

# REAL ESTATE RECORD AND BUILDERS GUIDE.

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

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ALL the leading banking authorities concur in thinking that money will be very cheap after the beginning of the year. The information or assurance is conveyed to the Record and Guide by one who is recognized as a foremost authority on monetary affairs in their bearing on real estate interests. This is really all that the industries should care to know in order to be confident of a full resumption of business in the course of the coming year. Confidence seems to be the thing most needed at this time, as it is in every crisis that confronts men. Our most dangerous enemy is our fears. When it is considered that there have been few important bank failures, and few in other lines, and that the wealth of the interior is unimpaired, there is strong ground for optimism. This is the feeling that should prevail among builders and brokers, for it is the only kind that wins out. The first of January will not only distribute vast sums of money in dividends, but will also, as supposed, mark the end of the period of partial suspension of cash payments by the banks with the resultant disorganization of local business. In spite of the present discouragements retail trade is generally reported brisk, though manufacturing lines continue to slow down, and jobbers and retailers to hold back. All that is disjointed in general trade we fully believe will be straightened out by the restoration of the flow of funds and their investment in those securities which best promote local business, namely real estate and building. Leaving Manhattan and the Bronx momentarily out of the question, the status of building industries in the rest of the metropolitan district during the year has on the average been fairly good. In Richmond the controlling circumstances have been favorable and prosperous, as we have it by authoritative special reports. In Queens, business has been at least normal, notwithstanding that several large construction companies stopped operations, and the same is true of Brooklyn, Westchester and New Jersey. In the Upper West Side of New York there has been a wonderful growth of apartments of good description, with fair prospects of a continuation in the spring, besides which there has been in the aggregate, and still continuing, a vast amount of work for public and semi-public buildings, such as schools, railroad terminals, tunnels and bridge. Under all the circumstances we are disposed to agree with one of the leading union delegates of the city, who writes us saying: "We may properly take the optimist's point of view and be thankful for what we have received in 1907 and look forward to brighter days in 1908."

A CORRESPONDENT calls attention to an apparent inconsistency between the official statements of the Public Service Commission and the unofficial assurances credited to its individual members. Officially, the Commission has not decided to build a new subway on the so-called Tri-Borough route, while unofficially the anxiety of

property interests in the Bronx and in Manhattan is calmed by occasional assurances that simultaneously with the construction of the new Brooklyn underground road a subway will be built into the Bronx. It might well be that interests favorable to Brooklyn have without authority caused reports to go out that would serve to disarm the opposition of the people of the East Side and of the Bronx, but we prefer to believe that the reports of the good intentions of the Commissioners are well founded, and that while they have not in their official capacity decided to build the Manhattan and Bronx sections of the Tri-Borough route, beginning proceedings early in the year, they have privately so determined as individuals, believing that the state of the municipal finances early in the coming year will warrant the undertaking. Still, as the Record and Guide has counseled, something more than an unofficial assurance is due from the Public Service Commission, that such serious harm as the building of the Fourth Avenue subway in Brooklyn might work upon property values at the other extremity of the city will not follow from any mismanagement or wrongdoing on the part of the Board; for if it should be fully understood that there is not to be for a long period of years any road-building to the northward, to offset and compensate for the improvements and influences in the opposite direction, the people would be prepared to take such steps as would protect their interests from such consequences. Personally, the Record and Guide cannot conceive, as it has heretofore remarked, of the Public Service Board working such an injustice, but it would be an evidence of even-handed policy if the Manhattan and Bronx sections of the system should be advanced to the same stage as the Fourth Avenue project in Brooklyn before any construction contract at all is signed.

WITH SMALL PROBABILITIES that the Board of Aldermen will take decisive action upon the Revised Building Code that has been reported out of committee, interest in the measure has considerably relaxed, and the case seems to be closed for the time being. Those who did not before have an accurate idea of the difficulties in the way of producing a set of regulations for the construction of buildings that would be considered eminently fair by each one of the various interests affected, may be better informed at the present time, in view of the feelings which the new code has excited. It is not difficult to satisfy the claims of a single industry or profession, it is not impossible to frame a code in which there will be full recognition of the rights of property, nor one in which only the public safety would be considered as fully as the insurance companies think the public should be safeguarded; but the intricate problem is to render exact justice and satisfy all. That the board of revisers did not succeed in doing this can be said without in any wise impeaching the ability and fine intentions of the individual members. Their work has won the official commendation of the architectural profession, but has at the same time called forth protests from other authorities that have a right to be heard as well, and the division of sentiment gives a reason and an opportunity for the political powers to delay the ratification of the whole work, presumably until the political necessities of the case have been agreeably amended. In many respects the report is admirable, and it is to be regretted that the defects are serious in the opinion of important interests. Perhaps the fault most fundamental was in trying to do too much—striving for the ideal form of construction, rather than being content with what is reasonably practicable. Legitimate industries which impose no burden or wrong upon the community, and materials which have been considered fairly good and efficient, should not be ruthlessly debarred from fields which they have long occupied. Organic law and public necessity demand that buildings shall be safely and well constructed, but the highest factor of safety, and the best possible construction, are not required by the law, nor is it heresy to say that neither are they required by public welfare. Beyond the point of safety and reasonable regulation revision commissions can not expect to proceed very far without formidable opposition. Building costs can be made too high even for New York.

—The question whether real estate is going to suffer a substantial decline in values is very much in people's minds at the present time. A great deal, probably, depends upon the course of business in mercantile and manufacturing lines during the next year. The weight of opinion seems to be that while there may be some distress and there will certainly be contract-

ing of credits, as a rule, the merchants and manufacturers have been so prosperous that they can make sacrifices and reduce their volume of business without particular hardship, and while there will be some failures among weak and badly managed concerns, there will be no extensive crop of failures. If this judgment is correct, there will be a plethora of money and it would seem as if this would lead to a decided demand for conservative investments. Among these, nothing, after the experiences of the last two months, should appeal to the cautious investor so strongly as first mortgages on New York City real estate. It is generally expected, therefore, that within three months there will be a much better demand for good mortgages and that the support of this additional money flowing into the mortgage market will tend to sustain the real estate market and that the conditions now existing will be so short-lived as not to affect seriously real estate values, excepting possibly in the suburbs. Undoubtedly, this is the prediction which most real estate owners will wish to see come true. The next six months, or possibly four months, will determine whether it will come true.

## Architects and the Tenement House Law.

Brooklyn, N. Y., December 7, 1907.

To the Editor of the Record and Guide.

The Charter report, recently issued, is a document whose aim may be excellent but whose provisions certainly remain open to discussion. We therefore ask space in your columns for a few remarks bearing upon one of those provisions, viz., that relating to the Tenement House Department and the Building Bureau, in which we, as practicing architects, naturally take special interest.

The report of the Commission states that "No material change in the Fire, Tenement House, Building, Bridge or Law departments is recommended, but the appointment by the Mayor of a Deputy Tenement House Commissioner in any borough where conditions necessitate it is suggested."

It is to this announcement or "provision" that we take exception—not so much for what it conveys as for what it fails to promise—and that alike on the ground of broad principle and for reasons of a very practical nature.

For some time past our Society has been advocating the amalgamation of the Tenement House Department with the Building Bureau under a single head in each of the boroughs of the Greater City. We have been urging this amendment of the charter upon the Revision Commission which has just concluded its sessions; and from the way in which our representations were received by Chairman Ivins, we felt confident of a better result than appears to have attended our efforts. The situation of matters at present, briefly stated, is as follows:

The Tenement House Department and the Building Bureau, though operating separately, are practically identical in character and jurisdiction, each being a bureau established by the Legislature for the regulation and control of building construction within the city limits. A tenement house is merely a dwelling house in which three or more families are allowed to live in separate suites of rooms—this on condition that certain structural and hygienic requirements imposed by the Legislature are complied with.

So far as the planning and erection of such a building is concerned there is prima facie no valid reason whatever why the control of these should be transferred from the regular municipal building department to a separate bureau, the former having to deal with far more extensive and complicated structural problems than are involved in the erection of any tenement house. It is true, however, that the tenement house act contained a number of novel and, in the opinion of many, needlessly involved and impracticable provisions; and this in the judgment of its framers rendered it advisable—presumably for political or tentative reasons—to create a new department for the administration of the act. Had this department been entirely independent, and invested with full power to issue permits and superintend the construction of tenements, irrespective of the already existing Building Bureau, there might have been little objection to its establishment. As it is, however, it is neither independent of nor subordinate to the Building Bureau; while its requirements are not only frequently at variance with the latter, but involve an amount of duplicated labor and loss of time which constitute a serious grievance and hardship to all parties concerned.

Under the present regime it is required of any owner or his architect, before commencing the erection of or alteration to a tenement house, to obtain two successive permits, the first from the Tenement House Department and the second from the Building Bureau. These permits not only overlap each other to an absurd extent in the information required to be furnished by the applicant, but the time required for securing them is seldom less than five weeks, and sometimes runs on to two months; the time required for the issuance of an ordinary building permit being rarely more than a fortnight. We affirm that this fact alone ought to be considered fatal to a continuance of the present bicephalous system.

In addition to the foregoing, however, there are economic reasons, equally cogent, and such as may be supposed to appear to a much larger section of the public than those directly interested in building operations. Taking one branch of the service in each department as a fair criterion of the rest, as respects needless duplication of expense, we have under the present arrangement the following inspectors employed to secure the due enforcement of the law in the erection of a tenement house:—

TENEMENT HOUSE.....	1 Chief Inspector.
	1 Light and Vent Inspector.
	1 Sanitary Inspector.
	1 Special Inspector.
BUILDING BUREAU.....	1 Chief Construction Inspector.
	1 Chief Sanitary Inspector.
	1 Construction Inspector.
	1 Sanitary Inspector.
	1 Iron Inspector.

Allowing for a similar overlapping of functions, etc., throughout the two departments, it will readily be believed that Borough President Coler's estimate of a saving of not less than 20% in cost of administration, in case the two departments in question are combined, is a conservative one. We therefore urge the adoption of this amendment to the City Charter as being distinctly in furtherance of the cause of good government and the public interest.

THE NEW YORK SOCIETY OF ARCHITECTS (INC.),  
C. WHITLEY MULLIN, Secretary.

January 5, 1907.

J. McKeown, Esq., Deputy Commissioner, Tenement House Department, 44 Court st., Brooklyn:

Dear Sir—As general practicing architects of the Borough of Brooklyn we desire to lay before you the following just complaints and grievances appertaining to the transaction of business with the tenement house department; and in doing so would express the earnest hope that you will lend your assistance to bring about such changes of administration in the department as will afford speedy and effectual relief. Complaints are substantially as follows:

(1) Undue delay in issuance of permits, which would indicate either an insufficient staff of employees or a needlessly complicated system of procedure.

(2) We are of opinion that the printed forms of applications are too voluminous, containing needless repetitions and requiring answers to superfluous questions, unnecessary references to the law and self-evident facts supposed to be known by the applicant and shown by the plans accompanying application papers.

(3) When location of property is shown on plans and so stated once in the application, it should be sufficient.

(4) A blue print copy of survey should be deemed sufficient if not marked on plans.

(5) One statement as to owner, architect, builder, address, borough, city and county and date should suffice.

(6) Questions not appertaining to the building in application should not be required to be answered in the negative.

(7) We request that application blanks be remodeled, so that buildings for more than two families on a floor and more than four stories in height be classified separately.

(8) At present needless duplication of measurements and markings on plans is insisted upon. It should suffice when horizontal and vertical measurements, with proper titles of rooms, halls and sanitary provisions for light and ventilation are indicated.

Certificates of occupancy should be issued without vexatious delay.

(9) We complain of unreasonable interpretation of the law as we know it to be intended, whereby we are compelled to institute court proceedings to secure rights.

(10) When an architect asks for copy of violations the same should be given to him as the owner's representative.

We wish to say in conclusion that we are actuated entirely by a spirit of fairness and are earnest in our efforts and desire not to antagonize but to co-operate with the department for a better understanding and a square deal.

Respectfully yours,  
SOCIETY OF ARCHITECTS.

### Mr. Kelsey Denies Consolidation Rumor.

An old rumor of the probable consolidation, soon after the first of the year, of the Title Guarantee and Trust Company and the Title Insurance Company of New York, was vigorously renewed during the week. Asked to deny or confirm the report, President Kelsey, of the Title Guarantee and Trust Company, said to a representative of the Record and Guide yesterday: "There is absolutely no foundation for the rumor. It is idle gossip. We are not going to consolidate with anybody."

### Real Estate vs. Stocks.

United States Steel common stock, paying a dividend of 2 per cent., returns a net income of 7.76 per cent. to those who buy at the latest price of 25 $\frac{3}{4}$ . United States Steel common stock when it sold, within a year, at the price of 50 $\frac{1}{4}$ , returned from its 2 per cent dividend less than a 4 per cent income.—N. Y. Herald.

No. 2795 3d av, a 4-sty brick tenement and store, was purchased ten years ago for \$16,000. In 1904 the owner was offered \$37,500, and refused it. To-day \$45,000 will not buy it. Here is a net increase of 181.25 per cent., besides meanwhile receiving dividends in the form of rent. This sort of investment means "a good night's rest."

# THE REALM OF BUILDING.

## Building Code Revision.

### REPORT REFERRED BACK TO THE COMMITTEE— VIEWS AND OPINIONS.

THE Board of Aldermen will not meet again until December 31. At this week's meeting the report of the Building Committee, embodying the revised code, was by general consent, on motion of Alderman Sullivan, the majority leader, referred back to the committee, with a recommendation to grant a public hearing, and report at the next meeting of the Board. No discussion occurred. The probabilities are that the matter will die with the old board. Next year the subject may be taken up again.

### MR. ISRAELS REPLIES TO MR. BABBAGE.

To the Editor of the Record and Guide:

As a member of the commission responsible for drafting the Building Code now before the Board of Aldermen I fully agree with Mr. R. G. Babbage that this document should receive the "most careful consideration before adoption." I also agree with his statement that the tendency of this proposed measure "is to increase the value of property on which high buildings have been erected," but I deny that these same provisions "will largely diminish the value of properties which have not yet been improved" and that "certain properties will suffer greatly by the restrictions imposed by this code," except by comparison with performances which have been largely responsible for many of the conditions which the new code endeavors to remedy.

The public became familiar with this same argument when the present Tenement House Act was before the Legislature. We were told again and again that houses would not be built for the people—but the result has been that the tenement and apartment dweller in New York has been supplied with better housing than he ever had under the old conditions, and to such an extent that the loaning companies now find it necessary to discourage rather than to encourage the building of further houses of this class, although old tenements were made more valuable but only during the time necessary for the new law house to show its advantages. The reform has been permanent, even though certain properties suffered a temporary financial slump, and with all its annoyances the Tenement House Act has been an unmixed blessing to New York, even if a few property owners lost money.

In the last analysis a Building Code is written for all the taxpayers, direct and indirect; the rent payers and the property owner both are entitled to proper consideration, and the provisions of the new code to which Mr. Babbage calls attention were prepared with special reference to existing evils with which the largest class of taxpayers are now afflicted.

The present code provides that a dwelling may cover 90% of the lot, and no restriction is placed upon the percentage of area which a mercantile building may occupy. In consequence of these provisions block after block of New York City is being built up solidly, and no one is secure in his ability to retain the light and air from the centre of the block absolutely necessary for healthy living conditions and the proper transaction of business.

Having closed up the rear of our houses we further permit the erection of stupendous skyscrapers, taking away the little light and air from the street side of our buildings, and at the same time creating a congested condition in our business centres which invites panic and disaster such as no municipality has ever seen.

The proposed restrictions in height and area are far less than Chief Croker advised. In almost every instance he considered these limitations far beyond the fighting power of his department. New York burns up at the rate of \$3 per capita annually in comparison to about 30 cents in the six principal European cities. Why?

The staircase and fire tower sections were also dictated by a desire to cure existing evils. Hardly a day passes that the press fails to record deaths due to our faulty system in these matters, and according to the reports of the Fire Marshal shingle roofs, which it is proposed to prohibit in the outlying districts, are directly responsible for a fire loss beyond all comprehension.

It should not be forgotten either that under the new provisions many properties can be improved with steel frame buildings at a less cost than is possible at present and with a greater rentable area on account of the provisions for thickness of walls for such buildings.

Will not all properties finally gain by applying these remedies? Certain owners will find their properties increased in value and a few will temporarily face a decrease, but "cul bono?" The entire city is the gainer.

CHARLES H. ISRAELS.

### DISASTROUS TO CONCRETE INTERESTS.

Mr. W. P. Corbett, secretary of the Alsen American Portland Cement Company, remarked during the week that in his opinion the proposed Code, as regards concrete, is so plainly pernicious that he had no fear of its being put in effect.

"It would manifestly be disastrous to the use of concrete, which the country must naturally depend upon more and more for its highest grade construction in many lines.

"The manifest advantages of fireproof concrete construction are becoming so much more thoroughly known, even to the uninitiated, that there is in our belief little danger of any code so palpably erroneous going through.

"It would be the gravest injustice. Proof of this is so readily obtainable that little worry should be felt by the many concrete construction companies."

### Kalamein vs. Wood Trim.

BY Section 110 of the Revised Building Code, no woodwork or other combustible material shall be used in any of the partitions, furring or ceilings in any fireproof building, excepting, however, when the height of the building does not exceed one hundred feet, the doors and windows, and their frames and trims, casings, the interior finish when filled solidly at the back with fireproof material, and the floor boards and sleepers directly thereunder, may be of wood, but the entire space between the fireproof floor and any combustible floor shall be solidly filled with Portland cement concrete mixed in proportions of one of cement to ten of steam boiler cinders or other incombustible aggregates.

"When the height of a fireproof building exceeds one hundred feet, the floor surfaces shall be finished with stone, cement, tiling, rock asphalt or similar incombustible materials. All outside window frames and sash shall be of metal or of wood covered with metal.

"Inside window frames and sash and doors, trim and other interior finish shall be of metal, or of wood covered with metal, or of concrete or other approved incombustible material except wood.

"All window frames made of wood covered with metal before being installed shall be standard and approved."

During the week the views and opinions of a number of architects upon this section were sought, and the results have been summarized into the following form:

McKim, Mead & White: Have had successful results from the use of Kalamein, and while they are in favor of the proposed amendment as a whole to the Building Code, they decline to make a specific statement with regard to Section No. 110.

James B. Baker: Has extensively used Kalamein with satisfactory results and is in favor of Section No. 110 in the proposed amendment.

Warren & Wetmore: Through their representative indorsed Kalamein as a material, but were not in favor of Section No. 110 of the proposed amendment.

F. H. Kimball: Has used a copper finished Kalamein in most of his later large buildings. He spoke approvingly of the method of trim, doors, etc., in the U. S. Express Company's Building, which is of a stamped hollow steel. Further, was not in favor of the proposed amendment, Section No. 110.

Clinton & Russell: Col. Wells approves of Kalamein and has used it extensively. An adverse opinion was expressed with regard to Section No. 110.

Trowbridge & Livingston: Mr. Livingston has had extensive experience in the use of Kalamein; he thought it the best all-around proposition from a commercial standpoint. No opinion expressed with regard to Section No. 110.

N. LeBrun & Sons: Expressed themselves as in favor of a law prohibiting the use of wood for trim in buildings over 100 feet in height.

Ernest Flagg: Believes in Kalamein and kindred forms of metal trim, sash, doors, etc., especially for external fire protection, and further is in favor of the proposed amendment No. 110.

Henry Ives Cobb: Is not in favor of the proposed amendment No. 110.

Palmer & Hornbostel: Mr. Palmer thoroughly approves of Kalamein and has used the same extensively in their group of Carnegie buildings; however, declined to express his opinion with regard to proposed amendment.

Maynicke & Franke: Mr. Franke expressed himself as unfavorable to the proposed amendment.

Hale & Rogers: Mr. Rogers does not approve of the proposed amendment.

Buchman & Fox: Are not in favor of the proposed amendment.

R. W. Gibson: Thoroughly approves of Kalamein and all forms of construction which gives buildings better protection.

Kirby, Petit & Green: Have had experience with Kalamein and think well of it constructively; declined to express an opinion with regard to proposed amendment Section 110.

Howells & Stokes: Mr. Stokes, speaking for himself, in the absence of Mr. Howells, thought well of Kalamein.

Hoppin, Koen & Huntington: Approve thoroughly of Kalamein from a constructive standpoint; think it the best commercial proposition on general principles.

Herts & Tallant: Through their representative stated they were averse to Ka'amein, and preferred galvanized iron thereto; declined to express an opinion with regard to the proposed amendment, Section No. 110.

H. J. Hardenbergh: Prefers giving no opinion on any material in the market at the present time; declined to express an opinion with regard to the proposed amendment, Section No. 110.

Carrere & Hastings: Their representative said they were fully in accord with his statements and position, and that inasmuch as he was chairman of a committee appointed by the New York Chapter of the A. I. A. to further the passage of the Code, he felt disinclined to discuss the merits of any constructive material on the market at the present time, and declined to express an opinion with regard to the proposed amendment, Section No. 110.

### Cement Interests' Objections.

The following communication respecting the Revised Building Code has been submitted to the Board of Aldermen:

On behalf of the Masters' League of Cement Workers, the Concrete Association of America and several other interests allied thereto, I respectfully call to your attention some of the many objectionable features in the Building Code, reported out of Committee December 2 to the Honorable Board of Aldermen of the City of New York, and which is set down for consideration by the Honorable Board on the 16th inst.

If this Building Code be passed in the form proposed and submitted by your committee, it will needlessly increase the cost of many types of building by at least 30% and forbid the erection of many buildings for manufacturing and other purposes within the limits of the City of New York and will result in driving such manufactories to New Jersey, Connecticut and outside the limits of our city. This Building Code is against the interests of reinforced concrete construction.

It is manifestly unjust to limit the height of buildings of reinforced concrete to 85 feet (Sec. 35). With the classification of buildings in class E required to be built by Sec. 3 with steel floor beams, this will practically exclude the use of reinforced concrete for all buildings. There are several buildings in the City of New York, erected within the past two years, of reinforced concrete eight to eleven stories in height, exceeding 100 feet, the strength and safety of which has never been questioned.

It is unreasonable and unjust to forbid any "reinforced concrete construction to be carried on during freezing weather," as there are conditions under which concrete work can be carried on in freezing weather with perfect safety and without diminishing the strength and stability of the structure. The ordinance, as it is reported from the committee to the board and as printed in the City Record of December 5, would forbid reinforced concrete construction in freezing weather in an enclosed, heated building (Sec. 117).

Section 113, second class construction, provides that the reinforcing metal if in the form of rods or bars shall be spaced not more than 16 inches centre to centre, and "if in the form of mesh it shall have no opening smaller than 16 square inches." This is a most remarkable provision, the purpose of which is not apparent, unless indeed it have an ulterior motive. The material which is meshed and which is in use in reinforced construction, and which has been in use for many years, has no such openings as 16 square inches, and either this provision is in the interest of some particular class or kind of meshed reinforcing metal, or else the author of the clause is not familiar with reinforced construction. The meshed metal for reinforced concrete which is standard and which has been for ten years past all over the world, has openings of 9 to 12 square inches only, and if this provision of the Code be retained it cannot be used under any circumstances under the new Code.

Section 112, first-class construction, requires fireproof floor arches and roof construction to be reinforced and protected with steel rods or bars, reticulated or meshed steel or similar metal weighing not less than one pound per square foot of superficial floor area. Section 113, second-class construction, likewise requires rods or bars, reticulated or meshed steel for reinforcing to weigh not less than one pound per square foot of superficial floor area. It is not apparent to the concrete trade why the reinforcing steel is made as heavy in second-class construction as in first-class construction, especially in view of the fact that throughout the City of New York and throughout this continent fireproof floor and roof construction have been built with reinforcing metal weighing two-thirds of a pound per square foot, with recorded tests of a carrying

capacity of 2,400 pounds per square foot on arches of 7-foot span.

Section 111, fireproofing, requires that all fireproof floors and roofs shall be constructed with steel floor beams, spaced not more than 5 feet on centres for class E buildings, which includes special hazard buildings, which means and includes mercantile buildings which are used for the manufacture, storage or sale of inflammable products, goods and materials. Class E also includes factories, workshops, lofts, printing houses, stores, warehouses, slaughter houses, rendering plants, light and power stations, smokehouses and garages; or in brief, all manufacturing plants, shops and stores. This requirement is not only restrictive in the extreme, but it is wholly unreasonable and unjust. It excludes reinforced concrete work from those buildings, plants, factories and shops in which it is most frequently employed. Section 111 should be amended so as to provide for and permit the use of reinforced concrete, or else Section 31 should be amended so as to take from clause E such buildings as factories, workshops, lofts, printing houses, stores and warehouses, light and power stations and garages, which are most frequently built of reinforced concrete throughout, without steel beams. A fair, reasonable and sensible ordinance or building code would require buildings to be erected for the purposes for which they were intended. Some factories, workshops, lofts and printing houses might contain no inflammable material whatever and might require a minimum load per square foot of floor area. It is within the knowledge of the members of your Honorable Board that some factories and workshops are employed in the manufacture of toys, clocks, typewriters, bicycles and such articles and utensils as are very light and would not require first-class construction. The requirement that all of the buildings designated in class E should have steel floor beams not more than 5 feet on centres is unreasonable and unfair to other forms of construction which do not employ steel beams at all and which are equally fireproof in their character as are buildings made of steel beams.

The spacing of the steel beams at not more than 5-foot centres for all those buildings designated as class E, is also unfavorable to the interests of reinforced concrete, as reinforced concrete is more economically constructed in longer or wider spans. This provision requires additional steel and makes the cost of fireproof buildings unnecessarily great, and it requires increased reinforcement because of the segmental form of the arch between the steel beams, which increases the weight of the floor system. Such a form of construction will cost more than the flat slab arches now generally used and which have stood all practical tests, not only as to their fireproof character, but as to their capacity to carry any and all loads imposed upon them.

Likewise Section 114, which described metal lath and plaster ceilings, is practically the specifications of a single contractor, and the requirements are wholly unnecessary.

The provision that "after the floors are constructed no openings greater than eight inches square shall be cut through said floors unless steel frames supported by the beams or girders are provided around such openings," is onerous and unnecessary and the purpose is not apparent.

The requirement that "where steel studs are employed in concrete or other partitions in buildings without metal lath and plaster ceilings, . . . provision shall be made for the expansion of the studs in case of fire," is wholly unnecessary, and a requirement that has not heretofore been in use or been what is considered good practice. It is a reminder of the old theory that street railway rails had to have spaces left between them to allow for expansion and contraction, which has long since been exploded and the use abandoned.

Another feature of this fireproof construction, as described in Sections 111 and 112, and which requires a segmental arch, is that it will in all buildings wherein a flat ceiling is desired require a furred and metal lath ceiling hung in the manner described in Section 114, which is practically the specification of a single contractor. This makes a monopoly of the ceilings of practically all of the fireproof buildings of the City of New York, which is a most extraordinary condition to be created by an ordinance or law of the City of New York.

It can hardly be conceived that the Building Code Commission of your committee intended that "every building hereinafter erected or altered in classes D, E and F, except as herein otherwise provided, shall be constructed fireproof, in accordance with Secs. 105 and 106 of this Code" (Sec. 36). A careful perusal of Secs. 105 and 106 will show the extraordinary incongruity of this part of your Code.

One particular feature of this Building Code noticeable throughout is the extended power granted to the Superintendent of Buildings, and which puts in his hands the power to not only prevent the use of certain systems of fireproofing in the City of New York, but gives him also the extraordinary power of breaking contractors who may incur his displeasure. Sec. 11, which provides that "the term 'standard' where used throughout this Code shall be taken to mean standards as approved by the Superintendent of Buildings and the National Board of Fire Underwriters," when taken in connection with other parts of the Building Code, confer upon him powers not possessed by many public officials in any State or municipal

government. The Building Code provides that "whenever required by the Superintendent of Buildings, the owner or the contractor, at his own expense, shall make load or other tests to prove the efficiency of the fireproof construction," and it authorizes the Superintendent of Buildings to condemn fireproof floors failing to develop the strength therein required. The Code then describes certain tests of floor construction which shall be made, which is to be compared with another so-called "legal construction to be erected by any reputable contractor for fireproofing who has furnished approved and first-class fireproof construction in New York City for at least five years, said contractor to be selected by the Superintendent of Buildings." These provisions of the Building Code invite competition among fireproof constructors to cultivate the favor of the Superintendent of Buildings, to the exclusion of new forms of construction. The Superintendent of Buildings may choose for the fire test any construction whatsoever, which he may call a standard; he may choose any contractor to erect this so-called standard, who may be the competitor of the contractor whose materials are to be tested, and the legal standard may be erected in any way which may suit the patentee's or owner's fancy. The standard, which is to be selected by the Superintendent of Buildings, will be that which is most favorable to the highest type of fireproof construction, and the system that is to be tested must be as good or better, not only in strength and fire resistance, but in every other respect equal to or better than the legal material. The Code does not explain who is to determine whether it is equal to or better than the legal material, but presumably it is also for the determination of the Superintendent of Buildings. It is extraordinary to empower a public official with such authority.

The temperature to which such fireproofing is subjected in the test is also raised above that which has heretofore been required, which has been considered ample.

The provisions of this article might have some semblance of justice and equity in them if it were provided that if the new material was superior to the legal construction, so-called, then it should supersede it, or if the Building Code provided for tests calculated to secure the very best fireproofing material. But no provision is made as to what shall be done with the new material if both it and the legal construction fail. If both go to utter destruction and it be determined by the Superintendent of Buildings that even slightly more damage is done to the new system of fireproofing than was done to the legal construction, then the new material is condemned and the legal construction has a continued lease of life. This is what may be expected because of the increased requirements and higher temperature provided for in the proposed Building Code. It is contended that such tests are not comparative or fair under the terms and language of Sec. 115.

Another instance of this extraordinary prerogative conferred upon the Superintendent of Buildings is found in Sec. 129, which provides that all I-beams shall have holes for tie-rods as near the centre of the thrust of the arch as practicable; that the distance between tie-rods shall not exceed six feet; and which then expressly provides that "in the construction of fireproof floors and roofs, tie-rods can be omitted if the weight of steel as called for in Sec. 113 is incorporated in the construction of the floor, unless specifically ordered to the contrary by the Superintendent of Buildings." In the light of experience of concrete construction, this provision respecting the omission of tie-rods is made in the interests of a single contractor. It destroys competition, makes a monopoly of fireproof construction and gives the Superintendent of Buildings the power to favor certain contractors. It should form no part of the Building Code.

The authority of the Superintendent of Buildings as conferred by the proposed Building Code is not confined to mere building construction or to the increase or decrease of the cost of work, and therefore to the determination of a successful competitor. Sec. 11 provides that the term "standard" shall be taken to mean standards as approved by the Superintendent of Buildings and the National Board of Fire Underwriters. This would seem to be objectionable in the form in which it is drafted, as it may lead to a deadlock and to the failure to designate and to describe standards from lack of agreement of the Superintendent of Buildings and the National Board of Fire Underwriters.

J. C. W.

#### Plans Approved for \$4,500,000 Library.

Prospect Park Plaza is soon to be beautified by a handsome new building for the Brooklyn Public Library. Plans for the structure have been approved by the Municipal Art Commission, and the cost of the work is estimated at \$4,500,000. The site to be occupied by the building is the trapezoidal plot bounded by the Eastern Parkway, Flatbush av and Prospect Park Plaza. The building will be four stories and attic in height. It will be of steel skeleton construction, faced with limestone above base course and granite below. The executive offices will face the Eastern Parkway. The rooms to be devoted to the use of the public will occupy the central portion of the structure, the Flatbush av side and a part of the Underhill av side. The main stack room will face the extension of Underhill av and will be equipped with thirteen tiers of steel book stacks.

## How a Strike Started.

To the Editor of the Record and Guide:

The lot of the New York City manufacturing woodworker has been a hard one for the last few years owing to the labor unions. Nine-tenths of the woodwork used in New York to-day is made out of town by cheaper labor, and the New York manufacturer must meet this competition and submit as well to the exorbitant and unfair demands of the labor organization.

We give the following as an instance, the truth we vouch for, as we are the victims (?) in the case. To start with, an apprentice boy who proved unsatisfactory was dismissed and a man put on in his place. This is grievance No. 1. About two weeks after this occurred we laid off one of the men, as we had long been dissatisfied with his services and having secured a more competent man in his place. This is grievance No. 2. Grievance No. 3 is that we used ordinary shop laborers for machine hands. Now in a woodworking plant there is considerable waste lumber, strips, etc., that must be disposed of, and it is customary to cut this up short for firewood or to convenient lengths for use in the fireroom; this was done on a swing saw operated by a shop laborer. Occasionally one of the laborers would be used on a rush job to feed a machine, or cut up rough material, but only to help out temporarily.

Grievance No. 4 is that our superintendent is not satisfactory. We are told that he is no mechanic and that he is a slave-driver and stands around watching the men all day. (This man happens to be interested financially in the company and would naturally look after its interest, but is withal well liked by the rest of the employees.)

The above complaints were made against us by the party of grievance No. 2 and our superintendent was ordered before the Strike Committee. He went to the headquarters accompanied by the writer, and we listened to the complaint and answered them, apparently satisfactory to the committee. This was on Wednesday evening and on the following Saturday morning a delegate came to our office with an ultimatum from the union. We were ordered to take back the boy, take back the man, discharge our superintendent, use no laborers on machines and, in other words, pay a man 50 cents an hour to cut up waste and clean shop. If we would do all this we would be allowed to continue our business.

Of course we promptly turned down their generous offer, and the following Monday morning, bright and early, our friend, Mr. Delegate, came and ordered out the men. Needless to say they are still out.

This is a plain statement of facts. Now, Mister North American, you of the personal liberty breed, where do you get off? We give it up, and hope that the readers of your paper will suggest a remedy.

P. S.—You will notice a question mark after the word "victim." Our men are on the street and Christmas is near.

HASBROUCK FLOORING CO.,

Per John Hasbrouck.

## New Catalogues.

**PORTABLE INSTRUMENTS.**—Permanent accuracy, the chief requirement of portable instruments, is claimed for the Type P3 voltmeters, wattmeters and ammeters, made by the General Electric Company, Schenectady, N. Y. In Bulletin No. 4554, just issued, these instruments are described and their details illustrated.

Mechanically, the instruments are strong and light, and of small size, so that several instruments may be carried with ease. They have a light-weight moving element not susceptible to damage in transportation, and one of the strongest recommendations of their reliability when used for laboratory or general testing purposes is their ability to give accurate indications when used in the vicinity of external magnetic fields. The voltmeters and wattmeters are constructed on the direct-reading dynamometer principle, the ammeters on the well-known Thomson inclined coil principle. The pointer fluctuations are dampened by means of Foucault currents set up in a thin aluminum segment attached to the shaft. Pivots are made from the best grade of steel, specially hardened and highly polished, and are suspended in high-grade sapphire jewels. Catalogue numbers, capacities and list prices are given in the bulletin, and full-sized sample scales of the various instruments reproduced.

**STANDARD SYMBOLS FOR WIRING PLANS.**—The National Electric Contractors' Association of the United States and the American Institute of Architects have issued a chart of standard symbols showing various outlets, fixtures and other wiring devices. The General Electric Company, Schenectady, N. Y., has just issued a little booklet giving sample plans of an office or accounting room, and of a kitchen and dining room in which the symbols are illustrated.

The other pages of the brochure are used to illustrate and describe many of the G. E. specialties indicated by the symbols in the plans. Among the specialties mentioned are key sockets, "Security Snap" pendant sockets, ceiling rosettes, cabinet panels, wireless clusters, snap switches, flush pocket wall receptacles, floor outlets, receptacles for heating devices, lamp receptacles, combined switch and cut-outs, etc. The booklet is being given a very wide circulation among agencies for G. E. specialties, and it is hoped it will aid in the general adoption of the standard symbols. Copies of the charts giving all of the approved symbols may be had by application to the secretary of either the Contractors' Association or American Institute of Architects.

**ALPHA PORTLAND CEMENT.**—The works of this company are located at Alpha, New Jersey, five miles east of Easton, Pa., and 75 miles west of New York City, on the Lehigh Valley Railroad. This plant was established in 1891, and grew with the progress of the industry in this region until it reached an output of 2,000 barrels per day, when it was resolved to add entirely new and independent mills which gives a present total output of 7,500 barrels per day, or 2,700,000 barrels per annum. The company owns about 200 acres of land, most of which is underlaid with cement rock lying within a few feet of the surface and extending to an unknown depth. The Alpha Company also controls the entire output of the Martins Creek Portland Cement Company. The possible total output of all the mills is 7,500 bbls. a day.

### Bulletin of the Tenement House Department.

Bulletin No. 18.—Where several buildings are to be erected under one plan and the street numbers have not as yet been assigned to the proposed individual buildings, they should be designated on the plans and in the application as follows:

Where a row of buildings is erected on a north and south street, the southerly building shall be designated as No. 1, the next northerly building at No. 2, etc. In addition they shall be described by distance from intersecting street as No. 1, north-west corner; No. 2, west side, 40 ft. north of — street; No. 3, west side, 80 ft. north of — street, etc.

Where the buildings are erected on an east and west street, the easterly house shall be designated as No. 1 and the others in order towards the west. In each case the number and geographical location of the building shall be given as illustrated above.

Issued Dec. 12, 1907.

EDMOND J. BUTLER,  
Commissioner.

For bulletins from No. 1 to 17 see issues Oct. 26, Nov. 2 and Nov. 9.

### Points on the Material Market.

Why not a good building year in 1908?

The tendency to reduce lines of credit continues.

Croton Point brick is marked a dollar less per M.

Local consumption of North Carolina pine is small.

Linseed Oil, after the fall advance in price, is quoted lower.

Quotations on conductor pipe, eaves trough, etc., are lower than for several weeks.

The belief is generally expressed in banking circles that the month of January will see normal monetary conditions restored.

About half the blast furnaces in the Pennsylvania region are out, which means, of course, a perpendicular fall in coke, coal, ore and iron tonnage.

Hemlock is in very light demand, and is now nominally quoted on the basis of \$21.50 for New York City delivery—the most moderate official quotation of the year.

Paints sold into North Dakota must be pure. The U. S. Supreme Court sustains the constitutionality of the North Dakota statute of 1905 prohibiting the adulteration of white lead and mixed paints.

Steamfitters and heating concerns report a fair amount of alteration work, but little work for new buildings. Repair work and improvements to old buildings amount to as much as the same class of work did last December. Many journeymen are idle.

For November, the New England Car Service Association reports handling 167,880 cars, with an average detention of .35 for the railroads and 2.16 for consignees, or 2.51 for both, compared with 2.44 last year. Within the time limit of 96 hours, 92.3 per cent. of the cars were released.

The Harbison-Walker Refractories Company for the year ended Sept. 30, 1907, earned net profits of \$1,962,168, an increase of \$223,086 over the previous year. The surplus after preferred dividends were paid was \$932,050, an increase of \$155,095. The total profit and loss surplus on Sept. 30 is placed at \$2,858,146.

The Iron Age quotes as follows for mill shipments of structural steel, tidewater delivery: Beams, channels, angles and zees, 1.86c.; tees, 1.91c. On beams, 18 to 24 ins., and angles over 6 ins., the extras is 0.10c. Material cut to length is sold from stock at 2¼c. to 2½c.

A careful scrutiny of the revised Building Code leads the Lumber Trade Journal to believe that the lumber trade has been treated, with one or two exceptions, in a fair manner. The most notable exception to this, however, it says, is the clause which provides that in all buildings over 100 ft. high no lumber whatever shall be used in their construction, and it sincerely hopes that this feature will be modified.

Rogers, Brown & Co. say of the iron market: "Without any marked change in conditions, confidence is gradually returning in iron and steel circles. The avowed intention of producers in both finished and raw materials to join in a general policy of co-operation in adjusting prices and production to the exigencies of the situation has gone far toward reassuring buyers as to the danger of a long period of accumulating stocks and declining prices. Most buyers are still hesitating as to purchases for delivery after Jan. 1. Until they show what orders they are likely to get for 1908, and have figured on what stocks they will carry over the first of the year, they are not going to make further purchases of pig iron."

### Building Operations.

#### Statistics of Plans Filed.

The following is a table of the new buildings and alterations projected for Manhattan and the Bronx with the estimated cost, for the past week and also for the corresponding week of 1906:

	1907.	1906.
No. of the new buildings in Manhattan and the Bronx.....	23	37
Estimated cost of new buildings..	\$600,650	\$430,100
Total estimated cost of alterations for Manhattan and the Bronx..	\$269,300	\$206,625

#### Plans for the Municipal Building.

The new municipal building which the city is to erect over the bridge terminal on the plot bounded by Park row, new Elm, Chambers sts and Tryon row, will have a height of at least 20 stories, and will contain more than 600,000 square feet of office space, exclusive of stairways, corridors, shafts and halls. The ground floor and basement will be used as the bridge terminal, and all the floors from the second story above will be expressly for city department offices. The present bridge terminal is to be reconstructed so as to allow cars to enter the building. The subway loop will also connect with the building, as will the lines to run over the Manhattan and Williamsburgh bridges. The estimated cost of the structure is placed at between \$6,000,000 and \$7,000,000. Estimates, it is thought, will not be called for before the fall of 1908. Competitive plans are to be submitted by April 15, 1908, by twelve New York architects, and the selection will be made by May 14. One thousand dollars is to be paid to each of the competing architects and three jurors will each get \$1,000. The winning competitor will receive \$5,000 if it is decided not to build. If actual building is carried out the customary percentage is to be paid. The competing architects are as follows: Carrere & Hastings, McKim, Mead & White, J. Stewart Barney, Clinton & Russell, J. H. Freedlander, Heins & La Farge, Howells & Stokes, Trowbridge & Livingston, Warren & Wetmore, H. R. Marshall, Hoppin & Koen, of Manhattan, and Helmle & Huberty, of Brooklyn. Architect Cass Gilbert, who was also elected by the Mayor to compete in the contest plans, has withdrawn from the competition, on the ground that there was no assurance that the award of the jury of experts would be conclusive. Mr. Gilbert has planned many noteworthy structures in Manhattan, among many the new Custom House, the West Street Building and scores in other cities.

#### Boston to Have Grand Opera House.

Henry Russell, director of the San Carlo Opera Company, is making arrangements to erect a grand opera house at Boston, Mass. It is said that a generous patron of the arts in Boston has offered to provide the land and building. The plan contemplates a structure in which opera of excellent quality at moderate prices will be given at least three months of each year. Behind it will be the New England Conservatory of Music. The new house is likely to be built on vacant land near the New England Conservatory and Symphony Hall. It will be large enough to contain an audience of 2,000 or 2,500 persons. There will be two tiers of boxes, as in the Metropolitan. It is planned to open it in the autumn of 1909. No plans have yet been selected, contracts let or architect commissioned.

#### Bids for Assembly Building in 79th Street.

79TH ST.—Architect Edwin C. Georgi, No. 603 East 83d st, will soon be ready to receive estimates for the construction of the proposed 5-sty assembly building which John King is to erect at No. 595 East 79th st. Materials for the front will be light brick, terra cotta and stone, exterior and interior iron stairs with marble treads and wainscoting, low pressure steam, electric lights and elevator, also interior decorations and bowling alley.

#### Plans for Provident Loan Society Building.

4TH AV.—Architects Renwick, Aspinwall & Tucker, 320 5th av, are preparing plans for the new office building which the Provident Loan Society contemplates erecting on a plot 39.6x75 ft. at the northwest corner of 4th av and 25th st, now covered by two 4-sty buildings. The society purchased the site in April last through L. J. Phillips & Co. No estimates have yet been taken or contracts awarded.

