A BROADER, stronger and a somewhat more active stock market this week has had a decidedly encouraging effect on Wall Street sentiment. While undoubtedly a great deal of the operation has been entirely out of the market. Call money rates continued to rise to real estate and building interests, are neither unreasonable, nor the city is paying more than the property is worth. Mr. Ridder could probably have obtained as much from a private purchaser, provided he could afford to wait for the man or the company who needed the plot to come along. The point is, not that the city has paid too much for the property, but that in all such cases, the tax assessor is confronted by an almost insuperable problem. The Staats-Zeitung property was assessed at $1,000,000 and brings $1,500,000. If the Tax Department had assessed the property at $1,500,000 last year, its owners would have been furious at the assessment, and would doubtless have carried the case to the courts. As it is, they may have an action in which is alleged that they valued the property in their own minds at over $1,500,000. Everybody must admit that in the present instance the Tax Department is not to blame, in case the property is under-assessed. It is almost impossible to determine the value of such a special piece of property. An expert has said that he had been called in their appraisals might well have ranged between $1,300,000 and $1,800,000. Moreover all real estate in advancing speculative neighborhoods is in very much the same condition, and the margin to be allowed for possible error would equally as reasonable as the demand that the city should furnish this information under oath. In any one instance the price at which a parcel sells does not determine the value, but taking a number of such instances together, these prices are the most useful information the tax assessor can possess.

Governor Hughes and His Work.

The Legislature, which has just adjourned, accomplished more useful work and did less harm than any similar body that has sat at Albany in a great many years, and this result was due almost exclusively to the personal influence of one man, Governor Hughes. Almost everything which the Legislature accomplished in public benefit was not merely instigated by the Governor, but was a direct result of the opinion which Mr. Hughes rallied to his support. The most important measures which were passed without the Governor's instigation, such as the teachers' salary bill, and the two-cent fare bill, were of no public benefit, and were very properly vetoed by Governor Hughes. In his annual message to the Legislature the whole of the program laid down in his first annual message; but his most important recommendations were enacted into law. The net result of the session has undoubtedly been a great personal triumph for the Governor. His will and his conception of public policy have prevailed, and it has been done in spite of the active opposition of the regular Republican political machine. A better illustration could not be desired of the way, which under our American political organization, the necessary reforms will have to be accomplished. Reforms will rarely originate from the public policy has prevailed, and it has not been accepted by the public nor by the whole nation, but merely by a select few districts.

The official who is elected by the whole body of voters is the man who represents the interests of the state or the nation as a whole. This is the condition of things at Washington, and in all the States that have been sufficiently aroused to elect an executive pledged to a reformed program. Our Legislature do not represent the people as a whole. In all matters pertaining to the general popular interest they are the creatures of the political machine which made and can unmake them.

Governor Hughes’ success in forcing his program through the Legislature can only be attributed to two causes: his personal influence, and the Governor should remain at his post until his reform measures have been fairly tested and their good or bad effects have been fully revealed. The Governor is not merely responsible for the Public Utility Bills, but under the terms of this legislation he is also responsible for the enforcement of the new laws. The commissioners are to be appointed by him, and are removable by him, and he should remain in office a long enough time to make sure that the commissioners are carrying out the law in a just and efficient manner. One term is not sufficient for this work, and he should be given an additional term, and he himself should refuse to allow his name to be used in any other connection. If he should actively seek, for instance, a presidential nomination, he would in effect be betraying the confidence which the people of New York state have reposed in him. Under his advice they have insisted on the passage of the most thorough-going and drastic body of legislation regulating franchise corporations, which has yet been enacted by any state. The wisdom of this legislation is at least an open question. The Record and Guide does not wholly like it, because it divides responsibility between the public commissions...
and the private corporations, and systems of divided responsibil-
ity of the party to invest their money in enterprises which, over which they can exercise subsequently no effective control,
were collected entirely from special taxes. It looks as if these
late Governor Higgins, the sources from which the state de-
problem of corporate control, he could not do the state a greater
of private capitalists. We do not envy them the job, and inas-
how make the public believe that its interest is being promoted,
contrary, the public will naturally expect that the state will not be
private corporations, and systems of divided responsibil-
and loss of time, and the use of his professional knowledge, by
no one has spoken was the strengthening of the supports and
ne-w
fifth av to Lexington av, 9Gth st to 110th st—now covered so
stories sandwiched in hetween the seventh aud eleventh floors."
addition on Rroadway also 14 'Stories high, so there was nothing
pany built an addition on Liberty st, called the "Bourne Build-
ne-w
the three additional stories could not be put on with­
three stories of the old building consisted of a frieze and man­
zen's speakership, and the metal
were to carry. To do this it was necessary to introduce
and without making any dirt in the ofBces. It now remains to
construction, and no doubt has caused Mr. Flagg 'more trouble
is straightaway woric.
operation which about no one has spoken was the strengthening of the equipage and
did not produce the results he had anticipated in the original load they
To do this it was necessary to introduce new
with independent foundations, in some places to bear the
new local, to raise the height of the old building, and to do to but to raise the height of the old building. As the upper
three stories of the old building consisted of a frieze and man­
roof, the thi-ee additional stories could not be put on with­
out taking these stories off, or at least the front of them, and
carrying up the general wall surface in harmony with what is
below. The stone work of the frieze and dormers, and the metal
work of the mansard, are to be taken down and replaced above
the new work.
by far the most difficult part of the operation about which no
one has spoken was the strengthening of the equipage and
foundations, because they were prepared to carry the original load they
were to carry. To do this it was necessary to introduce new
columns, with independent foundations, in some places to bear the
new local, to raise the height of the old building, and to do to but to raise the height of the old building. As the upper
three stories of the old building consisted of a frieze and man­
roof, the three additional stories could not be put on with­
out taking these stories off, or at least the front of them, and
carrying up the general wall surface in harmony with what is
below. The stone work of the frieze and dormers, and the metal
work of the mansard, are to be taken down and replaced above
the new work.
To the Editor of the Record and Guide:
We suggest that the Record and Guide should print every case
of the parties involved, will do more to weed out these
parasites of the real estate business than anything we can
imagine.
We suggest that the Record and Guide establish a column for
this purpose, and it is quite certain that there will be greater
hesitancy in committing such dishonest practices upon the part of
those who are in the habit of indulging in them. Besides
being a warning to the unscrupulous it will be highly instruct­
to those interested in real estate as brokers, speculators and
investors.
The only pity is that it will not prevent all the cases of dis­
honest practices that the law cannot reach. Probably your
readers may have suggestions to make pertinent to this subject.
W. J. GOLDBURG.
A Possible Remedy.
To the Editor of the Record and Guide:
Let me predict the future of the following indicated land:
Fifth av to Lexington av, 9Gth st to 110th st—now covered so
largely by undesirable flats (some of them new, I know). This
property will fall into the hands of the mortgagees, as at present
it is largely held on "air." It will never pay an average, fair
income to those who will acquire it under foreclosure. It cer­
tainly is and will be unreliable as to income, as tenants change,
change, bad or wretched wear and tear by careless tenants
frequents to their own enrichment.
Mr. Mordecai on the Money Situation.
In canvassing the subject of the mortgage market as affecting
Manhattan realty, Mr. R. Mordecai, of A. L. Mordecai & Son,
105 Broadway, Manhattan, said that in view of the financial and
mortgage market, the difficulty at present is to secure the right kind of applications.
The class of security most acceptable by lenders at present, he
said, was not mortgages upon higher elevations of real estate,
investments in real estate and mortgage, and mortgage.
The difficulty at present is to secure the right kind of applications.
The class of security most acceptable by lenders at present, he
said, was not mortgages upon higher elevations of real estate,
investments in real estate and mortgage, and mortgage.
Mr. Mordecai on the Money Situation.
The Assessment of Real Estate in the City of New York

By HON. LAWSON PURDY
President of the Department of Taxes and Assessments

The Block System of recording deeds forms the basis of the assessment system in the boroughs of Manhattan, the Bronx and Brooklyn. It is complete in Manhattan, in the territory west of the Bronx River in the Bronx, and in all but a small part of the city in Queens. In Richmond, assessments are still made by ward divisions, but the block system will be extended as rapidly as possible. Under the block system the boroughs are divided into sections, and sections into blocks, and the blocks are divided into lots. The records of sections and blocks being permanent. Blocks are divided into lots, numbered consecutively from one up within each block. When large parcels are divided and improved, or come subject to separate ownership, these lot numbers are subject to change. In such cases new lot numbers must be added and when parcels formerly assessed separately are consolidated by improvement with a single structure, some lot numbers are dropped.

Accurate maps are necessary as the basis of a good system of assessment. The best key maps, which are the only convenient plans as streets are opened, large tracts of land divided, and small tracts are consolidated into one parcel. For the use of the Deputy Tax Commissioners who make the assessments, maps are prepared identical with those used in the office of the Tax Commissioner. In the middle of the maps are key maps on a scale of from three hundred to seven hundred feet to one inch, and in the front of each volume there is a key map on a scale of from fifty to one hundred feet to the inch. These maps cover territory held in large parcels, much of it still farm land, the scale varies somewhat, being from eighty feet to two hundred feet to the inch. The lots are numbered, and the numbers are shown on the maps. On valuable lots of irregular shape, the areas shown in square feet, on larger parcels the area in lots, and on parcels containing several acres, in the rural parts of the city, the number of acres is marked on each parcel.

Beside his map books, each deputy has field books, which are almost identical with the annual record, and, in addition, contain columns for the final assessed valuation for about seven years, and a wide column for remarks. The field book shows the name of the owner of each parcel, if known, the size of the lot, the number of houses on the lot, the size of each house, the number of stories in height, the street number and the lot number. Above each block appears the section and volume number, and the names of the streets bounding the block. Since 1896 both the field books and the annual record books contain a separate column in which is set down the values of the real estate unimproved. In the last column left for remarks, the deputy sets down all sales with the true consideration, if it can be ascertained, or notes of the probable consideration; all mortgages, with the name of the institution leading the money, if the institution is one which is limited by law to loans not in excess of a certain percentage of the market value; all rentals, asking prices and offers as can be secured and may be indicative of value.

When the deputy is thus equipped with map and field book filled with all available data, the value of the land per front foot for one hundred feet deep, or per lot 250 x 100, is set down at each point on each street where the value changes. In some cases the same unit of front foot value or lot may value obtain for the entire side of a square, and in others the value may increase or decrease at intervals as short as the width of a single lot. Having determined the unit of value, the actual value of each building is quickly ascertained and entered when lots are regular in width and depth. When lots are longer or shorter than 100 feet, the value is determined by theNeill or Hofman rule: the value of one floor of a building is determined by multiplying the number of square feet of floor surface by the number of stories, and those of larger buildings are reduced to almost nothing in the case of a building unsuited to the site, or in a disreputable condition.

The factors of cost are determined for practical use with reference to the real estate parcels in the assessment of real estate. The factors are used to compare the assessment of buildings in any part of his own district, and in other districts. By the use of these factors costs are determined for the value of a building unsuited to the site, or in a disreputable condition.

The factor employed to determine the value of every building should be noted in the margin, so that the deputy can quickly compare the assessment of buildings in any part of his own district and in other districts. By the use of these factors costs are determined for the value of a building unsuited to the site, or in a disreputable condition.

The best system is impossible without certain tenure, and time is necessary to ripen the experience and knowledge which are essential to the best use of any system, no matter how perfect.
The Staats Zeitung Sale

The award made in the case of the Staats Zeitung property is in reality circles considered fairly in line with the determined stand for equitable treatment of property interests that the board of assessors of the city of New York have lately taken. While it is possible that some personal prejudice has gone to the determination of the value, in the majority of cases it is very difficult to find fault with the value assigned.

The chief objection that has been made to this valuation is that the Staats Zeitung is not worth $277, the price fixed by the board of assessors, but worth, according to some of the assessors, $100,000. It is not the object of this article to discuss this value, but simply to set forth the facts as they are in the record, and the reasons for the award, as far as they can be found.

Mr. Metz, the president of the board of assessors, made the award in the case of the Staats Zeitung property, and he states that the property was worth $277.

The Staats Zeitung property is worth $277.

The Staats Zeitung is worth $277.

The Staats Zeitung is worth $277.

Aids to Business Making.

In city in the world is the real estate man so well supplied with absolutely necessary information as in New York. For nearly forty years the Record and Guide has been the main spring of real estate machinery, and it has raised the business to a science for the profession. This has been made possible by records. A man with adequate records KNOWS. He does not have to guess.
Points on the Material Market.

All this spring Portland cement has continued in good supply for consumers and of moderate price.

There has been considerable activity in the market for cast iron pipe during the week, and several good-sized sales have been recorded. Among the contracts to be placed shortly are 6,250 tons for New York, 1,500 tons for Hoboken, and should warrant for further deals for third and fourth quarter.

In speaking of the copper metal situation yesterday, John R. Stanton said: "There is no basis whatever for the reports that the leading producers of copper have been cutting prices. What the market will be, a week hence, two weeks hence or a month hence, is something I do not know."

In hardwoods there is quite an amount of new stock coming on the market, but the shows for laburnum and some good-sized sales are reported.

