUESS

A Real Estate Information Service is as necessary in a Real Estate Broker's office as the ticker in the office of a Stock Broker.

A personally maintained Service is inefficient and inordinately Expensive compared with a Big Central Cooperative Service. The Biggest Service is the best, because the advantages of Cooperation are centered there on the biggest Scale.

The RECORD & GUIDE to-day supplies thousands of Brokers and others with information—has been doing so for a generation. Its own records cover the history of ALL transactions of every kind in New York for forty years, and in addition to these it has a COMPLETE PLANT that includes the previous period.

Obviously the RECORD & GUIDE possesses FULL information covering ALL particulars concerning real estate. Other systems are necessarily either partial or mere second-hand abstracts of the records which the RECORD & GUIDE has been gathering and publishing in the course of its forty years' history.

If you need Real Estate Information don't guess. Don't use personal Systems. Don't use partial Systems. Don't use temporary Systems that must be fragmentary and Second-hand. Don't use Systems built for the use of a Few, and that offer you scarcely any of the advantages of cooperation.

USE

THE RECORD and GUIDE BUREAU OF REAL ESTATE INFORMATION. The oldest, the largest, the most permanent, the best equipped—a Service that can serve you TO-DAY and TO-MORROW on a progressive plan.

95TH ST.—Sam J. Redlich has sold for Catherine Scheidig, of Brooklyn, to a Mr. Thorpes 119 East 95th st, a 3-sty brownstone dwelling, on lot 16x100.8. Mr. Thorpe will occupy the house.

95TH ST.—John J. Kavanagh has sold for Charles Spiegel 130 East 95th st, a 3-sty dwelling, on lot 18x100.8.

96TH ST.—Charles S. Kohler has sold for Caroline Klebisch the 5-sty double flat 69 West 96th st, on lot 24.6x99.1.

101ST ST.—Chas. S. Kohler has sold for Minnie Bendheim and Fannie Schuster the two 5-sty tenements 184 and 186 West 101st st, on plot 50x100.11.

102D ST.—Chas. S. Kohler sold for John Kafka to different purchasers the two 6-sty apartment houses Nos. 109-111 and 113-115 West 102d st, on plot 45.10x100.11.

103D ST.—Golde & Cohen have bought from Harry Gordon 106 and 108 East 103d st, two 3-sty dwellings, on plot 32x100.11, giving them a plot 80x100.11 at the southeast corner of Park av and 103d st. The brokers were George R. Gibbons and Harry J. B. Young.

106TH ST.—Golde & Cohen bought the Vaughan estate property at 170 East 106th st, a 5-sty tenement with stores, and have resold same to Cohen Bros., who will improve it.

110TH ST.—Mark Katzman, as attorney, bought from a client of M. Levenson the 6-sty tenement 240 and 242 East 110th st, on lot 41.8x100.10.

110TH ST.—H. Bloom has sold for B. Menschel to a Mr. Tamor the 7-sty tenement 336 East 110th st, 25x100.

111TH ST.—Harris Farber has sold for the Business Men's Realty Co. the plot, 125x100.11, on the north side of 111th st, 139 ft. west of Park av, to a builder, who will erect thereon three 6-sty apartment houses.

113TH ST.—Samuel Williams bought 71 West 113th st, a 4-sty dwelling, 17x100.

114TH ST.—Wiesberger & Kaufman sold for Messrs. Badt & Mayer to a Mr. Stevens 234 West 114th st, a 5-sty triple flat, on lot 25x100.

115TH ST.—J. B. English has sold for Archer V. Pancoast, trustee, to a client, the 3-sty box stoop brownstone dwelling 48 West 115th st, 18x100.

117TH ST.—Charles Mayer has sold 371 West 117th st, northeast corner of Morningside av, a 5-sty flat, on lot 100x25.

119TH ST.—Schreiber & Reinlieb, in conjunction with Max Feldman, have sold for Golde & Cohen the southwest corner of 119th st and Madison av, a plot 75x81, to a Mr. Okum, who will erect two 6-sty houses.

121ST ST.—Carroll & Co. have sold for H. Rauner 231 West 121st st, a 5-sty double flat, on lot 25x100.11.

125TH ST.—Barnett & Co. have sold for Richard W. Buckley 77 East 125th st, a 4-sty brownstone flat, with stores, on lot 22x100.

125TH ST.—Howard A. Raymond sold 55 and 57 West 125th st, two 4-sty flats with stores, on plot 37.6x99.11.

130TH ST.—Chris. Schielloh sold the valuable plot of ground, 75x100, on 130th st, west of Broadway, adjoining the Street Cleaning Department Stables, with the building thereon, to Thomas J. Mangin.

135TH ST.—William Richtberg has sold for Mandelbaum & Lewine 264 to 270 West 135th st, 100 ft. east of 8th av, old buildings, on plot 100x100, to Wolf Brothers, for improvement.

138TH ST.—Porter & Co. have sold for Mrs. Bertha Levy to Henry Weissmann 117 West 138th st, a 5-sty double flat on plot 26x99.11.

139TH ST.—The Lexington Avenue Co. has sold to Helen E. Overton the 4-sty American basement dwelling 263 West 139th st, 19x100, through F. E. Barnes & Co.

153D ST.—D. Davis has sold for Gordon & Dushman the 5-sty 3-family flat 528 West 153d st, on lot 25x99.11, to the McKinley Realty and Construction Co.

160TH ST.—Moses Kinzler has resold to Lowenfield & Prager the plot on the south side of 160th st, 250 ft. west of Amsterdam av, 50x99.11.

184TH ST.—William Casey has bought from the Heuer estate the plot 100x99.11 on the south side of 184th st, 100 ft. west of St. Nicholas av.

AMSTERDAM AV.—Lehman & Harlem have sold for Frances L. Lehman 1652 Amsterdam av, a 5-sty triple flat, with store, on lot 25x100.

BRADHURST AV.—D. Davis has sold for the McKinley Realty and Construction Co. to Henry Arnstein the southeast corner of Bradhurst av and 146th st, a plot 119.10x112.6.

LENOX AV.—Carroll & Co. have sold for Peter F. Meyer 190 Lenox av, a 4-sty dwelling, on lot 17x85.

LEXINGTON AV.—The Louis Meyer Realty Co. has bought from David Steckler and Samuel Slater 1897 to 1905 Lexington av, northeast corner of 118th st, a 5-sty apartment house, with stores, on plot 100.11x39. A. Meyer & Co. were the brokers.

LEXINGTON AV.—William H. Russell has sold to R. H. Williams 269 Lexington av, a 3-sty dwelling, on lot 16x95, adjoining southeast corner of 36th st.

1ST AV.—The Harlem Market Co. has decided to buy that part of its market site at the northeast corner of 1st av and 102d st, owned by Ambrose K. Ely and George Ehret, which it has occupied heretofore under lease. The properties involved cover a frontage of 100 ft. on the av and 200 ft. on the st.

The company also filed plans for a new building to occupy a frontage of 150 ft. on the north side of 102d st, 650 ft. east of 1st av. The structure will cost \$40,000.

1ST AV.—Maier Bros. have sold the southeast corner of 1st av and 18th st, two 4-sty tenements, 46x66, to a Mr. Skelly.

2D AV.—Simon Sindeband has sold for J. Wittner 57 and 59 2d av, an apartment house, on plot 48x100.

3D AV.—Gross & Eisler have bought the 5-sty tenement 1081 3d av, northeast corner of 100th st.

3D AV.—J. Jacobs sold for John Spies to Abraham & Morris Nos. 831 and 833 3d av, flats with stores.

3D AV.—Joseph Dorf has sold to the Excelsior Realty Co. the northeast corner of 3d av and 101st st, 5-sty flat, on lot 26x90.

3D AV.—Shaw & Co. sold for Ida Hirshbaum to Henry Morris 1908-1910 3d av, two 5-sty double tenements, with stores, 25x100.

5TH AV.—Erlanger & Reis have sold the northwest corner of 5th av and 117th st, a 5-sty flat, with stores, on lot 25.11x100.

7TH AV.—Eleanor G. Finney sold 454 7th av, a 4-sty building, 18.6x75, between 34th and 35th sts.

THE BRONX.

137TH ST.—John P. Kirwan has sold for the Wallace estate to Frederick E. Kopp 662 East 137th st, a 5-sty flat, on lot 18x100.

162D ST.—Louis Meckes sold for John F. Kaiser the plot, 75x95, at the southeast corner of 162d st and Ogden av, to a client, who will erect a 6-sty apartment house.

215TH ST.—Max Germansky sold for a client to B. Jaffe the southeast corner of 215th st and 6th av, Williams Bridge.

219TH ST.—Henry C. Raynor and Max Just have bought the northeast corner of 219th and 2d sts, 114x105, from George Ballard, through W. L. Varian; also, the southwest corner of Matilda and 242d sts, 100x100, through Philip Jeselson.

227TH ST.—David Davis, through Jacob S. Strahl, as attorney, has bought from William A. Diller a plot, 100x114, on 227th st, between White Plains road and 4th av.

237TH ST.—Hall J. How & Co. sold to Messrs. Raynor and Just the northwest corner of 237th st and White Plains road, 40x69; also, the lot on the west side of White Plains road, 225 ft. south of 240th st, 33.9x115.

BOSTON ROAD.—Barry & McLaughlin sold to a Mr. Kleeblatt the 5-sty double flat, 34x100, at 1155 Boston road.

BRYANT AV.—W. C. White & Co. sold for Thomas E. Rush, as attorney, the northwest corner of Bryant av and East 172d st, a 2-family house and stable, on a lot 25x100.

FRANKLIN AV.—Ernst-Cahn Realty Co. have sold to Solomon M. Robinson the plot on the east side of Franklin av, 236 ft. south of 166th st, 54x200. The new owner intends to improve the property with a modern elevator apartment house.

JACKSON AV.—Reiter & Newman have sold for George G. Dutcher the 3-sty flat 705 Jackson av.

UNION AV.—John P. Kirwan has sold for Pauline O. Knopf to Julius Hoffman 915 Union av, a dwelling and stable, on lot 27.6x131.

VYSE AV.—W. C. White & Co. sold for Henry E. Blankmeyer No. 1488 Vyse av, a 2-family house, on a lot 25x100.

WEBSTER AV.—Ernst-Cahn Realty Co. have resold for a client to Louis Meyer Realty Co. the southeast corner of Webster av and St. Pauls pl, 4-sty triple flat, with stores, on plot 32.4x100.

LEASES.

Chas. E. Duross has leased No. 826 Washington st for Lowenfield & Prager to Morris Purros for a term of years.

G. Carlucci & Co. have leased for S. Brach the 6-sty flat, with stores, 2112 to 2116 2d av for a term of years at an aggregate rental of \$27,350.

Walter A. Schiffer and others leased to Henry Manner and others for a term of twenty-one years the property of Nos. 34 and 36 West 32d st.

Cuozzo & Gagliano Co. have leased for Morris Williamson the 6-sty new law tenement at 336-338 East 105th st for a term of five years, at an aggregate rental of \$25,000.

M. & L. Hess have leased for Ewen McIntyre to the Greenwich Bank for a long term of years, the store and basement 874 Broadway, northeast corner 18th st, as a branch.

Chas. E. Duross has leased the 6-sty and basement building, covering 10,000 sq. ft., at the corner of West and Gansevoort sts for A. D. Russell to the Cincinnati Abattoir Co. for a long term of years. The ground floor and basement of the building 676 Hudson st for Thos. J. Kenny, et al, to the Atlantic Hotel Supply Co. The 3-sty and basement building 220 West 30th st for Ann Duffy to John E. Lloyd, to be used for an automobile garage. 426 6th av for Codington & Mink to Bela Tokaji for a term of years. 32 Gansevoort st for Messrs. Sartirana & Co. to Fair, Lennon & Co., wholesale grocers, for a term of years.

Hearing on Mortgage Tax.

A joint hearing will be held before the Committees on Taxation and Retrenchment of both the Senate and Assembly on all mortgage tax matters on Thursday, March 1, in the Senate Chamber, at Albany, at 2 o'clock.

Auction Announcements

JOHN L. PARISH, AUCTIONEER,

WILL SELL AT AUCTION ON **Thursday, March 8, 1906,** AT 12 O'CLOCK, NOON,

At the Exchange Salesroom, 14-16 Vesey Street.

The following described

Choice and Valuable Building Sites

Located on and near the Broadway Rapid Transit Subway.

West 122d Street, south side, 350 ft. west of Amsterdam Avenue, 25 x 90.11

West 134th Street, north side, 400 ft. west of Broadway, 50 x 99.11

Riverside Drive and 135th Street, south corner, 13,362.20 square feet

Broadway, block front, west side, 152d to 153d streets, 199.10 x 125

Haven Avenue and 169th Street, northwest corner, 31.43 x 106.89

Wadsworth Avenue, block front, east side, 174th to 175th street, 189.10 x 100

Eleventh Avenue and 186th Street, northwest corner, 114.10 x 100

Fort George Avenue (Plot opposite Casino), 200 ft. frontage, with frontage on St. Nicholas avenue of 444 feet, 30½ lots.

SALE ABSOLUTE AND WITHOUT RESERVE

TERMS, 20 per cent. cash; 80 per cent. on bond and mortgage for two years at 5 per cent., with privilege to pay off on 60 days' notice. For maps and further particulars apply to the Auctioneers, PARISH, FISHER & CO., 149 Broadway.

REAL ESTATE NOTES

Louis V. O'Donohue, real estate and insurance broker, has changed his offices from 3 West 42d st to 25 West 42d st.

A recent count for twenty-four hours on the Williamsburg Bridge showed 55,327 passengers coming to New York, 55,859 going to Brooklyn.

At a meeting of the Board of Governors held Feb. 13, 1906, Mr. William E. Davies, of the firm of Maclay & Davies, 67 Wall st, was elected a member of the Real Estate Board of Brokers.

Sachs & Co. were the brokers in the sale of the two lots on the east side of Amsterdam av, adjoining the corner of 87th and 88th sts, sold to the Rosenzweig Realty & Operating Co. for Mrs. A. B. Crane.

The City Mortgage Co. has loaned to the Automobile Club of America \$350,000 on the property situated on the north side of 54th st, 81.3 ft. east of 8th av, 131.3 ft. front by 100.5 ft. deep, where the club is to erect a 6-sty club house and garage.

The Hudson Realty Co. has elected officers, as follows: Maximilian Morgenthau, president; Henry S. Herrman, vice-president; Samuel E. Jacobs, treasurer, and James Frank, secretary. Samuel J. Bloomingdale was elected a director of the company, to fill a vacancy in the board.

Dr. A. T. Sanden, of 144 West 77th st, New York City, has purchased through H. Lee Walker, of Goshen, the Fred B. Seely farm, near Goshen, Orange County, and will take possession March 1. The farm contains 208 acres and is locally known as one of the choicest acreages in that productive section.

Joseph P. Day, the well-known real estate auctioneer and appraiser, is now occupying his new and handsome offices in the National Bank of Commerce Building, 31 Nassau st, Suite 700 to 704, to which he removed last Thursday. Mr. Day's successful semi-monthly sales of realty at the Exchange have become popular with the speculative public, and much to the pleasure

of the parties in interest. The sales include parcels under foreclosure, partition and voluntary.

Woodbury Langdon has sold his property, about 175 lots, on Riverside Drive (Boulevard Lafayette), extending from 177th st (Depot lane) to 181st st, and reaching back from the drive to a line midway between (proposed) Buena Vista and Haven avs. The property has a frontage of 1,220 ft. on Riverside Drive opposite Fort Washington Park, and has a large dwelling house, with stable and other buildings. Mr. Langdon bought the place in 1899. It is bounded on the east by the O'Connor property, now owned by the Fort Washington syndicate. Mr. Langdon's asking price was nearly \$500,000.

Growth of Queens Realty.

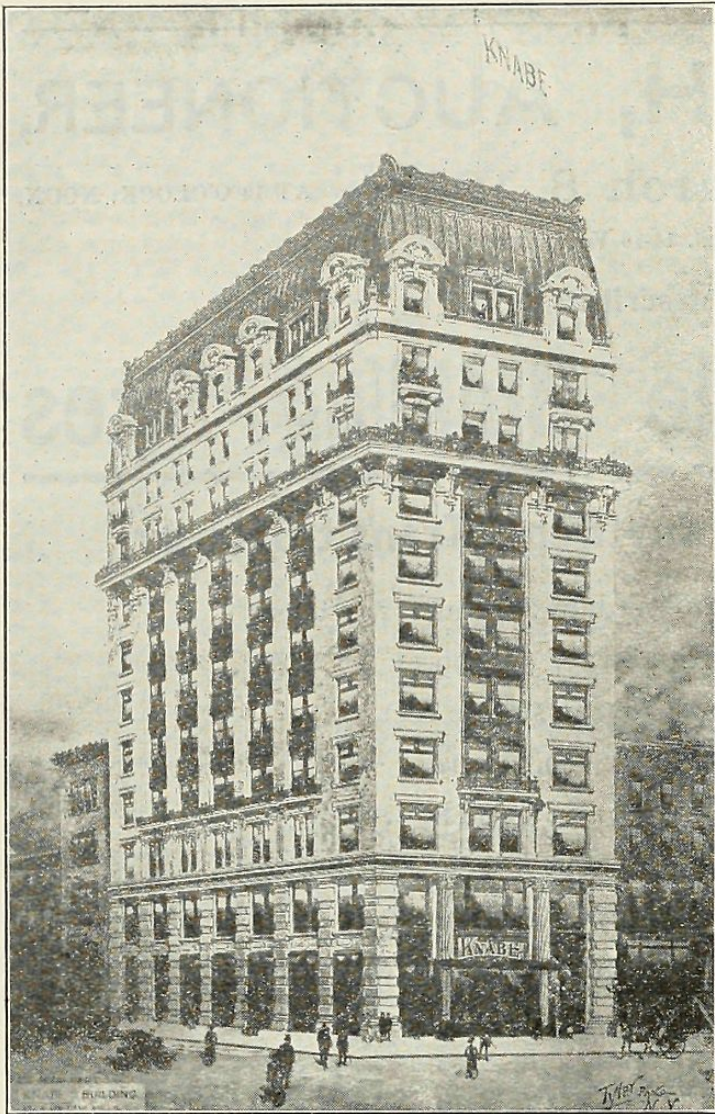
Syndicates representing many millions of dollars have been formed for the purpose of purchasing real estate in every section of Queens. Hundreds of acres are in course of subdivision, and many plots which have been laid out are being retailed to investors and homeseekers. The five-cent fare to the city line, coupled with the new Belmont tunnel and the Blackwell's Island Bridge—which will bring the most eastern point of Queens Borough within twenty minutes of the plaza in Manhattan—has had a wonderful effect in the development of new settlements, which are growing as if by magic.

One of the most important factors in the upbuilding of these places is the high rents obtaining in Manhattan, which, according to figures issued by the School Commissioners, reveal a depopulation in Manhattan of over 30,000 souls, which have drifted to the suburbs. The enormous amount of business being transacted has occasioned the establishment of branch offices in Long Island City by the large title companies of Manhattan.

The Brooklyn Rapid Transit Co. is now taking estimates on the general contract for two sub-power stations, one to be located at Beech st, Richmond Hill, L. I., and the other at Av J, Canarsie, L. I.

Lease of a New Building on Fifth Avenue.

William Knabe & Co. have leased for a long term of years from "Raimon," of Paris and New York, the 11-story building, now nearing completion, at the southeast corner of 5th av and 39th st, of which a picture appears herewith. Messrs. Knabe



& Co. will occupy the ground floor and basement for their piano warerooms. The lease was negotiated by S. Seward Gould, of Ogden & Clarkson, and that firm has been appointed agent for the management of the building, which will be called the Knabe Building. The Thompson-Starrett Co. was the general contractor, and C. P. H. Gilbert the architect. Horace A. Hutchins, of the Standard Oil Co., is the owner.

Interborough Rapid Transit Company Test of Subway Engines.

An interesting official fifteen-hour test of one of the nine twin vertical-horizontal Reynolds Corliss engines, cylinders 42 ins. and 86 ins. by 60 ins., in operation at the 59th street station of the Interborough Rapid Transit Company, New York City, was recently concluded. The tests were conducted by the Interborough Rapid Transit Company and representatives of the Allis-Chalmers Company as a final determination of the fulfill-

Private Sales Market Continued.

SOUTH OF 59TH STREET.

BROOME ST.—Louisa Koker has sold 268 Broome st, a 5-sty tenement, on lot 24.10x75.

CHURCH ST.—Horace S. Ely & Co. have sold for the United States Trust Co. as trustee 313 Church st, a 5-sty business building, on lot 26.2x75.2, between Walker and Lispenard sts.

CLINTON ST.—L. J. Phillips & Co. have sold for John Byrns to Charles L. Singer, a client of H. Levitas, 157 Clinton st, a 3-sty tenement, on lot 20x50.

DIVISION ST.—Isadore M. Levy as attorney has sold 230 Division st, a 5-sty tenement, on lot 24x95x33x95, to Bernard Lazarowitz.

DIVISION ST.—Kidansky & Levy have sold the northwest corner of Division and Attorney sts, two 5-sty tenements, on plot 40.2x44.9x irregular.

GREENWICH ST.—Daniel B. Freed-

man has bought 214 Greenwich st, abutting 211 Washington st. It is a 4-sty building, on lot 14.6x85, owned by the Cook estate.

LAWRENCE ST.—The Krulewicz Realty Co. has sold 18 and 20 Lawrence st, old buildings, on plot 51x98x irregular.

SUFFOLK ST.—B. Klingenstein has sold to Abraham Maller 135 Suffolk st, a 5-sty flat, 25x100. S. Rabinowitz was the broker.

SULLIVAN ST.—Pepe & Bro. and D. M. Gallo have sold to Frank & Simon 73 and 75 Sullivan st, a 6-sty tenement, on a plot 50x100.

VESEY ST.—Cruikshank Company has sold for the Irving estate 94 Vesey st, a 4-sty brick building, on lot 17.6x50.

WASHINGTON ST.—Daniel B. Freedman has bought from the Sullivan estate, through E. H. Ludlow & Co., 211 Washington st, a 4-sty building, on lot 28.2x 80, 50 ft. north of Vesey st.

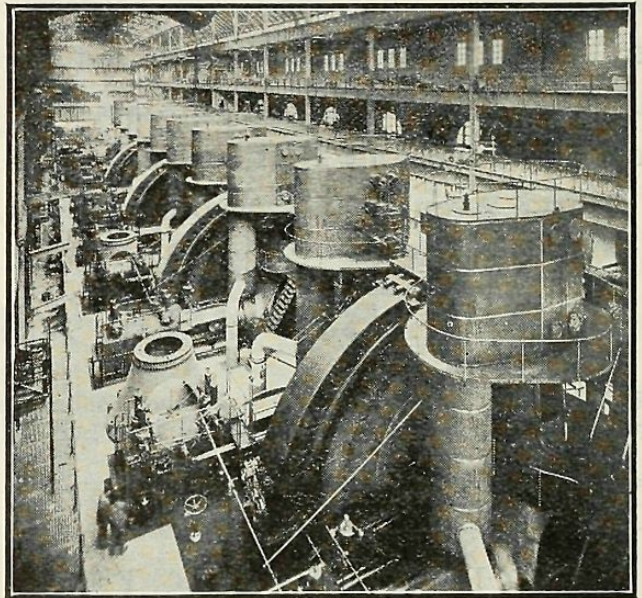
3D ST.—J. Sado has sold 349 and 351

ment of the builder's guarantee formally provided for in the original contracts.

How well the tests of engine No. 8, which was selected as representing all the engines installed, fulfilled the claims made for it, may be readily ascertained from the following data giving a synopsis of the completed tests. As per agreement, on account of the impossibility of keeping a constant load, the power was determined by the readings of tested integrating Wattmeters. These readings were reduced to I.H.P. by running the generator as a synchronous motor, adding the electrical input to the switchboard readings when developing power to obtain the power exerted by the engine.

The result of the test so made, under conditions approximating the contract requirement of 7,500 HP., 75 R.P.M., 175 lbs. steam pressure and 26-in. vacuum, was a consumption of 11.96 lbs. of dry saturated steam per I.H.P. hour, or well within our guarantee of 12.25 lbs. The steam consumption per KW. hour at the switchboard was 17.34 lbs.; Duration, 15 hours; load, 5,079.2 KW.; friction and generator losses, 417.3 KW.=559.41 HP.; total load, 5,496.5 KW.; I.H.P., 7365.3 HP.; R. P. M., 75.02; steam pressure, 175.18 lbs.; R. H. receiver, 19.1 lbs.; L. H., 19.27 lbs.; vacuum, 26.02 lbs. (actual); temperature injection water, 42.36 degs.; temperature R. H. discharge, 74.05 degs.; temperature L. H. discharge, 77.38 degs.; barometer, 30.50 lbs.; water per hour, 89,906 lbs.; drips per hour, 512 lbs.; leakage per hour (boiler), 1,470 lbs.; boiler level correction, 60 lbs.; net water per hour, 87,864 lbs.; quality of steam, 100.28%; dry steam per hour, 88,110 lbs.; dry steam per KW.H., 17.34 lbs.; dry steam per I.H.P., 11.96 lbs.

The tests were under the supervision of Frank N. Waterman, who acted as referee. The following represented their several companies: Interborough Rapid Transit Company, H. G. Scott, superintendent motive power; J. Van Vleck, mechanical engineer; H. W. Butler, principal assistant engineer; Thomas Allsop, mechanical engineer, 59th street power station; C. W.



INTERIOR OF THE SUBWAY POWER HOUSE.
Fifty-ninth Street.

Ricker, electrical superintendent; G. F. Chellis, instrument man; W. L. Seabrooke and W. S. Finlay, assistant engineers. Allis-Chalmers Company; A. M. Mattice, chief enigneer; Samuel Moore, district superintendent of erection; T. T. Hubbard, engineer test; J. W. Lord, sales representative; C. A. Hoppen and C. J. Larsen, construction department; A. F. Rolf and F. Buch, electrical representatives.

East 3d st, two 6-sty tenements, 40x96, for W. Abrahams.

6TH ST.—I. Katz has sold to Berkowitz & Landsman the two 5-sty tenements 716 and 718 East 6th st, 55x97.

7TH ST.—Charles Rischon has sold 56 East 7th st, a 5-sty tenement, on lot 25x 90.10.

18TH ST.—William Henry Folsom has sold for Agnes Lynch and William G. Read, respectively, to the Adams Realty Co. 120 and 122 West 18th st, two 3-sty brick stables, each on lot 24.4x92.

30TH ST.—J. Arthur Mandeville has sold for Michael Fitzsimmons 255 West 30th st, 5-sty front and 4-sty rear tenements, on lot 25x98.9.

37TH ST.—E. Henry Eckhardt has sold, in connection with Leonard Morgan, for S. Taber Bayles the six 4-sty brick tenements 549 to 559 West 37th st, on plot 100x98.9, to Albert J. Rohe.

38TH ST.—The Fort Amsterdam Realty Co. has bought from John B. Stevens's

WANTS AND OFFERS

Advertisements for this department must reach this office not later than 4 P. M. Friday to insure insertion in Saturday's paper.

BUILDING LOANS

A large amount for Manhattan and centrally located Bronx Properties. Liberal payments.

PERMANENT LOANS

Promptly available in any amount at current rates and reasonable charges.

A. W. McLaughlin & Co.
Brokers and Dealers in Mortgages
Am. Ex. Nat. Bank Bldg., 128 B'way, Cor. Cedar

HELP WANTED—MALE—Educated young man (19) understanding stenography and typewriting, desires position in real estate office where advancement is assured. BOX 102, c/o Record and Guide.

KEEP me posted on any change in your price for property on Washington Heights. **W. D. MORGAN**
1687 Amsterdam Ave., Near 144th Street

Contractors who might wish to bid on a contract for the erection at San Juan, Porto Rico, of a three-story hotel to be built of concrete or of hollow concrete blocks run in a blocking machine on the premises (area about twenty thousand (20,000) square feet per floor), are requested to send their names and addresses to Corporate Organization & Audit Company, 30 Broad street, New York City, stating financial ability, business experience and qualifications.

BROADWAY real estate office of long standing wishes an experienced rental man for mercantile district, Canal to 23d St.; only one who has worked in this section and has some knowledge of lease expirations will be considered; entire charge given and liberal terms made with a party of ability who has the desire to improve his present position; communications strictly confidential. "RENTALS," care Record and Guide.

FOR SALE.—150 feet water front at Clifton, Staten Island, on deep water. Upland 475 feet deep, dry and level. O. JANIN, 901 Broadway.

EXPERIENCED Real Estate Broker desires a position with a first-class firm, to take charge of Renting Dept., or as salesman. Reference. "J. B.," Box 316, Record and Guide.

REAL ESTATE SALESMAN

WANTED, IN A DOWNTOWN REAL ESTATE OFFICE, AN ENERGETIC MAN TO DO OUTSIDE WORK. MUST BE OF GOOD APPEARANCE AND ADDRESS AND AI REFERENCES. COMMISSION OR SALARY BASIS. BY LETTER TO MR. EDWARDS, 17 c/o RECORD AND GUIDE.

H. L. MOXLEY & CO. require the SERVICES of a young MAN EXPERIENCED in RENTING business property. Apply Room 1119, 320 BROADWAY.

STATEN ISLAND

Acreage tracts and waterfront, 25 to 300 acres, for factory and sub-division.
Princes Bay Realty Company
1 State Street, Manhattan

To Lease

Water front property on East River, between 121st and 122d Streets—over 18 lots of high land. Bulk-headed.

Douglas Robinson, Charles S. Brown & Co.
160 BROADWAY

Collector of ability and experience by an established downtown Real Estate firm. First-class references required. Real Estate, Box No. 6, care of Record and Guide.

The Estates Settlement Co.
200 BROADWAY

Draws wills and procures probate. Attends to partitions. Loans on undivided interests or legacies. Buys estate assets for cash. Charges moderate.

TWENTY DOLLARS INSTEAD OF HUNDREDS

It costs many hundred dollars a year in materials and labor to keep and maintain an adequate system of real estate records, for immediate reference.

Twenty Dollars is all the work need cost, if you subscribe to the Quarterly Record and Guide, wherein you obtain all the records arranged so that any one of them may be referred to as easily as a word in a dictionary.

All the big brokers and Financial Institutions are subscribers. Send a postal for particulars
RECORD AND GUIDE, 14-16 Vesey St.

FIFTH ANNUAL STATEMENT

Manhattan Mortgage Company

200 Broadway, New York City

At the close of business January 31, 1906

ASSETS	LIABILITIES
Mortgages in N. Y. City.....	\$442,602.40
21,000 N. Y. City 3½% Bonds (cost)....	21,787.50
7 Shares Trust Co. of America (cost)...	4,800.00
50 Shares Title Insurance Co. of N. Y. (cost).....	7,750.00
25 Shares Mortgage Bond Co. of N. Y. (cost).....	3,000.00
Notes Receivable (secured).....	7,000.00
Accrued Interest Receivable.....	7,078.80
Cash in Banks and Trust Companies..	52,270.82
	\$546,289.52
Capital Stock:	
Preferred.....	\$150,000.00
Common.....	100,000.00
	250,000.00
SURPLUS.....	30,000.00
Undivided profits.....	2,222.14
Notes Payable.....	259,745.00
Accounts Payable.....	1,600.00
Accrued Interest Payable.....	2,549.15
Reserved for accrued tax on Mortgages	173.23
	\$546,289.52

We have carefully examined the books and records of the Manhattan Mortgage Company for the year ended January 31, 1906; and

WE HEREBY CERTIFY That the above statement is a true and correct showing of the condition of the said Company, February 1, 1906.

(Signed) LOOMIS, CONANT & CO.,

Certified Public Accountants.

DIRECTORS:

CHARLES L. ACKER	AUGUSTUS B. CARRINGTON	WILLIAM D. LEONARD
JAMES L. BENNETT	RAYMOND J. CHATRY	EMIL S. LEVI
JOHN J. BRADY	JOHN E. EUSTIS	CARLTON B. PIERCE

Lawyers Title Insurance and Trust Company

CAPITAL AND SURPLUS - \$9,500,000

TRUST AND BANKING DEPARTMENT, 59 LIBERTY ST. } MANHATTAN
TITLE DEPARTMENT.....37 LIBERTY ST. }
BROOKLYN OFFICES, 188 MONTAGUE STREET.

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

LENDS ON APPROVED STOCKS, Corporation Bonds and on Mortgages as Collateral.

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

OFFICERS

EDWIN W. COGGESHALL, President and General Manager

DAVID B. OGDEN, JOHN T. LOCKMAN, LOUIS V. BRIGHT, HENRY MORGENTHAU. } THORWALD STALLKNECHT, Treasurer	} Vice-Presidents.	HERBERT E. JACKSON, Comptroller. WALTER N. VAIL, Secretary. LEWIS H. LOSEE, Asst. Genl. Manager. ARCHIBALD FORBES, Asst. Treasurer. GEORGE A. FLEURY, FREDERICK D. REED, } Asst. Secretaries.
-------------------------------------------------------------------------------------------------------------------	--------------------	-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------

Principles of City Land Values

By **RICHARD M. HURD**, President of the Lawyers' Mortgage Insurance Co., of New York

Size, 6 x 9½ inches, 160 pp., bound in cloth, fully illustrated

Price, \$1.50. Postage, 15 cents

¶ This is the first book written on this most important subject. As the title indicates, it deals with the fundamental influences which determine urban values. The position which the author occupies has given him unusual facilities for collecting and classifying the necessary data

Record and Guide, 14-16 Vesey St., New York

estate 264 West 38th st, a 4-sty building, on lot 16.8x98.9.

38TH ST.—S. B. Goodale & Son have sold for the Radley estate 249 West 38th st, a 4-sty brick dwelling, on lot 17.4x98.9.

39TH ST.—E. V. Pescia & Co. have sold for Nora Buckley the 5-sty double tenement 312 East 39th st.

46TH ST.—The Prescott Realty Co. have sold 426 West 46th st, a 5-sty tenement, on lot 25x100.5.

47TH ST.—L. J. Phillips & Co. have sold for Susan A. Ludin 633 West 47th st, a 4-sty brick stable, on lot 25x100.5.

53D ST.—Analeata Rush has sold to a Mr. Reed 105 and 107 East 53d st, two 5-sty flats, on plot 50x100.5.

LEXINGTON AV.—J. Henry Haggerty bought from Ella Sinclair 809 Lexington av, a 4-sty brownstone dwelling. P. J. Cuskley was the broker.

1ST AV.—Pease & Elliman have sold for E. B. Corey to Joseph L. Bittenwieser 552 1st av, southeast corner of 32d st, a 5-sty triple apartment house, on lot 20x100. This property is directly opposite the Pennsylvania Railroad's new improvements.

2D AV.—Rubinger, Klinger & Co. have sold for Louis Haims 188-190 2d av, southeast corner of 12th st, a 6-sty modern tenement with stores, on plot 41x100.

NORTH OF 59TH STREET.

60TH ST.—Harry J. Douglas has sold 34 East 60th st, a 4-sty brownstone private dwelling, on lot 20x100.5, to Abraham Schwab.

61ST ST.—Sam J. Redlich has sold for the Realty Purchasing & Mortgaging Corporation to Daniel B. Freedman the 4-sty dwelling 168 East 61st st, on lot 20x100.5.

64TH ST.—Pease & Elliman have sold for A. S. Odell 304 to 310 East 64th st, on plot 100x100, 3-sty building, now used as Odell's Boarding Stable, to a company, who will occupy it for its own use.

64TH ST.—Gideon Fountain has sold 34 East 64th st, a 4-sty and basement brownstone front dwelling, on lot 17.6x100.5, adjoining the Baptist Church of the Epiphany at the southeast corner of Madison av.

65TH ST.—Charles Efros and Louis Ehrlich have resold for M. Fertig and S. Leinhard to H. Getinger 334 to 340 East 65th st, two 6-sty buildings in course of construction, each on plot 37.6x100.5.

65TH ST.—Post & Reese have sold 122 East 65th st, a 4-sty and basement brownstone front dwelling, on lot 20x100.5, for Peter A. Peterson. This parcel is within the scope of the Beekman restrictions, which insures its use for a private dwelling only.

69TH ST.—Folsom Brothers have sold for Mrs. Ellen N. Robie to a Mr. Schilling 312 East 69th st, a 3-sty brownstone dwelling, on lot 16.8x77.4.

71ST ST.—John Dovorsky has sold 414 East 71st st, a 5-sty tenement, on lot 25x100.5.

72D ST.—A. Lemerad has sold 425 East 72d st, a 4-sty tenement, with stores, on lot 25x102.2.

76TH ST.—Morris Berg has sold to H. Naschitz the 4-sty tenements 435 and 437 East 76th st, on plot 50x102.2.

77TH ST.—Pease & Elliman have sold for Sigmund Arnstein 71 East 77th st, on lot 18.9x65x102.2, 3-sty high-stoop brownstone dwelling.

78TH ST.—Bernstein & Feinberg have sold for Jackson & Stern to A. Goodman 220 to 230 East 78th st, six dwellings, on plot 80x102.2.

78TH ST.—Frederick T. Barry has sold for Henry Meyers to Charles S. Faulkner 118 and 132 East 78th st, two 3-sty dwellings, each on lot 18x102.2.

78TH ST.—John L. Martin is the buyer of 134 East 78th st, a 3-sty dwelling, on lot 16.8x102.2.

80TH ST.—Leon S. Altmayer has sold

for Peter Banner to Max and William Greene the 6-sty and basement high-class elevator apartment house known as "The Leyland," 306-308 West 80th st, between Riverside Drive and West End av.

81ST ST.—Adolph Mandel has sold 506 East 81st st, a 5-sty tenement, on lot 25x102.2.

85TH ST.—H. Siegel has sold the 6-sty apartment house, in course of construction, at 210 East 85th st, on lot 25x102.2.

86TH ST.—Frederick H. Comstock has sold 119 West 86th st, a 4-sty stone and brick dwelling, on lot 20x102.2 to Dr. Henry J. Wolf.

91ST ST.—Schindler & Liebler have sold for the Bohemian Realty Co. the 5-sty triple tenement at 305 East 91st st; also for Mamie Wessel the 4-sty double flat with stores at 2308 1st av.

101ST ST.—Simon, Wallach, Wolf & Cohn have sold for Bloch Bros. 332 East 101st st, a 7-sty tenement, on lot 25x100.11.

102D ST.—John R. Davidson sold for the New Amsterdam Realty Co. 73 West 102d st, a 5-sty triple flat, on a plot 27x100.

108TH ST.—Folsom Brothers and Reiter, Newman & Picuoli have resold for Garofola Brothers 213 to 235 East 108th st, twelve 4-sty tenements, on plot 300x100.8.

108TH ST.—Frank & Derman have sold to Samuel Goldberg the two 6-sty flats 14 to 20 East 108th st, on plot 80x100.11.

110TH ST.—Abraham Gordon has sold for Samuel Sindeband to a client of Strouse & Strauss 57 and 59 East 110th st, the 6-sty flat in course of construction, on plot 33.3x100.11.

110TH ST.—Oscar Baumann has sold for Randolph Guggenheimer the lot, 25x70.11, on the north side of 110th st, 125 ft. west of 7th av, to Joseph Oussani, who owns the lot adjoining on the west, and on the plot he will erect an apartment house.

112TH ST.—E. V. C. Pescia & Co. have sold 324 East 112th st, a 6-sty double tenement, with stores, on lot 25x100.11, for B. Goldfein to Raffaele Sicialiano.

113TH ST.—Shapiro, Levy & Starr have resold to a Mr. Brandt 117 and 119 East 113th st, a 6-sty new law flat, with stores, on plot 42.8x100.11.

114TH ST.—Simon Frank has bought from Arnold Adler 28 West 114th st, a 3-sty dwelling, on lot 17.6x100.11.

115TH ST.—Simon Fine has sold 252 West 115th st, a 5-sty flat, on lot 25x100.11, to Nichols & Blumenstock.

116TH ST.—Charles M. Anderson & Co. have sold for a Mr. Welling to Pape Brothers 64 West 116th st, a 5-sty flat, on lot 25x92.9x irregular.

119TH ST.—Comellas & Froman report the sale of 316 West 119th st, 25x100, 5-sty flat, for Henry J. Garner to David Chaves. This house has just been resold by the same broker.

121ST ST.—Simon Frank has bought 311 East 121st st, a 4-sty flat, on lot 26x100.11.

140TH ST.—Sol Brill has bought from Stefano La Sala 54 to 58 West 140th st, 6-sty apartment houses, each 41.8x99.11.

148TH ST.—Du Bois & Taylor have sold for Frank Storrs the new 3-sty and basement stone and brick dwelling 606 West 148th st, on lot 16.6x99.11.

166TH ST.—Shapiro, Levy & Starr have sold to Nasanowitz & Cohen 465 West 166th st, a 5-sty double flat, on lot 25x99.11.

175TH ST.—A. E. Schopp has sold the plot of ground 100x144 on 175th st, 50 ft. east of Audubon av, for the Misses O'Neil.

AMSTERDAM AV.—The William Rosenzweig Operating Co. has resold to Gottlieb M. Karpas the two lots on the east side of Amsterdam av, one adjoining the northeast corner of 87th st and the other adjoining the southeast corner of 88th st. The buyer will improve at once.

AMSTERDAM AV.—Garfiel & Moll have bought from the Middleboro Realty Co. the southeast corner of Amsterdam av and 163d st, a 5-sty apartment house in course of construction, on plot 99.11x45.

AMSTERDAM AV.—Gibbs & Kirby have sold for Morris Buchsbaum the northwest corner of Amsterdam av and 88th st, a 5-sty flat, on plot 100.8x30.

PARK AV.—John J. Kavanagh has sold for Annie M. Thibaut 945 Park av, a 5-sty flat, on lot 27.6x80.

ST. NICHOLAS AV.—Henry H. Dreyer has sold for Jacob Moersfelder to Moersch & Wille for improvement the northwest corner of St. Nicholas av and 179th st, a plot 50x100.

VERMILYEA AV.—W. D. Morgan has sold for Max Marx the plot, 75x150, on the east side of Vermilyea av, 100 ft. north of Isham st.

1ST AV.—Charles B. Gumb has resold 1569 1st av, a 5-sty double flat, with stores, on lot 26x75.

2D AV.—P. Fried has resold for a client 1466 2d av, a 5-sty tenement, on lot 25x90.

3D AV.—Samuel Engle has sold to F. W. Mosher 1592 3d av, a 5-sty double flat, with store, on lot 26x100.

5TH AV.—The Decker estate has sold to C. Grayson Martin 252 5th av, a 5-sty building, on lot 17.1x100, adjoining the northwest corner of 28th st.

9TH AV.—Max Marx has bought from the estate of Bronson C. and Dexter P. Rumsey, of Buffalo, the block bounded by 9th av, 208th and 209th sts and the Harlem River, a plot fronting 199.10 ft. on 9th av, 174 ft. on 209th st and 105 ft. on 208th st.

9TH AV.—Max Marx has resold to the A. B. C. Realty Co. 452 9th av, a 5-sty double flat, with frame building on rear, on lot 24.6x100, adjoining the northeast corner of 34th st.

THE BRONX.

136TH ST.—Axelrod & Sussman have sold for the Powell & Steindler Realty Co. to Haber, Dworkowitz & Haber 472 East 136th st, a 5-sty triple flat, on lot 25x100.

153D ST.—Louis Lese has bought from S. Beach Jones, as trustee, 573 East 153d st, a 4-sty double flat, on lot 25x100.

162D ST.—Charles A. Weber has sold 771 East 162d st, a 5-sty double flat, on a lot 25x100, to John Schade.

172D ST.—Shaw & Co. have sold for A. F. Bertin 719 East 172d st, a 3-sty frame dwelling, 40x130.

ANTHONY AV.—D Allen has sold to Isaac Brown the plot on the east side of Anthony av, 100 ft. north of 173d st, 50x74.

FULTON AV.—Louis Lese has bought from August and Lina Oesting 1230 Fulton av, a 4-sty double flat, on lot 27x98.

HEWITT PL.—Wolski, Olpp & Co. have sold for Louis Hartung 1103 Hewitt pl, a 2-family house, on a lot 25x120.

JACKSON AV.—Reiter & Newman have sold for George G. Dutcher the 3-sty flat situated at 705 Jackson av; also the adjoining 3-sty flat, 707 Jackson av; also sold for Mrs. Walker the 2-family house, 973 Dawson st.

JACKSON AV.—The Goodman Realty Co. has sold for Mr. James G. Patton to a client the plot, 75x80, on the west side of Jackson av, beginning 100 ft. south 158th st; also, for Mr. John F. Helmecke to Mr. Abraham Piser, 50x137, on north side 165th st, 76 ft. west of 3d av. The latter parcel connects with some other holdings of Mr. Piser on 3d av, and gives him a considerable plot suitable for a department store.

UNION AV.—Jacob Kronenberger has sold for Mr. Blumberg to Mr. Beyersdoffer 1295 Union av, a 4-sty double flat.

MISCELLANEOUS.

W. P. MANGAM, Real Estate and Loans 108 and 110 EAST 125th STREET Telephone, 222 Harlem New York City NOTARY PUBLIC

J. C. LYONS BUILDING & OPERATING COMPANY 4 AND 6 EAST 42D STREET Telephone, 6488 38th St. NEW YORK

MISCELLANEOUS.

CHARLES H. EASTON & CO. Real Estate Agents and Brokers Tel., 6420 38th St. Estates Managed 116 West 42d Street, NEW YORK Cable Address, "Cheaston, N. Y." CHARLES H. EASTON ROBERT T. MCGUSTY

DENNIS & PRESTON, INC. Real Estate MORTGAGE LOANS INVESTMENTS Telephone {7475 Cortlandt 7476 4 WARREN ST.

MISCELLANEOUS.

THOMAS DIMOND Iron Work for Building 128 WEST 33d ST., NEW YORK Works {128 West 33d St. Established 1859 137 West 32d St. Tel., 1780 Mad. Sq.

N. BRIGHAM HALL & SON Real Estate Brokers and Agents Tel., 603 Spring 681 BROADWAY

JAMES A. DOWD Tel., 1745 Bryant Real Estate and Insurance 842 SIXTH AVENUE, Near 48th Street

THE TITLE INSURANCE COMPANY, OF NEW YORK 135 Broadway, Manhattan and 203 Montague St., Brooklyn CAPITAL AND SURPLUS \$3,000,000 Examines and Insures Titles to Real Estate on Sales and Loans, and deals in Mortgages.

HARRY W. HOPTON REAL ESTATE No. 150 BROADWAY Tel., 6988 Cortlandt 6989 Cor. Liberty St.

NOTICE TO PROPERTY OWNERS.

HEARINGS FOR THE COMING WEEK. At 90-92 West Broadway. Monday, Feb. 19. Grand Boulevard, East 161st st to Mosholu Parkway, at 3 p m. Bridge at Morris Heights, at 11 a m. West 178th st, Cedar av to easterly line Putnam Division N Y C & H R R R, at 12 m. Carter av, East 173d st to Tremont av, at 2 p m. Baker av, Baychester av to city line, at 3 p m. White Plains rd, northern boundary of city to Morris Park av, at 3 p m. Storm relief sewer, at 2 p m. Tuesday, Feb. 20. West Farms rd, Bronx River to Westchester Creek, at 4 p m. Public park at Farragut st, at 2 p m. Cameron pl, Jerome av to Morris av, at 2 p m. Taylor st, Morris Park av to West Farms rd, at 2 p m. Beck st, Longwood av to Intervale av, at 3 p m. Belmont st, Inwood av to Featherbed Lane, at 3 p m. Wednesday, Feb. 21. Delancey st, Clinton st to the Bowery, at 2 p m. East 233d st, Webster av to Bronx River, at 3 p m. Creston av, Tremont av to Minerva pl, at 10 a m. Elmsere pl, Prospect av to Marion av, at 1 p m. Morris Park av, West Farms rd to Bear Swamp rd, at 1 p m. Ford st, Tiebout av to Webster av, at 1 p m. Drainage st, Boone st to Longfellow st, between Jennings and East 172d st, at 2 p m. Barry st, Leggett av to Longwood av, at 4 p m. Lawrence av, Lind av to East 167th st, at 11 a m. East 197th st, Bainbridge av to Creston av, at 11.30 a m. Bronx st, Tremont av or East 177th st to East 180th st, at 12 m. Friday, Feb. 23. Public park at Broadway and 138th st, at 11 a m. At 258 Broadway. Monday, Feb. 19. Pier 14, East River, at 10.30 a m. Delancey, Suffolk and Norfolk sts, school site, at 3 p m. Tuesday, Feb. 20. 48th st, school site, at 11 a m. 27th and 28th sts, parks, at 12 m. 157th st, school site, at 1 p m. 20th and 22d sts, North River docks, at 2 p m. Oak and James sts, school site, at 4 p m. Wednesday, Feb. 21. Bellevue Hospital, at 12 m. 129th st, school site, at 3 p m. Oak and James sts, school site, at 4 p m. Ritter pl, school site, at 4 p m. Friday, Feb. 23. Hester st, school site, at 10.30 a m. St Nicholas Park, at 3 p m. Oak and James sts, school site, at 4 p m.

AUCTION SALES OF THE WEEK.

The following is the complete list of the properties sold, withdrawn or adjourned during week ending Feb. 16, 1906, at the New York Real Estate Salesroom, 14 and 16 Vesey st. Except where otherwise stated, the properties offered were in foreclosure. Adjournment of legal sales to next week are noted under Advertised Legal Sales. *Indicates that the property described was bid in for the plaintiff's account. The total amount at the end of the list comprises the consideration in actual sales only. JOSEPH P. DAY. 1st av, Nos 1135 and 1137, w s, 68.5 n 62d st, 32x64, 5-sty brk tenement and store. Withdrawn

JOSEPH P. DAY Real Estate AUCTIONEER AND APPRAISER MAIN OFFICE: 258 BROADWAY AGENCY DEPT.: 932 EIGHTH AVENUE

124th st, No 354, s s, 118.6 w 1st av, 18x100.11, 3-sty stone front dwelling; partition. Solomon Simon 9,375 Wall st, No 112, n s, 96.6 e Front st, 22.1x 72.10x23x72, 7-sty bldg. (Taxes, &c, \$209.51.) John H Low 76,000

JOHN L. PARISH. 2d av, No 1128, e s, 50.2 n 59th st, 25.3x76.7, 5-sty brk tenement and store. (Amt due, \$22,658.40; taxes, &c, \$735.86.) Lowenfeld & Prager 30,850 *Fox st, No 1048, e s, about 385.9 n 165th st, 18.9x100, 3-sty brk tenement. Edw H Griffin exr. (Amt due, \$8,959.73; taxes, &c, \$900.) 6,000

JAMES L. WELLS. 71st st, No 433, n s, 175 w Av A, 25x102.2, 1-sty frame tenement and 2-sty frame tenement on rear. Administrator's sale. Golde & Cohen 10,100

SAMUEL GOLDSTICKER. Mangin st, No 10, e s, 75 s Broome st, 25x 51.6, 3-sty brk and frame tenement; voluntary. Withdrawn

PHILIP A. SMYTH. 144th st, No 511, n s, 150.3 w Amsterdam av, 16.6x99.11, 3-sty brk dwelling. (Amt due, \$10,569.12; taxes, &c, \$452.72.) Edgar Logan 11,100

(At Bronx Salesroom.) JULIUS H. HAAS. 181st st, s s, block front between Jerome and Walton avs. 200x200.6x205.6x153, vacant; voluntary sale. T Channon Press 42,000 Total 185,425 Corresponding week, 1905 161,375 Jan. 1, 1906, to date 3,761,067 Corresponding period 1905 3,240,116

FORT AMSTERDAM REALTY COMPANY Real Estate Operators 128 BROADWAY Telephones 5163 Cortlandt 5164

Real Estate Mortgages For Sale at all times, netting 4 1/2 and 5% on choicest security, appraised and approved for Company's own funds. Attorneys' Inspection Invited. Mc Vickar, Gaillard Realty Company 42 Broadway

FELLMAN, E. Lots, Lots Wanted 320 BROADWAY and 214th ST. & BROADWAY

ADVERTISED LEGAL SALES.