#### Second Avenue and 127th Street Improvement.

2D AV.—Operations will soon be started for the erection of a fireproof casino building to cover a plot 150x250 ft. at 2d av and 127th st, to cost in the neighborhood of \$200,000. The structure will contain meeting halls, ball rooms and restaurant. Messrs. Morgan & Barkhausen, of 111 Broadway, are the architects, and the Harlem River Park Amusement Company will be the owners.

**Broadway and Astor Place Corner.**

**BROADWAY.**—Francis H. Kimball, 71 Broadway, is working on the plans for the office building of the O. B. Potter Trust to be erected at Broadway and Astor pl, the southeast corner. It is to be from twelve to twenty stories in height, covering a frontage on Broadway 92 ft. and Astor pl 295 ft. No figures have yet been taken or contracts let. (See also issue Sept. 7, 1907.)

**Particulars of U. S. Leather Co.'s Building.**

**GOLD ST.**—Plans have been completed by Architect William B. Tubby, 81 Fulton st, for the erection of a large 10-sty warehouse structure, to cover 18,000 square feet, to be situated at Gold and Front sts for the United States Leather Company, of 28 Ferry st. No contracts have yet been awarded and it is not quite certain how soon operations will be commenced.

**New 12-Story Building for 15th Street.**

**15TH ST.**—Edward F. Caldwell & Company (electric fixtures), 38 West 15th st, contemplates the erection of a 12-sty loft building, to cover a plot 50x100 ft. on West 15th st (location withheld), for which Messrs. McKim, Mead & White, 160 5th av, are said to be preparing plans. So far as could be learned no contracts have yet been awarded or figures taken.

**Apartments, Flats and Tenements.**

Lloyd I. Phyfe, 950 Ogden av, has completed plans for two 5-sty tenement buildings, 37x101 ft., to be erected on Anderson, near Jerome av, for J. H. Jones.

**MONROE ST.**—Samuel Sass, 23 Park row, has plans for a 6-sty flat building, 25x100 ft., for Joseph Warm, 171 East 110th st, to be erected at No. 254 Monroe st, to cost \$35,000.

**INTERVALE AV.**—Robertson & Gammie, 986 East 138th st, will erect four 5-sty store and flat buildings, 98x185 ft., at the southwest corner of Intervale av and Jennings st, Bronx, to cost about \$180,000. J. C. Cocker, 103 East 125th st, is making the plans.

**CONCORD AV.**—Wm. T. La Velle, 1145 Freeman st, has completed plans for eight 3-sty flat buildings, 19x64 ft., to be erected on the west side of Concord av, near 147th st, for T. S. Sullivan, 956 Freeman st, same to cost \$64,000. Bids are being received by the owner.

**WOODYCREST AV.**—Moore & Landsiedel, 3d av and 148th st, are preparing plans for a 3-sty frame flat building, 20x58 ft., for James T. O'Brien, 1023 Woodycrest av, to be erected on the west side of Woodycrest av, 200 ft. south of 165th st, to cost \$6,000. The owner builds.

**JESSUP PL.**—Plans will be ready in a few days for one 4-sty brick flat building, 27.8x85 ft., for Wm. Masterson, owner and builder, to be erected on the east side of Jessup pl, 105 ft. north of 170th st, to cost \$20,000. Moore & Landsiedel, 3d av and 148th st, are planning.

**AMSTERDAM AV.**—Moore & Landsiedel, 3d av and 148th st, will proceed at once with plans for a 6-sty brick flat building, 36x88 ft., for A. Victor Donellan, 109th st and Amsterdam av, to be situated on the east side of Amsterdam av, 78 ft. north of Washington Bridge Park, to cost about \$50,000.

**Churches.**

**118TH ST.**—The 3-sty dwelling, 25x100 ft., No. 159 East 118th st, will be renovated into a synagogue by the Chevra B'nai Israel Salant Anche Zameit.

**7TH AV.**—No contracts have yet been awarded for the new synagogue, 50x137 ft., which the Congregation of Anshe Chesed, 160 East 120th st, will establish at the northwest corner of 7th av and 114th st, at a cost of \$75,000. Edward I. Shire, 620 West 115th st, is the architect. Plans specify an exterior of light brick and limestone, stone cornices, tin and concrete slab roof, galvanized iron and wire glass skylights, steam heat.

**Alterations.**

**CATHERINE ST.**—M. Gerone, 173 Fulton Market, will improve No. 18 Catherine st. A. L. Kehoe, 206 Broadway, is architect.

**BOWERY.**—C. H. Dietrich, 42 Union sq, is preparing plans for \$3,000 worth of alterations to No. 102 Bowery for J. Reichman, 212 Broadway.

**121ST ST.**—R. T. Boyer, Winsted, Conn., will make \$10,000 worth of alterations to No. 206 West 121st st. M. M. Lowger, 30 East 12th st, is preparing plans.

**38TH ST.**—E. W. Berger & Son, Bible House, are planning for \$4,000 worth of improvements to Nos. 220-222 East 38th st, owned by the J. C. G. Hupfel Brewing Co.

**53D ST.**—J. Kastner & Dell, 1133 Broadway, are making plans for extensive improvements to No. 415 East 53d st for the F. & M. Schafer Brewing Co., 110 East 51st st.

**Miscellaneous.**

Messrs. Warren & Wetmore, 3 East 33d st, are architects for the new pier shed to be erected at Pier 53, Chelsea, North River.

Messrs. McKim, Mead & White, 160 5th av, are preparing

plans for a memorial dormitory to be erected on Columbia College grounds, to cost \$300,000.

Plans for the new 5-sty training school, 50x125 ft., to be erected at the Harlem Hospital, are being prepared by Raymond F. Almirall, 51 Chambers st.

E. L. Tilton, 32 Broadway, will prepare plans for a 1-sty library building, 60x120 ft., for the Carnegie Library committee, to be erected at Little Rock, Ark., to cost \$80,000.

E. L. Tilton, 32 Broadway, Manhattan, and Josselyn & Taylor, 213 S. 3d st, Cedar Rapids, Ia., are preparing plans for a 3-sty science hall, 55x140 ft., for Coe College, to be erected at Cedar Rapids.

C. P. H. Gilbert, 1123 Broadway, Manhattan, has completed plans for the handsome 3-sty residence for Dr. J. C. Ayers, to be erected at Glen Cove, Long Island. Estimated cost is placed at \$75,000.

Supervising Architect, Washington, D. C.—Notice is hereby given that the time for opening bids for the iron window guards and gates for the U. S. Custom House, Baltimore, Md., has been extended from Dec. 18 to 3 o'clock P. M. Jan. 3, 1908.

**Estimates Receivable.**

**5TH AV.**—C. P. H. Gilbert, 1123 Broadway, is ready for bids for alterations to the residence of Mortimer L. Schiff, No. 932 5th av. Estimated cost, \$25,000.

Estimates will soon be taken for the Sea Breeze Hospital at Long Island, for which McKim, Mead & White are the architects, and W. H. Allen, 105 East 22d st, agent.

**SANDS ST.**—No contracts have been awarded for the 6-sty addition for which Parish & Schroeder, 5 West 31st st, are preparing plans, to be erected to the Naval Y. M. C. A. building in Sands st, Brooklyn.

**VARICK ST.**—Messrs. Hoppin, Koen & Huntington, 244 5th av, have plans well advanced for the new police station, 5-stys, 107x100 ft., for the city, to be erected at Varick and Beach sts. No contracts let.

Clinton & Russell and Gordon, Tracy & Swartwout, associate architects, will take estimates in the spring for the 22-sty hotel and terminal station, 200x400, to be erected for the McAdoo Terminal Co., 6th av and 32d to 33d sts.

**11TH AV.**—The Metropolitan Street R. R. Co., A. V. Porter, architect, will take estimates in the spring for the new car barns to be erected at 11th av, northwest corner 23d st, covering an area of 240 ft. on 23d st and 100 ft. on 11th av.

Estimates will be received about April 1 by Messrs. Parish & Schroeder, 5 West 31st st, Manhattan, for the geological and biological laboratory to be erected by the Princeton University at Princeton, N. J. The cost is estimated at about \$400,000.

**AV C.**—No contracts have yet been awarded for \$60,000 worth of improvements to the stable building northeast corner of Av C and 16th st, to be altered for the Department of Street Cleaning, from plans by Westervelt & Austin, 36 West 34th st.

**20TH ST.**—No contracts have yet been awarded for \$23,000 worth of improvements to the 5-sty store and loft building No. 122 West 20th st for Frederick Sackett, 247 West 125th st. Plans have been prepared by Richard R. Davis, 247 West 125th st.

Snelling & Potter, 37 East 30th st, are revising plans for the ferry terminal, Stapleton, S. I., the former bids having been rejected by the commission. The buildings will be two stories, 573x60, and one story, 108x186. The foundations have been put in by the Phoenix Construction Co., 41 Park row.

**Contracts Awarded.**

**8TH AV.**—H. Lax, 114 4th av, has received the contract for improvements to the store and office building No. 24 8th av for Mrs. O. D. Potter, 64 East 80th st, from plans by Charles H. Richter, 68 Broad st.

C. L. de Muralt, 114 Liberty st, Manhattan, has secured the contract for constructing power plant for the U. S. Naval Hospital at Ft. Lyon, Colo., for \$72,000.

**14TH ST.**—Isaac C. Hoes Sons, 52 Gansevoort st, have the contract for improvements to the 5-sty store and office building No. 30 East 14th st, for W. I. Demerest, from plans by R. Simmonds.

Contract for the brass railing for the Greenpoint Theatre, Borough of Brooklyn, has been awarded by F. T. Nesbit & Co., Inc., 116 Nassau st, city; to M. Gould's Son & Co., 83 Reade st, Manhattan.

**Plans Wanted.**

The Public Library, Paul Blackwelder, assistant librarian, St. Louis, Mo., will soon receive sketches for two library buildings to be erected there.

Sketches are wanted by the First National Bank for a fire-proof 2-sty bank building, about 50x55 ft., to be erected at Menominee, Mich. Address G. A. Blesch, cashier, Menominee, Mich.

The State has appropriated \$25,000 for drawing the plans, which are to be decided by competition, for the new State's Prison which is to be erected on the west shore of the Hudson River, at Stony Point; \$1,700,000 has been appropriated for the construction of the building.

## BUILDING NOTES

Ravitch Bros., erectors of steel and ornamental iron work for buildings, have removed their plant to Vernon and Pierce avs, Long Island City. The New York office at 1 Madison av is in charge of J. V. B. Rapp.

The Standard Oil's great undertaking just begun on the Kill von Kull helps to brighten building matters in the metropolitan district. Fifteen thousand tons of iron plates for tanks, 8,000,000 bricks and 18,000 tons of broken stone are some of the items.

Austin Lord Bowman, consulting civil engineer, has been appointed consulting engineer to the Department of Bridges of New York City, succeeding Mr. Henry B. Seaman, who recently resigned to become chief engineer of the New York Public Service Commission.

To Comptroller Metz the Board of Estimate yesterday referred the resolution of the Board of Aldermen requesting an issue of \$25,000 special revenue bonds for the purpose of altering, repairing and furnishing Municipal District Court House to accommodate additional parts created by the laws of 1907.

We know of a superintendent for one of the largest construction firms in the city, for twenty years, thoroughly conversant with every detail of the building business, who is open for a new engagement, and desires to connect himself with either an architectural or a building firm. See Wants and Offers.

The Board of Estimate received a communication yesterday from the Commissioner of Bridges submitting a proposed agreement between the city and the Manhattan Railway Company and the Interborough Rapid Transit Company relative to depressing the elevated railway structure in Division st, Manhattan. This is made necessary for the operation of the elevated trains on Division st under the approach of the Manhattan Bridge. The communication was referred to the chief engineer.

The annual banquet and ball of the International Employing Plasterers' Association was held at the Harlem Casino, 124th st and 7th av, on Monday evening. The attendance numbered about 150, and the affair was in every way a huge success. The officers of the association are: Thos. J. Mannion, Pres.; Simon Green, vice-president; John Waters, secretary; Joseph Van Note, treasurer; John F. Niebuhr, business agent. The committee of arrangements were F. C. Lamonte, chairman; John Waters, Wm. H. Caldwell, Jr., Frank S. Phelan and J. H. Babcock.

Bulletin No. 14, Tests of Reinforced Concrete Beams, Series of 1906, has just been issued by the University of Illinois Engineering Experiment Station. The tests described are a continuation of the tests discussed in Bulletin No. 4. The topics investigated include the effect of quality of concrete upon the strength of beams, the effect of repetitive loading upon the action of beams and the resistance of beams to diagonal tension failures. The results of the investigation of diagonal tension failures throw light upon the amount of the vertical shearing stress which may be allowed in reinforced concrete beams not having metallic web reinforcement. The resistance of beams to diagonal tension may be the controlling feature of relatively short beams, and as such failures occur suddenly and without much warning, a knowledge of the resistance of the concrete is essential. Some beams gave surprisingly low values and it seems evident that the values allowed by many city building ordinances are higher than should be recommended. The tests of concrete columns and reinforced concrete columns and of reinforced concrete T-beams for 1906 have already been published.

### Receivers for J. C. Lyons Co.

Samuel Goldsticker and E. Ritzma De Grove were appointed by Judge Hough, of the United States Circuit Court, on Friday receivers of the J. C. Lyons Building and Operating Co., of 4 East 42d st. The value of the company's holdings is estimated in round numbers at \$6,800,000, against which are mortgages aggregating \$3,928,782. Admission of insolvency is alleged. The receivers' bonds were fixed at \$100,000, and were authorized to continue the business for twenty days, with leave to apply for an extension. The petition in bankruptcy was filed by Thomas J. Tuomey, with a claim of "\$500 and over;" Peter McKay, with a claim of \$500, and J. Weber's Sons with a claim of \$500.

### Building Code Hearing.

The Building Committee of the Board of Aldermen held a protracted hearing on Friday, Dec. 20, on the proposed new Building Code. At the close the members voted unanimously to refer it back to the Building Code Revision Commission with a recommendation that the building and contracting interests be granted time to be heard on the different sections.

With the exception of the representatives of the two leading commercial associations and the Board of Fire Underwriters,

the hearing resulted in a general objection to the adoption by the Board of Aldermen of the Code in its present form. Among those who addressed the committee in opposition were: Isaac A. Hopper, president of the Building Trades Employers' Association; Calvin Tomkins, Lewis Harding, Mr. Wait, of Wait & Foster, Paul Starrett, Hugh Getty, J. H. Jones, Mr. Tucker, of Tucker & Vinton, Mr. Conover, of the Building Trades Employers' Association, J. F. O'Rourke, J. M. Brody, Mr. Remington, president the Foundation Co., Geo. W. Barth and C. H. Baucher.

## PROJECTED BUILDINGS

The first name is that of the ow'r; ar't stands for architect, m'm for mason, c'r for carpenter, and b'r for builders.  
When character of roof is not mentioned, it is to be understood that the roof is to be of tin.

### BOROUGH OF MANHATTAN.

#### SOUTH OF 14TH STREET.

Broad st, s w cor Stone st, 1-sty brk and stone restaurant building, 10.6x20.6; cost, \$1,500; Balzerini & Barone, 3 Baxter st; ar't, J A Rofrano, 34 Roosevelt st.—786.

Elizabeth st, Nos 218-220, two 1-sty brk and stone outhouses, 6.8x 8.9; total cost, \$1,200; M Diamondstone, 132 Nassau st; ar't, O Reissmann, 30 1st st.—784.

Waverly pl, No 112, 3-sty brk and concrete studio building, 22x18; cost, \$1,000; trustees of Catherine d'Anglemont, 146 Broadway; ar't and b'r, Alfred C Doscher, 592 3d av.—783.

#### BETWEEN 59TH AND 125TH STREETS, EAST OF 5TH AVENUE.

79th st, No 595 East, 5-sty brk and stone assembly and meeting hall, 50x98; cost, \$60,000; John King, Demorest, N J; ar't, Edwin C Georgi, 603 E 83d st.—785.

#### 110TH TO 125TH STREET, BETWEEN 5TH AND 8TH AVENUES.

7th av, n e cor, and 1-sty brk concrete and stone syna-  
St Nicholas av, n w cor 114th st | gogue, 50x137; cost, \$75,000; Congregation of Anshe Chesed, 160 E 120th st; ar't, Edward I Shire, 620 W 115th st.—787.

### BOROUGH OF THE BRONX.

Dongan st, n e cor Fox st, 5-sty brk tenement, 91.9x90.5; cost, \$120,000; American Real Estate Co, Westchester av and Southern Boulevard, Edwin K Martin, 527 5th av, Pres.; ar't, Herbert H Morrison, Westchester av and Southern Boulevard.—1143.

Dongan st, n w cor Simpson st, 5-sty brk tenement, 94x90.5; cost, \$110,000; American Real Estate Co, Westchester av and Southern Boulevard, Edwin K Martin, 527 5th av, Pres.; ar't, Herbert H Morrison, Westchester av and Southern Boulevard.—1144.

Dongan st, n s, 91.8½ e Fox st, 5-sty brk tenements, 40x88.5; cost, \$45,000; American Real Estate Co, Westchester av and Southern Boulevard, Edwin K Martin, 527 5th av, Pres.; ar't, Herbert H Morrison, Westchester av and Southern Boulevard.—1145.

Manida st, n s, 266.7 e Randall av, two 3-sty frame dwellings, 21.11 x43; total cost, \$10,000; Olsen & Johnson, 1292 Southern Boulevard; ar't, H H Olsen, 1292 Southern Boulevard.—1130.

141st st, n s, 200 w St Anns av, 1-sty frame shed, 18x93; cost, \$200; Estate of John J McQuade, 1328 Lexington av; ar't, Harry T Howell, 3d av and 149th st.—1132.

151st st, s s, 100 w Morris av, 6-sty brk tenement and stores, 50x 105.5; cost, \$50,000; Bartolomeo Zunino, 414 E 141st st; ar'ts, Moore & Landsiedel, 148th st and 3d av.—1134.

181st st, n s, 62 e Webster av, 1-sty brk shed, 94x25; cost, \$5,000; City of New York; ar't, M J Garvin, 3307 3d av.—1139.

Ash av, n s, 485 w Corsa av, 2-sty frame dwelling, 25x45; cost, \$3,500; Francisco Meli, 60 Goerck st, ow'r & ar't.—1140.

Aqueduct av, e s, 50 s 183d st, 3-sty frame dwelling, 32x34; cost, \$9,500; Wm C Bergen, 180th st and Andrews av; ar't, J R Serviss, 27 Stevens av, Mt Vernon.—No 1131.

Bainbridge av, e s, 150 s Woodlawn road, 2½-sty frame dwelling, peak slate roof, 21x45; cost, \$6,000; John McNulty, 179th st and Arthur av; ar't, Chas Schaefer, Jr, 1 Madison av.—1133.

Hoe av, w s, 100 n Home st, 1-sty frame shop, 25x90; cost, \$1,500; Sohmer & Buchler, Freeman and Chisholm st; ar't, Wm C Giesen, 870 E 169th st.—1141.

Park av, n w cor 181st st, 1-sty brk coal and sand bins, 61x28; cost, \$10,000; City of New York; ar't, M J Garvin, 3307 3d av.—1137.

Park av, w s, 124.4 n 181st st, 1-sty brk shed, irregular size; cost, \$5,000; City of New York; ar't, M J Garvin, 3307 3d av.—1138.

Unionport road, n w cor Mead st, 3-sty frame store and dwelling, 22x61; cost, \$6,000; Jos Gamache, Van Nest av; ar't, Henry Nordheim, Boston road and Tremont av.—1146.

Webster av, e s, 103 n 181st st, 2-sty brk stable and wagon house, 96.3x91; cost, \$50,000; City of New York; ar't, M J Garvin, 3307 3d av.—1136.

Webster av, n e cor 181st st, 1 and 2-sty brick shops, 83x62; cost, \$30,000; City of New York; ar't, M J Garvin, 3307 3d av.—1135.

Zerega av, w s, 654 s Castle Hill av, 1-sty frame storage, 19x9; cost, \$250; Salvatore Tozzini, on premises; ar't, Henry Nordheim, Boston road and Tremont av.—1142.

### ALTERATIONS.

#### BOROUGH OF MANHATTAN.

Broome st, Nos 324-326, toilets, windows, partitions, to 5-sty brk and stone tenement; cost, \$4,000; E J Brockatt, 401 Grand st; ar't, O Reissmann, 30 1st st.—3122.

Baxter st, No 128, toilets, partitions, windows, to 5-sty brk and stone tenement; cost, \$2,500; M Cuneo, 28 Mulberry st; ar't, E Reissmann, 30 1st st.—3123.

Baxter st, No 126, toilets, partitions, windows, to 5-sty brk and stone tenements; cost, \$1,500; M Cuneo, 28 Mulberry st; ar't, O Reissmann, 30 1st st.—3124.



# Construction News

(Continued)

## Queens County.

East Broadway, No 51, alter roof, stairs, partitions, to 4-sty brk and stone tenement; cost, \$3,500; Joseph Solomon, 77 E 89th st; ar't, Max Muller, 115 Nassau st.—3117.

Laight st, No 36, partitions, toilets, to 4-sty brk and stone tenement; cost, \$300; A V McLaughlin, 264 Bowery; ar't, O Reissmann, 30 1st st.—3114.

Monroe st, No 108, show windows, partitions, to 5-sty brk and stone tenement; cost, \$500; Sam Levy, 51 E 83d st; ar't, M Zipkes, 147 4th av.—3132.

Minetta lane, No 21, windows, doors, piers, to 3-sty brk and stone tenement; cost, \$100; Thomas Rosson, 52 Spring st; ar't, Norman Lederer, 215 W 137th st.—3129.

Park pl, Nos 9-15, add 2 stories over 7 buildings, to seven 5-sty brk and stone loft buildings; cost, \$100,000; American News Co, 41 Chambers st; ar't, Fay Kellogg, 104 E 16th st.—3112.

Stanton st, No 130, partitions, windows, plumbing, store fronts, to two front and rear 5-sty brk and stone stores and tenements; cost, \$3,500; Isaac Cohen, 229 E 12th st; ar't, Erwin Rossbach, 1947 Broadway.—3109.

9th st, No 733 E, partitions, windows, piers, to 5-sty brk and stone store and tenement; cost, \$1,000; Herman Knepper Realty Co, 212 Broadway; ar'ts, Siegel & Cohen, 81 E 125th st.—3136.

12th st, No 3 East, partitions, windows, to 3-sty brk and stone store and dwelling; cost, \$1,000; Helen C Redmond, 82 William st; ar't, Thomas W Lamb, 224 5th av.—3113.

12th st, No 502 E, partitions, store fronts, tank, windows, piers, to 5-sty brk and stone store and tenement; cost, \$2,500; Abraham Weiss, 130 Broome st; ar't Ervin Rossbach, 1947 Broadway.—3140.

14th st, No 30 E, new store front, to 5-sty brk and stone store and office building; cost, \$2,600; W I Demerest, 15 E 14th st; ar't R Simmonds, 52 Ganesvoort st.—3134.

17th st, No 317 E, partitions, windows, to 4-sty brk and stone tenement; cost, \$100; Geo Werfelman, premises; ar't, B W Berger & Son, 121 Bible House.—3133.

17th st, No 411 W, add 1-sty to 4-sty brk and stone stable and storage building; cost, \$4,000; Popper, Gray & Co, 411 W 17th st; ar't, Chas R Fairchild, 415 Hudson st.—3120.

18th st, Nos 438-442 East, partitions, windows, plumbing, to four 5-sty brk and stone stores and tenements; cost, \$6,000; Max Keve, 150 Nassau st; ar't, Alfred L Kehoe, 206 Broadway.—3111.

20th st, No 122 West, 6-sty brk and stone rear extension, 25x26, add 1 sty, partitions, iron stairs, pine beams, to 5-sty brk and stone store and loft building; cost, \$23,000; Frederick Sackett, 247 W 125th st; ar't, Richard R Davis, 247 W 125th st.—3116.

22d st, No 528 W, add 1-sty runway, stalls, columns, to 3-sty brk and stone stable; cost, \$5,500; Mrs S H Bevins, care ar't, 82 Wall st; ar'ts, Dodge & Morrison, 82 Wall st.—3138.

28th st, Nos 210-212 E, plumbing, partitions, tank, skylights, to 4 front and rear 4 and 5-sty tenements and stores; total cost, \$12,000; David Keane, 35 Wall st; P K Taylor, 226 W 70th st; C K Phelan, 107 W 76th st; ar't, A H Taylor, 6 E 42d st.—3141.

28th st, No 214 E, toilets, partitions, plumbing, tank, toilets, to 5-sty brk and stone tenement; cost, \$3,000; David Keane, 35 Wall st; P K Taylor, 226 W 70th st; C K Phelan, 107 W 76th st; ar't, A H Taylor, 6 E 42d st.—3142.

35th st, No 317 W, toilets, windows, skylights, to 5-sty brk and stone tenements; cost, \$2,500; Ellen Carroll, 493 8th av; ar't, John H Knubel, 318 W 42d st.—3135.

39th st, No 449 W, toilets, partitions, windows, skylights, to 4-sty brk and stone tenement; cost, \$1,800; Bernard Shevlin, 428 W 40th st; ar't, James W Cole, 403 W 51st st.—3128.

93d st, Nos 243-245 E, toilets, partitions, doors, windows, to two 5-sty brk and stone tenements; cost, \$1,000; George Ehret, 235 E 92d st; ar't, Chas Stegmayer, 168 E 91st st.—3125.

112th st, No 257 West, windows, to 5-sty brk and stone tenement, cost, \$100; Abraham Alexander, 50 W 129th st; ar't, Louis F Fick, 534 W 178th st.—3110.

114th st, No 2 East, partitions, windows, to 6-sty brk and stone store and tenement; cost, \$500; Cohen & Glauder, 200 Broadway; ar'ts, Goldner & Goldberg, Westchester and Jackson avs.—3115.

Av A, No 1588, shaft to 5-sty brk and stone tenement; cost, \$250; Chas Wedde, 1588 Av A; ar't, A E Nast, 147 4th av.—3131.

Av C, n e cor 16th st, new floors, cut openings, to 1-sty and mezzanine brk and stone stable; cost, \$60,000; Department of Street Cleaning, Rark Row Bldg; ar'ts, Westervelt & Austin and Lederle & Provost, 36 W 34th st.—3118.

Av D, No 169, skylights, partitions, toilets, to 5-sty brk and stone tenement and store; cost, \$2,000; Eliza Mulry Estate, 10 Perry st; ar't, Otto L Spannhoke, 233 E 78th st.—3137.

Broadway, Nos 10-12, erect roof house, to 12-sty brk and stone office building; cost, \$500; New York Produce Exchange Bank, premises; ar't, J N Fennimore, 1245 Amsterdam av.—3130.

Park av, s w cor 59th st, fireproof floor, windows, steel columns, beams, to 9-sty brk and stone office building; cost, \$15,000; City of New York, City Hall; ar't, C B J Snyder, 500 Park av.—3119.

2d av, n e cor 99th st, brick walls, columns, beams, to 6-sty brk and stone tenement; cost, \$2,000; Joseph Klein, 1 E 114th st; ar'ts, Young & Groenenberg, 67 W 36th st.—3127.

3d av, No 869, partitions, to 4-sty brk and stone tenement; cost, \$200; Elise Leuckerling, premises; ar't, Adam E Fischer, 23 Park Row.—3139.

6th av, No 886, alter entrance to 4-sty brk and stone store and tenement; cost, \$100; Maxwell & Pfirrmann, 144 E 47th st; ar't, Chas Stegmayer, 108 E 91st st.—3126.

8th av, No 24, partitions, store front, to 3-sty brk and stone store and offices; cost, \$1,000; Mrs O D Potter, 64 E 80th st; ar't, Chas H Richter, 68 Broad st.—3121.

## BOROUGH OF THE BRONX.

Chisholm st, w s, 125 s Jennings st, move 3-sty frame dwelling; cost, \$3,000; Anton Konvalinka, 1333 Chisholm st; ar't, Niels Toelberg, Boston road and Prospect av.—630.

153d st, n s, 100 w Elton av, 1-sty brk extension, 11.4x11.4, to 4-sty brk tenement; cost, \$500; Bridget Carroll, 431 E 153d st; ar't, Harry T Howell, 149th st and 3d av.—629.

174th st, s s, 98 e Washington av, 1-sty frame extension, 6x30, to 1-sty frame store; cost, \$300; M Assarian, 589 3d av; ar't, C S Clark, 445 Tremont av.—627.

Bergen av, s e cor 149th st, 1-sty brk extension, 4.7x11.4, to 5-sty brk shop; cost, \$500; Charles D Steurer, on premises; ar't, Albert von der Drescher, Echo pl and Concourse.—626.

Eastern Boulevard, w s, 54 n Bradford av, 1-sty and 2-sty frame extension, 23.6x27 and 16x16, to 2½-sty frame hotel; cost, \$1,500; Fred Schroeder, on premises; ar't, Harry T Howell, 149th st and 3d av.—628.

ROCKAWAY BEACH.—Schoncke Bros. are planning to erect a 2-sty brick store and dwelling, 38x53, on Boulevard, north side, 230 east Centre st, Rockaway Beach, for J. Weisskopf, 140 Boulevard, Rockaway Beach; cost, \$10,000.

ROCKAWAY BEACH.—On Pleasant av, east side, 500 south Boulevard, Rockaway Beach, T Keiley will erect two 3-sty frame dwellings, 36x50, to cost \$8,000; W. T. Kennedy & Co., architects.

CORONA.—Benjamin st, 100 north Smith av, will be improved with two 2-sty brick dwellings, to cost \$11,000. Owner, Jas. Reynolds, premises; architect, John Boylan.

GLENDALE.—L. Berger & Co. have completed plans for two 2-sty brick dwellings, 18x50 feet; cost, \$7,000; to be erected on Glasser st, north side, 242 east Yale av, Glendale, for L. Engel, Putnam av, near Forest av, Ridgewood.

LONG ISLAND CITY.—Cooper st, east side, 105 north Grand av, will be improved by Frank Kromholz, 205 Grand av, with two 2-sty brick dwellings, 22x62 feet, to cost \$10,000. architect, Edward Hahn.

ASTORIA.—W. H. Moorhouse, Jr., is planning for a 2-sty brick dwelling on Cooper st, west side, 175 north Grand av, Astoria, for owner, W. H. Moorhouse, 19 Cooper st.

LONG ISLAND CITY.—On Fourth av, east side, 425 s Ditmars av, Long Island City, Jos. Hedlicka, 893 Second av, will erect a 1-sty building, 31x47 feet, to cost \$5,000. Architect, F. Schmaleck.

UNION COURSE.—Chas. Kalkhof, 7 Court pl, will erect five 2-sty brick dwellings on Court pl, east side, 125 south Graves pl, Union Course, to cost \$17,500. Architect, A. Rose.

ELMHURST.—At Elmhurst, Grand st, east side, 44 south Van Dusen st, will be improved with three 2-sty brick stores and dwellings, 20x54, to cost \$13,500. Owner, Frank Schimiski, Thomson av, Woodside; architect, Chas. Hendry.

## Westchester County.

NEW ROCHELLE.—Frank J. McGran has purchased a lot in Kress Park, where he will build a residence. H. G. Curran has had plans drawn for a residence for himself in Stonelea Park. It will be of stucco and cost about \$12,000. James S. Eckley, of the Eckley Dental Supply Co., 36 East 23d st, Manhattan, has purchased a one-acre lot from the City Realty Co., and will erect a residence at a cost of about \$15,000.

## New York State.

SCHENECTADY.—The A. M. E. Zion congregation will erect a new church on Hulett st, south of Albany st. It will cost about \$14,000. The physicians of Schenectady who are advocating a new private hospital will incorporate, and plans will be called for shortly. The Delaware & Hudson Co. is planning to erect a new depot in the spring.

SYRACUSE.—The Paragon Plaster Co. will erect a new factory building. The Nettleton Shoe Co. will build a large addition to its present plant. A new women's building will be erected at the county home.

UTICA.—The special committee of the State Fair Commission has adopted plans of Architects Green & Wicks, 110 Franklin st, Buffalo, for developing the fair grounds, which include the erection of the Manufacturers and Liberal Arts Building, provided for in plans. Cost, \$200,000 for building alone.

ALBANY.—At the next meeting the Board of Supervisors will consider the question of extensive improvements to the county jail, to include plumbing and fixtures.

BINGHAMTON.—State Architect Franklin B. Ware is preparing plans for a 2-sty nurses' home in connection with the State Hospital at Binghamton. Brick and stone, gas and electric fixtures, water closets, lavatories and bath tubs. The building will cost about \$100,000.

RENSSELAER.—N. Paletz will remodel the brick building owned by him on Broadway, Rensselaer.

WEST ALBANY.—The New York Central R. R. Co. will immediately rebuild its hammer shop at West Albany, which was recently destroyed by fire.

TROY.—Architect F. M. Cummings, State Bank Building, is preparing plans for a dormitory and school for the Emma Willard School.

## New Jersey.

NEW BRUNSWICK.—Bids will be received by the Board of Chosen Freeholders of Middlesex County (Frank H. Pownall, Dir.) until Dec. 27 for the construction of stone and gravel roads, according to plans on file in the office of Morgan F. Larson, County Engineer, 121 Smith st, Perth Amboy.

MONTCLAIR.—One of the handsomest houses in Montclair, which has many magnificent residences, will be erected on the triangle at the intersection of Prospect and Englewood avs and Holmes pl on the mountain, for Mr. E. P. Earle. It will cost \$100,000. Frank Wallis, of Montclair, is architect.

JERSEY CITY.—Bids will be received until Dec. 23 by the Board of Finance (Oliver H. Perry, Chairman) for erecting a public bath at 14th and Erie sts. Appropriation, \$80,000. Geo. W. Van Arx, Architect, 15 Exchange pl.

BAYWAY.—The Standard Oil Co. is now constructing 11 steel tanks for the storage of petroleum at Bayway, N. J., and the machinery purchased a few weeks ago, which was noted in these columns, is, we understand, to be used in the construction of these tanks. The company has plans for extensive building operations at Bayway, and the carrying out of these will necessitate the purchase of quite a large amount of mechanical equipment. The work to be done at that point includes the construction of a refinery, to consist principally of stills, tanks, etc., together with several buildings, all of which will be built by the company's own forces.

# THE REAL ESTATE FIELD.

## Real Estate and Building Statistics.

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

### MANHATTAN AND THE BRONX.

CONVEYANCES.		1907.		1906.	
		Dec. 13 to 19, inc.	Dec. 14 to 20, inc.	Dec. 13 to 19, inc.	Dec. 14 to 20, inc.
Total No. for Manhattan	167	Total No. for Manhattan	230		
No. with consideration	8	No. with consideration	18		
Amount involved	\$229,450	Amount involved	\$384,750		
Number nominal	159	Number nominal	217		
Total No. Manhattan, Jan. 1 to date	11,825	Total No. Manhattan, Jan. 1 to date	19,905		
No. with consideration, Manhattan, Jan. 1 to date	774	No. with consideration, Manhattan, Jan. 1 to date	1,190		
Total Amt. Manhattan, Jan. 1 to date	\$46,395,690	Total Amt. Manhattan, Jan. 1 to date	\$62,529,057		
CONVEYANCES.		1907.		1906.	
		Dec. 13 to 19, inc.	Dec. 14 to 20, inc.	Dec. 13 to 19, inc.	Dec. 14 to 20, inc.
Total No. for the Bronx	108	Total No. for the Bronx	158		
No. with consideration	7	No. with consideration	11		
Amount involved	\$57,000	Amount involved	\$314,600		
Number nominal	101	Number nominal	147		
Total No., The Bronx, Jan. 1 to date	8,681	Total No., The Bronx, Jan. 1 to date	11,819		
Total Amt., The Bronx, Jan. 1 to date	\$6,946,233	Total Amt., The Bronx, Jan. 1 to date	\$7,971,151		
<b>Total No. Manhattan and The Bronx, Jan. 1 to date</b>	<b>20,506</b>	<b>Total No. Manhattan and The Bronx, Jan. 1 to date</b>	<b>31,724</b>		
<b>Total Amt. Manhattan and The Bronx, Jan. 1 to date</b>	<b>\$53,341,923</b>	<b>Total Amt. Manhattan and The Bronx, Jan. 1 to date</b>	<b>\$70,500,208</b>		
Assessed Value, Manhattan.					
		1907.	1906.		
		Dec. 13 to 19, inc.	Dec. 14 to 20, inc.		
Total No., with Consideration	8	Total No., with Consideration	13		
Amount Involved	\$229,450	Amount Involved	\$384,750		
Assessed Value	\$206,000	Assessed Value	\$237,000		
Total No., Nominal	159	Total No., Nominal	217		
Assessed Value	\$7,752,200	Assessed Value	\$8,979,700		
Total No. with Consid., from Jan. 1st to date	774	Total No. with Consid., from Jan. 1st to date	1,190		
Amount Involved	\$46,395,690	Amount Involved	\$62,529,057		
Assessed value	\$34,568,400	Assessed value	\$44,048,775		
Total No. Nominal	11,150	Total No. Nominal	18,715		
Assessed Value	\$377,126,800	Assessed Value	\$632,037,010		

### MORTGAGES.

1907.		1906.	
—Dec. 13 to 19, inc.—		—Dec. 14 to 20, inc.—	
Manhattan.	Bronx.	Manhattan.	Bronx.
Total number	165	Total number	178
Amount involved	\$2,856,882	Amount involved	\$1,364,393
No. at 6%	79	No. at 6%	63
Amount involved	\$1,225,648	Amount involved	\$369,408
No. at 5%	21	No. at 5%	15
Amount involved	\$636,399	Amount involved	\$60,300
No. at 5 1/2%	39	No. at 5 1/2%	62
Amount involved	\$474,310	Amount involved	\$551,995
No. at 4%	2	No. at 4%	5
Amount involved	\$63,000	Amount involved	\$114,000
No. at 4 1/2%	1	No. at 4 1/2%	1
Amount involved	\$11,500	Amount involved	\$12,000
No. at 3 1/2%	33	No. at 3 1/2%	38
Amount involved	\$446,025	Amount involved	\$268,690
No. above to Bank, Trust and Insurance Companies	16	No. above to Bank, Trust and Insurance Companies	29
Amount involved	\$756,000	Amount involved	\$401,280
Total No., Manhattan, Jan. 1 to date	11,575	Total No., Manhattan, Jan. 1 to date	18,001
Total Amt., Manhattan, Jan. 1 to date	\$306,941,020	Total Amt., Manhattan, Jan. 1 to date	\$381,536,955
Total No., The Bronx, Jan. 1 to date	7,707	Total No., The Bronx, Jan. 1 to date	9,147
Total Amt., The Bronx, Jan. 1 to date	\$68,296,064	Total Amt., The Bronx, Jan. 1 to date	\$64,292,679
<b>Total No., Manhattan and The Bronx, Jan. 1 to date</b>	<b>19,282</b>	<b>Total No., Manhattan and The Bronx, Jan. 1 to date</b>	<b>27,148</b>
<b>Total Amt. Manhattan and The Bronx, Jan. 1 to date</b>	<b>\$375,237,084</b>	<b>Total Amt. Manhattan and The Bronx, Jan. 1 to date</b>	<b>\$445,829,634</b>

### PROJECTED BUILDINGS.

1907.		1906.	
Dec. 14 to 20, inc.		Dec. 15 to 21, inc.	
Total No. New Buildings:		Total No. New Buildings:	
Manhattan	5	Manhattan	14
The Bronx	18	The Bronx	23
<b>Grand total</b>	<b>23</b>	<b>Grand total</b>	<b>37</b>
Total Amt. New Buildings:		Total Amt. New Buildings:	
Manhattan	\$138,700	Manhattan	\$319,800
The Bronx	461,950	The Bronx	110,300
<b>Grand Total</b>	<b>\$600,650</b>	<b>Grand Total</b>	<b>\$430,100</b>
Total Amt. Alterations:		Total Amt. Alterations:	
Manhattan	\$263,500	Manhattan	\$194,250
The Bronx	5,800	The Bronx	12,375
<b>Grand total</b>	<b>\$269,300</b>	<b>Grand total</b>	<b>\$206,625</b>
Total No. of New Buildings:		Total No. of New Buildings:	
Manhattan, Jan. 1 to date	936	Manhattan, Jan. 1 to date	1,614
The Bronx, Jan. 1 to date	1,841	The Bronx, Jan. 1 to date	2,114
<b>Manhattan-Bronx, Jan. 1 to date</b>	<b>2,777</b>	<b>Manhattan-Bronx, Jan. 1 to date</b>	<b>3,728</b>
Total Amt. New Buildings:		Total Amt. New Buildings:	
Manhattan, Jan. 1 to date	\$72,167,050	Manhattan, Jan. 1 to date	\$108,497,415
The Bronx, Jan. 1 to date	20,532,524	The Bronx, Jan. 1 to date	27,311,430
<b>Manhattan-Bronx, Jan. 1 to date</b>	<b>\$92,699,574</b>	<b>Manhattan-Bronx, Jan. 1 to date</b>	<b>\$135,808,845</b>
Total Amt. Alterations:		Total Amt. Alterations:	
Manhattan-Bronx Jan. 1 to date	\$15,775,979	Manhattan-Bronx Jan. 1 to date	\$19,701,550

### BROOKLYN.

#### CONVEYANCES.

1907.		1906.	
Dec. 12 to 18, inc.		Dec. 13 to 19, inc.	
Total number	428	Total number	574
No. with consideration	22	No. with consideration	21
Amount involved	\$104,775	Amount involved	\$148,488
Number nominal	406	Number nominal	553
<b>Total number of Conveyances, Jan. 1 to date</b>	<b>31,937</b>	<b>Total number of Conveyances, Jan. 1 to date</b>	<b>45,831</b>
<b>Total amount of Conveyances, Jan. 1 to date</b>	<b>\$18,791,438</b>	<b>Total amount of Conveyances, Jan. 1 to date</b>	<b>\$26,290,384</b>

#### MORTGAGES.

1907.		1906.	
Total number	448	Total number	804
Amount involved	\$1,316,396	Amount involved	\$3,867,300
No. at 6%	319	No. at 6%	280
Amount involved	\$862,357	Amount involved	\$768,086
No. at 5%	86	No. at 5%	208
Amount involved	\$326,050	Amount involved	\$897,400
No. at 5 1/2%	2	No. at 5 1/2%	290
Amount involved	\$3,500	Amount involved	\$1,497,884
No. at 4%	28	No. at 4%	3
Amount involved	\$88,625	Amount involved	\$187,500
No. at 4 1/2%	1	No. at 4 1/2%	1
Amount involved	\$8,750	Amount involved	\$7,500
No. at 3%	12	No. at 3%	22
Amount involved	\$27,114	Amount involved	\$58,980
No. without interest	12	No. without interest	22
Amount involved	\$27,114	Amount involved	\$58,980
<b>Total number of Mortgages, Jan. 1 to date</b>	<b>32,439</b>	<b>Total number of Mortgages, Jan. 1 to date</b>	<b>38,770</b>
<b>Total amount of Mortgages, Jan. 1 to date</b>	<b>\$137,796,125</b>	<b>Total amount of Mortgages, Jan. 1 to date</b>	<b>\$159,813,471</b>

#### PROJECTED BUILDINGS.

1907.		1906.	
No. of New Buildings	68	No. of New Buildings	90
Estimated cost	\$506,800	Estimated cost	\$607,542
Total Amount of Alterations	\$54,445	Total Amount of Alterations	
<b>Total No. of New Buildings, Jan. 1 to date</b>	<b>8,247</b>	<b>Total No. of New Buildings, Jan. 1 to date</b>	<b>8,320</b>
<b>Total Amt. of New Buildings, Jan. 1 to date</b>	<b>\$62,362,060</b>	<b>Total Amt. of New Buildings, Jan. 1 to date</b>	<b>\$62,200,616</b>
<b>Total amount of Alterations, Jan. 1 to date</b>	<b>\$6,372,858</b>	<b>Total amount of Alterations, Jan. 1 to date</b>	<b>\$5,376,064</b>

## The Week.

SEVERAL transactions of large size were put through during the week just past. It has been the first time in a couple of months that the realty market has started to "look up." This encouragement is not only due to the fact that sales of importance were consummated, but also that in several instances they were for all cash over the mortgage. The sale by F. R. Wood & Co. of the "El Dorado" apartment houses, which occupy the block front on Central Park West between 90th and 91st sts, is of especial significance at this time. It shows that people of means are perfectly willing to invest in gilt-edge property, preferring this class of investment rather than the nerve-racking Wall Street "securities." This is the third sale of importance that has been consummated recently by this firm. Since the panic (?) started they have sold the "Sterling" and "Carlyle," two 6-sty elevator apartment houses, which occupy the block front on Columbus av, between 85th and 86th sts, to Helen A. Thompson. This deal involved something like \$750,000. They also sold Nos. 2220 to 2226 Broadway a 2-sty building, 102x100 ft. for Robert E. Dowling to Archibald D. Russell, who gave in part payment 171 and 173 Macdougall st. Two 6-sty flats in West 146th st, on Washington Heights, 80x99.11, were bought by a Mr. DuBois of Brooklyn, also 220 East 97th st, was traded for a Bronx lot valued at \$1,800 and \$18,200 cash.