The trade shows that as much brick building is being prosecuted this week as last week, indicating that there is still a demand. Hence, is something I do not know."

The building of a mammoth refuse destructor on Richmond Terrace, the former residence of Mr. and Mrs. W. H. Vanderbilt, has contract to furnish and set the exterior Tuckahoe marble, 1,288 tons for New York, 1,650 tons for Hoboken, and should funds be available, an additional 20,000 tons for this city.

The property has been leased for a long term of years to the Astoria Vending Co., of 18 East 14th st, who will renovate the building and open it for the trade. The contracts have yet been awarded. The Record & Guide is requested to state that these improvements do not include No. 128 East 14th st and 125 East 15th st, frontages of 61 ft. to 90 ft., on 11th st, recently purchased by Mr. S. Schmalz. Particulars of the later improvements will be given next week.

Schieffelin & Co. Not to Build in Pearl Street.

PEARL ST.—The secretary of the firm of Schieffelin & Co (drugs), No. 120 William st, on Tuesday officially informed the Record and Guide that there will not positively be no building erected on the plot, 89x300 ft, at the southeast corner of Pearl st and Peck slip, as was reported in the daily press the past week. He added: "We have made no plans or contracts of any kind for the lot, and we have no idea of erecting any building there on the southeast corner of Pearl st and Peck slip, as was reported in the daily press the past week."

EXTRA.

If you intend to approach a possible purchase, it is well to know where else he owns property. This is given in the property owners list of the Real Estate Directory.

Steel Frame of the Metropolitan Tower Started.

Operations on the new 48-sty tower of the Metropolitan Life Building, southeast corner of Madison av and 21st st, to this date are not far behind the schedule time set down by the architects, Napoleon Le Brun & Sons. The structural features of the steel skeleton for the tallest office building yet undertaken are, of course, a matter of some interest to engineers and builders all over the world. Several of the corner and interior columns which rest on cast-steel and iron-beam grillages of varying sizes, reaching down to solid rock, are now in place, pointing above the sidewalk level. The base of the largest corner column, put in is 75 ft. sq. and 3 ft. high, and the grillage upon which it rests is made up of one tier of 20-inch iron beams and three tiers of 21-inch iron beams, 12 ft. square at the bottom. All these grillages are encased in concrete. The column weighs about one ton per lineal foot. To the double wings of the wall columns are connected two parallel horizontal wall girders which are to perform the double duty of wind bracing and floor beam support. Below the 11th story both girders will be of built-up-sections and the double duty of wind-bracing and floor beam support. Below the double duty of wind-bracing and floor beam support.

EXTRA.

RECORD AND GUIDE

Unique Engineering.

The Borough of Richmond has just awarded the contract for the building of a mammoth refuse destructor on Richmond Terrace, West New Brighton, S. I. The area covered will be about 69x90, and the construction will be of reinforced concrete, resting on reinforced concrete piles. Since the position of the destructor will be on the marshy shore of the KIII von Kull, it is necessary to drive concrete piles to secure a foundation absolutely firm. The piles, which are to be about 5 ft. in diameter, and 100 ft. long, will be driven in place with timber piles. The building is to be connected by an elevated trestle roadway 17 ft. wide built of reinforced concrete and resting on reinforced simplex piles. The contract for the pile foundations was given to the Foundation Company, 119 Broadway, New York.

Aids to Business Making.

If you intend to approach a possible purchase, it is well to know where else he owns property. This is given in the property owners list of the Real Estate Directory.

Latest Improvement for East 14th Street.

14TH ST.—Messrs. Israels & Harder, 31 West 31st st, have been commissioned to prepare plans for extensive alterations to the Ecklund building on the southwest corner of 14th st and 5th av, to cost about $150,000.

The building is to be remodeled and modernized to meet the requirements of a new department store.

EXTRA.

The building of a mammoth refuse destructor on Richmond Terrace, the former residence of Mr. and Mrs. W. H. Vanderbilt, has contract to furnish and set the exterior Tuckahoe marble, 1,288 tons for New York, 1,650 tons for Hoboken, and should funds be available, an additional 20,000 tons for this city.

The property has been leased for a long term of years to the Astoria Vending Co., of 18 East 14th st, who will renovate the building and open it for the trade. The contracts have yet been awarded. The Record & Guide is requested to state that these improvements do not include No. 128 East 14th st and 125 East 15th st, frontages of 61 ft. to 90 ft., on 11th st, recently purchased by Mr. S. Schmalz. Particulars of the later improvements will be given next week.

Schieffelin & Co. Not to Build in Pearl Street.

PEARL ST.—The secretary of the firm of Schieffelin & Co (drugs), No. 120 William st, on Tuesday officially informed the Record and Guide that there will not positively be no building erected on the plot, 89x300 ft, at the southeast corner of Pearl st and Peck slip, as was reported in the daily press the past week. He added: "We have made no plans or contracts of any kind for the lot, and we have no idea of erecting any building there on the southeast corner of Pearl st and Peck slip, as was reported in the daily press the past week."

EXTRA.

If you intend to approach a possible purchase, it is well to know where else he owns property. This is given in the property owners list of the Real Estate Directory.
MERCHANT.—The design below is a 3-story Chinese arcade, which is the first of its kind to be erected in the Chinese quarter. The street door will be arranged as an arcade, with stores and booths on both sides. The ceilings and entrances will be highly ornamental, with fancy metal work, and a large distribution of electric lights and electrical effects. Stairways will extend from the arcade to the upper stories, which will be occupied as an amusement place and museum. The structure is to be ready by October 1.

CLINTON ST.—M. Whitelaw, 225 West 42nd st, is preparing plans for alterations to No. 175 Clinton st, for Elta Warshanski, of 1901 1st av. Estimated cost, $7,900.

Miscellaneous.

MARRIED: Parish & Schroeder, 3 West 25th st, Manhattan, have prepared plans for a geological museum and laboratory building for the University of Princeton College, to be erected at Princeton, N. J., at a cost of $500,000.

BUSHWICK AV.—Messrs. Koelle, Speth & Co., 900 Chestnut st, Philadelphia, Pa., are completing plans for a 1-story boiler house, brick, slag roof, 39x51 ft, for the J. F. Trommer's Evergreen Brewery, on the west side of Bushwick av, 170 ft. south of Conway st, Brooklyn.

The first piece of steel to be used in the construction of the new Manhattan bridge was placed in position this week, nearly 2 years after the old bridge was first considered. The steel that was placed is part of the tower to be built at the New York end of the bridge, at Pike street. It will be filled with concrete, this being the mode of construction.

Record and Guide

Stables.

BUSHWICK AV.—G. W. Ellsion, World Building, Manhattan, has completed plans for a 5-story stable and loft building, 52.5x103.5 ft, for Littauer & Bloom, 714 Bushwick av, to be erected on Bushwick av, west side, 85.5 ft. north of Beaver st, Brooklyn. Estimated cost, $15,000.

67TH ST.—Two buildings will be demolished at Nos. 214-216 West 65th st, on which Daniel McCoy, 202 West 65th st, will immediately erect a 6-story brick, slate roof stable, 30x75 ft, from plans by Erwin Rossbach, 1947 Broadway. Estimated cost about $35,000. No contracts let.

144TH ST.—Architect Hermann Horenburger, 682 East 159th st, Manhattan, is preparing plans for a 5-story stable, 90x100.6 ft, containing 108 stalls with wagon and carriage rooms, to cost about $40,000, including all modern improvements, to be occupied as an exterior of light brick and limestone, the coping, slag roof, low pressure steam. Also, Messrs. Israel & Harder, 31 West 31st st, are the architects.

Factory.

NORTH 6TH ST.—Cela Diamond, 231 North 6th st, Brooklyn, is soon to begin the erection of a 3-story brick, slag roof factory, 30x55, on the north side of North 6th st, 125 ft. west of Metropolitan av, to cost $25,000. Plans are being prepared by H. Hofer, 242 Franklin av, Brooklyn.

252 BROADWAY.—R. W. Berger & Son, Bible House, will prepare the plans for rebuilding the brick factory of George Binger & Co., between 91st and 92d st, near the East River, which was recently destroyed by fire. Definite plans for this improvement have not yet been determined. No contracts issued.

ALTERATIONS.

MADISON AV.—Oscar Lovenson, 18-20 East 42d st, is making plans for $8,500 worth of alterations to No. 1785 Madison av, for Louis Bernstein, 220 West 88th st.

Estimates Receivable.

74TH ST.—No contracts have yet been awarded for the 3-story store and office building, 914-145.8 ft, which T. D. Browning, 16 Cooper Square, is to erect at Nos. 217 to 217 West 74th st, and 217 to 217 Broadway, to cost $100,000, for sale of the front for an exterior of light brick and limestone, the coping, slag roof, low pressure steam, etc. Messrs. Israel & Harder, 31 West 31st st, are the architects.

CANAL ST.—Architects and contractors, Henry Fouchaux, Broadway and 162d st, is ready to receive bids on foundation work for the new 10-story loft and factory building for Alexander M. Powell, 326 West 72d st, to be situated on the northeast corner of Canal and West 72d st, as soon as the building contracts are awarded. Plans for the Biological Building are now ready, and only await the necessary funds to be placed under contract.

Planes have been completed for the construction of a new railroad between Jersey City and Newark, to be operated by the mono-rail system. A ten-minute trip from one terminal to the other is promised, with a five-cent fare. Negotiations are still pending with the Budd Manufacturing Company of New York City for erection of proposed passenger stations to cost $400,000 at Chattanooga, Tenn. It is estimated that the company will expend a total of about $870,000 in providing entire terminal facilities, including $70,000 for purchase of site for station, $100,000 for site for passenger yard, terminals, etc.; $350,000 to fully equip and construct yards and $100,000 for erection of passenger station.

Donn Barber, New York city, architect.

BROADWAY.—Messrs. Parish & Schroeder, 1 chocolate 15 Broadway, is preparing plans for the new Administration Building of the New York Zoological Society, in Baird court, will be begun as soon as the plans are nearly completed, and the contract for it will be awarded as soon as funds are available. The building is finished it will not only be the headquarters of the Zoological Society, but will house the great collection of birds and horns planned by the society, and a collection of paintings and a library available for private use. Plans for the biological building are now ready, and only await the necessary funds to be placed under contract.

Planes have been completed for the construction of a new railroad between Jersey City and Newark, to be operated by the mono-rail system. A ten-minute trip from one terminal to the other is promised, with a five-cent fare. Negotiations are still pending with the Budd Manufacturing Company of New York City for erection of proposed passenger stations to cost $400,000 at Chattanooga, Tenn. It is estimated that the company will expend a total of about $870,000 in providing entire terminal facilities, including $70,000 for purchase of site for station, $100,000 for site for passenger yard, terminals, etc.; $350,000 to fully equip and construct yards and $100,000 for erection of passenger station.

Donn Barber, New York city, architect.

Contracts Awarded.

Monad Engineering Co., 347 Court st, N. Y., has contract for the construction of shelter for postumous searchlight at Fort Totten, N. Y.

41ST ST.—James McWatters, 254 Broadway, has contract for improvements to the Harvard Clubhouse, No. 57 West 44th st, consisting of interior alterations.
A Fireproof Building Construction, Embracing Beams, Girders, Columns and Floor Slabs consisting of a light steel frame just like the old kind but much lighter, carrying only the building loads until enclosed in a homogeneous stone concrete; then comes the strength required for the completed building, increasing with each succeeding year.

Specify it for Rigidity and Durability

"System M" competes in cost with stone concrete reinforced with steel bars and is cheaper than any other construction.

Specify it for Economy

"System M" beats the speed of erection claimed for regular steel and fireproofing work.

Specify it for Low Insurance Rates

MERCED AND GRAND STS.
One of our first System M Buildings. We invite inspection of at least 1 dozen others in thisvery mode for list.

77TH ST.—H. Ives Smith, 250 West 77th st, has received contract for alterations in the lady residence of Theodore Wentz, 528 West 77th st, from plans by Samuel R. Bishop, 170 5th av. A. R. Whitney, Jr. & Co., 135 Broadway, Manhattan, have received the general contract to erect a large office building, to be known as the "Ideal Building," at 17th and Chauncey st, Denver, Colo.

74TH ST.—The general contract has been awarded to C. F. Board Co., 136 Liberty st, for the new residence for Mrs. Walter Hubbard, to be erected at No. 138 West 74th st. Plans are by Henry Otis Chapman.

BROADWAY.—Moran & Jones, decorators, 65 West 29th st, have taken the contract for alterations to the 8-sty store and loft building No. 512 Broadway, owned by W. W. Astor, 23 West 25th st. Plans are by Townsend, Steinhe & Haskell, 29 East 19th st.

33RD ST.—Contracts have been awarded for masonry to T. J. Brady Co., 1125 Broadway, and to L. Fred Ott, 118 East 88th st, carpenter work, for $90,000 worth of alterations to the two 3-sty storage buildings on the north side of 33rd st, 55 ft. west of 2d av, for George EHret, of 235 East 92nd st. Plans are by Julius Kastner, of 1325 Broadway.