Sales to be held at Real Estate Exchange, 14 and 16 Vesey st, except as elsewhere stated. Feb. 17. No Legal Sales advertised for this day. Feb. 19. Liberty st, Nos 138 and 140, s s, 20.4 w Washington st, 50x55, 5-sty brk loft and store building. Sheriff's sale of all right, title, &c, which Henry G Julian, Jr, had on Oct 25, 1905, or since; Chas E Travis, att'y, 25 Broad st. By Joseph P. Day. 136th st, No 247, n s, 289 e 8th av, 17x99.11, 3-sty brk dwelling. Anna C Stephens agt Andrew B Carton et al; James E Carpenter, att'y, 90 West Broadway; Lyttleton Fox, ref. (Amt due, \$12,451.65; taxes, &c, \$342.73.) By Joseph P. Day. 34th st, No 160, s s, 71 e 7th av, 29x24.9, 1/6 part, 4-sty stone front tenement. 34th st, No 158, s s, 100 e 7th av, 18.6x98.9, 1/6 part, 4-sty stone front tenement and store. Henry Brenner agt Jane or Jennie P Burr; Leonard Bronner, att'y, 309 Broadway; Frederick G Wetterau, ref. (Amt due, \$6,401.44; taxes, &c, \$-.) Mort recorded May 16, 1903. By Bernard Smyth & Sons. Feb. 20. 5th av, s e cor 107th st, 100.11x100; vacant. The Mutual Life Ins Co of N Y agt Samuel Schwab et al; Richardson & Rasquin, att'ys, 34 Nassau st; Algernon S Norton, ref. (Amt due, \$104,308.50; taxes, &c, \$1,863.13.) Mort recorded April 7, 1905. By Joseph P. Day. Feb. 21. Zulett av, s s, 375 e Mapev av, 25x100. Westchester. Fred M Weiss agt Rose Steiber et al; Palmieri & Wechsler, att'ys, 61 Park Row; Martin H Vogel, ref. (Amt due, \$2,409.35; taxes, &c, \$105.) Mort recorded July 7, 1897. By Joseph P. Day. Ludlow st, No 97, s w cor Delancey st, 11.7x 87.6, vacant. Morris Weinstein agt Hugo E Distelhurst et al; Eisman & Levy, att'ys, 135 Broadway; Sylvester L H Ward, ref; partition. By Joseph P. Day. Feb. 23. 38th st, No 308, s w s, 150 n w 8th av, 25x98.9, 4-sty brk tenement and store. Sheriff's sale of all right, title, &c, which Randolph M Newman had on April 30, 1901, or since; Albert Falk, att'y, 35 Nassau st; Nicholas J Hayes, sheriff. By Joseph P. Day. William st, No 118, s e s, 89.5 n e John st, 25.2x126.7x27.1x125.2, 3-sty brk loft and store building. Hyman Sonn et al agt John S Kennedy, exr, &c, et al; Wolf, Kohn & Ullman, att'ys, 203 Broadway; Joseph C Levi, ref; partition. By Bernard Smyth & Sons. Feb. 24. No Legal Sales advertised for this day. Feb. 26. 27th st, No 125, n s, 300 w 6th av, 25x98.9, 4-sty brk tenement and 3-sty brk tenement on rear. Sheriff's sale of all right, title, &c, which Henry C Rover had on Nov 29, 1905, or since; H A & C E Heydt, att'ys, 27 William st; Nicholas J Hayes, sheriff. By J Barry Lounsberry.

How to Judge of a Building. IS THE DESIGN GOOD OR BAD, AND WHY? "Principles of Architectural Composition" BY JOHN BEVERLY ROBINSON, treats of these matters. It is a book for Architects, Builders and the General Reader. All who BUILD ought to read it. It is not technical. 300 ILLUSTRATIONS. PRICE, \$1.50. ARCHITECTURAL RECORD CO., 14 and 16 Vesey St.

A. J. WALDRON

REAL ESTATE 1113 Bedford Avenue BROOKLYN Telephone 708 Bedford

We can sell your real estate no matter where located. Send us full particulars of what you have for sale, to let or exchange. Write or phone us what you are looking for.

Official Legal Notices.

ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD OF January 24, to February 6, 1906, of the confirmation by the Board of Assessors and the entering in the Bureau for the Collection of Assessments and Arrears, of Assessment for LOCAL IMPROVEMENTS IN THE BOROUGH OF THE BRONX. 24TH WARD, SECTION 11. MACOMB'S ROAD—SEWER between Jerome Avenue and Aqueduct Avenue. 181ST STREET—REGULATING, GRADING, CURBING, FLAGGING, AND LAYING CROSSWALKS FROM Jerome Avenue to Aqueduct Avenue.

HERMAN A. METZ,
Comptroller.

City of New York, January 23, 1906.

ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD OF January 24, to February 6, 1906, of the confirmation by the Board of Assessors and the entering in the Bureau for the Collection of Assessments and Arrears, of Assessment for LOCAL IMPROVEMENTS IN THE BOROUGH OF MANHATTAN. 12TH WARD, SECTION 7. ST. NICHOLAS AVENUE—SEWER, west side, between 183d and 184th Streets.

HERMAN A. METZ,
Comptroller.

City of New York, January 23, 1906.

ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD OF February 2 to February 15, 1906, of the confirmation by the Supreme Court and the entering in the Bureau for the Collection of Assessments and Arrears, of Assessments for OPENING AND ACQUIRING TITLE to the following named Avenue IN THE BOROUGH OF THE BRONX. 24TH WARD, SECTION 11. BASSFORD AVENUE—OPENING, from East 182d Street to 3d Avenue. Confirmed January 11, 1906; entered January 31, 1906.

HERMAN A. METZ,
Comptroller.

City of New York, January 31, 1906.

Attention is called to the Advertisement in the City Record of February 8 to 23d, 1906, of the confirmation by the Supreme Court, and the entering in the Bureau for the Collection of Assessments and Arrears, of Assessment for OPENING AND ACQUIRING TITLE to the following named Street and Avenue IN THE BOROUGH OF THE BRONX:

23d WARD, SECTION 9. EAST 168TH STREET—OPENING (formerly Charles Street), from River Avenue to the Concourse. Confirmed November 24, 1905; entered February 7, 1906. 23d WARD, SECTIONS 9 and 11. SHERMAN AVENUE—OPENING, from East 165th Street to East 168th Street. Confirmed November 24, 1905; entered February 7, 1906.

HERMAN A. METZ,
Comptroller.

City of New York, February 7, 1906. (24,831)

ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD OF February 9 to 24th, 1906, of the confirmation by the Board of Revision of Assessments, and the entering in the Bureau for the Collection of Assessments and Arrears, of Assessments for LOCAL IMPROVEMENTS IN THE BOROUGH OF MANHATTAN.

12TH WARD, SECTION 8. WEST 156TH STREET—REGULATING, GRADING, CURBING AND FLAGGING from Boulevard Lafayette to Riverside Drive. WEST 157TH STREET—REGULATING, GRADING, CURBING AND FLAGGING, from Boulevard Lafayette to Riverside Drive.

HERMAN A. METZ,
Comptroller.

City of New York, February 8, 1906. (24860-3t)

ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD OF February 9 to 24th, 1906, of the confirmation by the Board of Revision of Assessments, and the entering in the Bureau for the Collection of Assessments and Arrears, of Assessments for LOCAL IMPROVEMENTS IN THE BOROUGH OF THE BRONX.

23d WARD, SECTION II. WEEKS AVENUE—REGULATING, GRADING, CURBING AND FLAGGING? AND LAYING CROSSWALKS from Claremont Park to the Grand Boulevard and Concourse. MACOMBS ROAD—SEWER between Inwood Avenue and Macombs Dam Road, and in MACOMBS DAM ROAD between Macombs Road and West 170th Street.

HERMAN A. METZ,
Comptroller.

City of New York, February 8, 1906. (24867-3t)

ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD OF February 14 to 28, 1906, of the confirmation by the Supreme Court, and the entering in the Bureau for the Collection of Assessments and Arrears of Assessments for OPENING AND ACQUIRING TITLE to the following named Streets IN THE BOROUGH OF THE BRONX:

24TH WARD, SECTION 11. ROCKWOOD STREET—OPENING, from Walton Avenue to Grand Boulevard and Concourse. Confirmed June 3, 1903; entered February 13, 1906. EAST 178TH STREET—OPENING, from Lafontaine Avenue to Hughes Avenue. Confirmed March 13, 1903; entered February 13, 1906.

HERMAN A. METZ,
Comptroller.

(24912) City of New York, February 13, 1906.

ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD OF February 14 to 28, 1906, of the confirmation by the Supreme Court, and the entering in the Bureau for the Collection of Assessments and Arrears of Assessments for OPENING AND ACQUIRING TITLE to the following named Street in the BOROUGH OF QUEENS:

1ST WARD. ELM STREET—OPENING, from DeBevoise Avenue to East River. Confirmed November 23, 1905; entered February 13, 1906.

HERMAN A. METZ,
Comptroller.

(24924) City of New York, February 13, 1906.

HERBERT A. SHERMAN

REAL ESTATE AUCTIONEER, BROKER APPRAISER, AGENT

GROUND FLOOR ASTOR BUILDING
9 Pine and 10 Wall St.,
Uptown Office, 530 and 532 FIFTH AVENUE
Corner 44th St., under 5th Ave. Bank
Tel. Connections. Private Wire Between Offices

Official Notices.

THE CITY OF NEW YORK, DEPARTMENT OF TAXES AND ASSESSMENTS, MAIN OFFICE, BOROUGH OF MANHATTAN, NO. 230 BROADWAY, STEWART BUILDING, JANUARY 8TH, 1906.

NOTICE IS HEREBY GIVEN, as required by the Greater New York Charter, that the books called "The Annual Record of the Assessed Valuation of Real and Personal Estate of the Boroughs of Manhattan, The Bronx, Brooklyn, Queens and Richmond, comprising the City of New York," will be opened for examination and correction on the second Monday of January, and will remain open until the

FIRST DAY OF APRIL, 1906.
During the time that the books are open to public inspection, application may be made by any person or corporation claiming to be aggrieved by the assessed valuation of real or personal estate to have the same corrected.

In The Borough of Manhattan, at the Main Office of the Department of Taxes and Assessments, No. 230 Broadway.

In The Borough of The Bronx, at the office of the Department, Municipal Building, One Hundred and Seventy-seventh Street and Third Avenue.

In The Borough of Brooklyn, at the office of the Department, Municipal Building.

In The Borough of Queens, at the office of the Department, Hackett Building, Jackson Avenue and Fifth Street, Long Island City.

In The Borough of Richmond, at the office of the Department, Masonic Building, Stapleton.

Corporations in all the Boroughs must make application only at the main office in the Borough of Manhattan.

Applications in relation to the assessed valuation of personal estate must be made by the person assessed at the office of the Department in the Borough where such person resides, and in the case of a non-resident carrying on business in the City of New York, at the office of the Department of the Borough where such place of business is located, between the hours of 10 A. M. and 2 P. M. except on Saturday, when all applications must be made between 10 A. M. and 12 noon.

FRANK A. O'DONNELL,
President;

JOHN J. BRADY,
FRANK RAYMOND,

JAMES H. TULLY,

N. MULLER,

CHAS. PUTZEL,

SAM'L STRASBOURGER.

Commissioners of Taxes and Assessments.

DEPARTMENT OF DOCKS AND FERRIES.
Feb. 6, 1906.

Sealed bids or estimates for duplicate parts for Municipal Ferryboats (946) and for Granite Stone (978) will be received by the Commissioner of Docks at Pier "A," Battery Place, until 2 o'clock p. m., February 23d, 1906. For particulars see City Record. (24,824)

DEPARTMENT OF DOCKS AND FERRIES.
Feb. 5, 1906.

Sealed bids or estimates for Anthracite Coal (972) will be received by the Commissioner of Docks at Pier "A," Battery Place, until 2 o'clock p. m., February 19th, 1906.

For particulars see City Record. (24,792)

Office of the Register of the County of New York, 116 Nassau Street, Borough of Manhattan, New York City.

SEALED BIDS OR ESTIMATES will be received by the Register of New York County, at the above office, until 11 o'clock a. m. on February 26, 1906, to furnish and deliver to the office of the said Register of the County of New York, at 116 Nassau Street, in said City, and install in location or locations to be designated by the said Register, fifty-four (54) book typewriting machines, together with fifty-four (54) suitable roll-top desks for the same.

For full particulars see City Record.

FRANK GASS,
Register.
(24846-3t)

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

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

MONDAY, FEBRUARY 19, 1906.

Boroughs of Manhattan and The Bronx.
No. 1. For furnishing and delivering lime, sand, cement, fire clay, fire brick, brick, etc.

No. 2. For furnishing and delivering steam and hydraulic packing.

No. 3. For furnishing, delivering and storing anthracite coal in the following amount: 6,000 gross tons of egg size anthracite coal.

For full particulars see City Record.

WILLIAM B. ELLISON,
Commissioner.
(24853-2t)

Dated February 6, 1906.

Bellevue and Allied Hospitals, Department of New York City, Twenty-sixth Street and First Avenue, Borough of Manhattan, The City of New York.

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

MONDAY, FEBRUARY 26, 1906.

For meats, and for hoisting, weighing, trimming and carting of about 7,000 tons of coal from Pier foot of East Twenty-eighth street, south side, to bin at Bellevue Hospital, a distance of about 500 feet, and also furnishing a guy holder.

For full particulars see City Record.

JOHN W. BRANNAN,
President, Board of Trustees, Bellevue and Allied Hospitals.

(24902)

Official Notices.

Headquarters of the Fire Department of the City of New York, Nos. 157 and 159 East Sixty-seventh Street, Borough of Manhattan, the City of New York.

SEALED BIDS OR ESTIMATES will be received by the Fire Commissioner at the above office until 10.30 o'clock a. m., on

MONDAY, FEBRUARY 19, 1906,
Boroughs of Manhattan and The Bronx.
No. 1. FOR FURNISHING AND DELIVERING BLANKETS, SHEETS, PILLOW CASES AND COUNTERPANES.

For full particulars see City Record.

JOHN H. O'BRIEN,
Fire Commissioner.
(24891)

Dated February 6, 1906.

Headquarters of the Fire Department of the City of New York, Nos. 157 and 159 East Sixty-seventh Street, Borough of Manhattan, the City of New York.

SEALED BIDS OR ESTIMATES will be received by the Fire Commissioner at the above office until 10.30 o'clock a. m., on

MONDAY, FEBRUARY 19, 1906,
Borough of Richmond.

No. 2. FOR FURNISHING ALL THE LABOR AND FOR ADDITIONS AND ALTERATIONS TO VOLUNTEER FIRE ENGINE COMPANY BUILDING FOR QUARTERS OF HOOK AND LADDER COMPANY 102, LOCATED ON CANAL STREET, STAPLETON, BOROUGH OF RICHMOND.

No. 3. FOR ADDITIONS AND ALTERATIONS TO BUILDING OF EUREKA ENGINE COMPANY 2 FOR QUARTERS OF ENGINE COMPANY 201, LOCATED ON THE SOUTHWEST CORNER OF BUTLER AND ELLIOTT AVENUES, TOTTEVILLE, STATEN ISLAND, BOROUGH OF RICHMOND.

For full particulars see City Record.

JOHN H. O'BRIEN,
Fire Commissioner.
(24895)

Dated February 6, 1906.

Police Department of The City of New York, No. 300 Mulberry Street.

SEALED BIDS OR ESTIMATES will be received by the Police Commissioner of the Police Department of The City of New York at the above office until 10 o'clock A. M. on

WEDNESDAY, FEBRUARY 28, 1906.

No. 1. For furnishing and delivering plumbing, roofing, paints, oils, hardware and boat supplies.

No. 2. For furnishing and delivering horse equipments, harness and stable supplies.

For full particulars see City Record.

THEODORE A. BINGHAM,
Police Commissioner.
(24975)

Dated February 14, 1906.

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

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

WEDNESDAY, FEBRUARY 28, 1906.

Borough of Brooklyn.
No. 1. For furnishing and delivering wrought iron and brass pipe, fittings, valves, boiler tubes, etc.

No. 2. For furnishing and delivering brass composition castings.

No. 3. For furnishing and delivering cotton waste.

No. 4. For furnishing and delivering lumber.

No. 5. For furnishing and delivering lubricating and illuminating oils and lubricating grease.

No. 6. For furnishing, delivering and laying water mains and appurtenances in Blake and Fountain avenues, Borough of Brooklyn.

For full particulars see City Record.

WILLIAM B. ELLISON,
Commissioner.
(24970)

Dated February 14, 1906.

Police Department of The City of New York, No. 300 Mulberry Street.

SEALED BIDS OR ESTIMATES will be received by the Police Commissioner of the Police Department of The City of New York at the above office until 10 o'clock A. M. on

WEDNESDAY, FEBRUARY 28, 1906.

No. 1. For furnishing and delivering building materials.

No. 2. For furnishing and delivering telegraph and telephone supplies.

For full particulars see City Record.

THEODORE A. BINGHAM,
Police Commissioner.
(24981)

Dated February 14, 1906.

Record and Guide Quarterly

The annual number of the Record and Guide Quarterly contains all the legal records for the past year concerning real estate and projected buildings, arranged alphabetically and numerically, with invaluable annotations. These are supplemented by tables of important transactions, with typical prices, covering the past quarter of a century or more, accompanied by expert comments; also by a list of realty corporations created during the past two years, with officers and the enterprises in which they are engaged. The whole makes a volume of reference which no real estate man can afford to be without. It should be on every desk and in every library. Its cost is as nothing compared to its value as a time-saver. This important work can be obtained, with three quarterly numbers, for the comparatively small sum of \$20. It is published by the Record and Guide, at Nos. 14 and 16 Vesey St., where interested parties may see it and have its uses explained to them. If you cannot call, drop a postal card to the Publisher, or call him up on telephone, 3157 Cortlandt.

CONVEYANCES

Whenever the letters Q. C., C. a. G. and B. & S. occur, preceded by the name of the grantee, the mean as follows:

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

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

3d.—B. & S. is an abbreviation for Bargain and Sale deed, wherein, although the seller makes no expressed consideration, and thus impliedly claims to be the owner of it. The street or avenue numbers given in these lists are, in all cases, taken from the insurance maps when they are not mentioned in the deeds. The numbers, it will occasionally be found, do not correspond with the existing ones, owing to there having been no official designation made of them by the Department of Public Works.

4th.—The first date is the date the deed was drawn. The second date is the date of filing same. When both dates are the same, only one is given.

5th.—The figures in each conveyance, thus, 2:482—10, denote that the property mentioned is in section 2, block 482, lot 10.

6th.—It should also be noted in section and block numbers that the instrument as filed is strictly followed.

7th.—A \$20,000—\$30,000 indicates the assessed value of the property, the first figures being for the lot only, and the second figures representing both lot and building. Letter P before 2d figures indicates that the property is assessed as in course of construction.

February 9, 10, 13, 14 and 15.

BOROUGH OF MANHATTAN.

Beaver st, No 45, n s, 161.10 e Broad st, 22.6x116x19.10x117.3, 5-sty brk loft and store building. Edward La Montagne to John G McCullough, of Bennington, Vt, and Frederic B Jennings, New York. Mort \$45,000. Feb 10. Feb 14, 1906. 1:25—42. A \$75,000—\$90,000. other consid and 100

Bleecker st, No 343, old No 325, e s, 51.10 s 10th st, runs e 36.1 x s 23 x w 32.6 to st, x n 23.2 to beginning, 3-sty frame brk front tenement and store. Bertha H Lowndes et al to Morris Weinstein. Jan 23. Feb 13, 1906. 2:619—53. A \$6,000—\$7,000. other consid and 100

Broad st, No 41, e s, 194.3 n Beaver st, 20.3x119.3x31.2x128.1, 4-sty brk office and store building. Geo A Hazeltine to Harry L Toplitz. Mort \$150,000. Feb 12. Feb 14, 1906. 1:25—10. A \$164,000—\$180,000. other consid and 100

Broome st, No 497, s s, 20.10 e West Broadway, 20.10x64.3x20.10x 64.5, 4-sty brk loft and store building. Moser Arndtstein to Jere J Griffin. Mort \$20,000. Feb 14, 1906. 2:475—13. A \$14,000—\$15,000. other consid and 100

Broome st, No 194 | n e cor Suffolk st, 25x75.
Suffolk st, Nos 64 and 66 |

Broome st, No 192, n s, 25x75. 6-sty brk tenement and store. Louis Reiner to Louis Minsky. Mort \$80,000. Feb 8. Feb 9, 1906. 2:347—35 and 36. A \$30,000— other consid and 100

Broome st, Nos 295 to 299, s s, 43.11 w Eldridge st, 65.11x87.7x 65.9x87.11, two 7-sty brk tenements and stores. Isidor Leipzig to Solomon Rosenfeld. Mort \$111,500. Feb 15, 1906. 2:418—40 and 42. A \$48,000—\$110,000. other consid and 100

Canal st, Nos 411 to 415 | n e cor Sullivan st, runs e 58.1 x n 82.4 Sullivan st, Nos 1 and 3 | x e 13.5 x n 23.6 x w 85.4 to st, x s 93.8 to beginning, four 3-sty brk tenements and stores. Julia A Callahan to Alexander M Powell. Mort \$55,000. Feb 14. Feb 15, 1906. 1:227—38 to 41. A \$56,300—\$68,000. other consid and 100

Dey st, No 48, n s, 174.3 e Greenwich st, 18.11x78, 5-sty stone front loft and store building. Alvan W Perry to Ross A Mackay. C a G. Mort \$27,000. Feb 13, 1906. 1:81—9. A \$18,900—\$27,500. other consid and 100

Dey st, No 40, n s, 98.6 w Church st, 24.11x76.10, 5-sty stone front loft and store building. PARTITION. Samson Lachman (ref) to Josephine J S Wendel. Mar 25, 1904. Feb 13, 1906. 1:81—5. A \$25,000—\$36,500. 50,000

Eldridge st, No 218, e s, 49.6 s Stanton st, 24.6x87.6, 5-sty brk tenement and store. Irving Bachrach et al to Abraham Halprin, Mendel Diamondston and Jacob Levin. Mort \$31,500. Feb 13. Feb 14, 1906. 2:416—12. A \$16,000—\$25,000. other consid and 100

Eldridge st, No 220, e s, 25 s Stanton st, 24.6x88.7, 5-sty brk tenement and store. Irving Bachrach et al to Abraham Halprin, Mendel Diamondston and Jacob Levin. Feb 13. Feb 14, 1906. 2:416—13. A \$16,000—\$25,000. other consid and 100

Front st, No 27, s s, abt 50 e Broad st, 28.5x67.6x28.4x65.4, 4-sty brk loft and store building, also 7 ft sq in n e cor of lot on which stands 4-sty brk store No 117 Broad st, and adj s e cor of premises on Front st.

Broad st, Nos 113½ and 115, | s e cor Front st, 62.7x47x65.4x48, on map Nos 113 and 115 | 4-sty brk office building.
Front st, No 25

Stephen D Pyle to Dow Realty Co. Feb 13, 1906. 1, 5, 9 and 10. A \$45,500—\$58,000. other consid and 100

Front st, No 1, s s, abt 38 e Whitehall st, 33.5x110x39.5x110.2, vacant. FORECLOS. Chas P Blaney (ref) to Eliz H Jaques. Feb 13, 1906. 1:4, 14. A \$24,500—\$24,500. 33,250

Great Jones st, No 38, n s, 207.1 e Lafayette pl, 19.11x100.3x19.5x 100.3, 4-sty brk tenement and store. Tony Wamser to Gustav and Richard Jost. Mort \$20,000. Feb 13. Feb 14, 1906. 2:531—52. A \$22,000—24,000. other consid and 100

Hamilton pl | s w cor 144th st, runs w 125 x s 99.11 x w 50 x s 143d st | 99.11 to n s 143d st, x e — to pl, x n e — to begin-
144th st | ning, vacant.
Broadway | s e cor 144th st, 199.10 to n s 143d st, x100, vacant.
143d st |
144th st |

143d st, n s, 175 w Hamilton pl, 75x99.11, vacant. Herman Fichter et al to Realty Transfer Co. Mort \$439,313.78. Feb 2. Feb 15, 1906. 7:2075. other consid and 100

Same property. Realty Transfer Co to John V Signall Company, a corporation. Mort \$439,313.78. Feb 2. Feb 15, 1906. 7:2075. other consid and 100

Harrison st, No 48 (old No 37), n s, 74 w Washington st, 21x75, 5-sty brk loft and store building. Alfred G Reeves and ano EXRS Annie S Miller to Morris Goldstein. Feb 9. Feb 15, 1906. 1:183—21. A \$10,100—\$18,000. 27,000

Houston st, No 308, n s, abt 92 e Av B, 22.6x113.3x22.7x110.6, e s, 5-sty brk tenement and store and 4-sty brk tenement on rear. Claus Kuck EXR Jennie B G S Schmidt to George Mar-

graf, Minnie Germann and Emily Agne, N Y, and George Margraf and Geo A Germann EXRS, &c, Henrietta Margraf decd for benefit Conrad H Muth. Jan 24. Feb 9, 1906. 2:384. 1,500

Same property. Claus Kuck DEVISEE Jennie B G S Schmidt to same. All title. B & S. Jan 24. Feb 9, 1906. 2:384—61. A \$19,000—\$26,000. nom

Same property. Sophia Mohrmann et al DEVISEES Jennie B G S Schmidt to same. All title. B & S. Jan 29. Feb 9, 1906. 2:384. nom

Hudson st, No 455, w s, 75 s Barrow st, 25x100, 2-sty brk tenement and store. Daniel E O'Neil to Pincus Lowenfeld and Wm Prager. Feb 13. Feb 14, 1906. 2:603—66. A \$17,000—\$18,000. nom

Irving pl, No 50, s e cor 17th st, 27x90, 3-sty brk dwelling. Julius Braun to Geo P Brett. Mort \$33,000. Feb 13, 1906. 3:872.—57. A \$34,000—\$40,000. nom

Irving pl | s w cor 17th st, 19x60, 3 and 4-sty brk dwelling.
17th st, No 122 | Francis H Macy, Jr, and ano EXRS Sarah L Macy to Algernon S Bell. Feb 15, 1906. 3:872—65. A \$21,000—\$25,000. 30,500

Jumel Terrace, n w cor 160th st, 75x94x76.3x80, vacant. James Jordan to Thos P Neville. Feb 7. Feb 13, 1906. 8:2109—68 to 70. A \$12,000—\$13,200. nom

Madison st, No 350, s s, 216.5 e Scammel st, 23.6x95.1, 5-sty brk tenement and store. Davis Cutler et al to Samuel and Harry Lippman. Mort \$16,400. Jan 31. Feb 13, 1906. 1:266—63. A \$11,000—\$14,000. other consid and 100

Madison st, No 101, n s, abt 218 w Market st, 25x100, 4-sty brk tenement and store and 5-sty brk tenement on rear. William Hyman et al to Harry Gutstein and Simon Goodstein. Mort \$33,100. Feb 9, 1906. 1:277—14. A \$17,000—\$25,000. other consid and 100

Monroe st, Nos 27 and 29, n s, 376.10 e Catherine st, 49.8x100.6x 50x100.7, 6-sty brk tenement and store. Hyman A Brody et al to Moze Koslow. Mort \$80,250. Feb 15, 1906. 1:276—14. A \$32,000—\$70,000. other consid and 100

Monroe st, Nos 184 and 186 | s e cor Montgomery st, 60x20, 3 and Montgomery st, No 55 | 4-sty brk tenements and stores. William Horrmann et al EXRS August Horrmann to Georgiana Mac-lay. Feb 3. Feb 15, 1906. 1:259—51. A \$9,000—\$12,000. 23,000

Same property. Release dower. Pauline Horrmann widow to same. Feb 10. Feb 15, 1906. 1:259—51. A \$9,000—\$12,000. nom

Mott st, No 162, e s, abt 135 s Broome st, 25x106, 5-sty brk tenement and store. Cornelia McKay to Joseph Faggelle. Mort \$33,000. Feb 14, 1906. 2:470—6. A \$15,000—\$24,000. other consid and 100

Oliver st, No 42, e s, 58.8 s Madison st, 30.1x72.2x29.9x75, 5-sty brk tenement and store.

Oliver st, No 44, e s, 88.9 s Madison st, 30.1x69x29.10x72.2, 5-sty brk tenement and store.

Abraham Dan et al to Morris Levy and Jacob Lapinsky. Mort \$42,000. Feb 14. Feb 15, 1906. 1:278—53 and 54. A \$28,000—\$52,000. 100

Orchard st, No 190, e s, abt 145 s Houston st, 25x87.6, 5-sty stone front tenement and store. Simon Grun to Abraham Leipziger. Mort \$22,750. Feb 15, 1906. 2:412—10. A \$16,000—\$24,000. other consid and 100

Park pl, Nos 35 to 41, n s, 77 w Church st, 100x90.2, two 5-sty stone front loft and store buildings. Amelia T Worthington and ano TRUSTEES Wm H Milton to Isaac C Kiggins, of Elizabeth, N J. Feb 2. Feb 9, 1906. 1:126—4 and 6. A \$115,400—\$190,000. other consid and 100

Park pl, Nos 35 to 41, n s, 77 w Church st, 100x90.2, two 5-sty stone front loft and store buildings. Amelia T Worthington and ano TRUSTEES Wm H Milton to Isaac C Kiggins, of Elizabeth, N J. Feb 2. Feb 9, 1906. 1:126—4 and 6. A \$115,400—\$190,000. other consid and 100

Park pl, Nos 35 to 41, n s, 77 w Church st, 100x90.2, two 5-sty stone front loft and store buildings. Amelia T Worthington and ano TRUSTEES Wm H Milton to Isaac C Kiggins, of Elizabeth, N J. Feb 2. Feb 9, 1906. 1:126—4 and 6. A \$115,400—\$190,000. other consid and 100

Park pl, Nos 35 to 41, n s, 77 w Church st, 100x90.2, two 5-sty stone front loft and store buildings. Amelia T Worthington and ano TRUSTEES Wm H Milton to Isaac C Kiggins, of Elizabeth, N J. Feb 2. Feb 9, 1906. 1:126—4 and 6. A \$115,400—\$190,000. other consid and 100

Park pl, Nos 35 to 41, n s, 77 w Church st, 100x90.2, two 5-sty stone front loft and store buildings. Amelia T Worthington and ano TRUSTEES Wm H Milton to Isaac C Kiggins, of Elizabeth, N J. Feb 2. Feb 9, 1906. 1:126—4 and 6. A \$115,400—\$190,000. other consid and 100

Park pl, Nos 35 to 41, n s, 77 w Church st, 100x90.2, two 5-sty stone front loft and store buildings. Amelia T Worthington and ano TRUSTEES Wm H Milton to Isaac C Kiggins, of Elizabeth, N J. Feb 2. Feb 9, 1906. 1:126—4 and 6. A \$115,400—\$190,000. other consid and 100

Park pl, Nos 35 to 41, n s, 77 w Church st, 100x90.2, two 5-sty stone front loft and store buildings. Amelia T Worthington and ano TRUSTEES Wm H Milton to Isaac C Kiggins, of Elizabeth, N J. Feb 2. Feb 9, 1906. 1:126—4 and 6. A \$115,400—\$190,000. other consid and 100

Park pl, Nos 35 to 41, n s, 77 w Church st, 100x90.2, two 5-sty stone front loft and store buildings. Amelia T Worthington and ano TRUSTEES Wm H Milton to Isaac C Kiggins, of Elizabeth, N J. Feb 2. Feb 9, 1906. 1:126—4 and 6. A \$115,400—\$190,000. other consid and 100

Park pl, Nos 35 to 41, n s, 77 w Church st, 100x90.2, two 5-sty stone front loft and store buildings. Amelia T Worthington and ano TRUSTEES Wm H Milton to Isaac C Kiggins, of Elizabeth, N J. Feb 2. Feb 9, 1906. 1:126—4 and 6. A \$115,400—\$190,000. other consid and 100

Park pl, Nos 35 to 41, n s, 77 w Church st, 100x90.2, two 5-sty stone front loft and store buildings. Amelia T Worthington and ano TRUSTEES Wm H Milton to Isaac C Kiggins, of Elizabeth, N J. Feb 2. Feb 9, 1906. 1:126—4 and 6. A \$115,400—\$190,000. other consid and 100

Park pl, Nos 35 to 41, n s, 77 w Church st, 100x90.2, two 5-sty stone front loft and store buildings. Amelia T Worthington and ano TRUSTEES Wm H Milton to Isaac C Kiggins, of Elizabeth, N J. Feb 2. Feb 9, 1906. 1:126—4 and 6. A \$115,400—\$190,000. other consid and 100

Park pl, Nos 35 to 41, n s, 77 w Church st, 100x90.2, two 5-sty stone front loft and store buildings. Amelia T Worthington and ano TRUSTEES Wm H Milton to Isaac C Kiggins, of Elizabeth, N J. Feb 2. Feb 9, 1906. 1:126—4 and 6. A \$115,400—\$190,000. other consid and 100

Park pl, Nos 35 to 41, n s, 77 w Church st, 100x90.2, two 5-sty stone front loft and store buildings. Amelia T Worthington and ano TRUSTEES Wm H Milton to Isaac C Kiggins, of Elizabeth, N J. Feb 2. Feb 9, 1906. 1:126—4 and 6. A \$115,400—\$190,000. other consid and 100

Park pl, Nos 35 to 41, n s, 77 w Church st, 100x90.2, two 5-sty stone front loft and store buildings. Amelia T Worthington and ano TRUSTEES Wm H Milton to Isaac C Kiggins, of Elizabeth, N J. Feb 2. Feb 9, 1906. 1:126—4 and 6. A \$115,400—\$190,000. other consid and 100

Park pl, Nos 35 to 41, n s, 77 w Church st, 100x90.2, two 5-sty stone front loft and store buildings. Amelia T Worthington and ano TRUSTEES Wm H Milton to Isaac C Kiggins, of Elizabeth, N J. Feb 2. Feb 9, 1906. 1:126—4 and 6. A \$115,400—\$190,000. other consid and 100

Park pl, Nos 35 to 41, n s, 77 w Church st, 100x90.2, two 5-sty stone front loft and store buildings. Amelia T Worthington and ano TRUSTEES Wm H Milton to Isaac C Kiggins, of Elizabeth, N J. Feb 2. Feb 9, 1906. 1:126—4 and 6. A \$115,400—\$190,000. other consid and 100

Park pl, Nos 35 to 41, n s, 77 w Church st, 100x90.2, two 5-sty stone front loft and store buildings. Amelia T Worthington and ano TRUSTEES Wm H Milton to Isaac C Kiggins, of Elizabeth, N J. Feb 2. Feb 9, 1906. 1:126—4 and 6. A \$115,400—\$190,000. other consid and 100

Park pl, Nos 35 to 41, n s, 77 w Church st, 100x90.2, two 5-sty stone front loft and store buildings. Amelia T Worthington and ano TRUSTEES Wm H Milton to Isaac C Kiggins, of Elizabeth, N J. Feb 2. Feb 9, 1906. 1:126—4 and 6. A \$115,400—\$190,000. other consid and 100

Park pl, Nos 35 to 41, n s, 77 w Church st, 100x90.2, two 5-sty stone front loft and store buildings. Amelia T Worthington and ano TRUSTEES Wm H Milton to Isaac C Kiggins, of Elizabeth, N J. Feb 2. Feb 9, 1906. 1:126—4 and 6. A \$115,400—\$190,000. other consid and 100

Park pl, Nos 35 to 41, n s, 77 w Church st, 100x90.2, two 5-sty stone front loft and store buildings. Amelia T Worthington and ano TRUSTEES Wm H Milton to Isaac C Kiggins, of Elizabeth, N J. Feb 2. Feb 9, 1906. 1:126—4 and 6. A \$115,400—\$190,000. other consid and 100

Park pl, Nos 35 to 41, n s, 77 w Church st, 100x90.2, two 5-sty stone front loft and store buildings. Amelia T Worthington and ano TRUSTEES Wm H Milton to Isaac C Kiggins, of Elizabeth, N J. Feb 2. Feb 9, 1906. 1:126—4 and 6. A \$115,400—\$190,000. other consid and 100

Park pl, Nos 35 to 41, n s, 77 w Church st, 100x90.2, two 5-sty stone front loft and store buildings. Amelia T Worthington and ano TRUSTEES Wm H Milton to Isaac C Kiggins, of Elizabeth, N J. Feb 2. Feb 9, 1906. 1:126—4 and 6. A \$115,400—\$190,000. other consid and 100

Park pl, Nos 35 to 41, n s, 77 w Church st, 100x90.2, two 5-sty stone front loft and store buildings. Amelia T Worthington and ano TRUSTEES Wm H Milton to Isaac C Kiggins, of Elizabeth, N J. Feb 2. Feb 9, 1906. 1:126—4 and 6. A \$115,400—\$190,000. other consid and 100

Park pl, Nos 35 to 41, n s, 77 w Church st, 100x90.2, two 5-sty stone front loft and store buildings. Amelia T Worthington and ano TRUSTEES Wm H Milton to Isaac C Kiggins, of Elizabeth, N J. Feb 2. Feb 9, 1906. 1:126—4 and 6. A \$115,400—\$190,000. other consid and 100

Park pl, Nos 35 to 41, n s, 77 w Church st, 100x90.2, two 5-sty stone front loft and store buildings. Amelia T Worthington and ano TRUSTEES Wm H Milton to Isaac C Kiggins, of Elizabeth, N J. Feb 2. Feb 9, 1906. 1:126—4 and 6. A \$115,400—\$190,000. other consid and 100

Park pl, Nos 35 to 41, n s, 77 w Church st, 100x90.2, two 5-sty stone front loft and store buildings. Amelia T Worthington and ano TRUSTEES Wm H Milton to Isaac C Kiggins, of Elizabeth, N J. Feb 2. Feb 9, 1906. 1:126—4 and 6. A \$115,400—\$190,000. other consid and 100

- 16th st, No 19, n s, 175 w Union pl, 25x92, 5-sty brk loft office and store building. Bank of the Metropolis to Wm W Cole, of Queens Borough. Feb 10. Feb 15, 1906. 3:844-13 and 17. A \$375,000-\$915,000. other consid and 100
- Vesey st, No 20, n s, abt 125 e Church st, 25x100, 5-sty stone front loft and store building. PARTITION. Peter B Olney (ref) to Garrison Realty Corporation. Feb 14. Feb 15, 1906. 1:88-5. A \$61,820-\$80,000. 126,000
- West st, Nos 117 and 118, e s, 44.10 n Cortlandt st, 48.1x72.3x47.11x70.10, two 4-sty brk loft and store buildings. Release mort. The Equitable Life Assurance Society of the U S to The N Y Steam Co. Feb 9, 1906. 1:59-3 and 4. A \$54,700-\$60,000. 5,000
- Same property. The N Y Steam Co to Arthur W Saunders, of Brooklyn. Jan 24. Feb 9, 1906. 1:59-3 and 4. A \$54,700-\$60,000. other consid and 100
- Same property. Arthur W Saunders to Wm H Chesebrough. Mt \$63,000. Feb 9, 1906. 1:59-3 and 4. A \$54,700-\$60,000. nom
- West st, No 306, e s, 120.11 n Spring st, 20.7x101.10x20.3x100.9, 3-sty brk loft and store building. Sol Kluge to Harry Sophian. Mort \$15,000. Feb 8. Feb 9, 1906. 2:596-4. A \$13,500-\$15,000. nom
- Willett st, No 89, w s, 190.2 n Rivington st, 30.5x100.3, 5-sty brk tenement. Elias Schlein to Solomon Reiner and Morris Mestel. Q C. Feb 14. Feb 15, 1906. 2:339-27. A \$20,000-\$35,000. nom
- Willett st, No 91, w s, 220.7 n Rivington st, 30.5x100.3, 5-sty brk tenement. Elias Schlein to Salmon Reiner and Morris Mestel. Q C. Feb 14. Feb 15, 1906. 2:339-26. A \$20,000-\$35,000. nom
- 3d st, No 320, s s, 93 w Av D, 19x75, 3-sty brk dwelling. Hyman Philipowitz et al to Hyman Wallach. Mort \$10,550. Feb 15, 1906. 2:372-33. A \$7,000-\$8,000. other consid and 100
- 4th st, No 240, w s, 62.3 n 10th st, 32.8x88, 5-sty brk tenement. Alex W Fraser to J L Riegel Realty Co. Mort \$35,000. Feb 14, 1906. 2:620-68. A \$18,000-\$37,000. other consid and 100
- 6th st, No 331, n s, 225 w 1st av, 25x90.9, 4-sty brk tenement. Ignaz Reich et al to Clara Lazarowitz. Mort \$20,000. Feb 13. Feb 14, 1906. 2:448-40. A \$14,000-\$17,000. other consid and 100
- 8th st, Nos 339 and 341, n s, 75 w Av C, 39.9x94, 6-sty brk tenement and store. Max Borck to Amelia Zipser. Correction deed. Mort \$50,000. Feb 2. Feb 9, 1903. 2:391-39. A \$22,000-\$50,000. nom
- 9th st, Nos 705 and 707, n s, 83 e Av C, 41x92.3, 6-sty brk tenement and store. David Rosenzweig to Barnet Klar and Morris Miller. Mort \$52,200. Feb 14, 1906. 2:379-61. A \$20,000-\$52,000. nom
- 9th st, No 745, n s, 118 w Av D, 25x92.3, 7-sty brk tenement. Leopold Zelinka to Joseph Herring and Isaac Goldblatt. Mort \$36,000. Feb 14. Feb 15, 1906. 2:379-42. A \$13,000-\$36,000. nom
- 11th st, No 707, n s, 133 s e Av C, 25x103.3, 3-sty brk stable. Eugenia F Deile to Tillie Simon. Mort \$5,000. Feb 14. Feb 15, 1906. 2:381-34. A \$7,000-\$8,000. other consid and 100
- 11th st, No 338, s s, abt 125 w 1st av, 25x94.10, 5-sty brk tenement and store and 4-sty brk tenement on rear. Caroline wife of and Giuseppe Ferri Di Nicola to Robert Marsh and Samuel Goldberg. Mort \$19,000. Feb 14, 1906. 2:452-26. A \$13,000-\$19,000. other consid and 100
- 11th st, No 623, n s, 333.4 w Av C, 25x103.3, 5-sty brk tenement and store. Henry Becker EXR Anna Becker to Ignatz Friedman and Anna Katzner. Feb 9. Feb 13, 1906. 2:394-57. A \$12,000-\$15,000. 21,000
- 11th st, No 416, s w s, 344 n w Av A, 25x1/2 blk. 11th st, No 418, s w s, 319 n w Av A, 25x1/2 blk. two 4-sty brk tenements and stores and 1 and 2-sty brk tenement on rear. Frank Genovese to Salvatore Genovese. Mort \$27,500. Feb 9. Feb 10, 1906. 2:438-16 and 17. A \$24,000-\$30,000. other consid and 100
- 12th st, No 530, s s, 420.6 e Av A, 25x103.3, 5-sty brk tenement and store and 4-sty brk tenement on rear. Salvatore Genovese to Francesco Genovese. Mort \$17,000. Feb 9. Feb 10, 1906. 2:405-23. A \$12,000-\$18,000. other consid and 100
- 12th st, Nos 16 and 18, s s, 286 e 5th av, 39x103.3, 9-sty brk loft and store building. Middleboro Realty Co to Julia Fitzgerald. Mort \$120,000. Feb 8. Feb 9, 1906. 2:569-14. A \$42,000-\$52,000. other consid and 100
- 12th st, No 238 (old No 138), s s, 117.3 w 2d av, runs s 75 x w 8.5 x s 28 x w 8.5 x n 103 to st, x e 16.10 to beginning, 5-sty stone front dwelling. Peter J Kahler to Ida Schoen. Feb 13. Feb 14, 1906. 2:467-28. A \$10,500-\$12,500. nom
- 13th st, Nos 606 and 608, s s, 93 e Av B, 50x103.3, two 6-sty brk tenements and stores. Michael Miller to Isaac Lewenthal. Mt \$63,000. Feb 15, 1906. 2:395-9 and 10. A \$22,000-\$66,000. other consid and 100
- 13th st, No 536, s s, 195 w Av B, 25x103.3, 5-sty brk tenement and store. Ahlert Stuhmann to Nathan Kohn and Isaac Cohen. Mort \$10,000. Feb 15, 1906. 2:406-23. A \$11,000-\$18,000. nom
- 13th st, No 445, n s, 100.1 w Av A, runs n 63.2 x w 0.6 x s 3.5 x s w 2 x w 10.4 x s 57.4 to st, x e 25.4 to beginning, 4-sty brk tenement and store. Donato Caggiano to Domenico De Lauro. Undivided interests. Morts \$10,800. Feb 14. Feb 15, 1906. 2:441-39. A \$8,000-\$10,000. other consid and 100
- 13th st, No 605, n s, 88 e Av B, 25x103.3, 6-sty brk tenement and store. Mandel W Greenberg to Julius Karlsberg 1/2 part and Harry Roberts and Moses Kriger 1/2 part. Mort \$27,000. Feb 14. Feb 15, 1906. 2:396-57. A \$8,000-\$12,000. other consid and 100
- 14th st, No 524, s s, 346 e Av A, 25x103.3, 4-sty brk tenement and store. Marcus Kempner to Marcus Rosenthal. Mort \$7,000. Feb 13. Feb 14, 1906. 2:407-20. A \$11,000-\$13,000. nom
- Same property. Marcus Rosenthal to Miriam Friedman. Mort \$13,630. Feb 13. Feb 14, 1906. 2:407. other consid and 100
- 16th st, No 19, n s, 175 w Union pl or Union sq W, 25x92, 5-sty brk loft office and store building. Stephen H Tyng to Bank of the Metropolis. June 22, 1904. Feb 15, 1906. 3:844-13. A \$45,000-\$55,000. other consid and 100
- 17th st, No 29, n s, 435 w 5th av, 25x92, 4-sty stone front dwelling. Garfield Building Co to E Galway Building Co. Mort \$37,500. Feb 14. Feb 15, 1906. 3:819-22. A \$34,000-\$40,000. other consid and 100
- 19th st, No 434, s s, 350 e 10th av, 25x92, 4-sty brk tenement and store. Edw A Scott to William Herod, Brooklyn. Morts on this and other property \$22,500. Feb 10, 1906. 3:716-55. A \$9,500-\$12,000. nom
- 21st st, No 443, n s, 479.7 w 9th av, 19.9x98.9, 3-sty brk dwelling. Edward S Chase to Herbert R King of East Orange, N J. Mort \$10,500. Feb 14, 1906. 3:719-16. A \$9,000-\$11,500. other consid and 100
- 22d st, No 335, n s, 150 w 1st av, 25x77.9, 5-sty brk building. The Rector, &c. of Calvary Church to Adolph Schlesinger. Feb 7. Feb 9, 1906. 3:928-20. A \$10,000-exempt. 15,750
- 24th st, No 243, n s, 260 e 8th av, 20x88, 3-sty brk dwelling. Marie Coryell to The Jeanne D'Arc Home for Friendless French Girls, a corporation. Mort \$10,000. Feb 1. Feb 14, 1906. 3:774-14. A \$10,500-\$13,000. other consid and 100
- 24th st, No 406, s s, 131.6 e 1st av, 25x98.9, 5-sty brk tenement. Morris Dworokowitz to Morris Haber, Samuel Dworokowitz and David Haber. Mort \$23,100. Feb 9, 1906. 3:955-47. A \$6,500-\$18,000. other consid and 100
- 25th st, No 131, n s, 375 w 6th av, 25x98.9, 5-sty brk tenement and store. Jas P Mack to Jacob Mandelbaum. Mort \$25,000. Feb 15, 1906. 3:801-21. A \$14,000-\$27,000. other consid and 100
- 27th st, No 125, n s, 300 w 6th av, 25x98.9, 4-sty brk tenement and 3-sty brk tenement on rear. Emerence K Ager to Wm S Patten. Mort \$25,000. Feb 10. Feb 13, 1906. 3:803-22. A \$14,000-\$16,000. other consid and 100
- 27th st, No 502, s s, 60 w 10th av, 15.5x24.8, 3-sty brk tenement and store. N Y Society for the Relief of Widows and Orphans of Medical Men to Wm G Foster. B & S. Feb 10. Feb 13, 1906. 3:698-40 1/2. A \$2,000-\$2,500. 2,700
- 28th st, Nos 131 and 133, n s, 400 w 6th av, 53.4x98.9, two 5-sty brk tenements. Isabella L Ryttenberg and ano to Alfred B Dunn. Morts \$-. Feb 13. Feb 15, 1906. 3:804-18 and 19. A \$32,000-\$42,000. other consid and 100
- 28th st, Nos 131 and 133, n s, 400 w 6th av, 53.4x98.9, two 5-sty brk tenements. Alfred B Dunn to Isabella L Ryttenberg and Jefferson M Levy. All liens. Feb 14. Feb 15, 1906. 3:804-18 and 19. A \$32,000-\$42,000. other consid and 100
- 30th st, Nos 8 to 14, s s, 150 w 5th av, 100x98.9, 6-sty stone front hotel Burlington. Fredk F Beals to Richard A Hudnut. 1/2 part. All title. Mort \$353,750. Feb 14. Feb 15, 1906. 3:831-48. A \$275,000-\$475,000. 100
- 30th st, No 229, n s, 297 w 7th av, 21.6x98.9, 3-sty brk tenement and store and 3-sty frame tenement on rear. Edwd L Rosenbaum to Geo W McAdam. Mort \$7,000. Feb 15, 1906. 3:780-23. A \$10,000-\$11,500. other consid and 100
- 31st st, No 127, n s, 84.11 w Lexington av, 18.7x55.6, 4-sty brk dwelling. N Y Trust Co TRUSTEE Ethel J Norwood et al to Clara Spencer. Feb 8. Feb 10, 1906. 3:887-18. A \$10,500-\$13,000. 25,000
- 33d st, No 314, s s, 160 e 2d av, 20x98.9, part 6-sty brk tenement and store. Release mort. Ferdinand Sulzberger to Harris M Cohen and Jacob Rosenblum. Dec 30. Feb 10, 1906. 3:938-58. A \$6,700-\$8,500. nom
- 34th st, No 160, s s, 71 e 7th av, 29x24.9, 4-sty stone front tenement. 34th st, No 158, s s, 100 e 7th av, 18.6x98.6x17.4x98.5, 4-sty stone front tenement and store. Harman A Perkins and ano EXRS Theresa Lynch to King C Gillette, of Boston, Mass. Mort \$55,000. Feb 13, 1906. 3:809-76 and 77. A \$94,000-\$99,000. 125,000
- 36th st, No 54, s s, 310 e 6th av, 20x98.9, 4-sty stone front dwelling. James R Smith to Annette A wife of Joseph D Bryant. Q C and Correction deed. Jan 31. Feb 13, 1906. 3:837-75. A \$32,000-\$40,000. nom
- 36th st, No 54, s w s, 310 e 6th av, 20x98.9, 4-sty stone front dwelling. Annette A wife of Jos D Bryant to Joseph D Bryant. C a G. Mort \$15,000. Feb 13, 1906. 3:837-75. A \$32,000-\$40,000. nom
- 36th st, No 56, s w s, 290 e 6th av, 20x98.9, 4-sty stone front dwelling. Henry W Salisbury and ano by GUARDIAN to Joseph D Bryant. B & S. All title. Feb 13, 1906. 3:837-76. A \$32,000-\$38,000. 65,000
- 37th st, Nos 549 to 559, n s, 100 e 11th av, 100x98.9, six 4-sty brk tenements, stores in Nos 557 and 559. S Taber Bayles to Albert T Rohe. Mort \$33,000. Feb 14, 1906. 3:709-7 to 12. A \$24,000-\$40,000. 100
- 37th st, No 163, n s, 80 w 3d av, runs n 77.6 x w 10 x n 2.6 x w 4.8 x s 80 to st, x e 14.8 to beginning, 3-sty stone front dwelling. Samuel Howe to Wesley Thorn, of Plainfield, N J. Feb 5. Feb 14, 1906. 3:893-40. A \$10,500-\$13,500. 100
- Same property. Wesley Thorn to City Real Estate Co. Feb 10. Feb 14, 1906. 3:893. other consid and 100
- 37th st, No 61, n s, 75 e 6th av, 23.6x98.9, 4-sty stone front dwelling. Charles and Wm Rhodes EXR, &c. Jane Rhodes to Mary F Betts, of Norwalk, Conn. Feb 15, 1906. 3:839-7. A \$40,000-\$45,000. 77,500
- Same property. Mary F Betts, of Norwalk, Conn. to Wm Sittenham. Mort \$60,000. Feb 15, 1906. 3:839. other consid and 100
- 38th st, No 166, s s, 82 w 3d av, runs s 80.6 x w 52 x s 18.3 x e 10 x s 18.9 x e 34 x s 2.6 x e 10 x s 0.6 x e 10.2 x n 40 x w 3.2 x n 80.6 to st, x w 9 to beginning, 1-sty brk studio. Mary C Thompson to John Gutzon de la Mothe Borglum. Feb 7. Feb 10, 1906. 3:893-50. A \$13,000-\$17,000. 22,500
- 38th st, Nos 351 and 353, n s, 100 e 9th av, 50x98.9, two 6-sty brk tenements and stores. Clara Lazarowitz to Ignaz Reich and Benjamin Rottenberg. Mort \$66,500. Feb 13. Feb 14, 1906. 3:762-6 and 7. A \$21,000-\$52,000. other consid and 100
- 40th st, No 207, n s, 100 w 7th av, 25x98.9, 5-sty brk tenement. Geo W Meyer to Wm J Sloane. Mort \$20,000. Feb 13. Feb 14, 1906. 4:1012-28. A \$19,000-\$33,000. other consid and 100
- 43d st, No 339, n s, 275 e 9th av, 25x100.5, 5-sty stone front tenement. Mary S McCormack et al EXRS, &c. Susan M J Pennell to Lewis A Mitchell. C a G. Feb 9. Feb 10, 1906. 26,281.45
- Same property. Lewis A Mitchell to Paul Kaskel, Abe Bruder and Frank Hahn. Mort \$18,000. Feb 9. Feb 10, 1906. 4:1034-12. A \$12,000-\$22,000. other consid and 100
- 45th st, No 124 | s e cor Lexington av, 18.9x70, 4-Lexington av, Nos 451 to 455 | sty stone front tenement and store. Chas A Stein to Edmund A Hurry, of Saugerties, N Y. Mort \$30,000. Feb 13. Feb 14, 1906. 5:1299-51. A \$15,000-\$22,000. other consid and 100
- 47th st, No 538, s s, 450 w 10th av, 25x100.5, 5-sty brk tenement and store. George Latour to Gustav Marx. Mort \$10,000. Feb 15, 1906. 4:1075-51. A \$6,500-\$13,000. 100
- 47th st, No 341, n s, 79 w 1st av, 21x50.3, 5-sty brk tenement and store. Max Disetnick et al to Max Mayerson. Mort \$7,000. Jan 31. Feb 10, 1906. 5:1340-22 1/2. A \$4,000-\$7,000. other consid and 100
- 47th st, No 351, n s, 154 e 9th av, runs n 100.5 x e 26.5 x s 72 to c l Verdant or Feitners lane x s e 5.5 x s 27.5 to st x w 21 to beginning, 5-sty brk tenement. Mary Kinzie to Paul Kaskel, Abe Bruder and Frank Hahn. Mort \$14,000. Feb 9. Feb 10, 1906. 4:1038-7. A \$10,000-\$18,000. other consid and 100