The sale of 33 Spruce st, by the estate of Edward W. Currier, the United States Trust Co., trustee, is of some interest to holders of property in the heart of the wholesale leather district. Another sale of importance was the one reported by L. J. Phillips & Co. of the Rice mansion, southeast corner of Riverside Drive and 89th st. This property is one of the show places of the Drive and full particulars of the sale will be found in another column. The feature of this sale is that all cash was received over the mortgage of \$175,000, which is held by the Greenwich Savings Bank. The purchaser declares that he will satisfy this mortgage as soon as it becomes due. The asking price of this property was \$600,000. A sale of this kind at times like the present gives some hope for the future. It is cheering, in times of stress, to see that there are people who have faith in high-priced Manhattan realty. Mr. William Randolph Hearst is reported as the purchaser of a vacant lot, 25x100, at 336 West 85th st. It is understood to be Mr. Hearst's intention to erect a garage. Here is a case of a piece of property which was bought in by the plaintiff about a month since for \$16,945. They were able to turn it over almost immediately in the worst possible market, while the former owners were unable to find a purchaser. Another important sale of the week was in the form of a trade. The "Elmore Court," a 6-sty elevator apartment house, in West 124th st, 108x100.11, was traded for 10 lots on the south side of 139th st, about 120 feet

east of Cypress av. Mr. Philip W. Hessberg, of Richmond, Va., bought four houses, Nos. 28, 30, 32 and 34 West End av, 100x100. These are four 5-sty flats and occupy a half a block frontage. The Bronx came in for its part in the sales programme of the week. The "St. Anthony," a 5-sty apartment house, 50x100, at 559 and 561 East 183d st, went to Michael J. Daly. This was a cash sale and the asking price was \$85,000.

Leasing has become an important branch of the real estate business to brokers. There are quite a number of firms who are devoting their time exclusively to this end of the market. A few years ago the rent paid by many business concerns was only a fraction of what they now have to expend. The commissions earned by brokers in renting property runs up in some instances to large figures, and it would mean a sale of considerable size to earn a commission of equal amount. Manifestly, it is in the commercial section that the larger rents are received. Take for example the lease reported in last week's Record and Guide by Pease and Elliman for The Hudson and Manhattan Railroad Co. The large price of \$30 a square foot was paid, for five booths, in the two structures. Some 600 ft. was taken by a cigar dealer. There was a clause in the lease giving him the exclusive right to sell cigars in the terminal building which probably had its bearing on the price paid.

The mortgage market showed a considerable improvement over the last week. Not only was the gross number of mortgages recorded larger, the amounts bigger but in some instances the interest rate lower. Sarah V. Baker gave a mortgage to Robert R. Perkins et al, for \$287,500 for 3 years at 5½% on the two blocks, vacant, running from 178th to 180th sts., Broadway to Fort Washington av. The Hobart Estate Co. borrowed from the Union Trust Co. \$125,000 at 5½% until Dec. 18, 1908, and at 6% thereafter to Dec. 1, 1911, on the northeast corner Broadway and 52d st. The Liverpool, London and Globe Insurance Co. figured as lender in two instances during the week. Allene T. Nichols borrowed \$100,000 on Nos. 55 and 57 East 64th st for three years at 6% and the Masters Builders Realty and Construction Co. \$75,000 for three years at 6% on Nos. 131 and 135 Prince st. A rather unusual mortgage was recorded by the City Mortgage Co. They loaned the Fleischmann Realty and Construction Co. \$110,000 at 6% on the southeast corner of Old Broadway and 130th st, 101x irreg. This mortgage was drawn Dec. 12 and is due on demand.

The total number of mortgages recorded for Manhattan this week is 165 against 120 last week, and in the Bronx 80 as against 51 last week. The total amount involved is \$3,151,231 as against \$2,321,599 last week.

The total number of sales reported is 33, of which 7 were below 59th st, 18 above and 8 in the Bronx.

### THE AUCTION MARKET

There were no voluntary offerings during the week just past in the auction market. The fact is now realized that the present time is not propitious for sales of the character. The concensus of opinion is that good interest will be made by holding realty until Spring before disposing of it. Wherever owners are in a position to retain their holdings they are doing so.

It was a sad spectacle, the auction mart of the week just past. Offerings better than the usual run were put up, and the answer was either "to the plaintiff" or "adjourned," except in very few cases.

At the stand of Joseph P. Day on Monday, 616 and 622 West 137th st, two 6-sty flats, \$5x99.11 each, subject to five mortgages, aggregating with accrued interest \$135,000 on each house, brought \$143,000, going to the plaintiff. At the stand of Lounsbury & O'Connor, the southeast corner of 179th st. and 3d av, 100.4x109x102x115.4, vacant, was purchased by Geats & Co. for \$15,487. At the stand of Joseph P. Day on Tuesday, 796 and 798 Madison av, were adjourned sine die. Some interest was taken in this property due to the fact that Mrs. Russell Sage recently purchased 33 East 64th st, which completed a plot owned by her of 100x100. The five 5-sty flats 2212 to 2218 Amsterdam av and 500 to 512 West 170th st, subject to five mortgages went to the plaintiff for \$250,000.

At the stand of Bryan L. Kennelly, 152 and 152½ East 118th st, 25x100.11, a 3-sty frame tenement and a 2-sty frame tenement in the rear, went to Samuel I. Siegel for \$9,637. On Thursday at the stand of Joseph P. Day, 110 and 112 West 39th st, was put up at auction as the result of an action brought by Smith Ely against Vira G. Matthews to satisfy a judgment of about \$108,000. The terms of the sale allowed \$100,000 to remain on mortgage at 5½%. This was knocked down to George C. Whaley, as agent for the Goelet estate, for \$135,000. The estate owns the 12-sty office building adjoining and now has a frontage of 125 feet directly east of the Casino theatre.

—One of the large Central Park West apartment houses recently carried a sign "modern apartments from five to twenty-four rooms, three to eight baths, to let." Many passers stopped out of idle curiosity to read the announcement and incidentally cogitate as to the manner of man and fortune that could afford a 24-room apartment with eight baths in Central Park West.

### The Policy of Savings Banks Approved.

SHARP criticisms are at present being directed at the savings banks for availing themselves of a clause in their by-laws which provides that depositors shall give 60 days' notice of their intention to withdraw their funds. That the position thus assumed by the banks is both sane and reasonable should be apparent to every fair-minded person when he considers that these institutions are more than mere depositories—that they pay their depositors a fair rate of interest and to be able to do so must necessarily invest their surplus funds in some form of securities. Even should these securities be United States bonds or State bonds a speedy conversion of them into cash cannot in every emergency be accomplished without incurring a heavy loss. As is generally known savings banks are large investors in first mortgage loans on real estate, and such loans cannot be recalled until their maturity.

Obviously, then, the banks are compelled to safeguard themselves by some such clause as the one to which exception is being taken. When by prudent forethought these institutions protect themselves they are at the same time protecting their depositors, whose interests are identical with their own. Wisdom has ever characterized the management of our savings banks, and on occasions like the late panic, when frenzied and misguided people questioned their solvency, they were committing a crime against one of the stablest of banking institutions.

As a matter of fact the monetary situation was not so bad as it appeared on the surface, and the financial sky would be perfectly clear to-day were confidence fully restored. Confidence is the one thing lacking. How to bring it about is perhaps a difficult matter, as so many factors enter into it. But it would seem that if financial institutions generally would resume their former methods of doing business—that is, act concertedly, as if there had been no panic, the future would be secure.

The only uncertain note in the real estate market to-day is the fear that matured mortgages may be called in and that they cannot be replaced through the ordinary channels that the loans have hitherto been obtained. But in such an event estate funds and individual funds would reap the benefit hitherto so largely enjoyed by banking concerns.

ALEXANDER WILSON.

### More Customers for Mortgages.

Mr. Clarence H. Kelsey, president of the Title Guarantee & Trust Company, being interviewed in regard to the mortgage situation, said:

"The mortgage situation is somewhat improved. The number of mortgages recorded in New York County last week was nearly seventy per cent. higher than that of the week preceding. In Kings and Queens, the proportion is even larger. There have been more customers this week for mortgages than last week. The signs are certainly hopeful. We see evidences of money held for investment, but investors seem very cautious as to where they will put their money.

"There is a feeling abroad that so far as the mortgage situation is concerned, the worst is past. Whether the feeling is justified or not, the next few weeks will probably tell. Certainly, mortgages have treated their holders far better than any other class of investment, without a single exception.

"Even New York City bonds show a depreciation of 20 points or more, in six years, and so far as availability is concerned, a savings bank treasurer told us last week that they had been able to get in more money to pay depositors with from past due mortgages than from their bond account. Most of the securities in that account could not be sold at all excepting at such losses to the bank that it could not afford to make them. Investors have begun to appreciate to a slight degree that the present opportunity is an unusual one. It has been at least 20 years since we have been able to get as good interest rates for mortgages where the security is beyond all question."

### Quotations: Real Estate and Building Corporations.

(Corrected by Herrick, Hicks & Colby, 7 Wall st.)

	Int. rate.	Int. period.	Bid.	Asked.
Alliance Realty Co.....	8	Q-J	90	110
Bond Mortgage Guarantee Co.....	12	Q-F	255	300
Century Realty Co.....	10	A & O	175	190
City Investing Co.....	6	M & N	55	65
Hudson Realty.....	8	Q-J	100	115
Lawyers Title Ins. & Trust Co.....	12	Q-F	175	185
Lawyers Mortgage Co.....	10	Q-J	160	175
Mortgage Bond Co.....	4	Q-J	80	90
N. Y. Mortgage & Security Co.....	10	Q-J	120	140
Realty Associates.....	8	A & O	101	107
Title Guarantee & Trust Co.....	16	Q-J	340	360
Title Ins. Co. of N. Y.....	7	A & O	110	140
Thompson-Starrett Co., common.....	8	J & J	..	..
Thompson-Starrett Co., preferred.....	8	M & N	..	..
U. S. Mortgage & Trust Co.....	24	J & J	350	450
U. S. Title Guaranty & Indemnity Co..	6	Q-J	..	85
Westchester & Bronx Title & Mortgage Guarantee Co.....	5	J & J	..	150

**Statistics of the Year's Conveyances.**

The following table has been compiled to exhibit the number of private sales reported by the Record and Guide during the period beginning January 1 last to December 14. It shows not only the weekly, monthly and yearly totals, but also subdivides Manhattan into two sections, north of 59th st and south of 59th st.

Besides these figures weekly and monthly comparisons are made for the total number of conveyances placed upon the records for both Manhattan and the Bronx. It will be seen that these latter figures are considerably larger than those reported by private sale. The reason for this is that everything in the form of a conveyance is included. The property that is deeded by will, sold at auction, as well as conveyed by deeds of trust, release dower, correction, quit claim, bargain and sale, partition and executors' deeds, etc., is all counted in these totals:

**COMPARISON SALES TABLE.**

Showing weekly, monthly and yearly totals of private sales compared with the total number of recorded conveyances.

Week Ending	Total.	Below 59th St.		Above 59th St.		Manhattan Bronx Conveyances.	
		59th St.	59th St.	Bronx.	Manhattan	Bronx.	Total
Dec. 14th.....	31	8	15	8	129	101	230
" 7th.....	44	7	17	20	182	166	348
<b>Total.....</b>	<b>75</b>	<b>15</b>	<b>32</b>	<b>28</b>	<b>311</b>	<b>267</b>	<b>578</b>
Nov. 30th.....	23	6	9	8	156	90	246
" 23d.....	28	11	10	7	198	134	332
" 16th.....	36	10	15	11	170	117	287
" 9th.....	32	16	12	4	198	152	350
" 2d.....	56	16	17	23	162	128	290
<b>Total.....</b>	<b>175</b>	<b>59</b>	<b>63</b>	<b>53</b>	<b>884</b>	<b>621</b>	<b>1505</b>
Oct. 26th.....	57	18	13	26	136	156	292
" 19th.....	61	19	22	20	192	173	365
" 12th.....	64	11	31	22	158	145	303
" 5th.....	48	11	25	12	185	149	334
<b>Total.....</b>	<b>230</b>	<b>59</b>	<b>91</b>	<b>80</b>	<b>671</b>	<b>623</b>	<b>1294</b>
Sept. 28th.....	50	12	15	23	138	98	236
" 21st.....	49	7	26	16	141	121	262
" 14th.....	61	13	21	27	123	149	272
" 7th.....	36	9	15	12	172	136	308
<b>Total.....</b>	<b>196</b>	<b>41</b>	<b>77</b>	<b>78</b>	<b>574</b>	<b>504</b>	<b>1078</b>
Aug. 31st.....	44	9	15	20	99	115	214
" 24th.....	47	11	17	19	134	130	264
" 17th.....	51	15	19	17	117	114	231
" 10th.....	55	15	17	23	252	156	408
" 3d.....	49	17	17	15	192	166	358
<b>Total.....</b>	<b>246</b>	<b>67</b>	<b>85</b>	<b>94</b>	<b>794</b>	<b>681</b>	<b>1475</b>
July 27th.....	55	9	26	20	172	179	351
" 20th.....	61	16	18	27	240	226	466
" 13th.....	60	18	20	22	228	424	652
" 6th.....	70	22	23	25	330	196	526
<b>Total.....</b>	<b>246</b>	<b>65</b>	<b>87</b>	<b>94</b>	<b>970</b>	<b>1,025</b>	<b>1,995</b>
June 29th.....	91	21	45	25	221	221	442
" 22d.....	95	30	34	31	309	276	585
" 15th.....	109	33	49	27	235	258	493
" 8th.....	139	57	38	44	380	253	633
" 1st.....	106	28	37	41	216	179	395
<b>Total.....</b>	<b>540</b>	<b>169</b>	<b>203</b>	<b>168</b>	<b>1,361</b>	<b>1,187</b>	<b>2,548</b>
May 25th.....	115	43	37	35	254	195	449
" 18th.....	139	48	45	46	288	196	484
" 11th.....	138	54	47	37	403	275	678
" 4th.....	163	46	72	45	374	215	589
<b>Total.....</b>	<b>555</b>	<b>191</b>	<b>201</b>	<b>163</b>	<b>1,319</b>	<b>881</b>	<b>2,200</b>
April 27th.....	152	59	47	46	282	218	500
" 20th.....	158	55	61	42	336	192	528
" 13th.....	127	46	57	24	238	139	377
" 6th.....	139	54	58	27	429	176	605
<b>Total.....</b>	<b>576</b>	<b>214</b>	<b>223</b>	<b>139</b>	<b>1,285</b>	<b>725</b>	<b>2,010</b>
Mar. 30th.....	165	57	76	32	229	177	406
" 23d.....	154	49	58	47	297	171	468
" 16th.....	135	45	63	27	249	132	381
" 9th.....	182	62	78	42	407	182	589
" 2d.....	159	55	75	29	239	175	414
<b>Total.....</b>	<b>795</b>	<b>268</b>	<b>350</b>	<b>177</b>	<b>1,421</b>	<b>837</b>	<b>2,258</b>
Feb. 23d.....	128	44	44	40	280	153	433
" 16th.....	120	49	44	27	185	171	356
" 9th.....	123	52	51	20	353	162	515
" 2d.....	152	67	59	26	221	145	366
<b>Total.....</b>	<b>523</b>	<b>212</b>	<b>198</b>	<b>113</b>	<b>1,039</b>	<b>631</b>	<b>1,670</b>
Jan. 26th.....	149	61	66	22	215	150	365
" 19th.....	139	65	58	16	315	180	495
" 12th.....	143	51	67	25	334	199	533
" 5th.....	94	42	37	15	357	147	504
<b>Total.....</b>	<b>525</b>	<b>219</b>	<b>228</b>	<b>78</b>	<b>1,221</b>	<b>676</b>	<b>1,897</b>
<b>Grand Total.</b>	<b>4,682</b>	<b>1,579</b>	<b>1,838</b>	<b>1,265</b>	<b>11,850</b>	<b>8,658</b>	<b>20,508</b>

The comparative figures of recorded conveyances both in Manhattan and the Bronx from 1903 to date are given in a supplementary table.

**TOTAL NUMBER OF CONVEYANCES FROM 1903 TO DEC. 14, 1907.**

	1903.	1904.	1905.	1906.	1907.
Manhattan .....	14,005	16,366	21,744	20,113	11,850
Bronx .....	4,644	8,017	12,873	11,927	8,658
<b>Total.....</b>	<b>18,649</b>	<b>24,383</b>	<b>34,617</b>	<b>32,040</b>	<b>20,508</b>

From these foregoing figures it will be seen that there was a gradual increase in the number of sales up to the end of 1905, and then the figures show that there was a falling off. The number of sales recorded in the Bronx this year in round numbers amounts to about two-thirds of that of 1905 and is about the same as 1904 and double that of 1903. In Manhattan, however, the figures for 1907 show about one-half of 1905 and less by some two thousand than in 1903. The amount in dollars would show up far differently, as the prices involved are far greater than five years ago, even for the same property.

**Situation in the Bronx.**

With the early completion of the electrification of the New York Central a new train schedule will go into effect which will be of importance to the Bronx. Last Saturday official notices were posted in the stations of the suburban lines modifying the present time table. Other and completer changes will not take effect until January 1, or so soon thereafter as the new work will permit.

Trains will be run practically on a schedule that will mean street car frequency service, with much faster time and better accommodation for the passengers. The best part, and the news which pleases the residents of the Bronx the most, is that these much needed improvements will be theirs to be had at the price of five cents per ride. The New York Central's proposed rapid service for the Bronx cannot be put into effect until after the completion of the big loop at the Grand Central Depot. With that done, trains will make the circuit without delay for switching or changing ends at 42d st. Among the possibilities is that before long the N. Y., N. H. & H. R. R. will decide upon another terminal, withdrawing its trains from the Grand Central altogether, thereby allowing more room for the handling of the increased suburban train schedule.

The past week has seen no marked change of importance in Bronx realty circles. If business is not what it should be the feeling among the brokers is more optimistic than that noticed in some other sections of New York. They claim, everything considered, that they are well satisfied and that business could be much worse.

"Here in the Bronx," said Mr. C. F. Mehlretter, of 703 Tremont av, "we stop for nothing. Others may and do stop to speculate over future possibilities and even tremble in trepidation of fearful consequences that may follow overindulgence in various forms of gambling, but we of the Bronx are far away from Wall Street and the only call to which we listen, is the call for moderate priced apartments, from the ever-increasing army that knocks at our doors.

"More than a year ago I heedlessly gave to the Record and Guide my prophecy of the probable future growth of the Tremont av section of the Bronx, and in spite of bank and other financial troubles, to-day you can see on every side the improvements that I then predicted. And the work of building continues to-day and will continue so long as people seek moderate priced homes in a healthy locality with ample school accommodations. We find the demand for two-family house apartments renting for about \$25 very good; above that price they move slower. It is a fact that no sooner we put up a new sign on a building we have to take it down. Stores are also renting well! at \$65, and we certainly know no reason for complaining."

**PRIVATE SALES MARKET**

**SOUTH OF 59TH STREET.**

ALLEN ST.—Levinson & Bloom sold for L. Weil & Son the 5-sty tenement, 186 Allen st, to a Mr. Lagerowitz.

SPRUCE ST.—The United States Trust Co. as trustee for the estate of Edward W. Currier, sold the 5-sty business building, 33 Spruce st, 24.1x74.11x25.3x69.10, to a Mr. Hahn. This building is situated between North William and Gold sts, and is in the heart of the wholesale leather district. This building is built to the full depth of the lot. Ruland and Whiting Co. were the brokers.

31ST ST.—Ames & Co. sold for Michael Richard to A. Holland the 3-sty and basement brick dwelling, 20x8.9, No. 208 East 31st st, adjoining the Third Av. Theatre, for other consideration and \$13,700.

46TH ST.—G. Tuoti sold for Simon Epstein to Jos. Marcus the 5-sty tenement, 606 West 46th st, 25x100.5.

**NORTH OF 59TH STREET.**

76TH ST.—The McVickar-Gaillard Realty Company sold for Benjamin Natkins, 167 West 76th st, a 4-sty dwelling, 20x102.2, to Thomas W. Russell.

**William Randolph Hearst Purchases Lot.**

85TH ST.—The William Rosenzweig Realty Company sold to William Randolph Hearst the vacant lot at 336 West 85th st, 25x102.2. Huberth & Gabel were the brokers. The purchaser will build a private garage on the site. The sellers took this lot back last month, as plaintiff in a foreclosure sale, for \$16,945. Mr. Hearst recently leased two apartments in the new Clarendon apartment house at the south cor of Riverside Drive and 86th st. Some

# WANTS AND OFFERS

INVESTMENT PROPERTY;  
CHOICE LOCATIONS;  
LISTS ON APPLICATION.  
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31 NASSAU ST.

IF INTERESTED in real estate along the Jersey Coast, get my appraisal before purchasing or loaning money on it. JACOB A. KING, 596 Broadway, N. Y., or West End, N. J.

149 W. 61ST ST., a four-story brown stone dwelling for sale. JACOB A. KING, 596 Broadway, or 51 W. 125th St., N. Y.

YOUNG MAN, 30, wants management of improved property, renting and collecting. Thoroughly understands management, repairs, etc. "J. P.," c/o Record and Guide.

A hotel manager that can manage and get results, also able to get to the bottom of facts, operating expenses, etc., is open for engagement with view of purchasing an interest. Box 115 care of Record and Guide.

OPPORTUNITY for active young man to engage in established real estate business. No salary, but interest in commissions. Office duties principally. Advertiser 15 years' experience. Box 118, care of Record and Guide.

YOUNG MAN, experienced, seven years with last employer; one or more high-class apartment houses or office buildings to manage; renting, collecting and repairs. "G. C.," c/o Record and Guide.

YOUNG MAN, eight years' experience, desires management of business buildings and apartment houses. Has complete knowledge of renting, collecting and repairing. "P. H.," c/o Record and Guide.

A GENTLEMAN, for the past twenty years general superintendent of construction for one of the largest building firms in this city, and who is thoroughly conversant with every detail of the building business, desires to connect himself with an architectural or building firm of high standing. Only those engaged in large operations need answer. Address "S. W. A.," c/o Record and Guide.

INSURANCE COMPANIES, SAVINGS BANKS, REAL ESTATE APPRAISERS, EXPERTS AND BROKERS TAKE NOTICE—Up-to-date Appraisal Plant for sale at a GREAT sacrifice; also Record and Guide, bound, from 1868 to date, and annuals from 1900 to 1906, inc., bound, belonging to estate of a well-known Appraiser and Expert. OPPORTUNITY RARELY OFFERED. Apply to F. B. SHERIDAN, Room 311, 135 Broadway; Hours, 10 to 1 o'clock daily, or by appointment.

REAL ESTATE MAN (34) desires position; experienced in management of property, understands value of repair work, employing and handling engineers, elevator runners, janitors, etc.; best references as to character, qualifications. BOX 442, c/o Record and Guide.

FOR SALE—Fully furnished Real Estate office, plate glass front on Lexington avenue. Low price. Fine location. Excellent opportunity. Very low rent. Immediate possession. BOX 120, c/o Record and Guide.

months ago he bought a plot at the south cor of Riverside Drive and 105th st as a site for a residence. He is also the owner of the building formerly occupied as a hotel facing Columbus Circle, 59th st and Broadway.

94TH ST.—The trustees of the Nursery and Child's Hospital have been granted leave by Justice Greenbaum, of the Supreme Court, to sell 168 West 94th st, to Florence Cahn for \$16,500. It is a 3-sty and basement dwelling, 17x94.7, irregular.

### Recent Purchases in 97th Street.

97TH ST.—L. N. Nicholas sold, for Marcus Nathan, 220 East 97th st, a 4-sty flat, with stores, 25x100. This is one of a row of 8 houses, built 60 feet deep, and is situated between 2d and 3d avs. On the rear of these houses, facing 96th st, is a row of 12 houses, 5 stories in height and built 89 feet deep. Besides a cash consideration of \$18,200, a lot on the south side of 231st st, Wakefield, 25x100, valued at \$1,800, was given. Mr. Marcus Nathan is the new owner of the 231st st lot, and Carmine Pandolfo et al acquire the 97th st building.

97TH ST.—The McVickar-Gaillard Realty Company sold for Julia G. Bernheimer to Dr. F. Ward Langstroth 156 West 97th st, a 4-sty dwelling, 20x100.11. Dr. Langstroth will take possession on April 1, 1908.

### Park Avenue Corner Traded for 105th Street Flat.

105TH ST.—L. J. Greenberger traded for a Dr. Fisher the 5-sty double flat, 62 East 105th st, 25x100.11, to Max Rosenthal, of 87 Av A, who gave in exchange the northeast cor of Park av and 103d st, a 3-sty dwelling, 16x100.11.

118TH ST.—Mortimer M. Singer sold 159 East 118th st, a 3-sty dwelling, 25x100. The purchaser is the Chevra B'nai Israel Salant Anche Zameit. The house will be converted into a synagogue. The present structure is built to a depth of 36 ft. It is situated about 80 ft. west of Lincoln pl, a 21-ft. wide street, running north between Lexington and 3d avs, from 118th st to within 50 ft. of 119th st. There are 14 private dwellings in this place, each about 15 ft. wide.

### Trade in West 124th Street for Some Bronx Lots.

124TH ST.—The Sound Realty Company (Max Marx, president) sold "Elmore Court," a 6-sty elevator apartment house, 541 West 124th st, 108x100.11. This block is built up with high-class apartments. On the northeast cor Broadway is the "Clare Arms," a

## Lawyers Title Insurance & Trust Company

**CAPITAL AND SURPLUS - \$9,500,000**

TRUST AND BANKING DEPARTMENT, 59 LIBERTY ST. } MANHATTAN  
TITLE DEPARTMENT, 37 LIBERTY ST. }

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A CAPABLE, experienced, well recommended man to manage renting department in centrally located office on small salary and commission. Fine opportunity for worker. BOX 122, c/o Record and Guide.

## WANT

Particulars of Business Property  
For Sale or Lease. Battery to  
34th Street.

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**FIRMS** in the Building Trades find that it pays in more ways than one to be represented in the advertising pages of the leading Metropolitan Real Estate and Building paper.

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GOOD SECOND MORTGAGES  
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## ATTENTION

Have everything to Lease in  
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the Battery to 59th Street.

LONG LEASES AT ATTRACTIVE TERMS  
Communications by letter or telephone  
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6-sty apartment, 75x100, adjoining which is the "St. Regis," another 6-sty, 100x100. Then comes "Elmore Court," which is built to the depth of 90 feet. On the east are two 7-sty apartments, occupying 4 lots. Across the street are the "Semridge" and "Rhine-land," two 6-sty apartments, 50x87x100. The buyer gives in part payment 10 lots on the south side of 139th st, 120 feet east of Cypress av. These lots were formerly part of the Crane Estate, and last May were transferred by Simon Uhlfelder et al to Jno. McCarthy, who on the same day retransferred them to Randolph Guggenheimer. At that time they were subject to a mortgage of \$24,000.

141ST ST.—The Delta Realty Co. sold 227 West st, a 6-sty. elevator apartment house, 62.6x99.11. This is one of the houses recently acquired in a trade with the West Side Construction Co.

AMSTERDAM AV.—Bert G. Faulhaber & Co. sold for August Hassemmer to an investor, No. 770 Amsterdam av, a 5-sty flat with stores, 25x92. This house has 2 flats of 5 rooms and bath each on a floor. The asking price was \$38,000.

### Block Front on Central Park West Sold for Cash.

CENTRAL PARK WEST.—F. R. Wood & Co. sold the El Dorado apartments, two 8-sty fireproof elevator structures, occupying a block front on Central Park West, between 90th and 91st sts. The houses are on a plot 204 on the avenue x 100 feet deep, and are known as 300 and 302 Central Park West. The El Dorado Realty Company was the owner, and the transfer is in the form of a stock purchase. An estate, the name of which is withheld, purchased for cash the stock of the El Dorado Realty Co. These houses were built by John V. Signell about 6 years ago, and in 1905 were sold by F. R. Wood & Co. for Mr. Signell to the present sellers. The houses are among the largest buildings of this type on this avenue, and are laid out in apartments ranging from 6 to 14 rooms each, and rent from \$1,000 to \$4,500 annually. There is an entrance to Central Park at 90th st. The northwest cor of 91st st is vacant, and adjoining this plot on the north is Ardsley Hall, situated on the southwest cor of 92d st. On the southwest cor of 90th st is the "Juliette," another apartment house, 50x100. The entire north side of 90th st is given over to private residences, and so is the south side of 91st st, with the exception of three 25-foot apartments, which adjoin the El Dorado on the west. This property is assessed for \$920,000, and is mortgaged for \$915,000. The purchase price is said to have been considerably over \$1,000,000. The total rental is about \$120,000 a year.

**Riverside Drive Mansion Sold for Cash.**

**RIVERSIDE DRIVE.**—L. J. Phillips & Co. sold the Isaac L. Rice mansion, at the southeast cor of Riverside Drive and 89th st, and known as the Villa Julia. Solomon Schinasi, of the firm of Schinasi Bros., cigarette manufacturers, is the purchaser. This house has been identified for some time past as the base of operations of the Society for the Suppression of Unnecessary Noise against steamboat whistles and various forms of street noises. The property has been held at an asking price of \$600,000. The title will pass to Mr. Schinasi on January 2, 1908. This property is laid out to represent an Italian villa, and is one of the show places of the Drive. The building is built of marble and brick on a plot with a frontage of 111.5 feet on the Drive and 101 feet on 89th st. It is situated almost opposite the Soldiers and Sailors Monument and the residence of Bishop Potter, formerly known as the Alfred Corning Clark mansion. Mr. Rice purchased this plot in 1899 and built his residence in the year following. A short time since Morris Schinasi, the other member of the tobacco firm, bought a larger corner plot at 107th st and Riverside Drive. Plans have been prepared for the erection of a large dwelling on this lot. The two Schinasi residences will soon be among the "show places" of the Drive. The city instituted legal proceedings against the property some time since because of the encroachment of one of the walls on the 89th st side. This matter has not as yet been settled. All cash was paid for the property over a \$175,000 mortgage, held by the Greenwich Savings Bank. This mortgage will be paid off, it is understood, as soon as it falls due.

**WEST END AV.**—David Lion sold to Philip W. Hessberg, of Richmond, Va., Nos. 28, 30, 32 and 34 West End av, at the southeast cor of 61st st, four 5-sty flats, 100x100, comprising one-half the block front.

**WASHINGTON HEIGHTS.**

**146TH ST.**—Albert Hughes sold 506 to 510 West 146th st, two 6-sty flats, 80x99.11, to a Mr. DuBois, of Brooklyn. These houses are a part of a row of 5 which are built 87 feet each. They are situated on the south side of 146th st, 100 feet west of Amsterdam av. On this block is a large public school, the largest one on the Heights, which runs through to 145th st. Across the way is the building of the United Electric Light & Power Co.'s plant. There is considerable vacant property on the north side of the block towards Broadway. This is really the central portion of the Heights, being accessible to the down-town district by the subway express station at 145th st and the cross-town line running through this same street.

**BRONX.****Edenwald Land Co. Sales.**

**EDENWALD.**—Land Companies of Edenwald sold to John Carl Anderson a lot on Amundson av, 475 feet south of Jefferson av; to Henry Reckhard; two lots on Monaghan av, 300 feet south of Jefferson av; to Marie Eisler a lot on Jones av, 200 feet north of Jefferson av; to L. A. Stjernberg two lots on Amundson av, 422 feet north of Randall av; and to A. Benerofe a lot on Jones av, 175 feet north of Jefferson av.

**142D ST.**—C. H. Werner sold, through Kurz & Uren, No. 489 East 142d st, a 4-sty double flat, 25x100. There are 10 rooms on a floor. The title closes January 6, 1908. The asking price was \$15,000.

**Harry White Sells the "St. Anthony."**

**183D ST.**—Harry White sold for Thomas Smith the "St. Anthony," a 5-sty apartment house, at 559 and 561 East 183d st, 50x100, to Michael J. Daly. The house was fully rented before completion, all the tenants being on leases. There are 4 apartments on a floor, divided into suites of two 4 rooms and bath and two 5 rooms and bath. This was a cash sale, and the asking price was \$85,000.

**220TH ST.**—John H. Behrmann sold for Charles W. and Eugene Stark to Christian and Elizabeth Adler, the house, with land, 50x114, on the north side of 220th st, about 350 feet west of White Plains av.

**222D ST.**—John H. Behrmann sold for Frank L. Bacon his house and 3 lots on the south side of 222d st, about 230 feet west of White Plains av.

**228TH ST.**—John H. Behrmann sold for R. Elkan and John Novak the two-family house on the south side of 228th st, about 200 feet west of Lowerre pl, to Henry Hellmers, who gave in exchange the plot, 50x114, on the north side of 234th st, about 225 feet east of Carpenter av.

**TRINITY AV.**—Louis Klinger and Osias Karp sold 992 and 994 Trinity av, a 5-sty. new law house, 37.6x100, through F. Gross.

**THIRD AV.**—J. Clarence Davies sold for the estate of Caspar Hake the northwest cor of 3d av and 158th st, a 3-sty business building, 26x100. The buyer, M. Bayard Brown, of 32 Nassau st, now controls the entire block front on 3d av from 158th to 159th st. This plot is diagonally opposite the Bronx High School building. Mr. Brown is also the owner of several houses in Perry st, as well as property in Bleecker, Greenwich and Hudson sts.

**LEASES.**

Lee & Rusk have leased 123 West 87th st, a 3-sty dwelling, to a client for occupancy.

The Henry Bruner estate leased, to Frank & Lambert, the 6-sty loft building, 50x95, at 115 and 117 Wooster st, for 10 years.

Julius H. Hass has leased from C. C. Hottenroth the 6-sty apartment house, with stores, 700 East 161st st, for a term of 3 years.

McVickar-Gaillard Realty Company leased the 2d loft at No. 810 Broadway to the Direct Line Telephone Company, of San Francisco. George Schaefer, in conjunction with Charles J. Deane, leased 2 floors in the building at 121 West 125th st to the Harlem Athletic Club.

G. Tuoti & Co. leased, for William Oppenheim, the northeast cor of 17th st and Av B for a term of years, at an aggregate rental of \$19,500.

A. & M. Jacobs leased, for the Engs Company, the store and basement at 825 Broadway for a term of years, at a gross rental of about \$75,000.

D. Lang has leased, for Joseph Shatman, the 6-sty apartment house, 151 and 153 West 123d st, to a client for 10 years, at an aggregate rental of \$65,000.

Louis Becker & Co. leased, for Michael A. Hoffman, the entire brick stable building, Nos. 168 and 170 Dyckman st, for a term of years to Messrs. Brower & Deas.

L. N. Clark leased, for Thomas O. Riley to the Rev. E. C. Shaver, a dwelling on a plot on the east side of Kingsbridge terrace, 50 feet south of Perot st, Kingsbridge, overlooking Jerome Park reservoir.

Whitehouse & Porter rented, for Miss Adele Kneeland, the 5-sty American basement dwelling, 48 West 46th st, to Mrs. Marie Hunt Story; also for Miss Alice G. Messenger, 41 East 75th st to Mrs. William McCready.

The Ruland & Whiting Co. leased, for a term of years, for S. Lansdorf & Co., the 2 upper stories, comprising 20,000 square feet, in the new building, 72 to 76 Spring st, cor of Crosby st. Sol. Stern represented the lessors.

Andrew Coppola & Son leased the entire 7-sty flat house, 35 Monroe st, for J. Weinstein for a term of 5 years, at an aggregate rental of \$20,000. This building occupies a plot 25x100, and has four families in 14 rooms on a floor.

The H. H. Fuller Company leased, for the Bankers' Construction Corporation, 5,000 square feet of space on the 5th floor of the building at 29 to 35 West 32d st, running through to 30 and 34 West 33d st, to E. G. Koegler & Co., for a term of years.

E. H. Wendell & Co. leased, for a client, to Eugene Hale, Jr., son of United States Senator Hale, 52 West 55th st, a 4-sty dwelling, for 5 years; also, to Miss Emeline Judson, for 5 years, 9 East 49th st, a 4-sty dwelling, 22.8x100.5, adjoining the Buckingham Hotel.

M. & L. Hess leased, for Dr. Reginald H. Sayre, for a term of 21 years, from May 1 next, the 4-sty and basement altered building at 136 5th av, at an aggregate rental of \$250,000. The property measures 25x160, with an alley giving access to 19th st. The lessee is George T. Putney, restaurateur, now at Broadway and Broome st.

The Duross Company leased, for the David Stevenson Brewing Company, the 7-sty building, 175x80, at the southwest cor of 10th av and 40th st, adjoining the brewery. The lease is for a long term, at an aggregate rental of \$200,000. The lessees, Spear & Company, will alter the structure for use as a furniture warehouse.

Renwick C. Hurry & Co. report the following leases: The 7th loft in the building, 13 and 15 West 28th st, for E. Deutsch to E. T. Church & Co., for 5 years, at an aggregate rental of \$20,000; also, the 1st loft in the building, 2 East 29th st, for William H. Chesbrough to Margaret Asper, for 3 years, at an aggregate rental of \$7,000.

The McVickar-Gaillard Realty Company reports that it has rented 2,500 square feet on the 19th floor of the Cortlandt Building, McAdoo Terminal, taking in nearly the entire southwest cor, to the Southern Railroad Company for a term of years; also a booth in the Fulton Building, Hudson Tunnel Terminal, to Charles Le Bihan for 12 years, from May 1, at an aggregate rental of about \$25,000; also, to Gustav Knauth, now at 71 and 73 Nassau st, a booth in the centre of the concourse floor in the Hudson Terminal Buildings for a period of 12 years from May 1, at an aggregate rental of \$30,000. Mr. Knauth will open a branch in the Terminal Buildings.

**SUBURBAN.**

**ST. GEORGE, S. I.**—G. G. Haven sold, through the office of Cornelius G. Kolff, the remainder of his holdings on Staten Island, known as the Griswold property, to Mr. Carl Seitz. The property embraces about 31 acres, immediately adjoining Silver Lake Park, and is within walking distance of the St. George ferry landing. The purchase of this property, together with the ownership of the Col. Shaw place on Grymes Hill and the Nesmith property on the Serpentine road, Grymes Hill, makes Mr. Seitz a large owner of property on Staten Island. It is interesting to note that Mr. Seitz, within two days after signing the contract, was offered an advance of \$10,000 on his purchase price of the Griswold property.

**REAL ESTATE NOTES**

The next meeting of the Board of Estimate will be held on Jan. 10.

We know of a furnished real estate office on Lexington av for sale. See Wants and Offers.

A real estate man, experienced in managing property, wishes a position. See Wants and Offers.

There was a meeting of the West Side Taxpayers' Association held at 265-267 West 34th st Friday evening.

Whitehall Realty Co. sold on the west side of Baychester av, 100x87.6. This property is 100 ft. south of Nereid av.

It has been reported that Christoforo Zuccaro, of 444 East 13th st, sold his 6-sty tenement 509 and 511 East 13th st, 37½x103.3.

Partition proceedings have been begun affecting the property 282 and 284 Washington st, on the northeast corner of North Moore st.

Alexander Freund sold the 3-sty brownstone dwelling 108 East 85th st, 18.1x102.2. This property is situated 125 ft. east of Park av.

A canvass of the real estate offices shows that real estate for Christmas presents is not in great demand this year, much to the broker's regret.

An experienced and well-recommended man is wanted to manage the renting department of a centrally located office. See Wants and Offers.

The sale of 512 West 168th st by Herman H. Willenbrock, of 2179 Amsterdam av, a 3-sty brick dwelling, 16.8x95, was completed during the past week.

An up-to-date appraisal plant for sale at sacrifice, including Record and Guide bound from 1868 to date and annuals 1900 to 1906. See Wants and Offers.

A Broadway real estate broker found a mortgage bargain the other day. He bought a \$5,000 first mortgage at 6% with a 10% bonus which matures next September.

The City Mortgage Co. has loaned the Fleischmann Realty and Construction Co. \$110,000 on the property at the southeast corner of Old Broadway and 130th st, 125x101.

By the terms of the snow-removing contracts adopted by the Board of Estimate yesterday the city will save about \$500,000 over the bids received on the first advertisement.

The sale of 2170 Amsterdam av, a 5-sty flat, with stores, next to the corner of 167th st, has been reported. This is a 4-family house, 37.6x100. Donald Robertson was the seller.

For Any System of Owners' Names

# THE CHECKING INDEX

will keep your conveyances posted up to date, without labor and inaccuracy in your office, and—

*Will actually cost you less money than you are spending to-day. A postal will bring sample pages and full detail.*

## THE REALTY RECORDS CO., 11 East 24th St.

At a meeting of the officers and directors of the Real Estate Board of Brokers it was decided to give the twelfth annual dinner of the Board at the Waldorf-Astoria, Thursday, Feb. 27, 1908.

Deficiency judgments for \$12,657 have been entered against Louis Zimmerman in favor of Aaron Goodman, growing out of the recent foreclosure sale of 1094 and 1096 2d av and 315 East 38th st.

President Coler's resolution that Governor Hughes be requested to investigate all the city departments, and not stop with those of the Borough Presidents, was voted down in the meeting of the Board of Estimate yesterday.

Plans for twenty-five new buildings were filed in the Borough of the Bronx last week and the amount involved is \$120,000. Fifteen of these plans call for small dwellings to be built between Tremont and the upper section of Bedford Park.

William Waldorf Astor took title this week from Martin Geisler to a plot at the northwest corner of Westchester av and Old Classon Point road, 372.8x123.10. The property carries a mortgage of \$10,000. Mr. Astor has large holdings in the neighborhood.

S. L. Richmyer, of Richmyer & Irving, Broadway, believes that the realty market is now passing through just such a siege as we had five years ago. Now, as then, after the speculative interests were totally eliminated legitimate business picked up rapidly and good times followed.

According to a statement issued in the early part of this week, the Title Guarantee and Trust Co. sold last week nearly twice as many mortgages in Manhattan as during the previous week. In Kings and Queens counties the demand while not showing any increase is well maintained.

The sale of four 3-sty 2-family brick houses, 100x100 ft., situated west side Loring pl, about 260 ft. south of Fordham road, known as Nos. 2309-11-13-15 Loring pl, is reported. This sale is the remainder of 14 buildings and closes the estate of Wm. M. Ryan, one time among the largest auctioneers of this city.

"What are you going to do," said a prominent Broadway operator yesterday, "when you offer a reasonable advance price on a piece of property netting the owner only 4%, and she declines it in the face of her ability to place her money so that it will bring her in 6% on bond and mortgage? The buyer that I had in prospect wanted the building for business purposes."