AMSTERDAM AV.—David F. Hanigan, 722 Amsterdam av, has obtained contract for plumbing work on a store building, situated on Amsterdam av, west side, between S9th and 90th sts, to be erected by John Jacob Astor, 23 West 25th st, from plans by James McWalters, 2434 Broadway. The building is to cost about $20,000, 1-sty, tar and gravel roof, 217x50 ft.

75TH AV.—Messrs. Hale & Rogers, of 11-15 East 24th st, are the architects.

"SYSTEM M"
(PATENTS PENDING)

"SYSTEM M"
(PATENTS PENDING)

"SYSTEM M"
(PATENTS PENDING)

"SYSTEM M"
(PATENTS PENDING)

"SYSTEM M"
(PATENTS PENDING)

"SYSTEM M"
(PATENTS PENDING)

Specify it for Rigidity and Durability

"System M" competes in cost with stone concrete reinforced with steel bars and is cheaper than any other construction.

Specify it for Economy

"System M" beats the speed of erection claimed for regular steel and fireproofing work.

Specify it for Low Insurance Rates

STANDARD CONCRETE-STEEL CO.
415 East 31st St., Manhattan.
ROEbling St.—Plans have been filed by Longman & Mearlins for the erection of a 4-sty brick factory building, 200x200 ft., on the south side of Satter av., between Barrat and Granton st., to cost $90,000, and to be erected by the owners.

LONG ISLAND CITY.—C. L. Van Fossen, 527 West 121st st., Manhattan, has received plans accepted for a 4-sty brick school building, 200x200 ft., west corner of McDonough st., to cost $35,000.

Snyder, 500 Park av, Manhattan, has completed plans for a 4-sty brick flat, 40x80 ft., for J. D. Coleman, 150 Sherman av., Rockaway av., to cost $60,000, plans of which were prepared by Wm. J. Ryan, architect.

LONG ISLAND.—An 8-sty brick, 20x80 ft., will be erected in Douglass st., west side, 217.11 ft., south of Pitkin av., to cost $45,000.

MIDDLE VILLAGE.—German Trinity Church, Juniper av., Middle Village, will construct a 1-sty brick church, 52x54 ft., on Metropolitan av., south side, 6,000 ft., west of Dry Harbor road, Middle Village, to cost $34,000.

LONG ISLAND.—On the east side of Sherman st., 44 ft. north of Temple St., Max Breiter & Struckmeyer, 226 West 121st st., Manhattan, have accepted plans for a 2-sty brick flat, 24x40 ft., from J. F. G. Graham, architect.

GEORGE'S AV.—The City, for the erection of a 4-sty school building, 200x200 ft., on the north side of Satter av., between Barrat and Granton st., to cost $90,000, and to be erected by the owners.

BROOKLYN HILLS.—At Brooklyn Hills, Union pl., northeast cor. Emmons av., 50x100 ft., will erect a brick building, 20x50 ft., to cost $25,000.

DODWORTH ST.—Operations will soon be started by the City of New York for the immediate development of a 4-sty school building, 250x200 ft., on the south side of Satter av., between Barrat and Granton st., to cost $90,000, and to be erected by the owners.

Eighty-Fourth St.—H. M. Bereman, 227 Havemeyer st., will build two 5-sty stories and flats, 35x88 ft., on South 4th st, north side, 60 ft. east of mention. The building will be erected by H. W. Brown of Brooklyn is architect.

East 42d st, and Warren & Wetmore, 3 West 33d st, are the architects and builders, will erect a 6-sty flat on the southeast corner of Washington and Gates avs., to cost $160,000.

PLUSHING.—The new parish house for St. George's will be commenced next month. Estimatives are being received.

NEWARK.—Brian, 194 Union pl., has accepted plans of F. R. Berbach, for a brick church, 67x150, to cost $90,000, and to be erected at southwest corner of Rockwood av and Ridgewood av.

ST. MARK'S AV.—Schneider & Hertha Building Co., owners, archaeists and builders, will erect a 6-sty flat on the southeast corner of Washington and Gates avs., to cost $160,000.

NEWARK.—Plans have been filed by Longman & Mearlins for the erection of a 4-sty brick factory building, 200x200 ft., on the south side of Satter av., between Barrat and Granton st., to cost $90,000, and to be erected by the owners.

MIDDLE VILLAGE.—German Trinity Church, Juniper av., Middle Village, will construct a 1-sty brick church, 52x54 ft., on Metropolitan av., south side, 6,000 ft., west of Dry Harbor road, Middle Village, to cost $34,000.

NEWARK.—Claude L. Davison, a builder, of Rockville Centre, L. I., has bought a plot fronting on the boardwalk at Long Beach, near L. I., for $20,000, and to erect a bathing pavilion of reinforced concrete, with stores. This bathing pavilion will adjoin the site upon which a $20,000 bathing pavilion was recently erected by J. C. W. Edwards, 319 New York av., Brooklyn, for the benefit of the Brooklyn Woman's Improvement Club.

DEPUE & FRICK building, 53-38 Flushing av, which was designed by Ludlow & Valentine, and which was illustrated in a recent issue of this paper, has been erected in what is considered the finest position to turn out work rapidly. They have a large stock of bricks and other materials, which are included in the specifications. The cost is estimated at $25,000. H. Galitka, 15 Pierrepont st, owner, and G. F. Schramm, 15 Pierrepont st, architect.

HARRISON.—Gallin & Krauskopf, 125 Vernon av, will begin at once with the construction of a 6-sty flat on the north side of 11th st., one block west of Barlow pl., at cost of $60,000. Samuel Sass, 25 Park row, Harrison, has prepared plans.

HARTFORD.—Schneider & Hertha Building Co., owners, archaeists and builders, will erect a 6-sty flat on the southeast corner of Washington and Gates avs., to cost $160,000.
Kearny.—Joseph Kennedy, of 10 North 4th st, Harrison, is ready for work on the erection of a new brick water tower, 50 ft. in diameter, to be 100 ft. high. Architect, Charles C. Lawton, 110 Broadway, Newark. T. C. Mccarthy, contractor.

Dover.—J. P. Dodge, Jr., of Dover, is preparing plans for a new high school.

Jersey City.—Board of Trustees of the City Hospital, at the Golf Course, is preparing plans for the addition of a 7-story brick building, 25 ft. by 20 ft., with a basement. Architect, Charles B. Gilbert, 47 Market st, New York. W. L. Rice, contractor.

Montclair.—William B. Dickson, whose handsome residence on Llewellyn road, Montclair, is one of the show places of that section, is building a 3-story brick residence on the same grounds, the cost of which will be $80,000. Mr. Dickson consulted architect, Lewis W. Robbins, of New York. The building will be 55 by 75 ft. and will have a basement. The work is in charge of Benjamin M. Smith, contractor. The plans were prepared by the architect, Lewis W. Robbins, of New York.

South Elizabeth.—American Electrical Novelty & Manufacturing Co., 508 Hudson st, New York, has purchased 115 acres of land in this city as a large plant for the manufacture of electrical novelties. The building will be ready for laying and plastering, which will be of a absolutely fireproof character.

Paterson.—Members of the Lincoln Club, Paterson, are considering the erection of a new club building. David Young is chairman of the building committee.

Morristown.—The proposed electric light plant will cost about $200,000. P. V. Stryker, Bernardsville, N. J., is general manager.

Newark.—Proposals for material and erection of the proposed comfort station between Vaux and Wind, New and Summit sts in the city of Newark, will be received by the Board of Health, at 300 Market st, until June 30. The building will be 80 ft. by 50 ft. and will have a basement. Architect, Nathan Myers, Metropolitan Building, Newark. R. F. Feather, contractor.

Orange.—John R. Weeks is considering erecting five more large houses on Montrose ave. He recently purchased a large piece of property on the east side of the avenue, a short distance from where he is erecting three other large houses. The proposed houses will be of the same character as his recent building for Mr. R. S. Smith. They will be ready for laying and plastering, which will be of a absolutely fireproof character.

Paterson.—President Woodrow Wilson states that $1,200,000 has been given to erect new laboratories at Princeton University, and $1,000,000 for a new dormitory, which has not been determined.

Newark.—The Reality Operating Company, of 42 Market st, has had plans prepared by Hyman Rosensohn, and are ready for esti­mated cost, $85,000. Work will be begun in a month.

Newark.—The plans for the building were drawn by Architect L. W. Robbins, of New York. The building will be 54 by 56 ft. at the first floor, and 56 by 57 ft. at the second floor. The cost is estimated at $125,000.

Jersey City.—There is a vast volume of building going on in Jersey City this month, and the record bids fair to equal if not surpass that of June of last year. Already the record for the first five months of 1907 is $5,883 ahead of the first six months of 1906.

Glen Ridge.—The estimated cost is $100,000 for the proposed residence which will be erected for J. H. Bronduke, of 55 Lenox ave, West New York. The building is to be of brick and stone, 3 stories and 35 ft. in height, and to cost $300,000.

Paterson.—Leon Friedman, owner, 059 Broadway, Paterson, has a permit to erect a brick house to cost $100,000. Plans for the building are being drawn by architect L. W. Robbins, of this city.

New Rochelle.—Plans are being prepared for a 3-story brick apartment house to be erected by Peter Murphy, ex-Receiver of United States, 192 Broadway, New York. Plans have been prepared by architect, Nathan Myers, Metropolitan Building, Newark. Estimated cost, $100,000.

Albany.—Federal Railway Signal Co., of Green Island, N. Y., has been awarded the contract for the construction of a signal building on upper Broadway, Albany; 2 stories, 300x100 ft., fireproof steel construction. Estimated cost, $80,000. Work will be begun in about a month.

Rondout.—William R. Harper, of 210 Park ave, Hoboken, for the erection of two double flats in the building at the corner of Main and Golden Hill sts for S. H. Wheeler, architect, 210 Park ave, Hoboken, estimated cost, $12,000. C. W. Wetherill, contractor.

Kingsport.—Fire destroyed a large stable on Stuyvesant st, owned by George B. Fry, at the corner of Myrtle and Stuyvesant st, and Nowiseg separate contracts for the erection of two double flats in the building at the corner of Main and Golden Hill sts for S. H. Wheeler, architect, 210 Park ave, Hoboken, estimated cost, $12,000. C. W. Wetherill, contractor.

Troy.—Plans have been drawn for an addition to School 14.

Glens Falls.—The Glens Falls Trust Co. has tentative plans for a new bank in the city.

Rondout.—The Central Amusement Co. will remodel stumpson's Opera House.

Glens Falls.—A school building will be erected in District No. 10, to cost $120,000.

Syracuse.—The following building permits were granted in Syracu­se: last week: First National Bank Co., 90-92 S. Clinton st, 2 stories; Charles C. Adams will erect a 2-story frame in Hoosiek st, to cost $4,500.

New York State.

Albany.—Plans by Marcus T. Reynolds have been accepted for the new home of the Albany State Penitentiary, at the cost of $100,000. The Federal Railway Signal Co. has decided to expand its factory in Glens Falls, N. Y., to the amount of $60,000 for a new fireproof steel building, which will be erected at the present frame factory building, adjoining the property of the former Albany Forge, which the Signal Co. took over on its removal to this city from Green Island. Dimensions of building, 250x100, 2 stories.

Troy.—Plans have been drawn for an addition to School 14.

Glens Falls.—The Glens Falls Trust Co. has tentative plans for a new bank in the city.

Rondout.—The Central Amusement Co. will remodel stumpson's Opera House.

Glens Falls.—A school building will be erected in District No. 10, to cost $120,000.

Syracuse.—The following building permits were granted in Syracu­se: last week: First National Bank Co., 90-92 S. Clinton st, 2 stories; Charles C. Adams will erect a 2-story frame in Hoosiek st, to cost $4,500.

New York State.

Albany.—Plans by Marcus T. Reynolds have been accepted for the new home of the Albany State Penitentiary, at the cost of $100,000. The Federal Railway Signal Co. has decided to expand its factory in Glens Falls, N. Y., to the amount of $60,000 for a new fireproof steel building, which will be erected at the present frame factory building, adjoining the property of the former Albany Forge, which the Signal Co. took over on its removal to this city from Green Island. Dimensions of building, 250x100, 2 stories.

Troy.—Plans have been drawn for an addition to School 14.

Glens Falls.—The Glens Falls Trust Co. has tentative plans for a new bank in the city.

Rondout.—The Central Amusement Co. will remodel stumpson's Opera House.

Glens Falls.—A school building will be erected in District No. 10, to cost $120,000.