48th st, Nos 337 and 339, n s, 386 w 8th av, 36x100.5, two 4-sty stone front dwellings. Bernard J Callan and ano by John C McNeilly GUARDIAN, all HEIRS Bernard Callan to Hugh Reilly. All title. Mort \$5,000 on No 339. Feb 14, 1906. 4:1039—15½ and 16. A \$19,000—\$22,000 for whole. 27,000
 48th st, Nos 337 and 339, n s, 386 w 8th av, 36x100.5, two 4-sty stone front dwellings. Mary C Conroy to Hugh Reilly. All title. Mort \$5,000 on No 339. Feb 14, 1906. 4:1039—15 and 16. A \$19,000—\$22,000. A share of 27,000
 48th st, No 344, s s, 75 w 1st av, 25x75.5, 5-sty brk tenement and store. Israel Lippmann et al to Sam Sobel. Mort \$15,000. Feb 15, 1906. 5:1340—30½. A \$6,500—\$10,000.
 other consid and 100
 48th st, No 307, n s, 100 e 2d av, 25x100.5, 5-sty brk tenement and store. David Greenfest et al to Israel Rauch and Benjamin Brettler. Mort \$12,000. Feb 15, 1906. 5:1341—5. A \$7,500—\$13,500.
 other consid and 100
 49th st, No 432, s s, 400 w 9th av, 25x100.5, 5-sty brk tenement. Ellen Thompson to Elizabeth Fitzgerald. Jan 29. Feb 9, 1906. 4:1058—49. A \$9,500—\$17,000.
 other consid and 100
 50th st, No 43, n s, 91 w Park av, 20x100.5, 5-sty brk dwelling. Release mort. Cedar Street Co to James A Farley. Feb 9, 1906. 5:1286—32. A \$32,000—P \$50,000. 63,000
 50th st, No 43, n s, 91 w Park av, 20x100.5, 5-sty brk dwelling. James A Farley to John C Gray. Feb 9, 1906. 5:1286—32. A \$32,000—P \$50,000.
 other consid and 100
 52d st, s s | boundary line, bet both being 218 e Madison av. Par-52d st, s s | ty wall agreement, &c. Real Estate Security Co with Edw H Wise. Feb 15, 1906. 5:1287. nom
 52d st, s s, 200 e Madison av, 18x100.5, vacant. Real Estate Security Co to Edward H Wise. Mort \$21,500. Feb 15, 1906. 5:1287. nom
 53d st, No 409, n s, 150 w 9th av, 25x100.5, 5-sty brk tenement and store. Isidor and Gosie Haber to Samuel Schendel. Mort \$22,500. Feb 15, 1906. 4:1063—26. A \$9,000—\$20,000.
 other consid and 100
 53d st, No 430, s s, 425 w 9th av, 25x100.5, 5-sty brk tenement. Newman Grossman et al to Max Borck. Mort \$22,000. Feb 13, Feb 14, 1906. 4:1062—50. A \$9,000—\$18,000. 100
 56th st, No 420, s s, 300 w 9th av, 25x75.5x25.2x78.7, 5-sty brk tenement. Simon C Bernstein and ano to Harry M Goldberg. Mort \$13,000. Feb 7, Feb 9, 1906. 4:1065—45. A \$7,500—\$11,000.
 other consid and 100
 57th st, No 227, n s, 330 e 3d av, 20x100.5, 4-sty stone front tenement. Hannah Fallon (Sheehy) to Harry B Kyle. Mort \$10,000. Feb 1. Feb 9, 1906. 5:1331—14. A \$10,000—\$14,000. 1,000
 59th st, No 545, n s, 225 e West End av, 25x100, 4-sty brk tenement and store. Asher Salwen to Hyman Greenstone. Mort \$7,000. Feb 10, Feb 13, 1906. 4:1151—10. A \$6,000—\$10,000.
 other consid and 100
 62d st, No 308, s s, 89.6 e 2d av, 60x75.5, 3-sty brk dwelling and vacant. Adolph B Mund et al HEIRS, &c. Conrad Mund to Marcus L Osk and Isidore Edelstein. Feb 1. Feb 9, 1906. 5:1436. other consid and 100
 64th st, No 211, n e s, 175 n w Amsterdam av, 25x100.5, 2-sty brk building. Johanna wife of Wm Coughlin to Katherine Cashman. C a G. Aug 25. Feb 13, 1906. 4:1156—25. A \$5,000—\$5,000. nom
 64th st, No 117, n s, 240 w Lexington av, 20x100.5, 3-sty stone front dwelling. Mitchell Lehman and ano EXRS Annette Lehman to Henry W Chappell. Mort \$12,500. Feb 15, 1906. 5:1399—7. A \$20,000—\$25,500. 42,000
 65th st, No 142, s s, 180 e Lexington av, 20x100.5, 3-sty stone front dwelling. CONTRACT. Daniel B Freedman with Learned Hand. Mort \$21,000. Feb 6. Feb 9, 1906. 5:1399—46. A \$12,500—\$16,000. 30,300
 65th st, No 168, s s, 150 e Amsterdam av, 24x100.5, 5-sty stone front tenement. Juliet Turner to Samuel Liebovitz and Isaac Schreiber. Mort \$20,000. Feb 14, 1906. 4:1136—58. A \$13,000—\$19,000. 100
 65th st, No 164, s s, 192 e Amsterdam av, 18x100.5, 4-sty stone front dwelling. Paul F O'Neill to Eliza Eagleton. Mort \$15,000. Feb 14, 1906. 4:1136—56½. A \$10,000—\$16,000.
 other consid and 100
 65th st, Nos 344 and 346, s s, 144 w 1st av, 54x100.5, two 5-sty stone front tenements. Joseph L Buttenwieser to Morris Kittenplan and Charles Rubinger. B & S. Mort \$23,500. Feb 2. Feb 14, 1906. 5:1439—33 and 34. A \$14,000—\$35,000.
 other consid and 100
 69th st, No 324, s s, 191.8 e 2d av, 16.8x77.4, 3-sty stone front dwelling. Jennie Arnstein to Charles Lieber and Elise his wife, joint tenants. Mort \$5,500. Feb 15, 1906. 5:1443—44½. A \$3,500—\$6,500. 100
 70th st, No 321, n s, 250 w West End av, 15x100.5, 4-sty brk dwelling. Walter E Thompson to Harry C Card. C a G. Mort \$11,000. Nov 27. Feb 15, 1906. 4:1182—22½. A \$6,000—\$11,000. nom
 70th st, Nos 317 and 319, n s, 220 w West End av, 30x100.5, two 4-sty brk dwellings. Walter E Thompson to Helen Card. C a G. Mort \$—, Nov 27. Feb 15, 1906. 4:1182—23 and 23½. A \$12,000—\$22,000. nom
 71st st, No 322, s s, 325 e 2d av, 25x100.4, 5-sty brk tenement and store. Vaclav Nemecek to Anton Samek. Mort \$17,500. Feb 14, 1906. 5:1445—39. A \$6,000—\$16,000.
 other consid and 100
 72d st, No 303, n s, 115 w West End av, 22x102.2, 4-sty and basement stone front dwelling. Sarah B wife of Fritz Hoeninghaus to Alice S Underwood. Mort \$30,000. Feb 1, 1906. 4:1184—9. A \$30,000—\$52,000. Corrects error in issue of Feb 4 when grantees name was Alice B Underwood. nom
 73d st, n s, 668.3 w 3d av, 26.9x102.2, vacant. Bainbridge Colby to Henry R Winthrop. Feb 6. Feb 9, 1906. 5:1408.
 other consid and 100
 74th st, No 2, on map No 6, s s, 100 w Central Park West, 25x102.2, 4-sty brk dwelling. Wm W Hall et al to Elise R J Robertson. Mort \$45,000. Feb 8. Feb 14, 1906. 4:1126—37. A \$24,000—\$—.
 other consid and 100
 74th st, No 311, n s, 160 s e 2d av, 20x102.2, 4-sty stone front tenement. Hennis Schapiro to Leon Dauber. Mort \$10,000. Feb 15, 1906. 5:1449—7. A \$4,500—\$10,000.
 other consid and 100
 74th st, No 486, s s, 200 w Av A, 25x102.2, 5-sty brk tenement. Philip Polatschek et al to Philip Berkowitz. Mort \$21,000. Feb 15, 1906. 5:1468—33. A \$5,000—\$13,500. other consid and 100
 74th st, No 484, s s, 225 w Av A, 25x102.2, 5-sty brk tenement. Rosa Solner to Julius Braun. Mort \$22,250. Feb 14. Feb 15, 1906. 5:1468—34. A \$5,000—\$13,500. other consid and 100
 74th st, No 317, n s, 225 e 2d av, 25x102.2, 5-sty brk tenement. Marie M Heink to John A Weekes and Bernard Golden. Mort \$17,250. Oct 12. Feb 10, 1906. 5:1449—10. A \$6,000—\$15,000. nom
 75th st, No 186, s s, 187.6 w 3d av, 18.9x102.2, 4-sty stone front tenement. Emanuel Heilner et al to Elizabeth Butler. Mort \$12,000. Feb 10. Feb 13, 1906. 5:1409—44½. A \$11,500—\$15,000. other consid and 100
 75th st, No 204, s s, 94.7 e 3d av, 19.7x102.2, 4-sty brk dwelling. Maria Larkin et al to Sarah C Barnard. Mort \$5,000. Feb 14. Feb 15, 1906. 5:1429—44. A \$7,000—\$9,500. 12,500
 75th st, No 424, s s, 280.9 e 1st av, 27.9x102.2, 5-sty brk tenement and store. Abraham Savada and ano to Nandor Klein. Mort \$22,000. Feb 15, 1906. 5:1469—37. A \$5,500—\$24,000. other consid and 100
 76th st, No 12, s s, 200 w Central Park West, 25x102.2, 5-sty stone front dwelling. Eliz H Sewell to Wm P Douglas, of Douglaston, L I. Mort \$50,000. Feb 15, 1906. 4:1128—41. A \$28,000—\$68,000. nom
 76th st, No 229, n s, 355 e 3d av, 25x102.2, 4-sty stone front tenement. Joseph Steinert to Max Kamerling. Feb 15, 1906. 5:1431—15. A \$9,000—\$13,000. other consid and 100
 76th st, Nos 129 and 131, n s, 289.3 e Park av, 42.10x102.2, 5-sty brk tenement. Mae C Meagher et al to Henry W and Albert A Berg. Mort \$23,000. Feb 12. Feb 15, 1906. 5:1411—12. A \$27,000—\$43,000. other consid and 100
 76th st, No 353, n s, 250 w 1st av, 25x102.2, 4-sty brk tenement and store. Harmon and Bertha Kehlenbeck exrs and et al heirs, &c, John H Kehlenbeck to Bertha Kehlenbeck widow. Mort \$12,000. Feb 8. Feb 10, 1906. 5:1451—16. A \$6,000—\$10,000. 18,100
 77th st, No 245, n s, 155 w 2d av, 25x102.2, 6-sty brk tenement and store. Louis Levinsohn to Karl M Wallach. Mort \$29,000. Feb 9. Feb 10, 1906. 5:1432—18. A \$9,000—\$30,000. 100
 77th st, No 129, n s, 295 w Columbus av, 20x108x20x107.7, 4-sty and basement brk dwelling. Mary F Baldwin widow to Geo M Olcott. Mort \$15,000. Feb 13. Feb 15, 1906. 4:1149—20. A \$14,000—\$25,000. 100
 77th st, No 8, s s, 175 w Central Park West, 25x102.2, 5-sty stone front dwelling. James Carlew to Alice D Fordyce, of Larchmont, N Y. Mort \$50,000. Feb 13. Feb 15, 1906. 4:1129—40. A \$35,000—\$80,000. other consid and 100
 79th st, Nos 315 to 321, n s, 200 w West End av, 100x102.2, two 7-sty brk tenements. Max Vogel to Minnie H Vogel. All liens. Feb 19, 1904. Feb 14, 1906. 4:1244—4. A \$70,000—\$210,000. 100
 80th st, No 134, s s, 74.2 w Lexington av, 18.4x102.2, 3-sty stone front dwelling. Emma D Tuomey to Alexa C Bowden. Mort \$12,000. Feb 1. Feb 14, 1906. 5:1508—59½. A \$9,500—\$15,000. 100
 80th st, No 66, s s, 100.6 w Park av, runs s 81.2 x e 0.6 x s 21 x w 25 x n 102.2 to 80th st, x e 24.6 to beginning. 4-sty brk dwelling. Rose and Harry D Oppenheimer EXRS Sigmund Oppenheimer to Lillie G Field, of Sloatsburg, N Y. Mort \$25,000. Feb 14. Feb 15, 1906. 5:1491—41. A \$32,500—\$50,000. nom
 Same property. Rose Oppenheimer widow et al to same. Mort \$25,000. Feb 14. Feb 15, 1906. 5:1491. nom
 80th st, Nos 511 to 515, n s, 198 e Av A, 75x102.2, 2-sty brk and frame stable. Simon Uhlfelder et al to Peyser Bookstayer and Israel Cohen. Mort \$22,000. Feb 1. Feb 9, 1906. 5:1577—9 to 11. A \$15,000—\$18,500. other consid and 100
 81st st, No 228, s s, 228.9 w 2d av, 25.5x102.2, 5-sty brk tenement. Frieda Gossett to Anthony Antosch. Mort \$21,000. Feb 15, 1906. 5:1526—34. A \$8,500—\$20,000. 100
 82d st, No 210, s s, 169 w Amsterdam av, 27x102.2, 5-sty brk tenement. Samuel Einhorn to Fanny Einhorn. Mort \$31,000. Feb 10. Feb 13, 1906. 4:1229—40. A \$15,000—\$32,000. 100
 83d st, No 118, s s, 225 e Park av, 25x102.2, 3-sty frame dwelling. Lillian M wife of Chas L Willis to Charles Gulden. Mort \$—, Feb 13, 1906. 5:1511—63. A \$12,000—\$13,000.
 other consid and 100
 83d st, No 315, n s, 250 e 2d av, 25x½ blk, 3-sty brk tenement and store. Harry U Rosenthal to Lissberger & Rosenthal, a corpn. Jan 31. Feb 9, 1906. 5:1546—11. A \$5,000—\$13,000. other consid and 100
 83d st, No 605, n s, 98 e East End av, or Av B, 25x102.2, 5-sty brk tenement. Charles Dreyfuss to Ignatz Schlinger and Samuel Shrier. Mort \$14,000. Feb 8. Feb 9, 1906. 5:1590—34. A \$4,500—\$16,000. other consid and 100
 84th st, No 249, n s, 81.8 w 2d av, 20x83.2, 4-sty stone front tenement. Emma O Theise to Benedict Theise. Mort \$8,000. Feb 14. Feb 15, 1906. 5:1530—20½. A \$5,500—\$11,500. 1,000
 85th st, No 511, n s, 97 e Av A, 26x102.2, 5-sty brk tenement. Charlotte M Hammel to Abraham Wolff. Mort \$18,000. Feb 9. Feb 15, 1906. 5:1582—5. A \$5,200—\$17,000. other consid and 100
 86th st, Nos 154 and 156, s s, 178.10 w 3d av, 51.1x102.2, two 4-sty brk tenements. Caroline Bookman et al EXRS, &c, Jacob Bookman to Samuel W Korn. Feb 14. Feb 15, 1906. 5:1514—44 and 45. A \$35,000—\$50,000. 60,000
 86th st, No 318, s s, 262 w West End av, 21x102.2, 4-sty and basement stone front dwelling. Saml G Stewart to Wm H Jackson. Mort \$21,000. May 22, 1905. Re-recorded from Dec 22, 1905. Feb 13, 1906. 4:1247—43½. A \$14,000—\$28,000. nom
 87th st, No 439, n s, 142 w Av A, 21.6x100, 3-sty stone front dwelling. George and Joseph Philipp EXRS William Philipp to Theresa Pecht. Feb 8. Feb 10, 1906. 5:1567—19. A \$4,500—\$9,000. 11,500
 88th st, No 206, s s, 127 e 3d av, 33x100.8, vacant. Rosehill Realty Corpn to Isaac Fox. Mort \$15,000. Feb 8. Feb 9, 1906. 5:1533—45. A \$8,500—\$21,000. nom
 90th st, No 337, n s, 125 w 1st av, 25x100.8, 5-sty stone front tenement. Henry Leis to William Leibel and William Hartmann. Mort \$18,000. Feb 15, 1906. 5:1553—21. A \$5,000—\$16,500. nom
 90th st, No 336, s s, 100 w 1st av, 25x100.8, 5-sty stone front tenement. John F Scheuerer et al to Frederick Hothan. Mort \$14,000. Feb 15, 1906. 5:1552—31. A \$5,000—\$18,000. other consid and 100
 94th st, No 102, s s, 30 w Columbus av, 35x98.10x35x100, 5-sty brk tenement. James King to Canavan Brothers. Mort \$38,000. Feb 14. Feb 15, 1906. 4:1224—34. A \$18,000—\$44,000. other consid and 100
 94th st, No 76, s s, 105 e Columbus av, 20x100.8, 5-sty brk tenement. Moser Arndtstein to Jere J Griffin. Mort \$21,700. Feb 14, 1906. 4:1207—60. A \$11,500—\$21,000. other consid and 100
 95th st, Nos 304 to 310, s s, 100 e 2d av, 100x100.8, 1-sty brk store. Louis Offenberger to Benjamin Menschel. Mort \$38,000. Nov 17. Feb 9, 1906. 5:1557—45. A \$16,000—\$18,000. other consid and 100
 95th st | n e cor Bloomingdale road, at point 167.10 w Amster-96th st | dam av, runs n 201.6 to s s 96th st, at point 175.4 w Amsterdam av, x w — to c l said road, x s 201.6 to 95th st, x e — to beginning, vacant. Samuel B Hamburger and ano EXRS

THE CHARLES H. SMITH CO. SELLING, RENTING, COLLECTING

REAL ESTATE
110 Van Siclen Ave., Brooklyn
**East New York (26th Ward) Property
Specialty Send Particulars**

- Wm Cohen to Adolph Behn. $\frac{1}{2}$ part. Feb 2. Feb 13, 1906. 4:1243—28 and 39. A \$32,000—\$32,000. 1,600
- Same property. Abraham Cohen et al INDIVID, EXRS, &c, Julius Lipman to same. $\frac{1}{2}$ part. Feb 7. Feb 13, 1906. 4:1243. 1,600
- Same property. Consent to sale of $\frac{1}{2}$ part as above. Lipman Reismann widow et al HEIRS, &c, Julius Lipman to Frances K Lipman et al as EXRS and TRUSTEES, &c, Julius Lipman. Jan 30, 1906. Feb 13, 1906. 4:1243.
- 96th st, s s, 225 w West End av, 125x100.8, vacant. John H Scudder to Ellen Y Scott, of Jersey City, N J. Mort \$45,000. Feb 7. Feb 10, 1906. 4:1253—86 to 90. A \$50,000—\$50,000. other consid and 100
- Same property. Ellen Y Scott to Realty Mortgage Co $\frac{1}{2}$ part, and Emanuel Heilner and Moses J Wolf $\frac{1}{2}$ part. Mort \$45,000. Feb 7. Feb 10, 1906. 4:1253. other consid and 100
- 97th st, No 327, n s, 225 w 1st av, 25x100.11, 5-sty brk tenement and store. Abraham Fine et al to Hyman Manheim, Abraham I Weinstein and Samuel M Hoffberg. Mort \$17,250. Feb 5. Feb 15, 1906. 6:1669—17. A \$4,500—\$21,000. other consid and 100
- 97th st, No 172, s s, 125 e Amsterdam av, 25x100.11, 5-sty brk tenement. Louis Steinlauf to Anna L Gottlieb. Feb 15, 1906. 7:1851—59. A \$9,000—\$24,000. nom
- 98th st, No 120, s s, 182.11 w Columbus av, 16x100.11, 4-sty and basement brk dwelling.
- 98th st, No 122, s s, 198.11 w Columbus (9th) av, 16x100.11, 4-sty and basement brk dwelling. Benj Gomprecht to Solomon Schinasi. Mort \$16,000. Feb 15, 1906. 7:1852—40 $\frac{1}{2}$ and 41—A. \$10,400—\$24,000. other consid and 100
- 99th st, No 68, s w cor Park av, 30x100.11, 6-sty brk tenement and store. Simon Lefkowitz to Samuel and Abraham Bienenzucht. Mort \$56,000. Feb 14. Feb 15, 1906. 6:1604. other consid and 100
- 99th st, No 64, s s, 65 w Park av, 35x99.11, 6-sty brk tenement and store. Simon Lefkowitz to Joseph and Jacob Rubin. Mort \$46,000. Feb 14. Feb 15, 1906. 6:1604. other consid and 100
- 99th st, No 46, s s, 300 e Columbus av, 25x100.11, 5-sty brk tenement. Joseph Feiner et al to Frederick Wiener. Mort \$28,750. Jan 31. Feb 10, 1906. 7:1834—52. A \$10,000—\$25,000. other consid and 100
- 101st st, No 72, s s, 100 e Columbus av, 25x100.11, 5-sty brk tenement. Albert Blum to Joel Marks. Mort \$19,300. Feb 14, 1906. 7:1836—60. A \$10,000—\$23,000. other consid and 100
- 101st st, No 56, s s, 150 e Madison av, 20x100.11, 5-sty brk tenement. Isidor Tager to Joseph R Scheinberg. 1-3 part. B & S. Mort \$15,125. Jan 16. Feb 14, 1906. 6:1606—46. A \$6,000—\$14,000. other consid and 100
- 102d st, No 181, n s, 150 e Amsterdam av, 25x96, 5-sty brk tenement. Allan C Wood to Benjamin Schneider. Feb 14. Feb 15, 1906. 7:1857—7. A \$8,800—\$20,000. other consid and 100
- 102d st, n s, 227.6 e Park av, 100x100.11, vacant. Benjamin Silverman to Abraham Nevins and Harry W Perelman. Mort \$36,500. Feb 15, 1906. 6:1630—10 to 13. A \$22,000—\$22,000. other consid and 100
- 102d st, Nos 332 to 336, s s, 100 w 1st av, 75x100.11, two 6-sty brk tenements and stores. Louis Romm et al to Julius Freeder. Mort \$66,000. Feb 2. Feb 10, 1906. 6:1673—31 to 33. A \$15,000—\$— other consid and 100
- 102d st, Nos 332 to 336, s s, 100 w 1st av, 75x100.11, two 6-sty brk tenements and stores. Julius Freeder to Bessie Walcoff and Isaac Bittker. Mort \$87,500. Feb 9. Feb 10, 1906. 6:1673—31 to 23. A \$15,000—\$— other consid and 100
- 103d st, No 73, n s, 80.1 w Park av, runs n 59.9 x e 0.1 $\frac{1}{4}$ x n 41.2 x w 25 x s 100.11 to st, x e 24.10 $\frac{1}{2}$, 5-sty brk tenement. Israel Frankel to Lena Kannensohn. Mort \$22,500. Feb 15, 1906. 6:1609—33. A \$7,000—\$22,500. other consid and 100
- 103d st, Nos 223 to 227, n s, 260 e 3d av, 75x100.11.
- 103d st, No 229, n s, 335 e 3d av, 25x100.11. four 5-sty brk tenements and stores. Max R Willner to Bernhard Rosenbluth. $\frac{1}{2}$ part. Mort \$89,350. Feb 13. Feb 14, 1906. 6:1653—11 to 14. A \$20,000—\$66,000. other consid and 100
- 104th st, No 168, s s, 250 w 3d av, 25x100.11, 4-sty stone front tenement. Esther Berrent to Jesse J Goldberg. Mort \$14,000. Feb 1. Feb 9, 1906. 6:1631—47. A \$6,000—\$13,000. other consid and 100
- 106th st, Nos 166 and 168, s s, 175 w 3d av, 50x100.11, two 5-sty brk tenements and stores. Paul Kreyling to Julius Levy, Isidore Silverman and Charles Gluck. Feb 14, 1906. 6:1633—44 and 45. A \$18,000—\$38,000. other consid and 100
- Same property. Julius Levy et al to Henry and Samuel W Moskowitz. Mort \$38,000. Feb 14, 1906. 6:1633. other consid and 100
- 106th st, No 71, n s, 75 w Park av, 25x100.11, 5-sty brk tenement. Assured Real Estate Co to Alfred L M Bullowa. Mort \$18,425. Feb 1. Feb 14, 1906. 6:1612—32 $\frac{1}{2}$. A \$9,500—\$18,000. other consid and 100
- 106th st, Nos 208 and 210, s s, 110 e 3d av, runs s 100.11 x e 50 x n 13.4 x e 0.6 x n 24 x w 0.6 x n 40.2 x e 0.6 x n 23.5 to st, x w 50.6 to beginning, two 6-sty brk tenements and stores. Minnie Gottlieb to The Wolf Nadler Realty Co. Mort \$54,100. Feb 14, 1906. 6:1655—42 and 43. A \$15,000—\$54,000. other consid and 100
- 106th st, No 61, n s, 175 e Madison av, 24.6x100.11, 5-sty brk tenement. Katie Fischl widow to Alexander Meyer and Waldemar Eitington. Mort \$22,750. Feb 8. Feb 9, 1906. 6:1612—28. A \$9,500—\$19,500. other consid and 100
- 107th st, No 323, n s, 350 e 2d av, 25x70x25x75, 6-sty brk tenement and store. Bank of M & L Jarmulowsky to Meyer and Louis Jarmulowsky. All liens. Dec 20. Feb 10, 1906. 6:1679—15. A \$4,500—\$15,000. other consid and 100
- 107th st, No 323, n s, 350 e 2d av, 25x75, 6-sty brk tenement and store. Meyer and Louis Jarmulowsky to Rosa Nicolosi, of Brooklyn. B & S. Mort \$18,500. Feb 9. Feb 10, 1906. 6:1679—13 and 15. A \$4,500—\$15,000. other consid and 100
- Same property. Rosa Nicolosi to Louis Schlechter. Mort \$18,500. Jan 8. Feb 10, 1906. 6:1679. other consid and 100
- 107th st, No 323, n s, 350 e 2d av, 25x75, 6-sty brk tenement and store. Louis Schlechter to Irving Bachrach and Isaac Schmeidler. Mort \$19,600. Feb 9. Feb 15, 1903. 6:1679—15. A \$4,500—\$15,000. other consid and 100
- 109th st, No 242, s s, 500 w Amsterdam av, 37.6x100.11, 5-sty brk tenement. Ernest A Steilen to Maria A O'Brien. Mort \$49,000. Feb 14. Feb 15, 1906. 7:1880—33. A \$16,500—\$40,000. 100
- 109th st, No 229, n s, 335 e 3d av, 18.7x100.10, 4-sty brk tenement. Simon Epstein et al to Donato Cefola. Mort \$7,800. Feb 2. Feb 10, 1906. 6:1659—14. A \$4,000—\$9,500. other consid and 100
- 109th st, No 343, n s, 125 w 1st av, 25x100.10, 4-sty brk tenement and store. Clementina Fusco to Saverino Persico. All liens. Feb 1. Feb 15, 1906. 6:1681—21. A \$5,000—\$9,000. other consid and 100
- Same property. Saverio Persico to Guiseppa Pusco and Clementina his wife, tenants by entirety. All liens. Feb 2. Feb 15, 1906. 6:1681. other consid and 100
- 109th st, No 209, n s, 149.2 e 3d av, 19.4x100.11, 4-sty brk tenement. Henry Ludwig to Michael Mahoney. Mort \$6,000. Feb 10. Feb 13, 1906. 6:1659—6 $\frac{1}{2}$. A \$4,500—\$10,000. other consid and 100
- 111th st, No 251, n s, 128 e 8th av, 36x100.11.
- 111th st, No 249, n s, 164 e 8th av, 36x100.11. two 6-sty brk tenements. Chas T Pfaltz TRUSTEE in bankruptcy of parties 2d part to Michael and Myer H Myers. Feb 14. Feb 15, 1906. 7:1827—7 and 8. A \$29,000—\$100,000. nom
- 114th st, No 85, n s, 30 w Park av, 25x100.11, 5-sty brk tenement. Estate of Asher Simon to Fanny Marcuson and Julius and Samuel Glaser. Mort \$22,000. Feb 1. Feb 15, 1906. 6:1620—34. A \$7,500—\$17,500. nom
- 114th st, No 411, n s, 145 e 1st av, 32.10x100.10, 5-sty brk tenement and store. David Lion to Enrico Viggiani. Mort \$28,000. Feb 3. Feb 14, 1906. 6:1708—7. A \$5,000—\$21,000. other consid and 100
- 114th st, s s, 104.10 e Park av, strip 0.2x100.11. Walker Coburn to Joseph Sagovitz and Samuel Shapiro. Q C. Feb 13. Feb 14, 1906. 6:1641. nom
- 115th st, No 252, s s, 425 e 8th av, 25x100.11, 5-sty stone front tenement. Wolf Elias to Henry Nechols and Samuel Blumenstock. Mort \$21,000. Jan 22. Feb 14, 1906. 7:1830—47. A \$10,000—\$22,000. other consid and 100
- 115th st, Nos 315 and 317, n s, 200 e 2d av, 50x100.11, three 2-sty frame tenements. Irving Bachrach et al to Angelo Di Benedetto. Mort \$22,000. Feb 5. Feb 9, 1906. 6:1687—9 and 10. A \$10,000—\$11,500. other consid and 100
- 116th st, Nos 7 and 9, n s, 88.6 w 5th av, 54.6x100.11, two 5-sty brk tenements, store in No 7. Stella Wechsler et al to Samuel and Abraham Bienenzucht. Mort \$50,500. Feb 15, 1906. 6:1600—31 and 32. A \$27,000—\$54,000. other consid and 100
- 117th st, Nos 128 to 136, s s, 56.5 w Lexington av, 88.8x100.11, three 3 and two 2-sty brk and frame dwellings. John S Myers ADMR Aaron Bussing to Pincus Lowenfeld and William Prager. Jan 9. Feb 10, 1906. 6:1644—59 to 61 $\frac{1}{2}$. A \$20,000—\$30,500. 100
- 117th st, Nos 429 and 431, n e s, 306.6 s e 1st av, 37.6x100.10, 6-sty brk tenement and store. Hyman A Brody et al to Jacob Till. Mort \$39,625. Feb 13. Feb 15, 1906. 6:1711—13. A \$7,000—\$37,000. exch
- 117th st, Nos 112 to 118, s s, 100 w Lenox av, 100x100.11, two 6-sty brk tenements. Isidor Friedlander to Albert W J Petrie. Mort \$120,000. Feb 8. Feb 9, 1906. 7:1901—38 to 41. A \$48,000—\$— other consid and 100
- 118th st, No 403, n s, 66 e 1st av, 28x50.5, 4-sty brk tenement and store. Release judgment. New Amsterdam National Bank to Wm G Green. Jan 31. Feb 13, 1906. 6:1806—1 $\frac{1}{2}$. A \$4,000—\$8,500. 150
- 118th st, Nos 313 and 315, n s, 200 e 2d av, 50x100.11, 6-sty brk tenement and store. Max Epstein et al to Hyman Manheim, Abraham I Weinstein and Samuel M Hoffberg. Mort \$48,000. Feb 8. Feb 15, 1906. 6:1795—9. A \$11,000—\$— 100
- 118th st, Nos 313 and 315, n s, 200 e 2d av, 50x100.11, 6-sty brk tenement and store. Hyman Manheim et al to Abraham and David C Fine. Mort \$61,000. Feb 14. Feb 15, 1906. 6:1795—9. A \$11,000—\$— other consid and 100
- 118th st, No 22, s s, 85 w Madison av, 25x100.11, 5-sty brk tenement. Julius Weinberg to Nathan Koppelson. Mort \$28,000. Feb 14. Feb 15, 1906. 6:1623—60. A \$8,500—\$25,000. other consid and 100
- 120th st, Nos 406 and 408, s s, 100.2 e 1st av, 37.4x100.11, two 4-sty brk tenements. Jacob Ulmar to Louis Lese. Mort \$8,000. Feb 8. Feb 9, 1906. 6:1807—44 and 45. A \$7,000—\$16,000. other consid and 100
- 122d st, No 220, s s, 235 w 7th av, 15.11x100.11, 3-sty and basem't stone front dwelling. Chas E Evans to Hannah M French. Feb 13, 1906. 7:1927—43. A \$6,600—\$11,000. nom
- 122d st, Nos 164 to 168, s s, 141 e Lexington av, runs s 67 x s e 50.2 x n 70.4 to st x w 50.5 to beginning, three 2-sty brk dwellings. Pincus Lowenfeld et al to Minnie Ludman. Mort \$14,500. Feb 1. Feb 9, 1906. 6:1770—46 $\frac{1}{2}$ to 47 $\frac{1}{2}$. A \$12,000—\$16,500. other consid and 100
- 122d st, No 112, s s, 112.6 e Park av, 27.6x100.11, 4-sty brk tenement. Mary F McNamara to Mary Falkenberg. Mort \$15,000. Feb 14, 1906. 6:1770—67. A \$7,700—\$16,000. 100
- 124th st, No 216, s s, 193 w 7th av, 16x100.11, 3-sty and basement stone front dwelling. Walter J Dean to Wm S Patten. Mt \$8,500. July 25. Feb 13, 1906. 7:1929—41. A \$7,000—\$8,500. nom
- 124th st, No 218, s s, 209 w 7th av, 16x100.11, 3-sty and basement stone front dwelling. Wm McGowan to Wm S Patten. Mt \$9,000. Mar 15, 1905. Feb 13, 1906. 7:1929—42. A \$7,000—\$8,500. nom
- 125th st, No 79, n s, 90.1 w Park av, 27.11x99.11, with all title to strip 0.1x99.11 on e, 5-sty brk tenement and store. Mary E Gerety widow to Hudson Realty Co. Mort \$45,000. Feb 14. Feb 15, 1906. 6:1750—32. A \$28,000—\$45,000. 100
- 125th st, No 518, s s, 227 w Amsterdam av, 27x100.11, 5-sty brk tenement and store. Louis Levin to Lester Autler. Mort \$29,750. Feb 13. Feb 15, 1906. 7:1979—42. A \$8,500—\$25,000. other consid and 100
- 126th st, Nos 506 to 516, s s, 150 w Amsterdam av, 141.3x99.11, three 6-sty brk tenements. Bethoven Englander to Daniel Fraad. Mort \$172,500. Feb 6. Feb 13, 1906. 7:1980—39 to 44. A \$45,000—\$— other consid and 100
- 127th st, No 45, n s, 422.6 e Lenox av, old line, 18.9x100, 3-sty and basement frame dwelling. William Meyer to Henry H Cording. May 1, 1905. 6:1725—17. A \$7,000—\$7,500. Corrects error in issue of May 6, when st No was 43, and as to lot No and assessed value. other consid and 100

ISKE & Co. Inc.

FACE BRICKS * LATIRON BUILDING

SOLE DISTRIBUTORS

NEWBURGH GRAY

SAND-LIME PROCESS FACE and COMMON BRICK

128th st, No 34, s s, 410 n w 5th av, 25x99.11, 6-sty brk tenement. John Smith to Frida Heidelberger. Mort \$25,000. Feb 14, 1906. 6:1725-53. A \$9,000-\$32,000. other consid and 100

128th st, No 247, n s, 319 e 8th av, 16x99.11, 3-sty and basement stone front dwelling. Hattie Rosenthal to Marcus Rosenthal. Mort \$11,000. Feb 3. Feb 14, 1906. 7:1934-14. A \$5,700-\$8,500. nom

128th st, No 10, s s, 150 e 5th av, 20x99.11, 3-sty stone front dwelling. Maria A Donnegan to John A Donnegan. Mort \$17,000. Feb 7. Feb 10, 1906. 6:1752-66. A \$7,000-\$15,000. nom

129th st, No 48, s s, 290 w Park av, 37.6x99.11, 5-sty brk tenement. Clarence F Betts to J William Kurtz. Mort \$30,000. Feb 14, Feb 15, 1906. 6:1753-49. A \$14,000-\$40,000. nom

131st st, Nos 204 and 206, s s, 91.8 w 7th av, 33.4x99.11, two 3-sty stone front dwellings. Arthur Wilkinson EXR Maurice Wilkinson to Adams Realty Co. Mort \$10,000. Feb 8. Feb 9, 1906. 7:1936-37½ and 38. A \$12,000-\$20,000. other consid and 100

132d st, No 554, s s, 325 w Amsterdam av, 50x99.11, 5-sty brk tenement. Isaac Silberberg et al to John E Simons and Jacob C Harris. Mort \$44,250. Feb 1. Feb 9, 1906. 7:1986-46. A \$5,500-\$20,000. other consid and 100

133d st, Nos 42 to 48, s s, 80 e Madison av, 80x99.11, four 3-sty stone front dwellings. Louis Lese to Jacob Norwalk and Jacob Siegel. Mort \$26,000. Feb 8. Feb 9, 1906. 6:1757-47 to 49. A \$12,500-\$28,000. other consid and 100

135th st, Nos 266 to 270, s s, 100 e 8th av, 100x99.11, 1-sty brk store. Fisher Lewine to Joseph and William Wolf. Feb 1. Feb 14, 1906. 7:1940-60. A \$44,000-\$45,000. other consid and 100

138th st, No 117, n s, 438 e 7th av, 26x99.11, 5-sty stone front tenement. Bertha Levy to Henry Weissman. Mort \$24,000. Feb 14, 1906. 7:2007-20. A \$10,000-\$25,000. other consid and 100

138th st, No 109, n s, 547 e 7th av, 26x99.11, 5-sty stone front tenement. Louis Heinfurter to Wm H Board. Mort \$23,000. Feb 14. Feb 15, 1906. 7:2007-24. A \$10,000-\$25,000. other consid and 100

138th st, n s, 400 w Amsterdam av, 25x99.11, vacant. Cynthia A Stevens widow et al HEIRS, &c, Thos J Stevens to Alice S Fry, of Mamaroneck, N Y. ¼ part. B & S. All liens. Feb 9, 1906. 7:2070-16. A \$5,500-\$5,500. 350

Same property. Hilah L Mulford HEIR, &c, John H Pentz to same. ¼ part. B & S. All liens. Jan 16. Feb 9, 1906. 7:2070-16. A \$5,500-\$5,500. 350

Same property. Henry Haines HEIR, &c, John H Pentz to same. ¼ part. B & S. All liens. Jan 16. Feb 9, 1906. 7:2070-16. A \$5,500-\$5,500. 350

Same property. Harry Kram to same. ¼ part. B & S and C a G. All liens. Nov 15, 1905. Feb 9, 1906. 7:2070-16. A \$5,500-\$5,500. nom

141st st, No 220, s s, 350 w 7th av, 37.6x99.11, 5-sty brk tenement. Henry Kröppfeiffer to Fredk H Ehlen. Mort \$34,000. Feb 14. Feb 15, 1906. 7:2026-48. A \$13,500-\$38,000. other consid and 100

142d st, No 149, n s, 215 e 7th av, 27x99.11, 5-sty brk tenement. Adolph Blumenkrohn to Karl Jacob. Mort \$21,000. Feb 13. Feb 14, 1906. 7:2011-11. A \$8,500-\$24,000. other consid and 100

142d st, No 316, s s, 225 w 8th av, 25x99.11, 5-sty brk tenement. Hermina Butt to Geo A Steinmuller and F P Hummel. B & S. Mort \$19,000. Feb 10. Feb 14, 1906. 7:2043-24. A \$5,000-\$16,000. other consid and 100

142d st, No 117, n s, 100 w Lenox av, 50x99.11, 6-sty brk tenement. Psatz-Edelson Construction Co to Eva Powell. Mort \$51,000. Feb 15, 1906. 7:2011-26 and 27. A \$17,000- other consid and 100

143d st, No 227, n s, 150 w 7th av, 25x99.11, 5-sty brk tenement. Aaron Goldschmidt et al to Minnie Gluck, Rachel Levy and Isidore Silverman. Mort \$18,500. Feb 14. Feb 15, 1906. 7:2029-25. A \$8,000-\$15,000. other consid and 100

144th st, No 309, n s, 149.6 w 8th av, 25.6x99.11, 5-sty brk tenement. Emanuel Oppenheimer to Julia Raudnitz. Mort \$16,500. Nov 1. Feb 9, 1906. 7:2044-26. A \$5,100-\$15,500. other consid and 100

151st st, Nos 506 to 510, s s, 175 w Amsterdam av, 100x99.11, three 5-sty brk tenements. Simon Fink to William Ebling. Mort \$127,000. Feb 14. Feb 15, 1906. 7:2082-39 to 42. A \$20,100-\$81,000. other consid and 100

153d st, n s, 212.6 e 8th av, 112.6x99.11, three 6-sty brk tenements. Bernhard Heine et al to Flora and Matilda Meyer. Mort \$116,250. Feb 13, 1906. 7:2039. other consid and 100

153d st, n s, 100 e 8th av, 112.6x99.11, three 6-sty brk tenements. Bernhard Heine et al to Samuel Cohen and Julius W Brandt. Mort \$116,250. Feb 13, 1906. 7:2039. other consid and 100

153d st, n s, 100 e 8th av, 225x99.11, six 6-sty brk tenements. Isaac Mayer et al to Bernhard Heine, Solomon Boehm and Isidor Monheimer. Mort \$214,500. Feb 13, 1906. 7:2039-5 to 13. A \$45,000-\$ other consid and 100

166th st, No 465, n s, 125 e Amsterdam av, 25x100, 5-sty brk tenement. Anna K E Ramge to Isaac Shapiro. Mort \$23,500. Feb 15, 1906. 8:2111-111. A \$4,500-\$18,500. other consid and 100

168th st, Nos 514 and 516, s s, 120 e Audubon av, 50x95, two 5-sty brk tenements. Solomon Cohen to Joseph S Acker. Mort \$30,000. Feb 14, 1906. 8:2123-86 and 87. A \$9,000-\$33,000. other consid and 100

170th st | s s, 150 w Fort Washington av, 110.1 to e s of a private Haven av | st, known as Haven av or Buena Vista av, x103.3x84.2 x100, vacant. Daniel Fraud to Herman Feinberg. Mort \$27,500. Feb 10. Feb 14, 1906. 8:2139-145. A \$8,500-\$8,500. other consid and 100

180th st, s s, 175 w Amsterdam av, 100x100, vacant. Simon I Moll to Charles Garfiel. Mort \$28,000. Feb 9. Feb 13, 1906. 8:2152-39 and 40. A \$16,000-\$16,000. other consid and 100

Av A, Nos 1325 and 1327 | s w cor 71st st, 45.4x87, 5-sty brk tenement and store and 5-sty brk loft and store building on cor. Emil Markus and ano to B G Davis & Co, a corporation. Mort \$34,000. Feb 5. Feb 13, 1906. 5:1465-27 and 28. A \$14,000-\$31,500. other consid and 100

Av B, No 255, e s, 22.10 n 15th st, 22.10x88, 5-sty brk tenement and store. Lorenz Maier to William and Morris Hyman. Mort \$18,500. Feb 1. Feb 14, 1906. 3:983-2. A \$6,500-\$16,000. other consid and 100

Av B, Nos 235 and 237, e s, 28.3 n 14th st, 40.1x61.3x40.1x60.8, two 5-sty brk tenements and stores. Alex Rosenthal to Anna D'Annico. Mort \$21,000. Feb 1. Feb 9, 1906. 3:982-2 and 3. A \$10,000-\$19,000. other consid and 100

Av D, Nos 130 and 132, e s, 286.8 n 9th st, 52.10x101.11, two 5-sty brk tenements and stores. Fannie Cohen to Lena and Sarah Michelson, of Coytesville, N J. Q C. Feb 1. Feb 15, 1906. 2:366-2 and 4. A \$26,000-\$50,000. other consid and 100

Av D, Nos 130 and 132, e s, 26.8 n 9th st, 52.10x101.11, two 5-sty brk tenements and stores. Lena and Sarah Michelson to Leopold Kaufmann. Mort \$39,000. Feb 1. Feb 15, 1906. 2:366-2 and 4. A \$26,000-\$50,000. other consid and 100

Amsterdam av, No 90, w s, 50.5 s 64th st, 25x100, 5-sty stone front tenement and store. Max Borek to Albert Cromwell. Mt \$38,900. Feb 14, 1906. 4:1155-34. A \$15,000-\$25,000. other consid and 100

Amsterdam av, No 1652, w s, 24.11 s 142d st, 25x100, 5-sty brk tenement and store. Frances L Lehman to Max Weiss. Mort \$35,000. Feb 14, 1906. 7:2073-35. A \$10,000-\$19,000. other consid and 100

Amsterdam av, No 1421 | n e cor 130th st, 24.11x100, 5-sty brk 130th st, No 499 | tenement and store. Carrie C wife Herman H Moritz to Max Reich. Mort \$27,000. Dec 26. Feb 9, 1906. 7:1970-1. A \$14,000-\$32,000. other consid and 100

Amsterdam av, s e cor 208th st, runs e 124.11 x s 99.11 x w 24.11 x n 25 x w 100 to av, x n 74.11 to beginning, vacant. Max Just et al to Loton H Slawson. Jan 29. Feb 14, 1906. 8:2204-6 to 9. A \$6,200-\$6,200. other consid and 100

Amsterdam av, No 2140 | n w cor 166th st, 25x100, 5-sty brk tenement and store. Robt E Westcott to Josephine Dunkak. Mort \$20,000. Feb 13. Feb 15, 1906. 8:2123-69. A \$12,000-\$32,000. nom

Amsterdam av, No 86, w s, 75.5 n 63d st, 25x100, 5-sty stone front tenement and store. Frances Wildfeuer to Ida Kraus and Max Borek. Mort \$24,500. Feb 15, 1906. 4:1155-32. A \$15,000-\$25,000. other consid and 100

Audubon av, No 61, e s, 50 n 168th st, 25x95, 5-sty brk tenement and store. Martin Kilpatrick to Theodore Burke, of Elmsford, N Y. Mort \$18,000. Feb 14. Feb 15, 1906. 8:2125-28. A \$5,000-\$19,000. other consid and 100

Bradhurst av, No 42 | s e cor 144th st, runs s 96.5 x s again 4 x e 144th st, No 316 | 25 x n 3.4 x e 0.5½ x n 96.7 to 144th st x w 14.7 to beginning, 5-sty brk tenement and store. Bernard Weinstein et al to Palisade Realty Co. Mort \$23,000. Jan 31. Feb 9, 1906. 7:2044-22. A \$8,000-\$21,000. other consid and 100

Broadway, No 3421 | n w cor 139th st, 99.11x75, 6-sty brk tenement, "Palisade Court." Kight & Dongan Construction Co to Henry S Herrman and Samuel Samuel. Mort \$135,000. Feb 14. Feb 15, 1906. 7:2087-93 to 96. A \$30,500- other consid and 100

Same property. Samuel Samuel to Morris Samuel. ¼ part. Mort \$135,000. Feb 15, 1906. 7:2087. other consid and 100

Broadway, Nos 1111 and 1113. Certificate that \$800,000 was actual consideration for above premises. Charles F Hoffman et al EXRS Chas F Hoffman to whom it may concern. Feb 27, 1905. Feb 15, 1906. 3:826. Columbus av, No 815 | s e cor 100th st, runs e 100th st, No 72 (on map Nos 72 and 74) | 99.6 x s 100.11 x w 24.6 x n 75 x w 75 to av, x n 25.11 to beginning, two 5-sty brk tenements, store on av. Release dower. Louisa Finck widow to John B Bogner. Feb 15, 1906. 7:1835-60½ and 61. A \$32,000-\$61,000. nom

Same property. Louisa Finck et al EXRS, &c, August Finck to same. Feb 15, 1906. 7:1835. 75,000

Same property. August Finck, Jr, et al HEIRS, &c, August Finck to same. Feb 15, 1906. 7:1835. nom

Columbus av, No 461 | n e cor 82d st, 26.8x100, 5-sty brk tenement 82d st, No 73 | and store. William Nelson to Isaac Hupert. Mort \$30,000. Jan 18. Feb 10, 1906. 4:1196-1. A \$38,000-\$55,000. other consid and 100

East End av, No 60 | n w cor 82d st, 25.11x98, 5-sty brk tenement Av B, No 1600 | and store. Rebecca Fihrer to Bernard S 82d st, No 537 | Minkin. Mort \$28,000. Feb 15, 1906. 5:1579-23. A \$9,500-\$26,000. other consid and 100

East End av, No 46, w s, 102.2 s 82d st, 25.6x98, 5-sty brk tenement. John Sladky to Venzel Slezak. Mort \$13,000. Feb 14, 1906. 5:1578-26. A \$6,000-\$15,500. other consid and 100

Lenox av, No 158 | s e cor 118th st, 26x100, 5-sty brk tenement 118th st, No 74 | and store. Salo Cohn to John J McGrath. Mort \$38,000. Feb 15, 1906. 6:1601-69. A \$26,000-\$48,000. other consid and 100

Lexington av, Nos 1630 to 1636 | n w cor 103d st, 100.11x30, 4-sty 103d st | brk tenement and store. Simon Epstein to Herman Lubetkin and Jessye his wife, joint tenants. Mort \$27,000. Feb 6. Feb 13, 1906. 6:1631-16. A \$18,000-\$35,000. other consid and 100

Iexington av, No 1184 | n w cor 80th st, 100x30, 6-sty brk tenement and store. Ella A Taylor to Saul Adams. Mort \$65,000. Feb 15, 1906. 5:1509-16. A \$30,000-\$85,000. other consid and 100

Lexington av, No 368, w s, 39.6 s 41st st, 19.9x68, 4-sty stone front tenement and store. Jean R wife of John McMillan to Clara Charlesworth. Feb 15, 1906. 5:1295-57. A \$14,000-\$17,500. other consid and 100

Lexington av, No 363, e s, 98.9 s 41st st, 19.8x75, 5-sty stone front dwelling. Geo H Robinson to John A Faust. Mort \$20,000. Feb 14, 1906. 5:1295-20. A \$15,000-\$22,500. other consid and 100

The Private Branch Exchange System of supplying TELEPHONE SERVICE is particularly adapted to the requirements of LARGE HOTELS and APARTMENT HOUSES.

By means of a Private Branch Exchange the general telephone service, local, suburban and long distance, is available in every room and apartment. A complete interior service is also supplied, adding largely to the efficiency, and decreasing the cost of the hotel service proper. No modern Hotel or Apartment House should lack a

PRIVATE BRANCH TELEPHONE EXCHANGE

Full information on request at any of the Contract Offices:

15 Dey Street

111 West 38th Street

220 West 124th Street.

NEW YORK TELEPHONE CO.