A resolution introduced at the meeting of the Board of Estimate yesterday for the construction of a footbridge over 10th av, at 30th st, was referred to the Comptroller. It is alleged that this is the worst and most dangerous street crossing in Manhattan, and one speaker said, "The ward is filled with widows and crippled children on account of the menacing condition of this crossing."

There is considerable speculation as to the intentions of the Barney holding company with regard to the many pieces of choice Broadway property that are among the assets of the C. T. Barney estate. Some real estate men believe that most of them will be sold or leased when times are more favorable, as the carrying charges on so much unimproved realty may prove burdensome to the estate.

Hillenbrand & Nassoit, of Broadway, report business in their neighborhood not what they would like to have it. "In these bargain hunting times," said Mr. Nassoit, "when you succeed in finding a real bargain and offer it to the customer he admits that the property is cheap but in the next breath wants you to get a still lower price on it. What they want is a bargain bargain, and that is difficult to find to-day."

J. H. Keegan, who has been a well-known figure in the machinery trade for a number of years, and for the last six years was the New York manager of Hill, Clarke & Co., has been appointed special agent by the Cruikshank Company, which is in charge of the West Street Building, West and Cedar sts, New York. Mr. Keegan will direct his efforts toward securing tenants

for this building, who are engaged in the machinery, metal and kindred trades.

Borough President Bird S. Coler is one of the largest owners of the newly organized corporation of Coler & Co., which, according to the papers of incorporation filed at Albany, will transact a real estate business. Its field of operation will be mostly in the Borough of Brooklyn. The capitalization of the company was placed at \$50,000. President Coler would not give out more definite information at this time.

There are only a few what are considered highly desirable apartments vacant in Central Park West just now. There is one available for \$5,000 for which real estate offices on Broadway received circulars recently. The description says that there are eleven rooms, three baths (needle and shower in one), four master bedrooms, kitchen, butler's pantry, laundry on the roof, one servants' room and storeroom in basement.

At a recent election held by the Association of Bronx Real Estate Brokers, Mr. J. Clarence Davies, Matthew Anderson and Edward Polak were elected governors for the ensuing year. Messrs. Davies and Anderson succeed themselves, and Edward Polak takes the place of Benj. F. McQuay, former secretary of the association, who resigns on account of ill-health. In conjunction with the other members of the board, composed of William I. Brown, Geo. W. Bard, Geo. W. Price, Walter Wheelwell and Wm. Stonebridge, will meet and elect officers at the next regular meeting in January.

A committee made up of advertising managers of representative New York papers will judge the unique contest inaugurated by Wood, Harmon & Co. several months ago when they offered a new \$5,000 dwelling to the person sending the best reason for purchasing property at South New York, Staten Island. Over 1,000 reasons have been received. Of these 18 contestants have had their guesses published and each received one of the weekly prizes of \$10. The winner of the house will be chosen from these 18 contestants. The deed has been prepared and the award will be made on December 21. One guesser in Greater New York will receive a handsome Christmas present. The house is located in Addition 3 on Crafton av, between Richmond turnpike and Hurd av.

Hon. John F. Ahearn, who was re-elected on Thursday by the Board of Aldermen to the office of President of Manhattan, from which office he was recently removed by Governor Hughes, was not allowed to participate in the deliberations of the Board of Estimate yesterday. Mayor McClellan ruled at the opening that the election by the Board of Aldermen on the day previous was illegal, and that the office of Borough President of Manhattan was still vacant. Mr. Ahearn, President McGowan, of the Board of Aldermen, and Borough President Coler raised objections in various ways against the Mayor's ruling but the Mayor was firm and Mr. Ahearn retired, after requesting that his election certificate from the Board of Aldermen be placed upon the minutes. This also was refused by the Mayor.

### Municipality to Purchase Water Front.

The city is considering the purchase of a large water frontage at Halletts Cove, along the East River, Astoria. The parcel includes about 43,408 square feet situated west of the boulevard, on both sides of Jamaica av. The land is immediately in front of the Sohmer piano factory. About one-third of the property is upland, the remainder being under water, extending to the pierhead line. The purchase price said to have been agreed upon is \$85,000. It is the intention of the municipality to improve the property with piers at an early date. The lack of pier accommodations in that section of Long Island City has frequently been complained about, and under existing conditions cargoes of all kinds must necessarily be transported from the lower end of that part of Queens to and beyond the ferry at 92d st. The proposed improvement will, it is thought, exert no little influence on the value of business property in that zone. The matter has been laid over temporarily owing to the condition of the city's finances.

# PROPERTY OWNERS' SECTION.

## A Real Estate Owner's Protest.

To the Editor of the Record and Guide:

I desire to protest against the acquisition of land bounded by Webster av, Parkside pl, 205th and 210th sts for park purposes in the manner approved recently by the Board of Estimate and Apportionment, viz: as a local improvement. Following are my reasons:

First. I am the owner of eight lots within the area of assessment abutting the proposed park.

Second. The petition for the proposed park was signed in January, 1907, by ten persons, none of whom claimed to own land abutting the proposed park.

Third. The petition was approved by the Local Board Jan. 10, 1907, at a time when all public park improvements were made at the cost of the city and not as local assessments.

Fourth. All properties within the proposed area of assessment have been assessed recently for all or some of the following improvements, viz: paving Webster av, regulating and grading Parkside pl, sewer in Parkside pl, regulating and grading Decatur, Hull and Perry avs, receiving basin Decatur av. And they are to be assessed for regulating and grading 209th st and widening Gun Hill road, from Webster to Elliott avs.

Fifth. During the present financial depression, when the wealthy City of New York is compelled to economize, the taxpayers should not be further embarrassed except for the most urgent necessities.

Sixth. The proposed park is not an urgent necessity at the present time.

I would very much appreciate any effort on your part to induce the Board of Estimate and Apportionment to reconsider their resolution in this matter. Yours truly,

## Bronx Subway Prospects Apparently Indefinite.

To the Editor of the Record and Guide:

On or about Oct. 17 there appeared a report in the New York newspapers, of which the following is an excerpt: "It is possible that the subways in the Bronx and on the east side of Manhattan will be constructed as well as the 4th av subway in Brooklyn." Thereupon the Association of Bronx Real Estate Brokers, through its chairman of the Rapid Transit Committee, wrote to the Public Service Commission for the First District asking them if this report was true. On Oct. 24 the following reply was received:

Mr. Edward Polak,  
149th St. and 3d Av., New York City.

Dear Sir—Replying to your communication of October 2, inquiring as to the truth of statements contained in a newspaper article regarding the Fourth Avenue Subway and subways in the Bronx, and on the East Side of Manhattan, I beg to inform you that the Public Service Commission for the First District has not taken any action on any of the subways mentioned by you except the Fourth Avenue Subway.

As to the Fourth Avenue Subway, the resolution of the Commission, to the effect that the steps necessary to making contracts for its construction shall be immediately taken, is conclusive and final.

Very truly yours,  
(Signed) TRAVIS H. WHITNEY, Secy.

On Dec. 14 and 15 the New York newspapers, the Real Estate Record and Guide among them, contained interviews with Chairman Wilcox, of the Public Service Commission for the First District. On Dec. 14 a letter was sent by the Association of Bronx Real Estate Brokers to the Public Service Commission as follows:

Public Service Commission,  
First District,  
New York City.

Gentlemen—The Real Estate Record and Builders' Guide, of December 14, 1907 (page 975), published, under the caption, "A Definite Announcement," the following:

"Chairman Wilcox announced last Saturday that the Commission had decided definitely upon the construction of the so-called tri-borough subway, the north end of which will be in Pelham Bay Park and the south end on Coney Island.

"The general scheme is to build a new subway on the East Side of Manhattan, to connect with the Fourth Avenue line in Brooklyn, by way of the Manhattan Bridge, and so to have a through route from Pelham Bay Park to Coney Island."

Will you kindly inform me if the above statement has been officially announced by Chairman Wilcox, and if "the Commission has decided definitely upon the construction of the so-called tri-borough route"?

Very truly yours,  
(Signed) EDWARD POLAK, Chairman,  
Rapid Transit Committee,  
Association of Bronx Real Estate Brokers.

On Dec. 16 the following reply to the above letter was received:

Mr. Edward Polak, Chairman,  
Rapid Transit Committee,  
Association Bronx Real Estate Brokers,  
149th St. and Third Av., New York City.

Dear Sir—In acknowledging receipt of your letter of December 14, in regard to a statement attributed to Chairman Wilcox, I beg to advise you that the Commission has not decided upon the construction of a so-called tri-borough subway.

Very truly yours,  
(Signed) TRAVIS H. WHITNEY, Secretary.

It appears from the above correspondence that the Public Service Commission does not contemplate constructing the great East Side subways, but has decided upon constructing the 4th av subway in Brooklyn alone. It is also plainly evident that somebody is working a press bureau overtime, for some ulterior purpose. It looks as if they are throwing sand in the eyes of the public so as to lull them into the belief that the East Side subways will be built so as to "pull off" the 4th av subways without opposition. But the public will not be fooled. They will keep "tabs" on the commission and the "traction ring." A vigorous campaign of opposition will be made by the Association of Bronx Real Estate Brokers and other civic bodies if the 4th av route is commenced, unless the great East Side and Bronx routes are started with it simultaneously.

Yours truly,  
EDWARD POLAK,  
Chairman Rapid Transit Committee, Association of Bronx Real Estate Brokers.

## The Assessment for Riverside Drive Improvement.

THE Commissioners of Assessment and Award afforded a public hearing on this matter on Tuesday, 17th inst., at the request of Washington Heights Taxpayers' Association, at which a number of representatives of that organization were present, with others representing the West End, Riverside, Dyckman and Harlem associations.

The Commissioners were addressed by Mr. John D. Beals, the president of the Washington Heights Taxpayers' Association, who presented the view which has been unanimously endorsed by the members that the cost of this great public parkway, only one-half of which is by law laid upon the city, should be spread over the widest area possible. The extent of this area is within the discretion of the Commissioners, who were earnestly requested to bear in mind the widespread benefit derived from the parkway by the citizens at large, and the injustice which would be shown to Washington Heights and the West Side if they alone should be burdened with the cost.

The immediate local benefit is deemed less than would appear, because the drive is not an avenue of business traffic, and the traffic upon it is transient. The city is considered the largest gainer by the improvement, since block fronts of vacant and low-priced land have been and are being improved with taxable property of great value. Such properties cannot, it appears, bear a due share, under the present law, of the improvement which is to be assessed upon an area now to be decided without special regard for actual improvement effected. This being so, it follows that the benefit is to be regarded as of wider character than that of an abutting or contiguous improvement, and the benefits, derivable are regarded as affecting, even though indirectly, residents and areas comparatively remote from the actual work. This would logically lead to the conclusion that the work is one in which the whole city is interested, and some speakers advocated this view of the matter.

Messrs. Beals and Blauvelt, for the Washington Heights Taxpayers' Association, offered as a suggestion for meeting the present condition, that the area of assessment should as nearly as reasonable cover the whole borough, and the Commissioners were asked to consider, and promised to do so, an area from 14th st to the Ship Canal, from 4th av down to 23d st, and from Lexington av thence to the Harlem River, and all west of same to the tracks of the Hudson River R. R.

Much interest was evinced in this matter, as property owners are beginning to realize that without any power of objection on their part they are to be assessed under the terms of a legislative act to which they were not parties for half the heavy cost of this public parkway, a burden which will be felt the more severely if its area be restricted by a narrow view of the resultant benefits.

—All telephone franchises before the Board of Estimate were referred to a new special committee, consisting of Comptroller Metz, the Chief Engineer and the Corporation Counsel, with instructions to report back to the Board on Jan. 24.



## How to Reduce the Cost of Tenement Construction.



WHEN explaining before the Real Estate Class of the West Side Y. M. C. A. the conditions and requirements of the Tenement House Law, Mr. Thomas P. Neville, of Neville & Bagge, architects, of 217 West 125th st, pointed out what he considered was the opinion of the majority of architects and builders as to the necessary modifications to

the law—modifications which would lessen the cost of construction without nullifying the spirit and intent of the law. Architects and builders generally were in accord with the spirit of the law, Mr. Neville said, and even the average speculative builder had no desire to modify its main principles. They were just as anxious that buildings shall be well lighted and ventilated and in good sanitary condition as were reformers and philanthropists, through whose unselfish efforts had been brought about the present healthy conditions:

The principal objection that the majority of architects and builders have to the present law is not so much as to its requirements for ample light and ventilation as it is to the mandatory form in which the law has to be administered. In saying this, I do not mean to arraign the officials of the Tenement House Department, as I believe they are honestly and capably doing what they think to be their full duty, in administering the law; but the fact that the law itself states that no discretionary power whatsoever shall be used, necessarily gives rise to innumerable causes of friction between them and the building community.

The almost unlimited number of petty violations which necessitate a multitude of clerks to handle could be easily and speedily adjusted by some capable authority with the proper discretionary power, and thereby dispense with the endless amount of so-called "red tape" which practically clogs the workings of the Department, and entails an unnecessary expense upon the municipality.

If those who are most interested in the law, and who are anxious that the spirit of the same shall not be violated, are fearful lest this discretionary power be so used as to nullify the beneficent intentions of the law, and that political or other authority should so control it as to practically modify the entire purpose of the same, I would suggest that the matter of discretion be not left within the power of any one man, but that it be taken care of by a board of arbitration, somewhat similar to the board of examiners in the Building Department, consisting, say, of six or eight men of unquestionable integrity and acknowledged capability, who would be thoroughly representative of all the interests involved, it being composed, say, of a couple of representatives of the men who framed the law, an architect, a builder, a sanitary engineer, and perhaps a representative of the fire insurance companies or the fire department, but all to be men of experience and thorough practical knowledge.

Of the minor suggestions as to modifications of the law, Mr. Neville argues that inasmuch as all must admit that the new Tenement House Law of itself, irrespective of the recent advance in the prices of material, has so increased the cost of production that it has benefitted least those whom it was intended to benefit the most; namely, the very poor, and the lower medium class; and as this class of people is being compelled to move outside the limits of Manhattan Island, it is necessary for us to do all in our power to provide accommodations for them if possible, within the limits of Greater New York, so that the expense and loss of time in transportation may enable them to do business in the city proper. He therefore thinks it advisable to make such modifications as will reduce the cost of the production of the smaller houses and smaller apartments, and he is entirely in favor of removing the restrictions compelling a house built for only three families, one on each floor, to be constructed according to all the requirements of the twenty or thirty-family tenements.

I believe also that there is a crying demand for five and six-room apartments that can be rented to those who earn less than \$20 a week, and who heretofore are able to pay from \$18 to \$22 for these apartments, but cannot afford to pay \$30 to \$40; and I would also recommend that a 5-story house with only two families on a floor, and ten families in the entire house, be constructed under the regulations now in force for a 4-story house with two families on a floor and only eight families in the house.

These suggestions are not made for the purpose of reducing the cost of the house, so that the builder may make more profit, but for the purpose of enabling the builder to rent his apartments at more reasonable terms, and thereby obtain for the community the ideal condition of having moderate priced apartments properly lighted and ventilated, thoroughly sanitary, and with the proper precautions taken against danger by fire.

The question of percentage of the lot occupied by the building could, to Mr. Neville's mind, be entirely removed from the law, and still not in any way deteriorate from its intention. If the present minimum size of courts, yards, etc., is sufficient to properly light and ventilate the rooms opening on them, he does not see any reason why these courts, yards, etc., should be increased in size to light and ventilate the rooms, simply to satisfy the question of percentage of lot covered. One can easily see how, in numbers of cases, much more rentable area could be obtained, without at all affecting the light and ventilation of the rooms.

Another suggestion is, that the hard and fast fixed rule of the size of inner courts be so modified as to allow us to substitute the equivalent in area of these courts, provided, of course, that it be the equivalent, and also providing for a minimum width of said courts:

For instance, the law demands an interior court to be 25 ft. in each direction, having a total area of 625 sq. ft.; hundreds of cases arise where a court, say, 20x31.3 would give as much if not better

light and ventilation, would allow more ingenuity of planning, and would be better adapted to the requirements of special narrow and long lots.

As to outer courts, I would suggest that where two similar outer courts of adjoining buildings, erected at the same time, by the same or different owners, and that each court on its own lot is required to be, say, 6 ft. wide, that the double court so formed be somewhat reduced in width, say, to about 10 ft.; for if a 6 ft. court has proved to be sufficient light for rooms facing on same, and having a blank wall enclosing the court on the adjoining property, surely a 10 ft. court will better light and ventilate rooms facing on each side of said double court.

Furthermore, I would suggest that outer courts be arranged as to have their width in proportion to their length. At present a 6 ft. court may be 65 ft. in depth, whereas a court only 10 ft. in depth would still have to be 6 ft. wide, and I think some arrangement of a sliding scale of widths of 4 ft. up to 6 ft. in proportion to a sliding scale of depth from 10 ft. to 65 ft. would give all the light and ventilation necessary.

As to the question of fire escapes, architects are probably a little prejudiced as to their appearance on the front of buildings, but Mr. Neville thinks that in at least one instance, the present law should be modified, so that a fire escape might be placed in contiguous outer courts of adjoining buildings and in courts opening either to the street or to the yard, where escape could be made from one building to the building adjoining on the same floor level, the buildings being provided with an unpierced brick wall between them. Also, for the same reason, that where fire escapes are placed on the fronts of the buildings, and access can be obtained from one building to the building adjoining, by proper balconies, provided the buildings are separated by unpierced brick walls, that this means of escape would not only be as safe, but as a matter of fact, safer and more convenient, and more likely to be used and desired by the occupants than that called for by the present requirements, and that omitting the fire escapes from the front of the building in the first instance, and omitting the ladders connecting the balconies in the second instance, would greatly enhance the architectural beauty of our facades.

### Warning About Flues.

In a bulletin recently issued by a Western fire marshal a note of warning is sounded to property owners and householders respecting the necessity of giving closer attention to chimneys and stove pipes. In this connection he affirms that three-fourths of the fire losses due to defective flues would be saved if the occupant of each house, before the weather requires heaters to be rushed, would inspect chimneys and stove-pipes. In part he says:

Fires from defective chimneys, usually being in the attic, get a good start in the driest of wood before the alarm is raised. Attics being difficult of access to one with a water bucket, the fire is likely to get beyond control. The settling of chimney foundations may open a crevice between the bricks or stones, so that sparks can escape. Sometimes a new chimney in settling forms a crack, because one side of it is held by floor timbers. A chimney built up from joists or a bracket is always a source of danger, because of the liability of cracks from springing of the timbers. Chimneys so built often have as their base a plank, whose only protection from sparks and heat is a layer of mortar on it. Many fires result from this practice. Salmon-tinted bricks disintegrate. Poor mortar crumbles out, leaving openings. Nails driven into brick chimneys are likely to come out, leaving holes. A joist-end should not rest in a chimney wall. Tile chimneys of all sorts are unsafe, because they are very likely to crack off at the level of the roof, where cold air strikes them. A hood should make no offset to hold soot.

The chimney-top should be inspected and the soot swept down and removed from below. A stovepipe must be clean. Jarring the soot out is not enough; a scraper should be used inside it to remove scales. Then it should be inspected, section by section, for rust-holes, which might permit sparks to fly outwards, instead of upwards. See that the pipe, when up, is sparktight throughout and is not pushed into the flue so as to choke it. An elbow in a stovepipe lessens the liability of particles kindling or fuel being drawn from the chimney-top and alighting still redhot on the shingles. If such sparks are given elbow-room, they are likely to bump in making the turn and fall back harmless. While a fire is burning, the air in a chimney travels up at the rate of 3 to 6 ft. a second. Unplugged and ragfilled stovepipe holes cause some fires. A stovepipe should not pass where it cannot be seen, as through a lath and plaster partition, or through an attic or unused room, because openings in it may occur from rust or the parting of a seam or joint. And, too, in such situation the pipe becomes covered with fluff, which is liable to ignite; neither should a pipe pass through roof, window or siding—even of a summer kitchen—for it is liable to become redhot. No flue should be smaller than 8 by 8 ins., which is the length of a brick. If any green wood is used, it should be 8 by 12 ins. A fireplace chimney must have at least one-tenth the area of the fireplace it serves.

This advice is well to heed for, notwithstanding the fact that the present New York building law requires the lining of flues with vitrified tile, there are still a large number of old-fashioned chimneys in existence hereabouts, and too much care cannot be exercised in their maintenance.

—Striking favorable conditions for the first time in the four years' struggle of building the four tubes of the Pennsylvania Railroad system under the East River, between 34th st, Manhattan, and Long Island City, Pearson & Son, Limited, the English contractors, are now going ahead at the best speed they have so far made. On both sides of the river the four tubes are reaching out well toward the middle of the river, and it is well understood that the whole four tubes will be "coupled up" within the next few months, barring unforeseen contingencies.

### Public Works.

**OVERLOOK TERRACE.**—Extension from West 193d st to Fort Washington av. A communication has been received by the Local Board from the Washington Heights Taxpayers' Association requesting that the matter be laid over until spring. The petition was denied.

**SOUTH ST.**—A public hearing will be held before the Commissioners of the Sinking Fund on Jan. 8, 1908, upon the application of the Commissioner of Docks to institute proceedings to acquire all the wharfage rights, etc., on the southerly side of South st, beginning at a point in the present bulkhead between Gouverneur slip and Jackson st where the westerly side of Pier (old) 53, East River, intersects said bulkhead, said point of intersection being perpendicularly opposite or southerly of a point in the northerly line of South st distant 31.01 ft. from the westerly line of Jackson st measured along the said northerly line of South st and running thence from said point of intersection westerly along the present bulkhead between Pier (old) 52, East River, and Pier (old) 53, East River, 573.08 ft. westerly to the easterly side of Pier (old) 52, East River.

**MELVILLE AV.**—Change of lines between Morris Park av and tracks of N. Y., N. H. & H. R. R., and reducing width five feet on each side by changing side lines so that Melville av will remain fifty feet instead of sixty feet as proposed. Petition for change will be submitted by Borough President Haffen to Local Board Dec. 26.

**LACOMBE AV.**—Acquiring title to lands necessary for Lacombe av, from bulkhead line of Bronx River to bulkhead line of Westchester Creek. Petition will be presented by Borough President Haffen to Local Board Dec. 26.

**MORRIS PL.**—Laying out from Park av eastwardly 150 ft., about 30 ft. in width over strip of land 150 ft. in depth, which is designated as Morris pl, and opens into Park av East, between East 169th and East 170th sts. Petition will be presented to Local Board by Borough President Haffen Dec. 26.

**DECATUR AV.**—Sewer and appurtenances between East 193d st and Kingsbridge road. Petition will be presented to Local Board by Borough President Haffen Dec. 26.

**EAST 185TH ST.**—Laying out between Prospect av and Crescent av, 60 ft. in width. Proceedings initiated.

**VALENTINE AV.**—Sewer and appurtenances between East 194th st and East 196th st. Petition will be presented to Local Board by Borough President Haffen Dec. 26.

**RANDALL AV.**—Sewers and appurtenances between Tiffany st and Manida st, and in Manida st, between Randall av and Spofford av. Petition will be presented to Local Board by Borough President Haffen Dec. 26.

**WEST 180TH ST.**—Acquiring title from Davidson av to Aqueduct av East. Proceedings initiated.

**AQUEDUCT AV EAST.**—Acquiring title from East 180th st to East 184th st. Proceedings initiated.

**EXTENSION OF UNIVERSITY PARK.**—Engineer recommends that all or large portion of cost of acquiring title be assessed upon property benefited. Board of Estimate has referred the matter to President Haffen, of the Bronx.

**EAST 182D ST.**—Acquiring title between Tiebout av and Folin st and to land required for widening Tiebout av on its easterly side between Fordham st and East 183d st, Bronx. Board of Estimate will consider proposed change Jan. 17.

**UNIONPORT ROAD.**—Acquiring title between White Plains road and the N. Y., W. & B. Railway. Referred back to the President of the Bronx by the Board of Estimate.

**CRUGER AV.**—Acquiring title from Williamsbridge road to South Oak drive; Cruger av, from South Oak drive to Gun Hill road; Holland av, from Williamsbridge road to South Oak drive; and Maple st, from Gun Hill road to East 215th st, Bronx. Four resolutions of the Local Board of Chester district. Board of Estimate will consider Jan. 17.

**RANDALL AV.**—Laying out and fixing grades for Randall av, Lacombe av, Metcalf av, Bronx River av, Patterson av, Commonwealth av and Taylor av, Bronx. Laid over by Board of Estimate.

**WEST 174TH ST.**—Opening and extending from Aqueduct av to Underhill av; West 175th st, from Aqueduct av to Undercliff av; West 176th st, from Aqueduct av to Sedgwick av; Montgomery av, from West 174th st to West 176th st, and Popham av, from West 174th to West 176th sts, Bronx. Favorable action was taken by the Board of Estimate Dec. 20, and a district of assessment was suggested.

**MAGENTA ST.**—Opening and extending from White Plains road to Colden av, and Bartholdi st, from White Plains road to Bronxwood av, Bronx. Approved by Board of Estimate.

**GRAND AV.**—Opening and extending from Tremont av to Fordham road; Aqueduct av East, from West 180th st to West 184th st, and West 180th st, from Davidson av to Aqueduct av East, Bronx. Before Board of Estimate.

**WEST 179TH ST.**—Opening and extending from Osborne pl to Aqueduct av, Bronx. Before Board of Estimate.

**BOSTON ROAD.**—Change in grade between Bronx River and White Plains road and in the grade of intersecting streets. Resolution referred to President Haffen by the Board of Estimate.

**WALTON AV.**—Change in grade of Walton av and of Mott av north of East 138th st. A hearing will be given before the Board of Estimate on Jan. 17.

**PUGSLEY AV.**—Acquiring title from Westchester av to the East River, Bronx. Resolution of the local board referred by the Board of Estimate to the Borough President.

**MANSION ST.**—Acquiring title between Rosedale av and Clason's Point road. Referred to Borough President Haffen by the Board of Estimate.

**ROSEWOOD ST.**—Acquiring title between Bronx boulevard and Cruger av, Bronx. Board of Estimate will consider the change after a hearing on Jan. 17.

**BECK ST.**—Matter of proceedings for acquiring title between Intervale av and Tiffany st; to Fox st, between Leggett av and Longwood av, and to Simpson st, between Baretto st and Dongen st, Bronx. Board of Estimate has adopted a resolution rescinding the resolution of Nov. 22, and setting Jan. 17 for a hearing.

**WEST 163D ST.**—Paving with asphalt blocks from St. Nicholas av to Broadway. Proceedings initiated.

**WEST 164TH ST.**—Paving with asphalt blocks, curb and re-curb from Amsterdam av to Broadway. Proceedings initiated.

### Condemnation Proceedings.

**UNNAMED ST.**—Opening of an unnamed street, about 1,500 ft. north of West 181st st. Application will be made to the Supreme Court for the appointment of Commissioners of Estimate and one Commissioner of Assessment. Area of assessment fixed by the Board of Estimate is as follows: Bounded on the west by a line distant 100 ft. westerly from and parallel with the westerly line of Northern av, the said distance being measured at right angles to the line of Northern av, on the north line by a line distant 100 ft. northerly from and parallel with the northerly line of the unnamed street to be opened, the said distance being measured at right angles to the line of the said street, and by the prolongation of the said line; on the east by a line always distant 100 ft. easterly from and parallel with the easterly line of Fort Washington av, the said distance being measured at right angles to the line of Fort Washington av, and on the south by a line 100 ft. distant southerly from and parallel with the southerly line of the new street to be opened, the said distance being measured at right angles to the line of the said street, and by the prolongation of the said line.

**HANCOCK, ADAMS AND VAN BUREN STS.**—Opening Hancock st, from West Farms road to Morris Park av; Adams st, from West Farms road to Bronx Park av; Van Buren st, from West Farms road to Morris Park av. Application will be made to Supreme Court for the appointment of Commissioners of Estimate and one Commissioner of Assessment. Area of assessment fixed by the Board of Estimate is as follows: Beginning at the intersection of the centre line of the West Farms road with the centre line of East 180th st and running thence northwesterly along the said centre line of East 180th st to the intersection with the centre line of Van Nest av; thence north-eastwardly along the centre line of Van Nest av to a point distant 100 ft. southwestwardly from the intersection of the said line with the southwestwardly line of Adams st; thence northwesterly to a point on the southeasterly line of Morris Park av midway between East 180th st and Adams st; thence north-westwardly to a point on the northwesterly line of Morris Park av midway between East 180th st and Adams st; thence north-westwardly to a point on the southeasterly line of Bronx Park av midway between Adams st and East 180th st; thence north-westwardly at right angles to the line of Bronx Park av to a point distant 100 ft. northwesterly from the northwesterly line of Bronx Park av; thence north-westwardly and eastwardly parallel with and distant 100 ft. from the northwesterly and northerly line of Bronx Park av to the intersection with the prolongation of a line distant 250 ft. northeasterly from and parallel with the northeasterly line of Adams st; thence southeastwardly and parallel with the line of Adams st to the intersection with a line distant 225 ft. northwesterly from and parallel with the northwesterly line of Morris Park av, the said distance being measured at right angles to the line of Morris Park av; thence northeastwardly and always parallel with and distant 225 ft. from the northwesterly line of Morris Park av to the intersection with the prolongation of a line midway between Melville st and Taylor st; thence southeastwardly along the said line midway between Melville st and Taylor st, and along the prolongation of the said line to the intersection with the centre line of West Farms road; thence westwardly along the centre line of West Farms road to the point or place of beginning.

**WEST 151ST ST.**—Discontinuing and closing from easterly side of Riverside drive extension to U. S. bulkhead line, Hudson River. Commissioners Louis F. Doyle, Max J. Kohler and Alexander C. Schlessinger will present final report for confirmation to Supreme Court Dec. 23.

**4TH AV.**—Widening between 8th and 9th sts. John M. Schenck, clerk, will present supplemental bill of costs and expenses to Supreme Court Dec. 30.

**BECK ST.**—Opening and extending from Prospect av to Leggett av. Commissioners Joseph Jacobs, Wm. H. Buckhout and

Chas. P. Storrs will present bill of costs and expenses to Supreme Court Dec. 30.

**WEST 214TH ST.**—Acquiring title from Kingsbridge road to Harlem River. Commissioners Walter Muller and John R. Nugent will present supplemental and amended final report to Supreme Court Dec. 23.

**EAST 233D ST.**—Opening and extending from Bronx River to Hutchinson River; also the public place at the intersection of East 233d st with Morris Park av, and the public place at the eastern terminus of East 233d st and Hutchinson River, in the Twenty-fourth Ward, Borough of the Bronx, the City of New York, as amended by an order entered herein discontinuing the above-entitled proceeding, so far as the same affects that part of East 233d st lying between the westerly side of Baychester av and Hutchinson River. Commissioners T. Ellett Hodgskin, Daniel M. Corcoran and John W. Ward have completed their supplemental and amended estimate and assessment. Objections may be presented in writing at 90 and 92 West Broadway on or before Jan. 10 1908.

### Assessments.

**12TH ST, NORTHWEST CORNER BROADWAY.**—Restoring asphalt pavement, known as Lot No. 21, in Block 564. Assessment entered Dec. 17. Payable within 60 days.

**17TH ST, NORTHWEST CORNER CENTRAL PARK WEST.**—Restoring asphalt pavement (on Central Park West), known as Lot 29, in Block 1123. Assessment entered Dec. 17. Payable within 60 days.

**WEST 139TH ST.**—Sewer between Riverside drive and Broadway. Area of assessment: Both sides of West 139th st, from Riverside drive to Broadway. Assessment entered Dec. 17. Payable within 60 days.

### Tenement Invasion at Grantwood.

The Realty Trust owns about 36 acres on the brow of the Palisades, almost directly opposite Grant's Tomb, part of which they intend to devote to tenement house improvement. Residents and property owners in that section are greatly incensed at what they believe will deteriorate the value of their properties, and there is talk of appealing to the New Jersey Legislature to buy the property for park purposes.

During the last five years there have been many fine residences built in and near Grantwood and Palisade, and the owners view with grave apprehension the threatened tenement invasion. The officials of the Realty Trust say they see no reason for abandoning their plans for improving the tract. They assert that they own the land, that it is unrestricted and so soon as the plans are completed the work of building will commence.

### Freezing Plumbing Fixtures.

In consequence of numerous complaints received by the Tenement House Department during the winter of 1905 and 1906 concerning the freezing of fixtures in yard closets the Commissioner ordered a complete canvass of yard closets during a period cold enough to test them and found so large a proportion to be frozen that the department has since refused to accept unheated yard closet compartments. Recently proceedings were begun against the department for the purpose of enforcing the acceptance of certain patent appliances claimed to be anti-freezing closets. The experience of the department and the testimony of numerous experts in plumbing having shown conclusively the futility of trying to maintain any system of plumbing in yards free from the effect of freezing weather without the aid of heating appliances, the department vigorously opposed the action referred to, and the decision of Justice Burr, of the Supreme Court, second department, just handed down is as follows:

"The petitioner asks the Court to determine on conflicting evidence whether the flush tanks and pipes on the waterclosets about to be installed are properly protected against action of frost, and then to compel the commissioner to agree with such determination. The Court has no such power. Motion denied."

### Urge Necessity for Opening New Streets.

Property owners in the East Williamsburgh and Maspeth sections of Queens are complaining bitterly respecting the delay in legally opening some 300 or more streets in that zone, most of which are largely built upon. The work of grading, paving and other necessary improvements cannot proceed until proceedings in condemnation are completed. The thoroughfares mentioned are in reality a part of the Borough of Brooklyn and the sanitary requirements call for a comprehensive system of improvements in that quarter. Work on the northerly section of the town of Newtown, including nearly 8,000 acres, and the villages of Corona, Elmhurst and the Bowery Bay district, has been completed and the map is ready for adoption by the Board of Estimate. At the present moment the engineering corps is working on the southerly part of Jamaica and it is understood that the tentative map will be ready for consideration by the Board of Estimate early next summer. The urgent need for this work is apparent by the fact that scores of streets have

been laid out by development syndicates who have already retailed thousands of city lots, and it is for the benefit of the purchasers, many of whom are preparing to build, that the official layout of the streets be determined upon without unnecessary delay.

## LAW DEPARTMENT

### Water Meters.

To the Editor of the Record and Guide:

Please answer the following: A tenant of mine received a notice to put in a water meter about six months ago, but I did not know a thing about it until I received a postal this week stating that the 30 days had expired, and if the meter was not put in in 10 days the city would put it in and charge it to the property. The place is occupied as a bakery, and the notice says to meter the business portion, basement and store. I have had the notice extended to January. I would like to know if the city can force me to put in a water meter, as I have read of several test cases which have been decided against the city, but which the city will probably appeal? The tenant now pays an annual extra rate.

Answer.—The Commissioner of Water Supply is authorized in his discretion to cause water meters to be placed in all places in which water is furnished for business consumption, and the expense of the meters and their setting shall be a lien upon the premises where such water is supplied. (See section 475 of New York City charter. We know of no decided case under this section.)

### A Commission Earned.

To the Editor of the Record and Guide:

A goes to B, who is the owner of a few houses, to rent a flat. B refuses to rent him the floor on account of his children. A few months later A comes around again and sees C, who is a real estate agent. C shows him the floor, and gives him his card to go to the owner, as A does not want to pay the rent asked by the owner. Then B rents him the floor this time, but refuses to pay the commission, claiming he knew him before C did, whereas C claims this is an entirely new transaction, as B refused him the first time and C is entitled to his commission.

Answer.—A somewhat delicate question to judge, but we incline to the belief that a court would award a commission to the broker.

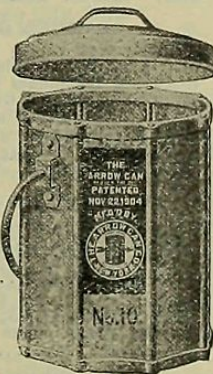
### Waiting for Revised Plans.

The holding-up of the work of improving 161st st, between 3d and Brook avs, is attributed to some differences of opinion between the engineering department of the Bronx and the Board of Estimate and Apportionment. The thoroughfare at this point, incidentally one of the busiest streets in that section of the Bronx, is but 60 ft. in width, and during the rush hours the sidewalks and roadway are overcrowded. Some months ago public pressure was brought to bear and the borough authorities agreed to widen the thoroughfare to 100 ft., which is the width of the remainder of that highway. Later when the plans were submitted to the Board of Estimate, the engineers of that body announced that they would have to be altered materially before adoption. The plans are now being redrawn so that proceedings for the widening will take in the block immediately to the westward, upon which two small parks are laid out, although not officially widened. It is expected that the revised plans will shortly be submitted to the Board of Estimate.

### Product and Appliance.

#### New "Arrow" Pail.

The Arrow Can Company, 35 Warren st, New York City, has put on the market the No. 12 pail, illustrated herewith. This pail is especially adapted for rough usage, such as sand and mortar buckets are subject to. It is 12x12 inches in dimensions, with outside cover having a beaded edge. The body, of one piece of heavy gauge steel, has 10 flutes, inside of which are strong steel rods run through holes in solid top and bottom formed in a die, and thoroughly riveted, thereby making it almost impossible to pull the top and bottom apart. The can has a heavy wire bail, held in thick gauge steel ears riveted securely top and bottom. The can is galvanized after manufacture, the bottom seam soldered in addition and made entirely water tight, and is offered for the severest duty in both public and private buildings.



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NOTICE TO PROPERTY OWNERS.

HEARINGS FOR THE COMING WEEK.

At 90-92 West Broadway.

Monday, Dec. 23.

Grand Boulevard (southerly), opening, at 2.30 p m. Tremont av, opening, from Bronx River to Eastern Boulevard, at 9.30 a m. Bronx Park, addition, at 10 a m. Public park, bounded by Southern Boulevard, Pelham av and Crotona av, at 2 p m. Edgewater rd, opening, from Garrison av to Seneca av, at 2 p m. Main st, (City Island), opening, at 3 p m. Hull av, Perry av, &c, opening, at 3.45 p m. Gun Hill rd, widening, from Webster av to Elliott av, at 12 noon. Taylor st, opening, from Morris av to West Farms rd, at 2 p m. Tremont av, opening, from Eastern Boulevard to Fort Schuyler rd, at 11 a m. Strip of land at Boulevard Lafayette, at 4 p m. East 222d st, opening, from 7th av to Hutchinson av at 3 p m.

Tuesday, Dec. 24.

Northern av, opening, north of West 181st st, at 4 p m. City Island, bridge, at 1 p m. Thursday, Dec. 26. 3d av, widening, at 159th st, at 3 p m. Fairview av, opening, from 11th av to Broadway, at 2 p m. Bronx Boulevard, opening, Old Boston rd to 242d st, at 3 p m. Two public parks, east of Boulevard Lafayette, at 4 p m.

Friday, Dec. 27.

Belmont av, opening, from 175th st to Tremont av, at 1 p m. Lyman av, extending (Richmond), at 3 p m. Broadway, extending (Richmond), at 11 a m. First av, opening, from Jersey st to Pine st (Richmond), at 12 m. Butler av, opening (Richmond), at 2 p m. Public park, bounded by Congress av, Myrtle av and Leavitt st (Queens), at 11 a m. West 150th st, opening, from West Broadway to Riverside Drive, at 2.30 p m. Freeman st, widening, from Stebbins av to Intervale av, at 3 p m.

At 258 Broadway.

Monday, Dec. 23.

Houston st, library, at 12.30 p m. Bridge 3, Section No 4, at 2 p m. Carmine st, public bath, at 2 p m. Bridge 4, Section No 2 (Queens), at 3 p m. Pleasant av, school site, at 4 p m.

Tuesday, Dec. 24.

Brooklyn Bridge, at 10.30 a m. Westchester av, rapid transit, at 11 a m. Willard Parker Hospital, at 2 p m.

Friday, Dec. 27.

20th and 21st sts, school site, at 1.30 p m. Bridge 4, Section No 3 (Queens), at 3 p m.

AUCTION SALES OF THE WEEK.

The following is the complete list of the property sold, withdrawn or adjourned during week ending Dec. 20, 1907, at the New York Real Estate Salesroom, 14 and 16 Vesey St. Except where otherwise stated, the properties offered were in foreclosure. Adjournment of legal sales to next week are noted under Advertised Legal Sales.

\*Indicates that the property described was bid in for the plaintiff's account.

JOSEPH P. DAY.

175th st, No 933 | n e cor Arthur av, runs e Arthur av, No 1808 | 125 x n 100 x w 25 x s 25 x w 112.4 x s 75.10, 2-sty frame dwelling and vacant. (Partition.) Ernest G Biggio, party in interest. \$4,000 54th st, No 63, n s, 95 e 6th av, 13x100.5, 5-sty brk dwelling. (Amt due, \$31,980.04; taxes, &c, \$1,274.46.) Adj to Jan 14. Madison av, Nos 706 and 708 | s w cor 63d st, 40.5 63d st | x70, two 5-sty brk and stone office and store buildings. (Amt due, \$117,974.09; taxes, &c, \$4,262.84.) Adj sine die. \*136th st, n s, 100 e Brook av, 120x100, vacant; Action No 1. 137th st, s s, 100 e Brook av, 120x100, vacant; Action No 2. (Amt due, \$18,642.18; taxes, &c, \$938.99; sub to prior mortgages aggregating \$39,000.) Jennie Weill. 50,956 \*3d av, No 2750, e s, 112 n 145th st, 28x109.11 x25x122.6, 2-sty frame tenement and store. (Amt due, \$3,776.65; taxes, &c, \$512.24; sub to two mortgages aggregating \$14,000.) Newman Grossman. 16,451

\*Amsterdam av, Nos 2212 to 2218 | s w cor 170th 170th st, Nos 500 to 512 | st, runs s 75 x w 100 x s 20 x w 150 x n 95 x e 250 to beg, five 5-sty brk tenements, stores on av. (Amt due, \$16,510.01; taxes, &c, \$3,432.70; sub to five mortgages aggregating \$225,000.) The Roosevelt Realty & Construction Co. 250,000 \*108th st, Nos 315 to 337, n s, 100 w 1st av, 300x100.11, six 6-sty brk tenements and stores; Action No 1. (Amt due, \$225,882.83; taxes, &c, \$6,302.10.) Isidore Jackson et al. 377,888 \*2d av, Nos 2100 and 2102 | n e cor 108th st, 50x 108th st, No 301 | 100, 6-sty brk tenement and store; Action No 2. (Amt due, \$39,456.10; taxes, &c, \$1,439.38.) Isidore Jackson et al. 91,925 \*1st av, Nos 2105 and 2107 | n cor 108th st, 50 108th st, Nos 339 and 341 | x100, 6-sty brk tenement and store; Action No 3. (Amt due, \$34,517.70; taxes, &c, \$1,411.49.) Isidore Jackson et al. 94,562 \*120th st, Nos 235 and 237, n s, 185 w 2d av, 37.6x100.11, 6-sty brk tenement and store. Action No 5. (Amt due, \$15,631.95; taxes, &c, \$778.99.) Isidore Jackson et al. 50,803 \*73d st, Nos 503 to 513, n s, 98 e Av A, 150x 102.2, four 6-sty brk tenements and stores. (Amt due, \$22,192.45; taxes, &c, \$589; sub to eight mortgages aggregating \$137,412.41.) Ruben Rubenstein et al. 155,852 8th st, n s, 205 w Av D, 33.4x108, Unionport. 8th st, n s, 238 w Av D, 33.4x108, same map. (Partition.) Christian Vorndran. 4,775 2d av (late 1st av), e s, 100 s 216th st (late 2d st), 45x100. (Partition.) Carmine Capolla. 2,000 Julianna st, n s, 95 e Duncomb av, 30x100. (Partition.) Albert Legoneix. 3,000 Tacoma st, n s, 100 e St Lawrence av, 25x100. (Partition.) Wolf Karnis. 3,425 \*105th st, No 9, n s, 175 e 5th av, 25x100, 2-sty frame dwelling. (Amt due, \$7,188.76; taxes, &c, \$450; sub to a prior mort of \$10,000.) Eva Diamondston. 12,000 \*137th st, No 616, s s, 255 w Broadway, 85 x99.11, 6-sty brk tenement; Action No 1. (Amt due, \$16,470; taxes, &c, \$2,700; sub to mortgages aggregating, with accrued int, \$135,000.) Wm R Rose. 143,000 \*137th st, No 622, s s, 340 w Broadway, 85x 99.11, 6-sty brk tenement; Action No 2. (Amt due, \$16,486; taxes, &c, \$2,700; sub to mortgages aggregating, with accrued int, \$135,000.) Wm R Rose. 143,000 Division st, No 265, s s, 107.2 w Gouverneur st, 20.6x42.7, 3-sty brk tenement. (Amt due, \$1,474.86; taxes, &c, \$127.79.) Wm H Manning. 9,437 39th st, Nos 110 and 112, s s, 125 w 6th av, 50x98.9, 6-sty brk tenement. (Amt due, \$107,764.81; taxes, &c, \$19,000.) Geo C Whaley, as agent. 135,000 St Nicholas av, No 1541 | n cor 187th st, 15.10 187th st, No 599 | x80, 3 and 4-sty stone front dwelling. (Amt due, \$8,958.94; taxes, &c, \$320.20.) J Jacobs. 9,700 Cathedral Parkway, No 50 | s w cor Manhattan Manhattan av | av, 100x72.11, 6-sty brk tenement. (Amt due, \$11,693.52; taxes, &c, \$4,385.62; sub to two prior mortgages aggregating \$102,713.70.) José Pando, party in interest. 120,939

BRYAN L. KENNELLY.