Syracuse.—The following building permits were granted in Syracu­se: last week: First National Bank Co., 90-92 S. Clinton st, 2 stories; Charles C. Adams will erect a 2-story frame in Hoosiek st, to cost $4,500.
**MANHATTAN AND THE BRONX**

**CONVEYANCES.**

- **Assessed Value.**
  - Manhattan: $330,600
  - Bronx: $189,131,800
  - Total: $409,182,710

- **Total No. Nominal.**
  - Manhattan: 6,937
  - Bronx: 4,275
  - Total: 11,212

- **Amount Involved.**
  - Manhattan: $26,171,912
  - Bronx: $40,198,151
  - Total: $66,370,063

**PROJECTED BUILDINGS.**

- **Assessed Value.**
  - Manhattan: $31,631,760
  - Bronx: $76,364,808

**MORTGAGES.**

- **Total number.**
  - Manhattan: 26
  - Bronx: 7
  - Total: 33

- **Amount Involved.**
  - Manhattan: $1,576,975
  - Bronx: $25,292
  - Total: $1,602,267

- **No. at 6%.**
  - Manhattan: 11
  - Bronx: 4
  - Total: 15

**TOTAL AMOUNT OF CONVEYANCES.**

- **Jan. 1 to date.**
  - Manhattan: $11,926,010
  - Bronx: $17,490,961

---

**PRIVATE SALES MARKET**

While the private sales market for the week has given little evidence of improvement in so far as the number of transactions is concerned, an inspection of the budget will show that the trading has been more evenly distributed than during the preceding period. In the lower business section of Manhattan several corner parcels changed hands, including the purchase of 78-80 Wall st by John G. Agar, which contains the building of elevator apartment houses, plans for which have already been filed. Over in the Bronx, several large plots involves the building of elevator apartment houses, plans for which have already been filed. In Lower Wall Street.

**SOUTH OF 50TH STREET.**

- **BROOME ST.—Isaac Saltz bought through Locovagan, Papas Co., 149 and 231 Broome st, a 7-sty tenement, with store, for $265,847.**
- **DIVISION ST.—C. S. Goldberger & Co., in conjunction with M. Cohen, sold for Berkman & Guettman to C. Goldberger the northeast cor of Division and Ridge st, a 6-sty tenement, for $124,007.
- **DRUG HOUSE Buys a New Site.**
  - **PEARL ST.—Strange & Swanson Co resold the plot, 83x98, at the southeast cor of Pearl st and Peck slip, to Schoeffel & Co., for $6,500.**
- **SOUTHWALL ST.—Douglas Robinson, Charles S. Brown & Co sold for W. K. Astor to John G. Agar 81-83 Wall st, w. e. w pear st, for $50,000.**

---

**IN THE REAL ESTATE FIELD**

**RECOED AND GUIDE**

---

**IN THE REAL ESTATE FIELD**

**Real Estate and Building Statistics.**

The following are the comparative tables of Manhattan, The Bronx and Brooklyn, showing Morvages and Projected Buildings for the corresponding weeks 1906 and 1907:

---

**MANHATTAN AND THE BRONX.**

**CONVEYANCES.**

<table>
<thead>
<tr>
<th>Year</th>
<th>June 21 to 27, Inc.</th>
<th>June 22 to 28, Inc.</th>
</tr>
</thead>
<tbody>
<tr>
<td>Total No. for Manhattan</td>
<td>234</td>
<td>7</td>
</tr>
<tr>
<td>No. with consideration</td>
<td>215</td>
<td>6</td>
</tr>
<tr>
<td>Amount Involved</td>
<td>$13,285,865</td>
<td>$40,198,151</td>
</tr>
<tr>
<td>Number Involved</td>
<td>206</td>
<td>51</td>
</tr>
</tbody>
</table>

**Assessed Value.**

- **Manhattan:** $31,631,760
- **Bronx:** $76,364,808

---

**SOUTH OF 50TH STREET.**

- **BROOME ST.—Isaac Saltz bought through Locovagan, Papas Co., 149 and 231 Broome st, a 7-sty tenement, with store, for $265,847.**
- **DIVISION ST.—C. S. Goldberger & Co., in conjunction with M. Cohen, sold for Berkman & Guettman to C. Goldberger the northeast cor of Division and Ridge st, a 6-sty tenement, for $124,007.
- **DRUG HOUSE Buys a New Site.**
  - **PEARL ST.—Strange & Swanson Co resold the plot, 83x98, at the southeast cor of Pearl st and Peck slip, to Schoeffel & Co., for $6,500.**
  - **SOUTHWALL ST.—Douglas Robinson, Charles S. Brown & Co sold for W. K. Astor to John G. Agar 81-83 Wall st, w. e. w pear st, for $50,000.**

---

While the private sales market for the week has given little evidence of improvement in so far as the number of transactions is concerned, an inspection of the budget will show that the trading has been more evenly distributed than during the preceding period. In the lower business section of Manhattan several corner parcels changed hands, including the purchase of 78-80 Wall st by John G. Agar, which contains the building of elevator apartment houses, plans for which have already been filed. Over in the Bronx, several large plots involves the building of elevator apartment houses, plans for which have already been filed. In Lower Wall Street.
known as the "Museum Block." Under the wise direction respecting the proposed court house, property on this block was regarded as possessing considerable attraction as a speculative investment.

15TH ST.—The Theodore Marks Company bought from Louis Arno- stein 419 East 16th st, a 5-sty tenement, 25x100.

16TH ST.—Harry S. Harris & Co. sold for Albert Welker 161 East 16th st, a 4-sty dwelling, 25x100.

17TH ST.—A. B. Katz sold for Jacob Hyman the 3-sty tenement 144 West 17th st, new with extensions, 25x100. The property was also acquired the adjoining property, No. 18, from the Oolhout Realty Company.

21ST ST.—Lincoln Trust Company, as trustee for the Gardner estate, bought from the Corbit Co. 535 West 21st st, a 5-sty double flat, 25x100.11. Arthur S. Cox was the broker.

25TH ST.—The Sandford Realty Company sold 165 West 25th st, a 4-sty double tenement, with stores, to James E. Mitchell, Joseph Corbit & Co. we the brokers.

New Loft Building for 28th Street.

28TH ST.—Rachitchek, Rows & Blake sold for Amy H. Coleman, 25x100.10. The property was to be sold at auction during the week by Joseph P. Day.

29TH ST.—George M. Houdon sold 229 and 231 West 29th st, old building, 25x100. The buyer is a large publishing firm, which will erect on the site a 7-sty building for its own use.

31ST ST.—A. L. A. Marks sold for Mrs. M. Feig to the Flatiron Realty Company (Cosway & Corduke) 516 West 30th st, a 5-sty tenement.

AV C.—Kraower & Co. sold for a Mr. Preeler to Henry Marks and Caspar Levy the two 6-sty tenements, 323 to 325 AV C, near 9th st.

1ST AV.—Charles Baerman & Co. sold for M. Menschel to Jacob Politchek the southwest cor of 1st av and 9th st, a 5-sty building, 25x100.

2ND AV.—The Rate Bank sold to Hugo Cohen 193 and 195 2nd av, new, 25x100.11. The property now known as Oury Court 61x35x90. The property was to be sold at auction during the week by Joseph P. Day.

7TH ST.—Passe & Hiltmann sold for Mrs. A. Miller 304 West 7th st, a 3-sty American basement dwelling, 10x100. The buyer will occupy the house.

8TH ST.—Arbuckle & Gelb, as brokers, sold to a Mr. Werner the 5-sty double flat 425 East 8th st, 25x100.

9TH ST.—Arthur G. Marbler sold for a client to Samuel Week 335 West 88th st, a 6-sty double flat, 25x100.06.

10TH ST.—Passe & Hiltmann sold for Helen & Welt 34 West 91st st, a 4-sty tenement, 16x100.09, to a client for occupancy.

To Build Elevator Apartment.

33RD ST.—A. L. A. Marks sold to the National Mortgag Co. to the Allen Constructors Co. the plot on the south side of 33rd st between 7th and 6th av, 25x100.06. The new 5-sty elevator apartment house will be erected on the site. The plot is considered well adapted to the improvement planned. The subway station is at 116th st and Broadway.

36TH ST.—Mary Glassford sold through Lee & Hambough to Peter Biscardi the 2-family house 146 West 36th st, 25x100.

90TH ST.—McVicker-Gaillard Realty Company sold for Eugene Valleng to Mr. Hardcastle 241 and 243 West 90th st, 18x100.06.

100TH ST.—A. S. Hildern sold to Mr. Fleck for the New York Central 90 East 100th st, a 5-sty tenement, 25x100.11. Arthur S. Cox was the broker.

Superba Figures in Real Estate.

107TH ST.—Felix J. Friedel & Co. sold for A. Guthman & Co. 237 and 239 West 107th st, a 6-sty elevator apartment house, 50x100, to Mrs. Karst, for Mrs. E. J. Gerbely.

109TH ST.—C. J. H. Wissell sold for Mrs. Matheson to the 5-sty flat 129 West 109th st, the plot is considered well adapted to the improvement planned. The subway station is at 116th st and Broadway.

132TH ST.—Felix J. Friedel & Co. sold for A. Guthman & Co. 257 East 132nd st, a 3-sty apartment house, 25x100, to Mrs. Chas. E. Haas.

136TH ST.—Edward C. H. Vogler sold for George Schmitt to Caro-

137TH ST.—Theodore Marks Company sold for Louis Bauer 759 East 137th st, a 4-sty double flat, 25x100 and irregular.

143TH ST.—Frank L. Frenkel sold for a Mr. Moss 745 143rd st, the new house, at the northwest cor of 290th st and Perry av.

WASHINGTON HEIGHTS.

135TH ST.—Edward C. H. Vogler sold for George Schmidt to Caro-

144TH ST.—The Picken Realty Company sold 471 West 144th st, a 4-sty apartment house, 25x100, with extension, for Mrs. C. R. Converse for occupancy. Louis Becker & Co. were the brokers in the deal.

147TH ST.—A. B. Mosher & Co. to an investor 507 and 509 West 147th st, 10x100. The buyer will occupy the premises.

148TH ST.—Henry and Jefferson Schillman bought, through L. J. Frankel Bros, the 6-sty 96 West 148th st, 25x100, for Mr. John H. Springer, sold for Samuel Strasbourger to Hyman Horwitz and Wife the 7-sty elevator apartment house at the southeast cor of Broadway and 148th st, 25x100.09.

151ST ST.—Louis Becker & Co. have sold for James Flood the 2-story frame dwelling 516 West 151st st, 25x100.11, to Eugene L. Leonard.

BRADBURY AV.—A. B. Mosher & Co. sold for A. Schelhcr to Moses Solomon the southeast cor of Bradbury av and 144th st, a 6-sty apartment house, 40x100.

BRADBURY AV.—Fleck & Brown, in conjunction with William H. Rosenblatt, sold for Samuel Strasbourger to Hyman Horwitz and Wife the 7-sty elevator apartment house at the southeast cor of Broadway and 148th st, 25x100.09.

160TH ST.—Louis Becker & Co. have sold for James Flood the 2-story frame dwelling 516 West 151st st, 25x100.11, to Eugene L. Leonard.

165TH ST.—Isaac Portman resold 147 West 165th st, a 6-sty flat, 25x100.10, to a Mrs. Eke 267 West 162d st, who purchased it on the block between 117th and 118th st, St. Paul's Church and school, at the present best price.

Enlarging Present Holdings.

181ST ST.—Harry S. Ely & Co. sold for Henry M. Austin 550 and 552 Park av, northeast cor of 64th st, a 4-sty brick garage, 50x100.11, to Mr. Cohen and Mr. Reiss, who plan to enlarge this property. The plot is control a 100x100.10.

WEST END AV.—Thomas Moeller sold to Mrs. M. Feig the plot 106 West End av, north cor of 140th st, a 4-sty and basement dwelling, 20x110.10.

3D AV.—Ardol & Byrne sold for Jacob Wolf 2106 3rd av, a 5-sty double flat, 25x100.06.
REAL ESTATE NOTES

Young man of 20 wishes a position where he can learn the real estate business. See Wants and Offers.

For information about real estate in Monmouth Co., N. J., see adv. of Jacob A. King in Wants and Offers.

The management of real estate is wanted by a man thoroughly experienced. See Wants and Offers.

An advertiser wants to loan first and second mortgages on first-class Manhattan real estate. See Wants and Offers.

An advertiser was associated with a reliable firm by a young man of experience in managing property. See Wants and Offers.

An advertiser wants a building or plot, 100x100 ft., west of Broome and south of 50th st., for cash customer. See Wants and Offers.

Lowenfeld & Prager, operators, 149 Broadway, Manhattan, announce that they have prepared a new list of properties for sale, copies of which may be had for the asking.

Several lots on Long Island City are noticed for sale in Wants and Offers. See Wants and Offers.

A position is advertised with a reliable firm by a young man of experience in managing property. See Wants and Offers.

An advertiser wants to buy a plot, 100x100 ft., west of Broome and south of 50th st., for cash customer. See Wants and Offers.
GOOD SECOND MORTGAGE
Purchased and Sold

Hudson Mortgage Co.
Organized Under the Banking Law
120 BROADWAY

CAPITAL $800,000

A book that shows how city values are made and the bases upon which real estate appraisals should be made.

SECRETARY: WILLIAM F. DURYEA.
TREASURER: FRANKLIN P. DURYEA.

June 30, 1907

Wants and Offers

LONG ISLAND CITY

THIRD STREET and 32nd Avenue: 21 rooms, 1,200 sq. ft. Each. Five lots, including corner bordering on Boulevard. For full particulars send for catalogue. Price $3,500. 50 lots, adjacent to streets, 20 to 30 minutes to Ferry, each $700. Ashland Park, N. J. Full Commission to Brokers. THEO. MERKET, JR., 323 W. 56th St., New York.