- Macombs Dam road or lane, No 28, s e s, abt 60 n 150th st and being plot begins 99.11 s 151st st and 536.4 w 7th av, runs s 49.11 x w 109.11 to s e s said road, x n e 56.8 x e 83 to beginning, 5-sty brk tenement. Samuel Kandell et al to Wm H Hanlon. Mort \$57,500. Feb 14. Feb 15, 1906. 7:2036. other consid and 100
- Madison av, No 1427, on map Nos 1427 and 1429, e s, 50.11 s 99th st, 50x100, 7-sty brk tenement. Wm E Sutherland to Edith S Jacobs. Mort \$84,250. Feb 7. Feb 9, 1906. 6:1604-52. A \$40,000-\$95,000. nom
- Park av s w cor 99th st, 100.11x100, three 6-sty 99th st, Nos 64 to 68 | brk tenements and stores. Jacob Seider et al to Simon Lefkowitz. Mort \$107,000. Feb 14. Feb 15, 1906. 6:1604-37 to 40. A \$27,500. other consid and 100
- Park av w s, extends from 102d to 103d sts, two 6-sty 102d st, No 67 | brk tenements and stores. Chas I Weinstein 103d st, No 66 | to Jonas Weil and Bernhard Mayer. Mort \$83,000. Feb 15, 1906. 6:1608. other consid and 100
- Park av, Nos 1241 to 1245 | n e cor 96th st, 100.11x32, 5-sty stone 96th st, No 101 | front tenement. Herman Hoyns to George Ehret. Mort \$28,000. Feb 15, 1906. 6:1624-1. A \$22,000-\$45,000. other consid and 100
- Park av, No 948, w s, 72.6 s 82d st, 27.6x100, 5-sty brk tenement and store. Frank J Reckhart to Henry Erdman. Mort \$28,000. Feb 15, 1906. 5:1493-37. A \$21,500-\$35,000. 100
- Park av, No 1548 | s w cor 112th st, 75.11x26.3, 5-sty stone front 112th st, No 74 | tenement and store. Jacob T Hildebrand to Nathan Fastenberg and Samuel Drexler. Mort \$24,000. Feb 1. Rerecorded from Feb 2, 1906. Feb 9, 1906. 6:1617-38. A \$11,000-\$20,000. other consid and 100
- Riverside drive e s, 175 s 122d st, 25x200 to w s Claremont av, Claremont av | vacant. American Realty Co to Chas M Rosenthal. Mort \$25,000. Feb 14, 1906. 7:1991-39. A \$20,000-\$20,000. other consid and 100
- Riverside av | s e cor 129th st, runs s — to 127th st, x e 352.5 127th st | x n w 48.1 x n 156 to c l 128th st, x w 12.3 x n e 129th st | 70.7 to s w s Manhattan st, x n w 394.9 to 129th Manhattan st | st, x w 280.9 to beginning, one, two and three 4-sty brk and frame buildings of color works and 2-sty frame dwelling. CONTRACT. Daniel F Tiemann et al with Albert London. Oct 12, 1905. Feb 15, 1906. 7:1995-1. A \$375,000-\$400,000. 550,000
- Riverside Drive | s e cor 133th st, 102.7x132.2x99.11x109.4, vacant. 136th st | Transit Realty Co to Leo S Bing. All liens. Feb 13. Feb 14, 1906. 7:2002. nom
- Sherman av, n s, 100 w Academy st, 200x150, vacant. Brokers Investing Co to Hanover Realty & Construction Co. Mort \$41,000. Feb 15, 1906. 8:2224-33. A \$17,500-\$17,500. other consid and 100
- St Nicholas av, s e cor 171st st, 20x100, vacant. Donald Robertson to Esther A Wheaton. Feb 8. Feb 13, 1906. 8:2127-8. A \$6,800-\$6,800. other consid and 100
- St Nicholas av, No 740 (rear of), plot begins at s e cor No 740 St Nicholas av, 469.8 n 145th st, and c l of an old former road, runs e — to point 100 e of said av x n 20 x w to n e cor of lot 740 x s along c l said road — to beginning. Maggie A Peffer et al EXRS, &c, Ann M Deen to Mary Beck. Sept 26, 1904. Feb 9, 1906. 7:2053-59. A \$6,000-\$15,500. 550
- St Nicholas av (rear of No 738), begins at s e cor of said premises, at point 452.8 n 145th st and c l old former road, runs e — to point 100 e of av x n 17 x w to n e cor of above at c l said old road x s — to beginning. Maggie A Peffer et al EXRS, &c, Ann M Deen to Effingham M Van Buren. Sept 26, 1904. Feb 9, 1906. 7:2053. 425
- West End av, No 851, w s, 50.11 s 102d st, 25.6x100, 6-sty brk tenement. Louis L Seaman to Fredericke Schaefer TRUSTEE George Schaefer. Mort \$35,000. Feb 15, 1906. 7:1889-60. A \$16,000-\$20,000. nom
- 1st av, No 1468, e s, 62.2 n 76th st, 20x70, 4-sty brk tenement and store. Samuel Grodinsky to Louis Perlman. Mort \$10,000. Feb 14. Feb 15, 1906. 5:1471-3. A \$6,000-\$11,000. nom
- 1st av, No 1758, e s, 25.8 n 91st st, 25x94, 5-sty brk tenement and store. Isaac Saltz to Lissberger & Rosenthal, a corpn. Mort \$23,250. Jan 31. Feb 9, 1906. 5:1571-2. A \$6,500-\$20,000. nom
- 1st av, No 1349, w s, 48.2 n 72d st, 26.8x81.8, 5-sty brk tenement and store. Flora Levy to American Slavonian Realty Co. Mort \$17,000. Feb 15, 1906. 5:1447-25. A \$10,000-\$17,000. other consid and 100
- 1st av, No 1077, w s, 25.5 s 59th st, 25x100, 6-sty brk tenement and store. Samuel Band to Isidor Leipzig. ½ part. Mort \$34,000. Feb 15, 1906. 5:1351. other consid and 100
- 1st av, No 1154, e s, 25.5 n 63d st, 25x81, 5-sty brk tenement and store. James D Murphy to Francis Frey, Jr. Mort \$16,000. Feb 15, 1906. 5:1458-2. A \$7,000-\$17,000. other consid and 100
- 2d av, No 1832, e s, 75.11 s 95th st, 24.9x100, 5-sty brk tenement and store. Samuel Wacht to Samson and Augusta Topf. Mort \$22,000. Feb 14. Feb 15, 1906. 5:1557-52. A \$9,000-\$20,000. other consid and 100
- 2d av, No 441 | n w cor 25th st, runs w 155 x n 98.9 x e 25th st, Nos 239 to 247 | 55 x s 73 x e 100 to av, x s 25.8 to beginning, four 5-sty brk tenements and stores on corner. Michael Maier to Thomas Rothmann. Morts \$90,000. Feb 13. Feb 15, 1906. 3:906-21 to 24. A \$45,500-\$95,000. other consid and 100
- 2d av, No 1032, e s, 100.5 s 55th st, 20x64, 4-sty stone front tenement and store. Fredk W Hagemeyer and ano EXRS Catharina H Hagemeyer to Gabriel Lang. Feb 14. Feb 15, 1906. 5:1347-4. A \$7,500-\$11,000. 15,000
- 2d av, No 1045 | n w cor 55th st, 20.4x66, 4-sty stone front tenement and store. Isidore Jackson et al to Julie D Taylor. Mort \$12,500. Feb 15, 1906. 5:1329. other consid and 100
- 2d av, No 1594, e s, 53.4 s 83d st, 25.4x75, 5-sty brk tenement and store. Washington Elkann to Henry Blitz. Mort \$22,000. Feb 14, 1906. 5:1545-51. A \$9,000-\$20,000. other consid and 100
- 2d av, No 2389, w s, 75 s 123d st, 25x80, 5-sty brk tenement and store. Charles Minners et al to Max Lowenstein. Mort \$14,000. Feb 1. Feb 9, 1906. 6:1787-24. A \$7,500-\$16,000. other consid and 100
- 2d av, Nos 145 and 147, n w cor 9th st, 39.6x105, 7-sty brk tenement and store. Jonas Weil et al to Savoy Realty Co. Mort \$100,000. Feb 8. Feb 9, 1906. 2:465-55. A \$45,000-\$125,000. nom
- 2d av, No 205, w s, 26.4 s 13th st, 25.8x110, 4-sty brk dwelling. Esther Minsky to Abraham Nelson. Mort \$29,000. Jan 31. Feb 9, 1906. 2:468-35. A \$22,000-\$28,000. other consid and 100
- 3d av, No 1151 | n e cor 67th st, 25.5x100, 5-sty brk tenement 67th st, No 201 | and store. Samuel Louis et al to Charlotte Doelger. Mort \$35,000. Feb 9. Feb 14, 1906. 5:1422-1. A \$28,000-\$50,000. nom
- 3d av, Nos 1280 to 1288 | s w cor 74th st, 102.2x104.10, two 2-74th st, Nos 174 and 176 | sty brk tenements and stores and four 1-sty brk and frame stores. Pincus Lowenfeld et al to Gottlieb M Karpas. Mort \$100,000. Feb 6. Feb 10, 1906. 5:1408-38 to 40½. A \$100,000-\$109,000. other consid and 100
- 3d av, No 1695 | n e cor 95th st, 25.8x100, 5-sty brk tenement and store. Hymon Manheim et al to Abraham Satzman. Mort \$40,000. Feb 13. Feb 14, 1906. 5:1541-1. \$25,000-\$40,000. other consid and 100
- 3d av, No 1697, e s, 25.8 n 95th st, 25x100, 5-sty brk tenement and store. Hymon Manheim et al to Abraham H Vogel. Mort \$26,000. Feb 13. Feb 14, 1906. 5:1541-2. A \$16,000-\$24,000. other consid and 100
- 3d av, Nos 2316 and 2318, w s, 24.11 s 126th st, 50x90, two 3-sty brk tenements and stores. Margt A Goodridge to Julius and Morris Gumpel. Feb 14. Feb 15, 1906. 6:1774-38 and 39. A \$54,000-\$64,000. other consid and 100
- 3d av, Nos 973 and 975 | n e cor 58th st, runs n 50.2 x e 105 x n 58th st, Nos 201 to 207 | 50.3 x e 50 x s 100.5 to 58th st x w 155 to beginning, two 3 and three 2-sty frame tenements and stores. Pincus Lowenfeld et al to Barnett Hamburger. Mort \$84,000. Feb 2. Feb 9, 1906. 5:1332-1 and 2. A \$51,000-\$53,000. other consid and 100
- 3d av, No 1699, e s, 50.8 n 95th st, 25x100, 5-sty brk tenement and store. Hyman Manheim et al to Frank Beck. Mort \$26,000. Feb 8. Feb 9, 1906. 5:1541-3. A \$16,000-\$24,000. other consid and 100
- 5th av, Nos 35 and 37, n e cor 10th st, 80.8x100, 6-sty brk and stone hotel "Grosvenor." Mutual Life Ins Co of N Y to Mary L Jones. C a G. Feb 10. Feb 13, 1906. 2:568-1. A \$210,000-\$360,000. nom
- 5th av, No 251 | n e cor 28th st, runs n 25 x e 100 x n 73.9 x e 25 28th st, No 1 | x s 98.9 to 28th st, x w 125 to beginning, 7-sty brk and stone loft and store building. FORECLOS. James A Donnelly (ref) to Henry S Glover. Mort \$350,000. Feb 7. Feb 13, 1906. 3:858-1. A \$275,000-\$425,000. 132,250
- 5th av, Nos 1465 and 1467, e s, 50.5 s 118th st, 50.6x110, 6-sty brk tenement and store. Louis Lamchick et al to Meyer Frank. Mort \$87,000. Jan 2. Feb 14, 1906. 6:1745-3. A \$30,000-\$40,000. other consid and 100
- 5th av, No 2113, e s 57.2 s 130th st, 18.6x110, 3-sty stone front dwelling. Teresa V Brennan et al to Ambrose F Bruder, of Pittsburgh, Pa. Q C. Feb 10. Feb 14, 1906. 6:1754-71. A \$11,000-\$13,000. nom
- 5th av, No 1454 | s w cor 118th st, 25.11x100, 5-sty brk tenement 118th st, No 2 | and store. Israel Hoffman to Salo Cohn. Mort \$45,500. Feb 15, 1906. 6:1601-40. A \$24,000-\$45,000. other consid and 100
- 5th av, Nos 2778 and 2780, e s, 84.11 n 147th st, 40x100, 5-sty brk tenement and store. Fleischmann Realty & Construction Co to George Margraf. Mort \$38,000. Feb 15, 1906. 7:2033. other consid and 100
- 5th av, Nos 2774 and 2776, e s, 44.11 n 147th st, 40x100, 5-sty brk tenement and store. Fleischmann Realty & Construction Co to Sarah Elkin. Mort \$38,000. Feb 15, 1906. 7:2033. other consid and 100
- 5th av, No 2432, e s, 25 n 130th st, 25x100. Station grant. Theresa Sachs INDIVID and EXTRX Fabian Sachs to Manhattan Railway Co and The Interborough Rapid Transit Co. Jan 10, Feb 10, 1906. 7:1936. nom
- Same property. Station grant. Franz Heuer lessee to same. Oct 23, 1905. Feb 10, 1906. 7:1936. nom
- 5th av, No 2436, e s, 75 n 130th st, 24.11x100. Station grant. Heiman S Isaacs to Manhattan Railway Co and The Interborough Rapid Transit Co. Jan 10. Feb 10, 1906. 7:1936. nom
- Same property. Consent by mortgagee to above. N Y Mortgage & Security Co to same. Feb 6. Feb 10, 1906. 7:1936. nom

DYCKERHOFF PORTLAND CEMENT

is made in Germany. The superior quality amply compensates the consumer for its higher price. It is perfect.

**E. THIELE, Sole Agent,
99 John St., New York.**

8th av, No 2657 | s w cor 142d st, 24.11x100, 5-sty brk tene-
142d st, Nos 300 to 304 | ment and store. Chas V Schmidt to John
Cawein. Mort \$35,000. Jan 2. Rerecorded from Jan 3, 1906.
Feb 14, 1906. 7:2043-18. A \$13,000-\$35,000. 100
8th av, No 2657 | s w cor 142d st, 24.11x100, 5-sty brk tene-
142d st, Nos 300 to 304 | ment and store. John Cawein to Chas F
J Ring. Mort \$55,000. Jan 31. Feb 14, 1906. 7:2043-18. A
\$13,000-\$35,000. other consid and 100
9th av, n w s, at n e s 202d st, 99.11x100, vacant. Fannie B
Dyckman to Mary A Dean. 1/2 part. Feb 7. Feb 9, 1906.
8:2199-26. A \$4,500-\$4,500. nom
8th av, No 2432. Consent by mortgagee to station grant. N Y
Savings Bank to Manhattan Railway Co and the Interborough
Rapid Transit Co. Jan 10. Feb 13, 1906. 7:1936.

MISCELLANEOUS.

Appointment of TRUSTEE. John P Morgan and ano TRUSTEES
under deed of trust dated April 10, 1885, appoint Francis G
Brown as TRUSTEE. Feb 5. Feb 10, 1906. Misc. —
Copy last will of John Schneider late of Middle Village, L I. Nov
24, 1881. —
Copy last will of Catherina Schneider widow of above. May 11,
1895. Feb 9, 1906. —
Copy last will of James F McGuire late of Brooklyn. July 20,
1900. Feb 14, 1906. —
Undivided 1/2 part or portion pier 28 East River, being 24.10x—
including all right, title and interest in said pier or wharf and
all undivided 1/2 part of bulkhead adjacent to and on the e s
of said pier 28 said bulkhead being of the breadth of 49 ft.
Wm P Clyde to Clyde Steamship Co. Feb 8. Feb 13, 1906. 1:108.
nom

BOROUGH OF THE BRONX.

Under this head the * denotes that the property is located in the
New Annexed District (Act of 1895).

Bristow st, No 1332 | e s, 125 n Stebbins av, 25x79.9x28.3x66.5,
Stebbins av | 2-sty frame dwelling. Isidor Seaburn to
Isaac Diamond. Q C. All title. Feb 14. Feb 15, 1906. 11:2972.
nom
Same property. Moses W Winston to same. Mort \$6,000. Feb
14. Feb 15, 1906. 11:2972. other consid and 100
*Cruger st, e s, 305 s 187th st, 25x105. Charles Swenson to Karl
Olander. Mort \$300. Feb 9. Feb 14, 1906. nom
*Deane pl, e s, 25 s Pierce av, 25x100, Westchester. Jacob Co-
hen to Henry P Ansonge. Mort \$2,800. Feb 9. Feb 13, 1906.
other consid and 100
*Deane pl, e s, 50 s Pierce av, 25x100. Same to same. Mort
\$2,700. Feb 9. Feb 13, 1906. other consid and 100
*Deane pl, e s, 75 s Pierce av, 25x100. Same to same. Mort
\$2,800. Feb 9. Feb 13, 1906. other consid and 100
Jennings st, s s, 100 e Longfellow st, 25x100, vacant. Louis Lese
to Herbert Realty Co. Feb 8. Feb 9, 1906. 11:3007.
other consid and 100
*Julianna st, n s, 35 e Duncomb av, runs e 30 x w 25 x s w
6 x s 96 to beginning, Olinville. Chas M Preston as RECEIVER
N Y Building Loan Banking Co to James E Ball. Mort \$2,775.
Feb 9. Feb 14, 1906. 387.95
Lillian pl, w s, bet Boston road and Tremont av and at s line land
David H Libermann, runs w 100 x s 50 x e 100 to pl, x n 50 to
beginning. Anna L McClintock to Frederick Eckstein. Feb 10.
Feb 13, 1906. 11:3065. other consid and 100
*Louise st, w s, 225 s Morris Park av, 50x95, Van Nest. August
Diener to Wm C Baker. Mort \$7,000. Feb 14. Feb 15, 1906.
other consid and 100
*Main st, e s, 100 n East st, 100x200, City Island. Jennie A Bliss
to City Real Estate Co. B & S and C a G. Mort \$1,000. April
7, 1902. Feb 13, 1906. other consid and 100
*Main st, n e cor Cemetery lane, 101.10x228, City Island. Wesley
Thorn to City Real Estate Co. B & S and C a G. April 1, 1902.
Feb 10, 1906. other consid and 100
Minerva pl, w s, 130.4 s Jerome av, 25x129.2x50x160.8, except part
for pl and Creston av, vacant. Michael Haas to Rachel Good-
man. 1/2 part. Oct 16. Feb 13, 1906. 12:3319. nom
*Pell pl, n w cor De Milt av or 242d st, 100x66.8x—x—. CON-
TRACT. Joe Kosofsky with Hewlett S Baker. Mort \$1,300.
Jan 23. Feb 13, 1906. 3,000
Rogers pl, w s, 258.10 n Westchester av, 25x73.4x25x73.8, vacant.
Timothy F Sullivan to Mary A Kelly. Feb 9. Feb 10, 1906.
10:2698. nom
*Sheil st, s s, lot 839 map Laconia Park, 25x100. Samuel Dean to
Charlotte Plock. Q C. Mort \$375. Feb 14. Feb 15, 1906.
other consid and 100
*Van Buren st, e s, 125 n Columbus av, 25x100. Thomas F Riley
et al to Fredk Rieper. Mort \$3,000. Feb 15, 1906.
other consid and 100
*Wright st, e s, 150 s 187th st, 25x100. Karl Olander to Charles
Swenson and Laura M his wife tenants by entirety. Feb 9. Feb
14, 1906. nom
*5th st, n s, 300 w Av B, 100x108, Unionport. Edw A Schill to
Amanda Baumann. Mort \$3,000. Feb 14. Feb 15, 1906.
other consid and 100
*10th st, s s, 300 w Av D, 50x108, Unionport. William Heinrich
to Otto Burger. Feb 13. Feb 14, 1906. other consid and 100
*13th st, n s, 280 w 5th st, 25x114, Wakefield. Arthur J Mace
to Joseph Schneider. All liens. Feb 10. Feb 13, 1906. 100
*13th st, n s, 205 w 5th st, 25x114, Wakefield. Assign contract.
George de Saporoff to Joseph Schneider. All title. Feb 13,
1906. 325
*13th st, n s, 280 w 5th st, 25x114, Wakefield. Assign contract.
Harris Goldberg to Joseph Schneider. All title. Feb 6. Feb
13, 1906. 350
*14th st, s s, 330 w 5th st, 75x114, Wakefield. Arthur J Mace
to Joseph Schneider. All liens. Feb 10. Feb 13, 1906. 100
*14th st, s s, 300 w Av A, 50x108, Unionport. John J McBride to
Wahlig & Sonsin Co, a corporation. June 15. Feb 13, 1906.
nom

*14th st, s s, 405 e 4th st, 25x114, Wakefield. Assign contract. Aar-
on Siegel to Joseph Schneider. All title. Feb 7. Feb 13, 1906.
350
*14th st, s s, 330 w 5th st, 25x114, Wakefield. Assign contract.
Rubin Sperling to Joseph Schneider. All title. Feb 6. Feb 13,
1906. 350
*14th st, s s, 305 w 5th st, 25x114, Wakefield. Assign contract.
Frederick Kronish to Joseph Schneider. All title. Feb 8. Feb
13, 1906. 350
139th st, s s, 402.9 e St Anns av, 75x100, two 5-sty brk tenements.
Jeremiah J Griffin to Moser Arnstein. Mort \$55,000. Feb 14,
1906. 10:2551-2552 and 2553. other consid and 100
134th st, No 1010, s s, 329 w Willow av, 17.7x103.5, 2-sty frame
dwelling. James Whittenham to John M Schott. Mort \$4,500.
Feb 13. Feb 15, 1906. 10:2562. nom
135th st, No 752, s s, 25 e Brown pl, 25x100, 5-sty brk tenement.
Chas Lischke to Fred Meyer. Mort \$15,000. Jan 4. Feb 15,
1906. 9:2262. other consid and 100
136th st, No 929, n s, 101.11 w Trinity or Cypress av, 37.6x100,
5-sty brk tenement. Ettie Goldberg to Herman Lubetkin. 1-3
part. Feb 6. Feb 13, 1906. 10:2549. other consid and 100
140th st, No 667, n s, 157.6 e Willis av, 17x100, 2-sty brk dwell-
ing. Sadie Klein to Lippman Klapper. Mort \$5,500. Feb 13.
Feb 14, 1906. 9:2285. other consid and 100
141st st, s s, 406.9 e St Anns av, 100x95, vacant. Emanuel Heil-
ner et al to Jacob Friedman. Q C. Mort \$18,000. May 19.
1905. Feb 15, 1906. 10:2552. nom
148th st, No 805 | n w cor St Anns av, 99.4x25, 5-sty
on map Nos 805 to 809 | brk tenement and store. D Syl-
St Anns av, Nos 519 and 521 | van Crakow et al to August Ger-
leit. Mort \$29,000. Feb 15, 1906. 9:2275. other consid and 100
150th st, No 628, s s, 275 e Courtlandt av, 25x100, 3-sty frame
tenement. Vincent Greubel EXR Catharina Henneberger to
American Real Estate Co. Mort \$3,100. Feb 9. Feb 10, 1906.
9:2328. 17,000
150th st, Nos 760 and 762, proposed, s s, 150 e Brook av, 50x100,
two 5-sty brk tenements.
Tremont av, n w cor Harrison av, —x101.6x47x—, vacant.
Augusta S Saulpaugh to Wm L Saulpaugh. Mar 26, 1902. Feb
10, 1906. 11:2868 and 9:2276. nom
151st st, No 465, n s, 227.9 w Morris av, 22.3x118.3, 3-sty frame
tenement and store. Clementine Fusco to Saverio Persico. Mort
\$3,000. Feb 1. Feb 15, 1906. 9:2441. other consid and 100
Same property. Saverio Persico to Guiseppa Fusco and Clemen-
tina his wife, tenants by entirety. Mort \$3,000. Feb 2. Feb
15, 1906. 9:2441. other consid and 100
151st st, No 463, n s, 250 w Morris av, 25x100, vacant. Giuseppe
Fusco to Saverio Persico. Mort \$2,200. Feb 1. Feb 15, 1906.
9:2441. other consid and 100
Same property. Saverio Persico to Guiseppa Fusco and Clementina
his wife, tenants by entirety. Mort \$2,200. Feb 2. Feb 15,
1906. 9:2441. other consid and 100
155th st, Nos 660 to 664, late Mary st, s s, 245 w Elton av, late
Washington av, 100x100, 2-sty frame dwelling and 1-sty frame
building and vacant. Jessie M Onderdonk to Louis Lese. Feb
14, 1906. 9:2376. other consid and 100
Same property. Release dower. Mary A Haines to same. Feb
14, 1906. 9:2376. other consid and 100
156th st, old n w cor Elton av, runs w 416.11 to e s Melrose av,
x s 0.5 to n s 156th st, new line, x e 416.11 to beginning. Re-
lease easement, &c. Robert Stuart et al owners of property
with Bowery Savings Bank et al owners and holders of mort-
gages. Nov 24, 1905. (Re-recorded from Dec 4, 1905.) Feb 14,
1906. 9:2378. nom
156th st, No 1034, late Leggett av, begins 156th st, s s, 175 e
Prospect av, runs s 93.7 x n e 25.4 x n 90.5 to av x w 25 to be-
ginning, 3-sty frame tenement. Jose Fernandez to Nona A
Fernandez. Mort \$5,000. Feb 6. Feb 10, 1906. 10:2687. nom
157th st, No 565, n s, 250 n w Courtlandt av, 25x100, 3-sty brk
dwelling. Sarah Archbold to Fritz Volz. Mort \$3,000. Feb 7.
Feb 15, 1906. 9:2417. other consid and 100
160th st | strip lying in front of lot 44 map Morrisania and bet
Findlay st | old n s Findlay st and new n s of 160th st, 50x14.
John Schnell et al HEIRS John A Schnell to Bridget Kearney.
Q C and C a G. Feb 14, 1906. 9:2407. nom
160th st, n s, 250 e Cortlandt av, 50x100, being lot 44 same map,
vacant. Bridget wife of Francis J Kearney to Louis Lese.
Aug 1. Feb 14, 1906. 9:2407. other consid and 100
162d st, No 771, n s, 137.9 w 3d av, 25x100, 5-sty brk tenement.
Henry Klug to John Schade. Mort \$16,000. Feb 10. Feb 13,
1906. 9:2367. other consid and 100
163d st, No 768, s s, 225 e Washington av, 50x100, 2-sty frame
dwelling and vacant. August Jacob to Moses Heinsfurter and
Jacob Schmidt. Mort \$50,000. Feb 15, 1906. 9:2367. nom
165th st, late Devoe st, n s, 134 e Lind av, 33.4x99.5x28x112, ex-
cept part for st, 2-sty frame dwelling. Michl J Souren to Mary
J Kennedy. 1/2 part. Mort \$1,200. Feb 14, 1906. 9:2526. 500
175th st, s s, 115.8 w Washington av, 75x105.2x75x104.11, vacant.
Henry Menaker to Wm Evans and John H Buscall. Q C. Cor-
rection deed. Jan 8. Feb 14, 1906. 11:2907. nom
*175th st, w s, 130.4 s Westchester av, 50x100. Beke Schneider
to Emma A Hoffman. Feb 14. Feb 15, 1906.
other consid and 100
178th st, n s, 100 e Crotona av, 21.7x95x22.3x95, vacant. Mary A
wife Michl P Casey to Giosue Galiani. Feb 8. Feb 9, 1906.
11:3092. other consid and 100
*219th st, n s, 155 w White Plains road, 50x114, Wakefield. Thos
Skahan to Alice M Staker. Feb 14. Feb 15, 1906. nom
227th st, late Sidney st, s s, 110 e Spuyten Duyvil Parkway, 70x
110, 2-sty frame dwelling. The First National Bank of Yonkers,
N Y, to Judith O'Callaghan. Mort \$3,000. Feb 13. Feb 14,
1906. 13:3407. other consid and 100
*229th st, n s, 105.6 e 2d st, 100x114, Wakefield. Fremont Realty
Co to Joseph H Witherill and Jacob Lehrbach. Mort \$1,000.
Feb 7. Feb 14, 1906. other consid and 100
*230th st, s s, 105.6 e 2d st, 50x114, Wakefield. Fremont Realty
Co to Joseph Schmid and John Judd. Mort \$400. Feb 6. Feb
14, 1906. 100

No. 3.

BECAUSE EVERY PIECE OF OFFICE FURNITURE I SELL CANNOT BE BETTERED IN THIS CITY IT

does not mean that my prices are exorbitant. It will pay any business man who has an office to come to my store and see.

CHARLES E. MATTHEWS, Office Furniture, 275 CANAL ST., One Door East of Broadway TELEPHONE, 1299 SPRING

- *235th st, s s, 100 e Byron st, 54.4x147.2x63x179.9. Hugo Wabst to Friederike Muller. Mort \$1,015. Feb 9, 1906. other consid and 100
- 259th st, late Rock st, s e cor Tyndall st, late Hill st, 100x25, vacant. Kate A Moclair to C G Adolph Hohle. Feb 8, Feb 9, 1906. 13:3423. other consid and 100
- Anthony av, e s, 100.8 n 174th st, 50.1x97.1x50x94.1, vacant. Herbert J Cantrell to Joseph Diamond. Mort \$2,000. Feb 9, Feb 14, 1906. 11:2890. other consid and 100
- *Amsterdam av, n w cor Tremont road, 100x75. Bankers Realty and Security Co to Cecelia Greenberg. Feb 14, 1906. other consid and 100
- Anderson av, s e s, 227.7 n e Jerome av, runs n e 600 x s e 175.10 x s 500.11 x s w 107.5 x n w 90.8, vacant. Louis Lowenstein et al to John F Kaiser. All liens. Feb 14, Feb 15, 1906. 9:2504. other consid and 100
- Albany road, e s, 331 n 231st st, 56x100x37.11x100.2, vacant. Aaron O Whaley to Wm H Meara. Feb 13, 1906. 12:3267. 100
- Brook av, No 986 n e cor 164th st, 29.2x74.6x27.6x64.9, with all 164th st, No 683 title to strip 0.6½ adj above on east, 4-sty brk tenement and store. Otto J Schwarzler and ano to Julia H Schwarzler. Mort \$15,800. Feb 13, Feb 14, 1906. 9:2386. other consid and 100
- Bathgate av, No 2102 n e cor 180th st, 46.9x33.9x45.11x24.5, 3-sty 180th st, No 765 frame tenement and store.
- Bathgate av, Nos 2104 and 2106, e s, 46.9 n 180th st, 39.11x41.8x39.1x33.9, 3-sty frame tenement and store. John W Campbell to Domenico Cilento, Eugene Savarese and Raffaello Coppola. Mort \$16,750. Feb 14, Feb 15, 1906. 11:3047. 100
- *Boston road, n w cor Thwaites pl, 25x99.3x25x100.11, except part for sts, Westchester. Annie wife of and John Gaidos to Charlotte E Mitchell. Feb 13, Feb 15, 1906. 2,400
- Brook av s e cor 164th st, runs s e along st, 32 x s w — 164th st, No 684 to av, x n — to beginning, 2-sty frame tenement and store. James F Doyle to Ludwig Kuenstler. Mort \$3,500. Feb 1, Feb 13, 1906. 9:2385. other consid and 100
- Beaumont av, late Jackson av, e s, 200 n 187th st, 100x100, vacant. Kenmore estate to Jacob Cohen. Mort \$3,420. Feb 9, Feb 13, 1906. 11:3105. other consid and 11,000
- Beaumont av, e s, 400 n 187th st, 25x100, vacant. Maria Schepeler to Ernest Schepeler. Feb 7, Feb 9, 1906. 11:3105. other consid and 100
- Beaumont av, No 2436, e s, 350 n 187th st, 50x100, 2-sty frame dwelling and vacant. Same to Anna C Schepeler. Feb 7, Feb 9, 1906. 11:3105. other consid and 100
- Briggs av, No 2853, n w s, 152.4 n e 198th st, late Travers st, 25x100, 2-sty frame dwelling. John R Ross to Wm J Fawcett. Jan 16, Feb 9, 1906. 12:3302. other consid and 100
- *Commonwealth av, s e cor Merrill st, 50x100. John B Dosso et al to Stephen McBride. Mort \$1,000. Feb 8, Feb 9, 1906. nom
- Courtlandt av, No 578, e s, 49.5 n 150th st, 17x100, 5-sty brk tenement and store. Adam Zimmer to Sarah Rubenstein. Mort \$13,000. Feb 15, 1906. 9:2397. nom
- Carter av, w s, 97.7 n 174th st, runs w 22.8 of to point 100 w Worth av x n 50 x e 25.5 to w s Carter av x s 50 to beginning, vacant. Wm D Miller to Joseph Diamond. Feb 9, Feb 10, 1906. 11:2890. 100
- Clay av, n e cor 169th st, 197x80, vacant. Augusta M de Peyster to Thornton Bros Co. Feb 5, Feb 10, 1906. 11:2887. nom
- Clinton av, n w s, 68.5 n e 170th st, 25x151.1x25x151.2, 2-sty frame dwelling. Henry Lunsman to Rosa Herbe. Q C. All liens. Feb 10, 1906. 11:2936. 5,500
- Crotona av, No 1932, e s, 116.11 s Tremont av or 177th st, 16.8x70, 2-sty frame dwelling. Annie E Neville to Ardashes Der-Gabrilian. Mort \$2,000. Feb 10, Feb 13, 1906. 11:2950. other consid and 100
- *Commonwealth av, s e cor Merrill pl, 50x100. Stephen McBride to John E Reiss. Mort \$2,100. Feb 9, Feb 13, 1906. nom
- Cambreling av s e cor 189th st, 100x145.8 to w s Beaumont av, Beaumont av x 100x148.5, vacant. Samuel Garry to William 189th st Wainwright. Mort \$9,000. Feb 9, Feb 10, 1906. 11:3090. other consid and 100
- Crotona (Washington) av, w s, 199.9 n 187th st, 0.3x80. Katharine or Kate Scholler to Henry Beukers. Feb 14, 1906. 11:3105. 300
- Cedar av, w s, bet 178th st and Harlem River Terrace, adj land Lewis G Morris, runs w 108.5 to land N Y & N R R, x n 50 x e 100.4 to av, x s 50 to beginning, being lots 1 and 2 on map auction sale of lots and water front estate Mary P Chrystie, near Morris Heights Station.
- Plot begins at w s lands conveyed by Chrystie to S D & P M R R Co, Dec 28, 1869, and n s land L G Morris, runs w 323.1 to U S pier and bulkhead line, x n 327 to s s land H W Mali, x e 164.10 x abt e, n e, 54.1 x s 357.6 to beginning, being lot 16 same map land under water, &c, except
- Plot at n e cor of that parcel conveyed to said R R as above, and in west line of that parcel of land so conveyed, 25 ft at right angle from original c l said R R, runs s w 356.11 x n w 17 x n e 350 x s e 25.4 to beginning, contains 7,300 sq. ft. Lucie Chrystie et al to John E Eustis. Jan 10, Feb 14, 1906. 11:3231 and 3241. other consid and 100
- Clinton av, No 1415, n w s, 93.5 n 170th st, runs w 151.1 x s w 25 x s e 151.2 to av, x n e 25 to beginning, 2-sty frame dwelling. Henry Lunsman to Rosa Herbe. Feb 10, Feb 14, 1906. 11:2936. other consid and 100
- Crotona av, No 1895 (Grove st), n w s, 192.8, n w 176th st, late Woodruff, runs n w 25 x s w 108.9 x s e 25 x s e 108.9 to beginning, 2-sty frame dwelling. Sheriffs sale. Nicholas J Hayes, sheriff, to Everett H Osborn. Jan 15, Feb 14, 1906. 11:2946. 2,000
- Crotona av, No 1895, w s, 192.8 n 176th st, 25x108.9, 2-sty frame dwelling. Everett H Osborn to Samuel R Waldron, of Huntington, N Y. Feb 9, Feb 14, 1906. 11:2946. other consid and 100
- Forest av, No 883, w s, 112 n 161st st, 21x90, 2-sty brk dwelling. Charlotte Wolff to Henry Wunderach. Correction deed. Mort \$4,600. Feb 7, Feb 9, 1906. 10:2648. other consid and 100
- Gerard av, strip bounded n by n line lot 39 on map Inwood, s by s line lot 39, e by e s Gerard av as on said map, and w x e s of Gerard av as legally opened. Lewis S Chanler to Martin Geiszler. All title. Q C. Jan 9, Feb 15, 1906. 11:2839. nom
- *Grant av, n s, 105.2 w Unionport road, 25x100. Agnes Decker to Teasdale Realty Co. Mort \$3,000. Jan 31, Feb 10, 1906. other consid and 100
- Grand av, s w cor North st, runs s 175 x w 75 x n 50 x w 25 x n 125 to st, x e 100 to beginning, vacant. Isaac M Cohen to William Cohen. ¼ part. Mort \$11,500. June 24, 1905. Feb 13, 1906. 11:3209. other consid and 50
- Gerard av, e s, bet 169th st and Clarke pl, and being plot bounded n by n line lot 39 on map Inwood, s by s line lot 39, e by e s Gerard av, as shown on said map and w by e s Gerard av, as legally opened. Henry L Morris to Martin Geiszler. All title. Q C. Dec 20, Feb 13, 1906. 11:2839. 75
- Same property. Lloyd D Waddell HEIR, &c, Julia Stebbins to same. All title. Q C. Jan 25, Feb 13, 1906. 11:2839. 20
- Same property. Saxbury Waddell HEIR, &c, Julia Stebbins to same. All title. Q C. Jan 29, Feb 13, 1906. 11:2839. 20
- Same property. Anna M Lovejoy HEIR, &c, Julia Stebbins to same. All title. Q C. Jan 29, Feb 13, 1906. 11:2839. 20
- Gerard av, e s, 77.11 n 169th st, 26.2x132.11x25x125.2 being lot 39 same map, 1-sty frame building. Julius H Haas to same. June 26, 1905, Feb 13, 1906. 11:2839. other consid and 100
- *Glebe av, s w cor Parker av, 208.2x106.4x208x103.5, being lots 21 to 28 block G map Dore Lyon at Westchester.
- Lyon av, n s, lots 3 and 4 block H, same map, 50x100.
- Parker av, e s, lots 9, 10 and 11 blk H same map, 75x100.
- Parker av, e s, lots 16 to 19 block D, same map, 100x100.
- Anna M wife of and Christian Scherding to Fred Judge. All liens. Dec 23, Feb 14, 1906. nom
- Hughes av, No 2386, late Frederic st, e s, 100 n 187th st, late Jacob st, 50x87.6, 2-sty frame dwelling. Max Rotkowitz to Philip Nelson. Mort \$5,000. Feb 13, Feb 14, 1906. 11:3076. other consid and 100
- *Horton av, s s, 430 e Main st, runs s 137.3 x e 175 to high water mark x n 140 to av, x w 190 to beginning, City Island. Jennie A Bliss to City Real Estate Co. B & S and C a G. Mort \$2,100. Mar 4, 1902, Feb 13, 1906. nom
- Jackson av, No 945, w s, 163.7 n 163d st, 25x75x25x75.3, 4-sty brk tenement. Chas A Walsh to Michl J Horan. Mort \$9,000. Feb 14, 1906. 10:2639. nom
- Jackson av, No 705, w s, 181 s 156th st, 18.2x74.3x18.2x74.5, 3-sty frame tenement. Geo G Dutcher to Matej Hampl. Feb 15, 1906. 10:2635. other consid and 100
- *King av, s e cor Bowne st, 50x100, City Island. Kath D Mackenzie to City Real Estate Co. Mar 1, 1902, Feb 10, 1906. nom
- Longwood av, n s, 60.2 w Garrison (Whitlock) av, 38.5 to N Y, N H & H R R Co x63.5x36.5x65.8, two 2-sty frame dwellings. Fannie M Mayer to Clarence D Baldwin. ¼ part. Q C. Feb 8, Feb 9, 1906. 10:2731. 100
- Marion av, w s, 272.4 n 189th st, 25x81.1x25x80.4, 2-sty frame dwelling. Sarah A Lisk to Alma J Carl. Mort \$4,500. Feb 15, 1906. 11:3026. 500
- *Mayflower av, w s, and being lots 39 to 43 map 473 lots Haight estate. Ephraim B Levy to Chas Cohen. All liens. Feb 9, 1906. nom
- *Morris Park av, n s, 195 w White Plains road, 50x100, with right of way over strip adj. Catherine Mulvey to Henry Storck. Feb 8, Feb 9, 1906. nom
- Morris (2d) av, w s, 275 s Walnut st, 25x100, except part for av, vacant. Annie Franke to Fredericka Lemien. Feb 14, Feb 15, 1906. 11:2820. other consid and 100
- *Mayflower av, w s, 334.11 n Middletown road, 25x188.5x26.10x195.11. Release mort. A Morton Ferris to Bankers Realty & Security Co. Feb 15, 1906. 500
- Marion av, e s, 50 n 189th st, 200x112.1x200.4x100.7, vacant. John C Barr to Adolph Wexler. C a G. Mort \$14,000. April 19, Feb 15, 1906. 11:3026. nom
- *Middletown road, n e cor Broadway, 76x105.11x—x103. Tremont road, n w cor Amsterdam av, 75x100. Release mort. A Morton Ferris to Bankers Realty and Security Co. Feb 13, 1906. 1,350
- *Middletown road, n s, 50.4 e Mayflower av, 45.4x115.10x45x121.4, Tremont terrace. Bankers Realty and Security Co to Jessie D Girvin, Albany, N Y. Jan 30, Feb 13, 1906. 3,050
- *Mayflower av, w s, and being lots 39 to 43, map 473 lots Haight estate, Westchester. Charles Cohen to Max Bernstein. Mort \$1,680. Feb 10, Feb 14, 1906. nom
- *Morris Park av, n s, 1,040 e White Plains road, 50x95. Ephraim B Levy to Hannah Stern. Feb 7, Feb 14, 1906. nom
- Melrose av, Nos 774 to 778 s e cor 158th st, 98.2x21, 5-sty brk 158th st, No 652 tenement and store. Max Solomon et al to Louisa Singer. Mort \$28,900. Feb 14, 1906. 9:2379. other consid and 100
- *Maple av, w s, 25 n 214th st, 25x100, New Village of Jerome. Eugene O'Reilly to Matthew G Clark. Jan 29, Feb 14, 1906. nom
- Morris av, e s, 110 n 165th st, 20x92.6, 3-sty brk tenement. The Middleboro Realty Co to Lena Peltyn. Mort \$7,500. Jan 10, Feb 14, 1906. 9:2437. nom
- Morris av, Nos 614 and 616 n e cor 151st st, 30x70.3. 151st st, No 497
- Morris av, No 618, e s, 30 n 151st st, 28.9x70.3, two 3-sty frame tenements and stores. Saverio Persico to Guiseppe Fusco. Mort \$8,500. Feb 2, Feb 15, 1906. 9:2411. other consid and 100
- Same property. Clementina Fusco to Saverio Persico. Mort \$8,500. Feb 1, Feb 15, 1906. 9:2411. other consid and 100
- Park av, No 3722, e s, 179 n 170th st, 25x150, 3-sty frame dwelling. J Leland Wells to Solomon Zetterbaum. Feb 15, 1906. 11:2902. nom
- *Park Drive, n s, at w s of a reserve strip for a st, being lots 12 to 16 blk O map Pelham Bay Park Land Co, at Pelham, 131.3 x126.6x150.9x125. Release mort. Sag Harbor Savings Bank to Pelham Bay Park Land Co. Feb 10, Feb 15, 1906. 1,400
- *Same property. The Pelham Bay Park Land Co to Margt A Smith. Mort \$5,000. Feb 14, Feb 15, 1906. nom

DENNIS G. BRUSSEL

ELECTRICAL CONSTRUCTION AND ENGINEERING FOR

LIGHT-HEAT-POWER

Electrical construction as installed by the Brussel Method represents the highest development of modern engineering.

15 West 29th Street, N. Y.

- Park av West, No 4433, w s, 442.6 s 182d st, 29.3x100x20.6x98.10, 2-sty frame dwelling. Rose M Butler to Cath M Campbell. Mort \$3,500. Feb 15, 1906. 11:3030. other consid and 100
- Prospect av, No 722 e s, 65.11 n Dawson st, runs e 106.10 to n s Dawson st | Dawson st x n e 10.5 x n w 22.10 x w 103 to av x s 25 to beginning, vacant. Marius Dauere to Marcus Nathan. Mort \$5,500. Feb 8, Feb 9, 1906. 10:2687. other consid and 100
- Southern Boulevard, No 831, n s, 125 w St Anns av, 25x100, 5-sty brk tenement. Pauline Hauser to Fredk E Steeg. Mort \$14,750. Feb 9, Feb 10, 1906. 9:2261. other consid and 100
- Southern Boulevard, No 843, n s, 150.11 e St Anns av, runs n 89.3 x e 5 x n 5 x e 20 x s 90.4 to st, x w 25.4 to beginning, 5-sty brk tenement. Sarah Newmark to Samuel Newmark. Mort \$15,000. Feb 8, Feb 13, 1906. 10:2546. nom
- Southern Boulevard, w s, 225 s 172d st, 50x100, owned by party 4th part.
- Southern Boulevard, w s, adj on south owned by party 1st part. Party wall agreement. Morris Wolfinger et al with Hawthorne Building Co. Jan 30. Feb 13, 1906. 11:2977. nom
- *Saw Mill lane, plot bounded n by land Wm Carr, w by land Jas Bathgate, s by said lane, s e by land conveyed by G F Bushnell to H C Winchester and on e by land of Robert Givan, contains 51 638-1,000 acres, being part of Saw Mill lane farm.
- Road from Westchester to Eastchester, at s e cor premises hereby conveyed, in line bet lands of Israel H Watson, runs to Saw Mill lane as shown on map of James Watson, at Westchester, except plot at c l of N Y, Westchester & Boston Railway Co, at line bet lands of Stedman and Landon, and runs to Saw Mill lane, the 2d parcel, excepting land excepted, contains abt 53 acres.
- Saw Mill lane, n s, at w s road leading from Isaac Corsas dwelling to Westchester Village, runs to road from Westchester to Eastchester, contains abt 53 acres.
- Road from Eastchester to Westchester, w s, 1,748 s w Boston road, contains 4 22-100 acres, except strip on Eastchester road, w s, 66 ft wide, conveyed to N Y, W & Boston R R Co on July 19, 1905, and runs to Saw Mill lane.
- Sound Realty Co to Worthington Whitehouse, of Elmsford, Westchester Co, N Y. B & S. Mort \$333,164. Feb 8, Feb 9, 1906. other consid and 100
- St Anns av, Nos 140 to 158 s e cor 135th st, 200 to 134th st x 80, 134th st, Nos 841 to 843 | ten 4-sty brk tenements and stores. Sarah Lippstadt to Ansonia Realty Co. Mort \$110,500. June 30, 1905. Feb 9, 1906. 10:2547. nom
- Southern Boulevard, s e cor 141st st, 119.6x135.3x92.4x76.3, vacant. Release mort. Cypress Realty Co to James H McHefhey. Feb 7, Feb 9, 1906. 10:2592. 11,560
- Sedgwick av, n w s, 73.6 n e Perot st, 24.6x96.4x24.6x98, 2-sty frame dwelling. Mary J Mulhern to Kate L Watson. Mort \$3,500. Feb 14, 1906. 12:3254. nom
- Tinton av, No 188, late Beach av, No 188, e s, 200.9 s 156th st, 20.5x108.1x20.1x112.1, with easement for light and air in alley adj. 3-sty frame tenement, Rebecca Levy et al to George Andres. Mort \$6,000. Feb 14, 1906. 10:2665. other consid and 100
- Trinity av, No 757, w s, 209 n 156th st, 39.10x101, 5-sty brk tenement. Charles Singer to Jacob Marx. Mort \$38,000. Feb 13, Feb 14, 1906. 10:2629. nom
- Tremont av, Nos 741 to 745, n s, 44.1 e Washington av, 46.7x86.4 x46.7x93.5, two 3-sty frame tenements and stores. The Julian Co to Moses Lowenstein. Mort \$10,000. Jan 6, Feb 9, 1906. 11:3043. nom
- Same property. Release mort. Wm D Lent to same. Jan 2, Feb 9, 1906. 11:3043. nom
- Trinity av, w s, 100.1 s 156th st, 449.11x109.9x450.7x100.9, vacant. Savoy Realty Co to Jonas Weil and Bernhard Mayer. Mort \$51,000. Feb 8, Feb 9, 1906. 10:2628. other consid and 100
- Tinton av, late Beach av, n e cor 150th st, 30x100, 5-sty brk tenement and store. William Wainwright to Samuel Garry. Mort \$32,000. Jan 26, Feb 10, 1906. 10:2664. other consid and 100
- Undercliff av, e s, — n 176th st and being lots 107 to 122 map Undercliff terrace, Morris Heights. Brogan Construction Co to Arthur Knox. Mort \$16,000. Feb 13, Feb 14, 1906. 11:2877. nom
- *West Farms road, lot 25 map Neill estate. Joseph Diamond to Marie T Dunn. Mort \$5,000. Feb 9, Feb 14, 1906. other consid and 100
- *White Plains road, w s, 600 n Morris Park av, 50x100. Ephraim B Levy to Hannah Stern. Feb 7, Feb 14, 1906. nom
- Willis av, No 423, w s, 50 s 145th st, runs s 25 x w 39 x n e — to point 50 s 145th st and 14 w of av x e 14 to beginning, with all title to strip bet old and new lines of av, 3-sty brk tenement and store. Samuel Williams et al to Charles Lischke. Feb 14, 1906. 9:2306. other consid and 100
- *White Plains road, w s, — s 240th st, 78x121, being lots 84, 85, and 86, map of Washingtonville. Leo Levinson et al to Louis Barnett. Mort \$3,100. Feb 10, Feb 14, 1906. 100
- *White Plains road, e s, lots 7 and 8 map 93 lots at South Mt Vernon, 50x—, except part for road. Samuel Sirkin to Samuel Hermann. Mort \$1,100. Feb 13, Feb 14, 1906. nom
- *White Plains road, s w cor Bronx and Pelham Parkway, bounded s by lands Michael Collard and w by e s Bronx Park, except parcel conveyed by Low to Greenhalgh April 2, 1855. City Real Estate Co to Andrew J Larkin. B & S. Feb 14, Feb 15, 1906. 100
- *White Plains road, w s, 223.4 s Boston road, runs s w 142.3 to n w s Bear Swamp road at point 213 s e Boston road, x s e 90.8 to old Williamsbridge road, x n e 28.9 to White Plains road, x n 151.3 to beginning. Phebe J Leash to James K Walter. Feb 14, Feb 15, 1906. 100
- *Same property. James K Walter to The Local Realty Co. Mort \$5,500. Feb 14, Feb 15, 1906. other consid and 100
- Woodycrest av, w s, 100.6 n 167th st, 50x 1/2 block, vacant. Melissa Thwaite to Anna L Thwaite. Feb 1, Feb 15, 1906. 9:2515. nom
- Washington av, Nos 1182 and 1184, old e s, 190 n 167th st, 50x 137, except part for av, two 4-sty brk tenements and stores. Joseph Kovar et al to Bohemian-American Building Assoc. Bretislav, a corpn. Mort \$28,000. Feb 14, Feb 15, 1906. 9:2372. other consid and 100
- Washington av | n w cor Gouverneur pl, 19.8x92.7x19.11x92.8, Gouverneur pl, No 15 | 5-sty brk tenement and store. CONTRACT. Carrie Buchmiller to Chas M Karl. Mort \$22,000. Dec 28, 1905, Feb 15, 1906. Contract. 32,000
- Webster av, e s, 175 n 179th st, 25x127.10x24.11x129, vacant. John C Barr to Adolph Wexler. May 23, 1905. Feb 15, 1906. 11:3029. nom
- *White Plains road, n e cor 224th st, 50x80, Williamsbridge. Annie wife of and Joseph Troman to Louis Barnett. Mort \$3,850. Feb 5, Feb 15, 1906. other consid and 100
- *White Plains road, n e cor Cleveland av, 78x90x75x105. John Londergan to Cathleen Turney. Mort \$2,200. Feb 13, Feb 15, 1906. 100
- *Same property. Cathleen Turney to Sound Realty Co. Mort \$18,500. Feb 13, Feb 15, 1906. 100
- *White Plains road, e s, lot 18 Sec A Cranford property, South Mt Vernon, 37.10x96.2x18.11x99.2, except part for road. Harry Lapkin to Samuel Marcus. Mort \$600. Jan 17, Feb 15, 1906. other consid and 100
- Walnut av | n w cor 133d st, 203.5 to s s 134th st x322 to N Y, N 133d st | H & H R R Co x203.5 to n s 133d st x322, vacant. 134th st | The F & M Schaefer Brewing Co to John J Roche. Mort \$30,000. Jan 29, Feb 10, 1906. 10:2585. nom
- Washington av, No 1830, e s, 162 n Fitch st, 46x109.1, except part for av, 2-sty frame dwelling. Jacob Cohen et al to Rose Hammer. Oct 16, 1905. Feb 10, 1906. 11:2917. other consid and 100
- Worth av | w s, 100 n e 174th st, late Spring st, 50x100 to Carter Carter av | av, except part for Carter av, vacant. Walter E Andrews to William D Miller. Jan 21, 1904. Feb 10, 1906. 11:2890. nom
- *White Plains road, n e cor Kossuth av, 50x93.6x50x95, South Mt Vernon. Richard R Maslen to Sound Realty Co. Mort \$2,000. Feb 10, Feb 13, 1906. other consid and 100
- Walton av, late Berrian av, n w s, bet 183d st and 184th st and being lots 125 and 126, map part of farm Charles Berrian at Fordham, 50x100. Wm I Chalmers to Chas P Hallock. Feb 10, Feb 13, 1906. 11:3187. other consid and 100
- *Washington av, s w s, lots 9 and 10 on plot marked B2, partition map Wm Adee, 50x101.4x50x101.
- Washington av, s w s, lots 11 and 12 on plot C3 same map, 50x100.8x50x101.
- Owen Keefe or O'Keiffe to Owen J and Mary A Keefe his son and daughter. Feb 13, 1906. other consid and 100
- Walton av, No 1974, e s, 367.1 s Burnside av, 25x100, 2-sty frame dwelling. Henry E Hall to Ada Greenwald. Mort \$4,000. Feb 6, Feb 9, 1906. 11:2829. other consid and 100
- Wales av, No 665 | n w cor 152d st, runs n 58.5 and 49.9 on map Nos 663 and 665 | x s 101.5 to 152d st x e 25 to beginning, 4-sty brk tenement and store. Joseph Lauber to Peter J Montague. Mort \$22,000. Feb 1, Feb 9, 1906. 10:2644. other consid and 100
- Washington av, No 1924 | n e cor Tremont av, 100.1x43.7x93.5 Tremont av, Nos 737 and 739 | x44.1, two 3-sty brk tenements and stores. Release mort. Metropolitan Savings Bank to The Julian Co. Jan 2, Feb 9, 1906. 11:3043. nom
- Same property. Release mort. Wm D Lent to John Finger. Jan 2, Feb 9, 1906. 11:3043. nom
- Same property. The Julian Co to same. Jan 6, Feb 9, 1906. 11:3043. nom
- Washington av, No 1924 | n e cor Tremont av, 100.1x90.2x86.4 Tremont av, Nos 737 to 743 | to n s Tremont av x90.8, except part for Washington av and small portion on e s.
- Washington av, s e cor Tremont av, 40.9x188.6x69.10x190.9, except part for av.
- Road from West Farms to Hunts Point, e s, 50 n dock belonging to Webb Jennings estate, 100x— to c l Bronx River or West Farms Creek x100x—, except part for road, also property at Flatbush, L I.
- Eliz D wife Wm J Lent et al HEIRS, &c. Geo W Hojer to The Julian Co. B & S. dower rights, &c. All liens. Jan 8, Feb 9, 1906. 11:3043. nom
- 3d av, No 2754, e s, 23 s 146th st, 28x97.7x25x84.7, 3-sty brk tenement and store. Newman Grossman to Raphael C Korn. Mt \$16,000. Feb 13, 1906. 9:2397. other consid and 100
- *6th av, s e cor 216th st, 100x100, Laconia Park. Irving Realty Co to Paul Rom. Mort \$1,750. Feb 8, Feb 9, 1906. other consid and 100
- *6th av, e s, 100 s Sheil st, 25x100, Laconia Park. Axel H Seadale to Geo W and John J Rose. Feb 6, Feb 10, 1906. other consid and 100
- *7th av, s s, 155 w 5th st, 50x114, Wakefield. Albert Guidamo to Caterino Chiavenato. 1/2 part. Mort \$1,300. Feb 9, Feb 10, 1906. 1,500
- *17th av, n e cor White Plains av (3d st), 57x105, except part for White Plains av, Wakefield. Elizabeth Rawcliffe to Sound Realty Co. Mort \$4,464. Feb 9, Feb 10, 1906. other consid and 100
- East 1/2 lot 84 map Melrose South, except part for 149th st. Catharine Kelly to Wm J Reed. Mort \$5,000. Feb 13, Feb 14, 1906. 9:2337. other consid and 100
- Gore lot, begins at n line lot 28 on map No 965 in 24th Ward, belonging to Taylor Peck et al at point 100 w Loring pl, runs s 55.8 x e 3.6 x n 55.9 to beginning. Release mort. Henrietta M Schwab to Henry E D Jackson. Feb 6, Feb 13, 1906. 11:3225. nom
- Same property. Henry E D Jackson to Edwin C Dusenbury. Feb 6, Feb 13, 1906. 11:3225. 75
- *Lots 515, 516, 553 to 556 and 561 to 568 (14 lots), map Laconia Park. Irving Realty Co to A Shatzkin & Sons. Mort \$6,050 and all liens Feb 1, Feb 13, 1906. other consid and 100
- Lots 232 and 233 map property S Cambreleng et al. Augustus S Nicholson et al to Pasquale D'Auria. Q C. Dec 27, 1905. Feb 13, 1906. 11:3076. nom
- *Lots 4 to 11, 19 to 35, 140 to 153, 168 to 187, 214 to 227, 246 to 249, 272 to 289, 293 to 305 and 312 to 317 map Adee Park (114 lots). William Runkle to Cathleen Turney. Mort \$25,000. Jan 20, Feb 10, 1906. other consid and 100
- *Lots 19 to 35, 140 to 153, 168 to 187, 214 to 227, 246 to 249, 272 to 289, 293 to 305 being 100 lots on map of Adee Park. Cathleen Turney to George McCauslan. Mort \$25,000. Feb 9, Feb 10, 1906. other consid and 100