118th st, Nos 152 and 152 1/2, on map No 152, s s, 67.9 e Lexington av, 25x100.11, 3-sty frame tenement and 2-sty frame tenement on rear. (Amt due, \$16,972.13; taxes, &c, \$354.24; sub to two mortgages aggregating \$9,000.) Samuel I Siegel. 9,637

SAMUEL GOLDSTICKER.

\*117th st, Nos 127 to 135, on map Nos 129 to 135, n s, 65 w Lexington av, 75x100.11, two 6-sty brk tenements and stores; Action No 4. (Amt due, \$39,532.64; taxes, &c, \$2,037.14.) Isidore Jackson et al. 108,921 176th st (proposed), s s, 100 w Audubon av, 150x73x-x85, vacant. (Amt due, \$34,541.55; taxes, &c, \$664.95.) Withdrawn.

HUGH D. SMYTH.

Webster av, e s, 50 s Anna pl, 75x90, vacant. (Amt due, \$4,438.30; taxes, &c, \$890.99; sub to a prior mort of \$8,324.67.) Adj to Jan 14. Webster av, e s, 125 s Anna pl, 50x90, vacant. (Amt due, \$4,435.75; taxes, &c, \$890.99; sub to two prior mortgages aggregating \$7,326.47.) Adj to Jan 14.

J. BARRY LOUNSBERRY.

3d av | s e cor 179th st, 100.4x109.1x102.7x 179th st | 115.4, vacant. (Amt due, \$6,607.43; taxes, &c, \$3,828.91.) Keats & Co. 15,487

CHAS. A. BERRIAN.

\*Poplar st, n s, 763.2 e Bear Swamp rd, 50x 101.7x68.6x100. (Amt due, \$636; taxes, &c, \$18.) Maria Autem. 1,025

SAMUEL MARX.

Lenox av, No 620 | n e cor 141st st, 99.11x 141st st, Nos 75 to 79 | 150, three 6-sty brk tenements, stores on av. (Amt due, \$20,891.53; taxes, &c, \$1,930.48.) Adj to March 2. Total. 1,813,733 Corresponding week, 1906. 1,017,373 Jan. 1st, 1907, to date. 40,123,542 Corresponding period, 1906. 31,333,205

ADVERTISED LEGAL SALES.

Sales to be held at the Real Estate Exchange, 14 and 16 Vesey St., except as elsewhere stated. Dec. 21.

No Legal Sales advertised for this day.

Dec. 23.

Barnes av | n e cor 220th st, 50x105. John J Bell 220th st | agt Jacob Wexler et al; Earley, Weaver & Barley, att'ys, 229 Broadway; Francis W Pollock, ref. (Amt due, \$2,271.25; taxes, &c, \$216.35.) Mort recorded July 2, 1906. By Joseph P Day.

Broadway | s e cor 94th st, runs s 83.3 x e 94th st, No 216 | 100 x n 30.4 x e 51.8 x n 56.3 x w 146 to beg, 7-sty brk tenement with 1-sty brk ext in st. Bradley & Currier Co agt Ada E Bingham et al; Otis & Pressinger, att'ys, 60 Wall st; Arthur Hurst, ref. (Amt due, \$12,002.70; taxes, &c, \$17,406.66; sub to a mort of \$230,000.) By Joseph P Day.

Southern Boulevard, w s, 100 s av St John, 150 x121. Federal Tiling & Mantel Co agt William Wainwright; Alfred T Davison, att'y; Nicholas J Hayes, sheriff. (Sheriff's sale of all right, title, &c, which William Wainwright had on Sept 16, 1907, or since.) By Joseph P Day.

Dec. 24.

Columbus av | n e cor 109th st, runs n 25 x e 16.7 109th st | x n e - x e - x s 72.11 x w 100 to beg, 2 6-sty brk tenements & stores. Thomas Alexander agt Anna Heyman et al; Alexander Ash, att'y, 92 William st; Chas L Hoffman, ref. (Amt due, \$14,087.10; taxes, &c, \$2,004.30; sub to a mort of \$17,000.) Mort recorded Apr 28, 1905. By Joseph P Day.

Cathedral Parkway | s s, 175 w Manhattan av, 110th st | runs s 72.11 x w - x n e - x e 50.3 to beg, 6-sty brk tenement. James Alexander agt Anna Heyman et al; Alexander & Ash, att'ys, 92 William st; Chas L Hoffman, ref. (Amt due, \$8,146.28; taxes, &c, \$3,318.05; sub to a mort of \$13,000.) Mort recorded Apr 28, 1905. By Joseph P Day.

116th st, No 123, n s, 256 e Park av, 25x100.11, 6-sty brk tenement and store. Henry H Jackson agt Solomon A Cohn et al; Stephen H Jackson, att'y, 106 Lexington av; Elek J Ludwig, ref. (Amt due, \$52,148.07; taxes, &c, \$668.34.) Mort recorded Aug 18, 1904. By Joseph P Day.

Amsterdam av, Nos 1260 to 1266 | n w cor 122d st, 122d st, No 501 | 90.11x100, two 6-sty brk tenements and stores. The Jefferson Bank agt Jacob H Horwitz et al; Arnstein & Levy, att'ys, 128 Broadway; Terence J McManus, ref. (Amt due, \$22,470.32; taxes, &c, \$3,759.51.) Mort recorded Aug 30, 1906. By Joseph P Day.

Dec. 26.

Walton av, w s, 176.7 n Burnside av, 75.8x100.11, vacant. Simon E Osserman agt Moses Miller et al; Albert H Atterbury, att'y, 30 Broad st; John E Duffy, ref. (Amt due, \$3,207.70; taxes, &c, \$553.78; sub to a prior mort of \$5,675.) By Hugh D Smyth.

Mt Hope pl, n s, 125.1 e Jerome av, 150x125, vacant. City Real Estate Co agt Aaron Miller Realty Co et al; Harold Swain, att'y, 176 Broadway; Wm C Beer, ref. (Amt due, \$23,386.04; taxes, &c, \$309.92.) Mort recorded Oct 30, 1906. By Joseph P Day.

120th st, Nos 435 to 441, on map Nos 437 to 443, n s, 125 w Pleasant av, 75x100.10, four 2-sty brk dwellings. Chas E Rhineland agt Max Helfstein et al; Bowers & Sands, att'ys, 31 Nassau st; Paul L Kiernan, ref. (Amt due, \$4,977.80; taxes, &c, \$783.28; sub to prior mort of \$23,500.) Mort recorded Apr 30, 1906. By Joseph P Day.

Dec. 27.

Park av, Nos 981 and 983 | n e cor 83d st, runs 83d st, Nos 101 to 109 | n 76.11 x e 39.10 x n .04 x e 48.6 x n 24.10 x e 21.11 x s 102.2 x w

(Continued on page 1021.)

OFFICIAL LEGAL NOTICES

ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD of November 27 to December 12, 1907, of the confirmation by the Board of Assessors, and the entering in the Bureau for the Collection of Assessments and Arrears, of assessments for LOCAL IMPROVEMENTS in the BOROUGH OF THE BRONX:

24TH WARD, SECTION 11. VYSE AVENUE—SEWER, between Boston Road and East 177th Street. 24TH WARD, SECTIONS 11 AND 12. BURNSIDE AVENUE—REGULATING, GRADING, CURBING, FLAGGING, LAYING CROSS WALKS, BUILDING APPROACHES, AND PLACING FENCES, from Tremont to Ryer Avenues. 24TH WARD, SECTION 12. VIREO AVENUE—SEWER, from East 235th to East 236th Street.

HERMAN A. METZ, Comptroller. City of New York, November 26, 1907. (39611)

ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD of December 6 to 20, 1907, of the confirmation by the Board of Revision of Assessments, and the entering in the Bureau for the Collection of Assessments and Arrears, of assessments for LOCAL IMPROVEMENTS in the BOROUGH OF THE BRONX:

23RD WARD, SECTION 9, SEWER IN SHERIDAN AVENUE, between East 161st and East 165th Streets; and in EAST 162ND STREET, between Sheridan Avenue and The Grand Boulevard and Concourse, and in THE GRAND BOULEVARD AND CONCOURSE, between East 161st and 163rd Streets. 24TH WARD, SECTION 11. EASTBURN AVENUE—REGULATING, GRADING, CURBING, FLAGGING, LAYING CROSS WALKS, BUILDING APPROACHES, AND PLACING FENCES, from 165th to Belmont Streets. EAST 176TH STREET—SEWER, between Arthur and Crotona Avenues. 24TH WARD, SECTION 12. EAST 196TH STREET—REGULATING, GRADING, CURBING, FLAGGING, LAYING CROSS WALKS, BUILDING APPROACHES, AND PLACING FENCES, from Jerome Avenue to Marion Avenue. THE GRAND BOULEVARD AND CONCOURSE (west side)—SEWER, between East 198th and East 196th Streets. DECATUR AVENUE AND EAST 209TH STREET—RECEIVING BASIN, at the northeast corner. BRIGGS AVENUE—REGULATING, GRADING, CURBING, FLAGGING, LAYING CROSS WALKS, BUILDING APPROACHES, AND PLACING FENCES, from Kingsbridge Road to the Southern Boulevard.

HERMAN A. METZ, Comptroller. City of New York, December 5, 1907.

ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD of December 6 to 20, 1907, of the confirmation by the Board of Revision of Assessments, and the entering in the Bureau for the Collection of Assessments and Arrears, of assessments for LOCAL IMPROVEMENTS in the BOROUGH OF MANHATTAN:

12TH WARD, SECTION 6, LEXINGTON AVENUE—SEWER (west side) between 123rd and 124th Streets. 12TH WARD, SECTION 8. WEST 216TH STREET—OUTLET SEWER, between Harlem River and Broadway; and 9TH AVENUE—SEWER, between 215th and 216th Streets; and WEST 215TH STREET—SEWER, between 9th Avenue and Broadway.

HERMAN A. METZ, Comptroller. City of New York, December 5, 1907.

ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD of December 6 to 20, 1907, of the confirmation by the Board of Revision of Assessments, and the entering in the Bureau for the Collection of Assessments and Arrears, of assessments for LOCAL IMPROVEMENTS in the BOROUGH OF QUEENS:

1ST WARD. WEBSTER AVENUE—SEWER, from 1st Avenue to William Street. 3RD WARD (WHITESTONE), 20TH STREET—SEWER, from 8th to 11th Avenues.

HERMAN A. METZ, Comptroller. City of New York, December 5, 1907.

ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD of November 27 to December 12, 1907, of the confirmation by the Board of Assessors, and the entering in the Bureau for the Collection of Assessments and Arrears, of assessment for LOCAL IMPROVEMENTS in the BOROUGH OF RICHMOND:

1ST WARD. RICHMOND TERRACE—CONSTRUCTING AN INTERCEPTING AND COMBINED SEWER, from Nicholas Street to Westervelt Avenue.

HERMAN A. METZ, Comptroller. City of New York, November 26, 1907. (39619)

ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD of December 12 to 27, 1907, of the confirmation by the Board of Assessors, and the entering in the Bureau for the Collection of Assessments and Arrears, of assessment for LOCAL IMPROVEMENTS in the BOROUGH OF RICHMOND:

1ST WARD. JEWETT AVENUE—REREGULATING, REGRADING, CURBING, RECURBING, FLAGGING, REFLAGGING, PAVING, REPAVING, from Egbert Avenue to Cherry Lane.

HERMAN A. METZ, Comptroller. City of New York, December 10, 1907.

ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD of December 12 to 27, 1907, of the confirmation by the Supreme Court, and the entering in the Bureau for the Collection of Assessments and Arrears, of assessment for OPENING AND ACQUIRING TITLE to the following named avenue in the BOROUGH OF THE BRONX:

23D AND 24TH WARDS, SECTION 11. TOWNSEND AVENUE—OPENING, from East 170th to East 176th Street. Confirmed November 11, 1907; entered December 10, 1907.

HERMAN A. METZ, Comptroller. City of New York, December 10, 1907.

ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD of December 16 to 31, 1907, of the confirmation by the Board of Assessors, and the entering in the Bureau for the Collection of Assessments and Arrears, of assessment for LOCAL IMPROVEMENTS in the BOROUGH OF BROOKLYN:

ASSESSMENT FOR BENEFIT FROM PROSPECT PARK (for lands taken), under Chapter 244 of the Laws of 1878. THIRTIETH INSTALLMENT.

HERMAN A. METZ, Comptroller. City of New York, December 14, 1907. (40079)

PROPOSALS.

Department of Public Charities, foot of East Twenty-sixth street, New York.

SEALED BIDS OR ESTIMATES will be received by the Department of Public Charities at the above office until 2:30 o'clock P. M., on MONDAY, DECEMBER 23, 1907.

For furnishing and delivering thirteen thousand (13,000) barrels of flour.

For full particulars see City Record. ROBERT W. HEBBERD, Commissioner. The City of New York, December 10, 1907. (39869)

Department of Public Charities, foot of East Twenty-sixth street, New York.

SEALED BIDS OR ESTIMATES will be received by the Department of Public Charities at the above office until 2:30 o'clock P. M., on THURSDAY, DECEMBER 26, 1907.

For furnishing and delivering bituminous and gas coal.

The quantities are as follows: Boroughs of Manhattan and The Bronx. 15,000 tons bituminous coal. 900 tons gas coal. For full particulars see City Record. ROBERT W. HEBBERD, Commissioner. The City of New York, December 10, 1907. (39876)

Office of the Department of Parks, Zbrowski Mansion, Claremont Park, Borough of The Bronx.

SEALED BIDS WILL BE RECEIVED by the Park Commissioner at the above office of the Department of Parks until 12 o'clock M. on MONDAY, DECEMBER 23, 1907.

For the rental of building and the privilege of selling refreshments (spirituous liquors excepted) and renting boats and skates, to be supplied by the successful bidder, at Indian Pond, in Crotona Park, for one year.

For full particulars see City Record. JOSEPH I. BERRY, Commissioner of Parks, Borough of The Bronx. (39891)

Department of Health, corner of Fifty-fifth street and Sixth avenue, Borough of Manhattan, City of New York.

SEALED BIDS OR ESTIMATES will be received by the Board of Health of the Department of Health until 9:45 A. M., on TUESDAY, DECEMBER 24, 1907.

For furnishing and delivering meat, as required to the Willard Parker and Reception Hospitals, at the foot of East Sixteenth street; the Hospital for Contagious Eye Diseases, at the northwest corner of One Hundred and Eighteenth street and Pleasant avenue, Borough of Manhattan; the Riverside Hospital, at North Brother Island, Borough of the Bronx, and the Kingston Avenue Hospital, at Kingston avenue and Fennimore street, Borough of Brooklyn, City of New York, during the year 1908.

For full particulars see City Record. THOMAS DARLINGTON, M. D., President; ALVAH H. DOTY, M. D., THEODORE A. BINGHAM, Board of Health. Dated December 13, 1907.

Department of Health, corner of Fifty-fifth street and Sixth avenue, Borough of Manhattan, City of New York.

SEALED BIDS OR ESTIMATES will be received by the Board of Health of the Department of Health until 9:45 A. M., on TUESDAY, DECEMBER 24, 1907.

For furnishing and delivering timber, lumber, etc., to the Kingston Avenue Hospital, at Kingston avenue and Fennimore street, Borough of Brooklyn, City of New York, during the year 1908.

For full particulars see City Record. THOMAS DARLINGTON, M. D., President; ALVAH H. DOTY, M. D., THEODORE A. BINGHAM, Board of Health. Dated December 13, 1907.

PROPOSALS.

Department of Health, corner of Fifty-fifth street and Sixth avenue, Borough of Manhattan, City of New York.

SEALED BIDS OR ESTIMATES will be received by the Board of Health of the Department of Health until 9:45 A. M., on THURSDAY, DECEMBER 26, 1907.

For furnishing and delivering butter, cheese and eggs, as required, to the Willard Parker and Reception Hospitals, at the foot of East Sixteenth street, the Hospital for Contagious Eye Diseases, northwest corner of One Hundred and Eighteenth street and Pleasant avenue, Borough of Manhattan; the Riverside Hospital, at North Brother Island, Borough of the Bronx, and the Kingston Avenue Hospital, at Kingston avenue and Fennimore street, Borough of Brooklyn, the City of New York, during the year 1908.

For full particulars see City Record. THOMAS DARLINGTON, M. D., President; ALVAH H. DOTY, M. D., THEODORE A. BINGHAM, Board of Health. Dated December 13, 1907.

Department of Health, corner of Fifty-fifth street and Sixth avenue, Borough of Manhattan, City of New York.

SEALED BIDS OR ESTIMATES will be received by the Board of Health of the Department of Health until 9:45 A. M., on THURSDAY, DECEMBER 26, 1907.

For furnishing and delivering, as required, bread, fish, ice, mineral waters, vegetables and fruits to the Willard Parker, Reception, Riverside and Kingston Avenue Hospitals and the Hospital for Contagious Eye Diseases, and ice only to the department disinfecting stations, laboratories and office buildings of the Department of Health, City of New York, in the various Boroughs, during the year 1908.

For full particulars see City Record. THOMAS DARLINGTON, M. D., President; ALVAH H. DOTY, M. D., THEODORE A. BINGHAM, Board of Health. Dated December 13, 1907.

Main Office of the Department of Street Cleaning, Room 1403, Nos. 13 to 21 Park Row, Borough of Manhattan, the City of New York.

SEALED BIDS OR ESTIMATES will be received by the Commissioner of Street Cleaning at the above office until 12 o'clock M. on THURSDAY, DECEMBER 26, 1907.

Borough of Brooklyn. Contract for furnishing and delivering forage. For full particulars see City Record. FOSTER CROWELL, Commissioner of Street Cleaning. Dated December 11, 1907. (39918-1)

Police Department of the City of New York, No. 300 Mulberry street.

SEALED BIDS OR ESTIMATES will be received by the Police Commissioner of the Police Department of the City of New York, at the Bookkeeper's office, Central Department, until 10 o'clock A. M., on TUESDAY, DECEMBER 24, 1907.

For furnishing all the labor and materials and making and completing alterations, general repairs and improvements to the Forty-ninth, Fifty-fourth, Fifty-ninth and Sixty-second Precinct station houses in the Borough of Brooklyn, and the Seventy-fourth Precinct station house, in the Borough of Queens.

For full particulars see City Record. THEODORE A. BINGHAM, Police Commissioner. Dated December 11, 1907. (39910)

Department of Health, corner of Fifty-fifth street and Sixth avenue, Borough of Manhattan, City of New York.

SEALED BIDS OR ESTIMATES will be received by the Board of Health of the Department of Health until 9:45 A. M., on THURSDAY, DECEMBER 26, 1907.

For furnishing and delivering milk to the Willard Parker, Reception, Riverside and Kingston Avenue Hospitals and the Hospital for Contagious Eye Diseases of the Department of Health, City of New York, during the year 1908.

For full particulars see City Record. THOMAS DARLINGTON, M. D., President; ALVAH H. DOTY, M. D., THEODORE A. BINGHAM, Board of Health. Dated December 13, 1907.

Department of Health, corner of Fifty-fifth street and Sixth avenue, Borough of Manhattan, City of New York.

SEALED BIDS OR ESTIMATES will be received by the Board of Health of the Department of Health until 9:45 A. M., on TUESDAY, DECEMBER 24, 1907.

For furnishing and delivering white ash anthracite coal, as required, to the department steamboats in their bunkers, as directed, the place for coaling to be located along their routes, between the foot of East Sixteenth street, Borough of Manhattan, and North Brother Island, Borough of the Bronx, City of New York, or at docks within a radius of two miles of the terminal points on the East River, during the year 1908.

For full particulars see City Record. THOMAS DARLINGTON, M. D., President; ALVAH H. DOTY, M. D., THEODORE A. BINGHAM, Board of Health. Dated December 13, 1907.

# WATER SUPERVISION CO.

3 PARK ROW, NEW YORK

Tel., 2017 Cortlandt Send for our book "WATER TAX?"

**HUDSON REALTY CO., Oct. 4, 1907.**

DEAR SIR: We beg to advise that the service which you are rendering to us under various contracts is entirely satisfactory, and we regard the expenditure in connection with the supervision such as you furnish as a very good investment. In every case it has proven to us to save expense caused by wasting of water. We can recommend your company and its service very highly.

Very truly yours,  
(Signed) SAMUEL JACOBS, Treasurer.

## PROPOSALS.

Main Office of the Department of Street Cleaning, Room 1403, Nos. 13 to 21 Park Row, Borough of Manhattan, the City of New York.  
SEALED BIDS OR ESTIMATES will be received by the Commissioner of Street Cleaning at the above office until 12 o'clock M. on  
THURSDAY, DECEMBER 26, 1907,  
Boroughs of Manhattan and The Bronx.  
Contract for furnishing and delivering forage. For full particulars see City Record.  
FOSTER CROWELL,  
Commissioner of Street Cleaning.  
Dated December 11, 1907. (39918-2)

Office of the Department of Parks, Zbrowski Mansion, Claremont Park, Borough of The Bronx.  
SEALED BIDS will be received by the Park Commissioner at the above office of the Department of Parks until 12 o'clock M. on  
FRIDAY, DECEMBER 27, 1907,  
For the privilege of selling Refreshments, Spirituous Liquors excepted, at the stand opposite main gate to Woodlawn Cemetery on Jerome Avenue, Van Cortlandt Park, for one year.  
For full particulars see City Record.  
JOSEPH I. BERRY,  
Commissioner of Parks,  
Borough of The Bronx.  
(40028-1)

Department of Water Supply, Gas and Electricity, Room 1536, Nos. 13 to 21 Park Row, Borough of Manhattan The City of New York.  
SEALED BIDS OR ESTIMATES will be received by the Commissioner of Water Supply, Gas and Electricity at the above office until 2 o'clock P. M. on  
MONDAY, DECEMBER 30, 1907,  
Boroughs of Manhattan and The Bronx.  
For furnishing, repairing, placing and emptying vault pans, etc., at Mount Kisco, Westchester County, N. Y.  
For full particulars see City Record.  
JOHN H. O'BRIEN,  
Commissioner of Water Supply,  
Gas and Electricity.  
The City of New York, December 16, 1907. (40095-2)

Department of Correction, No. 148 East Twentieth Street, Borough of Manhattan, the City of New York.  
SEALED BIDS OR ESTIMATES will be received by the Commissioner of Correction at the above office until 11 o'clock A. M. on  
MONDAY, DECEMBER 30, 1907,  
Borough of Manhattan.  
For furnishing and delivering hardware, paints, iron steam fittings, lumber and miscellaneous articles.  
For full particulars see City Record.  
JOHN V. COGGEY,  
Commissioner.  
Dated December 14, 1907. (40014-1)

Department of Health, corner of Fifty-fifth Street and Sixth Avenue, Borough of Manhattan, City of New York.  
SEALED BIDS OR ESTIMATES will be received by the Board of Health of the Department of Health until 9.45 A. M. on  
THURSDAY, DECEMBER 26, 1907,  
For furnishing and delivering Forage, as required, to the Department Stable and the Research Laboratory, at the foot of East Sixteenth Street, Borough of Manhattan; the Riverside Hospital, at North Brother Island, and the Department Stable at Willow Avenue and East One Hundred and Thirty-fourth Street, Borough of The Bronx; the Department Stable at Kingston Avenue and Fenimore Street, Borough of Brooklyn; the Department Stable at Jamaica, Borough of Queens, and the Department Stable at the County Poor House Farm, Borough of Richmond, City of New York, during the year 1908.  
For full particulars see City Record.  
THOMAS DARLINGTON, M. D.,  
President;  
ALVAH H. DOTY, M. D.,  
THEODORE A. BINGHAM,  
Board of Health.  
Dated December 14, 1907. (40066)

Main Office of the Department of Street Cleaning, Room 1403, Nos. 13 to 21 Park Row, Borough of Manhattan, the City of New York.  
SEALED BIDS OR ESTIMATES will be received by the Commissioner of Street Cleaning at the above office until 12 o'clock M. on  
FRIDAY, DECEMBER 27, 1907,  
Boroughs of Manhattan and The Bronx.  
Contract for furnishing all the labor and materials required for Shoeing the Horses of the Department of Street Cleaning.  
For full particulars see City Record.  
FOSTER CROWELL,  
Commissioner of Street Cleaning.  
Dated December 13, 1907. (40052-1)

Main Office of the Department of Street Cleaning, Room 1403, Nos. 13 to 21 Park Row, Borough of Manhattan, the City of New York.  
SEALED BIDS OR ESTIMATES will be received by the Commissioner of Street Cleaning at the above office until 12 o'clock M. on  
FRIDAY, DECEMBER 27, 1907,  
Borough of Brooklyn.  
Contract for furnishing all the labor and materials required for Shoeing the Horses of the Department of Street Cleaning.  
For full particulars see City Record.  
FOSTER CROWELL,  
Commissioner of Street Cleaning.  
Dated December 13, 1907. (40052-2)

## PROPOSALS.

Main Office of the Department of Street Cleaning, Room 1403, Nos. 13 to 21 Park Row, Borough of Manhattan, the City of New York.  
SEALED BIDS OR ESTIMATES will be received by the Commissioner of Street Cleaning at the above office until 12 o'clock M. on  
FRIDAY, DECEMBER 27, 1907,  
Borough of Manhattan.  
Contract for furnishing all the labor and materials required for loading and trimming deck scows and other vessels of the department, and for the privilege of sorting and picking over and appropriating certain of the refuse at the dumps.  
For full particulars see City Record.  
FOSTER CROWELL,  
Commissioner of Street Cleaning.  
Dated December 14, 1907. (40087)

Department of Water Supply, Gas and Electricity, Room 1536, Nos. 13 to 21 Park Row, Borough of Manhattan, The City of New York.  
SEALED BIDS OR ESTIMATES will be received by the Commissioner of Water Supply, Gas and Electricity at the above office until 2 o'clock P. M. on  
MONDAY, DECEMBER 30, 1907,  
Borough of Richmond.  
For furnishing and delivering nine hundred and fifty (950) gross tons of egg size anthracite coal.  
For full particulars see City Record.  
JOHN H. O'BRIEN,  
Commissioner of Water Supply,  
Gas and Electricity.  
The City of New York, December 16, 1907. (40077)

Office of the Department of Parks, Arsenal Building, Fifth Avenue and Sixty-fourth Street, Borough of Manhattan, the City of New York.  
SEALED BIDS OR ESTIMATES will be received by the Park Board at the above office of the Department of Parks until 3 o'clock P. M. on  
THURSDAY, DECEMBER 26, 1907,  
Borough of Manhattan.  
For furnishing and delivering Coal.  
For full particulars see City Record.  
HENRY SMITH, President;  
JOSEPH I. BERRY,  
MICHAEL J. KENNEDY,  
Commissioners of Parks.  
Dated December 13, 1907. (40059-1)

Office of the Department of Parks, Arsenal Building, Fifth Avenue and Sixty-fourth Street, Borough of Manhattan, the City of New York.  
SEALED BIDS OR ESTIMATES will be received by the Park Board at the above office of the Department of Parks until 3 o'clock P. M. on  
THURSDAY, DECEMBER 26, 1907,  
Borough of Manhattan.  
For furnishing and delivering Forage.  
For full particulars see City Record.  
HENRY SMITH, President;  
JOSEPH I. BERRY,  
MICHAEL J. KENNEDY,  
Commissioners of Parks.  
Dated December 13, 1907. (40059-2)

Department of Water Supply, Gas and Electricity, Room 1536, Nos. 13 to 21 Park Row, Borough of Manhattan The City of New York.  
SEALED BIDS OR ESTIMATES will be received by the Commissioner of Water Supply, Gas and Electricity at the above office until 2 o'clock P. M. on  
MONDAY, DECEMBER 30, 1907,  
Boroughs of Manhattan and The Bronx.  
For furnishing materials, repairing and restoring artificial stone sidewalks and curbing and resetting natural stone curbing.  
For full particulars see City Record.  
JOHN H. O'BRIEN,  
Commissioner of Water Supply,  
Gas and Electricity.  
The City of New York, December 17, 1907. (40095-1)

Office of the Department of Parks, Arsenal Building, Fifth Avenue and Sixty-fourth Street, Borough of Manhattan, the City of New York.  
SEALED BIDS OR ESTIMATES will be received by the Park Board at the above office of the Department of Parks until 3 o'clock P. M. on  
THURSDAY, DECEMBER 26, 1907,  
Borough of Manhattan.  
For furnishing and delivering Beef for the Central Park Menagerie.  
For full particulars see City Record.  
HENRY SMITH, President;  
JOSEPH I. BERRY,  
MICHAEL J. KENNEDY,  
Commissioners of Parks.  
Dated December 13, 1907. (40028-2)

Department of Public Charities, foot of East Twenty-sixth Street, New York.  
SEALED BIDS OR ESTIMATES will be received by the Department of Public Charities at the above office until 2.30 o'clock P. M. on  
FRIDAY, DECEMBER 27, 1907,  
For furnishing and delivering Fresh Meats, Fresh Fish, Poultry and Fluid and Condensed Milk.  
For full particulars see City Record.  
ROBERT W. HEBBERD,  
Commissioner.  
The City of New York, December 14, 1907. (40035)

## PROPOSALS.

Department of Correction, No. 148 East Twentieth Street, Borough of Manhattan, the City of New York.  
SEALED BIDS OR ESTIMATES will be received by the Commissioner of Correction at the above office until 11 o'clock A. M. on  
MONDAY, DECEMBER 30, 1907,  
Borough of Brooklyn.  
For furnishing and delivering bread, groceries, vegetables, provisions, meats, milks, fish, etc.  
For full particulars see City Record.  
JOHN V. COGGEY,  
Commissioner.  
Dated December 14, 1907. (40014-2)

Department of Correction, No. 148 East Twentieth Street, Borough of Manhattan, the City of New York.  
SEALED BIDS OR ESTIMATES will be received by the Commissioner of Correction at the above office until 11 o'clock A. M. on  
FRIDAY, DECEMBER 27, 1907,  
Borough of Manhattan.  
No. 1. For furnishing and delivering fresh meats, fresh fish, fluid and condensed milk.  
For full particulars see City Record.  
JOHN V. COGGEY,  
Commissioner.  
Dated December 14, 1907. (40021)

Bellevue and Allied Hospitals, Department of New York City, Twenty-sixth street and First Avenue, Borough of Manhattan, the City of New York.  
SEALED BIDS OR ESTIMATES will be received by the President of the Board of Trustees at the above office until 3 P. M. on  
THURSDAY, JANUARY 2, 1908,  
For vegetables.  
For full particulars see City Record.  
JOHN W. BRANNAN,  
President of the Board of Trustees,  
Bellevue and Allied Hospitals.  
December 19, 1907.

Department of Public Charities, foot of East Twenty-sixth street, New York.  
SEALED BIDS OR ESTIMATES will be received by the Department of Public Charities at the above office until 2.30 o'clock P. M. on  
FRIDAY, JANUARY 3, 1908,  
For furnishing and delivering hospital supplies.  
For full particulars see City Record.  
ROBERT W. HEBBERD,  
Commissioner.  
The City of New York, December 20, 1907.

Department of Public Charities, foot of East Twenty-sixth street, New York.  
SEALED BIDS OR ESTIMATES will be received by the Department of Public Charities at the above office until 2.30 o'clock P. M. on  
THURSDAY, JANUARY 2, 1908,  
For furnishing and delivering groceries, provisions, flour, vegetables, fodder, water, building materials and for other miscellaneous supplies.  
For full particulars see City Record.  
ROBERT W. HEBBERD,  
Commissioner.  
The City of New York, December 20, 1907.

Department of Public Charities, foot of East Twenty-sixth street, New York.  
SEALED BIDS OR ESTIMATES will be received by the Department of Public Charities at the above office until 2.30 o'clock P. M. on  
TUESDAY, DECEMBER 31, 1907.  
For furnishing and delivering fresh meats, fresh fish, fresh milk, yeast, poultry and ice.  
For full particulars see City Record.  
ROBERT W. HEBBERD,  
Commissioner.  
The City of New York, December 19, 1907. (40125)

Bellevue and Allied Hospitals, Department of New York City, Twenty-sixth street and First Avenue, Borough of Manhattan, the City of New York.  
SEALED BIDS OR ESTIMATES will be received by the President of the Board of Trustees at the above office until 3 P. M. on  
TUESDAY, DECEMBER 31, 1907.  
For meats, fish, poultry, butter, eggs and flour, coal for Gouverneur Hospital, telephone, horses.  
For full particulars see City Record.  
JOHN W. BRANNAN,  
President Board of Trustees,  
Bellevue and Allied Hospitals.  
Dated December 18, 1907. (40132)

## OFFICIAL LEGAL NOTICES.

ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD OF December 19, 1907, to January 3, 1908, of the confirmation by the Board of Assessors, and the entering in the Bureau for the Collection of Assessments and Arrears, of assessment for LOCAL IMPROVEMENTS in the BOROUGH OF MANHATTAN:  
12TH WARD, SECTION 7. WEST 139TH STREET—SEWER, between Riverside Drive and Broadway.  
HERMAN A. METZ,  
Comptroller.  
City of New York, December 17, 1907. (40106)

PUBLIC NOTICES.

PUBLIC NOTICE IS HEREBY GIVEN to the owner or owners of all houses and lots, improved or unimproved lands affected thereby, that the following proposed assessments have been completed and are lodged in the office of the Board of Assessors for examination by all persons interested, viz.:

BOROUGH OF RICHMOND.

List 9351, No. 1. Completing a system of pipe sewers in the former Village of Tottenville, now the Fifth Ward of the Borough of Richmond; also constructing a temporary outlet extension of a sanitary sewer in Fischer avenue, from the present terminus to a point about 180 feet, more or less, northward.

List 9442, No. 2. Regulating and grading Bidwell avenue, from Watchogue road to Indiana avenue; Demorest avenue, from Lathrop avenue to Watchogue road; Dickie avenue, from Columbus place to Indiana avenue; Garrison avenue, from Neal Dow avenue to Wooley avenue; Lathrop avenue, from Clinton B. Fiske avenue to Wooley avenue; Leonard avenue, from Jewett avenue to Wooley avenue; Livermore avenue, from Watchogue road to Indiana avenue; Maine avenue, from Willard avenue to Bidwell avenue, and Wooley avenue, from Watchogue road to Indiana avenue.

All persons whose interests are affected by the above-named proposed assessments, and who are opposed to the same or either of them, are requested to present their objections, in writing, to the Secretary of the Board of Assessors, No. 320 Broadway, New York, on or before January 21, 1908, at 11 A. M., at which time and place the said objections will be heard and testimony received in reference thereto.

ANTONIO ZUCCA, PAUL WEIMANN, JAMES H. KENNEDY, Board of Assessors.

WILLIAM H. JASPER, Secretary, No. 320 Broadway, City of New York, Borough of Manhattan, December 19, 1907. (40118)

PUBLIC NOTICES.

PUBLIC NOTICE IS HEREBY GIVEN to all persons claiming to have been injured by a change of grade in the regulating and grading of the following-named streets to present their claims, in writing, to the Secretary of the Board of Assessors, No. 320 Broadway, on or before December 31, 1907, at 11 o'clock A. M., at which place and time the said Board of Assessors will receive evidence and testimony of the nature and extent of such injury. Claimants are requested to make their claims for damages upon the blank form prepared by the Board of Assessors, copies of which may be obtained upon application at the above office.

Borough of Queens.

List No. 9284. Pomeroy Street, from Broadway to Jamaica Avenue.

ANTONIO ZUCCA, PAUL WEIMANN, JAMES H. KENNEDY, Board of Assessors.

WILLIAM H. JASPER, Secretary, No. 320 Broadway, City of New York, Borough of Manhattan, December 14, 1907. (40042)

OFFICIAL LEGAL NOTICES.

ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD of December 19, 1907, to January 3, 1908, of the confirmation by the Board of Assessors, and the entering in the Bureau for the Collection of Assessments and Arrears, of assessment for LOCAL IMPROVEMENTS in the BOROUGH OF BROOKLYN:

30TH WARD, SECTION 17. 58TH STREET-SEWER, between 10th and New Utrecht Avenues, and OUTLET SEWERS in 11TH AVENUE, from 58th to 60th Streets; in 12TH AVENUE, from 57th to 58th Streets, and in 57TH STREET, from 12th to New Utrecht Avenues.

HERMAN A. METZ, Comptroller, City of New York, December 17, 1907. (40099)

ADVERTISED LEGAL SALES.

(Continued from page 1018.)

110.4 to beg, 9-sty brk tenement. Title Guarantee & Trust Co agt Hauben Realty Co et al; Harold Swain, att'y, 176 Broadway; Wm J Bolger, ref. (Amt due, \$311,783.32; taxes, &c, \$4,153.64.) Mort recorded June 12, 1905. By Joseph P Day.

Dec. 28. No Legal Sales advertised for this day. Dec. 30.

Wendover av, No 498, old No 758, s s, 176.10 e Washington av, 25.3x191x25x194.7, 4-sty brk tenement. Julius Lichtenstein agt Leizer Ehrenhaus et al; Ernst, Lowenstein & Cane, att'ys, 31 Liberty st; Paul L Kiernan, ref. (Amt due, \$10,202.09; taxes, &c, \$537.49.) Mort recorded Oct 2, 1906. By Joseph P Day.

Franklin av, No 1441, e s, 58.11 n 170th st, 511 x-, 2-sty fr dwelling and vacant. Clinton av, w s, abt 20 n 170th st, 46.9x-, Ferdinand Hecht agt Esther Eisenberg et al; action No 1; Rose & Putzel, att'ys, 128 Broadway; S L H Ward, ref. (Amt due, \$3,784.25; taxes, &c, \$250; sub to a mort of \$11,500.) Mort recorded Jan 28, 1905. By Joseph P Day.

Franklin av, No 1408 n e cor 170th st, 57.4x 170th st | 100x48x100, 2-sty fr dwelling. Same agt same; Action No 2; same att'ys; Michael J Sullivan, ref. (Amt due, \$7,055.72; taxes, &c, \$280; sub to a prior mort of \$9,000.) Mort recorded June 28, 1905. By Joseph P Day.

Clinton av n w cor 170th st, 23x100x36x101, 2-170th st | sty fr dwelling and vacant. Same agt same; Action No 3; same att'ys; Wm H Grogan, ref. (Amt due, \$3,851.07; taxes, &c, \$525; sub to a prior mort of \$5,000.) Mort recorded Jan 28, 1905. By Joseph P Day.

Southern Boulevard n e cor Willis av, runs n Willis av | 25 x e 80 x n 75 x e 35 x s 100 x w 115 to beg, vacant. The Franklin Savings Bank in the City of N Y agt Henry A Gumbleton et al; Wilson M Powell, att'y, 29 Wall st; Edmund J Tinsdale, ref. (Amt due, \$12,132.22; taxes, &c, \$923.60.) Mort recorded May 4, 1899. By Joseph P Day.

REAL ESTATE RECORDS

Key to abbreviations:

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

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

3d.—B. & S. is an abbreviation for Bargain and Sale deed, wherein, although the seller makes no expressed consideration, he really grants or conveys the property for a valuable consideration, and thus impliedly claims to be the owner of it.

4th.—The street and avenue numbers given in these lists are, in all cases, taken from the insurance maps when they are not mentioned in the deeds. The numbers, it will occasionally be

found, do not correspond with the existing ones, owing to there having been no official designation made of them by the Department of Public Works.

5th.—The first date is the date the deed was drawn. The second date is the date of filing same. When both dates are the same, only one is given.

6th.—The figures in each conveyance, thus, 2:482—10, denote that the property mentioned is in section 2, block 482, lot 10.

7th.—It should also be noted in section and block numbers that the instrument as filed is strictly followed.

8th.—A \$20,000—\$30,000 indicates the assessed value of the property, the first figures being for the lot only and the second figures representing both lot and building. Letter P before second figure indicates that the property is assessed as in course of construction. Valuations are from the assessment roll of 1907.

CONVEYANCES

December 13 14, 16, 17, 18 and 19.

BOROUGH OF MANHATTAN.

Beach st, No 10, s s, abt 120 w West Broadway, 27.3x73.7x25x 85, w s, 3-sty brk tenement. James H Cruikshank to Charlton Contract Co. Mort \$15,000. Dec 12. Dec 13, 1907. 1:190—38. A \$13,000—\$14,000. other consid and 100

Bleeker st, No 314 s w cor Grove st, 20x83, 4-sty brk tenement and store. Grove st, No 48 and store. Bleeker st, No 308, w s, 60 s Grove st, 20x83, 4-sty brk tenement and store.