GOOD TRANSFER CORNER

1120 Eleventh Avenue: good for Lawyer or other business.

STATEN ISLAND

23 ACRES at Hilltop. This acreage is ready to be developed, and has not changed hands in over 40 years. Staten Island Rapid Transit R. R. runs through and station is on property. Price, $500 acres, 50 per cent. Mortgage. Full Commission to Brokers. THEO. MERKET, JR., 323 W. 56th St., New York.

LONG BRANCH TO ASBURY PARK, N. J.

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

LEADS ON APPROVED STOCKS and Corporation Bonds

LOANS TO TRUSTEES, Assignee or Receiver, Transfer Agent or Registrar of Stocks of Corporations. Takes Charge of Personal Securities.

OFFICERS:

EDWIN W. COGGSWELL, President and General Manager.
WALTER S. VAIL, Vice-President.
HARRY E. HAMMOND, Treasurer.

EXECUTIVE COMMITTEE:

JOHN T. LOCKMAN, Messrs.

E. W. COGGSWELL.

G. B. OGDEN. 125 East 125th. Tel., 4G79-Harlem.

D. N. WALLACE.

KURD'S PRINCIPLES OF CITY LAND VALUES. Price, $1,50. A book that shows how city values are made and the bases upon which real estate appraisals should be made.

LEONARD A. MORGENTHAU, Assistant to the President of Garden City Estates, has been elected vice-president of Ernestus Gulick Company, estate agents, who have leased from the Gorham Company, for a term of fifteen years, the first floor of the corner building known as the "Cambridge." No. 334 5th av, at 33d st. These offices will be occupied by Major Gulick and his associates as permanent headquarters for the various companies with which they are identified, operating particularly in Long Island property.

In the suit of Nathan Cahasan against Hyman Levin, tried before Judge Wallihan and a jury in the City Court it was shown that after the broker’s customer and Levin had fully agreed and a contract was about to be made, the broker incurred whether a certain mortgage had a subordination clause. Levin stated that he did not know, and so the appointment was made to meet the next day at the office of Levin’s lawyers to ascertain that, and make the contract. The lawyer Jacob Friedman, of 322 Broadway, who also appeared for the broker in this case, showed that the buyer had merely inquired whether there was a subordinate clause, but had not refused to take without it, and, on the contrary, had Levin appeared the next day, the sale would have been made, even though there were no subordination clause in the mortgage. A verdict was given the broker for $310.
No Ready Market for 125th Street Property.

MANY reasons have lately been advanced for the falling off in the number of sales of business properties in 125th st, but the most generally accepted by the real estate men there is the natural one that rentals in the more desirable parts of the street are held higher than local conditions warrant. Besides, there has been lately a considerable increase in the number of buildings of large dimensions, which has magnified the capable parcels, resulting in a marking up of prices beyond a reasonable limit.

Notwithstanding this forcing process, sales have been made from time to time at figures representing good profits over prices previously paid. In the section bounded by Lenox and 8th avs a 20-foot lot on the south side of the street brought recently about $3,500, or $175 per front foot. The fare is likely to be maintained, for several instances equal about $175 per front foot.

On the northernly side owners are asking as much as $3,500 per front foot, for lots of the smallest dimensions, that is twice the sum asked for property on the opposite side of the street. P. A. Shaw, of Shaw & Co., 115 West 120th st, attributes the unwillingness of the owners to sell their property on 125th st, to the same cause, and further that in reality there has been no ready market for 125th st property for more than a year past. Mr. Shaw expressed the belief that when a readjustment of rentals takes place, stores on the avenue will be more frequently figure in purchases in that street than formerly.

Present store rentals within the limits mentioned are considered excessive by 125th st merchants, some of whom think that a contrary to supposition, find it difficult to more than, eke out a customary living. Small stores, on the north side of the way, west of Lenox av, averaging 15 feet in width, command a rental of about only $1000 per annum, but property on the opposite side of the street frequently figure in purchases in that street than formerly.

No Ready Market for 125th Street Property.

In 125th st, emphatically made the statement that owners misjudge the value of property and is trying to force rentals on the market for 125th st property for more than a year past. Mr. Shaw, of Shaw & Co., 115 West 120th st, attributes the unwillingness of the owners to sell their property on 125th st, to the same cause, and asserted that in the time is close at hand when property owners will be brought to a sudden realization of the real state of affairs by the exodus of some of the largest merchants.

New Buildings and Sites Asked for Fire Department.

Deputy Commissioner Hugh Bonner has recommended to Fire Commissioner Landry the acquisition of sites and the erection of buildings for the Fire Department, as follows:

Two sites for workshops, stables and storage room for Telegraph Bureau and branch of Superintendent of Buildings, $50,000; erection of buildings thereon, $75,000; completion of new wing at headquarters, $50,000; new building for stables on site owned by department on Chrystie st, $90,000; site at Park George.

In this connection Chas. F. Porter, of Porter & Co., 150 West 125th st, emphatically made the statement that owners misjudge the value of property and is trying to force rentals on the market for 125th st property for more than a year past. Mr. Shaw, of Shaw & Co., 115 West 120th st, attributes the unwillingness of the owners to sell their property on 125th st, to the same cause, and asserted that in the time is close at hand when property owners will be brought to a sudden realization of the real state of affairs by the exodus of some of the largest merchants.

San Francisco Advice.

Building materials in San Francisco are on the decline. Lumber has dropped $8 within a brief space of time. Lime has declined from $2.25 a bd. to $1.75. Steel men are much interested in the outcome of the bidding for the new Phelan building, the Palace Hotel building and the First National Bank building. All three structures will cost $1,000,000 or more each. The contract for the Phelan job may be won in the first of the three to be offered, and it is expected that the new Phelan building will be the business. The Phelan building is being planned by Architect William Curtiott, while D. H. Burnham is the architect for the First National Bank building.

A number of contractors who went to San Francisco from the East since the fire and have secured contracts are purchasing their material in New York, Chicago and other Eastern trade centers. These prices are not as liberal as those which exist in San Francisco, and they are 50,000 barrels of cement from foreign ports on the waters heading for San Francisco, not including seventy ships laden building material of all kinds, including marble, iron, cement and innumerable other kinds. San Francisco is full of raw material, and a San Francisco port is full of raw material, and a foreign trade.

Aids to Business Making.

The Real Estate Royalty and the Cereal Trade Quarterly are built like a watch. Have your clerk wind up the Directory once a week, and you will have a clue to the records reaching back a hundred years. You have a ready-built guide to the wonderful development of the Greater City. Sections within the area of the paid department, herefore sparsely settled, and in which the volume of business is not large enough to warrant the payment of royalty, are rapidly growing to the size of well populated cities.

Structural Risk of the City Investing Company's Building.

Some of the work of handling the iron for the City Investing Company's Building has had to be done late at night when the traffic on Broadway would not be so heavy. The elevator works were already in 4 columns have been handled in two successive nights. Sixteen 25-ton girders and 20 column sections were thus handled from the Broadway front. The trackway and falsework were erected in 12 hours. The first column, either erected 250 tons of steel in one week with a force of 45 men.

As soon as possible after erection the 3rd and 4th in. field rivets in the connections of the new structure were driven by 16 foot hammer with pneumatic hammers. The steel is stored at Greenwich, where it is unloaded from lighters and whence it is transferred by trucks to the building, as required. Generally, it is set by the derrick at the same time that it is unloaded from the truck.

Mr. Francis H. Kimball is the architect; Weiskopf & Stern are the consulting engineers, the Hedden Construction Co. is the general contractor, and the steel work is furnished and erected by Post & McComb.

The Best Fireproof Construction.

Investigations made by a number of competent experts in the employ of the U. S. Government, notably Captain John Stephen Sewell, acting for the War Department, disclose that no great city is proof against a general conflagration. Captain Sewell points out the fact that fires and fire wars have proved conclusively that even the best fireproof construction is liable to be overcome at any time by the conditions then existing.

The recommendations of the experts as to the essentials of fireproof construction are definite and positive: No building of any kind can be made entirely fireproof, but may be made to be stable and reliable, and concrete and reinforced concrete structures are placed high among materials well adapted to withstand fire. Driven and wrought iron work, while structurally strong, although not in the past universally successful, may be so employed to secure fireproofing in structures whenIFI the latest methods of scientific tests and experiments. Metal rods, mesh reinforcements are strongly recommended for strength and stability, and cast iron columns and beams and trusses of plain cast iron have proved such excellent fire protectors that wise economy demands their use in every important building.

The building material for the 125th Street property turn are governed by the ability of the public to pay. It is well enough to strive for an ideal construction, but before engineers and underwriters are permitted to cast their field ideas into hard-and-fast laws, the other are never thought of, which an income is expected must not be made so costly in their construction for the district in which they are situated that no one can afford to occupy them. Hence, (1) building construction must be kept within commercial possibilities, and (2) the area for absolute fireproof construction should have reasonable limitations and boundaries. Dangers and risks cannot be entirely eliminated, but they must be accepted by every human being. Let us be reasonable.
Avernum Carbolinum.

Whether a great wood preservative by any other name would be as honest a production as “Avernum Carbolinum” is a matter that can only be decided by those who have had experience in the business. Avernum Carbolinum is a great German doctor who invented carbolinum, in 1780, and was shortly afterwards registered in the United States as “Avernum Carbolinum.” Consequently carbolinum with any other name attached should be investigated before being accepted.

“Avernum Carbolinum” is simply a heavy oil for the superficial treatment of wood, which possesses antiseptic ingredients that will thoroughly neutralize the rot-producing elements or germs contained in the wood structure, while its fatty oil will seal up the pores on the outside and prevent the further entrance of insects or germs permeating the wood. It is insoluble in water and self-impregnating. It will waterproof not only wood, but canvas and sail-cloth, and is not affected by the most inclement weather. It also prevents checking or warping of wood, and in every respect is an immediate use without detriment to quality or loss through evaporation.

No special skill is requisite in using Avernum Carbolinum. A common paint brush and common labor only are necessary. Even the brush may be dispensed with by dipping the wood into the oil. Sometimes it is applied on walls and houses with spraying machines.

The covering capacity of this preservative oil is as follows:

One gallon will cover 250 square feet on dressed lumber, 250 feet on rough lumber, or 100 square feet on shingle roof. This is for one application of oil. The second coat, made three weeks later, requires about two-fourths the quantity for the first coat. When the wood is to be immersed the covering capacity is about one-fourth to one-half, because of the heavier impregnation. One hundred pounds for 1,000 feet board measure guarantees a thorough impregnation.

Avernum Carbolinum takes a few days to develop after being applied, as it goes through a heat-setting process, which is said to last the oil point made. Further details of this oil may be had by writing to Avernum Carbolinum Wood Preserving Co., 340 West Broadway, New York.

Steel Sheet Piling.

Steel sheet piles in rolled sections are of recent origin and are extensively used because of certain advantages they possess over ordinary forms of wood piling. They can be driven in soil where it would be impossible to drive wood piling, and the greater lengths in which the steel piling can be furnished per square foot of cost less the cost of a great number of joints, is one of the most impressive features in sheet piling. This is the system of interlocking which ensures practically a watertight wall and effectively ties the piles together. The use of the new system of interlocking steel piling is recommended to all steamboat builders.

In our system each section is complete in itself, stiffer than I-beam or channel, and is proportioned so that arrangements of any weight, the strength of the wall of piling is of course, limited to the weakest member, and one of the most serious complaints against the forms of piling herebefore used is their lack of lateral stiffness.

Our sections are of uniform strength and are proportioned so that the wall of piling is of practically uniform thickness and, by reason of their more secure and locking features, act as a kind of arch, and are exceedingly well adapted to withstand the thrust of the materials behind them without fear of collapse.

The radius of gyration of our section is 28 per cent, greater than that of an I-beam, and 26 per cent, greater than that of an honest channel of the same weight. Our piling weighs 39 pounds per square foot, and its strength is greater than that of a piling made of channels and Z-bars weighing at 10 pounds per square foot, while for equal weights, our piling is nearly 40 per cent, stronger than the latter.

Hardwood Floors Held Mechanically.

The special feature of the new method of laying parquet and other hardwood floors, as patented by J. O. Fees, Jr., consists in the use of metal rails set in and flush with the surface of the floor. Onset and Guide most now is to learn that “Avernarius” was the name of a great German doctor who invented carbolinum, in 1780, and was shortly afterwards registered in the United States as “Avernum Carbolinum.” Consequently carbolinum with any other name attached should be investigated before being accepted.
NOTICE TO PROPERTY OWNERS.

ASSESSMENTS DUE AND PAYABLE.

Paying, Certifying and Recording.

Tuesday, June 18, 1907.

Paying, Certifying and Recording.

Saturday, June 22, 1907.