KING'S WINDSOR CEMENT

For Plastering Walls and Ceilings

Elastic in its nature, can be applied with 25 per cent. less labor and has 12½ per cent. more covering capacity than any other similar material

J. B. KING & CO., No. 1 Broadway, New York

*Lots 4 to 11 and 312 to 317 map Adeo Park (14 lots). Cathleen Turney to Sound Realty Co. Feb 9. Feb 10, 1906. other consid and 100

*Lots 21, 22 and 89, map 123 lots Willis estate. Release mort. Margt S Willis to Hudson P Rose Co. Feb 13. Feb 14, 1906. 750

*Lots 17, 18, 92, 93, 10 and 112 same map. Release mort. Same to same. Feb 13. Feb 14, 1906. 1,500

*Lots 17 and 18, same map. Hudson P Rose Co to Arthur Missing and Josephine his wife, tenants by entirety. Feb 9. Feb 14, 1906. nom

*Lots 138 to 145 and 153 to 156 map W F Duncan at Williamsbridge. Ralph Hickox to Paul Sussman. Mort \$4,900. Feb 13. Feb 14, 1906. other consid and 100

*Lots 208, 308A, and 209 to 217 map building lots in 24th Ward near Williamsbridge Station (11 lots). The People of State N Y to Ralph Hickox. Feb 3. Feb 9, 1906. letters patent

Lots A, 9, B and 20 map Mt Hope estate John P Schmenger. Henry Iden and ano EXRS, &c. John P Schmenger to Simeon M Barber. Correction deed. Feb 10. Feb 13, 1906. 11:2890. 5,700

Lots 125 and 126 map 339 lots at Woodlawn Heights, 40x100. Emil Ascher to Joseph A Toupin. Mort \$3,500. Feb 9. Feb 13, 1906. 12:3378. 100

Lot 188 map Cammann estate at Fordham Heights. Minnie Simon to John C Rodgers. Feb 9. Feb 10, 1906. 11:3234. other consid and 100

*Lots 20, 21 and 22 map 123 lots Willis estate. Hudson P Rose Co to Adam Bauer. Feb 6. Feb 10, 1906. nom

*Lot 112 same map. Same to Adolph G Stahl. Feb 7. Feb 10, 1906. nom

*Part plot 2 map Arden property, being that portion lying n of c 1 said plot, 50x100. Emma L Shirmer to Peter and Joseph Conroy. Mort \$1,500. Jan 31. Feb 15, 1906. other consid and 100

*Plot begins at intersection of c 1 N Y, Westchester & Boston Railway with division line bet land Crawford Real Estate & Building Co and land Herbert M Holton, distant 186 s Boston road, contains 2 677-1,000 acres. Herbert M Holton to City & County Contract Co. Feb 8. Feb 15, 1906. nom

*Plot begins 490 e White Plains road, at point 1,050 n Morris Park av, runs e 180 x n 100 x w 100 x s 100 to beginning, with right of way to Morris Park av. Mary Zvanovec to William Holtz. Feb 9. Feb 10, 1906. other consid and 100

*Plot begins 195 e White Plains road, at point 575 n along same from Morris Park av, runs w 95 x n 125 x e 95 x s 125 to beginning, with right of way to Morris Park av. Simon Holleb to Frank Flood. Mort \$3,675. Jan 27. Feb 9, 1906. other consid and 100

*Plot begins 100 e White Plains road at point 650 n Morris Park av, runs e 95 x n 50 x w 95 x s 50 to beginning. Release mort. Ephraim B Levy to Frank Flood. Feb 6. Feb 9, 1906. 1,270

Plot begins at n e cor land conveyed to S D & P M R R by Albert N Chrystie, Dec 24, and recorded Dec 28, 1869, and in w line of said parcel so conveyed and at point 25 ft at right angles from original c 1 of said R R, runs s w 356.11 x n w 17 x n e 350 x s e 25.4 to beginning, contains 7,300 sq ft, should party 1st accept deed, it shall be accepted subject to all obligations in respect to crossings, &c. N Y C & H R R R Co to Lucie and Mary N Chrystie, both of Marseilles, France, and Mary L Chrystie, N Y. Dec 14, 1905. Feb 14, 1906. 11:3231 and 3241. nom

*Plot begins at point 200 ft from s e cor 2d st, and Madison av, runs s at right angle from st, 100 x e 108.8 to w s road from Westchester landing to Bear Swamp, x s 44.5 x s w 33.9 x w 105.8 x n 4 to beginning, Westchester. Mary J Clinton et al children of James T Lane to said James T Lane. Mort \$5,650. Feb 13. Feb 14, 1906. nom

*Same property. James T Lane as TRUSTEE under deed of trust to Mary J Clinton and Margt T, Emeline A and Vincent H Lane, children of James T Lane. Mort \$5,650. Feb 13. Feb 14, 1906. nom

*Plot begins 440 e White Plains road at point 1,000 n along same from Morris Park av, runs w 99.9 x n e 27.10 x e 87.5 x s 25 to beginning, with right of way to Morris Park av. Ephraim B Levy to Hannah Stern. Feb 7. Feb 14, 1906. nom

Delancey st, No 334. Assign lease. Mary McKenna to Diogenes Brewing Co. Dec 12. Feb 15, 1906. 2:323..... nom

East Broadway, No 151, all. Chas G Dean to Isaac and Abraham Wilner; 5 4-12 years, from Jan 1, 1910. Feb 9, 1906. 1:283..... 1,560

Greenwich st, Nos 407 to 411 all. Chas F Hoffman and ano to Hubert st, No 15 R M Winans Co; 15 years, from May 1, 1906. Feb 15, 1906. 1:214..... 9,000

Hester st, Nos 177..... 1,560

Mott st, No 121..... 1,560

Assign lease. Alberto Fazzari to Francisco Lama. Dec 27. Feb 9, 1906. 1:237..... nom

James st, Nos 2 and 4. Assign lease. Ludovico Gargiulo to Rocco Carnevale. Feb 8. Feb 9, 1906. 1:117..... nom

Madison st, n w cor Birmingham st, —x—. Assign lease. Berel Fish to Herman H Grossman. Jan 11. Feb 9, 1906. 1:275.. nom

Same property. Assign lease. Herman H Grossman to Rachel Fischer. Jan 11. Feb 9, 1906. 1:275..... nom

Mott st, No 74, north store, &c. Deborah Freed to Louis J Frank; 5 years, from May 1, 1904. Feb 14, 1906. 1:201..... 624

Mott st, No 135, north store. Giuseppina Zarillo to Rocco Musorofiti; 7 1-6 years, from Mar 1, 1906. Feb 14, 1906. 1:237..... 450 and 516

New Chambers st, No 13, cor William st, all. Andrew F Gilsey and ano to Bernard J Kaplan; 10 years, from Oct 1, 1905. Feb 13, 1906. 1:119..... 1,000 and 1,200

Oliver st, No 66. Surrender lease. Archangala Guidice to Marie H Wilcox, of Brooklyn. All title. Feb 1. Feb 9, 1906. 1:252..... 100

Oliver st, No 68. Surrender lease. Gerardo Guidice or Giudice to Marie M Wilcox, of Brooklyn. All title. Feb 1. Feb 9, 1906. 1:252..... 100

Orchard st, No 97, all. Barnet Goldfein and ano to Joseph Schwartz; 4 years, from Dec 1, 1905. Feb 14, 1906. 2:414..... 4,450

Park pl, No 3, all. Alice wife of Gherardi Davis to The Underwood Typewriter Co; 7 years, from May 1, 1906. Feb 15, 1906. 1:124..... 7,000 to 7,500

Roosevelt st, No 6. Assign lease. Giovanni Stambellini and ano to Ferdinand Munch Brewery. Feb 10. Feb 13, 1906. 1:117..... nom

Rivington st, No 146 | 9 rooms on ground floor. Jacob Shev-Suffolk st, Nos 119 and 121 | ell to Morris Lunefeld; 5 years, from May 1, 1906. Feb 13, 1906. 2:354..... 720 to 900

Varick st, Nos 170 and 172, s e cor Charlton st, stores, &c. Wm H Cleary and ano to Geo H Brennan; 5 years, from May 1, 1906. Feb 9, 1906. 2:506..... 1,800

West st, No 421, all. Isabel B Tyte COMMITTEE Ambrose E Brockner to Samuel and George Holoher, firm Holoher Bros; 3 years, from Sept 15, 1905. Feb 15, 1906. 2:637..... 1,140

Willett st, No 53, all. Estate of Adam Mosback by Eliz D Miller as TRUSTEE and GUARDIAN to Mindel Honig; 7 years, from May 1, 1900. Feb 13, 1906. 2:338..... 2,400

5th st, Nos 701 and 703 East, 4th store. S Ginsberg and ano to H Kolber; 5 years, from May 1, 1905. Feb 13, 1906. 2:375..... 432

9th st, Nos 729 and 731 East. Modification of lease. Max Mayer-son with Adolph Citron. Feb 1. Feb 13, 1906. 2:379..... nom

9th st, No 745 East. Surrender lease. Saml Schaefer to Leopold and Isidor Zelinka. Feb 14. Feb 15, 1906. 2:379..... 350

10th st, No 81 East, all. William Hennessy to Henriette Gregor; 3 years, from Sept 1, 1905. Feb 14, 1906. 2:556..... 1,500

11th st, No 230 East, all. Herman Leuning to Louis and Margaret Flugel; 5 years, from May 1, 1905. Feb 14, 1906. 2:466..... 1,000

11th st, No 535 E, basement store. Davis Rosenkranz to Morris Kainetor; 5 years, from Jan 2, 1903. Feb 15, 1906. 2:405..... 240

15th st, No 313 W, all. Hermann Mann to Innovation Trunk Co; 5 years, from May 1, 1906. Feb 15, 1906. 3:739..... 3,000

24th st, No 406 East, all. Haber, Dworkowitz and Haber to John B Grattorola; 3 years, from Feb 1, 1906. Feb 9, 1906. 3:955..... 2,220

25th st, Nos 137 and 139 East | 4th floor. The Brackett Realty Co 26th st, No 138 East | to Jacob H Schilling; 5 years, from Mar 1, 1906. Feb 13, 1906. 3:881..... 2,400 to 2,800

32d st, Nos 34 and 36 West, all. Walter A Schiffer et al to Henry Owen and Jacob N Mannes, firm of Mannes & Co; 21 years, from completion of building and option to purchase above. 3:833..... taxes, &c, and 6% of cost of land and building

Same property. Agreement to pay rent or arrears, &c. Maxwell S Mannes with Walter A Schiffer and Chas and Fredk Hirschhorn. Mar 22, 1905. Feb 14, 1906. 3:833..... nom

48th st, No 521 West, all. Morris Haber et al to Jacob Schlang; 5 years, from May 1, 1905. Feb 9, 1906. 1,950

58th st, Nos 508 to 512 W, all. Albert Ludorff to Haynes Automobile Co, of Kokomo, Ind; 5 years, from Jan 1, 1906. Feb 15, 1906. 4:1086..... 1,200 to 1,400

61st st, No 235 West, all. Morris Haber et al to Jacob Schlang; 5 years, from June 1, 1905. Feb 9, 1906. 4:1153..... 1,950

71st st, No 413 East, store, &c. Catherine Bohlmann to Joseph Tordik; 3 years, from May 1, 1906. Feb 10, 1906. 5:1466..... 240

77th st, No 245 East. Surrender lease. Louis Kaufman and ano to Louis Levinsohn. Feb 9. Feb 10, 1906. 5:1432..... nom

78th st, No 450 East, all. Sigmund Lewy to Abraham Rosenberg; 3 3-12 years, from Feb 1, 1906. Feb 13, 1906. 5:1472..... 600

85th st, No 172 East, store Adolph Kreuder to Patrick Coughlin; 5 years, from Mar 1, 1906. Feb 13, 1906. 5:1513..... 480

Same property. Assign lease. Patrick Coughlin to M Groh's Sons. Feb 10. Feb 13, 1906. 5:1513..... nom

97th st, Nos 209 and 211 East, all. Wolf Bloom to Michele Fasulo; 4 5-12 years, from Feb 1, 1906. Feb 14, 1906. 6:1647..... 4,900

98th st, No 312 East, floor space, 16x32, on ground floor with use of 3 stalls in rear. Joseph Kupferschmidt and ano to Abraham Goldstein et al; 3 9-12 years and 25 days, from Feb 5, 1906. Feb 13, 1906. 6:1669..... 300 and 240

102d st, No 65 East, all. Saml Kadin to Abraham and Solomon Greenberg and Max Press; 3 years, from Feb 1, 1906. Feb 10, 1906. 6:1608..... 5,200

102d st, No 305, n s, 100 e 2d av, all. Louis Livingston and ano to Rebecca Fihrer and Morris Moore; 3¼ years, from Feb 1, 1906. Feb 14, 1906. 6:1674..... 5,250

LEASES

(Under this head all Leases recorded, Assignment of Leases and Leasehold Conveyances will be found. The expressed consideration following the term of years for which a lease is given means so much per year.)

February 9, 10, 13, 14 and 15.

BOROUGH OF MANHATTAN.

Baxter st, No 44, store, &c. Alessandro Simonetti to Giuseppe Rinaldi and Antonio Grossi; 5 years, from May 1, 1906. Feb 15, 1906. 1:166..... 1,104

Bayard st, No 98, store..... 1,104

Bayard st, No 100, cellar..... 1,140

Domenico Russo to Concetta Nizzari; 5 9-12 years, from May 1, 1905. Feb 14, 1906. 1:199..... 1,140

Bleecker st, No 192, all. Giovanni Baccorrone to Pasquale Reale; 4 7-12 years, from Aug 1, 1903. Feb 14, 1906. 2:526..... 3,930

Bleecker st, No 194, all. Giovanni Maccorrone to Pasquale Reale; 4 7-12 years, from Aug 1, 1903. Feb 14, 1906. 2:526..... 3,999

Broome st, Nos 295 and 297. Surrender lease. Hyman Lanes and ano to Isidor Leipzig. Feb 7. Feb 14, 1906. 2:418..... 1,041.66

Broome st, No 299. Surrender lease. Same to same. Feb 7. Feb 14, 1906. 2:418..... 1,041.66

Carmine st, No 50, all. Max Dorf to Frank Caviglia; 3 years, from Mar 1, 1906. Feb 13, 1906. 2:527..... 3,200

Chrystie st, No 86, store. Charles Schoenstein and ano to S Schweitzer; 3 years, from Mar 1, 1906. Feb 14, 1906. 1:305.. 720

Same property. Assign lease. Samuel Schweitzer to Julius and Louis Goldberg. Feb 8. Feb 14, 1906. 1:305..... nom

Delancey st, No 334, store, &c. Edw F Emmet et al TRUSTEES Jane E Edgar to Mary McKenna; 5 years, from Dec 1, 1905. Feb 15, 1906. 2:323..... 780

STRUCTURAL AND ORNAMENTAL IRON WORK FOR BUILDINGS

HARRIS H. URIS

OFFICE AND WORKS
525-535 W. 26TH ST.
TELEPHONE, 1835-6 CHELSEA

102d st, Nos 307 and 309, n s, 137.6 e 2d av, all. Same to same; 3 1/4 years, from Feb 1, 1906. Feb 14, 1906. 6:1674.....5,000
103d st, No 62 East, all. Saml Kadin to Abraham and Solomon Greenberg and Max Press; 3 years, from Feb 1, 1906. Feb 10, 1906. 6:1608.....5,200
103d st, No 64 East, all. Same to same; 3 years, from Feb 1, 1906. Feb 10, 1906. 6:1608.....5,200
104th st, No 60 East, east store, &c. Isaac Silberberg to Joseph Brill; 3 years, from May 1, 1905. Feb 13, 1906. 6:1609.....456
105th st, Nos 336 and 338 East, all. Morris Williamson to Angelina Di Pasco and Maria Martoccio; from June 1, 1905, to April 30, 1910. Feb 13, 1906. 6:1676.....5,000
105th st, No 305 East, all. Benj Fishman to Antonio Fusco; 5 years, from Mar 1, 1906. Feb 13, 1906. 6:1677.....2,700
105th st, Nos 336 and 338 East. Assign lease. Maria Martoccio to Antonio Fusco. All title. Feb 8. Feb 13, 1906. 6:1676.....800
105th st, Nos 336 and 338 East. Assign lease. Angelina Di Pasco to Maria Martoccio. Dec 21. Feb 13, 1906. 6:1676.....200
105th st, Nos 340 and 344 East, two buildings. Julius Berman and ano to Vinzenzo Corneval and Luigi Russo; 3 years, from Mar 1, 1906. Feb 14, 1906. 6:1676.....8,000
105th st, Nos 302 to 308 East, all. Giovanni B Pagano and ano to Sabastiano Gargiulo; 5 2-12 years, from Mar 1, 1906. Feb 15, 1906. 6:1676.....5,040
108th st, No 422 East, all. Charles Freysz and ano to Frank Squillante and ano; 5 years, from May 1, 1906. Feb 14, 1906. 6:1701.....1,200
111th st, No 248 E store, &c. Pasquale Roscigno to Louis Krac-2d av, No 2155 ker; 3 years, from May 1, 1906. Feb 9, 1906. 6:1660.....480
114th st, No 303 East. Assign lease. Joseph J Purallo and ano to Louis La Rocca. Feb 8. Feb 13, 1906. 6:1686.....60
114th st, No 342 East, west store. Angelo Ubriaco to Luigi Speszano; 5 years, from Jan 1, 1906. Feb 13, 1906. 6:1685.....264
114th st, Nos 26 and 28 East. Charles Schoenstein and ano to Goldie Reibman; 3 1-6 years, from Feb 15, 1906. Feb 10, 1906. 6:1619.....660
115th st, No 416 East, all. Jennie Marcus INDIVID and as GUARDIAN Hettie Weingarten to Mauro Sammario, Hoboken, N J; 10 years, from Oct 1, 1906. Feb 10, 1906. 6:1708.....960
118th st, Nos 537 and 539 East. Surrender lease. Charles Filep to Hyman Siegel and Morris D Levine. Feb 13, 1906. 6:1815.....666.45
139th st, Nos 55 and 57 West, all. Joseph Whitmore to William Driscoll and Joseph Lebowitz; 5 years, from Mar 1, 1906. Feb 9, 1906. 6:1737.....5,000
Av A, No 189, store, &c. Philip W Yung to Albert Rammenstein; 5 years, from May 1, 1904. Feb 14, 1906. 2:439.....1,720
Av A, No 1384, Assign lease. Sophia Kopp to Wm A Stadler. Feb 14. Feb 15, 1906. 5:1485.....nom
Av B, No 60, store. Irving Bachrach to Abraham Abramson; 3 years, from May 1, 1904. Re-recorded from June 8, 1905. Feb 13, 1906. 2:400.....1,200 to 1,380
Av B, No 60, store. Barnett K and Sam Klar to Sam Molostowsky; 3 years, from May 1, 1907. Feb 13, 1906. 2:400.....1,560
Av C, No 219, store, &c. William Klein to William Bowen; 3 2-12 years, from Mar 1, 1906. Feb 14, 1906. 2:396.....480
Amsterdam av, No 570, store, &c. Josephine Lederer to William Huneke; 5 years, from May 1, 1906. Feb 15, 1906. 4:1235.....1,600
Broadway, No 241, Agreement extending lease for 5 years, from May 1, 1908, of \$16,000 per year, Gherardi Davis with Underwood Typewriter Co. Jan 18. Feb 15, 1906. 1:124.....nom
Broadway, No 1546, Assign lease. B Block to Henry M Weill. All title. Feb 2. Feb 15, 1906. 4:998.....nom
Broadway, No 684, n e cor Great Jones st, store. Philip Braender to Abraham Wolf and Albert Abraham, firm Wolf & Abraham; 4 years, from Feb 1, 1906. Feb 15, 1906. 2:531.....10,000 to 12,000
Broadway, No 212, basement and part of store. United Merchants Realty and Improvement Co (Inc) to Geo W Stewart, from April 1, 1906, to April 1, 1927. Feb 14, 1906. 1:89.....9,000 to 11,000
Broadway, No 174, w 1/2 of front basement. Geo F Wilcoxson (agt) to Wm Barthman; 5 years, from May 1, 1908. Feb 14, 1906. 1:65.....11,000
Broadway, No 381, n w cor White st, barber shop. The Chicago, Milwaukee & St Paul Railway by W S Howell AGENT to Peter G Yost and Chris Buhl firm of Yost & Buhl; 5 years, from Feb 1, 1906. Feb 10, 1906. 1:193.....650
Lenox av, e s, 3d store, north of 138th st. Meyer Frank to John Viebrock; 5 years, from Mar 1, 1906. Feb 9, 1906. 6:1736.....1,200 and 1,320
Lexington av, No 63, e s, 20.2 n 25th st, 19.8x80x19.6x80.....
Lexington av, No 65, e s, 39.10 n 25th st, 19.7x irreg.....
Agreement as to renewal of lease for 21 years. Eliz A Hays to Bernard Reich. Feb 10. Feb 15, 1906. 3:881.....nom
Park av, No 862, store, No 3. Thomas Daly to John Staub; 5 years, from May 1, 1905. Feb 15, 1906. 5:1392.....510
Union sq, No 31 (Broadway), n w cor 16th st, 1st floor and basement. Wm W Cole to Bank of the Metropolis, a corpn; 50 years, from Feb 15, 1906. Feb 15, 1906. 3:844.....25,000
1st av, No 2157, store, &c. Peter Marine to Amadio Peloso; 6 years, from Mar 1, 1906. Feb 15, 1906. 6:1683.....1,200
1st av, No 2228, south store. Mary E O'Brien et al to Harry Shear; 5 years, from Jan 1, 1906. Feb 14, 1906. 6:1708.....480
1st av, No 2118, store or shed. Joseph Borrello to Giovanni Autorino; 5 years, from Jan 1, 1906. Feb 14, 1906. 6:1702.....300
2d av, Nos 2040 to 2044, all. Max Danziger to Louis Fishbein and Isaac Specter; 10 years, from Mar 1, 1901. Feb 9, 1906. 6:1677.....4,200
Same property. Same to same. Extension lease; 5 years from from expiration of above. Feb 9, 1906. 6:1677.....4,200
2d av, No 1619, store, &c. John Fleming to Peter Mulcahy; 2 years, from Aug 1, 1910. Feb 9, 1906. 5:1530.....1,476
2d av, No 2227, corner store. Mary Bove to Felice Rubano; 3 3-12 years, from Feb 1, 1906. Feb 15, 1906. 6:1664.....840
3d av, No 1109. Assign lease. Sam Kane to Fannie Hyman. All title. Feb 15, 1906. 5:1419.....nom
3d av, No 1109. Assign lease. David Guth to Fannie Hyman and Sam Kane. Mort \$2,000. Feb 8. Feb 9, 1906. 5:1419.....nom
3d av, No 1317, 7-sty loft building. Leon Sobel and Louis Kean to I Albert; 5 years, from Feb 15, 1905. Feb 14, 1906. 5:1430.....2,544

3d av, No 1484. Assign lease. Rachel Neuhaus to John Wynne. 1/2 part. All title. Mort \$14,000. Feb 13. Feb 14, 1906. 5:1512.....
..... other consid and 100
3d av, No 1486. Assign lease. Rachel Neuhaus to John Wynne. 1/2 part. All title. Mort \$16,500. Feb 13. Feb 14, 1906. 5:1512.....
..... other consid and 100
5th av, No 1387, store, &c. John D Hake to Morris Friedman and Isidor Malinger; 3 years, from May 1, 1906. Feb 10, 1906. 6:1620.....1,400 and 1,500
5th av, No 1355, store. Eliza J Smith to Gustav J and Frank M Paul; 6 years, from May 1, 1905. Feb 10, 1906. 6:1618.....1,800
6th av, No 938, n e cor 53d st, all. Wm J Bowe to D W C Ward; 3 years, from May 1, 1906. Feb 13, 1906. 5:1269.....4,200 and 4,500
6th av, No 18, n e cor 3d st, all. John J Siefke and ano as EXRS Henry Siefke to Max Benthain; 5 years, from Feb 1, 1906. Feb 15, 1906. 2:543.....1,800
7th av, No 2120. Assign lease. Daniel J Donovan to Johanna Falvey. Feb 9, 1906. 7:1932.....nom
8th av, No 92, store, &c. Herman Mann to Watson A Guthrie; 5 years, from Oct 15, 1905. Feb 14, 1906. 3:764.....1,200
8th av, No 2610, store. Henry Albers to Eugene F W Becker; 5 years, from May 1, 1906. Feb 15, 1906. 7:2024.....1,300 and 1,400
9th av, No 778, store.....
52d st, No 368 West, 2 rooms.....
Leonhard Denner to Joseph Robens; 3 years, from May 1, 1905. Feb 14, 1906. 4:1042.....720
10th av, No 343. Assign lease. Michl Dennigan and ano to John Scanlon. Feb 3. Feb 13, 1906. 3:701.....nom
10th av, No 292 s e cor 27th st, 24.8x75, all. Bertha Becker 27th st, No 458 W to Max Cohen; 21 years, from May 1, 1906. Feb 15, 1906. 3:724.....2,800 to 3,000

BOROUGH OF THE BRONX.

Jennings st, No 1048, 1st floor, &c. Mina Kaulhausen to James Burns; 5 years, from May 1, 1906. Feb 13, 1906. 11:2971.....600
Timpson pl, No 76, all. Meyer Norkin to Samuel Spagat; 2 years, from Nov 1, 1905, with privilege 1 year renewal. Feb 10, 1906. 10:2600.....660 and 700
134th st, No 671, n s, 150 e Willis av, 25x100, all. Fredk W Ehrsam to Wm Schutte; 3 years, from Feb 1, 1906. Feb 15, 1906. 9:2279.....600
*227th st, n s, 605 e 5th av, 50x114, Wakefield. Patrick J Flood to Gus Comant; 5 years, from Oct 1, 1905. Feb 9, 1906.....216
Morris av, No 563, s w cor 150th st, all.....
Morris av, No 561, rear portion of ground floor.....
Giuseppe Tuoti et al to Piro Dzubitenski; 4 years, from May 1, 1906. Feb 14, 1906. 9:2338.....1,800
Morris av, No 563. Assignment of money to be due on surrender of lease. Pietro Dzubitenski to Bernheimer & Schwartz. Feb 10. Feb 15, 1906. 9:2338.....nom
Morris av, Nos 698 and 700, all. Philip Englander ATTY for Gossie Englander to Raffoele Paolucci and Mary Agostuno; 5 years, from Mar 1, 1906. Feb 15, 1906. 9:2414.....2,600
Westchester av, No 750, store. Arrigo Arrigoni to Isidor Teitelbaum; 2 years, from April 1, 1906. Feb 15, 1906. 9:2294.....480
Willis av, No 212. Assigns lease. Geo Kenna to Wm Balwin. Feb 10. Feb 14, 1906. 9:2281.....nom
Willis av, No 212, store, &c. Louis Koop to George Kenna; 5 years, from May 1, 1904. Feb 13, 1906. 9:2281.....1,200
3d av, No 4409. Assign lease. Max Kleeblatt to Bernard McManus. Feb 7. Feb 13, 1906. 11:3048.....nom
3d av, No 4409. Assign lease. Chas J Prutting to Max Kessler. Feb 7. Feb 13, 1906. 11:3048.....nom
3d av, Nos 2939 and 2941, n w cor 152d st, all. August Kuhn to Arthur Baumann et al firm Baumann & Co; 5 years, from May 1, 1906. Feb 13, 1906. 9:2374.....5,600 to 6,000
*Plot at Classons Point formerly occupied by John Zinn, now used for farming purposes by party second part. August Baur to Charles Schreiber; 5 years, from July 1, 1905. Feb 15, 1906. 4:50

MORTGAGES

NOTE.—The arrangement of this list is as follows: The first name is that of the mortgagor, the next that of the mortgagee. The description of the property then follows, then the date of the mortgage, the time for which it was given and the amount. The general dates used as headlines are the dates when the mortgage was handed into the Register's office to be recorded.

Whenever the letters "P. M." occur, preceded by the name of a street, in these lists of mortgages, they mean that it is a Purchase Money Mortgage, and for fuller particulars see the list of transfers under the corresponding date.

The first date is the date the mortgage was drawn, the second the date of filing; when both dates are the same, only one is given.

Subscribers will find mortgages in this list with the wrong block number attached. The block number we give is taken from the instrument as filed.

Mortgages against Bronx property will be found altogether at the foot of this list.

February 9, 10, 13, 14 and 15.

BOROUGH OF MANHATTAN.

American Mortgage Co to Duane S Everson. Riverside Drive, e s, 175 s 122d st, 25x200 to w s Claremont av. Certificate as to consent of stockholders to mortgage for \$5,000. Feb 14. Feb 15, 1906. 7:1991.
American Realty Co to Duane S Everson. Riverside Drive, e s, 175 s 122d st, 25x200 to Claremont av. Feb 14, 1906, due Feb 8, 1909, 6%. 7:1991. 5,000
Acker, Joseph S to Solomon Cohen. 168th st, Nos 514 and 516, s s, 120 e Audubon av, 2 lots, each 25x95. 2 P M morts, each \$3,000; 2 prior morts, \$76,000. Feb 14, 1906, due Feb —, 1909, 6%. 8:2123. 6,000
Bowden, Alexa C to Emma D Tuomey. 80th st, No 134, s s, 74.2 w Lexington av, 18.4x102.2. P M. Feb 1, 2 years, 5%. Feb 14, 1906. 5:1508. 6,000

Notice is hereby given that infringement will lead to prosecution.

"LARGEST DISTRIBUTORS OF FRONT BRICK IN THE WORLD"
FRONT ENAMELED AND NAZARETH
GENUINE BRICKS AND PORTLAND CEMENT
"HARVARD"
FREDENBURG & LOUNSBURY

Rooms, 63-69, 289 FOURTH AVENUE, Corner 22d Street, NEW YORK

Blitz, Henry to Washington Elkann. 2d av, No 1594, e s, 53.4 s 83d st, 25.4x75. P M. Feb 14, 1906, 5 years, 5½%. 5:1545. 22,000

Baird, John S with NORTH RIVER SAVINGS BANK. 5th av, No 1397, e s, 23.11 s 115th st, 17.2x100. Subordination agreement. Feb 13. Feb 15, 1906. 6:1620. nom

Berkowitz, Philip to Cornelius Daniels and ano. 74th st, No 486, s s, 200 w Av A, 25x102.2. P M. Feb 14, installs, 6%. Feb 15, 1906. 5:1468. 1,800

Bell, Algernon S to LAWYERS TITLE INS & TRUST CO. 17th st, No 122, s w cor Irving pl, 60x19. P M. Feb 15, 1906, due Feb 25, 1906. 3:872. 18,000

Bogner, John B to Annie R Bauerdorf. Columbus av, No 815, s e cor 100th st, No 74, 25.11x75. P M. Feb 15, 1906, due June 30, 1911, 5%. 7:1835. 33,000

Bogner, John B to Louisa Finck et al as extrxs, &c, August Finck. Columbus av, No 815, s e cor 100th st, Nos 72 and 74, runs e 99.6 x s 100.11 x w 24.6 x n 75 x w 75 to av x n 25.11 to beginning. P M. Prior mort \$45,000. Feb 15, 1906, due June 30, 1909, 4½%. 7:1835. 15,000

Bogner, John B to Annie R Bauerdorf. 100th st, No 70, s s, 75 e Columbus av, 24.6x100.11. P M. Feb 15, 1906, due June 30, 1911, 5%. 7:1835. 12,000

Betts, Mary F to Charles Rhodes and ano as exrs, &c, Jane Rhodes. 37th st, No 61, n s, 75 e 6th av, 23.6x98.9, all title to land adj of which Jane Rhodes died seized. P M. Feb 15, 1906, due April 10, 1909, 5%. 3:839. 60,000

Behlen, Herman to Chas A Schieren. Pearl st, No 371, w s, runs n w 75.6 x n 6 x n w 42.2 x n 24 x e 26.9 x s w 24 x s e 96 to st x s w 20 to beginning. P M. Feb 15, 1906, due June 30, 1909, —%. 1:113. 18,000

Bienenzucht, Abraham and Saml to Herman Brandstein. 116th st, No 9, n s, 115.9 w 5th av, 27.3x100.11. P M. Prior mort \$25,250. Feb 15, 1906, 1 year, 6%. 6:1600. 3,625

Bienenzucht, Abraham and Saml to Stella Wechsler. 116th st, No 7, n s, 88.6 w 5th av, 27x100.11. P M. Prior mort \$25,250. Feb 15, 1906, 1 year, 6%. 6:1600. 3,625

Brown, Eliz A and Maria Bove to Annie M Marrone. 1st av, No 2070, n e cor 107th st, No 401, 25.11x113. Feb 14, 1 year, 6%. Feb 15, 1906. 6:1701. 4,000

Brokers Investing Co with LAWYERS TITLE INS & TRUST CO. 54th st, No 131, n s, 129.4 w Lexington av, 16.10x100.5. Subordination agreement. Feb 14, 1906. 5:1309. nom

Bookstaver, Peyser and Israel Cohen to Simon Uhlfelder and ano. 80th st, Nos 511 to 515, n s, 198 e Av A, 75x102.2. P M. Feb 1, 1 year, 6%. Feb 9, 1906. 5:1577. 5,000

Borthune, Jacob to H B Scharmann & Sons. 14th st, No 423 East. Saloon lease. Dec 11, demand, 6%. Feb 9, 1906. 3:946. 1,750

Borck, Charles L to Amelia Zipser. 8th st, Nos 339 and 341 East. Extension mort. Feb 1. Feb 9, 1906. 2:391. nom

Brennan, Geo H to V Loewers Gambrius Brewery Co. Varick st, Nos 170 and 172, s e cor Charlton. Saloon lease. Feb 8, demand, 6%. Feb 9, 1906. 2:506. 2,100

Bookstaver, Peyser and Israel Cohen with Benj and Annie Sisserman. 137th st, n s, 400 e Lenox av, ——. Agreement as to priority of mort. Feb 8, Feb 9, 1906. 6:1735. nom

Bernstein, Abraham to Frank Hillman and ano. 11th st, Nos 632 and 634, s s, 233 w Av C, 50x94.9. P M. Prior mort \$55,000. Feb 13, 1906, demand, 6%. 2:393. 7,641.73

Bryant, Joseph D to BROADWAY SAVINGS INST of City N Y. 36th st, Nos 54 and 56, s w s, 290 e 6th av, 40x98.9. Feb 13, 1906, due May 1, 1907, 5%. 3:837. 75,000

Berliner, Julius and Max Greenberg to John Neuschler and ano as exrs Julie F H Nevins. 119th st, Nos 524 and 526, s s, 323 e Pleasant av, 50x100.10. Feb 10, 3 years, 5½%. Feb 13, 1906. 6:1815. 43,000

Bevan, Alice to Joseph F Feist. 81st st, No 424, s s, abt 280 e 1st av, ——. Assignment of all right, title, &c, to the sum of money now due or to be due out of partition, suit, &c. Jan 29, Feb 7, 1906. 5:1500. 200

Butler, Elizabeth to Emanuel Heilner and ano. 75th st, No 186, s s, 187.6 w 3d av, 18.9x102.2. P M. Feb 10, 1 year, 6%. Feb 13, 1906. 5:1409. 1,000

Bierhoff, Frederic with John G Wm Greef. 8th av, No 2353. Extension mort. Feb 8. Feb 13, 1906. 7:1953. nom

Berstein, Abraham to Cath A De La Vergne and ano as trustees John C De La Vergne for Chester R De La Vergne. 11th st, Nos 632 and 634, s s, 233 w Av C, 50x94.9. Feb 13, 1906, 3 years, 5%. 2:393. 55,000

Browd, Ephraim K to LAWYERS TITLE INS AND TRUST CO. 73d st, Nos 227 and 229, n s, 200 w 2d av, 2 lots, each 25x 102.2. 2 mortis, each \$16,000. Feb 13, 1906, due Feb 23, 1906. 5½%. 5:1428. 32,000

Same and Bernard Scheinkman with LAWYERS TITLE INS AND TRUST CO. 73d st, Nos 227 and 229 East. 2 subordination agreements. Feb 2. Feb 13, 1906. 5:1428. nom

Barthold, Rodolfo G to EMIGRANT INDUSTRIAL SAVINGS BANK. 92d st, No 57, n s, 265 e Columbus av, 20x100.8. Feb 9, due, &c, as per bond. Feb 10, 1906. 4:1206. 11,000

Central Trust Co of N Y with Wilhelmina Tielmann et al. Columbus av, No 870. Extension mort. Jan 31, Feb 13, 1906. 7:1857. nom

Connor, Wm F to MUTUAL BANK of City N Y. Amsterdam av, Nos 281 and 283, n e cor 73d st, No 183, 76.8x28. Feb 6, demand, 6%. Feb 13, 1906. 4:1145. 20,000

Central Trust Co of N Y as trustees for Josephine W Livermore et al will Emma L Higgins with Chas W Hessen. 130th st, No 24 East. Extension mort. Jan 31, Feb 13, 1906. 6:1754. nom

Cornely, Geo H to Marie Theuer. 10th st, No 234, s s, 153 w 1st av, 22x92.4. ¼ part. Feb 10, due Jan 1, 1907, 5½%. Feb 13, 1906. 2:451. 1,000

Cohen, Saml and Julius W Brandt to Bernhard Heine et al. 153d st, n s, 100 e 8th av, 3 lots, each 37.6x99.11. 3 P M mortis, each \$3,000. 3 prior mortis \$35,750 each. Feb 13, 1906, 3 yrs, 6%. 7:2039. 9,000

Carnevale, Rocco to Lion Brewery. James st, Nos 2 and 4. Saloon lease. Feb 8, demand, 6%. Feb 9, 1906. 1:117. 1,500

Cefola, Donato to Simon Epstein and ano. 109th st, No 229, n s, 335 e 3d av, 18.7x100.10. P M. Feb 2, 4 years, 6%. Feb 9, 1906. 6:1659. 1,950

Content, Millie to METROPOLITAN LIFE INS CO. 70th st, No 221, n s, 245 w Amsterdam av, 15x100.5. Jan 30, due June 30, 1906, 5½%. Feb 14, 1906. 4:1162. 6,000

Clark, Josephine L to Chas W Mix. 82d st, No 318, s s, 144.5 e Riverside Drive, 16.8x102.2. Prior mort \$14,500. Feb 12, 2 years, 6%. Feb 14, 1906. 4:1244. 2,000

Cohen, Jonas to Emanuel Isaac. Stanton st, No 192, n s, 75 e Atorney st, 25x100. P M. Prior mort \$20,000. Feb 14, 1906, 6 years, 6%. 2:345. 15,500

Cohen, Simon and Isaac Kraft to TRUST CO OF AMERICA, a corpn. Monroe st, No 20, s s, 276.6 e Catharine st, 25.1x101x25 x103.5. Feb 14, 5 years, 5%. Feb 15, 1906. 1:253. 30,000

Cohen, Simon and Isaac Kraft and Golde & Cohen, a corpn, with THE TRUST CO OF AMERICA. Monroe st, No 20, s s, 276.6 e Catherine st. Subordination mort. Feb 15, 1906. 1:253. nom

Charlesworth, Clara wife of and Vauncey to Jean R McMillan. Lexington av, No 368, w s, 39.6 s 41st st, 19.9x68. Prior mort \$38,000 on this and other property. Feb 15, 1906 2 yrs, 5%. 5:1295. 6,650

Cole, Wm to BANK OF THE METROPOLIS, a corpn. Union sq, No 31, deed reads Union pl, n w cor 16th st, Nos 21 and 23, runs n 32.6 x w 150 x n 59.6 x w 25 x s 92 to st x e 175 to beginning. P M. Feb 15, 1906, due Feb 15, 1906, 4½%. 3:844. 700,000

Charlesworth, Clara wife of and Vauncey to U S TRUST CO of N Y. Lexington av, No 368, w s, 29.6 s 41st st, 19.9x68; Lexington av, No 366, w s, 59.3 s 41st st, 19.9x68. Feb 19, due, &c, as per bond. Feb 15, 1906. 5:1295. 38,000

Duff, Alexander D and Geo H Conger to U S Title Guaranty & Indemnity Co. St Nicholas av, s e cor 183d st, 104.11x25. Feb 14, due June 30, 1909, 5½%. Feb 15, 1906. 8:2154. 45,000

Dauber, Leon to Nathan Natelson and ano. 74th st, No 311, n s, 160 s e 2d av, 20x102.2. Prior mort \$10,000. Feb 15, 1906, due Mar 31, 1906, 6%. 5:1449. 2,500

Dethoff, Lewis H G and Franklin Hess to NORTH RIVER SAVINGS BANK. 35th st, No 239, n s, 378.11 w 7th av, 21x98.9. Feb 12, due June 30, 1909, —%. Feb 14, 1906. 3:785. 14,000

Donnegan, John A to Amanda Wolff. 128th st, No 10, s s, 150 e 5th av, 20x99.11. Feb 10, 1 year, 6%. Feb 14, 1906. 6:1752. 1,500

Dunn, Alfred B to Rosalia G W Kirkland. 28th st, Nos 131 and 133, n s, 400 w 6th av, 53.4x98.9. Prior mort \$50,000. Feb 14, 1 year, 6%. Feb 15, 1906. 3:804. 10,000

Dunn, Alfred B to THE EQUITABLE LIFE ASSUR SOC of the U S. 28th st, Nos 131 and 133, n s, 400 w 6th av, 53.4x98.9. Feb 14, due June 30, 1907, 5%. Feb 15, 1906. 3:804. 50,000

Dunkak, Josephine to Robt E Westcott. Amsterdam av, No 2140, n w cor 166th st, No 501, 25x100. P M. Prior mort \$20,000. Feb 13, 4 years, 5%. Feb 15, 1906. 8:2123. 20,000

Di Benedetto, Angelo to Chas L Hoffman. 115th st, Nos 315 and 317, n s, 200 e 2d av, 50x100.11. Prior mort \$22,000. Feb 8, 1 year, 6%. Feb 9, 1906. 6:1687. 3,500

Daly, Martin to John Vogel. Lenox av, No 141. Saloon lease. Jan 4, demand, 6%. Feb 9, 1906. 7:1901. 1,105

Dow Realty Co to Stephen D Pyle. Front st, No 27, s s, abt 50 e Broad st, 28.5x67.4x28.4x65.4; also, Broad st, Nos 113½ and 115, on map Nos 113 and 115, s e cor Front st, No 25, 62.7x 47x65.4x48. P M. Prior mort \$50,000. Feb 13, 3 years, 5½%. 1:5. 35,000

Duffy, Jennie T, Anna C and Nicholas P to EMIGRANT INDUSTRIAL SAVINGS BANK. 1st av, No 279, s w cor 16th st, Nos 344½ and 346, 23.3x80. Feb 13, 1906, due June 30, 1910, 4½%. 3:922. 14,000

Donnegan, John A to Worth Rouss. 128th st, No 10, s s, 150 e 5th av, 20x99.11. Feb 7, 1 year, 6%. Feb 10, 1906. 6:1752. 1,500

Dreyfuss, Charles with Selena Simpson. 83d st, No 605, n s, 98 e Av B, 25x102.2. Extension mort. Jan 23. Feb 9, 1906. 5:1590. nom

Delta Realty Co and John V Signell Co with Realty Transfer Co. Hamilton pl, s w cor 144th st, runs w 125 x s 99.11 x w 50 x s 99.11 to 143d st x e — to pl x n e — to beginning; Broadway, s e cor 144th st, 109.10 to 143d st x100. Subordination agreement. Feb 8. Feb 15, 1906. 7:2075. nom

Everson, Duane S with American Realty Co. Riverside Drive, e s, 175 s 122d st, 25x200 to w s Claremont av. Extension mort. Jan 31. Feb 15, 1906. 7:1991. nom

EQUITABLE LIFE ASSUR SOC of the U S with Wm J Kelly. 96th st, No 29 West. Extension mortgage. Feb 13. Feb 15, 1906. 7:1832. nom

Elkin, Sarah to Fleischmann Realty & Construction Co. 8th av, Nos 2774 and 2776, e s, 44.11 n 147th st, 40x100. P M. Prior mort \$38,000. Feb 15, 1906, 3 years, 6%. 7:2033. 7,000

Same to Diedrich Brakmann. Same property. P M. Prior mort \$45,000. Feb 15, 1906, due, &c, as per bond. 7:2033. 7,000

Epstein, Max and Harris Cohen to LAWYERS TITLE INS AND TRUST CO. 118th st, Nos 313 and 315, n s, 200 e 2d av, 50x 100.11. Feb 8, due Feb 18, 1906, 5½%. Feb 9, 1906. 6:1795. 48,000

Epstein, Max and Harris Cohen to Louis Lese. 118th st, Nos 313 and 315, n s, 200 e 2d av, 50x100.11. Prior mort \$48,000. Feb 8, demand, 6%. Feb 9, 1906. 6:1795. 9,000

Falkenberg, Mary to Abram Bachrach. 122d st, No 112, s s, 112.6 e Park av, 27.6x100.11. P M. Prior mort \$15,000. Feb 14, 1906, 3 years, 6%. 6:1770. 2,000