Flora L Vose to Mary B wife John Hopson, of New London, Conn. 780-7,680 parts. All title. Dec 12. Dec 13, 1907. 2:588—20. A \$17,000—\$20,000 and 23. A \$12,000—\$14,500. 3,927.09

Catharine slip, No 18, w s, abt 40 s Water st, 20x40, 4-sty brk tenement and store. Edith McCreery to Martin Garone. Nov 27. Dec 13, 1907. 1:251—20. A \$4,000—\$7,000. other consid and 100

Catharine st, No 66, w s, abt 25 n Oak st, 25x50, 5-sty brk tenement and store. Martin Garone to Joseph Parisi. Mort \$23,000. Dec 14. Dec 16, 1907. 1:278—38. A \$11,000—\$17,000. other consid and 100

Christopher st, No 51, n s, 177 e West 4th st, 25x93.2, 3-sty brk stable. Flora L Vose to Myra R wife Henry S Harper. 780-7,680 parts. All title. Dec 12. Dec 13, 1907. 2:610—36. A \$14,500—\$16,500. 1,625.01

Essex st, No 46 (44), e s, 101.6 s Grand st, 25x100, 6-sty brk tenement and store and 5-sty brk tenement in rear. Charles Polansky, Isaac and Samuel Polansky. 1-3 part. All title. Mort \$47,800. Dec 13. Dec 17, 1907. 1:311—9. A \$23,000—\$38,000. other consid and 100

Lane running from w s Broadway, s 180th st, in a west and north direction to s s 180th st, as shown on Map (No 103 of) Fort Washington; also all title to land lying in semi-circular entrance or gateway of said lane at its junction with Kingsbridge road. John H Pugh et al to Fort Washington Syndicate. B & S. May 9. Dec 14, 1907. 8:2176—14½; 2177—83, 85 and 113. \$—\$. 250

Same property. John H Pugh and ano TRUSTEES for Ellen E Pugh to same. Feb 27, 1906. All title. Dec 14, 1907. 8:2176 and 2177. 1,000

Same property. John Haven and ano to same. All title. Feb 27, 1906. Dec 14, 1907. 8:2176—2177. 2,500

Same property. Augustus D Hopkins and ano EXRS, &c, John M Hopkins to same. All title. Dec 14, 1907. 8:2176—2177. 1,250

Leroy st, Nos 48 and 50, s s, 75.1 w Bedford st, 50x90, two 5-sty brk tenements and stores. Francesco Pepe to Denis M Gallo. ½ part. Mort \$48,000. Jan 12. Rerecorded from Jan 14, 1907. Dec 18, 1907. 2:582—26 and 27. A \$23,000—\$44,000. nom

Lewis st, Nos 49 and 51, w s, 100 n Delancey st, 50x100, two 6-sty brk tenements and stores. FORECLOS, Nov 7, 1907. Benjamin Reass referee to Rose T Levisohn. Dec 12. Dec 13, 1907. 2:328—27. A \$26,000—P \$66,000. 35,000

Same property. Isaac Josephson to Rose T wife Herman Levisohn. Q C. Dec 12. Dec 13, 1907. 2:328. nom

Ludlow st, No 40, e s, 125.6 n Hester st, 25.3x87.6x25.2x87.6, 5-sty brk tenement and store. Bessie Hershkowitz to David Hershkowitz. ½ part. All liens. Dec 18. Dec 19, 1907. 1:310—4. A \$18,000—\$28,000. other consid and 100

Madison st, Nos 291 and 293, n s, 45.2 w Montgomery st, runs w 46.9 x n 88 x e 23 x s 20 x e 23 x s 37 x e 8 x s 31 to beginning. 2 and 3-sty brk tenements. Jacob Koffman to Hyman Atlas. Q C. Dec 9. Dec 17, 1907. 1:269—58 and 59. A \$25,000—\$28,000. nom

Same property. David Levine and Hyman Atlas to Samuel Harris. Mort \$45,000. Dec 15. Dec 17, 1907. 1:269. other consid and 100

Monroe st, No 268, s s, 75 w Jackson st, 25x87x25x87.10, 6-sty brk tenement and store. William Weinstock to Alex A and Hinda S Tausky. Mort \$28,000. Dec 19, 1907. 1:261—40. A \$13,000—\$31,000. nom

Same property. Alex A Tausky and Hinda S his wife to William Weinstock. Mort \$25,000. Dec 19, 1907. 1:261. nom

Pitt st, No 66, e s, 100 s Rivington st, 25x100, 3-sty brk tenement and store and 6-sty brk tenement in rear. Max Kramrisch et al to Fredk Alexander, of Brooklyn, N Y. Mort \$20,200. Dec 13. Dec 16, 1907. 2:338—10. A \$16,000—\$25,000. 100

Same property. Fredk Alexander to Max Kramrisch and John W Toothill. Mort \$20,200. Dec 14. Dec 16, 1907. 2:338. 100

Sheriff st, No 86, e s, 175.4 n Rivington st, 25x100, 5-sty brk tenement and store and 4-sty brk tenement in rear. Samuel Stone et al to Henry M Flateau. Mort \$31,500. Dec 10. Dec 13, 1907. 2:334—7. A \$21,000—\$28,000. other consid and 100

Same property. Henry M Flateau to Emma Schwab. Mort \$31,500. Dec 13, 1907. 2:334. other consid and 100

Sheriff st, No 85, w s, 175 n Rivington st, 25x100, 4-sty brk tenement and store and 4-sty brk tenement in rear. Louisa K Kuntz and ano to Roman B Zaliels and Esther Goldman. All liens. Dec 11. Dec 13, 1907. 2:339—65. A \$15,000—\$20,000. other consid and 100

Stanton st, No 196, n s, 49.10 w Ridge st, 25.1x75x25x75, 5-sty brk tenement and store. Henry Klein to Max Schwartz. Mort \$32,725. Dec 9. Dec 13, 1907. 2:345—31. A \$18,000—\$23,000. other consid and 100

Stanton st, No 198, n s, 25.1 w Ridge st, 24.9x75x24.1x75, 4-sty brk tenement and store. Henry Klein to Ray Schwartz. Mort \$31,750. Dec 9. Dec 13, 1907. 2:345—30. A \$18,000—\$22,000. other consid and 100

White st, No 34 | n e cor Church st, 25x55, 3-sty brk Church st, Nos 285 and 287 | loft and store building. Alfred E Davidson, of New Rochelle, N Y, to Chesebro-Davidson Realty Co. Mort \$37,500. Jan 1, 1905. Dec 14, 1907. 1:193—17. A \$40,000—\$48,000. other consid and 100

Water st, No 397, s s, 53.9 e Catharine Slip, 20x72.9, 2-sty brk stable. 1:250-34. A \$5,000-\$6,000.

West st, Nos 281 to 287 | n e cor Watts st, runs n 125 x e 103.9 x Watts st, Nos 156 to 162 | s 125 to Watts st x w 106.6 to beginning, three 5-sty brk loft and store buildings. 2:595-1, 4 and 5. A \$109,000-\$146,000.

Renwick st, Nos 15 to 19, w s, 102.1 n Canal st, runs n 54 x w 60 x s 33.7 x s e 20 x w 8 x e 11.11 x again e 34.2 to beginning, three 2-sty brk tenements. 2:594-48 to 50. A \$11,000-\$12,500.

Renwick st, No 21, w s, 330 s Spring st, 25x60, 3-sty frame (brk front) tenement. 2:594-47. A \$6,000-\$7,000.

Renwick st, No 25, w s, about 200 n Canal st, 18.9x60, 2-sty brk tenement. 2:594-45. A \$4,500-\$5,000.

Renwick st, No 27, w s, about 218 n Canal st, 18.9x60, 2-sty brk tenement. 2:594-44. A \$4,500-\$5,000.

All of above and 1/2 part of the following:

Bowery, No 71, e s, 75 n Canal st, 25x124.9x24.2x124.2, 5-sty brk loft and store building. 1/2 part. 1:303-4. A \$30,000-\$45,000.

Chrystie st, Nos 49 to 53, w s, 75.5 n Canal st, runs w 98.1 x n 25 x w 12.1 x n 50.4 x e 110 to st x s 76.4 to beginning, two 6-sty brk stable and shop buildings. 1:303-30 and 31. A \$59,000-\$105,000.

Chrystie st, No 47, w s, 50.3 n Canal st, 25.2x75x24.7x74.10, 2-sty brk stable. 1/2 part. 1:303-33. A \$13,000-\$20,000.

Smith Ely et al EXRS, HEIRS, &c, Ambrose K Ely to Smith Ely. All liens. B & S. Aug 10. Dec 17, 1907. nom

Water st, No 614, n s, abt 75 w Gouverneur st, 26.2x64.5x26.3, x65.6 e s.

Water st, No 616, n s, abt 55 w Gouverneur st, 20.6x65.11x19.10 x65.6 w s.

two 6-sty brk tenements and stores.

Annie Schwartz to Samuel Lemkin. Mort \$39,300 and all liens. Dec 10. Dec 13, 1907. 1:259-8. A \$10,000-\$27,000.

other consid and 100

Water st, No 610, n s, abt 140 e Montgomery st, 24.10x63.3x25x62.3 w s, 6-sty brk loft and stable building. FORECLOS, July 2, 1907. John Gruenberg referee to Isaac Goldberg. Dec 12. Dec 13, 1907. 1:259-6. A \$5,000-\$11,000. 11,700

Wooster st, Nos 70 and 72, e s, 190.2 n Broome st, runs e 100 x n e 35 x w 4.10 x n 25 x n w 95.2 to st, x s w 60 to beginning, 6-sty brk loft and store building. Joseph Toch to Abraham Kassel and Isaac Goldberg. Mort \$90,000. Dec 17. Dec 19, 1907. 2:486-5. A \$56,000-\$95,000. other consid and 100

1st st E, No 89 | s s, 393.8 w Av A, runs s 31.2 x e 0.7 x s Houston st, No 194 | 54.7 to n s Houston st, x w 17.9 x n 36.3 and 23 and 29.2 to st, x e 21 to beginning, 4 and 5-sty brk tenements, stores in Houston st. Isidor Sinkovitz to Lena Sinkovitz. All liens. Dec 17, 1907. 2:428-13 and 38. A \$14,500-\$22,000. 100

3d st W, No 66, s s, 25 w West Broadway, 25x100, 7-sty brk loft and store building. Barbara Cavinato to Leah Goldstein, Betsy Rosenberg and Ida Walker. Mort \$30,000. Dec 17. Dec 18, 1907. 2:537-18. A \$16,000-\$48,000. 100

3d st E, Nos 354 and 356 | s w cor Manhattan st, 62x69, two 7-sty on map Nos 352 and 354 | brk tenements and stores. Saml Mich-Manhattan st | elson to Abraham Michelson, of Coytesville, N J. All liens. Dec 12. Dec 13, 1907. 2:357-12 and 14. A \$42,000-\$91,000. other consid and 100

4th st E, No 56, s s, abt 150 e Bowery, 25x96.2, 6-sty brk tenement and store. Wm R Wilder and ano EXRS, &c, Thomas Russell to Abraham Teichman. Dec 1. Dec 14, 1907. 2:459-14. A \$15,000-\$30,000. 45,000

7th st E, No 281, n s, 77 w Av D, 24x73.

7th st E, No 279, n s, 101 w Av D, 14x73.

two 5-sty stone front tenements. Jacob S Gluck to Betty Gluck. Mort \$22,000. May 27. Dec 14, 1907. 2:377-47 and 48. A \$16,000-\$26,000. nom

7th st E, No 120, s s, 174.9 w Av A, 25x90.10, 6-sty brk tenement and store. Charles C Schaefer to Jessie Schaefer. Mort \$15,000. Dec 14. Dec 16, 1907. 2:434-24. A \$16,000-\$24,000. gift

8th st E, No 130, s s, 70 w Av A, 30x73.2, 5-sty brk tenement and store. Chas C Schaefer to Jessie Schaefer. Mort \$15,000. Dec 14. Dec 16, 1907. 2:435-29. A \$16,000-\$24,000. gift

10th st E, No 254, s s, 100 e 1st av, runs s 46.2 x w 10 x s 23.1 x e 10 x s 23 x e 28 x n 92.3 to st x w 28 to beginning, 4-sty brk tenement and store and 4-sty brk tenement in rear. Lester M Shapiro to Joseph Jacobs, of Brooklyn. 1-3 part. Mort \$26,000. Oct 3. Dec 13, 1907. 2:437-9. A \$16,000-\$23,000. other consid and 100

10th st E, Nos 30 and 32, s s, 194.9 e University pl, 27.6x92.3, 4-sty brk loft and store building. Lillian O Shiff and ano to Lillian W Shiff, of Brooklyn. 1-7 part. B & S. Dec 17. Dec 19, 1907. 2:561-11. A \$44,000-\$53,000. nom

12th st W, No 72, s s, 187.10 e 6th av, 19.4x103.3, 3-sty brk dwelling. Mary wife of Pierre F Macdonald to Pierre F Macdonald. Mort \$15,000. Dec 13. Dec 19, 1907. 2:575-19. A \$18,000-\$21,000. nom

14th st E, No 329, n s, 326 e 2d av, 25x103.3, 6-sty brk tenement and store. Rosehill Realty Corpn to Liborio Baldanza and Carmelo Albanese. Mort \$30,000. Dec 16, 1907. 3:921-17. A \$16,000-\$40,000. nom

14th st W, No 314, s s, 200 w 8th av, 25x103.1x25.6x98, 4-sty brk tenement. Daggett & Ramsdell, a corpn, to The D & R Realty Co, a corpn. Oct 19. Dec 18, 1907. 2:629-28. A \$17,000-\$19,500. nom

16th st W, No 209, n s, 100 w 7th av, 17x65, 3-sty brk tenement. Catharine Gregg to Mary C and Elizabeth Gregg. Mort \$5,000. Dec 13. Dec 14, 1907. 3:766-35. A \$5,500-\$7,000. nom

18th st W, No 219, n s, 250 w 7th av, 25x92, 5-sty brk tenement and store and 4-sty brk tenement in rear. Wilbur L Bedford and ano HEIRS, &c, Frank S Bedford to Matilda L and Geo P Bedford. 1/4 part. All title. Dec 16. Dec 17, 1907. 3:768-25. A \$10,500-\$15,000. 3,500

19th st W, No 420, s s, 253.4 w 9th av, 22x92, 3-sty brk tenement. Wm B Spencer to John T Stanley. Mort \$6,500. Dec 9. Dec 13, 1907. 3:716-48. A \$8,500-\$10,000. other consid and 100

21st st W, No 35, n s, 521.2 w 5th av, 25x98.9, 9 and 10-sty brk and stone loft, office and store building. Edw H Litchfield to Hotel St James, a corpn. B & S and C A G. Mort \$85,000. Dec 18. Dec 19, 1907. 3:823-19. A \$52,000-\$116,000. nom

21st st W, No 343, n s, abt 225 e 9th av, —x—, 3-sty brk tenement. Hannah Geary to Sherman J Geary. 1/4 part of all right, title and interest. Dec 6. Dec 7, 1907. 3:745-13. A \$11,500-\$14,000. Corrects error in last issue, when grantees name was Leary. nom

21st st W, No 138, s s, 320.7 e 7th av, 23x92, 3-sty brk dwelling. Geo B Banks to Lillian E Banks, of New Rochelle, N Y. 1/2 part. All liens. Dec 5. Dec 13, 1907. 3:796-61. A \$21,000-\$24,000. nom

21st st W, No 158, s s, 107 e 7th av, 20.3x91.10, 3-sty brk dwelling. Geo W Greason to Christopher Postera. Correction deed. Dec 13, 1907. 3:796-71. A \$13,000-\$16,000. nom

30th st E, No 332, s s, 391.2 e 2d av, 21.2x98.9, 4-sty brk tenement. Geo L Hermes to Lena wife Geo L Hermes. All liens. Dec 16. Dec 17, 1907. 3:935-43. A \$8,000-\$11,000. nom

31st st W, No 54, s s, 80 e 6th av, 20x63, 3-sty brk tenement and store. Chas F Bauerdorf and ano EXRS Albert J Adams to John J Slater of Brooklyn. Mort \$25,000. Dec 16. Dec 17, 1907. 3:832-76. A \$43,000-\$50,000. 69,000 ✓

Same property. Release dower. Isabella V Adams widow to same. Dec 16. Dec 17, 1907. 3:832. nom

31st st E, No 208, s s, 470 w 2d av, 20x98.9, 3-sty brk tenement. John J Dunn EXR Bridget A Collins to Arthur P Holland. Mort \$9,000. Dec 14. Dec 19, 1907. 3:911-59. A \$8,000-\$11,000. other consid and 13,700

37th st E, No 126, s s, 37.9 w Lexington av, 18.9x49.5, 4-sty stone front dwelling. Ida Douglass to James M Hitzrot. Mort \$20,000. Dec 4. Dec 19, 1907. 3:892-70. A \$21,500-\$29,500. other consid and 100

38th st E, No 315, n s, 225 e 2d av, 25x98.9, 6-sty brk tenement and store. FORECLOS, Dec 13, 1907. Frank B York (ref) to Aaron Goodman. Mort \$25,925. Dec 18. Dec 19, 1907. 3:944-10. A \$9,500-P \$26,000. \$2,000 over mortgage

41st st W, No 308, s s, 125 w 8th av, 25x98.9, 5-sty brk tenement and store. Millie Pelta widow to Max Heller. 1/2 part. Mort \$16,000. Dec 14. Dec 16, 1907. 4:1031-38. A \$14,000-\$20,000. other consid and 100

42d st W, No 252, s s, 200.4 e 8th av, 24.8x92.9, 5-sty stone front tenement and store. Wm L Miller to Joseph E Johnson. Mort \$95,000. July 6. Dec 19, 1907. 4:1013-56. A \$55,000-\$56,000. other consid and 100

Same property. Joseph E Johnson to Townsend Wandell. Mort \$95,000. Nov 29. Dec 19, 1907. 4:1013. other consid and 100

42d st W, No 533, n s, 325 e 11th av, 25x100.5, 4-sty brk tenement and store and 4-sty brk tenement in rear. Meyer L Sire to Robt D Green. May 9, 1903. Dec 13, 1907. 4:1071-14. A \$11,000-\$15,000. nom

45th st E, No 154, s s, 113.9 w 3d av, 18.9x100.5, 3-sty stone front dwelling. Thomas Kristic to Anna Kristic. All liens. Dec 10. Dec 16, 1907. 5:1299-41 1/2. A \$11,000-\$14,000. nom

46th st W, No 233, n s, 275 e 8th av, 25x100.5, 3-sty brk tenement and store. Madison Square Mortgage Co to Lewis J Danahar. Mort \$20,000. Dec 12. Dec 17, 1907. 4:1018-12. A \$27,000-\$28,000. other consid and 100

50th st W, Nos 406 and 408, s s, 125 w 9th av, 50x100.5, two 4-sty brk tenements and store in No 408 and two 3-sty brk tenements in rear. Louise M Nunnery LEGATEE Katherina Karl to Emma W Wingate of Brooklyn. 1-18 part. Mort \$—. Dec 19, 1907. 4:1059-38 and 39. A \$20,000-\$32,000. nom

53d st E, No 45, n s, 185 e Madison av, 20x100.5, 4 and 5-sty stone front dwelling. Samuel Sloan to Samuel Sloan Jr, of Garisons, N Y. Mar 23, 1903. Dec 18, 1907. 5:1289-28. A \$39,000-\$60,000. nom

57th st W, Nos 201 to 209 | n w cor 7th av, 175x—.

7th av, Nos 902 to 910 |

57th st W, Nos 211 to 215, n s, adj above on west.

Agreement as to encroachment. Henrietta T Freeman, Grace T Ely and Alfredo S G Taylor with American Fine Arts Society. Dec 4. Dec 19, 1907. 4:1029. nom

65th st E, No 431, n s, 175 w Av A, 37.7x100.5, 6-sty brk tenement. Joseph Isaacs to Isaacs Realty Co, a corpn. All liens. Dec 13. Dec 14, 1907. 5:1460-17. A \$12,500-\$43,000. other consid and 100

66th st W, No 14, on map No 30, s s, 225 w Central Park West, 25x100.5, 3 and 4-sty brk building. James B Duke to Whitney Lyon, of Larchmont, N Y. Dec 11. Dec 14, 1907. 4:1118-42. A \$20,000-\$25,000. other consid and 100

72d st E, No 140 | s w cor Lexington av, 20x84.2, 4-sty and base-Lexington av | ment stone front dwelling. Ann E Nolan to Jane M Riddle, Blanche M Nolan and Frank J Nolan. Dec 14. Dec 17, 1907. 5:1406-58. A \$50,000-\$60,000. gift

75th st E, No 442, s s, 100 w Av A, 25x102.2, 6-sty brk tenement and store. Abraham Orently to Saul Liberman and Samuel Horwitz. Mort \$28,750. Dec 17. Dec 19, 1907. 5:1469-29. A \$8,000-\$30,000. other consid and 100

76th st E, Nos 506 and 508, s s, 148 e Av A, 50x102.2, vacant. Samuel Korman to Samuel Rosenberg. Mort \$8,000 and taxes. Dec 13. Dec 18, 1907. 5:1487-45 and 46. A \$11,500-\$11,500. other consid and 100

76th st E, No 433, n s, 438 e 1st av, 25x140.9x25.3x145.3, 2-sty brk stable. Emily P Delafield to Otto Boden. B & S. Dec 13. Dec 17, 1907. 5:1471-18. A \$9,500-\$12,000. nom

77th st E, No 434, s s, 150 w Av A, 25x59.5x25.4x63.6, 2-sty stable. Isabella L Beekman to Otto Boden. B & S. Dec 16. Dec 17, 1907. 5:1471-31. A \$6,000-\$7,500. 100

77th st E, No 52, s s, 57.6 e Madison av, 12.6x102.2, 4-sty stone front dwelling. Emanuel Baruch to Yosta Rosenberg. Mort \$15,000. Dec 16, 1907. 5:1391-52. A \$14,000-\$17,000. other consid and 100

77th st E, No 447, n s, 94 w Av A, 25x102.2, 4-sty brk tenement. Release dower. Mary McNamara widow to Mary E McNamara daughter and HEIR Daniel McNamara. Dec 3. Dec 19, 1907. 5:1472-21. A \$8,000-\$12,500. omitted

79th st E, No 316, s s, 204 e 2d av, 20x102.2, 4-sty stone front tenement. William Zuckerman to Moritz Schwartz. Mort \$13,000. Dec 19, 1907. 5:1453-44. A \$7,500-\$14,000. other consid and 100

83d st E, No 536, s s, 123 w East End av or Av B, 25x102.2, 5-sty brk tenement. Andrew Weis exr Kunigunda Weis to John H Neuschafer. 1/2 part. All title. Nov 6. Dec 19, 1907. 5:1579-32. A \$7,500-\$17,000. 11,675

Same property. George Weis et al to same. 1/2 part. All title. Dec 16. Dec 19, 1907. 5:1579. 100

83d st E, No 536, s s, 123 w East End av or Av B, 25x102.2, 5-sty brk tenement. Release dower. Katie Weis by Henry Weis GUARDIAN to John H Neuschafer. All title. Dec 16. Dec 19, 1907. 5:1579-32. A \$7,500-\$17,000. 370.82

84th st E, No 59, n s, 200 e Madison av, 25x102.2, 5-sty brk tenement. Otto Kuhn to Catherine Neus. Mort \$21,000. Dec 16. Dec 17, 1907. 5:1496-29. A \$25,000-\$35,000. other consid and 100

84th st W, No 124, s s, 375 e Amsterdam av, 25x102.2, 5-sty stone front tenement. Hermann Rixmann to Henry W Genniferich. B & S. Mort \$25,000. Dec 10. Dec 13, 1907. 4:1214-49. A \$14,000-\$26,000. other consid and 100

85th st E, No 210, s s, 130 e 3d av, 25x100, with all title to strip 25x2.2 on rear, 6-sty brk tenement and store. Sophie Mayer to Milton Mayer. Mort \$27,000. Dec 18. Dec 19, 1907. 5:1530-43. A \$10,500-\$31,000. other consid and 100



# Cooper Iron Works

JOHN COOPER, PROPRIETOR

Works: Emmett Street & Avenue D, Newark, N. J.

New York Office: 1 Madison Avenue

# IRON and STEEL WORK

FOR

BUILDINGS, BRIDGES, &c.

86th st W, No 166, s s, 110 e Amsterdam av, 20x102.2, 4-sty and basement stone front dwelling. Emilie P Turner to Josephine A Thibaut. Dec 18, 1907. 4:1216-60. A \$16,500-\$30,000. 100

95th st E, Nos 328 to 336, s s, 125 w 1st av, 125x100.8, three 6-sty brk tenements and stores. Joseph Isaacs to Isaacs Realty Co, a corpn. All liens. Dec 13. Dec 14, 1907. 5:1557-32 to 35. A \$35,000-\$92,000. other consid and 100

97th st E, No 335, n s, 110 w 1st av, 29.9x100.11, 5-sty brk tenement. Morris and Rosie Faerber to Samuel Postol, all of. Mort \$23,625, and all liens. Dec 9. Dec 16, 1907. 6:1669-21. A \$5,800-\$21,500. other consid and 100

97th st E, No 337, n s, 80 w 1st av, 30x100.11, 5-sty brk tenement. Morris and Rosie Faerber to Selig Rosenblum. 1/2 right, title and interest. Mort \$23,625, and all liens. Dec 11. Dec 16, 1907. 6:1699-22. A \$6,000-\$22,000. other consid and 100

98th st W, No 46, s s, 450 w Central Park West, 25x100.11, vacant. Anna Moss to Clover Stables, a Corpn. Mort \$14,600. Dec 16. Dec 17, 1907. 7:1833-51. A \$11,000-\$11,000. nom

98th st W, No 46. Power of attorney. Anna Moss to Benj A Levine. Dec 3. Dec 17, 1907. 7:1833. —

103d st E, No 237, n s, 150 w 2d av, 25x100.11, 6-sty brk tenement and store. Louis Sternlieb et al to Annie and Dora Sternlieb and Fanny Augenstein. Mort \$31,650. Dec 13, 1907. 6:1653-18. A \$8,000-\$31,000. other consid and 100

103d st E, No 105, n s, 32 e Park av, 16x100.11, 3-sty stone front dwelling. Mort \$5,000 and all liens. 6:1631-2. A \$6,000-\$6,500.

Post av, n s, 200 e Emerson st, runs n 160 x e 25 x s 156.6 to 10th av x s 6.1 to Post av x w 20 to beginning, vacant. Sub to all liens. 8:2223-21. A \$5,000-\$5,000.

Samuel and Ida Pearl to Minnie Witte. Q C. Sept 18, 1903. Dec 18, 1907. other consid and 100

Same property. Chester A Luff et al to same. All title. B & S. All liens. Jan 31, 1906. Dec 18, 1907. 6:1631, 8:2223. nom

Same property. Anton Perl or Pearl et al HEIRS, &c, David Pearl to same. Q C. All liens. Dec 21, 1905. Dec 18, 1907. 6:1631 and 8:2223. nom

Same property. Reuben Pearl to same. Q C. All liens. Sept 18, 1903. Dec 18, 1907. 6:1631, 8:2223. 8,400

Same property. Leon Pearl to same. Q C. All liens. Apr 6, 1905. Dec 18, 1907. 6:1631, 8:2223. other consid and 100

Same property. Anna wife of and Max Greenbaum et al to same. Q C. Nov 18, 1905. Dec 18, 1907. 6:1631, 8:2223. nom

103d st E, No 158, s s, 128.6 e Lexington av, 27x100.11, 5-sty stone front tenement. Konrad Guhring et al to Ida Pieper. Mort \$22,250. Dec 17. Dec 18, 1907. 6:1630-47. A \$11,000-\$20,000. 100

107th st E, Nos 124 to 128, s s, 91.8 w Lexington av, 50x100.11, 6-sty brk tenement and store. Golde & Cohen to Max Levin, of Brooklyn. Mort \$49,250. Nov 22. Dec 18, 1907. 6:1634-60. A \$20,000-\$55,000. other consid and 100

108th st E, No 121, n s, 125 w Lexington av, 25x100.11, 5-sty brk tenement. Elenora or Eleanora Oberender to David Brekes. Mort \$14,000. Dec 16. Dec 17, 1907. 6:1636-12. A \$10,000-\$20,000. other consid and 100

111th st W, No 302, s s, 260 e Manhattan av, runs s 106.2 x e 33 x n e on curve to point 299 e Manhattan av x n 100 to st x w 39 to beginning, 6-sty brk tenement and store. William Oppenheim to Lena Weinstein. 1/2 part. Mort \$58,000. July 18. Dec 18, 1907. 7:1846-20. A \$18,000-\$55,000. other consid and 100

112th st W, Nos 531 to 535, n s, 325 w Amsterdam av, 125x47.11 to s s of a lane x138.4x107.11, with all title in said lane, several 1 and 2-sty frame buildings and vacant. Emma W Wingate to Theresa C Curran. All title. B & S. Nov 21. Dec 18, 1907. 7:1884-15 to 19. A \$57,500-\$57,500. nom

112th st W, Nos 531 to 535, n s, 325 w Amsterdam av, 125x47.11 to s s of a lane x 138.4x107.11, with title to said lane, 1 and 2-sty frame buildings and vacant. Genevieve Moulouhney to Theresa C Curran. 1-11 of 1-6 part. Dec 16, 1907. 7:1884-15 to 19. A \$57,500-\$57,500. nom

Same property. Edward J Moulouhney and ano EXRS' Michael Moulouhney to same. 1-6 part. All liens. Dec 12. Dec 16, 1907. 7:1884. 8,800

113th st E, No 20, s s, 281.3 e 5th av, 18.9x100.11, 5-sty brk tenement. J Oscar Marshall to Bella Secular. Mort \$18,000. Nov 22. Dec 19, 1907. 6:1618-61. A \$8,500-\$15,000. other consid and 100

115th st E, No 125, n s, 242.8 e Park av, 24.10x100.11, part 6-sty brk tenement and store. Release two mortgages. Sender Jarmulowsky to Penco Realty Co. Dec 16. Dec 18, 1907. 6:1643. Assessed with lot No 12. nom

Same property. Release mortgage. Empire City Wood Working Co to same. Dec 16. Dec 18, 1907. 6:1643. other consid and 100

115th st E, No 218, s s, 300 e 3d av, 25x100.11, 5-sty stone front tenement. Alvina W Boessennecker INDIVID and as widow and et al HEIRS &c John H Boessennecker to Leonard Grosjean. Mort \$18,000. Dec 18, 1907. 6:1664-37. A \$7,000-\$20,000. other consid and 100

118th st E, No 224, s s, 285.11 w 2d av, 24.1x100.11, 3-sty brk dwelling. Leonard Weill to Samuel Levy. 1-3 part. Mort \$8,500. Nov 29. Dec 17, 1907. 6:1667-36. A \$6,700-\$12,000. other consid and 100

118th st E, No 417, n s, 194 e 1st av, 16.8x100.11, 3-sty stone front dwelling. Jacob Furman et al to Octavia Carfagno. Mort \$5,000. Dec 13. Dec 14, 1907. 6:1806-9. A \$4,000-\$7,000. other consid and 100

121st st E, No 72, s s, 100 w Park av, 25x100.11, 5-sty stone front tenement. Abram Bachrach to Isaac Helfer. Mort \$22,500. Dec 16, 1907. 6:1747-23. A \$10,000-\$21,000. other consid and 100

121st st W, No 10, s s, 160 w Mt Morris av, 20x100.11, 4-sty and basement stone front dwelling. Henry M Day to Emily D Day. Dec 19, 1907. 6:1720-24. A \$10,000-\$25,000. other consid and 100

121st st E, No 72, s s, 100 w Park av, 25x100.11, 5-sty stone front tenement. Isaac Helfer to Abram Bachrach. Mort \$22,500. Dec 17. Dec 18, 1907. 6:1747-23. A \$10,000-\$21,000. other consid and 100

121st st E, Nos 317 and 319, n s, 175 e 2d av, 50x100.10, two 5-sty brk tenements. Annie Kovner to Rubin Schlegman. Mort \$50,500. Dec 1. Dec 17, 1907. 6:1798-7 and 8. A \$12,000-\$50,000. other consid and 100

123d st E, Nos 440 to 448, s s, 100 w Pleasant av, 100x100.11, three 6-sty brk tenements and stores. Corporate Realty Co to Metropolitan Holding Co. Dec 9. Dec 13, 1907. 6:1810-29 to 32. A \$21,000-\$90,000. nom

124th st W, Nos 122 to 126, s s, 225 w Lenox av, 56.3x100.11, three 4-sty stone front tenements and store in No 124. Godspeed Realty Impt Co to Bertha Cohn. Mort \$50,500. Dec 16. Dec 17, 1907. 7:1908-43 to 44. A \$27,000-\$42,000. other consid and 100

127th st E, Nos 214 to 218, s s, 180 e 3d av, 40x99.11, 6-sty brk tenement and store. FORECLOS, Nov 25, 1907. Louis Adler (ref) to Metropolitan Holding Co. Dec 16. Dec 17, 1907. 6:1791-40. A \$10,500-\$47,000. 34,250

127th st E, No 132, s s, 65 w Lexington av, 35.10x99.11x35.11x99.11, 6-sty brk tenement and store. Leon Grobman to Benjamin Nieberg. All liens. Sept 14. Dec 18, 1907. 6:1775-59. A \$10,000-\$43,000. nom

127th st W, No 213, n s, 125 w 7th av, 13x99.11, 3-sty and basement stone front dwelling. Angelina M De Quesada to Angela De Socarras. Q C. Nov 18. Dec 16, 1907. 7:1933-26 1/2. A \$5,200-\$7,500. 100

127th st E Nos 75 and 77, n s, 70 w Park av, runs n 75 x w 20 x n 24.11 x w 28 x s 99.11 to st x e 48 to beginning, 6-sty brk tenement. Isaac Michelson to Louis Levine. 1/2 part. Right, title and interest. Mort \$57,800. Sept 1, 1906. Dec 13, 1907. 6:1752-32. A \$17,000-\$55,000. other consid and 100

129th st W, Nos 244 and 246, s s, 256 e 8th av, 110x99.11, 7-sty brk tenement.

21st st E, No 27, n s, 400 w 4th av, 25x98.9, 10-sty brk and stone loft and store building. Arthur Haberman to John D Godfrey. All title. Mort \$— Dec 12. Dec 13, 1907. 7:1934-51. A \$40,000-\$175,000; 3:850-22. A \$51,000-\$130,000. nom

132d st W, No 234, s s, 455 e 8th av, 15x99.11, 3-sty stone front dwelling. Max A Davis to Henrietta Davis. Mort \$10,250. Dec 10. Dec 18, 1907. 7:1937-46. A \$6,000-\$9,000. other consid and 100

133d st W, No 63, n s, 185 e Lenox av, 25x99.11, 5-sty stone front tenement. Samuel Epstein et al to Rae Elansky. All liens. Dec 17, 1907. 6:1731-9. A \$10,000-\$22,000. nom

133d st W, No 212, s s, 292 w 7th av, 26.11x99.11x27x99.11, 5-sty brk tenement. James N Thompson to Joseph Goodman. Mort \$20,000. Dec 6. Dec 18, 1907. 7:1938-46. A \$10,800-\$25,000. nom

134th st W, No 520, s s, 436.9 w Amsterdam av, 43.9x99.11, 5-sty brk tenement. Release mort. Louis M Jones and ano to Chas E Jones Co, a corpn. Dec 17. Dec 18, 1907. 7:1987-50. A \$15,000-\$30,000. nom

Same property. Release mort. N Y Investment & Impt Co to same. Dec 17. Dec 18, 1907. 7:1987. 37,236.60

136th st W, No 150, s s, 266.8 e 7th av, 16.8x99.11, 3-sty stone front dwelling. Rudolph J Muller to Isidor Simon. Mort \$9,000. Dec 16, 1907. 7:1920-52 1/2. A \$6,600-\$12,000. other consid and 100

138th st W, n s, 350 e Lenox av, 75x99.11, 1-sty frame building and vacant. FORECLOS, Dec 12, 1907. James T Brady (ref) to Scheer-Ginsberg Realty & Construction Co. Dec 13. Dec 17, 1907. 6:1736-16 to 18. A \$24,000-\$24,000. 20,000

138th st W, n s, 275 e Lenox av, 75x99.11, vacant. FORECLOS, Dec 12, 1907. Sampson H Weinhandler (ref) to Scheer-Ginsberg Realty & Construction Co. Dec 13. Dec 17, 1907. 6:1736-13 to 15. A \$24,000-\$24,000. 20,000

138th st W, n s, 250 e Lenox av, 25x99.11, vacant. FORECLOS, Dec 12, 1907. Auguste M Thiery (ref) to Scheer-Ginsberg Realty & Construction Co. Dec 13. Dec 17, 1907. 6:1736-12. A \$8,000-exempt. 6,500

141st st W, Nos 310 and 312, s s, 150 w 8th av, 33.2x99.11x33.4x99.11, two 3-sty brk dwellings. Annie Aaron to Henry E Reinheimer. 1/2 part. All liens. Feb 23. Dec 14, 1907. 7:2042-55 and 56. A \$6,600-\$14,000. nom

Same property. Henry E Reinheimer to Belle R Aul. 1/2 part. All liens. Dec 12. Dec 14, 1907. 7:2042. nom

150th st, W, No 275, n s, 250 w 7th av, 40.11x99.11.

150th st W, No 281, n s, 372.9 w 7th av, 40.11x99.11.

150th st W, No 283, n s, 413.8 w 7th av, 40.11x99.11.

Three 5-sty brk tenements. FORECLOS, Nov 14, 1907. John E Connelly (ref) to Chas A Fisher of Hackensack, N J. Mort \$90,000. Nov 26. Dec 19, 1907. 7:2036-14, 16 and 21. A \$28,500-\$111,000. 35,000

Same property. Chas A Fisher to Simon Shapiro. B & S. Mort \$90,000. Dec 18. Dec 19, 1907. 7:2036. other consid and 100

163d st W, Nos 459 and 461, n s, 175 e Amsterdam av, 50x112.6, two 6-sty brk tenements. FORECLOS, Dec 5, 1907. Joseph P Morrissey (ref) to Ferdinand Cahn. Dec 14. Dec 17, 1907. 8:2110-101 and 102. A \$16,000-\$30,000. 6,750

163d st W, No 461, n s, 175 e Amsterdam av, 25x112.6, 6-sty brk tenement. Release mortgage. Realty Mortgage Co to Ferdinand Cahn. Dec 10. Dec 17, 1907. 8:2110-102. Assessed with lot No 101. 20,000

Av B, Nos 275 and 277 | n e cor 16th st, 42x93, three 5-sty brk tenements and stores. Isidor Sinkovitz to Anna Tepfer of Brooklyn. Mort \$— Dec 17, 1907. 3:984-12 and 5. A \$18,200-\$30,500. 100

Av B, No 143 | n e cor 9th st, 23.3x70, 6-sty brk tenement and 9th st, No 601 | store. Jacob Stroth et al to Joseph Sookne. Mort \$49,770. Dec 11. Dec 16, 1907. 2:392-1. A \$24,000-\$40,000. other consid and 100

Av C, No 215, w s, 23 n 13th st, 22.10x63, 5-sty brk tenement and store. Robert Rosenthal to Charles Degen. Mort \$16,500. Dec 14. Dec 16, 1907. 2:396-36. A \$8,000-\$12,000. nom

Av D, Nos 205 and 207, w s, 68.9 n 13th st, 92x88, 2-sty brk office and 1-sty frame building in rear and vacant. Edith McCreery to Mary L Barbey. Nov 27. Dec 18, 1907. 2:383-31 to 34. A \$18,000-\$22,000. 100

# HECLA IRON WORKS Architectural Bronze AND IRON WORK

North 10th, 11th and 12th STREETS

BROOKLYN, - - -

NEW YORK

Av D, No 11, n w s, abt 115 n 2d st, 23.5x93.  
 Av D, No 13, n w s, abt 45 s 3d st, 23.5x53,  
 6-sty brk tenement and store.  
 Sam Michelson to Abraham Michelson, of Coytesville, N J.  
 1/2 part. All liens. Dec 12. Dec 13, 1907. 2:372-39. A \$24,000-\$55,000. other consid and 100

Av D, Nos 130 and 132, e s, 26.8 n 9th st, 52.10x101.11, two  
 5-sty brk tenements and stores. Louis Levine to Abraham  
 Michelson, of Coytesville, N J. All liens. Dec 11. Dec 13,  
 1907. 2:366-2 and 4. A \$28,000-\$60,000. other consid and 100

Amsterdam av, No 770, w s, 50.5 s 98th st, 25x92.5, 5-sty brk  
 tenement and store. August Hassemmer to Robt S Streep. Mort  
 \$15,000. Dec 16, 1907. 7:1869-34. A \$15,500-\$25,000. other consid and 100

Amsterdam av, Nos 2525 to 2531, e s, 45.4 n 185th st, 82.8x100,  
 two 6-sty brk tenements and stores. Mose Press and ano to  
 Albert London. Q C. Nov 7. Dec 16, 1907. 8:2149-76 and  
 77. A \$26,000-\$92,000. nom

Same property. Release mortgage. Frank Barker as TRUSTEE  
 to same. Nov 30. Dec 16, 1907. 8:2149. nom

Same property. Release mortgage. Rhode Island Hospital Trust  
 Co to same. Oct 24. Dec 16, 1907. 8:2149. 15,000

Same property. Release mortgage. Corporate Realty Associa-  
 tion to same. Nov 30. Dec 16, 1907. 8:2149. 28,000

Same property. Agreement as to consent of release mortgage.  
 The Rhode Island Hospital Trust Co with Henry Ettelson. Louis  
 Meryash, Amsterdam Holding Co and Frank Barker as TRUSTEE.  
 Nov 30. Dec 16, 1907. 8:2149. nom

Same property. Agreement as to consent of release of mort-  
 gage. Henry Ettelson with Louis Meryash, Frank Barker as  
 TRUSTEE and Amsterdam Holding Co. Nov 30. Dec 16, 1907.  
 8:2149. nom

Amsterdam av, Nos 2525 and 2527, e s, 45.4 n 185th st, 41.4x100,  
 6-sty brk tenement and store. Release mortgage. Henry Ettel-  
 son and ano to Albert London. Dec 7. Dec 16, 1907. 8:2149-  
 76. A \$13,000-\$46,000. 7,500

Amsterdam av, Nos 2529 and 2531, e s, 86.8 n 185th st, 41.4x100,  
 6-sty brk tenement and store. Release mortgage. Henry Ettel-  
 son and ano to Albert London. Dec 7. Dec 16, 1907. 8:2149-  
 77. A \$13,000-\$46,000. 7,500

Amsterdam av, Nos 2212 to 2218, s w cor 170th st, runs s 75 x w  
 170th st, Nos 500 to 512 | 100 x s 20 x w 150 x n 95 to s s  
 170th st x e 250 to beginning, five 5-sty brk tenements, stores  
 on av. FORECLOS, Dec 17, 1907. Geo J Gillespie referee to  
 The Roosevelt Realty & Construction Co. Mort, &c, \$227,000-  
 675.87. Dec 17. Dec 18, 1907. 8:2126-36 to 44. A \$77,000-  
 P \$145,000. 10,000

Audubon av, No 11, e s, 34.11 s 166th st, 35.4x96x48.6x95, 6-sty  
 brk tenement. Release mortgage. Manhattan Life Ins Co to  
 Isaac Liberman and Harris Friedman trustees for David Levy  
 and ano. Dec 13. Dec 16, 1907. 8:2123-28. A \$11,500-\$40,000.  
 22,500

Amsterdam av, n w cor 169th st, 101.7x100, vacant. Myer Cohen  
 169th st | to Nathan Goldstein. Undivided right, title and  
 interest. Mort \$55,000. Dec 13. Dec 14, 1907. 8:2126-45 to  
 48. A \$53,000-\$53,000. other consid and 100

Bowery, No 292, w s, 66 n Houston st, 22.6x77.10x15.2x79.5, 5-sty  
 brk loft and store building. Edith McCreery to Isidor H Kemp-  
 ner. Nov 27. Dec 14, 1907. 2:521-86. A \$14,000-\$21,000. other consid and 100

Broadway, n e cor 151st st, 49.11x100, vacant. David Shaff et al  
 to Beckie Cohen. All liens. Dec 13, 1907. 7:2083-1 and 2.  
 A \$40,000-\$40,000. other consid and 100

Broadway, No 2500, n e cor 93d st, -x-  
 Broadway, No 2502, e s, 55 n 93d st, -x-  
 Agreement as to encroachments. The Evangelical Lutheran  
 Church of the Advent with The Ninety-Third Street Co. Nov  
 30. Dec 17, 1907. 4:1241. nom

Broadway, s e cor 172d st, 100.6x84.9x95x117.8.  
 172d st |  
 St Nicholas av, s w cor 172d st, 95x100.  
 172d st |

Broadway, n e cor 171st st, 100.6x184.9 to w s St Nicholas av, x 95  
 171st st | x151.9, vacant.