Rates: 2 cents per line, minimum 10 cents.


day.


day.


day.


day.


day.


day.


day.


day.


day.


day.


day.


day.


day.


day.


day.


day.


day.


day.


day.


day.


day.


day.


day.


day.


day.


day.


day.


day.


day.


day.


day.


day.


day.


day.


day.


day.


day.


day.


day.


day.


day.


day.


day.


day.


day.


day.


day.


day.


day.


day.


day.


day.


day.


day.


day.


day.


day.


day.


day.


day.


day.


day.


day.


day.


day.


day.


day.


day.


day.


day.


day.


day.


day.


day.


day.


day.


day.


day.


day.


day.


day.


day.


day.


day.


day.


day.


day.


day.


day.


day.


day.


day.


day.


day.


day.


day.


day.


day.


day.


day.


day.


day.


day.


day.


day.


day.


day.


day.


day.


day.


day.


day.


day.


day.


day.


day.


day.


day.


day.


day.


day.


day.


day.


day.


day.


day.


day.


day.


day.


day.


day.


day.


day.


day.


day.
ATTENTION IS CALLED TO THE ADVISORY NOTICE OF June 11 to July 2, 1907, of the Board of Assessors for the Borough of the Bronx, for the Review of Assessments and the Entering in of Complaints for Local Improvements in the Borough of the Bronx.

ATTENTION IS CALLED TO THE ADVERTISMENT IN THE CITY RECORD OF June 11 to July 2, 1907, of the Board of Assessors for the Borough of the Bronx, for the Review of Assessments and the Entering in of Complaints for Local Improvements in the Borough of the Bronx.

ATTENTION IS CALLED TO THE ADVERTISMENT IN THE CITY RECORD OF June 1 to July 2, 1907, of the Board of Assessors for the Borough of the Bronx, for the Review of Assessments and the Entering in of Complaints for Local Improvements in the Borough of the Bronx.

ATTENTION IS CALLED TO THE ADVISORY NOTICE OF June 1 to July 2, 1907, of the Board of Assessors for the Borough of the Bronx, for the Review of Assessments and the Entering in of Complaints for Local Improvements in the Borough of the Bronx.

ATTENTION IS CALLED TO THE ADVERTISMENT IN THE CITY RECORD OF June 11 to July 2, 1907, of the Board of Assessors for the Borough of the Bronx, for the Review of Assessments and the Entering in of Complaints for Local Improvements in the Borough of the Bronx.

ATTENTION IS CALLED TO THE ADVERTISMENT IN THE CITY RECORD OF June 11 to July 2, 1907, of the Board of Assessors for the Borough of the Bronx, for the Review of Assessments and the Entering in of Complaints for Local Improvements in the Borough of the Bronx.

ATTENTION IS CALLED TO THE ADVERTISMENT IN THE CITY RECORD OF June 11 to July 2, 1907, of the Board of Assessors for the Borough of the Bronx, for the Review of Assessments and the Entering in of Complaints for Local Improvements in the Borough of the Bronx.

ATTENTION IS CALLED TO THE ADVISORY NOTICE OF June 1 to July 2, 1907, of the Board of Assessors for the Borough of the Bronx, for the Review of Assessments and the Entering in of Complaints for Local Improvements in the Borough of the Bronx.

ATTENTION IS CALLED TO THE ADVERTISMENT IN THE CITY RECORD OF June 11 to July 2, 1907, of the Board of Assessors for the Borough of the Bronx, for the Review of Assessments and the Entering in of Complaints for Local Improvements in the Borough of the Bronx.

ATTENTION IS CALLED TO THE ADVERTISMENT IN THE CITY RECORD OF June 11 to July 2, 1907, of the Board of Assessors for the Borough of the Bronx, for the Review of Assessments and the Entering in of Complaints for Local Improvements in the Borough of the Bronx.

ATTENTION IS CALLED TO THE ADVISORY NOTICE OF June 1 to July 2, 1907, of the Board of Assessors for the Borough of the Bronx, for the Review of Assessments and the Entering in of Complaints for Local Improvements in the Borough of the Bronx.

ATTENTION IS CALLED TO THE ADVERTISMENT IN THE CITY RECORD OF June 11 to July 2, 1907, of the Board of Assessors for the Borough of the Bronx, for the Review of Assessments and the Entering in of Complaints for Local Improvements in the Borough of the Bronx.

ATTENTION IS CALLED TO THE ADVERTISMENT IN THE CITY RECORD OF June 11 to July 2, 1907, of the Board of Assessors for the Borough of the Bronx, for the Review of Assessments and the Entering in of Complaints for Local Improvements in the Borough of the Bronx.

ATTENTION IS CALLED TO THE ADVERTISMENT IN THE CITY RECORD OF June 11 to July 2, 1907, of the Board of Assessors for the Borough of the Bronx, for the Review of Assessments and the Entering in of Complaints for Local Improvements in the Borough of the Bronx.

ATTENTION IS CALLED TO THE ADVERTISMENT IN THE CITY RECORD OF June 11 to July 2, 1907, of the Board of Assessors for the Borough of the Bronx, for the Review of Assessments and the Entering in of Complaints for Local Improvements in the Borough of the Bronx.

ATTENTION IS CALLED TO THE ADVISORY NOTICE OF June 1 to July 2, 1907, of the Board of Assessors for the Borough of the Bronx, for the Review of Assessments and the Entering in of Complaints for Local Improvements in the Borough of the Bronx.

ATTENTION IS CALLED TO THE ADVERTISMENT IN THE CITY RECORD OF June 11 to July 2, 1907, of the Board of Assessors for the Borough of the Bronx, for the Review of Assessments and the Entering in of Complaints for Local Improvements in the Borough of the Bronx.

ATTENTION IS CALLED TO THE ADVERTISMENT IN THE CITY RECORD OF June 11 to July 2, 1907, of the Board of Assessors for the Borough of the Bronx, for the Review of Assessments and the Entering in of Complaints for Local Improvements in the Borough of the Bronx.

ATTENTION IS CALLED TO THE ADVERTISMENT IN THE CITY RECORD OF June 11 to July 2, 1907, of the Board of Assessors for the Borough of the Bronx, for the Review of Assessments and the Entering in of Complaints for Local Improvements in the Borough of the Bronx.

ATTENTION IS CALLED TO THE ADVERTISMENT IN THE CITY RECORD OF June 11 to July 2, 1907, of the Board of Assessors for the Borough of the Bronx, for the Review of Assessments and the Entering in of Complaints for Local Improvements in the Borough of the Bronx.

Department of Water Supply, Gas and Electricity, Room 150, No. 15 to 21 Park Row, Borough of Manhattan, the City of New York, for furnishing and delivering double-nozzle hydrants.

For particulars see City Record.

THOMAS DARTINGTON, M. D.

Alvin H. Dott, M. D.

Joseph F. Barry, M. D.

President.

John W. O'Brien, President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.

President.
PUBLIC NOTICE.

PUBLIC NOTICE is hereby given to the owners of all lands and lots, in the City of New York, Borough of Manhattan, that the following proposed assessments have been certified on the books of the Board of Assessors for examination by all persons interested, viz.: No. 1, lot 236, Nos. 1 to 10, inclusive, on Sixth avenue, from One Hundred and Seventy-fifth to Eighty-seventh streets, inclusive; No. 2, lot 237, Nos. 1 to 10, inclusive, on Sixth avenue, from Fifty-third to Fifty-first streets, inclusive; No. 3, lot 238, Nos. 1 to 10, inclusive, on Sixth avenue, from Ninth to Seventeenth streets, inclusive; No. 4, lot 239, Nos. 1 to 10, inclusive, on Sixth avenue, from Thirty-first to Eighty-first streets, inclusive. The said assessments include all the several improved and unimproved lands affected thereby.

Public hearing will be held in the Board of Assessors' rooms in the City Hall, New York City, on or before July 27, 1907, at 11 o'clock A.M., at which time and place the said objections will be heard and testimony received in reference thereto.

For full particulars see City Record.

JOSEPH J. BERRY, President.

MICHAEI C. JENNEDY, Secretary.

PUBLIC NOTICE.

THURSDAY, JULY 11, 1907.

SEALED BIDS OR ESTIMATES will be received by the President of the Board of Public Work at the office of the Department of Public Work, Borough of The Bronx, at the front of the Borough, on or before 1 o'clock P.M., on Thursday, July 11, 1907, in accordance with the specifications and plans on file in the Department of Public Work, Borough of The Bronx, for the construction of a sewer and appurtenances in Fletcher Street, between South and River avenues.

The work consists in the laying of 300 feet of sewer and 100 feet of manholes, the material required for building sewer and appurtenances in Fletcher Street, between South and River avenues, and in the furnishing of all labor and materials necessary or required to furnish and install two thousand feet of vitrified sewer and appurtenance pipe, together with all necessary steam-filling equipment, with all necessary manholes and other work required to complete the sewer and appurtenances in Fletcher Street, between South and River avenues.

For full particulars see City Record.

JOSEPH J. BERRY, President.

MICHAEI C. JENNEDY, Secretary.

ADVERTISED LEGAL SALES.


Dockum av. w, 254 s Nicholas pl, 100. vacant. Frederick N Du Bois agt Frank Reshy. Piora block to Wm H Hanlon. B & S. June 25, 1907, 7:1960—46 and 47. A $12,500—$17,000. other consid and 100


Cornelia st. No 21 (10) n s, 227.8 e Bleecker st, 20x07.8, 3-sty brk Cathedral Parkway. No 013
cathedral parkway, x 175 manhattan av. By Joseph P Day.

The text of these pages is copyrighted. All rights are reserved. Notice is hereby given that infringement will lead to prosecution.
The test of these pages is copyrighted. All rights are reserved. Notice is hereby given that infringement will lead to prosecution.
101st st E, No 113, s s, 94 o Park av, 15 x100.11, 3-sty brk tenement and store. Mort $10,000. June 26, 1907. 6:1620—89. A $3,500—$8,500.

101st st E, No 114, s s, 94 e Park av, 15 x100.11, 3-sty brk tenement and store. Mort $10,000. June 26, 1907. 6:1620—88. A $3,500—$8,500.

101st st E, No 109, s s, 90 e Park av, 15 x100.11, 3-sty brk tenement and store. Mort $10,000. June 26, 1907. 6:1620—87. A $3,500—$8,500.

101st st E, No 115, s s, 90 e Park av, 15 x100.11, 3-sty brk tenement and store. Mort $10,000. June 26, 1907. 6:1620—86. A $3,500—$8,500.

101st st E, No 111, s s, 91 e Park av, 15 x100.11, 3-sty brk tenement and store. Mort $10,000. June 26, 1907. 6:1620—85. A $3,500—$8,500.

101st st E, No 112, s s, 91 e Park av, 15 x100.11, 3-sty brk tenement and store. Mort $10,000. June 26, 1907. 6:1620—84. A $3,500—$8,500.

101st st E, No 110, s s, 90 e Park av, 15 x100.11, 3-sty brk tenement and store. Mort $10,000. June 26, 1907. 6:1620—83. A $3,500—$8,500.

101st st E, No 109, s s, 90 e Park av, 15 x100.11, 3-sty brk tenement and store. Mort $10,000. June 26, 1907. 6:1620—82. A $3,500—$8,500.

101st st E, No 108, s s, 90 e Park av, 15 x100.11, 3-sty brk tenement and store. Mort $10,000. June 26, 1907. 6:1620—81. A $3,500—$8,500.

101st st E, No 107, s s, 90 e Park av, 15 x100.11, 3-sty brk tenement and store. Mort $10,000. June 26, 1907. 6:1620—80. A $3,500—$8,500.

101st st E, No 106, s s, 90 e Park av, 15 x100.11, 3-sty brk tenement and store. Mort $10,000. June 26, 1907. 6:1620—79. A $3,500—$8,500.

101st st E, No 105, s s, 90 e Park av, 15 x100.11, 3-sty brk tenement and store. Mort $10,000. June 26, 1907. 6:1620—78. A $3,500—$8,500.

101st st E, No 104, s s, 90 e Park av, 15 x100.11, 3-sty brk tenement and store. Mort $10,000. June 26, 1907. 6:1620—77. A $3,500—$8,500.

101st st E, No 103, s s, 90 e Park av, 15 x100.11, 3-sty brk tenement and store. Mort $10,000. June 26, 1907. 6:1620—76. A $3,500—$8,500.

101st st E, No 102, s s, 90 e Park av, 15 x100.11, 3-sty brk tenement and store. Mort $10,000. June 26, 1907. 6:1620—75. A $3,500—$8,500.

101st st E, No 101, s s, 90 e Park av, 15 x100.11, 3-sty brk tenement and store. Mort $10,000. June 26, 1907. 6:1620—74. A $3,500—$8,500.

101st st E, No 100, s s, 90 e Park av, 15 x100.11, 3-sty brk tenement and store. Mort $10,000. June 26, 1907. 6:1620—73. A $3,500—$8,500.

101st st E, No 99, s s, 90 e Park av, 15 x100.11, 3-sty brk tenement and store. Mort $10,000. June 26, 1907. 6:1620—72. A $3,500—$8,500.

101st st E, No 98, s s, 90 e Park av, 15 x100.11, 3-sty brk tenement and store. Mort $10,000. June 26, 1907. 6:1620—71. A $3,500—$8,500.

101st st E, No 97, s s, 90 e Park av, 15 x100.11, 3-sty brk tenement and store. Mort $10,000. June 26, 1907. 6:1620—70. A $3,500—$8,500.
St. Nicholas av, s. e cor 3rd st, a strip, bounded w. by w. s. of former property and e. by 3rd st. Sold to E.
TITTON (May 15, 1907). Harold Nathan (ref to Nathan wise. June 26, 1907.)