ATLAS PORTLAND CEMENT

30 BROAD STREET, NEW YORK

- Falkenberg, Mary to Mary F McNamara. 122d st, No 112, s s, 112.6 e Park av, 27.6x100.11. P M. Feb 14, 1906, due, &c, as per bond. 6:1770. 3,000
- Faust, John A to Geo H Robinson. Lexington av, No 365 (on map No 363), e s, 98.9 s 41st st, 19.8x75. P M. Feb 14, 1906, 1 year, 6%. 5:1295. 4,000
- Friedman, Ignatz and Anna Katzner to Maria Geyer. 11th st, No 623, n s, 333.4 w Av C, 25x103.3. P M. Feb 9, due July 1, 1909, 5½%. Feb 13, 1906. 2:394. 14,000
- Same to August Knatz. Same property. P M. Prior mort \$14,000. Feb 13, 1906, 3 years, 6%. 2:394. 4,000
- Friedman, Miriam to Marcus Rosenthal. 14th st, No 524, s s, 346 e Av A, 25x103.3. P M. Prior mort \$13,630. Feb 13, 1 year, 6%. Feb 14, 1906. 2:407. 870
- Frank, Meyer to Louis Lamchick and ano. 5th av, Nos 1465 and 1467, e s, 50.5 n 118th st, 50.6x110. P M. Prior mort \$88,000. Jan 22, due Jan 1, 1908, 6%. Feb 14, 1906. 6:1745. 12,000
- Frank, Meyer to Simon M Roeder. 5th av, Nos 1465 and 1467, e s, 50.5 n 118th st, 50.6x110. P M. Feb 2, due May 2, 1906, 6%. Feb 14, 1906. 6:1745. 5,000
- Fox, Isaac to Rosehill Realty Corporation. 88th st, No 206, s s, 127 e 3d av, 33x100.8. Prior mort \$21,483. Feb 8, due Mar 1, 1907, 6%. Feb 9, 1906. 5:1533. 20,000
- Same to same. Same property. P M. Prior mort \$15,000. Feb 8, due June 30, 1907, 6%. Feb 9, 1906. 5:1533. 6,483
- Fry, Alice S Mamaroneck, N Y, to Harriet A Anderson. 138th st, n s, 400 w Amsterdam av, 25x99.11. Feb 8, 1 year, 6%. Feb 9, 1906. 7:2070. 7,000
- Friedelson, Samuel to Harris Mandelbaum and ano. 99th st, Nos 151 to 159, n s, 150 e Amsterdam av, 125x100.11. Prior mort \$77,000. Feb 7, demand, 6%. Feb 9, 1906. 7:1854. 60,000
- Fraad, Daniel to Bethoven Englander. 126th st, Nos 514 and 516, s s, 244.9 w Amsterdam av, 46.6x99.11. Prior mort \$57,833.33. Feb 10, 3 years, 6%. Feb 13, 1906. 7:1980. 4,950
- Falk, Hannah I to Fredk W Rothschild. 58th st, No 31, n s, 311 e 6th av, 22x100.5. Prior mort \$30,000. Feb 5, 4 years, —%. Feb 13, 1906. 5:1274. 5,000
- Fraad, Daniel to Bethoven Englander. 126th st, Nos 510 and 512, s s, 198.3 w Amsterdam av, 46.6x99.11. P M. Prior mort \$57,833.33. Feb 10, 3 years, 6%. Feb 13, 1906. 7:1980. 5,500
- Fitzgerald, Elizabeth to EMIGRANT INDUSTRIAL SAVINGS BANK. 49th st, No 432, s s, 400 w 9th av, 25x100.5. P M. Feb 9, 1906, due June 30, 1909, 5%. 4:1058. 14,000
- Fraad, Daniel to Bethoven Englander. 126th st, Nos 506 and 508, s s, 150 w Amsterdam av, 48.3x99.11. P M. Prior mort \$57,833.33. Feb 10, 3 years, 6%. Feb 13, 1906. 7:1980. 8,000
- Freeder, Julius to Louis Romm and ano. 102d st, Nos 332 to 336, s s, 100 w 1st av, 2 lots, each 37.6x100.11. 2 P M morts, each \$10,750; 2 prior morts, \$33,000 each. Feb 2, 5 years, 6%. Feb 10, 1906. 6:1673. 21,500
- Farrell, Katherine G and Mary A O'Brien to TITLE GUARANTEE & TRUST CO. 1st av, No 340, s e cor 20th st, Nos 400 and 402, 23x96. Feb 9, demand, —%. Feb 15, 1906. 3:951. 18,000
- Farrell, Katherine G and Mary A O'Brien to TITLE GUARANTEE & TRUST CO. 3d av, No 2359, s e cor 128th st, Nos 200 and 204, 25x105. Feb 9, demand, —%. Feb 15, 1906. 6:1792. 35,000
- Farrell, Katherine G and Mary A O'Brien to TITLE GUARANTEE & TRUST CO. 14th st, No 422, s s, 294 e 1st av, runs s 153.5 to Stuyvesant st x n e 29.10 x n 137.1 to 14th st x w 25. Feb 9, demand, —%. Feb 15, 1906. 2:441. 15,000
- Farrell, Katherine G and Mary A O'Brien to TITLE GUARANTEE & TRUST CO. 8th av, Nos 764 and 766, s e cor 47th st, Nos 264 and 266, 50.5x100. Feb 9, demand, —%. Feb 15, 1906. 4:1018. 66,000
- Farrell, Katherine G and Mary A O'Brien to TITLE GUARANTEE & TRUST CO. 60th st, No 20, s s, 325 e Columbus av, 25x100.5. Feb 9, demand, —%. Feb 15, 1906. 4:1112. 16,000
- Gurgel, Lena to Pauline Rosenzweig. Av D, No 57, s w cor 5th st, No 752, 41x80. Prior mort \$42,000. Feb 9, 1 year, 6%. Feb 10, 1906. 2:374. 2,000
- Gottlieb, Minnie to Chas D Hilson. 106th st, Nos 208 and 210, s s, 110 e 3d av, runs s 100.11 x e 50 x n 13.4 x e 0.6 x n 24 x s 0.6 x n 40.2 x e 0.6 x n 23.5 to st x w 50.6 to beginning. Prior mort \$52,300. Feb 10, 1906, 1 year, 6%. 6:1655. 1,800
- Gillette, King C to Sarah E Fox et al. 34th st, No 160, s s, 71 e 7th av, 29x24.9; 34th st, No 158, s s, 100 e 7th av, 18.6x98.6x17.4x98.5. P M. Feb 13, 1906, due June 30, 1909, 4½%. 3:809. 80,000
- Greenstone, Hyman to Asher Salwen. 59th st, No 545, n s, 225 e West End av, 25x100. P M. Prior mort \$7,000. Feb 10, 3 years, 6%. Feb 13, 1906. 4:1151. 4,500
- Geiger, Charles and Solomon Braverman to James H Aldrich et al trustees Eliz W Aldrich. 120th st, No 206, s s, 137.6 w 7th av, 37.6x100.11. Feb 13, 1906, 5 years, 5%. 7:1925. 42,000
- Geiger, Chas and Solomon Braverman to Andrew Wilson as trustee Chas E Fleming. 120th st, No 204, s s, 100 w 7th av, 37.6x100.11. Feb 13, 1906, 3 years, 5%. 7:1925. 42,000
- Gutzon de la Mothe Borglum, John to Paul M Warburg. 38th st, No 166, s s, 82 w 3d av, runs s 80.6 x w 52 x s 18.3 x e 10 x s 18.9 x e 34 x s 2.6 x e 10 x s 0.6 x e 10.2 x n 40 x w 3.2 x n 80.6 to st, x w 9 to beginning. P M. Feb 7, 1 year, 5%. Feb 10, 1906. 3:893. 19,500
- Gurgel, Lena to Solomon Reiner. 2d st, Nos 104 and 106. Declaration as to assignment of mort, &c. Jan 18. Feb 13, 1906. 2:430. —
- Goodstein, Isaac to Peter Donald. 114th st, No 15, n s, 245 w 5th av, 20x100.11. Feb 8, 5 years, 5½%. Feb 9, 1906. 6:1598. 25,000
- Goodman, Abraham to Mishkind-Feinberg Realty Co. 135th st, n s, 285 w 5th av, 125x99.11. Prior mort \$65,000. Feb 8, demand, 6%. Feb 9, 1906. 6:1733. 5,000
- Goodstein, Simon and Harry Gutstein to Isaac Feinberg and ano. Madison st, No 101, n s, abt 218 w Market st, 25x100. P M. Prior mort \$33,100. Feb 9, 1906, 1 year, 6%. 1:277. 1,300
- Goldberg, Harry M to Simon C Bernstein and ano. 56th st, No 420, s s, 300 w 9th av, 25x75.5x25.2x78.7. P M. Prior mort \$12,000. Feb 7, 3 years, 6%. Feb 9, 1906. 4:1065. 4,750
- Goldstein, Louis and Wm Kerner and Dora Sokolski to LAWYERS TITLE INS AND TRUST CO. Ludlow st, No 38, e s, 100.3 n Hester st, 25.3x87.6x25.2x87.6. June 13, 1905, due, and as per bond. Re-recorded from June 15, 1905. Feb 9, 1906. 1:310. 25,000
- Geissmann, Leopold to Ernest Ehrmann. Av B, No 282, w s, 40 s 17th st, 25x100. Feb 9, 1906, 3 years, 5½%. 3:974. 20,000
- Gumpel, Julius and Morris to Margt A Goodridge. 3d av, Nos 2316 and 2318, w s, 24.11 s 126th st, 50x90. P M. Feb 14, 5 years, 5½%. Feb 15, 1906. 6:1774. 65,000
- Glasser, Saml to Lorenz Feist. 46th st, No 505, n s, 125 w 10th av, 25x100.4. Feb 14, 5 years, 6%. Feb 15, 1906. 4:1075. 6,000
- Gottlieb, Anna L to Frederic de P Foster. 97th st, No 172, s s, 125 e Amsterdam av, 25x100.11. P M. Feb 15, 1906, 5 years, 5%. 7:1851. 23,000
- Same to Sigmund P Frankenheimer and ano. Same property. Feb 15, 1906, 5 years, 6%. 7:1851. 4,000
- Galway (E J) Building Co to Garfield Building Co. 17th st, No 29, n s, 435 w 5th av, 25x92. Building loan. Feb 14, demand, 6%. Feb 15, 1906. 3:819. 40,000
- Same to same. Same property. P M. Feb 14, due Feb 24, 1906, 6%. Feb 15, 1906. 3:819. 26,250
- Same to same. Same property. Certificate as to consent of stockholders to mortgage for \$40,000. Feb 14. Feb 15, 1906. 3:819. —
- Ganfried, Jacob and Leopold Grossman to NORTH RIVER SAVINGS BANK. 5th av, No 1397, e s, 23.11 s 115th st, 17.2x100. Feb 13, due Feb 23, 1906, —%. Feb 15, 1906. 6:1620. 14,000
- Goldstein, Morris to New York Institution for the Blind. Harrison st, No 48, n s, 74 w Washington st, 21x75. P M. Feb 9, 3 years, 5%. Feb 15, 1906. 1:183. 18,000
- Golde & Cohen, a corporation, with Simon Cohen and Isaac Kraft. Chrystie st, Nos 194 and 196, e s, 119.4 s Stanton st, 37.7x100. Extension mort. Feb 1. Feb 14, 1906. 2:421. nom
- Goldstein, Lillie and Rosa to Marcus Weil. Sheriff st, No 54, s e s, 150 n e Delancey st, 25x100. Prior mort \$23,000. Feb 6, due June 30, 1907, 6%. Feb 14, 1906. 2:333. 1,000
- Same to the Rector, &c, Church of Incarnation of City New York. Same property. Feb 6, 5 years, —%. Feb 14, 1906. 2:333. gold, 23,000
- Halprin, Abraham, Mendel Diamondston and Jacob Levin to Irving Bachrach. Eldridge st, No 220, e s, 25 s Stanton st, 24.6x88.7. P M. Prior mort \$—. Feb 13, due April 1, 1908, 6%. Feb 14, 1906. 2:416. 6,500
- Halprin, Abraham, Mendel Diamondston and Jacob Levin to Irving Bachrach and ano. Eldridge st, No 218, e s, 49.6 s Stanton st, 24.6x87.6. P M. Prior mort \$—. Feb 15, due April 1, 1908, 6%. Feb 14, 1906. 2:416. 10,500
- Heidelburger, Frida to Doris Cohn. 128th st, No 34, s s, 410 n w 5th av, 25x99.11. P M. Feb 14, 1906, demand, 6%. 6:1725. 6,000
- Hawkins, Jennie B, Crescent Station, Cohoes, N Y, to LAWYERS TITLE INSURANCE & TRUST CO. 81st st, No 206, s s, 137.6 w Amsterdam av, 37.6x102.2. Feb 14, due Feb 24, 1906, 5½%. Feb 15, 1906. 4:1228. 40,000
- Hanover Realty & Construction Co to Brokers Investing Co. Sherman av, n s, 100 w Academy st, 200x150. P M. Prior mort \$234,000. Feb 15, 1906, due Aug 15, 1907, 6%. 8:2224. 12,000
- Hyman, Wm and Morris to Lorenz Maier. Av B, No 255, e s, 22.10 n 15th st, 22.10x88. P M. Feb 1, 1 year, 5½%. Feb 14, 1906. 3:983. 2,000
- Heinrich, Jacob and Elise to Jacob Mayer. 78th st, No 444, s s, 144 w Av A, 25x102.2. Feb 14, 3 years, 6%. Feb 15, 1906. 5:1472. 3,000
- Hauben Realty Co to Corporate Realty Assoc, a corporation. Madison st, Nos 365 and 367, n s, 275.8 w Jackson st, 40x95. Prior mort \$31,000. Feb 1, 1906, due Feb 1, 1907, 6%. 1:267. 22,000
- Same to same. Same property. Certificate as to consent of stockholders to above. Feb 15, 1906. 1:267. —
- Hamburger, Barnett to Pincus Lowenfeld and ano. 3d av, Nos 973 and 975, n e cor 58th st, Nos 201 to 207, runs n 50.2 x e 105 x n 50.3 x e 50 x s 100.5 to st, x w 155 to beginning. Building loan. Feb 7, 1 year, 6%. Feb 9, 1906. 5:1332. 60,000
- Sme to same. Same property. P M. Feb 2, 1 year, 6%. Feb 9, 1906. 5:1332. 41,000
- Hauben Realty Co to Corporate Realty Assoc. 55th st, Nos 333 to 345, n s, 161.1 w 1st av, 125.3x100.5. Prior mort \$76,500. Jan 31, 1 year, 6%. Feb 9, 1906. 5:1348. 66,000
- Same to same. Same property. Certificate as to consent of stockholders to above mort. Feb 6. Feb 9, 1906. 5:1348. —
- Hoffman, Saml and Joseph to Mary McMahon et al trustee Wm McMahon. Old Broadway, Nos 2376 and 2378, e s, 52.3 s 132d st, 51.9x100x49.11x112.3. Feb 9, 1906, 3 years, 5½%. 7:1986. 45,000
- Hookey, Wm T with STATE BANK. 69th st, n s, 225 w West End av, 124.8x100.5. Subordination agreement. Feb 8. Feb 13, 1906. 4:1181. nom
- Higgins, Isaac C to TITLE GUARANTEE AND TRUST CO. Park pl, Nos 35 to 41, n s, 77 w Church st, 100x90.2. P M. Feb 9, 1906, demand, —%. 1:126. 185,000
- Heine, Bernhard, Solomon Boehm and Isidore Monheimer to Isaac Mayer and ano. 153d st, n s, 100 e 8th av, 6 lots, each 37.6x99.11. 6 P M morts, each \$5,750. 6 prior morts, each \$30,000. Feb 13, 1906, 3 years, 5%. 7:2039. 34,500
- Haas, Annie V to N Y SAVINGS BANK. 39th st, No 49, n s, 712.10 w 5th av, 21.5x98.9. Feb 13, 1906, 1 year, —%. 3:841. 7,000
- Hoffman, Samuel and Joseph to Henry Arnstein. Old Broadway, Nos 2376 and 2378, e s, 52.3 s 132d st, 51.9x100x49.11x112.3. Feb 9, demand, 6%. Feb 10, 1906. 7:1986. 12,500
- Huppert, Isaac to William Nelson. Columbus av, No 461, n e cor 82d st, No 73, 26.8x100. P M. Feb 9, demand, 5%. Feb 10, 1906. 4:1196. 27,000
- Same to Jennie Goldstein. Same property. P M. Prior mort \$57,000. Feb 9, 1 year, 6%. Feb 10, 1906. 4:1196. 5,000

UNION CONSTRUCTION AND WATERPROOFING CO.

BASIL H. LEATHER, President St. James Building, 1133 Broadway, New York
ROCK ASPHALT AND ARTIFICIAL STONE PAVEMENTS. TILE ASPHALT AND GRAVEL ROOFS, CONCRETE FOUNDATIONS
WATER-TIGHT CELLARS A SPECIALTY

Harnett, Danl W to EMIGRANT INDUSTRIAL SAVINGS BANK. Bedford st, Nos 41 and 43, w s, abt 90 n Carmine st, 40x75. Feb 15, 1906, due June 30, 1911, 5%. 2:582. 20,000	st, No 42, e s, 58.8 s Madison st, 30.1x72.2x29.9x75. P M. Prior mort \$—. Feb 14, 5 years. Feb 15, 1906. 1:278. 8,000
Jones, Mary L to MUTUAL LIFE INS CO of N Y. 5th av, Nos 35 and 37, n e cor 10th st, 80.8x100. Feb 10, due, &c, as per bond. Feb 13, 1906. 2:568. 370,000	Lang, Gabriel to TITLE GUARANTEE & TRUST CO. 2d av, No 1032, e s, 100.5 s 55th st, 20x64. P M. Feb 14, demand, —%. Feb 15, 1906. 5:1347. 10,000
Kilvert, Thos, Pelham Manor, Westchester, N Y, to EMIGRANT INDUSTRIAL SAVINGS BANK. 148th st, No 540, s s, 325 e Broadway, 17x99.11. Feb 9, due June 30, 1908, 4½%. Feb 13, 1906. 7:2079. 7,000	Loew, Louis H to DRY DOCK SAVINGS INSTN. 12th st, No 547, n s, 77.6 w Av B, 17.6x91.9. Feb 15, 1906, due, &c, as per bond. 2:406. 3,500
Katz, Ike with Joseph Weinstein. 6th st, No 716, s s, 185.2 e Av C, 26x97x26.2x97; 6th st, No 718, s s, 237.6 e Av C, 26.3x97x26.2x97. 2 agreements modifying 2 mortgages. Feb 9. Feb 10, 1906. 2:375. nom	Liebovitz, Saml and Isaac Schreiber to Juliet Turner. 65th st, No 168, s s, 150 e Amsterdam av, 24x100.5. P M. Feb 14, 1906, 3 years, 6%. 4:1136. 4,000
Kommel, Aaron to Isaac Sprung. Rutgers st, No 46, w s, 50.4 n Monroe st, 25x100.1x25.6x100. P M. Prior mort \$24,000. Feb 1, 5 years, 6%. Feb 9, 1906. 1:272. 6,000	Lespinasse, Minnie with Realty Holding Co. 22d st, No 58, s s, 95 e 6th av, 23.6x98.9. Extension mort. Jan 24. Feb 9, 1906. 3:823. nom
Same to same. Same property. P M. Feb 1, 1 year, 6%. Feb 9, 1906. 1:272. 3,000	Lese, Louis to Jacob Ulmar. 120th st, Nos 406 and 408, s s, 100.2 e 1st av, 37.4x100.11. P M. Prior mort \$—. Feb 8, 3 years, 6%. Feb 9, 1906. 6:1807. 8,500
Kommel, Aaron to Isaac Sprung. Rutgers st, No 44, w s, 74.5 n Monroe st, 25.7x100.1x24.11x100.1. P M. Prior mort \$24,000. Feb 1, 5 years, 6%. Feb 9, 1906. 1:272. 6,000	Lynch, John B to Robert E Danwers. Beaver st, No 81, n s, 40.5 e Hanover st, 22x54.2x19.1x59.9; Beaver st, No 83, n s, 62.5 e Hanover st, 22x48.9x23.3x54.2 together. Feb 5, 3 years, 6%. Feb 13, 1906. 1:27. 5,000
Same to same. Same property. Feb 1, 1 year, 6%. Feb 9, 1906. 1:272. 3,000	Lippman, Samuel and Harry to Davis Cutler and ano. Madison st, No 350, s s, 216.5 e Scammel st, 23.6x95.1. P M. Prior mort \$18,000. Jan 31, 4 years, 6%. Feb 13, 1906. 1:266. 5,750
Kight & Dongan Construction Co to METROPOLITAN LIFE INS CO. Broadway, No 3421, n w cor 139th st, No 601, 99.11x75. Feb 9, 1906, 2 years, 5½%. 7:2087. 135,000	Same to Davis Cutler. Same property. P M. Feb 13, 1906, due May 26, 1906, 6%. 1:266. 500
Kight & Dongan Construction Co to METROPOLITAN LIFE INS CO. Broadway, No 3421, n w cor 139th st, No 601, 99.11x75. All title. Certificate as to consent of stockholders to mortgage for \$135,000. Feb 9, 1906. 7:2087. —	Levine, Samuel and Max to Commonwealth Mortgage Co. 5th av, s w cor 138th st, 99.11x120. Jan 31, 1 year, 6%. Feb 13, 1906. 6:1735. 90,000
Koppelson, Nathan to Julius Weinberg. 118th st, No 22, s s, 85 w Madison av, 25x100.11. P M. Prior mort \$28,500. Feb 14, installs, 6%. Feb 15, 1906. 6:1623. 1,500	Levine, Saml and Max and Simon Uhlfelder and Abraham Weinberg with Commonwealth Mortgage Co. 5th av, s w cor 138th st, 99.11x120. 2 subordination agreements. Feb 6. Feb 13, 1906. 6:1735. nom
Kamerling, Max to Joseph Steinert. 76th st, No 229, n s, 355 e 3d av, 25x102.2. P M. Feb 15, 1906, 5 years, 5%. 5:1431. 15,000	Levine, Saml and Max and Celia Uhlfelder and Emma Weinberg with Commonwealth Roofing Co. 5th av, s w cor 138th st, 99.11x120. 2 subordination agreements. Feb 10. Feb 13, 1906. 6:1735. nom
Kamerling, Max to Joseph Levy. 76th st, No 229, n s, 355 e 3d av, 25x102.2. P M. Prior mort \$15,000. Feb 15, 1906, 1 year, 6%. 5:1431. 500	Levine, Saml and Max and Wm T Hookey with Commonwealth Mortgage Co. 5th av, s w cor 138th st, 99.11x120. Subordination agreement. Feb 9. Feb 13, 1906. 6:1735. nom
Kittenplan, Morris and Chas Rubinger to Jos L Buttenwieser. 65th st, Nos 344 and 346, s s, 144 w 1st av, 54x100.5. P M. Feb 2, 10 years, 6%. Feb 15, 1906. 5:1439. 35,000	Liebenthal, Jos and Jacob and Louis to Ury Danenberg et al as trustees Isaac Danenberg. 84th st, No 411, n s, 137.6 e 1st av, 37.6x102.2. Feb 9, 3 years, 5½%. Feb 13, 1906. 5:1564. 39,000
Kurtz, J Wm to Clarence F Betts. 129th st, No 48, s s, 200 w Park av, 37.6x99.11. P M. Feb 14, 3 years, 6%. Feb 15, 1906. 6:1753. 7,000	Lowenstein, Max to Mary B Ripley guardian Henry B H Ripley. 2d av, No 2389, w s, 75 s 123d st, 25x80. P M. Feb 1, due Mar 1, 1909, 5%. Feb 9, 1906. 6:1787. 17,000
Kotlowsky, Jacob to Wilson M Powell, Jr. 111th st, Nos 217 and 219, n s, 250 w 7th av, 50x100.11. Feb 15, 1906, 5 years, 5%. 7:1827. 60,000	Ludman, Minnie to Pincus Lowenfeld and ano. 122d st, Nos 164 to 168, s s, 141 e Lexington av, runs s 67 x s e 50.2 x n 70.4 to st, x w 50.5 to beginning. Building loan. Feb 1, 1 year, 6%. Feb 9, 1906. 6:1770. 20,000
Kotlowsky, Jacob to Chas Griffen et al trustees Saml Willets. 111th st, Nos 213 and 215, n s, 200 w 7th av, 50x100.11. Feb 15, 1906, 5 years, 5%. 7:1827. 60,000	Same to same. Same property. P M. Feb 1, 1 year, 6%. Feb 9, 1906. 6:1770. 10,100
Kaufmann, Leopold to Sarah Michelson. Av D, Nos 130 and 132, e s, 26.8 n 9th st, 2 lots, together in size 52.10x101.11. 2 P M morts \$7,500. 2 prior morts \$—. Feb 1, 1 year, 6%. Feb 15, 1906. 2:366. 15,000	Mensch, Arnold to Robt P Clapp as exr Lydia A Brown. 4th st, No 320, s s, 202.3 e Av C, 18.9x96. Feb 14, 1906, due June 30, 1910, 5%. 2:373. 12,000
Kugelman, Julius G to Cecilia Lauer. 104th st, No 5, n s, 125 e 5th av, 25x100.11. Feb 9, due June 30, 1907, —%. Feb 10, 1906. 6:1610. 23,000	McCullough, John G, Benington, Vt, and Frederic B Jennings, N Y, to Edw La Montague. Beaver st, No 45, n s, 161.10 e Broad st, 22.6x116x19.10x117.3. P M. Prior mort \$45,000. Feb 10, 1 year, 4½%. Feb 14, 1906. 1:25. 55,000
Kehlenbeck, Bertha widow to Harriet Lefler. 76th st, No 353, n s, 250 w 1st av, 25x102.2. P M. Prior mort \$12,000. Feb 8, 5 years, 6%. Feb 10, 1906. 5:1451. gold, 12,000	Marsh, Robert and Saml Goldberg to Max Gold. 11th st, No 338, s s, abt 125 w 1st av, 25x94.10. P M. Prior mort \$19,000. Feb 14, 1906, due Sept 1, 1906, 6%. 2:452. 8,300
Karpas, Gottlieb M to Pincus Lowenfeld and ano. 3d av, Nos 1280 to 1288, s w cor 74th st, Nos 174 and 176, 102.2x104.10. P M. Feb 6, 1 year, 6%. Feb 10, 1906. 5:1408. 26,000	Meehan, Thomas J to Cora H Fangeman et al as extrxs Eliza E Hoagland. Columbus av, No 51, e s, 50.3 s 62d st, 25.1x100. Feb 13, 3 years, 5½%. Feb 14, 1906. 4:1114. 32,000
Karlsberg, Julius, Harry Roberts and Moses Kriger to Mandel W Greenberg. 13th st, No 605, n s, 88 e Av B, 25x103.3. P M. Prior mort \$27,000. Feb 14, 5 years, 6%. Feb 15, 1906. 2:396. 7,750	Moskowitz, Saml W and Henry to Elizabeth M Goetz. 106th st, Nos 166 and 168, s s, 175 w 3d av, 2 lots, each 25x100.11. 2 morts, each \$2,500. Feb 14, 1906, 3 years, 6%. 6:1633. 5,000
Klar, Barnet and Morris Miller to David Rosenzweig. 9th st, Nos 705 and 707, n s, 83 e Av C, 41x92.3. P M. Feb 14, 1906, 1 year, 6%. 2:379. 1,034.51	Marks, Joel to Albert Blum. 101st st, No 72, s s, 100 e Columbus av, 25x100.11. P M. Prior mort \$19,300. Feb 14, due July 15, 1906, 6%. 7:1836. 3,000
Korn, Saml W to Caroline Bookman et al as exrs Jacob Bookman. 86th st, Nos 154 and 156, s s, 178.10 w 3d av, 2 lots, each 25.6x102.2. 2 P M morts, each \$21,000. Feb 14, 5 years, 6%. Feb 15, 1906. 5:1514. 42,000	Moersch, Phillip and Valentine Wille to Jacob Moersfelder. St Nicholas av, n w cor 178th st, 21x80. Prior mort \$20,000. Feb 14, 1906, 3 years, 6%. 8:2162. 5,000
LAWYERS TITLE INS & TRUST CO to Anna C Larney. Park av, No 1683, e s, 25.5 n 118th st, 25.2x90. Extension mort. Feb 14. Feb 15, 1906. 6:1767. nom	Same to Sarah E Bruce. Same property. Feb 14, 1906, 3 years, 5½%. 8:2162. 20,000
Lefkowitz, Simon to Jacob Seider and ano. 99th st, Nos 64 and 66, s s, 30 w Park av, 2 lots, each 35x100.11. 2 P M morts, \$12,000; 2 prior morts \$34,000. Feb 14, 6 years, 6%. Feb 15, 1906. 6:1604. 24,000	Middle-Town Realty Co to Commonwealth Mortgage Co. 8th av, s w cor 154th st, runs s 99.9 x w 38.5 x w 0.1 x n 99.11 to st x e 100 to beginning. Feb 13, 1 year, 6%. Feb 14, 1906. 8:2047. 100,000
Lefkowitz, Simon to Jacob Seider and ano. Park av, s w cor 99th st, Nos 78 and 80, on map No 68, 100.11x30. P M. Prior mort \$39,000. Feb 14, 6 years, 6%. Feb 15, 1906. 6:1604. 17,000	Same to same. Same property. Certificate as to consent of stockholders to above mort. Feb 13. Feb 14, 1906. 8:2047. —
Lewenthal, Isaac to Michl Miller. 13th st, Nos 606 and 608, s s, 93 e Av B, 2 lots, each 25x103.3. 2 P M morts, each \$4,500; 2 prior morts, \$23,000 each. Feb 15, 1906, 3 yrs, 6%. 2:395. 9,000	Manheim, Hymon, Abraham I Weinstein and Saml M Hoffberg to Max Epstein and ano. 118th st, Nos 213 and 215, n s, 200 e 2d av, 50x100.11. P M. Prior mort \$48,000. Feb 8, 5 years, 6%. Feb 15, 1906. 6:1795. 13,000
Libman, Abram L, and Chas and Wm C Horowitz to STATE BANK. 2d av, n w cor 66th st, 200.10 to 67th st x100. Feb 7, secures notes, —%. Feb 14, 1906. 5:1421. 20,000	Myer, Julius to Meyer J Wohlgenuth. Mangin st, No 29, w s, 150 n Broome st, 25x100. Jan 25, due Oct 1, 1906, 6%. Feb 15, 1906. 2:322. 13,000
Levy, Julius, Isidore Silverman and Chas Gluck to Paul Kreyling. 106th st, Nos 166 and 168, s s, 175 w 3d av, 2 lots, each 25x100.11. 2 P M morts, each \$19,000. Feb 14, 1906, 5 years, —%. 6:1633. 38,000	Michelson, Davis to Danl Kohn. Su¼olk st, No 69, w s, 100 n Broome st, 25x100. P M. Prior mort \$17,000. Feb 15, 1906, 3 years, 6%. 2:352. 11,000
Liebenthal, Joseph, Jacob and Louis to Austin B Fletcher and ano as trustees Jackson S Schultz. 84th st, No 409, n s, 100 e 1st av, 37.6x102.2. Jan 26, 3 years, 5½%. Feb 14, 1906. 5:1564. 39,000	Michelson, Davis to Charles Rosenberg. Suffolk st, Nos 65 and 67, w s, 59.10 n Broome st, runs n 40.2 x w 75 x s 32 x e 25 x s 8.1 x e 50 to beginning. P M. Prior mort \$—. Feb 15, 1906, 2 years, 6%. 2:352. 11,000
Lowenfeld, Pincus and William Prager to American Mortgage Co. Hudson st, No 455, w s, 75 s Barrow st, 25x100. P M. Feb 14, 1906, due June 30, 1907, 5½%. 2:603. 13,500	McAdam, Geo W to Edw L Rosenbaum. 30th st, No 229, n s, 297 w 7th av, 21.6x98.9. P M. Feb 15, 1906, 1 year, 5½%. 3:780. 8,000
Same to same. Same property. P M. Prior mort \$13,500. Feb 14, 1906, due June 30, 1907, 6%. 2:603. 2,500	Many, Eliz C to Geo Colon. 19th st, No 527, n e s, 350 n w 10th av, 50x91.11. Feb 14, 1906, 2 years, 6%. 3:691. 6,000
Levy, Morris and Jacob Lapinsky to Abraham Dan. Oliver st, No 44, e s, 88.9 s Madison st, 30.1x69x29.10x72.2. P M. Prior mort \$—. Feb 14, 5 years, 6%. Feb 15, 1906. 1:278. 8,000	Mulcahy, Peter to Lion Brewery. 2d av, No 1619. Saloon lease. Feb 8, demand, 6%. Feb 9, 1906. 5:1530. 4,000
Levy, Morris and Jacob Lapinsky to Abraham Dan et al. Oliver	Meyer, Marie or Maria wife of and Charles to ALBANY CITY SAVINGS INST. Stuyvesant st, No 29, n s, 167.2 e 9th st, 19x35x22.6x47.7. Prior mort \$7,000. Feb 6, 1 year, 5½%. Feb 9, 1906. 2:465. 1,500

We Rent a
Gas Range
\$3
Per Year

GAS COOKERS



GAS HEATERS

We Rent a
Gas Range
\$3
Per Year

SOLVE THE FUEL PROBLEM

CLEANLY, EFFICIENT, ECONOMICAL

CONSOLIDATED GAS COMPANY OF NEW YORK

A handsome up-to-date line of
appliances may be seen at our offices

- Meyer, Flora and Matilda to Bernhard Heine et al. 153d st, n s, 212.6 e 8th av, 3 lots 37.6x99.11. 3 P M morts, each \$3,000. 3 prior morts \$35,750 each. Feb 13, 1906, 3 years, 6%. 7:2039. 9,000
- Miller, Barnet and Harris Mofenson with Amelia C Schaefer. 151st st, s s, 512.6 w 7th av, 52.2 to Macombs lane, x69.2x85.1x 60.11. Agreement as to ownership of mortgage. Jan 4. Feb 13, 1906. 7:2036. nom
- Mitchell, Lewis A to Mary S McCormack et al extrx Susan M J Pennell. 43d st, No 339, n s, 275 e 9th av, 25x100.5. P M. Feb 9, 1 year, 5%. Feb 10, 1906. 4:1034. 18,000
- Mahony, Michl J and Danl F to EMIGRANT INDUSTRIAL SAVINGS BANK. Pearl st, No 354, s e s, 64.3 n e Franklin sq, runs s e 60 to alley x s 14 x — x n w 59 x n e 23.4 to beginning. Feb 13, 1906, due June 30, 1911, 4½%. 1:112. 9,000
- METROPOLITAN LIFE INS CO with Kight & Dongin Construction Co. Broiroadway, No 3421, n w cor 139th st, No 601, 99.11x75. Agreement as to reduction of interest, &c. Feb 9. Feb 10, 1906. 7:2087. nom
- Minsky, Louis to Louis Reiner. Broome st, No 194, n e cor Suffolk st, Nos 64 and 66, 25x76; Broome st, No 192, n s, 25 e Suffolk st, 25.1x75.1x24.11x75.5 w s. P M. Prior mort \$80,000. Feb 8, due June 30, 1911, 5½%. Feb 10, 1906. 2:347. 5,000
- Marcus, Nathan to Rose Peck. Chrystie st, No 48, e s, abt 25 n Canal st, 25x100. Feb 10, 1906, 1 year, 5½%. 2:302. 32,000
- Norton, Chas B and Fredk H and Joseph N Tuttle extrs Geo F Norton with Geo Spohr. 52d st, No 439, n s, 275 e 10th av, 25x100.5. Extension mort. Feb 10. Feb 13, 1906. 4:1062. nom
- Neville, Thomas P to James Jordan. Jumel terrace, n w cor 160th st, 75x94x76.3x80. P M. Feb 7, 2 years, 5%. Feb 13, 1906. 8:2109. 25,000
- Nevins, Abraham and Harry W Perelman to Benj Silverman. 102d st, n s, 227.6 e Park av, 100x100.11. P M. Feb 15, 1906, 1 year, 6%. 6:1630. 9,500
- Oakley, Robt H as trustee Thos F Cock with Morris Gross and ano. Broome st, No 105, s s, 25 e Willett st. Extension mort. Feb 15, 1906. 2:336. nom
- Osk, Marcus L and Isidore Edelstein to American Mortgage Co. 62d st, No 308, s s, 89.6 e 2d av, 60x75.5. P M. Prior mort \$17,000. Feb 8, due June 30, 1907, 6%. Feb 9, 1906. 5:1436. 3,500
- Osk, Marcus L and Isidore Edelstein to Adolph B Mund et al. 62d st, No 308, s s, 89.6 e 2d av, 60x75.5. P M. Feb 1, 1 year, 5½%. Feb 9, 1906. 5:1433. 17,000
- Perlman, Victor and Jos Springer to Jacob Schlamp. Lewis st, No 57, w s, 175 s Rivington st, 25x100. Feb 5, 5 years, 6%. Feb 10, 1906. 2:328. 5,000
- Petrie, Albert W J to Isidor Friedlander. 117th st, Nos 112 to 118, s s, 100 w Lenox av, 2 lots, each 50x100.11. 2 P M morts, each \$21,000. Feb 8, due Dec 6, 1908, 5½%. Feb 9, 1906. 7:1901. 42,000
- Peluso, Pietro to Mary L Dayton. Mott st, No 161, w s, 150 n Grand st, 25x100. Prior mort \$23,000. Feb 13, due April 22, 1909, 6%. Feb 14, 1906. 2:471. 3,500
- Perlman, Louis to Samuel Grodinsky. 1st av, No 1468, e s, 62.2 n 76th st, 20x70. Feb 14, 3 years, 6%. Feb 15, 1906. 5:1471. 5,750
- Peterson, Peter A to LAWYERS TITLE INSURANCE & TRUST CO. 54th st, No 131, n s, 129.4 w Lexington av, 16.10x100.5. P M. Feb 14, 1906, due Feb 24, 1906, 5½%. 5:1309. 18,500
- Powell, Eva to Psaty-Edelson Construction Co. 142d st, No 117, n s, 100 w Lenox av, 50x99.11. P M. Prior mort \$51,000. Feb 15, 1906, 3 years, 6%. 7:2011. 11,000
- Rauch, Israel and Benj Brettler to Harris Mayer. 48th st, No 307, n s, 100 e 2d av, 25x100.5. P M. Prior mort \$12,000. Feb 15, 1906, due Aug 15, 1906, 6%. 5:1341. 1,000
- Rosenfeld, Solomon to Isidor Leipzig. Broome st, Nos 290 and 297, s s, 43.11 w Eldridge st, 2 lots, 32.10x87.9. 2 P M morts, each \$10,500. 2 prior morts, each \$55,250. Feb 15, 1906, due July 1, 1914, 6%. 2:418. 21,000
- Roux, Walter to TITLE GUARANTEE & TRUST CO. 85th st, No 326, s s, 300 e 2d av, 25x102.2. Feb 14, demand, —. Feb 15, 1906. 5:1547. 5,000
- Robertson, Elise R J to William W Hall. 74th st, No 2 (on map No 6), s s, 100 w Central Park West, 25x102.2. P M. Prior mort \$45,000. Feb 14, 1906, installs, 5%. 4:1126. 15,000
- Rosenthal, Marcus to Marcus Kempner. 14th st, No 524, s s, 346 e Av A, 25x103. Feb 10, due Aug 13, 1906, 6%. Feb 14, 1906. 2:407. 6,630
- Riegel, (J L) Realty Co to Alex W Fraser. 4th st, No 240, w s, 62.3 n 10th st, 32.8x88. P M. Prior mort \$35,000. Feb 14, 1906, 1 year, 6%. 2:620. 3,000
- Reiner, Salmon and Morris Mestel to Elias Schlein. Willett st, Nos 89 and 91, w s, 190.2 n Rivington st, 2 lots, each 30.5x100.3. 2 P M morts, each \$3,750. Feb 14, due Aug 14, 1908, 6%. Feb 15, 1906. 2:339. 7,500
- Ratkowsky, Bernard and Kassel Simon to American Mortgage Co. 122d st, No 215, n s, 178 w 7th av, 22x100.8. Feb 15, 1906, due June 30, 1909, 5½%. 7:1928. 14,000
- Reiner, Louis to LAWYERS TITLE INS AND TRUST CO. Broome st, Nos 192 and 194, n e cor Suffolk st, Nos 64 and 66, 50x75. Feb 8, due Feb 18, 1906, 5½%. Feb 9, 1906. 2:347. 80,000
- Ravitch, Joseph to Walter S Gurnee et al trustees for Evelyn S Chapman will Walter S Gurnee. 113th st, Nos 121 to 125, n s, 164 e Park av, 49.4x100.11. Feb 8, 5 years, 6%. Feb 9, 1906. 6:1641. 50,000
- Reich, Saml D, Ignatz and Benj Rottenberg to Independent Order Brith Abraham of The U S of America. 11th st, No 544, s s, 95 w Av B, 25x94.9. Jan 16, given to secure Saml D Reich as treasurer of said order, —. Feb 9, 1906. 2:404. 5,000
- Ring, Chas F J to Geo Ehret. 8th av, No 2657, s w cor 142d st, Nos 300 to 304, 24.11x100. P M. Prior mort \$55,000. Feb 14, 1906, 1 year, 6%. 7:2043. 25,000
- Savoy Realty Co to Jonas Weil and ano. 2d av, Nos 145 and 147, n w cor 9th st, 39.6x105. P M. Prior mort \$100,000. Feb 8, 7 years, 6%. Feb 9, 1906. 2:465. 36,000
- Sisserman, Benj to Peyser Bookstaver and ano. 137th st, n s, 400 e Lenox av, 50x99.11. Feb 8, demand, 6%. Feb 9, 1906. 6:1735. 7,500
- Schutt, Eliza to Catharine T Smith. 106th st, No 123, n s, 125 w Lexington av, 16.8x100.11. Feb 9, 1906, 3 years, 5½%. 6:1634. 8,000
- Schlesinger, Abram and Herman Fenichel to Rosalie Kaufman et al as exrs Leopold Kaufman. 105th st, Nos 239 and 241, n s, 176.10 w 2d av, 40x100.9. Feb 8, 5 years, 5%. Feb 9, 1906. 6:1655. 38,000
- Schlesinger, Adolph to Rector, &c, Calvary Church. 22d st, No 335, n s, 150 w 1st av, 25x77.9. P M. Feb 8, 5 years, 5%. Feb 9, 1906. 2:928. 12,000
- Siegel, Jacob and Jacob Norwalk to Louis Lese. 133d st, Nos 42 to 48, s s, 80 e Madison av, 80x99.11. P M. Prior mort \$26,000. Feb 8, 2 years, 6%. Feb 9, 1906. 6:1757. 10,000
- Stroub, John W, Stephen N, Rutherford H, firm of Stroub Bros to Zeltner Brewing Co. 125th st, No 153 East. Saloon lease. Feb 7, demand, 6%. Feb 9, 1906. 6:1774. 2,450
- Schlesinger, Abram and Herman Fenichel to Golde & Cohen, a corpn. 105th st, Nos 239 to 249, n s, 136.3 w 2d av, 81.3x100.9. P M. Prior mort \$37,000. Feb 9, demand, 6%. Feb 10, 1906. 6:1655. 25,000
- Schlesinger, Abram and Herman Fenichel to George Macculloch Miller and ano as trustees Levin R Marshall. 105th st, Nos 245 and 249, n s, 136.3 w 2d av, 40.7x100.9. Feb 8, due Feb 1, 1911, 5%. Feb 10, 1906. 6:1655. 37,500
- Seymour, Wm St J and Alex R Benson exrs, &c, Laura S Hasbrouck with Saml Williams and ano. 1st av, No 1758, e s, 25.8 n 91st st, 25x94. Extension mort. June 23, 1903. Feb 9, 1906. 5:1571. nom
- Spencer, Clara, Philadelphia, Pa, to TITLE GUARANTEE & TRUST CO. 31st st, No 127, n s, 84.11 w Lexington av, 18.7x55.7. P M. Feb 9, demand, —. Feb 10, 1906. 3:887. 15,000
- Schlechter, Louis to Rosa Nicolosi. 107th st, No 323, n s, 350 e 2d av, 25x75. P M. Prior mort \$18,500. Feb 9, 2 years, 6%. Feb 10, 1906. 6:1619. 1,100
- Shaff, David to GREENWICH SAVINGS BANK. Canal st, No 83, n s, 34 e Eldridge st, 25.5x50x25.6x50. Feb 13, 1906, due June 29, 1910, 4½%. 1:300. 19,000
- Saunders, Arthur W to County Holding Co. West st, Nos 117 and 118, e s, 44.10 n Cortlandt st, 48.1x72.3x47.11x70.10. P M. Feb 9, 1906, 2 years, 5½%. 1:59. gold, 63,000
- Sobel, Sam to Israel Lippmann and ano. 48th st, No 344, s s, 75 w 1st av, 25x75.5. P M. Prior mort \$15,000. Feb 15, 1906, due June 30, 1907, 6%. 5:1340. 3,000
- Schneider, Benj to LAWYERS TITLE INSURANCE & TRUST CO. 102d st, No 181, n s, 150 e Amsterdam av, 25x96. P M. Feb 15, 1906, due Feb 25, 1906, 5½%. 7:1857. 10,000
- Stuhrman, Ahlert to Mary Wilkens. 13th st, No 536, s s, 195 w Av B, 25x103.3. Feb 1, 1900, 20 years, 4%. Re-recorded from Aug 31, 1901. Feb 15, 1906. 2:406. 10,000
- Signell Co (John V) to Realty Transfer Co. Hamilton pl, s w cor 144th st, 108.6x82.7x99.11x125. Building loan. Feb 14, 1 year, 6%. Feb 15, 1906. 7:2075. 105,000
- Same to same. Same property. P M. Feb 2, 1 year, 6%. Feb 15, 1906. 7:2075. 15,686.22
- Signell (John V) Co to Realty Transfer Co. Broadway, s e cor 144th st, 99.11x100. Building loan. Feb 14, 1 year, 6%. Feb 15, 1906. 7:2075. 100,000
- Signell (John V) Co to Realty Transfer Co. Broadway, n e cor 143d st, 99.11x100. Building loan. Feb 14, 1 year, 6%. Feb 15, 1906. 7:2075. 100,000
- Signell (John V) Co to Realty Transfer Co. Hamilton pl, n w cor 143d st, runs w 92.2 x n 99.11 x e abt 132.7 to pl, x sw 108.6 to beginning. Building loan. Feb 14, 1 year, 6%. Feb 15, 1906. 7:2075. 105,000
- Signell (John V) Co to Realty Transfer Co. 143d st, n s, plot begins at c l block between 143d and 144th st at point 175 w Hamilton pl, runs s 99.11 to 143d st, x w 75 x n 99.11 x e 75 to beginning. Building loan. Prior mort \$39,313.78. Feb 14, 1 year, 6%. Feb 15, 1906. 7:2075. 50,000
- Signell (John V) Co to Realty Transfer Co. Hamilton pl, s w cor 144th st, runs w 125 x s 99.11 x w 50 x s 99.11 to 143d st, x e — to pl, x n e — to beginning; 144th st, s e cor Broadway, 199.10 to 143d st, x100. P M. Feb 2, demand, 6%. Feb 15, 1906. 7:2075. 40,000
- Simon, Tillie to Eugenia F Deile. 11th st, No 707, n e s, 133 s e Av C, 25x103.3. P M. Prior mort \$5,000. Feb 14, 5 years, 5%. Feb 15, 1906. 2:381. 3,700
- Schlesinger, Abram and Herman Fenichel to Golde & Cohen, a corporation. 105th st, Nos 239 to 249, n s, 136.3 w 2d av, 81.3x 100.9. Feb 13, demand, 6%. Feb 14, 1906. 6:1655. 5,000
- Sagovitz, Joseph and Saml Shapiro to Harris Mandelbaum and ano. 114th st, Nos 98 to 110, s s, 34.10 e 4th av, 120.1x100.11. Prior mort \$80,500. Feb 7, demand, 6%. Feb 14, 1906. 6:1641. 75,000
- Smith, Margt C to FARMERS LOAN & TRUST CO. 136th st, No 236, s s, 386.8 w 7th av, 17.6x99.11. Feb 14, 1906, 1 year, —. 7:1941. 10,250
- Schlang, Charles to Mary F Campbell. Bowery, No 358, w s, abt 65 s 4th st, 19.4x96.8x17x102.8, s s. Feb 13, installs, 5½%. Feb 14, 1906. 2:531. 5,000
- Stein, Chas A with Martin L Strauss. Lexington av, Nos 451 to 455, s e cor 45th st, No 124, 70x18.9. Extension mort. Dec 28, 1905. Feb 14, 1906. 5:1299. nom
- Schoen, Ida to Peter J Kahler. 12th st, No 238, s s, 117.3 w 2d av, runs s 75 x w 8.5 x s 28 x w 8.5 x n 103 to st, x e 16.10 to beginning. P M. Feb 13, 5 years, 5%. Feb 14, 1906. 2:467. 11,000
- Seider, Jacob and Morris Stolar to Phoebe A D Boyle and ano extr, &c, John Boyle. Park av, s w cor 99th st, No 68, 100.11x 30. Feb 14, due March 1, 1909, 5%. Feb 15, 1906. 6:1604. 39,000
- Seider, Jacob and Morris Stolar to N Y TRUST CO. 99th st, Nos 64 and 66, s s, 30 w Park av, 2 lots, each 35x100.11. 2 morts, each \$34,000. Feb 14, due June 29, 1909, 5½%. Feb 15, 1906. 6:1604. 68,000
- Toplitz, Harry L to Geo A Hezeltine or Hazeltine. Broad st, No 41, e s, 194.3 n Beaver st, 30.2x119.3x31.2x128.1. P M. Feb 12, demand, —. Feb 14, 1906. 1:25. 50,000
- Same to same. Same property. P M. Feb 12, due Mar 12, 1906. —. Feb 14, 1906. 1:25. 5,000
- Tischler, Max and Saml with David Spero. 116th st, Nos 11 and 13 East. Subordination mort. Feb 8. Feb 9, 1906. 6:1622. nom

THE GEORGE A. JUST COMPANY

WASHINGTON, D. C., "THE COLORADO" 452 FIFTH AVENUE, NEW YORK

IRONWORK FOR BUILDINGS

Tietjen, John H and Aaron Klepper to Levi S Tenny. 16th st, No 447, n s, 204.4 e 10th av, 30x92. Dec 7, demand, —%. Rerecorded from Dec 7, 1905. Feb 10, 1906. 3:714. 16,000	*Baker, Wm C to August Diener. Louise st, w s, 225 s Morris Park av, 2 lots, each 25x95. 2 P M morts, each \$1,000. Feb 14, 3 years, 6%. Feb 15, 1906. 2,000
Theise, Benedict to Isaac R Theise. 84th st, No 249, n s, 81.8 w 2d av, 20x83.2. P M. Prior mort \$8,000. Feb 14, 10 years, 6%. Feb 15, 1906. 5:1530. 4,500	*Baumann, Amanda to Edw A Schill. 5th st, n s, 300 w Av B, 100 x216 to 6th st, Unionport. P M. Feb 14, 1 year, 6%. Feb 15, 1906. 2,000
Telfair, Minnie V to Rutherford Realty Co. 25th st, No 32, s w s, 375 s e 6th av, 25x98.9. Prior mort \$44,000. Feb 15, 1906, 1 year, 6%. 3:826. 2,500	*Barnett, Louis to Leo Levinson and ano. White Plains road, n e cor 240th st, 78x121, Washingtonville. P M. Prior mort \$3,100. Feb 13, due Aug 8, 1906, —%. Feb 14, 1906. 500
Tishman, Henry and Jacob Klingenstein with NEW YORK TRUST Co. Allen st, Nos 189 and 191. 2 subordination agreements. Feb 9. Feb 14, 1906. 2:417. nom	Butler, Rose M with Charlotte Plock. Park av West, w s, 442.6 s 182d st, 29.2x100x20.7x98.10. Extension mort. Feb 15, 1906. 11:3030. nom
Tishman, Henry to NEW YORK TRUST CO. Allen st, Nos 189 and 191, w s, 125 n Stanton st, 2 lots, each 25x87.6. 2 morts, each \$25,000. Feb 9, due June 30, 1909, 5½%. Feb 14, 1906. 2:417. 50,000	Costello, Mary A to Edward F Brown as trustee. Decatur av, w s, 227.3 s 207th st, being lots 32 and 33 map Travers estate. Feb 9, 60 days, 6%. Feb 15, 1906. 12:3350. 1,000
Till, Jacob to Hyman A Brody et al. 117th st, Nos 429 and 431, n e s, 306.6 s e 1st av, 37.6x100.10. P M. Prior mort \$——. Feb 13, 5 years, 6%. Feb 15, 1906. 6:1711. 5,500	*Cohen, Chas to Ephraim B Levy. Mayflower av, w s, and being lots 39 to 43 map 473 lots Haight Estate. P M. Feb 9, 1906, 3 years, 5½%. 1,680
Wolf, Joseph and Wm to Harris Mandelbaum and ano. 135th st, Nos 266 to 270, s s, 100 e 8th av, 100x99.11. Prior mort \$70,000. Feb 13, demand, 6%. Feb 15, 1906. 7:1940. 50,000	Cohen, Jacob to Kenmore estate, a corpn. Beaumont av, e s, 200 n 187th st, 100x100. P M. Feb 9, 2 years, 6%. Feb 13, 1906. 11:3105. 3,080
Wacht, Saml to Elizabeth A Brown and ano. 1st av, No 2070, n e cor 107th st, No 401, 25.11x113. Certificate as to receipt of payment of \$4,000 on account of mort. Feb 15, 1906. 6:1701. —	Diamond, Isaac to Moses W Winston. Bristow st, e s, 125 n Stebbins av, 25x79.9x28.3x66.5. Feb 14, 5 years, 6%. Feb 15, 1906. 11:2972. 1,450
Wood, Raymond S to Meyer L Sire. 52d st, No 110, s s, 180 w 6th av, 20x76.9x20.4x80.5. Feb 13, due Aug 13, 1906, —%. Feb 14, 1906. 4:1004. 4,000	*Diamond, Joseph to Eliz M Victor. Bronx Park av, w s, 25 n 179th st, 25x100. Feb 15 1906, 5 years, —%. 4,250
Wall Street Exchange Building Assoc to TITLE GUARANTEE & TRUST CO. Exchange pl, Nos 43 to 49, n s, 89.1 w William st, runs n 95.3 x w 25 x s 1 x w 11.7 x w 3.2 x w 13.6 x s 2 x w 3 x n 1 x w 19.11 x s 4.8 x w 22.8 x s 12.9 x w 0.2 x s 85.9 to pl, x e 99.11 to beginning. Prior mort \$1,000,000. Feb 13, demand, —%. Feb 14, 1906. 1:26. 200,000	Fawcett, Wm J to Emilie W Burger. Briggs av, No 2853, n w s, 152.4 n e 198th st, 25x100. P M. Feb 9, 1906, 3 years, 5½%. 12:3302. 3,500
Same to same. Same property. Certificate as to consent of stockholders to above mort. Feb 13. Feb 14, 1906. 1:26. —	Same to John R Ross. Same property. P M. Prior mort \$3,500. Jan 16, due Aug 1, 1907, 6%. Feb 9, 1906. 12:3302. 1,250
Wynne, John to Rachel Neuhaus. 3d av, No 1484, w s, 50.2 s 84th st, 26x93.6; 3d av, No 1486, w s, 24.2 s 84th st, 26x93.6. Leasehold. P M. Feb 13, 1 year, 6%. Feb 14, 1906. 5:1512. 2,250	Finger, John to The Julian Co. Tremont av, Nos 737 and 739, n e cor Washington av, No 1924, 44.1x93.5x43.7x100.1. P M. Feb 1, 3 years, 5½%. Feb 9, 1906. 11:3043. 64,000
Werckle, August to Magdalena Herbert. 2d av, No 1750, e s, 26.2 n 91st st, 25x80. P M. Prior mort \$18,000. Jan 22, due Jan 1, 1909, 6%. Feb 14, 1906. 5:1554. 3,000	Same to BRONX BOROUGH BANK. Same property. P M. Prior mort \$64,500. Feb 1, due May 1, 1906, 6%. Feb 9, 1906. Note, 5,000
Wolf, Joseph and Wm to LAWYERS TITLE INSURANCE & TRUST CO. 135th st, Nos 266 to 270, s s, 100 e 8th av, 100x99.11. P M. Feb 13, due Feb 23, 1906, 5½%. Feb 14, 1906. 7:1940. 50,000	*Flood, Frank to Ephraim B Levy. Plot begins 100 e White Plains road, at point along same 650 n Morris Park av, runs e 95 x n 50 x w 95 x s 50, right of way to av. P M. Feb 9, 1906. 1:270
Same to Harris Mandelbaum and ano. Same property. P M. Prior mort \$50,000. Feb 13, demand, 6%. Feb 14, 1906. 7:1940. 20,000	*Flood, Frank to Simon Holleb. Plot begins 195 e White Plains road, at point along same, 575 n Morris Park av, runs w 95 x n 75 x e 95 x s 75 to beginning, right of way to Morris Park av. P M. Jan 27, due July 27, 1906. Feb 9, 1906. 300
Weill, Leonard to Katherina Elias. 1st av, No 1044, s e cor 57th st, No 400, 17.9x57.3. Feb 8, 1 year, 6%. Feb 10, 1906. 5:1369. 4,000	*Same to same. Plot begins 195 e White Plains road, at point along same 650 n Morris Park av, runs w 95 x n 50 x e 95 x n 50 x e 95 x s 50 to beginning, right of way to Morris Park av. P M. Jan 27, due July 27, 1906, 6%. Feb 9, 1906. 200
Wheaton, Esther A to HARLEM SAVINGS BANK. St Nicholas av, s e cor 171st st, 20x100. Feb 13, 1906, demand, 5%. 8:2127. 25,000	Galiani, Giusue to Mary A Casey. 178th st, n s, 100 e Crotona av, 21.7x95x22.3x95. P M. Feb 8, 3 years, 5½%. Feb 9, 1906. 11:3092. 1,500
Same to Donald Robertson. Same property. Prior mort \$25,000. Feb 13, 1906, due Feb 15, 1908, 6%. 8:2127. 7,000	Grossman, Newman to Sarah Grossman. Boston road, e s, 28 s 146th st, 28x97.7x25x84.7. Certificate as to payment of \$2,000 on account of mortgage. Feb 13, 1906. 9:2307. —
Weinstein, Morris to LAWYERS TITLE INS AND TRUST CO. Bleecker st, No 343, e s, 51.10 s 10th st, 23.2x32.6x23x36.1. P M. Feb 10, due Feb 19, 1906, 5½%. Feb 13, 1906. 2:619. 5,000	Goodman, Rachel to Lillie Haas. Minerva pl, w s, 130.4 s Jerome av, 25x129.2x50x160.8, except part for pl and Creston av. Oct 16, 1905, 1 year, 5½%. Feb 13, 1906. 12:3319. 900
	General Synod of Reformed Church in American, a corpn, with Rose T Levisohn. Washington av, Nos 1182 and 1184. 2 extension morts. Sept 9, 1904. Feb 14, 1906. 9:2372. nom
	*Greenberg, Cecelia to Bankers Realty & Security Co. Amsterdam av, n w cor Tremont road, 100x75, Tremont terrace. P M. Feb 14, 1906, 3 years, 5%. 1,300
	Hampf, Matej to Geo G Dutcher. Jackson av, No 705, w s, 181 s 156th st, 18.2x74.3. P M. Feb 15, 1906, 5 yrs, 5½%. 10:2635. 5,000
	Same to same. Same property. P M. Prior mort \$5,000. Feb 15, 2 years, 6%. 10:2635. 500
	Heinsfurter, Moses and Jacob Schmidt to August Jacob. 163d st, s s, 225 e Washington av, 50x100. P M. Prior mort \$40,000. Feb 15, 1906, 3 years, 6%. 9:2367. 10,000
	Herbert Realty Co to Louis Lese. Jennings st, s s, 100 e Longfellow st, 25x100. Feb 8, due June 30, 1907, 6%. Feb 9, 1906. 11:3007. 2,000
	*Hiller, Charles to Abbie E Wille. Hancock st, e s, 225 s Columbus av, 25x100. Feb 7, 3 years, 6%. Feb 9, 1906. 2,750
	Jacob, August to HARLEM SAVINGS BANK. Brook av, e s, 219.6 s 170th st, 2 lots, each 50x100.6. 2 morts, each \$35,000. Feb 9, demand, —%. Feb 9, 1906. 11:2894. 70,000

BOROUGH OF THE BRONX.