Columbian Realty Co to Jermyn Realty & Construction Co.  
 Mort \$125,000. Dec 1. Dec 19, 1907. 8:2141-13 to 28. A  
 \$146,500-\$146,500. other consid and 100

Broadway, Nos 1851 to 1855, s w cor 61st st, 87.2x125.4x75.5x81.6,  
 61st st, No 10 | 12-sty brk and stone tenement and  
 store. Jermyn Realty & Construction Co to Columbian Realty  
 Co. Mort \$565,000. Dec 16. Dec 19, 1907. 4:1113-47. A  
 \$190,000-\$525,000. other consid and 100

Broadway, w s.  
 Fort Washington av, e s. | the block.  
 179th st, n s.  
 180th st, s s. | the block, with all title to n s of  
 Broadway, w s. | 179th st.  
 Fort Washington av, e s.  
 178th st, n s.  
 179th st, s s.  
 1 and 2-sty stone hospital and 1 and 2-sty frame buildings and  
 vacant.  
 Fort Washington Syndicate to Sarah V Baker, of Borough of  
 Richmond. B & S. Dec 17. Dec 18, 1907. 8:2176-13 and 14.  
 A \$275,260-\$290,200. other consid and 100

Broadway, w s, at first angle n of Depot road or lane.  
 Fort Washington av, runs s 22.6 x w 338 to e s Fort Washington  
 180th st | av or Ridge road, x n 458 to s s road or lane  
 leading from Kingsbridge road to Hudson river, x e - to s s  
 180th st x e 314.6 to s s of a lane, x s e - x s - to Broadway  
 x s 422 to beginning, except strip between n s and s s 179th st,  
 between Broadway and Fort Washington av, 1 and 2-sty brk and  
 stone hospital and 1-sty frame building and vacant. Release  
 mort. Robert R Perkins et al EXRS Hosea B Perkins to Sarah  
 V Baker. Dec 17. Dec 18, 1907. 8:2176-13-14. A \$275,200-  
 \$290,200. nom

Same property. Sarah V Baker to Fort Washington Syndicate.  
 B & S. Dec 17. Dec 18, 1907. 8:2176. other consid and 100

Lexington av, No 1837, e s, 41.2 s 114th st, 19.9x78, 4-sty stone  
 front tenement and store. 6:1641-51. A \$8,500-\$14,000.  
 Commerce st, No 33, n s, abt 56 w Bedford st, 25x37x24.9x37,  
 3-sty frame tenement. 2:584-54. A \$3,500-\$4,000.  
 Chas E Neier to Emma M S Mestanz. Mort \$19,000. Dec 14.  
 Dec 16, 1907. other consid and 100

Madison av, Nos 706 and 708 | s w cor 63d st, 40.5x70, two 5-sty  
 63d st | brk office and store buildings. Caro-  
 line L Foley to Rutherford Realty Co. B & S. Mort \$-  
 Nov 1. Dec 13, 1907. 5:1377-58. A \$110,000-\$140,000. 100

Madison av, No 1623, e s, 100.11 s 109th st, 16x70, 5-sty brk tenement  
 and store. Annie Goldflam to Mary Elis. Mort \$15,250.  
 Dec 13. Dec 16, 1907. 6:1614-19. A \$8,000-\$12,500. other consid and 100

Manhattan av, No 150. Certificate as to payment of transfer tax  
 of \$2,600.19. P C Dugan, Deputy Comptroller of State N Y to  
 Estate Calvin E Brodhead, late of East Mauch Chunk, Pa. Dec  
 12. Dec 16, 1907. (Transfer Tax liber.)

Park av, Nos 1515 to 1521, n e cor 110th st, 100.11x35, 6-sty brk  
 110th st, Nos 101 and 103 | tenement and store. Godspeed Realty  
 Impt Co to Samuel Portman. Mort \$67,250. Dec 13. Dec 14,  
 1907. 6:1638-1. A \$20,000-\$55,000. nom

Riverside Drive, No 80, n e cor 80th st, runs e 41.9 x n 32.4 x e 5  
 80th st, No 325 | x n 8x w 17.9 x n 0.8 x w 22.1 to Drive  
 x s 41.6 to beginning, 5-sty brk and stone dwelling. Andrew  
 J Kerwin Jr to Mary A Jeffrey. B & S. All liens. Dec 16,  
 1907. 4:1244-33. A \$33,000-\$58,000. nom

West Broadway, No 555, e s, 97 s 3d st, 22x128, 3-sty brk loft  
 and store building and 5-sty brk tenement in rear. John B Ire-  
 land to Adelia A Sicard. Mort \$25,000. July 23, 1906. Dec 16,  
 1907. 2:536-13. A \$19,000-\$23,000. nom

West End av, No 674, e s, 47.5 s 93d st, runs e 43.7 x s 9.10 x  
 e 17.5 x s 13 x w 68 to av x n 20 to beginning, 5-sty brk  
 dwelling. John F Doyle to Katharine W Rogers. Mort \$15,000.  
 May 22, 1902. Dec 19, 1907. 4:1240-63. \$20,000-  
 23,000

1st av, Nos 1961 and 1963, w s, 63.11 s 101st st, 37x100, 6-sty brk  
 tenement and store. Louis Livingston et al to Henry Strauss.  
 Mort \$48,000. Dec 12. Dec 14, 1907. 6:1672-assessed with  
 lot 27. other consid and 100

1st av, No 2209, w s, 50 n 113th st, 25x75, 5-sty brk tenement  
 and store. Salvatore Laino to Chester A Luff, of Newark, N J.  
 1-10 part. Mort \$10,500. Dec 13, 1907. 6:1685-27. A \$7,000-  
 \$17,000. nom

1st av, No 1326 | n e cor 71st st, 27.2x75, 4-sty brk tene-  
 71st st, Nos 401 and 403 | ment and store. 5:1466-1. A \$15,000-  
 \$25,000.

73d st E, Nos 515 and 517, n s, 248 e Av A, 75x102.2, 1-sty brk  
 bldg and vacant. 5:1485-11 and 13. A \$18,500-\$21,000.

73d st E, No 523, n s, 323 e Av A, 25x102.2, 3-sty brk stable.  
 5:1485-14. A \$6,000-\$12,000.

2d av, No 2109 | s w cor 109th st, 26.3x100, 5-sty brk  
 109th st, Nos 244 and 246 | tenement and store. 6:1658-28. A  
 \$14,500-\$33,000.

Stebbins av, No 1143 | n w cor 167th st, runs n along av, 85.3 x w  
 167th st | 29.3 and 29.3 to e s Prospect av, x s 90 to  
 Prospect av | n s 167th st, x e 34.1 to beginning, 1-sty  
 frame building and vacant. 11:3081.

Crotona av, n w cor 180th st, 135.2x66.1, vacant. 10:2693.  
 180th st |

George Walsh et al to James McGee. B & S. Dec 11. Dec  
 16, 1907. 10:2693. other consid and 100

1st av, No 871, w s, 50.5 s 49th st, 25x100, 5-sty brk tenement  
 and store. Mamie Nathan to Eva Nathan. 1/2 part. All title.  
 Mort \$23,200. Dec 16, 1907. 5:1341-28. A \$12,000-\$22,500.  
 other consid and 100

2d av, No 2288, e s, 75.8 n 117th st, 25.3x100, 5-sty stone front  
 tenement and store. Fedele Rinaldini to Leopold Freund. Mort  
 \$23,150. Oct 28. Dec 16, 1907. 6:1689-4. A \$9,000-\$22,000.  
 other consid and 100

2d av, No 1034, e s, 80.5 s 55th st, 20x64, 4-sty brk tenement and  
 store. Ignatz Pollak to Mary Arnstein. Mort \$8,000. Dec 13.  
 Dec 14, 1907. 5:1347-52. A \$9,000-\$13,000. other consid and 100

2d av, No 324, e s, 21.8 s 19th st, 21.8x100, 4-sty brk tene-  
 ment. Charlotte Handley to Julia Toulmin. Mar 14. All liens.  
 Dec 16, 1907. 3:924-62. A \$13,500-\$19,000. 3,000

2d av, No 2449, n w cor 125th st, 74.10x18, 5-sty stone front  
 125th st, No 259 | tenement and store. Leonard Weill to Samuel  
 Levy. 1/2 part. Mort 1/2 of \$14,000. Nov 29. Dec 13, 1907.  
 6:1790-24. A \$14,000-\$25,000. other consid and 100

2d av, Nos 1920 and 1922 | n e cor 99th st, 40.11x106, 6-sty brk  
 99th st, No 301 | tenement and store. Joseph Klein  
 to Joseph Hornstein. Mort \$70,095. Dec 16. Dec 18, 1907.  
 6:1671-1. A \$20,000-P \$55,000. other consid and 100

2d av, No 561 | s w cor 31st st, 20x77, 4-sty brk tenement  
 31st st, Nos 250 and 252 | and store with 1-sty frame extension.  
 Leonard Weill to Samuel Levy. 1-3 part. Mort \$20,000. Nov  
 29. Dec 17, 1907. 3:911-38. A \$17,500-\$23,000. other consid and 100

2d av, Nos 1094 and 1096, e s, 60.3 s 58th st, 40.2x100, 6-sty brk  
 tenement and store. FORECLOS. Dec 13, 1907. John E Sheehy  
 (ref) to Aaron Goodman. Mort \$50,250. Dec 18. Dec 19,  
 1907. 5:1350-52. A \$25,000-\$35,000. \$10,000 over mort  
 3d av, Nos 1356 to 1360 n w cor 77th st, 76.8x90, three 4-sty  
 77th st, No 177 | brk tenements and stores. 5:1412-  
 33 to 35. A \$61,000-\$90,000.

77th st W, Nos 173 and 175, n s, 90 w 3d av, runs w 60 x n 102.2  
 x e 50 x s 25.6 x e 10 x s 76.8 to beginning, two 5-sty brk  
 tenements. 5:1412-31 and 32. A \$80,000-\$56,000.

30th st W, Nos 151 to 155, n s, 75 e 7th av, 75x98.9, 2 and 3-sty  
 brk laundry. 3:806-6. A \$95,000-\$105,000.

Lexington av, No 421, e s, 60.4 n 43d st, 19x90, 3-sty stone  
 front dwelling. 5:1298-20. A \$17,000-\$21,000.

Madison st, Nos 356 and 356 1/2 and 358, s s, 315.7 w Jackson st,  
 47x94.9, three 4-sty brk tenements. 1:266-59. A \$24,000-  
 \$32,000.

Charles Germond to Mary Germond. Right, title and interst.  
 Dec 12. Dec 18, 1907. other consid and 100

# THE GEORGE A. JUST COMPANY

239 Vernon Ave., Boro. of Queens, New York City

## IRONWORK FOR BUILDINGS

3d av, No 1583 | s e cor 89th st, 25.8x—x—x31.6 on 89th st, 3-89th st, No 200 | sty brk tenement and store. Release claims, &c, as to Elevated R R. Mary Archer to Interborough Rapid Transit Co, N Y Elevated R R Co and Manhattan Railway Co. Oct 10. Dec 19, 1907. 5:1534-1. A \$19,000—\$20,000. 750

3d av, No 430 | s w cor 30th st, 25x95, 5-sty brk tenement and store with 1-sty extension. Wm E Thorn as TRUSTEE to Mary A Grace. Dec 2. Dec 14, 1907. 3:885-49. A \$31,600—\$42,500. other consid and 100

5th av, No 1337 | n e cor 112th st, 25.2x96, 5-sty brk tenement and 112th st, No 1 | store. Isaac Reubenstone et al to Julia Crohn and Martha Rodenberg. Q C. Nov 29. Dec 16, 1907. 6:1618-1. A \$26,500—\$47,000. nom

5th av, No 601, e s, 73.5 n 48th st, runs e 100 x s 0.5 x e 25 x n 27.5 x w 125 to av x s 27 to beginning, 5-sty brk dwelling. Anson R Flower to Ida B Flower, of Watertown, N Y. Nov 20, 1903. Dec 17, 1907. 5:1284-4. A \$255,000—\$300,000. nom

6th av, Nos 33 to 39 | s w cor 4th st, runs s 105 x w 54 x n w 4th st | 27 to e s Cornelia st x n e 115.5 to s s Cornelia st, Nos 2 to 8 | 4th st x e 9.3 to beginning, four 2-sty frame (brk front) tenements and stores, and three 3-sty frame tenements and stores. Leah Goldstein and ano to Barbara Cavinato. 2-3 parts. All title. Mort \$65,000. Dec 17. Dec 18, 1907. 2:589-23, 25, 26 and 27. A \$45,500—\$50,000. other consid and 100

6th av, No 811, w s, 20 s 46th st, 20x80, 4-sty brk tenement and store. Louisa Hogue et ano to Robt J Hogue. Q C. Nov 13. Dec 19, 1907. 4:998-35½. A \$30,000—\$35,000. nom

8th av, No 916, e s, 62.11 n 54th st, 23.8x80, 4-sty brk tenement and store. Nicholas Condock to Chris Stampul of Jersey City, N J. B & S and C a G. Oct 14. Dec 19, 1907. 4:1026-3. A \$25,000—\$29,000. other consid and 100

8th av, No 948 | n e cor 56th st, 20.5x90. 56th st, Nos 245 to 249 | four 1-sty frame stores and vacant. John F Betz Sr to John F Betz Jr. Nov 15. Dec 18, 1907. 4:1028-1 to 3. A \$108,000—\$108,000. gift

9th av, No 127 | s w cor 18th st, 25x100, 4-sty brk tenement and store. Nicholas Condock to Chris Stampul of Jersey City, N J. B & S and C a G. Oct 14. Dec 19, 1907. 4:1026-3. A \$25,000—\$29,000. other consid and 100

9th av, No 521. Consent as to release of claims, &c, with Manhattan Railway et al. Augusta E Hemmer and Wm Krupff EXRS Fredk A Hemmer to Beadleston & Woerz and Ida Held. Aug 22. Dec 17, 1907. 3:736. 100

### MISCELLANEOUS.

All right, title and interest in trust created under will of Estate Fredrick Emanuel, deceased, to secure indebtedness. Juliana Emanuel to Louisa Davis. Dec 14. Dec 18, 1907. (Miscellaneous.) nom

Exemplified copy last will and testament of Alice A Williams, of N Y. Sept 7, 1899. Dec 14, 1907. Wills. —

Power of attorney. Vincenzo Colletti to Lizzie wife Vincenzo Colletti. July 1, 1899. Dec 16, 1907. —

Power of attorney. Jeannette Rosenblatt to Henry Wasserman. June 18. Dec 16, 1907. —

Power of attorney. Abraham Wasserman et al to Ludwig Gundendorfer. June 20, 1907. Dec 16, 1907. —

Power of attorney. Sadie Brown to Julius and Katie Brown. Dec 9. Dec 16, 1907. —

### BOROUGH OF THE BRONX.

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

Austin pl, s e s, 132.2 n e St Josephs st, runs n e 502 x s e 120.9 x s w 519.9 x n w 3.2 x — 56.7 x n w 70.3 to beginning, vacant. FORECLOS, Dec 11, 1907. John Palmieri referee to Rosetta Jonson. Mort \$12,000. Dec 16. Dec 17, 1907. 10:2601. 12,000

\*Delancey pl or st, e s, 186 n Morris Park av, 194.11x90. Delancey pl or st, w s, 180 n Morris Park av, 100x95. Samuel Spiegler to Casriel Benjamin. All title. Mort \$5,000. Dec 14. Dec 16, 1907. nom

Elm pl, No 11, w s, 84.4 n 189th st, 25.3x89.6x25x85.7, 2-sty frame dwelling. Sarah A Lisk to S R Waldron, of Huntington Manor, N Y. Mort \$6,000. Dec 13, 1907. 11:3023. other consid and 100

Elm pl, No 11, w s, 84.4 n 189th st, 25.3x89.6x25x85.7, 2-sty frame dwelling. Release mort. Robt W Todd to Sarah A Lisk. July 17. Dec 13, 1907. 11:3023. 500

Fox st, and being parcel 2 B on damage map for opening Fox st, from Prospect av to Leggett av. Release mortgage. MUTUAL LIFE INSURANCE CO of N Y to The City of New York. Nov 26. Dec 18, 1907. 10:2684. nom

Hewitt pl, w s, 135 n Macy pl, runs w 100 x n 5 x w 141.11 x n 40 x e 112.6 x n 5.5 x e 129.5 to Hewitt pl x s 50.5 to beginning, vacant. Esther Koller to Beatrice Zieger. Mort \$13,500. Nov 8. Dec 16, 1907. 10:2688. nom

Home st, s s, 91.9 w Prospect av, 40.1x99.9x64.1x120.2, vacant. Irving W Young to Emoh Realty Co. B & S. All liens. Dec 19, 1907. 10:2680. nom

Jessup pl, e s, 105.10 n 170th st, 27.8x92.9x92.9x31.2x78.4, vacant. Thomas Marrin to William Masterson. Dec 12. Dec 13, 1907. 11:2872. other consid and 100

Jessup pl, e s, 105.10 n 170th st, 25x71.11 to w s 170th st x28.2 x78.11. Jessup pl, No 12, e s, 130.10 n 170th st, 25x104.11 to w s 170th st x28.2x91.11, 2-sty frame dwelling. William Masterson to Thomas Marrin. Dec 12. Dec 13, 1907. 11:2872. other consid and 100

\*McDonald st, n s, 257 e Eastchester road, 50x100. John A Johnson to Hudson P Rose Co. Dec 9. Dec 17, 1907. nom

\*McDonald st, n s, 257 e Eastchester road, 25x100. Hudson P Rose Co to Margt M McCarty. Dec 14. Dec 18, 1907. nom

Palisade pl, n s, about 162.3 n w Popham av, 50x102.3, vacant. Geo F Moody to Henry L Phillips, J Clarence Davies and Lawrence Davies. Mort \$2,000. Dec 9. Dec 17, 1907. 11:2877. 100

\*Poplar st, n s, 13 e Bear Swamp road, and being lot 3, map (No 286) in partition action, Wells and ano agt Storer et al, 25x100. James La Porta to Mary M De Canio. Mort \$4,500 and all liens. Dec 18. Dec 19, 1907. 100

Palisade pl, n s, 162.3 n w Popham av, 50x102.3, vacant. Henry L Phillips et al to Geo F Moody. Mort \$2,000. Dec 14, 1907. 11:2877. other consid and 100

Park st (Terrace pl) | s w cor Terrace pl, 175x100, vacant. Terrace pl Eagle av | n e cor 149th st, 300x200 to Park st (Terrace pl), ex-149th st | cept part for 149th st, 2-sty frame dwelling and vacant. Milton Mayer to Joseph N Ulman. ½ part. Mort \$48,000. Dec 14. Dec 16, 1907. 10:2623. nom

Simpson st | e s, at s e s Dongan st, runs n e 198.6 x n Dongan st | e, e, and s e — to w s Southern Boulevard, x Southern Boulevard | s 227.4 x w 210 to Simpson st x n 75.5 to beginning, vacant. Whitlock av | w s, at s w s Hunts Point road, runs w, s w and Hunts Point road | s along road — to e s Southern Boulevard, Southern Boulevard | x — 267.3 x e 199.11 to av x n 106.10 to beginning, vacant. Hugh J Grant to Henry Morgenthau. ½ part. Dec 17, 1907. 10:2723-2735. other consid and 100

\*7th st, n s, 130 w Av B, 25x80, Unionport. Caroline Keller to Lena Henry. Mort \$4,000. Dec 16. Dec 18, 1907. other consid and 100

136th st | n s, 199.4 w Southern Boulevard, 68 to Cypress av x200 Cypress av | to s s 137th st, vacant. Charles Stich et al to Edwin 137th st | Schwab. B & S. All liens. Dec 14. Dec 16, 1907. 10:2565. nom

138th st, No 617, n s, 462.6 e St Anns av, 37.6x100, 6-sty brk tenement and store. Knepper Realty Co to Jennie Reichman. Mort \$52,000. Nov 9. Dec 16, 1907. 10:2552. other consid and 100

138th st, n s, 900 e Willis av, 25x100. 138th st, n s, adjoining above on west, 25x100. Encroachment agreement. The Herman Stursberg Realty Co with Cornelius Van Cleef. Dec 9. Dec 19, 1907. 9:2283. nom

138th st, No 593, n s, 242.10 e St Anns av, 39.3x100. 138th st, No 601, n s, 321.5 e St Anns av, 39.3x100. 138th st, No 605, n s, 360.8 e St Anns av, 39.3x100. Three 6-sty brk tenements and stores. Abraham Kassel et al to Joseph Toch. Mort \$135,714.28. Dec 17. Dec 19, 1907. 10:2551 and 2552. nom

148th st, No 527 (787), n s, 299.2 w St Anns av, 37.10x84.9, 5-sty brk tenement. Emma M S Mestaniz to Chas E Neier, of Richmond Hill, L I. Mort \$33,500 and all liens. Dec 14. Dec 16, 1907. 9:2275. other consid and 100

150th st, Nos 285 to 289, n s, 170.3 e Morris av, 50x118.5, two 2-sty frame dwellings. Joseph Keck to Herman A Keck. B & S. Sept 26. Dec 17, 1907. 9:2410. 100

Same property. Herman A Keck to Joseph Keck and Therese his wife. B & S. Sept 26. Dec 17, 1907. 9:2410. 100

166th st | s s, present line, at c l Old Bremer av, as on map Devoe st | Highbridgeville, runs s 178 x w 25.5 to w s Old Bremer av | Bremer av x n 119.7 to Old Devoe st x s 20.8 x n 76.3 to 166th st x e 16.5, vacant. Wm J Walter to Elizabeth J Bagot, Mary J Hindley and Alice J Harris. Q C. Nov 30. Dec 14, 1907. 9:2513. nom

166th st, n s, 72.9 w Woodycrest av, runs w — to c l Old Bremer av x n — x n e — x s — to beginning. 166th st, s s, 53.3 w Woodycrest av, runs w 25.5 to c l Bremer av x s 178 x e — x n — to beginning, vacant. Wm J Walter to Eliz J Bagot, Mary J Hindley and Alice J Harris. Q C. Nov 12. Dec 13, 1907. 9:2513. nom

169th st, No 283, n s, 42.6 w College av, 20x90, 2-sty frame dwelling. Thornton Bros Co to Edward Keil. Dec 12. Dec 14, 1907. 11:2785. other consid and 100

Same property. Release mort. Newbold Morris EXR Augustus N Morris to Thornton Bros Co. Dec 13. Dec 14, 1907. 11:2785. 2,000

169th st, s w s, 100 n w Shakespeare av, 50x150, except part for 169th st, vacant. FORECLOS, June 20, 1907. Lee Phillips (ref) to The Acme Building Co. Dec 18. Dec 19, 1907. 9:2517. 2,500

176th st, No 357, n s, 15 w Walton av, 50x125, 2-sty frame dwelling and vacant. Jacob Stroth to The Thousand Realty-Construction Co. Mort \$4,500. Dec 11. Dec 16, 1907. 11:2851. other consid and 100

178th st, s s, 160.7 w Daly av, strip, 2.3x81.4. Katherine P Hooks to J C Julius Langbein. ½ part. All title. Q C. Dec 9. Dec 13, 1907. 11:3121. other consid and 100

178th st | s w cor Daly av, 160.7x81.4, vacant. Same to same. ½ Daly av | part. All title. B & S. Mort \$12,000 and all liens. Dec 9. Dec 13, 1907. 11:3121. other consid and 100

182d st | s w cor Hughes av, 50.7x65.10x50.1x64.10, with all title Hughes av | to gore adjoining on south, —x—x—, vacant. Eliza Dayton to Marie wife August Krabo. Nov 25. Dec 19, 1907. 11:3070. other consid and 100

183d st, No 511 (767), n s, 70 w Bathgate av, 23x87.6, 2-sty frame dwelling. Marie Cerra to Peter Ross. ½ right, title and interest. Mort \$4,225. Dec 14. Dec 16, 1907. 11:3053. other consid and 100

183d st, No 916, s s, 50 w Hughes av, 25x75, except part taken for st, 3-sty frame dwelling. George Ramm to Antonino Laporta. Mort \$5,250. Nov 25. Dec 18, 1907. 11:3071. other consid and 100

184th st, s s, 90 w Grand av, 20.2x59.10, 2-sty frame dwelling. Herbert Aldhous to Jessie Batton. Mort \$6,000. Dec 11. Dec 17, 1907. 11:3212. 7,500 ✓

188th st, s s, 225 w Bathgate av, 95x100, vacant. Kath T Martin and Alrick H Man EXRS Mary J Martin to Hubert E Rogers. July 9. Dec 16, 1907. 11:3057. 4,600

\*216th st, late 2d st | n s, 50 w Ash av, runs n 165.8 x e 91.6 to w s Ash av | Ash av x s 29.4 to w s Tilden av x s 78.8 Tilden av | to n s 2d st x w 50 to beginning, Laconia Park Edw A Kelly to Thos W Murray Jr. Dec 10. Dec 17, 1907. other consid and 100

# LENOX IRON WORKS, Inc.

HUGH J. LAWLER, Treasurer

BEAM YARD: 132d STREET, PARK TO LEXINGTON AVENUES

## STRUCTURAL STEEL AND ORNAMENTAL IRON

Office, 1959 Park Ave., CORNER  
132d ST.

- \*223d st, late 9th av, s s, 330 w 4th av, 25x114, Wakefield. Edward M Hart to John W Holmes. 1/2 part. Mort \$5,000. Dec 5, 1900 (?) should be 1907. Dec 18, 1907.
- other consid and 100
- \*226th st, late 12th av, n s, 105 e 5th av, 100x114, Wakefield. Yoodle Seligman et al to Sophie Seligman. Mort \$2,500. Dec 2. Dec 16, 1907.
- \*227th st, late 13th st (13th av), s s, abt 105 w 4th av, 50x114, Wakefield. Yoodle Seligman et al to Nellie Seligman. Mort \$1,000 and all liens. Dec 16, 1907.
- \*227th st, late 13th st, s s, 80 e 5th av, 25x114, Wakefield. Giacomma Zanetti to Vigenza Russo. Mort \$1,500. Dec 18, 1907.
- nom
- \*228th st (14th av), s s, 230 w Prospect Terrace, 25x114, Wakefield. John Novak to Henry Hellmers. Mort \$3,500. Dec 18. Dec 19, 1907.
- other consid and 100
- \*234th st (20th st or av), n s, 231 e Carpenter av, 50x114, Wakefield. Henry Hellmers to John Novak. Dec 18, 1907.
- 100
- 236th st, late Opdyke av, n e cor Katonah av, late 2d st, 100x100, except part for Katonah av, vacant. John M Haffen to Emma L Eckert. Q C. Dec 5. Dec 16, 1907. 12:3385. nom
- Aqueduct av (Ridge st), e s, 815 n 190th st, 50x232, to w s Croton Aqueduct, x72.6x232.8, 2-sty frame dwelling, 2-sty frame stable and vacant. Louis Meckes to John F Kaiser, of Mt. Vernon, N Y. Mort \$4,800. Dec 6. Dec 18, 1907. 11:3215.
- other consid and 100
- Anthony av, No 1857 | s w cor Mt Hope pl, 50x108.4x50x108.1, Mt Hope pl | except part for av, 2 and 3-sty stone front dwelling. Wm R Montgomery to Matilda Leuchtenberg. Dec 12. Dec 13, 1907. 11:2802. nom
- Belmont av | n w cor 183d st, 100x75, vacant. Release mortgage. 183d st | Seymour P Kurzman to Wolf Burland. Dec 18. Dec 19, 1907. 11:3087. 4,000
- \*Bogart av, w s, 250 n Brady av, 50x100. Release mortgage. Van Nest Land & Impt Co to Fidelity Development Co. Dec 2. Dec 17, 1907. nom
- \*Burdett av, s s, 450 w Fort Schuyler road, 25x100.
- Burdett av, n s, 584.4 w Fort Schuyler road, 25x100.
- Burdett av, n s, 109.4 w Fort Schuyler road, 25x100.
- Lamport av, s s, 550 w Fort Schuyler road, 25x100, Tremont Heights.
- Release mort. Edw R Dennis et al to The Lamport Realty Co. Aug 3. Dec 17, 1907. 800
- Bremer av, gore forming part of bed of Old Bremer av on map Highbridgeville and lying east of meridian line of blk 2513 and w of e s old line of said av and n of line parallel with n s 166th st and distant 77.3 n therefrom, measured along e s of said old av, vacant. William Doonan to Elz J Bagot, Mary J Hindley and Alice J Harris. Q C. Dec 12. Dec 17, 1907. 9:2513. nom
- \*Bronx and Pelham Parkway | s e cor Eastchester road, runs s Eastchester road | along e s of Eastchester road 84.8 x still s 162.7 x e 265.9 x n 165.11 x e 569.9 x s 352 x e 564 to Westchester Creek x n 261 and 264 to s s of Parkway x w 1,192 to beginning. National Mortgage Co to Isabella M Meeks. 1/2 part. Mort \$63,000. May 23. Dec 16, 1907. nom
- \*Barker av, s w cor Morris st, 42.9x90x61.5x92.6, except part for Burke av, Lester Park. Release dower. Sadie T Le Mon to Henry C Jenkins or Joehncke. All title. Q C. Dec 2. Dec 16, 1907. 75
- Brook av, No 1255, w s, 279.11 n 168th st, 45x90, 5-sty brk tenement. John H Busscall to August Raible. Mort \$26,000. Dec 13. Dec 14, 1907. 9:2396. other consid and 100
- College av, s e s, 50 n e 171st st, runs s e 100 x n e 25 x n 25.9 x n w 93.10 to av x s w 50 to beginning, vacant. J Clarence Davies to Geo F Moody. Mort \$650. Dec 14, 1907. 11:2784. other consid and 100
- \*City Island av (Main st), e s, at s s land Scofield estate, runs s 100 x e — to high water mark of Long Island Sound x n — x w — to beginning, except
- City Island av, e s, at s s land Scofield estate, runs s 100 x e 100 x n 100 x w 100 to beginning, City Island.
- Plot begins at e s of City or Minneford av, at high water mark at line bet lands of City Island Athletic Club and — Steffenhofer, runs s 100 x e 400 x n 100 x w 400 to beginning, being land under water.
- Adam Hansen to Henry B Nevins. All title. B & S. Nov 12. Dec 13, 1907. nom
- Clay av, No 1062, e s, 330 n 165th st, 27x80, 2 and 3-sty brk dwelling. Felicia L Denison to E N Sheppard. Mort \$13,000. Dec 9. Dec 13, 1907. 9:2425. nom
- Clinton av, w s, 26.1 n 181st st, 20x99.2, 2-sty frame dwelling. Release mortgage. Margaret Knox to Harry Feller. Dec 17. Dec 18, 1907. 11:3098. 4,500
- College av, e s, 152.7 n 169th st, 50x100.
- College av, w s, 765.2 n 169th st, 25x92.6.
- College av, w s, 315.2 n 169th st, 400x92.6.
- College av, w s, 190.2 n 169th st, 50x92.6.
- vacant.
- J C Julius Langbein to Joseph L Zoetzi. Morts \$38,000 on this and other property and all liens. Dec 9. Dec 16, 1907. 11:2783-2784 and 2785. other consid and 100
- College av, s e s, 50 n e 171st st, runs s e 100 x n e 25 x n 25.9 x n w 93.10 to av x s w 50 to beginning, vacant. Geo F Moody to J Clarence Davies. Dec 9. Dec 17, 1907. 11:2784. 100
- Crotona av, w s, 275 n 181st st, deed reads at line between lots 55 and 56, map East Tremont, runs w — to e l Grove av x s 26.5 x e — to Crotona av x n — to beginning, vacant. Chas S Copeland et al EXRS and TRUSTEES Theron S Copeland to Bridget Taggart. Nov 8. Dec 17, 1907. 11:3083. 187.50
- \*Crosby av, n e cor Waterbury av, 25.9x98.10x25x105. Ercole Borrelli to Clemente D'Orsi. Mort \$600. Dec 17. Dec 19, 1907. nom
- \*Commonwealth av, e s, 87.6 n Tremont av, 25x100. Max Lax to Hyman Seplovitz. 1/2 part. Mort 1/2 of \$4,500. Dec 10. Dec 13, 1907. other consid and 100
- \*Castle Hill av, w s, 350 s Green lane, 25x153.8 to Washington pl x29.7x169.6. Salvatore Galasso to Hudson P Rose. Dec 12. Dec 13, 1907. nom
- \*De Milt av, s s, at w s lands conveyed to N Y C & H R R R Co by Wm D Penfield by deed dated July 3, 1903, runs s 266.1 to n s Bronx River pl x w 251.10 to e l Bronx River x n e — to s s De Milt av x e 70.11 to beginning.
- De Milt av, s s, at w s land conveyed to New York Central & Hudson River Railroad Co by William W Penfield by deed dated July 3, 1903, runs w along av 75 to e l Bronx River x n — to s s of land conveyed to N Y State Realty & Terminal Co by Thos R Almond by deed dated Nov 7, 1905, x e 96 x s 108 to beginning.
- Wm D Miller et al to N Y State Realty & Terminal Co. Dec 14. Dec 16, 1907. other consid and 100
- Decatur av, or Norwood av, e s, 313.4 s 205th st, 25x112.6, vacant. Mary Russhon to Joseph Russhon. Mort \$5,500. Sept 4. Dec 13, 1907. 12:3353. nom
- Decatur av or Norwood av, n s, 250 e Mosholu Parkway North, 25x110, 2-sty frame dwelling. Wm C Bergen to Richard A McCormick. Mort \$7,000. Dec 16. Dec 17, 1907. 12:3332.
- other consid and 100
- \*Eastern Boulevard (Willow Lane road), n s, at stone fence between land hereby conveyed and heirs of S Doty, runs n w 327 x s w 54.9 x s e 329 to st x n e 54.3 to beginning. CONTRACT. Benj F Nelson with Joseph Burke. Mort \$2,100. April 5. Dec 18, 1907. 5,300
- \*Fowler av, e s, 325 s Neil av, 50x100. CONTRACT. Fidelity Development Co with Chas Wenzel. Dec 16. Dec 19, 1907. 3,000
- Hughes av, No 2396, e s, 71.8 s 188th st, 24.10x87.6, 2-sty frame dwelling. Giovanni Russo to Jennie Reichman. Mort \$8,000. Nov 6. Dec 16, 1907. 11:3076. nom
- Hoe av, No 1206, e s, 109.3 n Home st, 25x100, 3-sty brk dwelling. John W Betz to Jeannette Betz. Morts \$10,000. Dec 4. Dec 14, 1907. 11:2986. other consid and 100
- Intervale av, w s, 266.11 s 167th st, 75x88x75.9x77.4, vacant. Jacob Hirsch to Josephine La Bahn. C a G. Sept 29, 1906. Dec 13, 1907. 10:2700. other consid and 100
- Intervale av, e s, 144.3 n 165th st, 50x100, vacant. Jacob Levin to Rosie Levin. Dec 12. Dec 16, 1907. 10:2705. nom
- Jerome av | s e cor 171st st, runs s 53.4 x n e 90.6 to s s 171st st 171st st | x w 73.1 to beginning, gore, vacant. Edw L Woolf et al to John R Mackay. Dec 18, 1907. 11:2844—2845. other consid and 100
- Jerome av, s e cor 171st st, runs s 53.4 x n e 90.6 to 171st st x w 73.1 to beginning, gore, vacant. John R Mackay to James R Roosevelt, Douglas Robinson and Robt H M Ferguson TRUSTEES Wm Astor for John J Astor and remaindermen. Dec 18. Dec 19, 1907. 11:2874—2875. nom
- Lincoln av, Nos 161 and 163 | s w cor 135th st, 30.3x100, 4-sty brk 135th st, Nos 258 to 262 | tenement and store, with 1-sty frame extension. Leonard Weill to Samuel Levy. 1-3 part. Mort \$10,000. Nov 29. Dec 17, 1907. 9:2317. other consid and 100
- \*Lyon av, s e s, — s Parker av, and being parts lots 25 and 26 blk C map Dore Lyons property at Westchester, begins 3 e line bet lots 24 and 25, runs s 100 x e 25 x n 100 to av x w 25 to beginning. Amelia Steinmetz to Henry Barge, of Astoria, L I. Mort \$3,500. Dec 16. Dec 17, 1907. other consid and 100
- Longfellow av, Nos 1487 and 1489, w s, 125 s 172d st, 50x100, two 3-sty frame tenements. Geo J Staab to Caroline Meyer. of Brooklyn. Mort \$13,000. Dec 14, 1907. 11:3000. other consid and 100
- \*Madison av, s w s, part lot 137, on plot E, Estate Wm Adee, Westchester, begins at n e cor said lot 137, and s e cor lot 138, runs s w 100 x s e 25 x n e 100 to av x n w 25 to beginning. St Lawrence av, e s, 100 s Merrill st, 25x100. Bernard J Reynolds to Sarah Clancy. 1/2 part. All liens. Mar 5. Dec 19, 1907. other consid and 100
- Nelson av | w s, 529 s from w s Macombs road, runs n w 200 to Aqueduct av | e s Aqueduct av x s w 50 x s e 200 to Nelson av x n e 50 to beginning, being a new st, vacant. Century Investing Co to The City of N Y. July 11. Dec 17, 1907. 11:2876. other consid and 100
- Nelson av, e s, 200 s Macombs road, 25x85.9x26.9x76.3, vacant. Century Investing Co to Geo W Whiteside. Nov 12. Dec 16, 1907. 11:2876. other consid and 100
- \*North Oak Drive, e s, and being lots 69 and 70 amended map (No 1038) of Bronxwood Park, except so much as lies east of a line parallel to their east boundary line and 25 w therefrom. Walter W Taylor to Lillian M Austin. All liens. Dec 12. Dec 13, 1907. other consid and 100
- \*North Chestnut Drive, s s, and being lot 108 map (No 1038) amended map Bronxwood Park. Walter W Taylor to Lillian M Austin. All liens. Dec 12. Dec 13, 1907. other consid and 100
- Oneida av, w s, 150 n 235th st, 25x100, 2-sty frame dwelling. 236th st, s s, 125 w Oneida av, 75x100, three 2-sty frame dwell'gs. 236th st, s s, 400 w Oneida av, 37x101.1x51x100, two 2-sty frame dwellings. Geo W Lockwood to Joseph P Schwab. All liens. Nov 21. Dec 16, 1907. 12:3366. other consid and 100
- Prospect av | n w cor 181st st, 66x150, being lot 77 map East 181st st | Tremont, vacant.
- Plot begins n s lot 77 or 66 n 181st st and 100.1 w from w s Prospect av, runs n 44 x w 50 x s 44 x e 50 to beginning, being part lot 76 map East Tremont, vacant.
- James P Conlan to L Sonora H Harper. Dec 13. Dec 16, 1907. 11:3097. other consid and 100
- Prospect av, No 981, w s, 217.2 s 165th st, 65x160, 2-sty frame dwelling, 2-sty frame stable and vacant. Joseph Liebertz to Eliz M Barry. Mort \$30,000. Dec 9. Dec 16, 1907. 10:2678. nom
- Plympton av, w s, 258 s Featherbed lane, 150x—x—x81, vacant.
- Plympton av, w s, 208 s Featherbed lane, 25x78x25.2x75, vacant.
- Aqueduct av or Featherbed lane, s s, 27 w Plympton av, 78.9x—x—x98.4 vacant.
- Featherbed lane, s s, 48.6 w Nelson av, 24.3x110x24x113.6, vacant. Louis Meckes to John F Kaiser, of Mt Vernon, N Y. Mort \$8,300. Dec 5. Dec 18, 1907. 11:2874 and 2875. other consid and 100
- Robbins av, s e cor 141st st, 100x111.4x101x98.9, vacant. Myer Cohn to Nathan Goldstein. Mort \$18,500. Dec 13. Dec 14, 1907. 10:2569. other consid and 100

# REINFORCED CONCRETE For Factories and Warehouses

possesses advantages over all other forms of construction

## Turner Construction Co., 11 Broadway, N. Y. ENGINEERS AND CONTRACTORS

Robbins av, n e cor 140th st, 125x100.10, vacant. Leonard Weill to Ernest Weill. 1-3 part. All liens. Dec 13, 1907. 10:2570.