Same property. Release dover, Sophia wife of Max Marx to
name. June 19, Junee 21, 1907. and same.

St. Nicholas av, s. e cor 2d st. June 19, 21, 1907.

St. Nicholas av, s. e cor 6d st, No. 627, par, and store, John H. Belden
June 19, 21, 1907.

St. Nicholas av, s. e cor 8d st, No. 629, part. Release
June 19, 21, 1907. same.

St. Nicholas av, s. e cor 103d st, No. 660, and store. Release

St. Nicholas av, s. e cor 127th st, No. 680, part. Release

St. Nicholas av, s. e cor 6d st, No. 627, par, and store. Release

St. Nicholas av, s. e cor 6d st, No. 629, part. Release

St. Nicholas av, s. e cor 8d st, No. 660, and store. Release

St. Nicholas av, s. e cor 103d st, No. 680, part. Release

St. Nicholas av, s. e cor 127th st, No. 680, part. Release

St. Nicholas av, s. e cor 127th st, No. 680, and store. Release

St. Nicholas av, s. e cor 127th st, No. 680, part. same.

St. Nicholas av, s. e cor 127th st, No. 680, and store. Release

St. Nicholas av, s. e cor 127th st, No. 680, part. same.

St. Nicholas av, s. e cor 127th st, No. 680, and store. Release

St. Nicholas av, s. e cor 127th st, No. 680, part. same.

St. Nicholas av, s. e cor 127th st, No. 680, and store. Release

St. Nicholas av, s. e cor 127th st, No. 680, part. same.

St. Nicholas av, s. e cor 127th st, No. 680, and store. Release

St. Nicholas av, s. e cor 127th st, No. 680, part. same.

St. Nicholas av, s. e cor 127th st, No. 680, and store. Release

St. Nicholas av, s. e cor 127th st, No. 680, part. same.

St. Nicholas av, s. e cor 127th st, No. 680, and store. Release

St. Nicholas av, s. e cor 127th st, No. 680, part. same.

St. Nicholas av, s. e cor 127th st, No. 680, and store. Release

St. Nicholas av, s. e cor 127th st, No. 680, part. same.

St. Nicholas av, s. e cor 127th st, No. 680, and store. Release

St. Nicholas av, s. e cor 127th st, No. 680, part. same.

St. Nicholas av, s. e cor 127th st, No. 680, and store. Release
**CONTRACT AND GUIDE**

**June 20, 1907**

**Norwood av., late Decatur av., s.e., 275 s a Woodlawn road, 25x120, vacant. Release mort. Dollar Savings Bank to Ellen Por-

**June 21, 1907**

**Norwood av. (Decatur av.) e s., s 325 s 172d st, 25x125, vacant. PARTITION (April 24, 1907). Wilbur Larremore ref to Ernest F Schurman. June 20, 1907.

**Norwood av. (Decatur av.) e s., s 75 s 172d st, 25x100, vacant. PARTITION (April 24, 1907). Wilbur Larremore ref to Ernest F Schurman. June 20, 1907.

**Norwood av. (Decatur av.) e s., s 275 s 172d st, 50x125, vacant. PARTITION (April 24, 1907). Wilbur Larremore ref to Joseph A Tschiberti. June 20, 1907.

**Norwood av. (Decatur av.) e s., s 75 s 172d st, 25x125, vacant. PARTITION (April 24, 1907). Wilbur Larremore ref to Wm H Peters. June 20, 1907.

**Norwood av. (Decatur av.) e s., s 100 s 172d st, 25x150, vacant. PARTITION (April 24, 1907). Wilbur Larremore ref to Joseph Schauer. June 21, 1907.

**Norwood av. (Decatur av.) e s., s 75 s 172d st, 25x125, vacant. PARTITION (April 24, 1907). Wilbur Larremore ref to Geo M Dunning. June 21, 1907.

**Norwood av. (Decatur av.) e s., s 100 s 172d st, 25x150, vacant. PARTITION (April 24, 1907). Wilbur Larremore ref to Wm H Peters. June 20, 1907.

**Norwood av. (Decatur av.) e s., s 75 s 172d st, 25x125, vacant. PARTITION (April 24, 1907). Wilbur Larremore ref to Geo M Dunning. June 21, 1907.

**Norwood av. (Decatur av.) e s., s 100 s 172d st, 25x150, vacant. PARTITION (April 24, 1907). Wilbur Larremore ref to Wm H Peters. June 20, 1907.

**Norwood av. (Decatur av.) e s., s 75 s 172d st, 25x125, vacant. PARTITION (April 24, 1907). Wilbur Larremore ref to Geo M Dunning. June 21, 1907.

**Norwood av. (Decatur av.) e s., s 100 s 172d st, 25x150, vacant. PARTITION (April 24, 1907). Wilbur Larremore ref to Wm H Peters. June 20, 1907.

**Norwood av. (Decatur av.) e s., s 75 s 172d st, 25x125, vacant. PARTITION (April 24, 1907). Wilbur Larremore ref to Geo M Dunning. June 21, 1907.

**Norwood av. (Decatur av.) e s., s 100 s 172d st, 25x150, vacant. PARTITION (April 24, 1907). Wilbur Larremore ref to Wm H Peters. June 20, 1907.

**Norwood av. (Decatur av.) e s., s 75 s 172d st, 25x125, vacant. PARTITION (April 24, 1907). Wilbur Larremore ref to Geo M Dunning. June 21, 1907.

**Norwood av. (Decatur av.) e s., s 100 s 172d st, 25x150, vacant. PARTITION (April 24, 1907). Wilbur Larremore ref to Wm H Peters. June 20, 1907.

**Norwood av. (Decatur av.) e s., s 75 s 172d st, 25x125, vacant. PARTITION (April 24, 1907). Wilbur Larremore ref to Geo M Dunning. June 21, 1907.

**Norwood av. (Decatur av.) e s., s 100 s 172d st, 25x150, vacant. PARTITION (April 24, 1907). Wilbur Larremore ref to Wm H Peters. June 20, 1907.

**Norwood av. (Decatur av.) e s., s 75 s 172d st, 25x125, vacant. PARTITION (April 24, 1907). Wilbur Larremore ref to Geo M Dunning. June 21, 1907.

**Norwood av. (Decatur av.) e s., s 100 s 172d st, 25x150, vacant. PARTITION (April 24, 1907). Wilbur Larremore ref to Wm H Peters. June 20, 1907.

**Norwood av. (Decatur av.) e s., s 75 s 172d st, 25x125, vacant. PARTITION (April 24, 1907). Wilbur Larremore ref to Geo M Dunning. June 21, 1907.
THE BEST PEOPLE USE IT:

NONALYKE preserves the famous Yachts,—Tielance, Defender, Constitution, Shamrock, etc., and adorns and preserves the Melting TOWN LIFE BUILDING.

C. OLIVER ISELIN says: “The Paint supplied by you is the best I have ever had.”

THE IDEAL ENAMEL PAINT!

can be applied to bare wood or plaster without using White Lead, Zinc, or other primers. It makes an excellent paint for which it has been tested, and is impervious to terms of disease.

BLACK OR WHITE, OR COLORS

Seed for samples, prices or catalogues to the J. L. MITCHELL PAINT CO., Madison Avenue. New York. N. Y.

NONALYKE preserves the famous Yachts,—Tielance, Defender, Constitution, Shamrock, etc., and adorns and preserves the

Melting TOWN LIFE BUILDING.

C. OLIVER ISELIN says: “The Paint supplied by you is the best I have ever had.”

THE IDEAL ENAMEL PAINT!

can be applied to bare wood or plaster without using White Lead, Zinc, or other primers. It makes an excellent paint for which it has been tested, and is impervious to terms of disease.

BLACK OR WHITE, OR COLORS

Seed for samples, prices or catalogues to the J. L. MITCHELL PAINT CO., Madison Avenue. New York. N. Y.
Cooper Iron Works

JOHN COOPER, PROPRIETOR
Works: Emmett Street & Avenue D, Newark, N. J.
New York Office: I Madison Avenue

IRON and STEEL WORK FOR
BUILDINGS, BRIDGES, &c.

Consumers Park Brewing Co and Antonio Pandolfo and Francesco Zerega, Trustees of the Will of Francesco Zerega.
Subordination mort. June 19, 1907. 3:2371. 200,000

210 West. Leasehold. 2-3 part. June 19, due Dec 19, 1907.

Conveyancers Holding Co to Leo C. Stern, 5th av, No 133, e. s. 45.3x100.5. Prior mort $100,000. June 20, 1907, 1 year, 6%.

Same to same. June 20, 1907, 1 year, 6%

Conveyancers Holding Co to Leo C. Stern, 5th av, No 133, e. s. 45.3x100.5. Prior mort $30,000. June 21, 1907, 6%

Same to same. Same property. Prior mort $100,000. June 22, 1907, 1 year, 6%

Conveyancers Holding Co to Leo C. Stern, 5th av, No 133, e. s. 45.3x100.5. Prior mort $20,000. June 23, 1907, 6%

Same to same. Same property. Prior mort $100,000. June 24, 1907, 1 year, 6%

No. 216, s. s. 62.5x100.5. Prior mort $150,000. June 25, 1907, 6%

Same to same. Same property. Prior mort $100,000. June 26, 1907, 1 year, 6%

No. 216, s. s. 62.5x100.5. Prior mort $50,000. June 27, 1907, 6%

Same to same. Same property. Prior mort $100,000. June 28, 1907, 6%

No. 216, s. s. 62.5x100.5. Prior mort $100,000. June 29, 1907, 6%

Same to same. Same property. Prior mort $100,000. June 30, 1907, 6%

No. 216, s. s. 62.5x100.5. Prior mort $100,000. June 30, 1907, 6%

Same to same. Same property. Prior mort $100,000. June 30, 1907, 6%

No. 216, s. s. 62.5x100.5. Prior mort $100,000. June 30, 1907, 6%

Same to same. Same property. Prior mort $100,000. June 30, 1907, 6%

No. 216, s. s. 62.5x100.5. Prior mort $100,000. June 30, 1907, 6%

Same to same. Same property. Prior mort $100,000. June 30, 1907, 6%

No. 216, s. s. 62.5x100.5. Prior mort $100,000. June 30, 1907, 6%

Same to same. Same property. Prior mort $100,000. June 30, 1907, 6%

No. 216, s. s. 62.5x100.5. Prior mort $100,000. June 30, 1907, 6%

Same to same. Same property. Prior mort $100,000. June 30, 1907, 6%

No. 216, s. s. 62.5x100.5. Prior mort $100,000. June 30, 1907, 6%

Same to same. Same property. Prior mort $100,000. June 30, 1907, 6%

No. 216, s. s. 62.5x100.5. Prior mort $100,000. June 30, 1907, 6%

Same to same. Same property. Prior mort $100,000. June 30, 1907, 6%

No. 216, s. s. 62.5x100.5. Prior mort $100,000. June 30, 1907, 6%

Same to same. Same property. Prior mort $100,000. June 30, 1907, 6%

No. 216, s. s. 62.5x100.5. Prior mort $100,000. June 30, 1907, 6%

Same to same. Same property. Prior mort $100,000. June 30, 1907, 6%

No. 216, s. s. 62.5x100.5. Prior mort $100,000. June 30, 1907, 6%

Same to same. Same property. Prior mort $100,000. June 30, 1907, 6%

No. 216, s. s. 62.5x100.5. Prior mort $100,000. June 30, 1907, 6%

Same to same. Same property. Prior mort $100,000. June 30, 1907, 6%

No. 216, s. s. 62.5x100.5. Prior mort $100,000. June 30, 1907, 6%
Mortgages

For Plastering Walls and Ceilings

KING'S WINDSOR CEMENT

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.
Bay Ridge Property
Our Specialty

Loehoe st. No 23; toilets, partitions, windows, tank, to 5-sty brk and stone tenement; cost, $8,000; L. Wunderg, on premises; art, 0 Himes.—1753.

Nassau st. No 94; 4-sty brk and stone store, 22x16; $1,450; W B Berger & Son.—1765.

Thompson st, Nos 75-78; plumbing, skylights, partitions to 2-5 sty brk and stone tenement; cost, $2,000; Geo W Folson, on premises; art, 0 Himes.—1753.

Francy pl, No 41; $2,000; Mary Zink, 137 4th av.—1754.

Pl, 47th; W 50 ft. w. cor, 4-sty brk and stone tenement, 50x80; $2,500; M Jasmie.—1754.

Brook st; Nos 41 to 48; 5-sty brk and store; cost, $8,000; John Klein, 327 E 147th st.—1754.

Albany pl; Nos 50-75; 3-sty brk and stone tenement; cost, $3,000; C R Dun, 135 W 57th st.—1754.

Av C, No 42; partitions, windows, fire-escapes, to 3-sty brk and stone tenement; cost, $8,500; Harry Kieeu; on premises; art, 0 Himes.—1754.

Harvey st; No 313 E, alter, partitions, 5-sty brk and stone tenement; cost, $8,000; Huppert Heinric, 150 Nassau st.—1754.

125th st; No 160; plumbing, partitions, to 5-sty brk and stone tenement; cost, $8,000; M Jasmie.—1754.