Under this head the * denotes that the property is located in the new Annexed District (Act of 1895).

Brewer, Robt K to Wm Koennecke. Grant av, e s, 116.8 n 164th st, 20x41.11x20x111.8, except part for av. Prior mort \$3,000. Oct 31, 1905, 2 years, 6%. Feb 7, 1906. 9:2447. Corrects error in last issue, when % was omitted. 3,000
*Bauer, Adam to Hudson P Rose Co. Lots 20, 21 and 22 map 123 lots Willis estate. P M. Feb 6, due Feb 1, 1909, 5½%. Feb 13, 1906. 1,000
*Buhl, William to John T Dooling. Rosedale av, w s, and being lot 484 blk P amended map Mapes estate. Feb 10, 3 yrs, 5½%. Feb 13, 1906. 3,500
Baum, Max C to Saml C Baum. 9th av, w s, 112.2 n 172d st, runs w 80 x n 25 x e — x n 25 x e 70 to av x s 50 to beginning. Jan 5, due Feb 15, 1906, 6%. Feb 13, 1906. 11:2859. 480
Brown, John to American Mortgage Co. 149th st, n s, 180 e Brook av, 120x75. Feb 9, 1906, demand, 6%. 9:2276. 75,000

A Complete Real Estate Information Service

THE RECORD AND GUIDE is completing arrangements for a *Complete Real Estate Information Service*, which will cover every item of real estate news required for real estate transactions of any kind. The requirements of Brokers, Auctioneers, Owners, and others have been very carefully investigated, and the leading members of the real estate profession are unanimous in their opinion as to the need that exists for a really complete, prompt and accurate service.

The RECORD AND GUIDE will be glad to receive suggestions as to requirements from any of its readers.

The purpose of the contemplated service is entirely professional, and is aimed to assist the working of Brokers' offices, perfect existing methods and reduce operating expenses.

If the information required affects real estate, the RECORD AND GUIDE hereafter by its new service will supply it.

Further details of plan and scope will be announced shortly.

RECORD and GUIDE QUARTERLY

The Handy System of Records.
What System Have You?
How Much Does Yours Cost?
The Price of ours is only Twenty Dollars a Year.
RECORD AND GUIDE, 14-16 Vesey Street, NEW YORK

- Jung, Chas R to David F Jung. Anthony av, s w cor 176th st, runs s 76.6 x w 90 x n 67 to Morris st x s e 24 x n e 53.11 to 176th st x e 19.7 to beginning. Prior mort \$7,500. Feb 13, 1906, 3 years, —%. 11:2891. 5,000
- Johanson, Harry C to Morris S Thompson. Park av, e s, 225 n 179th st, 50x141. P M. Feb 15, 1906, 3 years, 5½%. 11:3036. 4,000
- Katz, Solomon to Effie V V Knox. Hoe st, Nos 1238 and 1240, Feb 15, 1906, 3 years, 5½%. 11:2987. 15,000
- Kaiser, John F to Louis Lowenstein and ano. Anderson av, s e s, 227.7 n e Jerome av, runs n e 600 x s e 175.10 x s 500.11 x s w 107.5 x n w 90.8 to beginning. Feb 14, 3 years, 5½%. Feb 15, 1906. 9:2504. 30,000
- *Kurz, Martha F wife of and Chas to Henry Kurz. Av E, n e cor 10th st, 108x51.3, Unionport. Jan 1, 3 years, 5%. Feb 15, 1906. 3,000
- Kuentler, Ludwig to Jas F Doyle heir Margt Doyle. Brook av, s e cor 164th st, No 684, runs s e 32 x s w — to av x n — to beginning. P M. Feb 1, due Feb 1, 1908, 5%. Feb 13, 1906. 9:2385. 3,500
- Klinger, Louis and Nathan Goldstein to Jonas Weil and ano. Trinity av, e s, 145.6 s 165th st, 75x100. Jan 29, demand, 6%. Feb 9, 1906. 10:2639. 16,000
- Lowenstein, Moses to The Julian Co. Tremont av, Nos 741 and 745, n s, 44.1 e Washington av, 46.7x86.4x46.7x93.5. P M. Prior mort \$10,000. Feb 1, 3 years, 5½%. Feb 9, 1906. 11:3043. 26,000
- Same to BRONX BOROUGH BANK. Same property. P M. Prior mort \$36,000. Feb 1, due May 1, 1906, 6%. Feb 9, 1906. 11:3043. 5,000
- *Larkin, Andrew J to City Real Estate Co. Bronx and Pelham Parkway, s s, extends from White Plains road to Bronx Park, except part conveyed to Robt Greenhalgh by deed recorded Apr 12, 1855, in Westchester County. P M. Feb 14, 3 years, —%. Feb 15, 1906. 45,000
- Lese, Louis to American Mortgage Co. 155th st, s s, 245 w Washington av, 100x100. P M. Feb 14, 1906, due June 30, 1907, 5½%. 9:2376. 20,000
- Same to same. Same property. P M. Prior mort \$20,000. Feb 14, 1906, due June 30, 1907, 6%. 9:2376. 2,000
- Lese, Louis to TITLE INS CO of N Y. 160th st, n s, 242 e Courtlandt av, 50x101.4. P M. Feb 14, 1906, due June 30, 1907, 5½%. 9:2407. 6,000
- Lischke, Charles to Saml Williams et al. Willis av, old line, No 423, w s, 50 s 145th st, 25x39x—x14, all title to strip bet old and new lines of Willis av. P M. Feb 14, 1906, 4 years, 5½%. 9:2306. 7,000
- Meyer, Fred to Charles Lischke. 135th st, No 752, s s, 25 e Brown pl, 25x100. P M. Prior mort \$15,000. Jan 4, 3 years, 5%. Feb 14, 1906. 9:2262. 3,850
- *Maffia, Gernaro to Frank Barton. Av E, w s, 28 s 10th st, 25x100, Unionport. Feb 9, 5 years, —%. Feb 14, 1906. 1,500
- McDonald, John to American Mortgage Co. 3d av, e s, 131.2 n Grove st, 43.10x207.9 to w s Bergen av, x44.5x204.10. Feb 9, 1906, due June 30, 1907, 5½%. 9:2363. 26,500
- Same to same. Same property. Prior mort \$26,500. Feb 9, 1906, due June 30, 1907, 6%. 9:2363. 3,500
- *Muller, Friederike to Hugo Wabst. 235th st, s s, 100 e Byron st, 54.4x147.2x63x179.9. P M. Feb 9, 1906, 2 years, 6%. Feb 9, 1906. 210
- Montague, Peter J to Joseph Lauber. 152d st, No 953, n w cor Wales av, No 665, on map Nos 663 and 665, 25x101.5x49.9x58.5. P M. Prior mort \$22,000. Feb 1, 1 year, 6%. Feb 9, 1906. 10:2644. 1,000
- McManus, Bernard to Lion Brewery. 3d av, n w cor 181st st, 100 x100x31.6x100. Feb 7, demand, 6%. Feb 13, 1906. 11:3048. 3,900
- *Marcon, Mary to Charles Glore. Lot 228 map No 4 St Raymond Park. Feb 10, 3 years, 6%. Feb 13, 1906. 3,000
- *McBride, Stephen to Angelo Rezzano and ano. Commonwealth av, s e cor Merrill st, 50x100. Feb 8, demand, 5½%. Feb 13, 1906. 1,100
- Nathan, Marcus to Marius Dauere. Prospect av, No 722, e s, 65.11 n Dawson st, runs e 106.10 to Dawson st, x n e 10.5 x n w 22.10 x w 103 to av, x s 25 to beginning. P M. Prior mort \$5,500. Feb 8, 1 year, 6%. Feb 9, 1906. 10:2687. 1,000
- Oppenheim, William to UNION EXCHANGE BANK. Bathgate av, n w s, at n e s 179th st, 60.5x170.9 to Old Quarry road x60.7 x175.9. Prior mort \$9,000. Feb 13, demand, 5%. Feb 14, 1906. 11:3046. 10,000
- Pond, Chas H and Winthrop exrs, &c, M M Pond with John W Campbell. Bathgate av, n e cor 180th st, 46.9x33.9x45.11x24.5. Extension mort. Feb 9, Feb 14, 1906. 11:3047. nom
- Peltyn, Lena to Middleboro Realty Co. Morris av, e s, 110 n 165th st, 20x92.6. P M. Jan 10, 3 years, 6%. Feb 14, 1906. 9:2437. 1,500
- Read, Wm J, Yonkers, N Y, to Catharine L Kelly. East ½ lot 84 map Melrose South, except part for 149th st. P M. Feb 13, 3 years, 5½%. Feb 14, 1906. 9:2337. 5,000
- *Rieper, Fredk to John Loughney and ano. Van Buren st, e s, 125 n Columbus av, 50x100. P M. Prior mort \$3,000. Feb 15, 1906, due July 15, 1909, 5½%. 1,000
- Reinold, Conrad to Robert Rankin and ano. 147th st, No 681, n s, 322.4 e Bergen av, 42.4x99.11. P M. Jan 4, 3 years, 6%. Jan 5, 1906. 9:2292. Corrects error in issue of Jan 13, when st was 47th st. 5,000
- Roche, John J to F & M Schaefer Brewing Co. Walnut av, n w cor 133d st, 203.5 to 134th st x322. P M. Feb 8, 1 year, 6%. Feb 10, 1906. 10:2585. 40,000
- Steeg, Fredk E to Pauline Hauser. Southern Boulevard, No 831, n s, 125 w St Anns av, 25x100. Feb 9, 1 year, 6%. Feb 10, 1906. 9:2261. 2,500
- *Storck, Henry to Ephraim B Levy. Morris Park av, n s, 195 w White Plains road, 50x100, right of way to Morris Park av. P M. Feb 8, 5 years, 5½%. Feb 9, 1906. 3,400
- *Schulte, Paulina to Hudson P Rose Co. Lot 89 map 123 lots Willis estate. P M. Feb 6, due Feb 1, 1908, 5½%. Feb 13, 1906. 200
- Steinmetz, Bertha J to Mary A McK Quinn. 179th st, s s, 95.2 e Mapes av, 25x75.3x25x75. Feb 8, 3 years, 5½%. Feb 13, 1906. 11:3107. 2,500
- Same to James E McKown. 179th st, s s, 120.2 e Mapes av, 25x75.3x25x75. Feb 8, 3 years, 5½%. Feb 13, 1906. 11:3107. 2,500
- *Stahl, Adolph G to Hudson P Rose Co. Lot 112 map 123 lots Willis estate. P M. Feb 7, due Feb 1, 1909, 5½%. Feb 13, 1906. 350
- Soous, Susan wife of and William to METROPOLITAN LIFE INS CO. Walton av, e s, 38.7 n from n w cor lot 357, runs n 45.6 to s w s lot 359 x e 116.2 to n w cor lot 355 x s 45.6 x w 117.8 to beginning, being part of lot 358 map Mott Haven. Feb 9, 1906, due June 30, 1908, 5½%. 9:2345. 2,500
- Shatzkin (A) & Sons to Irving Realty Co. Lots 515, 516 and 561 to 568, 10 lots, each 25x100, on map Laconia Park. 10 P M morts, each \$125. Feb 1, due May 1, 1907, 6%. Feb 13, 1906. 1,250
- *Same to same. Lots 553 to 556 same map. 4 P M morts, each \$200. Feb 1, due May 1, 1907, 6%. Feb 13, 1906. 800
- Schott, John M to James Whittenham. 134th st, s s, 329 w Willow av, 17.7x103.5. Feb 13, due April 1, 1909, —%. Feb 15, 1906. 10:2562. 1,350
- Schwarzler, Julia H to Catharine Kelly. Brook av, No 986, n e cor 164th st, No 683, 29.2x74.6x27.6x64.9. All title to strip 0.6½ on east. Feb 13, 3 years, 6%. Feb 14, 1906. 9:2386. 5,500
- *Schneider, Joseph to Arthur J Mace. 14th st, s s, being west ½ of w ½ lot 237 map Wakefield. Feb 10, 3 years, 6%. Feb 13, 1906. 210
- *Same to same. 14th st, s s, 330 w 5th st. Feb 10, 3 years, 6%. Feb 13, 1906. 630
- *Stern, Hannah to Ephraim B Levy. White Plains road, w s, at point along same 600 n Morris Park av, runs w 100 x n 50 x e 100 to road, x s 50 to beginning. P M. Feb 7, 5 years, 5½%. Feb 14, 1906. 3,300
- *Same to same. Morris Park av, n s, at point along same 1,040 e White Plains road, 50x95. P M. Feb 7, 5 years, 5½%. Feb 14, 1906. 3,000
- *Same to same. Plot begins 440 e White Plains road at point along same 100 n Morris Park av, runs w 99.9 x n e 27.10 x e 87.5 x s 25 to beginning, right of way to Morris Park av. P M. Feb 7, 5 years, 5½%. Feb 14, 1906. 650
- *Smith, Margt A to Pelham Bay Park Land Co. Lots 12 to 16 block O map property Pelham Bay Park Land Co, Westchester. Feb 14, 5 years, 5%. Feb 15, 1906. 2,000
- *Turney, Cathleen to Edw L'E Phipps. White Plains av, n e cor 235th st, 114x100, Wakefield. P M. Feb 15, 1906, 1 year, 5½%. 6,500
- *Turney, Cathleen to John Londergan. White Plains road, n e cor Cleveland av, 78x90x75x105, 24th Ward. P M. Feb 13, 3 years, 5%. Feb 15, 1906. 1,600
- *Turney, Cathleen to William Runkle. Lots 140 to 153, 168 to 171, 214 to 227, 246 to 249, 272 to 282, 293 to 305 map Adea Park. P M. Feb 9, 3 years, 5½%. Feb 10, 1906. 15,000
- *Same to Henry Lipps Jr. Lots 19 to 35, 172 to 187, 283 to 289 map Adea Park. P M. Feb 9, 3 years, 5½%. Feb 10, 1906. 10,000
- *Teasdale Realty Co to Agnes Decker. Grant av, n s, 105.2 w Unionport road, 25x100. P M. Jan 31, 1 year, 6%. Feb 10, 1906. 800
- Thornton Bros Co to Augusta Morris de Peyster. Clay av, n e cor 169th st, 197x80. P M. Feb 9, 3 years, 5½%. Feb 10, 1906. 11:2887. 7,500
- Volz, Fritz to Sarah Archbold. 157th st (late Prospect st), n s, 250 n w Courtlandt av, 25x100. P M. Prior mort \$3,000. Feb 7, 5 years, 5%. Feb 15, 1906. 9:2417. 2,000
- Wanner, Peter F to Fredk and Charlotte Weber, joint tenants. 147th st, n s, 200 e Brook av, 25x100. Mort \$4,500. Feb 14, 3 years, 6%. Feb 15, 1906. 9:2274. 4,500
- Wanner, Julius to same. 147th st, n s, 225 e Brook av, 25x100. Mort \$4,500. Feb 14, 3 years, 6%. Feb 15, 1906. 9:2274. 4,500
- Watson, Kate L to Wm E McReynolds. Sedgwick av, n w s, 73.6 n e Perot st, 24.6x96.4x24.6x98. Feb 14, 3 years, 6%. Feb 15, 1906. 12:3254. 1,500
- *Walter, James K to Phebe J Leask. White Plains road, w s, 223.4 s Boston road, runs s w 142.3 to n s Bear Swamp road, x s e 90.8 to Old Williamsbridge road, x n e 28.9 to White Plains road, x n 151.3 to beginning. P M. Feb 14, 1 year, 5%. Feb 15, 1906. 5,500
- *Wabst, Emil to John H Burt. 219th st, s s, 163.5 w Park av or 3d av, 28x124.11x28x126.11. Prior mort \$4,000. Feb 14, due Oct 3, 1910, —%. Feb 15, 1906. 500
- *Witherell, Jos H and Jacob Lehrbach to Fremont Realty Co. 229th st, n s, 255.6 e 2d st, 20x114, Wakefield. P M. Feb 10, 1 year, 5%. Feb 14, 1906. 125
- *Same to same. 229th st, n s, being east ½ of east ½ of lot 1030 same map. P M. Feb 10, 1 year, 5%. Feb 14, 1906. 125
- Waldron, Saml R to Helen LeRoy Pearsall. Crotona av, No 1895, w s, 192.8 n 176th st, 25x108.9. P M. Feb 13, 1 year, 5½%. Feb 14, 1906. 11:2946. 1,500
- Weiss, Anna, and Cecelia and Rose Schnurmacher with Charles Strauss. 3d av, Nos 4000 to 4004, 2 extensions of mortgages. Feb 9, Feb 10, 1906. 11:2930. nom
- Wexler, Adolph to EMIGRANT INDUSTRIAL SAVINGS BANK. Webster av, e s, 200 n 179th st, 50x125.5x49.11x127.10. Feb 9, 1906, due June 30, 1911, 5%. 11:3029. 34,000
- *Whitehouse, Worthington, of Elmsford, N Y, to Sound Realty Co. Saw Mill lane, plot bounded n by land Wm Carr, w by land Jas Bathgate, s by said lane, s e by land conveyed by G F Bushnell to H C Winchester and on e by land of Robert Givan, contains 51 638-1,000 acres, being part of Saw Mill lane farm; road from Westchester to Eastchester at s e cor premises hereby conveyed in line bet lands of Israel H Watson, runs to Saw Mill lane, as shown on map of James Watson, Westchester, except plot at c l of N Y, Westchester & Boston Railway Co, at line bet lands of Stedman & Landon, and runs to Saw Mill lane, the 2d parcel excepting land excepted contains 53 acres; Saw Mill lane, n s at w s road leading from Isaac Corsas's dwelling to Westchester Village, runs to road from Westchester to Eastchester, contains about 53 acres; Road from Eastchester to

Rockland-Rockport Lime Company

Manufacturers of the following Brands of
Rockland Lime
EXTRA FINISHING LUMP No. 1 or
Common
Also Sole Manufacturers of

Look for these words on the head of every barrel:
"Manufactured by Rockland-Rockport Lime Company"
DO NOT BE DECEIVED BY ANY SUBSTITUTE

Greenpoint Ave. & Newtown Creek
Borough of Brooklyn, N. Y. City
Telephone, 207 Greenpoint

EUREKA BRAND of PREPARED PURE WHITE LIME
which is superior to any other lime or wall plaster now
on the market. **GUARANTEED NOT TO PIT.**

NEW YORK OFFICE, FULLER BUILDING, BROADWAY AND 23d STREET

Westchester, w s, 1,748 s w Boston road, contains 4 22-100
acres, except strip on Eastchester road, w s, 66 ft wide, con-
veyed to N Y, Westchester & Boston R R Co on July 19, 1905,
and runs to Saw Mill lane. P M. Feb 8, due June 30, 1909,
— $\frac{1}{2}$ %. Feb 9, 1906. 316,836
Zetterbaum, Solomon to J Leland Wells. Park av, No 3722, e s,
179 n 170th st, 25x150. P M. Feb 15, 1906, 5 years, $5\frac{1}{2}$ %.
11:2902. 5,500

PROJECTED BUILDINGS.

The first name is that of the ow'r; ar't, stands for architect; m'n
for mason; c'r for carpenter, and b'r for builder.

When character of roof is not mentioned, it is to be understood
that the roof is to be of tin.

BOROUGH OF MANHATTAN.

SOUTH OF 14TH STREET.

Chrystie st, No 133, 4-sty brk and stone loft building, 23.6x126.2;
cost, \$12,000; Abram E Bamberger, 284 Pearl st; ar'ts, Buchman
& Fox, 11 E 59th st.—163.
Grand st, n e cor Mott st, 6-sty brk and stone store and tenement,
51.4 $\frac{1}{2}$ x89.4 $\frac{1}{2}$; cost, \$70,000; Gordon, Levy & Co, 230 Grand st;
ar't, Ed A Meyers, 1 Union sq.—147.
Marion st, No 25, 1-sty brk and stone outhouse, 11.2x10; cost, \$900;
Frank McCoy, 182 Av C; ar't, Henry Regelmann, 133 7th st.—154.
Rivington st, No 185, 1-sty brk and stone outhouse, 7.8x23; cost,
\$1,500; F Schmidt, on premises; ar't, Tenement Specialty Co, 768
Melrose av.—148.
Walker st, Nos 11-13, 7-sty brk and stone store and loft building,
60x89.5; cost, \$80,000; Anton L Olsen, 1518 Vyse av; ar't, C
Abbott French, 627 Columbus av.—157.
Av A, No 227, 1-sty brk and stone outhouse, 7.8x13.11; cost, \$1,000;
O Schultze, 44 W 44th st; ar't, O Reissmann, 30 1st st.—153.

BETWEEN 14TH AND 59TH STREETS.

29th st, Nos 531-537 West, two 1-sty brk and stone outhouses, 11.4
x16x3.2x7; total cost, \$1,800; Adam Muller, 44 E 87th st; ar't,
J R Dardis, 555 W 140th st.—160.
31st st, s s, 174.11 e 8th av, 3 and 4-sty brk and stone power station,
161.4x98, tar and gravel roof; cost, \$300,000; Pennsylvania,
New York & Long Island R R Co, 85 Cedar st; ar't, Westinghouse,
Church, Kerr & Co, 10 Bridge st.—158.
33d st, Nos 43 to 47 West, 6-sty brk and stone store and office
building, 63.1 $\frac{1}{2}$ x94.9x90; cost, \$60,000; Austin G Fox, 45 W 33d
st; ar'ts, Maynicke & Franke, 298 5th av.—156.
45th st, s s 225 w 10th av, 5-sty brk and stone school, 99.4x59.9;
cost, \$115,000; City of New York, City Hall; ar't, C B J Snyder,
500 Park av.—159.
2d av, Nos 732-736, 6-sty brk and stone store and tenement, 49.9x
86.1; cost, \$50,000; Alexander Rosenberg, 235 E 60th st; ar't,
Samuel Sass, 23 Park row.—151.

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

92d st, n s, 150 e 3d av, 4-sty brk and stone boiler house, 50x100.8;
cost, \$83,400; Jacob Ruppert, 5th av and 93d st; ar't, Otto C Wolf,
204 E 86th st.—149.
102d st, n s, 650.11 e 1st av, 5-sty brk and stone manufacturing
building, 150x37; cost, \$40,000; Harlem Market Co, 109 E 14th
st; ar't, W K Benedict, 38 E 21st st.—150.

BETWEEN 59TH AND 125TH STREETS, WEST OF 8TH AVENUE.

61st st, Nos 3 to 7 West, 7-sty brk and stone stable building, 75x
62d st, Nos 4 to 8 West, 200.10; cost, \$350,000; Tichenor-Grand
Co, Broadway and 50th st; ar'ts, Hill & Stout, 1123 Broadway;
b'r, Thompson-Starrett Co, 49 Wall st.—155.

NORTH OF 125TH STREET.

134th st, s s, 393 w Amstredam av, four 5-sty brk and stone tenements,
43.9x87.11; total cost, \$200,000; Chas E Jones Co, 350
Broadway; ar't, Fredk C Browne, 143 W 125th st.—162.
Convent av, n w cor 146th st, 3-sty and basement brk and stone
telephone and office building, 99.11 60; cost, \$110,000; The New
York Telephone Co, 15 Dey st; ar'ts, Eidlitz & McKenzie, 1123
Broadway.—161.
8th av, McCombs Dam road and 151st st, three 6-sty brk and stone
tenements, 48.7x76.8, 48x67.6; total cost, \$165,000; William Sultz,
12-14 E 107th st; ar't, Geo Fred Pelham, 503 5th av.—152.

BOROUGH OF THE BRONX.

Hancock st, w s, 25 n Columbus av, two 2-sty frame dwellings, 21x
52; total cost, \$10,000; Andrew G Anderson, Hancock st; ar't,
B Ebeling, West Farms road.—114.
Madison st, w s, 750 n Morris Park av, five 2-sty frame dwellings,
21x50; total cost, \$25,000; Jacob Cohn, Columbus av; ar't, B
Ebeling, West Farms road.—120.
Madison st, e s, 750 n Morris Park av, five 2-sty frame dwellings,
21x50; total cost, \$25,000; Jacob Cohn, Columbus av; ar't, B
Ebeling, West Farms road.—119.
Tiffany st, e s, 300 n 165th st, 1-sty frame stable, 25x16; cost,
\$2,000; Christian Rapp, on premises; ar't, B Ebeling, West Farms
road.—113.
133d st, No 964, 2-sty brk stable, 16x45; cost, \$4,000; Anna Schone-
wey, on premises; ar't, B Ebeling, West Farms road.—111.
149th st, s w cor Exterior st, 1-sty steel engine house, 18x40; cost,
\$2,000; Pioneer Real Estate Co, 143 Liberty st; ar't, John J Mc-
Clure, 143 Liberty st.—104.
149th st, s w cor Exterior st, side concrete retaining wall and wood
and iron fences; cost, \$2,500; Pioneer Real Estate Co, 143 Liberty
st; ar't, John J McClure, 143 Liberty st.—105.
175th st, w s, 350 s Westchester av, two 2-sty frame dwellings, 21x
47; total cost, \$9,000; T M Stadler, McGraw and Saxe avs; ar'ts,
Moore & Landsiedel, 148th st and 3d av.—109.
Bracken av, w s, 425 n Jefferson av, 2-sty frame dwelling, 21x42;
cost, \$3,500; Isaac Rosenthal, 1414 Madison av; ar't, Louis Falk,
2785 3d av.—106.
Clay av, n e cor 169th st, five 2-sty frame dwellings, 19x43 each;

total cost, \$25,000; Thornton Bros Co, 1317 Clay av; ar't, Hugo H
Avolin, 961 Stebbins av.—117.
Clay av, e s, 95 n 169th st, six 3-sty framè dwellings, 19x43; total
cost, \$30,000; Thornton Bros Co, 1317 Clay av; ar't, Hugo H
Avolin, 961 Stebbins av.—118.
Clay av, n e cor 165th st, 2-sty brk dwelling, 28x50; cost, \$8,000;
Francis Keil, on premises; ar't, Chas S Clark, 709 Tremont
av.—122.
Crescent av, n e cor 183d st, extending to Adams pl, 2-sty brk
stores, 100x103.4 and 22.6; cost, \$18,000; August Kuhn, 141
Broadway; ar'ts, Schwartz & Gross, 35 W 21st st.—107.
Jackson av, w s, 100 s 161st st, 5-sty brk tenement, 72.7x63; cost,
\$50,000; Greenberg & Wilkens, 147 W 111th st; ar'ts, Goldner &
Goldberg, Jackson and Westchester avs.—123.
Jackson av, s s, 150 e Garfield st, 2-sty frame store and dwelling,
21x44; cost, \$4,000; Kate Friedel, 94 E 161st st; ar't, Henry
Nordheim, 578 Jackson av.—116.
Perry av, e s, 200 s 209th st, two 2-sty frame dwellings, 21x50; total
cost, \$11,000; Riley & Loughney, Grant av and Garfield st; ar't,
William Kenny, 2597 Webster av.—110.
Washington av, e s, 173 n Tremont av, 1 and 2-sty brk garage and
dwelling, 50x90 and 50x25; cost, \$12,000; A H Siadale, on prem-
ises; ar't, Chas S Clark, 709 Tremont av.—121.
St Lawrence av, e s, 125 n Merrill st, 2-sty frame dwelling, 22x54;
cost, \$5,000; Sarah Spero, 344 Tacoma st; ar't, B Ebeling, West
Farms road.—112.
Valentine av, s w cor 192d st, 2 $\frac{1}{2}$ -sty frame dwelling, peak shingle
roof, 39.7x50; cost, \$10,000; Florence M Wright, 2668 Briggs av;
ar'ts, Holmes & Barry, Undercliffe av and 176th st.—115.
Westchester av, n e cor Dawson st, two 6-sty brk tenements, 56.7x
83.3, 91x78.7; total cost, \$100,000; Nathan Marcus, 121 Canal
st; ar'ts, Moore & Landsiedel, 148th st and 3d av.—108.

ALTERATIONS

BOROUGH OF MANHATTAN.

Canal st, Nos 97-101, 6-sty brk and stone side extension, 25x50;
steel beams, to 6-sty brk and stone store and loft building; cost,
\$10,000; Louis Rubenstein, 76 E 80th st; ar't, Max Muller, 3
Chambers st.—320.
Canal st, Nos 138-140, windows, to 5-sty brk and stone loft build-
ing; cost, \$200; Aaron Shulman, 134 Canal st; ar't, C Dunne, 330
W 26th st.—327.
East Broadway, No 246, toilets, windows, partitions, to 3-sty brk
and stone tenement; cost, \$2,000; Dr Max Wolper, 217 East
Broadway; ar't, Max Muller, 3 Chambers st.—322.
East Broadway, No 274, partitions, toilets, to 3-sty brk and stone
tenement; cost, \$1,000; Chas McManus, 99 Nassau st; ar't, Henry
J Feiser, 150 Nassau st.—353.
Eldridge st, No 80, new plumbing, skylight, toilets, to two 5-sty brk
and stone tenements; cost, \$5,000; Max Goertz, 115 E 82d st; ar't,
M Zipkes, 147 4th av.—335.
Elizabeth st, Nos 49-51, shaft, toilets, to 6-sty brk and stone loft
building; cost, \$800; Otto Lorence, 62-64 Elizabeth st; ar't, H
Horenburger, 122 Bowery.—366.
Forsyth st, No 8, shaft, toilets, windows, to 5-sty brk and stone
tenement; cost, \$2,000; Isaac Lipshitz, 3 E 106th st; ar't, C
Dunne, 330 W 26th st.—371.
Lewis st, No 161, partitions, windows, toilets, to two 4-sty brk and
stone tenements; cost, \$2,000; Goldberg & Greenberg, 140 Nassau
st; ar't, Max Muller, 3 Chambers st.—321.
Mulberry st, No 129, windows, store fronts, to 5-sty brk and
stone tenement; cost, \$500; F Verrilli, 129 Mulberry st; ar't,
O Reissmann, 30 1st st.—355.
Orchard st, No 58, one -sty brk and stone rear extension, 25x8x
17x7.6, partitions, toilets, to 5-sty brk and stone tenement and
store; cost, \$3,800; M Price, 234 Madison st; ar'ts, Geo W Yeand-
le, 112 W 42d st.—326.
Sheriff st, Nos 91-93, toilets, windows, tank, skylight, to two 5-sty
brk and stone tenements; cost, \$8,000; Ganz & Altman, 529 53d
st, Brooklyn; ar't, M Zipkes, 147 4th av.—365.
South st, Nos 292-295, windows, toilets, elevators, floors, to six
2 and 5-sty brk and stone warehouse buildings; cost, \$10,000;
Edward V J Lane estate, 143 Liberty st; ar't, W D Hunter, 96 5th
av.—331.
Stanton st, No 66, toilets, partitions, to 5-sty brk and stone tene-
ment; cost, \$500; Samuel Katz, 180 Norfolk st; ar't, Harry Zlot,
230 Grand st.—375.
Union sq, s w cor 15th st, alter elevator, new toilets, to 5-sty brk
and stone store and office building; cost, \$1,500; Moss Realty Co,
5-7 E 42d st; ar't, Oscar Lowinson, 18-20 E 42d st.—362.
4th st, No 163 East, 4-sty brk and stone rear extension, 13x33,
toilets, windows, to 4-sty brk and stone tenement; cost, \$6,000;
Morris Bloch, 42 E 14th st; ar't, L A Goldstone, 110 W 34th
st.—337.
5th st, No 225 East, skylights, toilets, windows, partitions, to two
5-sty brk and stone tenements; cost, \$2,500; Wm Engel, 38 W 92d
st; ar't, Henry Regelmann, 133 7th st.—348.
13th st, No 536 East, chimney, partitions, store front, to 5-sty brk
and stone tenement; cost, \$5,000; Nathan Kohn, 171 Av C; ar't,
O Reissmann, 30 1st st.—354.
13th st, No 538 East, stairs, partitions, windows, to 2-sty brk and
stone dwelling; cost, \$500; N Kohn, 171 Av A; ar't, O Reiss-
mann, 30 1st st.—367.
14th st, No 607 East, toilets, partitions, show windows, to 5-sty brk
and stone tenement; cost, \$1,800; Goldberg & Greenberg, 140
Nassau st; ar't, Max Muller, 3 Chambers st.—338.
14th st, s s, 300 e 6th av, install electric elevator, to 5-sty brk and
stone store building; cost, \$5,000; M Finkelstein, 283 Grand st;
ar't, Ed A Meyers, 1 Union sq.—361.
15th st, No 428 East, partitions, windows, toilets, to 5-sty brk and
stone tenement; cost, \$1,500; Mrs A Becker, and Mrs C Uthink,
430 E 15th st; ar't, Henry Regelmann, 133 7th st.—347.
15th st, No 430 East, partitions, windows, toilets, to 5-sty brk and
stone tenement; cost, \$1,500; Theodore C Uthink, 430 E 15th st;
ar't, Henry Regelmann, 133 7th st.—346.
16th st, No 526 East, partitions, shaft, toilets, windows, to 5-sty
brk and stone tenement; cost, \$3,000; A L Apelles, 154 East
Broadway; ar't, Chas E Reid, 105 E 14th st.—349.

The Palmer Lime and Cement Company

"BELLEFONTE," the strongest and best brick lime manufactured, will lay more brick to the barrel than any other lime.
Farnam CHESHIRE Finishing, which has no equal.
Connecticut White Lime, especially adapted to brown and scratch work.
Bellefonte Chemical Lime, absolutely high grade.
Alsen's Portland Cement, for Long Island.

Sales Department: **39 CORTLAND STREET, NEW YORK**
 Telephone Stations: Sales Dept., 7791-2 Cort. Main Office, 2060 Greenpoint.

FOSTER F. COMSTOCK, Manager
 Harlem, 2317 Melrose. Jamaica, 349 Jamaica. Jersey City, 1362 Jersey City

22d st, No 335 East, partitions, toilets, windows, to 5-sty brk and stone tenement; cost, \$2,800; A Schlesinger, 7 Stanton st; art, Nathan Langer, 81 E 125th st.—350.
 22d st, No 530 West, new stalls, runway, to 4-sty brk and stone stable; cost, \$1,500; Mrs S H Bevins, 440 W 20th st; ar'ts, Dodge & Morrison, 82 Wall st.—336.
 28th st, Nos 242-244 East, partitions, windows, to two 5-sty brk and stone tenements; cost, \$1,800; Harry C and J G W Honeck, 155 E 91st st; ar't, Thomas W Lamb, 224 5th av.—357.
 35th st, Nos 454-456 West, shaft, partitions, toilets, to 5-sty brk and stone tenement; cost, \$5,000; estate J P Marshall, 355 W 84th st; ar't, John H Knubel, 318 W 42d st.—356.
 35th st, No 19 West, 1 and 2-sty brk and stone front and rear extension, 22x5x35, partitions, show windows, to 4-sty brk and stone store and studios; cost, \$2,550; H Kohnhenser, on premises; ar'ts, Rees & Rossbach, 1947 Broadway.—317.
 42d st, No 249 West, 2-sty brk and stone front extension, 19.1x10, plumbing, new front, to 4-sty brk and stone office and dwelling; cost, \$5,000; estate of Annette Lehman, 117 E 64th st; ar't, Oscar Lowinson, 18-20 E 42d st.—330.
 45th st, No 429 West, vent shaft, partitions, to 5-sty brk and stone tenement; cost, \$2,000; Max Heller, 345 W 38th st; ar't, John H Knubel, 318 W 42d st.—352.
 47th st, No 258 West, toilets, windows, to 5-sty brk and stone tenement; cost, \$2,000; James F Hall, Norwalk, Conn; ar't, Henry Regelmann, 133 7th st.—345.
 49th st, No 340 East, toilets, windows, to 5-sty brk and stone tenement; cost, \$4,000; Schmeidler & Bachrach, 203 Broadway; ar't, Oscar Lowinson, 18-20 E 42d st.—329.
 49th st, No 23 West, 2-sty and basement brk and stone rear extension, 8.4x6.6, toilets, partitions, windows, to 3-sty brk and stone dwelling; cost, \$5,000; Mrs Chas H Woodbury, 24 W 20th st; ar't, Louis R Metcalfe, 27 E 22d st.—341.
 51st st, No 37 West, 1-sty and basement brk and stone front extension, 21.5x8, toilets, windows, store fronts, to 4-sty brk and stone residence; cost, \$10,000; James G Wallace, 210 W 42d st; ar't, Henri Fouchaux, Broadway and 162d st.—325.
 58th st, No 400 1/2 East, show windows, to 4-sty brk and stone store and tenement; cost, \$800; ow'r and ar't, George Bendin, 128 W 132d st.—347.
 70th st, No 4 East, partitions, girders, to 5-sty brk and stone dwelling; cost, \$8,000; Joseph Eastman, on premises; ar't, William Emerson, 81 Madison av.—319.
 73d st, No 221 East, shaft, toilets, partitions, windows, to 5-sty brk and stone tenement; cost, \$8,000; H Abend, 1474 Madison av; ar't, O Reissmann, 30 1st st.—368.
 86th st, No 1 East, new stairs, to 5-sty brk and stone residence; cost, \$1,500; Herbert L Griggs, 48 Wall st; ar'ts, Geo A Glaenzer & Co, 33 E 20th st.—340.
 102d st, No 420 East, stalls, partitions, to 2-sty brk and stone stable; cost, \$1,500; Mennella Bros, 166 E 103d st; ar't, Samuel Levingson, 700 Eagle av.—373.
 103d st, Nos 303-307 East, toilets, fire escapes, skylights, to three 4-sty brk and stone tenements; cost, \$6,000; Schmeidler & Bachrach, 203 Broadway; ar't, Oscar Lowinson, 18 E 42d st.—343.
 116th st, No 8 East, toilets, windows, show windows, to 5-sty brk and stone tenement; cost, \$5,000; David Fine, 2 E 116th st; ar't, M Zipkes, 147 4th av.—334.
 119th st, No 507 East, partitions, windows, to 3-sty brk and stone dwelling; cost, \$500; P Keenan, 670 Lexington av; ar't, O Reissmann, 30 1st st.—359.
 124th st, Nos 179-181 East, rebuild foundations, to 2-sty brk and stone lodging house; cost, \$500; Kopper estate, 2286 3d av; ar't, John H Knubel, 318 W 42d st.—316.
 124th st, No 409 East, toilets, windows, partitions, to 5-sty brk and stone tenement; cost, \$1,500; Harry Abrams, 123 W 115th st; ar't, A F Johnson, 469 Lenox av.—323.
 136th st, Nos 6 to 14 West, toilets, partitions, to five 5-sty brk and stone tenements; cost, \$5,000; Samuels & Meyers, 6 W 136th st; ar't, M Zipkes, 147 4th av.—364.
 164th st, No 450 West, partitions, alter vestibule, doors, windows, to 3-sty brk dwelling; cost, \$1,500; Owen Kelly and John Kohrman, 515 W 156th st; ar'ts, Glasser & Ebert, 70 Manhattan st.—370.
 Av A, No 1556, show windows, to 4-sty brk and stone store and tenement; cost, \$400; Otilie Kessler, 1525 Av A; ar't, J R Dardis, 555 W 140th st.—358.
 Broadway, Nos 41-45 |add 5 stories, pent house, new stairs, parti-

tions, to 9-sty brk and stone office bldg; cost, \$800,000; Hamburg-American Line, 37 Broadway; ar'ts, De Lemos & Cordes, and R L Daus, 130 Fulton st.—324.
 Broadway, No 299, show windows, partitions, iron staircase, to 6-sty brk and stone office building; cost, \$3,500; Barclay Realty Co, 299 Broadway; ar't, Stockton B Colt, 287 4th av.—333.
 Lexington av, w s, 59.3 s 41st st, partitions, windows, stairs, to 3-sty brk and stone residence; cost, \$500; Mrs C Charlesworth, 366 Lexington av; ar't, Geo S Dillon, 363 Lexington av.—318.
 Madison av, No 1974, 1-sty brk and stone side extension, 20x34, toilets, windows, store fronts, to 4-sty brk and stone dwelling; cost, \$5,000; P Keenan, 670 Lexington av; ar't, O Reissmann, 30 1st st.—360.
 1st av, No 695, toilets, partitions, windows, to 5-sty brk and stone tenement; cost, \$2,000; Agnes M Ryan, 155 W 80th st; ar't, Nathan Langer, 81 E 125th st.—344.
 1st av, Nos 436-438, alter partitions, to 3-sty brk and stone loft and stone building; cost, \$200; Carl Soultz, 440 1st av; ar't, G H Lansing, 696 E 148th st.—363.
 1st av, No 631, toilets, windows, to 5-sty brk and stone tenement; cost, \$1,500; E Rickerson, 141 W 92d st; ar't, O Reissmann, 30 1st st.—369.
 2d av, No 910, partitions, windows, toilets, to 4-sty brk and stone tenement; cost, \$500; J Levestin, 910 2d av; ar't, Frederick Musty, 177 Cherry st.—328.
 6th av, Nos 375-377, partitions, windows, show windows, stairs, to two 3 and 4-sty brk and stone store and loft buildings; cost, \$10,000; N H King, 375 6th av; ar't, Fredk Jacobsen, 1204 Broadway.—339.
 6th av, n e cor 3d st, erect sign, to 3-sty brk and stone store and tenement; cost, \$110; Max Benthien, 18 6th av; ar't, J Schroth, 113 West Broadway.—332.
 7th av, No 158, chimneys, show windows, to 3-sty brk and stone store and tenement; cost, \$5,000; A Schachtel, care architect; ar't, Otto L Spannhake, 200 E 79th st.—351.
 8th av, No 2783, partitions, toilets, windows, to 5-sty brk and stone tenement; cost, \$3,000; H N Kohn, 55 Broadway; ar't, Wm G Clark, 438 W 40th st.—374.
 11th av, w s, 49.4 s 36th st, 1-sty brk and stone rear extension, 31.10x90.6, to 5-sty brk and stone warehouse; cost, \$40,000; N Y C & H R R R Co, Grand Central Station, and Adolphus Busch, 24 West st; ar'ts, Buchman & Fox, 11 E 59th st.—372.

BOROUGH OF THE BRONX.

Bleecker st, s e cor Bronx Park, 1-sty frame extension, 10.6x2, and 1 sty added to present 1-sty extension, new stairs, partitions, &c, to 3-sty frame dwelling; cost, \$4,000; Dr C A Becker, Tremont and Park avs; ar'ts, Heins & La Farge, 30 E 21st st.—66.
 Freeman st, n s, 132 w Southern Boulevard, new piers, columns, girders, &c, to five 4-sty brk tenements; cost, \$8,000; Emil Robitzek, 235 W 137th st; ar't, Neils Toelberg, Boston road and Prospect av.—67.
 139th st, n e cor Brook av, new water closet to 5-sty brk store and tenement; cost, \$200; Lawrence Lynch, 779 E 139th st, ow'r and ar't.—61.
 150th st, No 972, 1-sty frame extension, 4x6, new toilet, to 1 1/2-sty frame dwelling; cost, \$200; Gotfried Zink, on premises; ar't, Chris F Lohse, 627 Eagle av.—60.
 166th st, No 880, 1-sty frame extension, 16x9.6, to 2-sty and attic frame dwelling; cost, \$400; Dora Maas, on premises; ar't, Chris F Lohse, 627 Eagle av.—58.
 219th st, n s, 350 e White Plains road, new partitions and flooring, &c, to 3-sty frame storage; cost, \$250; Peter Gillings, 106 E 219th st; ar't, R E Rogers, 150 Nassau st.—63.
 Broadway, e s, 224.2 n 231st st, raise to grade 2-sty frame store and dwelling; cost, \$5,000; Caroline Weigel, Spuyten Duyvil; ar'ts, Ahneman & Younkeere, Kingsbridge.—62.
 Concourse, s w cor 205th st, 3-sty frame extension, 6.6x22, to 1-sty and add 2 stories to 1-sty frame store and dwelling; cost, \$3,500; Robert Buril, on premises; ar't, Carl P Johnson, 8 E 42d st.—64.
 Green av, s s, 150 w Mapes av, new foundation and raise 5 new doors and windows, &c, to 2-sty frame dwelling; cost, \$350; John and August Eichler, 666 E 160th st; ar't, Chris F Lohse, 627 Eagle av.—59.
 St Anns av, s e cor Westchester av, 2-sty frame extension, 18x18, and new partitions, &c, to 2-sty frame dwelling; cost, \$3,500; H Joveshof, 226 W 40th st; ar't, John H Kaine, 1032 E 180th st.—65.

For other Judgments in Foreclosure Suits, Lis Pendens, Foreclosure Suits, Judgments, Satisfied Judgments, Mechanics' Liens, Building Loan Contracts, Satisfied Mechanics' Liens and Orders see pages 318, 319, 320.

FORECLOSURE SUITS.

137th st, No 739 East. Christina Ar buckle trustee agt Ellen T Dwyer et al; att'ys, Dykman & Carr.

JUDGMENTS

Feb.
 16 Alexander, Martha—Vincent Raschella. \$70.11
 16 Austin, Wm P—Twelfth Ward Bank. 234.01
 16 Apisdorf, Benjamin—Patrick W Cullinan. 1,944.31
 16* Banks, Joseph A—Twelfth Ward Bank. 234.01
 16 Bracho, Emilio—Frank Hartley. 1,454.49
 16 Broza, Adolph H—Julius J Salke. 2,657.00
 16 Brina, Guido J C—Wood & Selick. 111.99
 16 Bond, Carolyn M—Max Williams. 216.67
 16 Bond, Mrs C M—the same. 216.67
 16 Calivas, Geo A—Theodosis Contogianes. 377.06
 16 Corn, Paul J—Howard Jones. 457.50
 16 Caldor, Schoma—George Messman. 26.07
 16 Connolly, Martin—People, &c. 25.00
 16 Cadieux, Fannie B—N Y Telephone Co. 102.44
 16 Chrystie, John P—Julius Kamber Co. 347.69
 16 Danby, Robert J—M Knox Hackett. 246.81
 16 de Hartt, Irene J—Goodman P White. 46.41
 16 Doe, John—Jacob Weintraub. 74.41
 16* Dirden, James—John S Elderkin. 123.73
 16 Fink, John—Communipau Coal Co of N Y. 383.69

16 Fisher, Abraham—Samuel Grossman et al. 21.41
 16 Gorham, John M—Park Row Realty Co. 176.91
 16 Gunkel, Gustave—Anton Kirschner and ano. 23.32
 16 Greenberg, Samuel & Samuel, Jr—Jefferson Bank. 428.96
 16 Hardis, Robert W—Jay R Shipley. 134.71
 16 Hughes, John—Frederick M Helbig. 56.07
 16 Howard, Robert S—Bank of the Metropolis. costs, 225.03
 16 Harris, Bernard—Simon Manges. 136.86
 16 Jackson, Louis A—Anderson & Price Co. 40.56
 16 Karsch, Charles E—Gustav Kupsa. 74.84
 16 Kaiser, Herman—Isabel H Cohen. 40.71
 16 Lubin, Isaac H—Denison P Cheselro. 157.74
 16 Levy, Max H—John S Elderkin. 123.73
 16 Landauer, Berthold—People, &c. 105.11
 16 Lovejoy, Irving P—Harry Volkening. costs, 17.41
 16 Marks, Simon—Equitable Life Assurance Society of the U S. costs, 197.54
 16 Madden, John—Norton & Dalton Contracting Co. 395.15
 16 Michael, Samuel—Max Levitz and ano. 32.41
 16 Murphy, Thomas J—Emily M Murphy. 216.40
 16 McGeary, Wm H—Jacob Weintraub. 74.41
 16 Nadel, Jacob—Patrick W Cullinan. costs, 108.77
 16 Newman, Walter G—Christopher C Shayne. 1,543.41
 16* O'Brien, John J—Jacob Weintraub. 74.41

FILINGS FOR FEBRUARY 16TH.

LIS PENDENS.

24 TENEMENT HOUSE DEPT. LIS PENDENS.
 Southern Boulevard, No 839. Jacob Schoenberg agt William Ehrlich et al; action to declare lien; att'y, A H Solotariff.
 Bristow st, No 1374. Maud Hamilton agt Charles Busath et al; specific performance; att'y, G C Coffin.
 81st st, s s, 100 w Amsterdam av, 37.6x102.2. Anna K Daniel agt Sidney M Teeter; action to set aside deed; att'y, B B Coyne.
 22d st, No 248 West. 22d st, n e s, part of lot 427, 16th Ward. Patrick J Olwell agt Philip F Olwell et al; action to set aside conveyances, &c; att'y, J Ridgway.
 Lawrence av, n w cor Westchester av, 150x100. Alfred Urbansky agt Geo P Shirmer et al; action to declare assignment of mortgage void; att'ys, Miller & Hartcorn.

JOHN C. ORR CO., India, Java and Huron Sts. and East River City of New York, Borough of Brooklyn

SASH, DOORS, BLINDS AND HOUSE TRIM LUMBER OF ALL KINDS FOR BUILDERS

Telephone 23 Greenpoint

16 Olmstead, Samuel R—Robert Gordon and ano53.25
 16 Pearson, Rodman J—Thomas Kirkwoodcosts, 134.35
 16 Reidy, Michael J—Frederick A Hudson and ano23.70
 16 Rockmore, David W—Emily M Murphy.216.40
 16*Roe, Richard—Jacob Weintraub.....74.41
 16 Roman, Rosie—Samuel Floresheimer.505.63
 16 Schnitzer, Hyman—Samuel Lipschitz and ano1,358.78
 16 Stern, Anton—Ida Starer4,000.00
 16 Scheurer, Julius—Joseph Tauber.....1,069.24
 16*Smith, S Arthur—Samuel Floresheimer.505.63
 16 Smith, Harry M—Thomas Kirkwood.....costs, 134.45
 16 Tucker, C Frank—Thomas Greason.....187.31
 16 Talcott, James—Wabash Railroad Co.....costs, 138.00
 16 Taylor, Wm T—Wm J Lewis.....339.41
 16 Von Glahn, John—Alfred Kuebler.....173.97
 16 Vail, Elizabeth A—Leonard G Kirk.....343.49
 16 White, A Campbell—Thomas G Rowan.....103.11
 16 Wahl, William—H Koehler & Co.....134.72
 16 Willison, Margaret—Trademens Life Ins Co99.57
 16 Zuckermah, Samuel—Augustus Goodman et alcosts, 115.55

CORPORATIONS.

16 The Peckham Mfg Co—The Oriental Bank.....1,348.72
 16 The Equitable Life Guarantee Co—Thornton F Gregg40.60
 16 Federal Union Surety Co—Patrick W Cullinan1,944.31
 16 Chipman Electric Purifying Co—Edw M Ely227.29
 16 The Guanacevi Finance Co—Andrew De Joseph506.95
 16 the same—the same37.95
 16 Thor Iron Co—Julius J Salke.....2,693.66
 16 Thomas Reese, Jr, Co—Expanded Metal Engineering Co81.62
 16 State Safe Deposit Co—Trust Co of America—\$1,473.97 and possession of property or44,276.61
 16 Interurban St Ry Co—Edward Berg.326.38
 16 The Municipal Bond & Securities Co—Jay Strickland2,071.76

SATISFIED JUDGMENTS.

1Auerbach, Maxine A—People, &c. 1905..\$500.00
 1Brozen, Isaac—A M Eisenberg Co. 1906..1,646.86
 1Caleagnine, Angelo—W R Willcox. 1906.474.82
 1Ershowsky, Samuel & Barney—Consolidated Beef Co. 1905744.27
 1Kalina, Loeser—Empire Card & Paper Co. 1904106.02
 1Muller, Paul—A Curry. 190561.41
 1Needham, J Gale—W S Wessen. 190428.67
 1Patton, James G—B Flood. 1906140.64
 1Same—same. 19061,144.20
 1Same—same. 19051,144.20
 1Rosenberger, Isidor & David W—H Fletcher et al. 1898601.27
 1Selby, Norman—E J Hefferman. 1904.466.15
 1Same—J C Dudley. 19031,966.34
 1Wardrof, John W—City of N Y. 1903.....65.78
 1Whittle, Peter—E McInnes. 1906.....281.91

CORPORATIONS.

Spear & Tietjen Supply Co—American Mfg Co. 1906312.03
 Belmont Realty & Con. Co & Herman Knopper—L W Eaton et al. 1906838.07

MECHANICS' LIENS.

136—4th av, n e cor 12th st, 103.3x126.6. Garrett Moore agt Hamilton Fish Estate and White Fireproof Construction Co.....\$650.00
 137—5th av, No 523. F H Lovell & Co agt Fifth Avenue & Thirty-sixth Street Realty Co, Jacob Zimmerman and United Heating Co41.16
 138—130th st, No 122 West. Henry H Meise agt A S Iserson and Kovalsky Bros.....50.00
 139—Eagle av, Nos 892 to 896. James H Finegan agt Paul Shalet21.10
 140—137th st, s s, 125 w Broadway, 100x100. Cranwell Construction Co agt Concourse Realty Co and M A Delhaye.....500.00
 141—156th st, s s, whole front between Southern Boulevard and Fox st, 210x100. Washington Hydraulic Press Brick Co agt Gustave E Bauhan1,523.25
 142—17th st, Nos 515 to 521 East. Construction Sheet Metal Works, Inc. agt N Y Contracting Co and United Heating Co.....35.00
 143—156th st, s s, whole front between Fox st and Southern Boulevard, 210x100. Vito Contessa & Co agt Gustave E Bauhan.....4,515.71
 144—36th st, No 337 West. John J McGrath agt Saks & Co and J C Vreeland Building Co443.42
 145—9th st, No 646 East. Wm A Thomas agt John Kaminsky, Hyman Levine and Jonas Kantrowitz250.00

BUILDING LOAN CONTRACTS.

128th st, n s, 75 e Lenox av, 60x99.11. Abraham Silverson loans Joseph Lesowitz and Samuel Kaufman to erect a — sty building; 3 payments\$10,000
 Madison st, Nos 365 and 367. Corporate Realty Assn loans Hauben Realty Co to erect a 6-sty tenement; 5 payments22,000
 13th st, Nos 523 to 527 East. Max Kotzen loans Kotzen Realty Co to erect two 6-sty tenements; 10 payments40,000
 Woodycrest av, w s, 109.6 n 167th st, 40x—, James M Wentz loans Anna L Thwaite to erect a 4-sty tenement; 13 payments.....18,000

Bronx Park av, w s, 25 n 179th st, 25x100. Albert S Ridley loans Joseph Diamond to complete erection of building; 2 payments.....4,250
 Amsterdam av, n s, whole front between 135th and 136th sts, —x100. Lawyers Title Ins & Trust Co loans Crystal Realty & Construction Co to erect —sty buildings; — payments287,500
 Rogers pl, w s, 508.10 n Westchester av, 34.5x 70.9x irreg. E S Prince Co loans Victorine Curnick to erect —sty building; 3 payments7,000
 54th st, n s, 81.3 e 8th av, 131.3x100.5. The City Mortgage Co loans The Automobile Club of America to erect a 6-sty club and garage; 7 payments350,000

SATISFIED MECHANICS' LIENS.

13th st, Nos 220 and 222 West. Albert F Tuma agt Abraham L Beckhardt. (Jan 11, 1906)\$148.00
 158th st, Nos 529 to 533 West. Atlantic Cement Co agt Kettle Bros et al. (Nov 25, 1905)181.97
 Hughes av, e s, 45 s 188th st, 125x100. G B Raymond & Co agt Belmont Realty & Construction Co. (Jan 8, 1906)7.20
 114th st, No 61 West. John F Cronin agt Salo Cohn et al. (Jan 3, 1906)116.29
 2Amsterdam av, s e cor 185th st. James F Ryan et al agt Myer Bach et al. (Feb 1, 1906)175.00
 42d st, No 126 West.....
 41st st, No 129 West.....
 Gross & Horn agt Christopher C Shayne et al. (Sept 16, 1905).....535.00
 3Broadway, e s, 659.9 s 99th st, 45.11x100. Frederick A Wilkie et al agt Thomas J Healy et al. (Feb 8, 1906).....642.27
 61st st, No 347 East. Frederick Adler agt Barnet Femslen. (Oct 25, 1905).....77.50

JUDGMENTS IN FORECLOSURE SUITS.

Feb. 9.
 No Judgments in Foreclosure filed this day.
 Feb. 10.
 61st st, No 417 East. Martha F Becker agt Wm F Garner et al; De La Mare & Morrison, att'ys; John A Rooney, ref. (Amt due, \$4,846.41.)
 Feb. 13.
 No Judgments in Foreclosure filed this day.
 Feb. 14.
 Saratoga av, n s, 50 n w Newport st, 100x100, Westchester. Albert Blum agt Eleanor C Goble et al; Meighan & Necarsulmer, att'ys; Waldemar F Timme, ref. (Amt due, \$3,716.81.)

LIS PENDENS.

Feb. 10.
 45th st, n s, 226.8 e 3d av, 33.4x100.5.
 37th st, n s, 150 e 9th av, 25x98.9.
 44th st, s s, 310 e 10th av, 20x100.4.
 Oren M Beach, Jr, agt Margaret M Fulton et al; action to set aside deed; att'ys, Phillips & Avery.
 Same property. The A W Brinnitt Co agt same; action to set aside deed; att'ys, Phillips & Avery.
 7th av, e s, 40.9 s 46th st, 20x100. George D Glass et al agt Durwood H Martin et al; action to foreclose mechanics lien; att'y, R W Keene.
 129th st, Nos 251 to 255 West. T R De Lacey Co agt Crescent Mercantile & Realty Co et al; action to foreclose mechanics lien; att'y, D Tim.
 Feb. 13.
 5th av, Nos 1383 and 1385.
 114th st, No 3 East.
 Samuel Einhorn agt Max Cohen et al; action to declare lien, &c; att'y, M B Blumenthal.
 Feb. 14.
 124th st, No 354 West, ¼ part. Martina J Bonneson agt John Sauter; action to set aside deed; att'y, J E Haughwout.
 3d av, No 701. Lizzie Cantor agt Ethel B Robinson; action to declare lien; att'y, R M Newman.
 37th st, s s, 215 e 10th av, 20x98.9. Joseph Delaney and ano agt William Delaney indiv and exr et al; partition; att'ys, Zurn & Bogenschutz.
 118th st, No 159 East. Isaac Huppert agt Solomon Becher; action to declare lien; att'y, A F Silverstone.
 Feb. 15.
 133d st, No 59 West. Louise Lese agt Wm M Lawson exr; specific performance; att'ys, Lese & Connolly.
 Hudson st, No 369, leasehold.
 28th st, No 433 West.
 Bathgate av, n w s, 280 s w Kingsbridge rd, 75x187.
 Joseph Miner agt Rose Miner indiv and extr et al; partition; att'y, J Rosenzweig.
 10 h av, No 550, ½ part. Francis Gallagher agt Michael Gallagher et al; action to create trust; att'y, G Robinson.
 Monroe st, Nos 257 and 259. Sigmund Morgenstern agt Joseph Freedman; specific performance; att'y, S M Tuckman.
 100th st, s s, 120 e 5th av, 50x100.11. Henry M Stevenson recr agt William Rapp or Michael W et al; action to declare deed void, &c; att'ys, Dennis & Buhler.

Broome st, s e cor Essex st, 25x75.
 Catharine st, No 25.
 Henry st, No 20.
 Cliff st, No 70.
 Ferry st, s w cor Cliff st, 30x30.11x30.3x30.4.
 Ferry st, Nos 46 and 48.
 92d st, No 147 West.
 Mamie Von Felde agt Robert W Von Felde et al; partition; att'y, M C Gross.

FORECLOSURE SUITS.

Feb. 10.
 17th st, n s, 126 e 8th av, 26x92. Isaac D F Lansing agt Donald McCredie et al; att'ys, Joline, Larkin & Rathbone.
 St Nicholas av, s e cor 172d st, 95x175. Atlas Improvement Co agt Albert Cavanagh et al; att'ys, Parker & Aaron.
 Feb. 13.
 154th st, No 411 West. The Title Ins Co of N Y agt Moses Bachman et al; att'y, A L Westcott.
 88th st, n s, 230.8 e 5th av, 50.5x100.8. Johanna Fleischmann extr agt Derick Lane et al; att'ys, Sackett, McQuaid & Stevenson.
 Feb. 14.
 West End av, No 601. Manhattan Life Ins Co agt Harriet Strong et al; att'ys, Holmes, Rappallo & Kennedy.
 Madison av, n e cor 130th st, 99.11x35. Elizabeth Hafner agt Edgar Logan et al; att'ys, Allen & Sabine.
 Findlay av, e s, whole front between 166th and 167th sts, 425x200.1. Augusta M de Peyster agt Broadway Reliance Realty Co et al; att'ys, Morris, Sentell & Main.
 113th st, s s, 525 e Grand Boulevard, 25x56.6x irreg. The Society of the New York Hospital agt Margaret F Smith et al; att'y, W M Powell.
 Feb. 15.
 78th st, s s, 241 e 5th av, 17x102.2. Governors of Dalhousie College at Halifax agt Geo W Munro; att'ys, Butler, Notman & Mynderse.
 53d st, s w s, 419 e 1st av, runs w 148.3 x s e 101.6 x n e 119.2 x s e 194 x n e 44.9 x n w 294 to beginning. Nineteenth Ward Realty Co agt Blome Mfg Co et al; att'y, C Strauss.
 Zulette av, n s, 250 w Mapes av, 50x100. George Brockway et al trustees agt Mary L Donohue indiv and admrx et al; att'y, H L Blondel.

JUDGMENTS

In these lists of Judgments the names alphabetically arranged and which are first on each line, are those of the judgment debtor. The letter (D) means judgment for deficiency. (*) means not summoned. (†) signifies that the first name is fictitious, real name being unknown. Judgments entered during the week and satisfied before day of publication, do not appear in this column, but in list of Satisfied Judgments. The Judgments filed against corporations, etc., will be found at the end of the list.

Feb.
 10 Anhalt, Charles—United Electric Light & Power Co\$20.08
 13 Appleton, Robert & R Wilmarth—Joseph W Hancock144.67
 13 Amabile, Luigi—Lawrence E Perlman.175.52
 13 Aaron, Elias & Lewis—Barnett Daniel.119.41
 13 Aldrich, A Bennett—John P Kane Co..891.86
 14 Avery, Geo L—Azel F Merrell and ano.847.80
 15 Andrews, Frederick G—Frank E Parrott159.72
 10 Brodsky, Charles—Sam Greenwald and ano\$162.15
 10*Bernstein, Charles—the same.....162.15
 10 Branover, Alexander & Aaron—Diamond Match Cocosts, 111.10
 13 Barone, Fred—Lawrence E Perlman..175.52
 13 Bunting, Joseph S—Trust Co of America.....11,653.35
 13 Bourne, Frank—Hobart Electric Mfg Co180.61
 13 Bachrach, Emma—Jacob A Rauth and ano66.91
 13 Barry, Chas S—Edward Jones.....73.12
 13 Berkowitz, Bearn—Alter Rubenstein.....139.52
 13 Bester, Henry—Louise Garcia81.41
 14 Berkowitz, Joseph—Albert Hartog et al.217.42
 14 Busby, Margaret or Toomy—N Y Cab Co, Ltd96.91
 14 Byrnes, Patrick J—People, &c500.00
 14 Bloodgood, Wm D—Paula Wolfsohn.....costs, 27.41
 15 Bernard, James L—John Curtin.....75.71
 15 Baldwin, Chas E—C O Burns Co.....50.30
 15 Brokaw, Isaac V—Charles Uggla..10,264.83
 15 Bernstein, Pauline—Samuel N Hoyt..186.91
 15 Brown, Luise—Eastern Brewing Co...340.17
 15 Bryan, Carrie B admrx—John T Kenny and ano295.62
 15 Bates, Benjamin L M—Alvan W Perry.....2,402.66
 15 Barrow, Joseph A—N Y Telephone Co.24.57
 15 Bochot, Otto—Frank H Hobbs.....519.72
 15 Brugnieri, Emil A—Frank Platzer...539.58
 15 Beling, Chas G—Hudson County Ntl Bank.....793.61
 10 Campbell, Robert S—Isaac Stern et al..552.58
 10 Cohn, Simon—Joseph P Schmitt.....237.91
 13 Chamberlain, Anna—Wm H Stewart...31.51
 13 Casanova, L'Anti—Isley & Held Co...53.74
 13 Creamer, John D—John P Kane Co...891.86
 13 Cahalin, John A—the same891.86
 13 Cross, Emma M—William Halperin.2,451.97
 13 Cohen, Hyman—Joseph Kraut40.15
 13 Cohn, Goodman—N Y Edison Co.....180.56
 14 Clifford, Wm G—Universal Storage Warehouse & Express Cocosts, 199.07

14 Cabannie, Minnie L—The Wylls Co. 806.98	15 Kaplan, Jacob—Interborough Rapid Transit Co. costs, 32.41	13 Walker, Harry G—Neptune B Smyth. 258.51
14 Cohen, Harris—Columbia Lubricants Co of N Y 143.59	15 Kirby, Hayward S—Vogue Co. 99.72	13 Wells, Frank M—Wm P Gardiner. 316.83
14 Clarke, Wm F—Henry Yuhr 202.66	10 Lorge, Julius B—Chas W Miller. 1,038.67	14 Wallowitz, Leon—Stevens & Co. 222.08
14 Cutter, Howard G—Emily L Felt. 65.80	10*Levine, Bessie—Morris Rose. 64.20	14 Wolfberg, Charles—J H Semel & Co. 161.40
14 Cunningham, James V—Studebaker Bros. Co of N Y 117.91	10 Lombardo, Joseph—Max Rogow 220.42	14 the same—Tefft Weller Co. 205.60
14 Campbell, Herbert P—Ntl Shoe & Leather Bank of City of N Y 17,163.86	10 Ledwith, James F—N Y Edison Co. 112.42	14 Wellbrock, Martin—D M Koehler & Son Co. 151.29
15 Cox, Alfred—John H Adams. 332.51	13 Lachman, Maurice—Onward Construction Co. 329.41	14 Waiting, Frances D—Adolph W Cullinan. 333.08
15 Cohn, Fred—National Cash Register Co. 279.72	13 Lubitz, Louis—N Y Edison Co. 80.45	14 Woodhouse, Addie—Ferdinand N Monjo and ano. costs, 103.65
13 Dworkowitz, Samuel—Betsie Wolt. 134.97	13 Lunsman, Henry—Henry W Palmer et al. 104.41	14 Wright, Chas L—Sara G Wright. costs, 44.13
13 Daniel, Anna K—N Y Edison Co. 17.18	13 Laubenheimer, Charles—Western Electric Co. 312.67	15 Walienstein, Sydney—Morris O Wimpie. 162.51
14 Davis, Katie—Sonn Bros Co. 289.41	13 Leventhal, Samuel—Louis Summer. 113.37	15 Wagner, Otto & Carl F—Etna B Hall. costs, 155.85
14 D'Esimone, Gaetano—Salvatore Imperato. 18.42	14*Levinson, Harry M—Adolph Brachman. 32.41	15 Watt, Eugene B—Vogue Co. 99.72
14 D'Egennaro, Gennaro—the same. 38.28	14 Lippmann, Henry—John C Orr Co. 397.97	15 Whewell, Walter—Louis Burger. 71.59
14 Doogan, Patrick—Harry Held. 616.95	14*Levine, Abraham—Lemuel Littlefield. 160.47	14 Zambuney, Paul—Patrick W Cullinan. 500.00
14 Drake, Edw M—Kate Fitzsimmons. 588.43	14 Levy, David—Solomon Friedman and ano. 1,165.40	
14 De Saulles, John L—Paula Wolfson. costs, 27.41	14 Lachman, David—the same. 1,165.40	
15 De Bernal, Matilda—Chas F Brusie. 339.84	14 Loughran, Patrick—D M Koehler & Son Co. 119.96	
15 Duncan, Wm T—James P Brown. 809.92	10 Meltzer, Charles—Morris Rose. 64.20	
15 Devlin, John B—American Surety Co, N Y 2,865.00	10 Miller, Geo W—Michigan Savings Bank. 2,569.31	
10 Eisenberg, Abraham H—Harry Kasindorf and ano. 90.99	10 May, Wm D—the same. 2,569.51	
13 Ehrenhouse, Leah—Marcus A Rosenthal. costs, 58.10	13 Morris, Frances extr—Theophilus Wucher. costs, 68.70	
13 Easter, Arthur H—Benjamin F Meyer and ano. 51.10	13 Mittenenthal, Charles—Daniel Steinberg. 112.91	
14 Ershowsky, Samuel & Barney—Consolidated Beef Co. 774.27	13 Martorello, Antonio—John B Cavagnaro. 39.12	
14 Epstein, Abraham—Edw C Eustace. 87.28	13 Martin, John T—Jacob Pfeffer. 440.85	
14 Eggman, Morris—Louis Liebsohn. 29.72	13 McLaurin, Daniel P—Thomas J Neill. 1,567.00	
10 Ferraro, Guiseppe—Patrick W Cullinan. 10.00	14 Murphy, Seymour N—Jennie Nebenzahl. 297.83	
13 Flood, John J—Alphons Dryfoos and ano. 221.47	14 Mahoney, David M—Henry Rothschild et al. 210.16	
13 Ferguson, John F—Neptune B Smyth. 258.51	14 Mullin, James E—Eugene Curia. 52.37	
13 Fisher, John C—William Greet. 6,884.61	14 Macauley, Chas R—Katherine M Birdsall. 271.27	
13 the same—the same. 4,643.87	14 McLaughlin, Edw J—Rock Plaster Co of N Y & N J. 89.07	
13 Fuller, Arthur—Felix J Kock. 268.16	15 Mente, Carl—Western Union Telegraph Co. costs, 32.72	
13 Fisher, John C—William Greet. 1,580.34	15 McDonough, James—James Reilly Repair & Supply Co. costs, 463.78	
14 Forgotston, Morris A—Albert Harney and ano. 34.67	15 Mahler, Fannie & H—Leroy & Rose. 62.53	
14 Friedberg, Noah—Joseph Cohn and ano. 155.15	13 Nagle, Roland J—Carl Goldmark. 28.07	
14 Feinberg, Morris J—People, &c. 500.00	14 Newman, Nathan—A H Hillman Co. 36.22	
14 Fischer, Julius—Decatur M Sawyer and ano. 1,497.00	10 Okun, Morris—Morris Rose. 64.20	
10 Greenspan, Abraham—Alter Gottlieb. 303.15	14 O Connell, Maurice—Kate Fitzsimmons. 588.43	
10 Getzler, Edward—Charles Willis. 443.49	10 Park, Preston W—Chas H Van Buren et al. 558.37	
10 Gallauer, Edmund—Frank C Hollis. 525.56	13 Polissink, Joseph—M Zimmerman Co. 205.11	
13 Gallaher, Louis J—N Y Edison Co. 172.47	14 Peres, Sam—Lemuel Littlefield. 160.47	
13 Grosch, Paul—Max Willner. 27.00	14 Pallasco, Chas A—Isidor Fried. 25.72	
13 Garneau, Charles—Theophilus Wucher. costs, 68.70	14 Pandora, Marjorie—Fred T Alder. 70.01	
13 Grueschow, Albert L—Thomas J O'Neill. 1,567.00	15 Pearl, Frank—Pincus Margolies. 855.91	
13 Glaeser, John—the same. 1,567.00	15 Precht, Edward—Elizabeth S Howard. costs, 106.82	
13 Gallo, John—Louis L Grey. 138.91	12 Patton, James G—Bernard Flood. 1,144.20	
13 Glass, Kalman—Henry M Susswein. 180.69	12 Quine, Geo H—Louis H Nealy. 137.83	
14 Greenberg, August A—Julia Schweitzer. 39.41	10*Rootsky, Barney—Joseph P Schmitt. 237.91	
14 Goldstein, Frank—Joanna Goldstein. costs, 67.47	10 Ronayne, Margaret G—Isaac Stern et al. 227.57	
14 Gollubier, Adolph—A G Hyde & Sons. 174.94	13 Renken, Charles—M Zimmerman Co. 215.72	
14 Garrison, Wm R—George Barrie et al. 541.01	13 Relkin, Hyman—Rosa Schnitzler. 60.64	
14 Grant, Amy A—Thomas B Wilson. 95.65	13 Rice, Nora H—Adams Dry Goods Co. 736.23	
14 Goldstein, Julius—People, &c. 500.00	13 Reilly, Robert B—Cornelius D Curmen. costs, 109.45	
14 Grand, Sebastiano—Patrick W Cullinan. 1,000.00	13 Richmann, Jacob—N Y Edison Co. 64.80	
14 Gelnay, Adolph & Charles—People, &c. 200.00	13 Rokovsky, Max—Moses Teitelbaum. 360.62	
15 Greenwald, Joseph—David Hartstein. 21.85	14 Roth, Joshua J—City Credit Co. 97.81	
15 Gray, Patrick K—Thomas E Meehan. 1,087.23	14 Ryan, Peter J—William Crawford. 1,881.35	
15 Goldman, Louis—Samuel Rouse. 94.66	14 Reilly, James—People, &c. 500.00	
15 Greenberg, Louis—the same. 94.66	14 Richardson, Della G—Frederick Webster. 194.40	
15 Garrabrant, Tunis D—Henry Mayer, Jr. 84.91	15 Reid, Peter F—Hyman Bernstein. 65.42	
10 Hodge, Alfred—Patrick W Cullinan. 600.00	15 Rosenthal, Joseph—John C Cady, Jr. 123.74	
10 Hoetzer, Ellen S—Frederick Hoetzer. costs, 25.00	15 Robinson, Frederick—John F Ernst. 261.82	
10 Hoffman, Geo J—Gustavus Robitzek and ano. 27.97	10*Sabsevitcz, Charles—Morris Rose. 64.20	
10 Hurd, Geo A—James G Wallace. 165.59	10 Smith, Wm E—Frank Ramsteck and ano. 64.53	
10 Hellyer, Helene—Elise Grechen. 117.71	10 Strudler, Jacob—Manhattan Woolen Co. 226.82	
13 Herren, John P—Francis Muldoon costs, 39.42	13 Stewart, James—W Gerry Richardson. 257.07	
13*Hazard, Wm J—Richard Von Hofe. 95.50	13 Sinebaugh, Chas C—Richard Von Hofe. 113.22	
13 Higgins, Patrick—the same. 95.50	13 Sherman, Chas A—William Halperin. 2,451.97	
13 Hubbs, Chas F—Michigan Savings Bank. 1,090.54	13 Simonson, Wm H—Joseph Beaumont Atkinson. 24,594.74	
13 Hilton, Lillian J R—Clara Evans. 2,145.72	14 Silver, Max—Mary Rosenfeld. 161.49	
13 the same—the same. 1,114.72	14 Smith, Harry W—Michael Decicco. 84.61	
13 Haber, Morris & David—Betsie Wolt. 134.97	15 Spector, Samuel—Harold Cohen. 29.41	
13 Haff, Leona M—Bernard Campbell and ano. 101.85	15 Schalk, Rudolph—Etna Blakly Hall. costs, 155.85	
13 Hoffman, Isaac—Wm J Matheson and ano. 83.19	15 Stenz, William—James P Brown. 809.92	
13*Higgins, Patrick—Richard Vom Hofe. 94.80	15 Stronge, Martha—Supreme Lodge, Knights of Pythias. costs, 102.65	
13 Hazard, Wm J—the same. 94.80	15 Scarborough, Anna B—Elizabeth Hammerly. 249.41	
13 Higgins, Patrick—Richard Vom Hofe. 94.80	15 Stahl, John, Leonard & Gutav—Frederick Feldman. 12.41	
13 Haff, J Harry—Societe Anonyme Des Anciens Etablissements Panhard & Levasor. 70.14	15 Shaughnessy, Patrick—Isaac A Hopper & Son. costs, 32.41	
14 Hillson, Samuel—Abraham Lustgarten. 70.72	15 Suckovice, Solomon—Max Brown. costs, 14.65	
14 Hamilton, Thomas J—Joseph Regan. 118.00	15 Smith, Patrick F—Peter Doelger. 2,875.24	
14 Habberton, John—Harry W Lichtenstein. 910.62	13 Thompson, Wm C—Honet Lorge. 50.20	
15 Howard, Michael—John H Adams. 332.51	14 Toomey, Margaret or Busby—N Y Cab Co, Ltd. 96.91	
15 Hart, Joseph D—Gramercy Pub Co. 65.10	14 Thorne, Louis—People, &c. 500.00	
15 Hammer, Samuel—Consolidated Beef Co. 161.45	14 Tabbot, Harold—Paula Wolfsohn. costs, 27.41	
15 Hill, Embree—Chas G Spencer. 691.63	14 Tischler, Max—La Roy S Gove, possession of property or \$1,299.44 and \$151.05 costs; also \$100 extra costs. 101.87	
15 Halstrom, Oskar—M F Westergren. costs, 68.80	15 Tice, Wm K—Winfield S Bishop and ano. 101.87	
15 Hertz, Adolph—Edw J Walsh. 740.29	14 Verley, Frank L—Broad Exchange Co. 267.40	
10 Iris, Louis—Leeds & Catlin Co. 1,313.54	14 Vacatos, Nestor—Thomas J Connors et al. 236.03	
14 Jones, Adna—Rose Pokress. 46.78	14 Verde, Salvatore—Salvatore Imperato. 22.90	
14 James, Charles—Fred T Adler. 112.91	14 Vitole, Generoso—Patrick W Cullinan. 1,000.00	
15 Jarvis, Robert M—Joseph Ferigo. 7,109.19	14 Van Ferls, Anemaet—Chas C Abbe. 161.71	
15 Jungman, Charles—Maximilian Morgenthau, Jr, et al. 546.17	10 Wise, Thomas—Patrick W Cullinan. 600.00	
13 Kroeger, Henry—Pelham Operating Co. 300.34	10 Weston, Frederick—Henry Wirth. costs, 134.20	
13 Keller, Francis—Max Schlessinger. 54.18	10 Watkins, Edw B—Grove D Curtis and ano. 175.46	
13 King, Harry C—Am Telephone & Telegraph Co. 141.97	10 Woif, Solomon—N Y Edison Co. 16.35	
13 Kopetski, Otto—N Y Edison Co. 64.25	10 Ward, Thomas—Johan Swenson. 302.03	
13 King, Harry C—Fred L Kimball. 71.51	10 the same—the same. costs, 63.25	
13 Keitel, Adolph—Bartels Brewing Co. 342.63	10*Walker, Elizabeth—N Y Edison Co. 107.03	
13 Klein, Geo J, Samuel & Ester—Joseph Beck. 215.66	10 Wagner, Jennie—the same. 107.03	
13 King, Andrew J—Harrison Bros & Co. 265.65	10 Whittle, Peter—Edward McInnes. 281.91	
13 Kauffmann, E John—Arthur E Goddard. 1,083.33	13 Wooster, Moses E—Eronel Realty Co. 182.57	
13 Kerrigan, John—Henry B Jenkins and ano. 187.13	13 Weidenheimer, Louis—Hotel Credit Letter Co. 59.85	
14 Kohn, Joseph—Samuel Berman and ano. 428.15	13 Walter, Charles—Fritz Handrich. 51.87	
14 Kenney, Sarah S—Central R R Co of N J. costs, 107.82	13 Wulkan, Louis—Henry M Susswein. 180.69	
15 Kasower, Abraham—Jonas King et al. 2,146.23	13 Werner, John W & Mary E—August Arletti. 148.61	

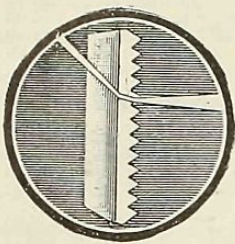
CORPORATIONS.

10 Iris Music Co—Leeds & Catlin Co. 1,313.54	10 George A Fuller Co—Enoch Rutzler. 16,136.33
10 The Royal Realty Co—N Y Edison Co. 151.10	10 Hotel Florence Co—the same. 242.75
10 Brown & Fleming Contracting Co—Cornell Steamboat Co. 8,704.88	10 Coy, Hunt & Co—Michigan Savings Bank. 987.95
13 New York & New Brunswick Transportation Co—Hubbard R Yetman. 117.85	13 The City of N Y—Geo P H McVay. 1,676.32
13 D J McCauley Co—American Elevator Co. costs, 248.10	13 Amalgamated Coal Co—Geo D Harris & Co. 1,010.85
13 Lawyers Surety Co of N Y—Adrian H Jackson. costs, 114.15	13 Interurban St Ry Co—Joseph Forman. 1,267.56
13 Ohio & California Refining Oil Co—Brown Green Co. 1,333.09	13 Tallman Motor Car Co—United Electric Light & Power Co. 186.32
13 Wm R Cole Co—Dublin Banking Co. 1,917.56	13 Interurban St Ry Co—Michael O Keefe. 438.20
13 Interborough Rapid Transit Co—Julia Corcoran. 3,400.00	14 Iris Music Co—Edwin A Denham Co. 287.22
14 Interurban St Ry Co—Humphrey Driscoll. costs, 81.85	14 Met St Ry Co—Michael Goode. 1,119.80
14 Wicks, Hughes & Co—Auto Lighter Co. 537.62	14 New York & New Brunswick Transportation Co—Colonial Trust Co. 861.58
15 The Edison Electric Illuminating Co of N Y—Sarah A Bly. costs, 123.02	15 J Devlin Contracting Co—American Surety Co of N Y. 2,865.00
15 Met St Ry Co—Emily S Haubner. costs, 111.52	15 Peayne Bros—Neostyle Co. 62.17
15 City of N Y—Mary E Depierris. costs, 13.07	15 the same—the same. costs, 13.07
15 Sexsmith & Hauser Co—E Joseph Bonis. 31.82	15 N Y City Ry Co—William Litzour. 386.76

SATISFIED JUDGMENTS.

Feb. 10, 13, 14, 15 and 16.

Alvord, Edwin B—W A Attenborough. 1892. 264.77	B'eier, Benjamin—V H Duell et al. 1905. 1,123.22
Same—same. 1905. 1,102.73	Abbott, Wm O exr—D A Long. 1906. 3,650.00
Bryan, Geo E—C W Pool. 1893. 41.22	Bauernschmidt, Garrett—Jay C Wemple Co. 1903. 488.75
Cypress, Michael—J Wielar. 1899. 138.26	Colcord, Alice B—H White et al. 1904. 110.58
Cohen, Joshua J & Harry—People, &c. 1904. 1,000.00	Doe, John—J Wielar. 1899. 138.26
Dowd, Olney B—H C Hawkins. 1905. 17.41	Duffy, John H—Champion Paper Co. 1903. 26,542.11
Di Lorenzo, Gregorio—New Amsterdam Nat Bank of N Y. 1904. 817.86	Fagan, William—S Liebmann's Sons Brewing Co. 1897. 43.50
Feiner, Joseph—Manhattan Electric Light Co. 1898. 93.58	Day, Chas J—D A Long. 1906. 3,650.00
Doty, Thomas H—J C Watson Co. 1896. 1,572.49	Emanuel, O W—J Kehoe. 1897. 285.43
Emanuel, Otto W—C Field. 1899. 331.82	Edelson, Charles—Underwriters Protective Assn. 1903. 119.03
Fay, John J—Stanley Hod Elevator Co. 1903. 401.21	Gilsey, Lucy B—W H Folsom. 1906. 575.33
Same—same. 1903. 585.43	Goldberg, Samuel—F L Schmodt et al. 1905. 367.17
Gillette, Mott G—A T De La Mare Printing & Pub Co, Ltd. 1901. 1,172.09	Garner, Anna—T Ward. 1906. 236.62
Same—J Schamann. 1903. 71.36	Hanner, Lazirus—J Steinberg. 1903. 209.41
Hochstein, Max—W Levin. 1903. 121.81	Knight, Margaret—M P Davidson. 1906. 161.91
Kelly, Richard B—D A Long. 1903. 3,650.00	Lyttle, Samuel—P J Lambert. 1906. 45.12
Mullen, James J—E J Dickinson. 1890. 873.08	*Milliken, Edw F & Foster—G Ebbitt. 1904. 5,489.83
Ochenden, Richard—W Tuff. 1904. 241.59	Parkinson, Mary—M P Mason. 1901. 51.03
Price, Joseph—W Abeles et al. 1897. 387.97	Same—C H Posner et al. 1898. 48.97
Same—L A Newcome. 1905. 46.62	Same—J E Rowland. 1904. 36.71
*Richman, Abraham—Wachusset Shirt Co. 1898. 707.86	Rosenthal, Fannie & Max—S Friedman et al. 1897. 256.59
Same—A Walker et al. 1897. 1,371.62	Same—W T Burgess. 1897. 744.10
Reinowitz, Charlotte—T Goodman. 1905. 478.16	Squire, Frank & J Fred Ackerman—Champion Paper Co. 1903. 26,542.11
*Schloss, Hyman—W Morse et al. 1896. 176.69	*Same—H Elliott et al. 1896. 202.15
Schmidt, Alexander—T Barret. 1902. 58.72	Toube, Solomon—M Taube. 1885. 1,555.63
Weidinger, Carl G—F M Hill. 1904. 5,662.83	Weinstein, Abraham—J—N Y Telephone Co. 1905. 29.23
Warshansky, Jacob—L Wollenstein et al. 1903. 118.00	



We have a large force of lighting engineers

who will take care of each case where daylight is wanted in any building. The Luxfer System is broad enough to cover all problems. We will be glad to have an opportunity to send one of our engineers to talk it over with you.

AMERICAN LUXFER PRISM CO.

TELEPHONE, 3276 GRAMERCY

160 FIFTH AVENUE, NEW YORK

CORPORATIONS.

The Kirk Mfg Co—G A Harris, 1903.....	2,150.63
The Man Ry Co & Met Elevated Ry Co—F Spanner, 1905.....	1,278.85
Yaqui Copper Co—Broadway Building Co, 1906.....	3,221.47
The N Y & Harlem R R Co & The N Y C & Hudson River R R Co—J H Rose, 1905.....	114.04
The N Y C & H R R Co—same, 1902.....	2,630.64
Mullen & Griffith Hat Co—E J Dickinson, 1890.....	873.08
John Chaitillon & Sons—D J Mitchell, 1905.....	2,146.93
N Y Insulation Wire Co—H L Fox et al, 1905.....	1,339.60
The N Y C & H R R R Co—C Haist, 1902.....	1,385.41
Same—F W Sander, 1905.....	4,928.77
The N Y C & H R R R Co & N Y & H R R Co—M Reister, 1906.....	109.46
Same—F W Sander, 1906.....	105.08
Same—M Reister, 1902.....	2,537.67
Same—A M Hull, 1905.....	972.25
Same—C Haist, 1905.....	108.09
Same—A M Hull, 1905.....	120.57

¹Vacated by order of Court. ²Satisfied on appeal. ³Released. ⁴Reversed. ⁵Satisfied by execution. ⁶Annulled and void.

MECHANICS' LIENS.

Feb. 10.

92—Madison av, n w cor 97th st, 100x100. Robert Killough & Co agt Metropolitan Construction Co.....	\$8,950.00
93—144th st, No 28 East. Barnet Rosenberg and ano agt Charles Schoenstein.....	535.00
94—1st av, No 1052. John Keller agt John H Komarens.....	440.13
95—65th st, Nos 14 and 16 West. Jacob Shapiro agt Margaret Pinkernelly.....	57.50
96—54th st, No 336 East. Samuel Baxter agt David M Mayerson.....	1,267.50
97—172d st, n s, 100 w Amsterdam av, 175x94.6. Valenti Bros agt Albert London and Louis Meryash.....	600.00
98—Broadway, Nos 1448 and 1450. Nason Mfg Co agt Florence L Maber & Broadway Vendome Co.....	105.80
99—97th st, Nos 308 and 310 West. George Mongo & Son agt Edw H and Grace D Litchfield and Hartly Haigh.....	296.00

Feb. 13.

100—227th st, n s, 330 e 5th av, 25x114. John E Hallett agt Joseph and Alexander Rakue and Wm O Rich.....	95.06
101—156th st, s s, whole front between Southern Boulevard and Fox st, 210x100. Simons & Moersfelder agt Gustav E Bauhahn.....	11,123.04
102—117th st, Nos 515 and 517 East. Chas J Blumquist agt David Marks Realty Co.....	712.15
103—117th st, Nos 446 and 448 East. Same agt same.....	333.40
104—Boston rd, No 1355. Christian Vendran agt August Dorn.....	46.00
105—Villa av, w s, 44 n 205th st, 21x100. Albert Blechner agt Anna Danra and Michel Lagana & Co.....	90.00
103—115th st, No 73 East. Isidor Sinkowitz agt Jacob M Goldstein, Bernard Yeam and Grossman & Seider.....	125.00
107—30th st, No 218 West. A C Muller & Bro agt Sarah M Wilson and G W Durmgold.....	20.00

Feb. 14.

108—156th st, s s, whole front between Southern Boulevard and Fox st, 210x100. Empire Brick & Supply Co agt Gustav E Bauhahn.....	13,237.71
109—Creston av, e s, 93 s 183d st, 100x—, Geo I Bailey agt Hillside Realty & Construction Co.....	1,606.00
110—Washington av, No 1570. Boggs & Stevens agt Equity Building Co.....	56.00
111—79th st, No s426 to 430 East. Fred S Schumann agt Glantz Realty & Construction Co.....	28.00
112—96th st, No 334 East. Simon Bernikow agt Pressen & Miller.....	200.00
113—95th st, No 333 East. Same agt same.....	200.00
114—71st st, No 269 West. American Radiator Co agt — Chapin and J Fitzgibbon.....	126.11
115—124th st, No 254 West. Henry Lehman agt C Livingston Jones, E C Jones Tappen and The Tappen Realty Co.....	32.80
116—Cortlandt st, No 22. John E O'Keefe agt N Y Telephone Co and United Heating Co.....	135.75
117—165th st, Nos 853 to 857 East. Ralph L Figgatt agt Flood Construction Co and James Boland.....	21.00
118—227th st, n s, 330 e 5th av, 25x114. J Marcus Woodworking Co agt Joseph & Alexander Rakue.....	47.01
119—Palisade av, n e cor 232d st, 100x100. Ames Transfer Co agt The Nazareth Home, Wells & Newton and Edward Berrian.....	19.00
120—5th av, Nos 524 to 528. John Fulton agt Isaac Brokaw, Louis Sherry and L Marcotte Co.....	1,331.83
121—95th st, No 333 East.....	|
96th st, No 334 East.....	|
M Eberhardt & Son Co agt Payson & Miller.....	160.87
122—108th st, No 9 East. Frank Eberhardt.....	

agt Anna & William Garner.....	20.15
123—80th st, No 164 East. Same agt same.....	
.....	37.54
124—42d st, No 3 East. Levin & Levin Contracting Co agt Carolije O Tolfree and Sol Bloom.....	5,335.48
125—36th st, No 225 East. Reedy Elevator Co agt Henry B May.....	562.50
126—36th st, No 440 West. Joseph Dirrigle agt Catherine M Stroheker.....	9.70

Feb. 15.

127—1st av, e s, 50 n 100th st, 120x100. Wolf Nowoshelsky agt Julius Berliner, Barnet W Root and Max Greenberg.....	100.00
128—52d st, No 323 East.....	|
53d st, No 326 East.....	|
Max Keppel agt Josephine Walbaum.....	34.50
129—Hughes av, e s, 86.6 n 181st st, 100x85. Paul Hoppe agt Belmont Realty & Construction Co.....	43.25
130—Westchester av, e s, 110 n 155th st, 150x92x irreg. Chas W O'Shea and ano agt Adams Realty Co and Milton E Oppenheimer.....	7,120.00
131—Broadway, w s, whole front between 73d and 74th sts, 239.7x185. Frederick Pearce agt The Onward Construction Co.....	5,222.65
132—Creston av, e s, 93 s 183d st, 89.6x100. Geo I Bailey agt Hillside Realty & Construction Co.....	1,606.00
133—97th st, Nos 308 and 310 West. George Mongo & Son agt Edw H and Grace D Litchfield and Hartly Haigh.....	296.00
134—156th st, s s, whole front between Southern Boulevard and Fox st, 210x100. Klingenberg & Co agt Gustav F Bauhahn.....	6,200.00
135—11th av, Nos 487 to 493. Francis M Madden agt New York Butchers' Dressed Meat Co.....	2,764.03

BUILDING LOAN CONTRACTS.

Feb. 10.

224th st, s s, 205 w 4th av, 100 x 114. James M Wentz loans Mary A Costello to erect — sty dwellings; 6 payments.....	\$15,000
-----------------------------------------------------------------------------------------------------------------------	----------

Feb. 13.

5th av, s w cor 138th st, 99.11x120. Commonwealth Mortgage Co loans Samuel and Max Levine to erect three 6-sty tenements; 13 payments.....	90,000
Feb. 14.	
135th st, s s, 100 e 8th av, 100x99.11. Harris Mandelbaum and Fisher Lewine loan Joseph and William Wolf to erect a 6-sty tenement; 7 payments.....	50,000
8th av, s w cor 154th st, 99.9x100x irreg. The Commonwealth Realty Co loans Middletown Realty Co to erect three 6-sty tenements; 15 payments.....	100,000
114th st, s s, 34.10 e 4th av, 120.1x100.11. Harris Mandelbaum and Fisher Lewine loan Joseph Sagovitz and Samuel Shapiro to erect three 6-sty tenements; 7 payments.....	75,000
3d av, s w cor 74th st, 102.2x104.10. Pincus Lowenfeld and William Prager loan Gottlieb M Karpas to erect two — sty tenements; 10 payments.....	60,000

Feb. 15.

18th st, Nos 120 and 122 West. Milton E Oppenheimer loans Charles Brendon to erect a 6-sty loft building; 7 payments.....	34,000
Broadway, s e cor 144th st, 99.11x100. Realty Transfer Co loans John V Signell Co to erect a 6-sty building; 10 payments.....	100,000
Hamilton pl, s w cor 144th st, 108.6x125x irreg. Same loans same to erect a 6-sty building; 10 payments.....	105,000
Broadway, n e cor 143d st, 99.11x100. Same loans same to erect a 6-sty building; 10 payments.....	100,000
Hamilton pl, n w cor 143d st, 108.6x90.2x irreg. Same loans same to erect a 6-sty building; 10 payments.....	105,000
Sherman av, n s, 220 w Academy st, 40x150. Brokers' Investment Co loans Hanover Realty & Construction Co to erect a — sty building; 9 payments.....	38,600
Sherman av, n s, 100 w Academy st, 40x150. Same loans same to erect a — sty building; 9 payments.....	38,600
Sherman av, n s, 180 w Academy st, 40x150. Same loans same to erect a — sty building; 9 payments.....	38,600
Sherman av, 260 w Academy st, 40x150. Same loans same to erect a — sty building; 9 payments.....	38,600
Sherman av, n s, 140 w Academy st, 40x150. Same loans same to erect a — sty building; 9 payments.....	38,600
17th st, No 29 West. Garfield Building Co loans E J Galway Building Co to erect a 10-sty loft building; 11 payments.....	40,000
143d st, n s, 175 w Hamilton pl, 75x99.11. Realty Transfer Co loans John V Signell Co to erect a 6-sty building; 10 payments.....	50,000

SATISFIED MECHANICS' LIENS.

Feb. 10.

329th st, No 10 West. I J Meyer et al agt Thomas Morgan et al. (May 27, 1904).....	\$420.00
*Same property. Thomas M Mulry agt same. (May 28, 1904).....	2,814.82
*Same property. Same agt same. (May 31, 1904).....	2,814.82

*Same property. Berger Mfg Co agt same. (May 28, 1904).....	581.50
*Same property. Waldemar H Mortensen et al agt same. (May 28, 1904).....	6,439.50
*Same property. The J F Blanchard Co agt same. (May 31, 1904).....	425.00
*Same property. Adolph Grant & Co agt same. (June 3, 1904).....	407.00
*Same property. Thomas J Fanning et al agt same. (June 6, 1904).....	1,182.00
*Same property. Neuchatel Asphalt Co, Ltd agt same. (June 6, 1904).....	362.00
*Same property. Jacob Meurer et al agt same. (July 18, 1904).....	381.57
5th av, No 332. Clifford K L Miller et al agt The Royal Co et al. (Jan 6, 1906).....	248.00
Bathgate av, e s, 101.1 n 174th st, 90x110.....	|
Bathgate av, e s, 100 n 174th st, 215x231.10. Frank Genninger agt Abraham Goodman et al. (Feb 7, 1906).....	531.00
Lexington av, No 368. H W Johns-Manville Co agt Jean R McMillan et al. (May 3, 1905).....	73.00

Feb. 13.

22d av, s e cor 15th st. Hiram Snyder & Co agt Hebrew School for Girls et al. (June 7, 1905).....	803.65
*Same property. Manhattan Rolling Mill agt same. (June 13, 1905).....	107.44
*Same property. Isidore L Cohen agt same. (June 13, 1905).....	219.12
*Same property. Christopher C Cuttingham agt same. (June 13, 1905).....	396.57
*Same property. Bleden J Rogers et al agt same. (June 22, 1905).....	83.91
1st av, s e cor 123d st. Marcus Fried agt John H Gault. (Dec 7, 1905).....	24.80
Vyse av, w s, 100 n 167th st. Atlantic Cement Co agt Abraham Silberberg et al. (Dec 3, 1905).....	1,908.15
27th st, No 452 West. Howell & Rice agt N Y Edison Co et al. (Nov 13, 1905).....	952.95
Hester st, No 174. Kreischer Brick Mfg Co agt David Baum et al. (Dec 28, 1905).....	55.00

Feb. 14.

*138th st, n s, 425 e Lenox av, 75x200 to 139th st. Baldinger & Kupferman agt Nathan Greenblatt et al. (Feb 5, 1906).....	690.00
29th st, No 10 West. J B & J M Cornell Co agt Thomas Morgan et al. (May 27, 1904).....	5,750.00
91st st, No 312 East. Morris Rosenfeld agt Jacob Goldberg et al. (Jan 31, 1906).....	140.20
76th st, No 226 East. Boggs & Stevens agt J H Gault et al. (Dec 30, 1905).....	32.00

Feb. 15.

147th st, No 727 East. The Henry Ahr Iron Works agt The Weber Wheelock Co et al. (Dec. 19, 1905).....	7,089.20
*Hughes av, e s, 45 s 188th st. Nicolo Damiane agt The Belmont Realty & Construction Co. (Jan 19, 1906).....	450.00
122d st, No 52 East. Bernard Schildhaus agt Mary Cunahan et al. (Jan 10, 1906).....	8.00
*St Marks pl, Nos 99 and 99½. Max Cohen agt J Berliant et al. (Jan 10, 1906).....	150.00

¹Discharged by deposit.

²Discharged by bond.

³Discharged by order of Court.

For other Judgments in Foreclosure Suits, Lis Pendens, Foreclosure Suits, Judgments, Satisfied Judgments, Mechanics' Liens, Building Loan Contracts, Satisfied Mechanics' Liens and Orders see page 316.

ATTACHMENTS.

Feb. 10.

Sprout, Chas E; Brewster Cameron; \$847; R F Clarke.....	
----------------------------------------------------------	--

Feb. 13.

Geo G Fuessil's Sons Co; F W Maurer & Sons Co; \$308.45; C M Russell.....	
Gould, Geo J, Wm E Guy & Joseph Ramsey, Jr; John S Jones; \$466,000; D McClure.....	
Richard Cable Amusement Co; Hortense Mazuretti; \$1,200; C Pickler.....	
New York Railroad & Development Co; Chas A Collin; \$15,000; J T Pratt.....	

Feb. 14.

Zephireleder, Fabrik; Adolph Rouden; \$5,000; W P Buchler.....	
----------------------------------------------------------------	--

CHATTEL MORTGAGES.

Feb. 9, 10, 13, 14 and 15.

AFFECTING REAL ESTATE.

Collins, F H. Coney Island..Union Gas Fix Co. Gas Fixtures.....	\$98
Dannen & Kempler. 98 Forsyth..Albert Gas Fix Co. Gas Fixtures.....	300
Hughes, J. 414 E 23d..Union Gas Fix Co. Gas Fixtures.....	30
Levin, H. s e cor Park av and 114th st..Abendroth Bros. Ranges.....	262
Same. 100th st, 100 feet e 2d av..Abendroth Bros. Ranges.....	668
Liebhenthal, I I & L. 409-413 E 84th..Albert Gas Fix Co. Gas Fixtures.....	440
Lourmas, N. 7 Albany..J Redman. Range. 70 Morris & Sussman. 662-664 E 153d..Abendroth Bros. Ranges.....	360
Payson & Miller. 95th and 96th sts, n and s side, 140 w 1st av..W Kerby. Ranges.....	588