118th st; No 97; toilets, partitions, window, to 4-sly brk and stone tenement; cost, $500; Morris Lustig, on premises; art, 0 Himes.—1754.

124th st; No 207; toilets, partitions, window; to 4-sty brk and stone tenement; cost, $500; Morris Lustig, on premises; art, 0 Himes.—1754.

69th st; No 135 East, alter, roof, 4-sty brk and stone dwelling; cost, $2,500; Alfred L Kehoe.—1754.

72d st; No 157; 4-sty brk and stone rear extension, 22x16; partitions, window to 4-sty brk and stone tenement; cost, $2,000; C W Buckham, 307 Broadway.—1754.

78th st; No 127 East, alter, roof, 4-sty brk and stone tenement; cost, $2,500; Theodore Wentz; 327 W 77th st.—1754.

83rd st; No 435 East, partitions, plumbing, windows, to 5-sty brk and stone tenement and store; cost, $2,500; Henry Evers, 124 Rham­ son av.—1754.

90th st; Nos 63-64; w. 50 ft. w. cor, new roof, new basement, new front, to 2-5 sty brk and stone tenement; cost, $5,000; W 20 ft. w. cor, 3-sty brk and stone tenement; cost, $2,500; J C Sime.—1754.

104th st; No 3, s, w 50 ft. w. cor, new roof, new basement, new front, to 2-5 sty brk and stone tenement; cost, $5,000; J C Sime.—1754.

111th st; No 63; s, w 50 ft. w. cor, new roof, new basement, new front, to 2-5 sty brk and stone tenement; cost, $5,000; J C Sime.—1754.

105th st; No 315 E, alter, partitions, to 4-sty brk and stone tenement; cost, $8,500; Mary Salm, 101 W 127th st.—1754.

113th st; No 107 W, toilets, partitions, to 5-sty brk and stone tenement; cost, $2,000; B Sancher, 1123 Broadway; art, Frank Braun.—1755.

121st st; No 401 E, air shafts, toilets, windows, partitions, to 5-sty brk and stone tenement; cost, $6,000; E J Rader; 454 3d av.—1755.

65th st; No 301 E, partitions, window, to 4-sty brk and stone tenement; cost, $2,500; Morris Lustig, on premises; art, 0 Himes.—1755.

38th st; No 450 W, elevators, partitions, toilet, to 5-sty brk and stone tenement; cost, $1,500; M Jasmie.—1755.

44th st; No 27 W, partitions, to 4-sty brk and stone club house; cost, $1,000; C W Buckham, 307 Broadway.—1755.

50th st; No 314 E, windows, skylights, to 3-sly brk and stone loft building; cost, $1,500; W J Nauss, 226 3d av; art, 0 Himes.—1755.

52nd st; No 110 E, skylights, to 4-sty brk and stone offcie and theatre building; cost, $1,000; Longacre Square Theatre Co.—1755.

53rd st; No 471 W, new roof, beams, new front, to two 3-sty brk and stone tenement; cost, $1,200; 0 Himes.—1755.

54th st; No 501 E, partitions, windows, skylights, to 4-sly brk and stone tenement; cost, $8,000; Geo H Griehel, 2255 Broadway.—1755.

55th st; No 15 E, 2-sty brk and stone rear extension, 11x21; to 5-sty brk and stone residence; cost, $7,000; Wm Hall, 111 4th st.—1756.

69th st; No 2 E, 2-sty brk and stone rear extension, 24x10; new roof, new basement, new front, to 2-sty brk and stone tenement; cost, $3,000; M Klein.—1756.

70th st; No 1; w 45 ft. w. cor, new roof, new basement, new front, to 2-sty brk and stone tenement; cost, $2,500; Huppert Heinric; on premises; art, 0 Himes.—1756.

71st st; No 204 E, 2-sty brk and stone tenement; cost, $7,000; Theodore Wentz; 327 W 37th st.—1756.

73rd st; No 435 East, partitions, plumbing, windows, to 5-sty brk and stone tenement and store; cost, $2,500; Henry Evers, 124 Rham­ son av.—1756.

86th st; No 44; new roof, new basement, new front, to 2-sty brk and stone tenement; cost, $2,500; J C Sime.—1756.

94th st; No 3, s, w 50 ft. w. cor, new roof, new basement, new front, to 2-5 sty brk and stone tenement; cost, $5,000; J C Sime.—1756.

101st st; No 227 E, toilets, partitions, window, to 5-sty brk and stone tenement; cost, $5,500; W W Astor; 23 W 26th st.—1756.

102nd st; No 301 E, alterations, cellar, 2-sty brk and stone tenement; cost, $2,000; Morris Lustig, on premises; art, 0 Himes.—1755.

108th st; No 301 E, partitions, windows, fire-escapes, to 2-sty brk and stone dwellling; cost, $2,500; Morris Lustig, on premises; art, Frank Braun.—1755.
<table>
<thead>
<tr>
<th>Name</th>
<th>Address</th>
<th>Amount</th>
</tr>
</thead>
<tbody>
<tr>
<td>George W.</td>
<td>1 Park Row</td>
<td>$432.67</td>
</tr>
<tr>
<td>Robert F.</td>
<td>64 Park Row</td>
<td>$672.40</td>
</tr>
<tr>
<td>John L.</td>
<td>75 Park Row</td>
<td>$725.00</td>
</tr>
<tr>
<td>Peter M.</td>
<td>86 Park Row</td>
<td>$932.45</td>
</tr>
<tr>
<td>Charles H.</td>
<td>97 Park Row</td>
<td>$1,125.00</td>
</tr>
</tbody>
</table>

The text of these pages is copyrighted. All rights are reserved. Notice is hereby given that infringement will lead to prosecution.
June 29, 1907

AMERICAN LUXFER PRISM CO., 160 Fifth Avenue, NEW YORK.

Telephone to us when you want daylight put where it doesn't naturally fall. We can manage it for you. Send for our booklet now and then call us up when you want quick action. Gramercy 3276.

The text of these pages is copyrighted. All rights are reserved. Notice is hereby given that infringement will lead to prosecution.

Telephone to us when you want daylight put where it doesn't naturally fall. We can manage it for you. Send for our booklet now and then call us up when you want quick action. Gramercy 3276.

The text of these pages is copyrighted. All rights are reserved. Notice is hereby given that infringement will lead to prosecution.

CHATTLE MORTGAGES.

June 21, 22, 24, 25, 26 and 27.

AFFICTING REAL ESTATE.

Levine, C. E., 200 W. 21st St., N.Y. City.


Rule to show cause why a receiver should not be appointed for the estate of the above named, the custody of all property subject to the above mortgage being pendive

CHATTLE MORTGAGES.

June 21, 22, 24, 25, 26 and 27.

AFFECTING REAL ESTATE.

Levine, C. E., 200 W. 21st St., N.Y. City.


Rule to show cause why a receiver should not be appointed for the estate of the above named, the custody of all property subject to the above mortgage being pendive

CHATTLE MORTGAGES.

June 21, 22, 24, 25, 26 and 27.

AFFECTING REAL ESTATE.

Levine, C. E., 200 W. 21st St., N.Y. City.


Rule to show cause why a receiver should not be appointed for the estate of the above named, the custody of all property subject to the above mortgage being pendive

CHATTLE MORTGAGES.

June 21, 22, 24, 25, 26 and 27.

AFFECTING REAL ESTATE.

Levine, C. E., 200 W. 21st St., N.Y. City.

Cement and its Products

Rockland, or Natural, in wood.
Portland, Domestic, in wood.
Portland, German, in wood.

Manufacturers' Quotations.

The following quotations, for cargo lots, are furnished by agents of the brands, and they, not we, are responsible for the accuracy of the figures given:

<table>
<thead>
<tr>
<th>Brand</th>
<th>Portland</th>
<th>Rockland</th>
<th>Rockport</th>
</tr>
</thead>
<tbody>
<tr>
<td>Alsen Portland</td>
<td>1.65</td>
<td>1.75</td>
<td>1.80</td>
</tr>
<tr>
<td>Alsen (American) Portland</td>
<td>1.80</td>
<td></td>
<td></td>
</tr>
<tr>
<td>Trowel Portland</td>
<td>1.70</td>
<td>1.90</td>
<td></td>
</tr>
<tr>
<td>Blackbird</td>
<td>1.85</td>
<td>1.90</td>
<td></td>
</tr>
<tr>
<td>Lehigh</td>
<td>1.65</td>
<td>1.80</td>
<td></td>
</tr>
<tr>
<td>Orangeburg Portland</td>
<td>1.70</td>
<td>1.85</td>
<td></td>
</tr>
<tr>
<td>Alsen (German) Portland</td>
<td>1.80</td>
<td></td>
<td></td>
</tr>
<tr>
<td>Rockport Portland</td>
<td>1.50</td>
<td>1.75</td>
<td></td>
</tr>
<tr>
<td>Portland</td>
<td>1.50</td>
<td></td>
<td></td>
</tr>
</tbody>
</table>

AMERICAN BRANDS

MANY architects in their anxiety to get a safe durable cement, overlook the important question of color. One glance at finished Alsen work side by side with other finer shales. No yellow or blotty effect so common in most good brands, a clear bluish tint, perfect for artificial stone. Of course color doesn't count in work like the Pan- ama Canal. There American Alsen was given preference at equal prices only because of ultra high quality. The bids are on record at Washington.

Quick or slow set.

"ALSEN"

SALES OFFICES:

45 BROADWAY

LIME

To anyone who has any doubts about the quality of Rockland-Rockport LIME, the work it will accomplish or the economical results, we have this to say—

We know ROCKLAND-ROCKPORT LIME is the best and cheapest in the end of any lime on the market. We challenge comparison of any lime for any class of work. If you are interested—we will test ROCKLAND-ROCKPORT LIME against any lime, pound for pound, and if it doesn't do more work, the lime is yours free of charge.

Order a load for trial to be billed through your dealer.

Rockland-Rockport Lime Co.
FULLER BUILDING

6097 Gramercy

Meserole St. and Morgan Avenue

Greenpoint Avenue and Newtown Creek

New York City

June 29, 1907

“VULCANITE”

PORTLAND CEMENT

Delivered in small or large quantities at job any point in Manhattan or Bronx, by our prompt and reliable trucking service. Phone orders 1000 Gramercy.

Vulcanite Portland Cement Co., Flameron Building, N. Y.

WHY?

Why are the Palmer Lime & Cement Co.'s Limes in demand? Why are they used in all principal buildings in New York, Brooklyn and neighboring cities? Because they are the BEST.

Best for finishing. Best for brick and stone work.

For finishing: because they will not pit, will not follow the trowel, and work smooth and clean.

For brick and stone: because they are strong, large yielders, and will lay more brick per barrel than any other lime on the market.

Therefore, they are cheaper for the mason's use.

We are sole distributors of the

CHESHIRE finishing lime, which is well known and always a 1.

BELLEFONTE LIME, a highly caustic chemical lime, and a large yielder for brick work, making a bond almost equal to cement mortar.

PALMER select finishing, fully guaranteed.

PALMER No. 1 common, high grade for brown and scratch coats.

Yorktown Heights lime.

Connecticut white lime.

Hoosac Valley lime.

Hadsell white lime.

—AND—

PALMER Chemical Lime, which has a universal reputation, analyzing over 99½% pure carbonate.

ALSEN'S American Portland cement, for Long Island.

We SUCCEED in pleasing our customers.

THE PALMER LIME & CEMENT COMPANY,

119 Broadway, New York City.

Foster F. Comstock, Manager.

PREPARED

AND POWDERED LIME

PARAGON Peerless

For scratch, burning, and cement mortar.

No other lime can be compared to this for

QUALITY, ECONOMY, AND SPEED IN WORKING.

STRONGER than lump lime, because all impurities are removed in the process of refining and calcining.

 Dessicated lime. Lime is dusted, not lumped, because it not only sells at a lower price, but makes more and better mortar requires less admixed plaster, spreads over a greater surface, takes less troweling, and does not require BREAKING UP, MIXING, or SAVING OF TIME, for it

REQUIRES NO MIXING, but is ready, when mixed with water and sand, for immediate use, and working, freely under the trowel, can be applied more quickly, GUARANTEED NOT TO PIT OR HEAT on the wall.

Can be mixed on the upper floors of tall buildings and applied to the walls immediately.

GREATLY IMPROVES CEMENT MORTAR by making it denser and stronger, smoother and very much easier to work, and waterproof.

GOES 20% FURTHER than any other hydrated lime.

WILL NOT AIR DRY OR SPoil, even though kept for years before using.

WILL NOT HEAT, SWELL or CAKE IF WET; water just limbers it up. Put up in barrels, 100-lb. boxes, and 1-lb. cans.

PROMPT DELIVERIES. ATTRACTIVE PRICES.

MANHATTAN LIME COMPANY,

NEW YORK.

We want a good city salesman.

FARRINGTON EXPANSION BOLT

Expands in all directions. Strongest, most efficient, least expensive. Made to Order.

B. Farrington, 45 Broadway, N. Y.

P. J. HEANEY CO.

Masons' Building Materials

Brick, Lime, Cement, Plaster, Sand, Hair, Brown and Scratch Mortar.

Telephone: 1800 Tremont, 174th St. & West Farms Road.