\*Rosedale av, e s, 100 n Merrill st, 50x100. Amelia Steinmetz to Henry Barge, of Astoria, L. I. Mort \$4,000. Dec 16, 1907. other consid and 100

\*Road leading to Pelham, w s, s 1/2 of lot 2A on map estate Elijah Valentine at Westchester, 50x431 to mill pond x69x470, contains 493-1,000 acres. James Henderson et al to Lizzie H Burke. Q C. Jan 25, 1906. Dec 17, 1907. nom

\*Same property. Euphemia M Cronin and ano to same. Q C. Mar 3, 1906. Dec 17, 1907. nom

\*Same property. John Henderson to same. Q C. Jan 27, 1906. Dec 17, 1907. nom

Same property. Dora R Henderson widow and ano HEIRS George Henderson to same. Q C. July 18, 1907. Dec 17, 1907. nom

Randall av, s s, 50 w Manida st, 25x100, vacant. Release mortgage. The Trust Co of America to East Bay Land & Impt Co. Nov 30, Dec 18, 1907. 10:2768. nom

Same property. East Bay Land & Impt Co to Francesco Zaccardo. Dec 18, 1907. 10:2768. other consid and 100

Southern Boulevard | s w cor 176th st, runs w 126.9 to e s Tra-  
Tralfalgar pl | falgar pl x s 49 x e 78 x s 235.8 to n s 175th  
175th st | st x e 128.9 to w s Southern Boulevard x n  
176th st | 271.6 to beginning, vacant. Emanuel Glauber  
et al to Morris Goldstein. Mort \$28,500. Dec 18, 1907. 11:-  
2958. omitted

Tinton av, late Beach av, s e cor 147th st, 50x100, vacant. David Schwartz to Samuel Tillis. 1/2 part. Mort \$6,000. Dec 5, Dec 13, 1907. 10:2582. other consid and 100

\*Unionport road, n w cor Grant av, 25x105. Frederick Rieper to Joseph Gamache. Mort \$1,800. Dec 10, Dec 16, 1907. other consid and 100

Valles av, e s, at s w s, 256th st, 95.8x52.9x90.2x63.11, vacant. Faraday av (Crescent av), n s, 194.11 on curve w Fieldston road, runs n 100 x w 150 x n 100 to s s Mosholu av x w 87.3 x s e 246.11 to n s Faraday av x e 92.6 to beginning, vacant. Release mortgage. The Park Mortgage Co to James S Segrave. Dec 12, Dec 17, 1907. 13:3421. nom

Valentine av, No 2924, s e s, 175.10 s w Bedford Park Boulevard or 182.6 s w Southern Boulevard, 37.6x100, 2-sty frame dwelling. Jane Kenn INDIVID and ano by Jane Kenn GUARDIAN to Chas H Busch. All title. B & S. Mort \$3,750. Dec 17, Dec 18, 1907. 12:3297. 8,500

Same property. Chas H Busch to Grace Evangelical Lutheran Church. Mort \$6,750. Dec 17, Dec 18, 1907. 12:3297. nom

\*Westchester av, n s, 100 w Matilda st, 50x100, Washingtonville. John Slisz or Suss to Christina White. Q C. Nov 28, Dec 18, 1907. 100

Wales av, or | s w cor 141st st, 43.10x117.9x28.9x111.9, va-  
Southern Boulevard | cant. FORECLOS, Nov 19, 1907. Edward J  
McGoldrick (ref) to Century Investing Co. Dec 18, 1907. 10:-  
2570. 7,900

\*West Farms road, n s, about 7 e Bear Swamp road, and being part lot 38, partition map Wells et al vs Storer et al, begins at line between lots 37 and 38, and runs e along road 25 x n 60.7 x w — x s 58.3 to beginning. John T Donnelly to Martin Honohan. B & S. Dec 17, Dec 18, 1907. other consid and 100

\*West Farms road | being part lot 38, same map, begins at line  
Poplar st | between lots 38 and 39, at point 60.7 n from  
West Farms road, runs n 60.7 to Poplar st x s w 25.5 x s 58.3 x  
e to beginning, except part for West Farms road. Wm F Don-  
nelly to Mary E Farrelly. B & S. Dec 17, Dec 18, 1907. other consid and 100

Washington av, w s, 135 s w 178th st, 25x150, except part for av, vacant. The G H Lester Realty Co of N Y to Emma A Ingram. Mort \$4,000. Dec 18, Dec 19, 1907. 11:3034. other consid and 100

Whitlock av, e s, 642.10 s Leggett av, 75x85, vacant. Thos F Somers to Robt J Gray. Dec 9, Dec 17, 1907. 10:2604. other consid and 100

Whitlock av, n w s, 120.8 n e St Josephs st, 496.9x136.10x419.9x 134.3 to beginning, vacant. FORECLOS, Dec 11, 1907. John Palmieri referee to Rosetta Jonson. All liens. Mort \$14,500. Dec 16, Dec 17, 1907. 10:2601. 14,000

West Farms road | w s, at n s Home st, runs n e along road 65.1  
Longfellow av | to w s Longfellow av x n 7.9 x n w 109.5 x s  
Home st | 33.9 x w 25 x s 81.5 to Home st x e 87.8 to  
beginning, vacant. Henry Barge to Amelia Steinmetz. Mort  
\$7,000. Dec 16, Dec 17, 1907. 11:2993. other consid and 100

3d av, No 3664, e s, 264 s 170th st, old line, runs s e 209.8 x n e 50 x n w 209.6 to av x s w 50 to beginning, 3-sty frame tenement and store and vacant. Also strip 2x209, lying north of above premises. John J Barry to Joseph Liebertz. Mort \$24,500. Dec 9, Dec 16, 1907. 11:2925. nom

3d av, No 3963, late Fordham av, w s, 25 s w 173d st, late 11th st, runs s w 75.10 x w 95.3 x n 75 x e — to beginning, 2-sty frame dwelling and vacant; also all title to strip bet w s Fordham av as on map Central Morrisania and w s 3d av as legally opened. Charles Stich to Edwin Schwab. Mort \$20,000. Dec 12, Dec 13, 1907. 11:2920. 100

\*Lots 110, 111, 138, 139, 172 and 505 to 509 map Arden property at Eastchester and Westchester. Henry L Crane to Walter W Taylor, of Winterhaven, Fla. Mort \$9,440 and taxes. Dec 13, 1907. other consid and 100

\*Lots 318, 352, 360, 412, 413, 414, 433, 445, 446 and 447 map (No 1106 in Westchester Co) of Arden property, Westchester; plot 548 map (No 208 in N Y County) of Arden property, except parts for Baychester av, Walter W Taylor to Martha I Douthitt. Mort \$8,550. July 6, Dec 17, 1907. other consid and 100

\*Same property. Martha I Douthitt to Eugene Cocheu. Mort \$8,550 and all liens. Dec 4, Dec 17, 1907. nom

\*Lots 341, 342, 353, 359, 370, 378, 380, 381, 384, 385, 387, 388, 389, 392 to 395, 397 to 400, 417 to 429, 431, 432, 438 and 439 map (No 1106 filed in Westchester Co) of Arden property, Westchester; plots 533 to 540, 544, 549 to 552 and 555 to 559 map (No 203 filed in N Y County) of Arden property. Martha I Douthitt to Eugene Cocheu. Mort \$35,000. Dec 5, Dec 17, 1907. nom

\*Lots 9 to 14, 16 to 20, 51 to 65 blk 10 sec B map Edenwald. Lots 50 to 64 blk 11 sec B same map. Moritz Glauber to Charles Rosenberg. Mort \$12,450. Nov 29, Dec 16, 1907. other consid and 100

\*Plot begins 840 e White Plains road and 1,100 n along same from n e cor said road and Morris Park av, runs e 100 x n 25 x w 100 x s 25 to beginning, with right of way to Morris Park av. Vincenzo Serra to Apollonia Gallo. 1/2 part. All title. Mort \$3,000. Nov 21, Dec 13, 1907. nom

\*Bronx River, plot begins in s w s of lot 20 on map South Mt Vernon, property of Geo J Penfield, at c l of said river, runs n w, w, n, n e, s and e along said c l of river — to n w s lands conveyed to party 2d part by Wm W Penfield by deed dated Dec 20, 1905, x s w 65 x s e 40 to n e s Mechanic st x n w 62 to s e s — st x s w 250 x s e 120 x s w 140 x n w 120 to — st x s w 136 x s e 120 x s w 178 to beginning, except lot 40 on said map, with all title to Bronx River and all of Mechanic st, westerly of N Y & Harlem R R. Wm D Miller et al to N Y State Realty & Terminal Co. Dec 14, Dec 16, 1907. other consid and 100

### LEASES

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

December 13, 14, 16, 17, 18 and 19.

#### BOROUGH OF MANHATTAN.

Broome st, No 269, store.....	1,800
Broome st, No 267, passageway.....	1,800
Jennie Levin and ano to Herman Baum; 3 years, from Jan 15, 1908. Dec 18, 1907. 2:413.....	2,100
Centre st, No 112, all.....	1,800
Centre st, No 114, rear part.....	1,800
Henrietta A A Stang to John H Voegel; 5 years, from May 1, 1909. Dec 17, 1907. 1:167.....	4,800 and 5,100
Cherry st, Nos 402 to 406, n s, 203.9 e Scammel st, —. Subor- dination of lease to mortgage for \$12,000. Sarah Seletsky with Annie Mintz. Dec 12, Dec 13, 1907. 1:261.....	nom
Chrystie st, No 203, all. Sara Brown to Morris Goldberg and ano; 3 years, from June 1, 1907. Dec 19, 1907. 2:426.....	3,430
Columbia st, Nos 61 and 63. Assign lease. User Wolfson to Abraham Bernstein. Dec 10, Dec 14, 1907. 2:333.....	nom
Cortlandt st, No 46, 2d, 3d, 4th and 5th floors. Augusta G South- ack to Wilson Trading Co; 8 years, from May 1, 1909. Dec 16, 1907. 1:61.....	2,700
Elizabeth st, No 265. Geo J Stier to Antonio Ciolino; 3 years, from Nov 1, 1907. Dec 16, 1907. 2:508.....	1,800
Forsyth st, No 184, surrender and release of lease. Samuel Graff and Samuel Riegelhaupt to Max Lancet, all title. Mar 4, Dec 13, 1907. 2:421.....	nom
Fulton st, No 20, west store. John Munro to Morris Sokolin; 4 2-12 years, from Dec 1, 1907. Dec 13, 1907. 1:74.....	600
Grand st, No 70, n w cor Wooster st, store and basement. Ben- jamin Bloom to Louis H Sattzman and ano; from Dec 12, 1907, to May 1, 1915. Dec 17, 1907. 2:475.....	1,600
Hancock st, Nos 2-6 and 8-12, two tenements. Abraham E Levy EXR Louis Levy to Aniello Caldarella; 5 years, from Dec 1, 1907. Dec 14, 1907. 2:527.....	11,000
Houston st, No 168 East, basement. Isaac Wolf (agent) of estate Nathan Rosenberg to Joe Stein; 4 years, from May 1, 1908. Dec 13, 1907. 2:442.....	660 and 720
Leonard st, No 31, n s, 24.4x91.10x24.4x91.8. Assign lease. Benj E Freed to Thos B Russell et al, of Brooklyn. All title. Dec 1, Dec 14, 1907. 1:179.....	nom
Mulberry st, No 112, assign lease. Elia Napolitano to Davies J Marshall. Mort \$1,430. Dec 12, Dec 13, 1907. 1:205.....	nom
Same property. Re-assign lease. Davies J Marshall to Elia Napolitano. Mort \$ —. Dec 13, 1907. 1:205.....	nom
New Chambers st, Nos 4 and 6, basement. Leopold Purcaro to W Nelson Edelsten; 7 years, from Dec 1, 1907. Dec 19, 1907. 1:121.....	720 and 900
New Chambers st, Nos 52-4, store and part cellar. Bernard Golden and ano to Patrick J Tangney; 5 5-12 years, from Dec 1, 1907. Dec 19, 1907. 1:115.....	720
Oliver st, No 36, store, &c. Teresa Siano to John Papadeas; 4 years, from May 1, 1908. Dec 19, 1907. 1:278.....	720
Pearl st, No 106, cor Old Slip, all. Anna R Schutte and ano to Martin Von Glahn; 5 years, from May 1, 1908. Dec 17, 1907. 1:30.....	3,300
Pearl st, No 106, cor Old Slip. Assign lease. Martin Von Glahn to Arthur Jost. Dec 12, Dec 17, 1907. 1:30.....	nom
Pitt st, No 66, basement store. Kramrisch & Leibowitz to Mayer Schreter; 3 years, from May 1, 1907. Dec 13, 1907. 2:338.....	480
Spring st, s w cor Lafayette st, ground floor, &c. Domenico Ab- bate and ano to Italian Savings Bank; 5 years, from May 1, 1906. Dec 18, 1907. 2:482.....	5,000
Warren st, No 16, 1st loft and store, basement and sub-basement. Clement March to The Peerless Rubber Mfg Co of N Y; 5 years, from May 1, 1905. Dec 17, 1907. 1:135.....	4,800
3d st, No 43 West, n w cor Wooster st, all. Bridget E Mullins to Agnes Muller; 3 years, from Oct 7, 1907. Dec 13, 1907. 2:538.....	1,500
7th st, Nos 164 and 166, all. Henry Biermann to Elias Rubin- ovsky; 3 years, from Feb 1, 1906. Dec 16, 1907. 2:402.....	4,600
10th st, No 83, n e s, 175 n w 3d av, 25x94.7, 4-sty brk tenement. Leasehold. FORECLOS Nov 19, 1907. Aaron J Colnon referee to Catherine Biehn widow; all title. Dec 13, 1907. 2:556.....	8,125

# ATLAS

# PORTLAND CEMENT

## 30 BROAD STREET, NEW YORK

### BOROUGH OF THE BRONX.

10th st, Nos 364 and 366 East, store. Wolf Brand to Simon Chaznow; 3 years, from May 1, 1907. Dec 17, 1907. 2:392.....444

14th st, Nos 116 and 118 West, all. Samuel Weil to Henry A Dix & Sons Co et al; 10 years, from Feb 1, 1908. Dec 19, 1907 2:609.....21,000

17th st, No 414 West. Agreement to sell Trucking business and lease all of above premises for 1 year, from Jan 1, 1904, for \$1,200 per year. Sarah A Seaman to Fredk A Kreher. Jan 2, 1904. Dec 19, 1907. 3:714.....nom

17th st, No 39 West. Assign lease. Charles Bernstein to Julius M Zittel. Dec 16, 1907. 3:819.....nom

17th st, No 422 West, s s. Subordination of lease to mort for \$10,000. Anna Breidinger and Hyman Feit with Union Trust Co of N Y. Dec 3. Dec 14, 1907. 3:714.....nom

18th st, No 50 West, basement store and cellar. Henry Morgenthau to Abraham Weinstock; 3 1-12 years, from Jan 1, 1908. Dec 16, 1907. 3:818.....1,500 and 1,800

19th st, No 337, n s, 375 e 9th av, 24.9x91.11, all of the lot. Kath T Moore to Garret S Wright; 18 years, from Nov 1, 1907, (21 years renewal). Dec 13, 1907. 3:743.....taxes, &c. & 500

Same property. Bill of sale of buildings. 29th st, Nos 220 and 222 East. Surrender lease. Antonio Romanelli and ano to Angelo Legniti. All title. Dec 13. Dec 14, 1907. 3:900.....nom

Same to same. Oct 22, 1907. Dec 13, 1907. 3:743.....400

36th st, No 241 West, all. Henry M Weil to Sidonie Marechal; 2 years, from May 1, 1907. Dec 18, 1907. 3:917.....1,200

38th st, Nos 108 and 110 West. Assign lease. Julius Conn to John A Kelly. Dec 18. Dec 19, 1907. 3:813.....nom

40th st, No 1 East. Assign lease. Taft & Belknap Co to Taft & Belknap Galleries, a corpn. All title. Feb 5, 1904. Dec 19, 1907. 5:1275.....300

Same property. Assign lease. Taft & Belknap Galleries, a corpn. to Geo P Slade. Dec 18. Dec 19, 1907. 5:1275.....nom

59th st, Nos 330 to 338 West. Assign lease. The Afro-American Relaty Co(?), should be Realty Co to James G Thomas. Dec 10. Dec 14, 1907. 4:1049.....nom

66th st, Nos 131 to 135 East, n e cor Lexington av, 170x100.5, apartment B, 5th floor, 8th and 9th stories, also servants room, No 1 pent house. East Sixty-sixth Street Studio Building to Agnes G Troup; 93 years, from May 1, 1907. Dec 18, 1907. 5:1401.....2,000

95th st, No 338 East. Subordination of lease to mort for \$10,000. Henry Mock to Eliza C Farnham. Dec 12. Dec 16, 1907. 5:1527.....nom

118th st, No 232 East, ground floor, &c. McKinley Storage & Van Co to Star Beef & Provision Co; 3 years, from Dec 10, 1907, with privilege of 10 years renewal at \$1,500 per year. Dec 14, 1907. 6:1667.....1,400

118th st, No 217 East, all. Lazarus Hannes to Daniel Zuckerman; 1 1-12 year, from Aug 1, 1907. Dec 17, 1907. 6:1783.....for term, 650

121st st, No 228 East, store and cellar. Margt A Burns to Max Rosen; from Nov 15, 1907, to May 1, 1913. Dec 18, 1907. 6:1785.....780

139th st, Nos 507 and 509, n s, 150 w Amsterdam av. Assign lease. Rosa Lucatzer to Maximilian Fraade. Dec 9. Dec 17, 1907. 7:2071.....other consid and 100

Same property. Assign lease. Maximilian Fraade to Chas B Fraade. Dec 9. Dec 17, 1907. 7:2071.....other consid and 100

Av B, Nos 50 to 54. Subordination of lease to mort for \$70,000. Erwin Horner and ano with Elinor W Squier GUARDIAN Chas B Squier. Dec 17. Dec 18, 1907. 2:399.....nom

Broadway, Nos 2665 and 2667, w s, bet 101st and 102d st, store. Larimer A Cushman to Samuel Sussman and ano; 6 4-12 years, from Aug 1, 1905. Dec 19, 1907. 7:1873.....1,800 and 2,000

Broadway, No 2667, store. Samuel Sussman to Louis Jacobson and ano; 3 11-12 years and 16 days, from Dec 16, 1907. Dec 19, 1907. 7:1873.....1,000

Columbus av, No 442, south store. Moses H Harris to Madeline Wiedman; 3 years, from May 1, 1906. Dec 13, 1907. 4:1212.....1,500

Columbus av, No 503, store, &c. David Murdock to Simon A Garson; 5 2-12 years, from Aug 1, 1907. Dec 18, 1907. 4:1198.....1,800

Lenox av, No 239, s w cor 122d st, 20x80, all. James M Horton to Harry Levey; 21 years, from May 1, 1908. Dec 17, 1907. 7:1906.....taxes, &c. and 2,500

Lenox av, n e cor 135th st, cor store and two basements. McKinley Realty & Construction Co to Charles Meyer; 10 3-12 years, from Feb 1, 1908. Dec 16, 1907. 6:1733.....4,000 to 4,500

Lexington av, No 1360, s w cor 90th st, cor store. Agnes Coady to George Christiansen; 5 years, 5 months and 15 days, from Nov 15, 1908. Dec 16, 1907. 5:1518.....1,800

1st av, No 1651, s w cor 86th st. Surrender lease. Isaac Stanislawsky to Morris Freundlich. All title. Dec 10. Dec 14, 1907. 5:1548.....other consid and 100

3d av, No 2180. Assign lease. Jacob Peck to Ida Nasilwitz. All title. Dec 11. Dec 13, 1907. 6:1767.....nom

5th av, n e cor 38th st. Assign lease. Henry A Siebrecht to Emma S Siebrecht. All title. Dec 2. Dec 19, 1907. 3:867.....other consid and 100

5th av, No 146, north basement store. Henry Marks and ano to Peter Neckles and Efthymios Demakos; from Dec 15, 1907, to May 1, 1911. Dec 19, 1907. 3:821.....660 to 900

7th av, No 2482, store adj cor store. Fleischmann Realty & Construction Co to Herman Schlosser and ano; 3 years, from Nov 1, 1907. Dec 16, 1907. 7:2030.....600 and 720

9th av, No 81, all. Ellen Canavan to Patrick McDermott; 3 years, from May 1, 1906. Dec 19, 1907. 3:713.....900

Interior lot, 70 e Forsyth st and 101.10 n Division st, runs n 100.5 x e 55 x s 100.5 x w 55 to beginning, all of, with right of way through No 8 Forsyth st. Morris Kittenplan and ano to Jacob Louis and ano; 10 years, from Jan 1, 1906. Dec 13, 1907. 1:292.....4,250 to 5,000

Ittner pl, n s, 90 w Park av, top floor of factory. Ittner Realty Co to Hygrade Steam Laundry Co; 5 years, from Jan 1, 1908. Dec 14, 1907. 11:2899.....1,500

Jennings st, No 1122, store. Charles Danewitz to Bernhard Blumenthal; 3 years, from May 1, 1907. Dec 17, 1907. 11:2976.....300 to 396

\*Main st, w s, opposite Mary st, Westchester. Saloon lease, chattels, bill of sale, &c. Mark Trautfield (auctioneer) to Wm S Fennell. Dec 6. Dec 17, 1907.....200

146th st, n s, 37.6 w College av, east store, &c. Wm Oppenheim to Clarice De Paola; 2 years, from Oct 15, 1907. Dec 18, 1907. 9:2329.....420 and 444

150th st, No 626 East, store floor and part basement. Christian Vorndran to Ludwig Forstner; 5 1/2 years, from Nov 1, 1907. Dec 14, 1907. 9:2328.....480

150th st, No 626 East. Assign lease. Hugo Glass to Ludwig Forstner. Dec 11. Dec 16, 1907. 9:2328.....nom

Same property. Assign lease. Ludwig Forstner to Christian Vorndran. Dec 13. Dec 16, 1907. 9:2328.....nom

184th st, No 699 East, n e cor Washington av. Assign lease. Beny Rowohlt to George Kienzie. Dec 14. Dec 17, 1907. 11:3053.....nom

Same property. Re-assign lease. George Kienzie to Beny Rowohlt. Dec 16. Dec 17, 1907. 11:3053.....nom

235th st, n s, 400 e Keppler av, 25x100, all. Dora M Schrenkeisen to Henry E Alchorn; 8 months, from Nov 15, 1907, with agreement to purchase. Dec 19, 1907. 12:3376.....800

Bathgate av, No 2030, n e cor 179th st, store, &c. Wm C Mauch to George Renke; 3 years, from Sept 1, 1907. 2 years renewal at \$600. Dec 17, 1907. 11:3045.....540

Ogden av, n e cor 165th st. Assign lease. Frank T Griffin to Chas Juran. Nov 27. Dec 17, 1907. 9:2526.....nom

St Anns av, No 169. Saloon lease, chattels, bill of sale, &c. Mark Trautfield (auctioneer) to Edward T Hauck. Dec 4. Dec 17, 1907. 9:2263.....500

Washington av, No 922, store cellar and 4 rooms above store. Geo H Hyde to Samuel Young; 5 years, from Nov 1, 1907. Dec 17, 1907. 9:2367.....1,200

Washington av, No 875. Saloon lease, chattels, bill of sale, &c. Mark Trautfield (auctioneer) to Frank E Henderson. Dec 12. Dec 17, 1907. 9:2382.....200

Washington av, n e cor 184th st, store. Albert Henrich to Beny Rowohlt; 4 5-12 yrs, from Dec 1, 1907. Dec 16, 1907. 11:3053.....660 to 960

3d av, No 3194. Assign lease. Nanita Wolaneck INDIV and as ADMX Chas Wolaneck to Edward Loewenthal. Dec 17. Dec 19, 1907. 10:2620.....300

### MORTGAGES

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

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

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

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

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

December 12, 13, 14, 16, 17 and 18.

### BOROUGH OF MANHATTAN.

Atterbury, Emma B wife of and Albert H to Julia A Dater. 100th st, No 203, n s, 200 e Broadway, 24.9x51.10x25.8x51.10. Dec 13, 1904, 1 year, 4 1/2%. Re-recorded from Dec 23, 1904. Dec 19, 1907. 7:1872.....13,000

Aronson, Lena to Mark Aronson. Lexington av, No 798, w s, 44.2 s 62d st, 18.9x75. Dec 13, 1 year, 6%. Dec 17, 1907. 5:1396.....10,000

Adams, Wm S with Eileen Adams Sousa. 2d av, Nos 1932 and 1934. Participation agreement. Nov 12. Dec 13, 1907. 6:1671.....nom

Auten, Mary A to Geo B Morris. 12th st, No 347, n s, 163 w Greenwich st, 22x80. Dec 17, due Jan 1, 1909, 5%. Dec 18, 1907. 2:641.....1,000

Alban, Jacob and John to GERMAN SAVINGS BANK. 1st av, No 641, w s, 24.8 s 37th st, 24.8x80. Dec 13, 3 years, 5%. Dec 16, 1907. 3:942.....14,000

Buse, Martha wife Fredk Buse to Richard L Hand. 57th st, No 446, s s, 124.7 w Av A, 17.10x90; also plot begins 106.5 w Av A and 90 s 57th st, runs w 36 x s 35.8 x e 36.1 x n 38.3 to beginning. Dec 18, 1907, 3 years, 6%. 5:1368.....5,000

Braunlich, Louise A to Dolores L Remsen. 82d st, No 153, n s, 150 e Amsterdam av, 17x91.9x17x93.1. Dec 16, installs, 6%. Dec 18, 1907. 4:1212.....2,000

Boehm, Abraham and Lewis Coon to Benj G Paskus. Broadway, Nos 832 and 834, e s, 100.6 s 13th st, 48x95.4x48x95.3. Prior mort \$265,000. Dec 16, due, &c, as per bond. Dec 17, 1907. 2:564.....40,000

Bedford, Geo P and Matilda L and Mary E widow to Willard W Hunt et al trustees Perry D Hunt. 18th st, No 219, n s, 250 w 7th av, 25x92. Dec 16, 3 years, 5 1/2%. Dec 17, 1907. 3:768.....11,000

# DYCKERHOFF PORTLAND CEMENT

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

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

Bell, Mary H with Fischel Eisen. 73d st, No 230 East. Extension mortgage. Dec 9. Dec 17, 1907. 5:1427. nom

Boden, Otto to Emily P Delafield. 76th st, No 433, n s, 438 e 1st av, 25x140.9x25.3x145.3. P M. Dec 16, 3 years, 5½%. Dec 17, 1907. 5:1471. 12,197.97

Boden, Otto to Isabella L Beekman. 77th st, No 434, s s, 150 w Av A, runs s 63.6 x n w 25.4 x n 59.5 to st x e 25 to beginning. P M. Dec 16, 3 years, 5½%. Dec 17, 1907. 5:1471. 6,302.03

Bernheim, Isaac W with Chas Seedorf and ano. 84th st, No 103, n s, 100 w Columbus av, 22.5x—. Subordination mortgage. Dec 9. Dec 17, 1907. 4:1215. nom

Brekas, David to Eleanora Oberender. 108th st, No 121, n s, 125 w Lexington av, 25x100.11. P M. Prior mort \$14,000. Dec 16, due, &c, as per bond. Dec 17, 1907. 6:1636. 4,000

Baer, Isaac to Meyer Weisberg. Av A, No 1741, w s, 50.10 s 91st st, 25x94. Prior mort \$17,500. Dec 12, due Mar 12, 1908, 6%. Dec 17, 1907. 5:1570. 3,000

Baer, Isaac to Meyer Weisberg. Av A, No 1743, w s, 25.10 s 91st st, 25x94. Prior mort \$17,500. Dec 12, due Mar 12, 1908, 6%. Dec 17, 1907. 5:1570. 3,000

Bloomington, Hattie, Samuel J, Hiram C and Irving I exrs, &c, Lyman G Bloomington to Eliz H Keys. 27th st, No 36, s s, 246 e 6th av, 23x98.9. Dec 13, 1907, due, &c, as per bond. 3:828. 34,000

Blatchford, Henrietta T to Cath Galle. Riverside Drive, No 37, e s, 44.1 s 76th st, 20.3x91x20x94.6. Dec 12, 1 year, 5%. Dec 13, 1907. 4:1185. 7,500

Breidinger, Anna wife of and John to UNION TRUST CO of N Y. 17th st, No 422, s s, 275 w 9th av, 25x92. Dec 13, 1907, 5 yrs, 5%. 3:714. 10,000

Birmingham, John T with Julia Livingston. 37th st, No 323, n s, 317 e 2d av, 25x98.9. Extension mort at increased interest of 5% to 5¼%. Dec 10. Dec 17, 1907. 3:943. nom

Birmingham, John T with Julia Livingston. 37th st, No 325, n s, 342 e 2d av, 25x98.9. Extension of mort at increased interest of 5% to 5¼%. Dec 10. Dec 17, 1907. 3:943. nom

Bassford, Anita L with Sara D Roosevelt. 65th st, No 49, n s, 134 w Park av, 17x100.5. Extension mort. Dec 10. Dec 17, 1907. 5:1380. nom

Baker, Sarah V, of Borough of Richmond, N Y, to Robert R Perkins et al. 180th st, 179th st, Broadway, Fort Washington av, the blk; 179th st, 178th st, Broadway, Fort Washington av, the blk. Dec 17, 3 years, 5½%. Dec 18, 1907. 8:2176. 287,500

Boldt, Herman J with Second Congregational Unitarian Church. Goerck st, No. 32. Subordination mortgage. Dec 27. Dec 16, 1907. 2:322. nom

Baldanza, Liborio and Carmelo Albanese to Rosehill Realty Corp. 14th st, No 329, n s, 326 e 2d av, 25x103.3. P M. Prior mort \$30,000. Dec 16, 1907, 3 years, 6%. 3:921. 17,000

Bauer, John G with Jane E Oothout. Av A, No 1449 Extension agreement. Dec 6. Dec 16, 1907. 5:1488. nom

Bode, Elisa with Jane E Oothout. 1st av, No 1754. Extension mortgage. Dec 10. Dec 16, 1907. 5:1570. nom

Breidinger, Anna and Anna Schindler with UNION TRUST CO of N Y. 17th st, No 422 West. Leasehold. Subordination agreement. Dec 5. Dec 14, 1907. 3:714. nom

Bayley, Guy C, of New Hackensack, N Y, to TITLE GUARANTEE & TRUST CO. 85th st, No 255, n s, 148 e West End av, 16x 102.2. Feb 15, due, &c, as per bond. Mar 13, 1907. 4:1233. Corrects error in issue of Mar 16, when location was West End av, &c. 16,000

Bromberger, Henrietta with Lambert Suydam. 142d st, No 235, n s, 300 e 8th av, 25x99.11. Extension mort. Dec 18. Dec 19, 1907. 7:2028. nom

Bleyer, Sarah and Simon F, and Hyman Spiegel exrs, &c, Jacob Bleyer with Wm Ferris. 2d av, No 1852, e s, 25.8 s 96th st, 25 x100. Extension mortgage. Dec 14. Dec 19, 1907. 5:1558. nom

Clark, Nathan E with John T Willets guardian John M Willets. 83d st, No 128, s s, 329.10 e Park av, 29x102.2. Extension mortgage. Nov 20. Dec 19, 1907. 5:1511. nom

Churchill, Marguerite E L and Carola L with Loretta wife Fredk S Owles. Washington Terrace, No 14. Extension mortgage. Dec 18. Dec 19, 1907. 8:2156. nom

Central Trust Co of N Y with Stanley Crawford. Mercer st, Nos 217 and 219, w s, 305.9 s 3d st, 56.7x52x42.6x50. Extension mortgage. Dec 17. Dec 19, 1907. 2:533. nom

Cahn, Ferdinand to Wm R Wilder et al trustees John Baird. 163d st, No 461, n s, 175 e Amsterdam av, 25x112.6. Dec 14, 3 years, 5½%. Dec 17, 1907. 8:2110. 20,000

Central Trust Co of N Y individ and as trustees Emma L Higgins for benefit Reginald Brooks et al, with Zacharias A Oppenheimer. 88th st, No 131, n s, 359 w Columbus av, 16x100.8x16 x100.8. Extension mortgage. Dec 13. Dec 16, 1907. 4:1219. nom

Charlton Contract Co to Jas H Cruikshank. Beach st, No 10, s s, abt 120 w West Broadway, 27.3x73.7x25x85 w s. P M. Prior mort \$35,000. Dec 12, 1 year, 6%. Dec 13, 1907. 1:190. 8,325

Consoli, Domenico to Henry Bloch. 106th st, No 233, n s, 175 w 2d av, 25x100.11. Prior mort \$11,000. Dec 12, 2 years, 5½%. Dec 13, 1907. 6:1656. 500

Carfagno, Octavia to Jacob Furmann. 118th st, No 417, n s, 194 e 1st av, 16.8x100.11. P M. Prior mort —. Dec 13, 1907, 3 years, 6%. 6:1806. 2,850

Cunningham, Mary M and Sarah M to Carleton Curtis and ano as committeee Jeremiah W Curtis. 36th st, No 109, n s, 130 e 4th av, 25x98.9. Dec 13, due, &c, as per bond. Dec 16, 1907. 3:892. 25,000

Cahn, Ferdinand to Joseph A Goldfield et al. 163d st, Nos 459 and 461, n s, 175 e Amsterdam av, 50x112.6. P M. Prior mort \$45,500. Dec 14, 10 months, 6%. Dec 16, 1907. 8:2110. notes, 5,000

Crohn, Julia M wife of and Marcus and Martha Rodenberg to Mary Judis. 5th av, No 1337, n e cor 112th st, No 1, 25.2x96. Dec 6, due Oct 1, 1910, 6%. Dec 16, 1907. 6:1618. 4,000

Diamond, Israel to Second Congregational Unitarian Church in City N Y. Goerck st, No 32, e s, 150 n Broome st, 25x100. Dec 12, 5 years, 5%. Dec 16, 1907. 2:322. 25,000

Devaney, Owen to Lion Brewery. 8th av, No 908, s e cor 54th st, ——. Saloon lease. Dec 7, demand, 6%. Dec 16, 1907. 4:1025. 2,000

Duffy, Mary G wife of John G to Frederic W Jackson. 45th st, No 12, s s, 208.7 w 5th av, 16.5x100.5. Dec 17, 1907, 5 years, 5½%. 5:1260. 30,000

Danahar, Lewis J to Madison Square Mortgage Co. 46th st, No 233, n s, 275 e 8th av, 25x100.5. P M. Prior mort \$20,000. Dec 12, 1 year, 6%. Dec 17, 1907. 4:1018. 10,000

Does, August with Gustavus Sidenberg. 134th st, No 238 West. Extension mortgage at increased interest of 5% to 6%. Dec 12. Dec 17, 1907. 7:1939. nom

Davidson, John, of Elizabeth, N J, to H Heyward Inham. 134th st, Nos 22 to 28, s s, 300 e 5th av, 100x99.11. Nov 18, 3 years, —%. Dec 17, 1907. 6:1758. 20,000

Emanu-El Congregation of City N Y with Marie R Dinger. Madison av, No 1119. Extension mortgage. June 15. Dec 17, 1907. 5:1495. nom

Epstein, Morris with Nicholas C Benziger and ano exrs Louis Benziger. 4th st, No 67, n s, 217.5 e Bowery, ——. Extension mort. Dec 10. Dec 13, 1907. 2:460. nom

El Dorado Realty Co to Matilda W Brower. Central Park West, No 300, n w cor 90th st, No 1, 100.8x100. Prior mort \$400,000. Dec 2, due, &c, as per bond. Dec 18, 1907. 4:1204. 57,500

Same to same. Same property. Certificate as to above mort. Dec 17. Dec 18, 1907. 4:1204. —

El Dorado Realty Co to Matilda W Brower. Central Park West, No 302, w s, 100.8 n 90th st, 100.8 to 91st st, No 2, x100. Prior mort \$400,000. Dec 2, due, &c, as per bond. Dec 18, 1907. 4:1204. 57,500

Same to same. Same property. Certificate as to above mort. Dec 17. Dec 18, 1907. 4:1204. —

Eagan, Emma J to Chelsea Realty Co. 28th st, Nos 136 and 138, s s, 425 w 6th av, 50x98.9. Prior mort \$55,000. Dec 14. 1 year, 6%. Dec 16, 1907. 3:803. 5,000

Fitzgerald, Ellen and Mary A Magee to Wm H Nickinless. 38th st, No 255, n s, 257.2 e 8th av, 17.1x98.9. Prior mort \$ —. Dec 14, 1907, 2 years, 6%. 3:788. 2,000

Fischer, Himan and Louis Ettinghoff to Sam Rozinsky. 9th st, No 744, s s, 118 w Av D, 25x93.11. Prior mort \$ —. Dec 10, due Aug 10, 1908, 6%. Dec 14, 1907. 2:378. 550

Flaherty, Frank B to John J Flaherty. 15th st, No 342, s s, 325 w 9th av, 18.9x81.3. P M. Dec 9, 1 year, 5%. Dec 16, 1907. 3:738. 10,000

Fleischmann Realty & Construction Co to City Mortgage Co. Old Broadway, Nos 2340 to 2350, s e cor 130th st, No 526, runs e 101 x s 26.8 x e — x s 73.4 x e 3.9 x s 35.9 x n w 22.5 to c 1 Schieffelin st, x w 83 to e s Old Broadway, x n 125 to beginning. Dec 12, demand, 6%. Dec 13, 1907. 7:1984. 110,000

Same to same. Same property. Certificate as to above mortgage. Dec 12. Dec 13, 1907. 7:1984. —

Friedman, Meyer with John T Willets as guardian Josiah M Willets. Lewis st, No 156, e s, 25 n 3d st, 24x100.5x27.3x100.7. Extension mortgage. Dec 11. Dec 19, 1907. 2:358. nom

Franzen, Isabel L individ and extrx Annie E Lane to Townsend Wandell. 33d st, No 319, n s, 275 w 8th av, 16.8x78.9. Dec 16, 3 years, 6%. Dec 19, 1907. 3:757. 4,575

Fowler, Isabel D with Patrick McCarthy. Rector st, No 17. Extension mortgage at increased interest of 4½ to 5½%. Dec 14. Dec 19, 1907. 1:18. nom

Feifer, Bernhard to TITLE GUARANTEE & TRUST CO. 81st st, No 109, n s, 160 e Park av, 20x102.2. Dec 16, due, &c, as per bond. Dec 17, 1907. 5:1510. 10,000

Frankel, Bernard to Lewis Krieger. 102d st, No 404, s s, 120 e 1st av, 25x100.11. Prior mort \$8,500. Dec 11, 2 years, 6%. Dec 13, 1907. 6:1675. 2,300

Goldsohl, Frank J to GERMAN SAVINGS BANK in City N Y. 8th av, No 2374, n e cor 127th st, Nos 281 to 287, 25x100. Prior mort \$15,000. Oct 9, 1 year, 5%. Dec 19, 1907. 7:1933. 15,000

GREENWICH SAVINGS BANK with Jake Levine. Av B, Nos 46 and 48, w s, 48 s 4th st, 47.11x80. Extension mortgage. Dec 18, 1907. 2:399. nom

Gelb, Adolph to Saml Greenfield. Cannon st, No 127, w s, 140 s Houston st, 20x100. Dec 16, due June 1, 1909, 6%. Dec 17, 1907. 2:335. 1,500

Galbraith, Anna M with Mary E Taylor. Lexington av, No 824, n w cor 63d st, 20.5x85. Subordination mortgage. Dec 12. Dec 16, 1907. 5:1398. nom

Griffin, E Harrison to Fanny G Van Wyck. 116th st, No 131, n s, 552.4 w 3d av, also 57.4 w Lexington av, 16.8x100.11. Dec 12, 3 years, 5½%. Dec 13, 1907. 6:1644. 8,000

Garone, Martin to New Amsterdam Realty Co. Catharine slip, No 18, w s, abt 40 s Water st, 20x40. P M. Prior mort \$5,500. Nov 27, due Dec 13, 1908, 6%. Dec 13, 1907. 1:251. 1,300

Garone, Martin to Frederick D Weekes trustee. Catherine slip, No 18, w s, abt 40 s Water st, 20x40. P M. Nov 27, due Nov 1, 1912, 5%. Dec 13, 1907. 1:251. 5,500

Furey, Peter M to Wm Hayes. 105th st, Nos 114 and 116, s s, 137.6 e Park av, 37.6x100.11. Dec 18, 1907, 3 years, 5½%. 6:1632. 10,000

Gordon, Aaron to John Stemme. Norfolk st, No 140, e s, 150 n Rivington st, 25x100. Dec 18, 1907, 3 years, 5½%. 2:354. 20,000

Goldstein, Leah, Betsy Rosenberg and Ida Walker to Barbara Cavinato. 3d st, No 66, s s, 25 w West Broadway, 25x100. P M. Prior mort \$30,000. Dec 17, due Jan 1, 1913, 6%. Dec 18, 1907. 2:537. 7,500

Grosjean, Leonard to Alvina W Boessennecker et al. 115th st, No 218, s s, 300 e 3d av, 25x100.11. P M. Prior mort \$12,000. Dec 18, 1907, 3 years, 6%. 6:1664. 6,000

Grace, Mary A to Percy G Honeyman. 3d av, No 430, s w cor 30th st, No 158, 25x95. Dec 2, 5 years, 6%. Dec 18, 1907. 3:885. 8,000

Goshen Savings Bank with Isidor Kahn. Greene st, No 122, e s, 25 x100. Extension mortgage. Dec 5. Dec 13, 1907. 2:513. nom

Gluck Betty and Jacob S to Fredk W Loew. 7th st, Nos 279 and 281, n s, 77 w Av D, 38x73. Dec 13, 5 years, 5%. Dec 14, 1907. 2:377. 27,000

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NEW YORK

- Celber, Abraham, N Y, and Marie Rosenfeld, of Brooklyn, to Alexander Gelber. Stanton st, No 126, n e s, 127.6 n w Norfolk st, 22.6x98.2. Prior mort \$25,000. Dec 13, 5 years, 6%. Dec 16, 1907. 2:355. 10,000
- Galbraith, Anna M to Jacob Stern. Lexington av, No 824, n w cor 63d st, 20.5x85. Dec 12, 3 years, —%. Dec 16, 1907. 5:1398. 21,000
- Ganz, Mina with Katharina and Wm Carl admrs John Carl. 133d st, No 247, n s, 291.8 e 8th av, 16.8x99.11. Extension mortgage. Sept 5. Dec 13, 1907. 7:1939. nom
- Grace, Mary A to Wm E Thorn. 3d av, No 430, s w cor 30th st, Nos 158 and 160, 25x95. P M. Dec 2, 5 years, 5%. Dec 14, 1907. 3:885. 40,000
- Gilmartin, John T to TITLE GUARANTEE & TRUST CO. City Hall pl, No 24, n s, about 55 e Duane st, 24.2x85.8x24.2x86.7. Dec 3, due, &c, as per bond. Dec 14, 1907. 1:158. 20,000
- Gilmartin, John T to whom it may concern. City Hall pl, No 24. Declaration as to merger of mortgage. Dec 13. Dec 14, 1907. 1:158. —
- Hoe, Robert and Chas W Carpenter, firm R Hoe & Co, to METROPOLITAN LIFE INS CO. Grand st, Nos 504 to 510, n e cor Sheriff st, Nos 2 to 20, runs e 87.6 x n 100 x e 112.6 to Columbia st, Nos 5 to 19, x n 200 to Broome st, Nos 83 to 91, x w 200 to Sheriff st x s 300 to beginning; Broome st, Nos 84 to 98, n e cor Sheriff st, Nos 22 to 36, runs e — to Columbia st, Nos 21 to 33, x n — to Delancey st, x w — to Sheriff st, x s — to beginning; except Columbia st, w s, 85.10 n Broome st, 45.4x100, and Columbia st, s w cor Delancey st, 25x100. Dec 17, due Nov 1, 1910, 6%. Dec 18, 1907. 2:331 and 332. 250,000
- Hertzfeld, Abe and Wolf with Solomon Plaut. 121st st, No 338 East. Extension mortgage. Dec 18. Dec 19, 1907. 6:1797. nom
- Holland, Arthur P to Bessie D Kelly. 31st st, No 208, s s, 120 e 3d av, 20x98.9. P M. Dec 18, due, &c, as per bond. Dec 19, 1907. 3:911. 10,000
- Hitzrot, James M to Ida Douglas. 37th st, No 126, s s, 37.9 w Lexington av, 18.9x49.5. P M. Prior mort \$20,000. Dec 18, 1 year, 6%. Dec 19, 1907. 3:892. 10,000
- Hillenbrand, Marie with Martha Salomon. Rivington st, Nos 46 to 50, n s, 20.1 w Eldridge st, 59.10x75. Extension mortgage. Nov 11. Dec 18, 1907. 2:421. nom
- Holland, Arthur P to Charles P Fries. 31st st, No 208, s s, 470 w 2d av, 20x98.9. Prior mort \$10,000. Dec 18, demand, 6%. Dec 19, 1907. 3:911. 1,500
- Howard, Eliz S widow, of Newport, R I, with SEAMENS BANK FOR SAVINGS in City N Y. 14th st, No 313 East. Extension agreement. Dec 10. Dec 13, 1907. 3:921. nom
- Hornstein, Joseph to Moritz Klein Realty & Construction Co. 2d av, Nos 1920 and 1922, n e cor 99th st, No 301, 40.11x106. P M. Prior mort \$70,000. Dec 16, 4 years, 6%. Dec 18, 1907. 6:1671. 14,500
- Hobart Estate Co to UNION TRUST CO of N Y. Broadway, No 1674, n e cor 52d st, 75.11x69.11x75.5x61.10. Dec 2, due Dec 1, 1911, 5½% until Dec 18, 1908, and 6% thereafter. Dec 18, 1907. 4:1024. 125,000
- Same to same. Certificate as to above mort. Dec 10. Dec 18, 1907. 4:1024. —
- Haberman, Arthur to Theo I Jacobus. 129th st, Nos 244 and 246, s s, 256 e 8th av, 110x99.11; 21st st, No 27, n s, 400 w 4th av, 25x98.9. Dec 12, demand, 6%. Dec 13, 1907. 7:1934, 3:850. 2,500
- Helfer, Isaac to Josephine Stein guardian Ella Stein et al, 121st st, No 72, s s, 100 w Park av, 75x100.11. P M. Dec 16, 1907, 5 years, 5%. 6:1747. 21,000
- Same and Morris Schoenholtz with same. Same property. Subordination mortgage. Dec 16, 1907. 6:1747. nom
- Holbert, Emma A to John Campbell. Marble Hill av, s s, 452.1 n e 225th st, 112.6x100. Nov 11, due, &c, as per bond. Dec 16, 1907. 13:3402. 600
- Heltmann, Christian F with Adolf Hirshfeld. St Nicholas av, No 1380, n e cor 179th st, 100x100. Agreement as to share ownership of mortgage. Dec 9. Dec 16, 1907. 8:2153. nom
- Imported Car Repair Co to Chas V Gilmer. Certificate as to consent of stockholders to mortgage made Dec 18, 1907. Dec 18. Dec 19, 1907. Gen Morts (file). —
- Jermyn Realty & Construction Co to Columbia Realty Co. Broadway, s e cor 172d st, 100.6x84.9x95x117.8. P M. Prior mort \$120,000. Dec 1, due, &c, as per bond. Dec 19, 1907. 8:2141. 9,000
- Same to same. Same property. P M. Prior mort \$129,000. Dec 1, due, &c, as per bond. Dec 19, 1907. 8:2141. 4,000
- Jermyn Realty & Construction Co to Columbia Realty Co. St Nicholas av, s w cor 172d st, 95x100; Broadway, n e cor 171st st, 100.6x184.9x95x151.9. P M. Prior mort \$125,000. Dec 1, due, &c, as per bond. Dec 19, 1907. 8:2141. 37,000
- Jacobson, Israel to Henry S Brightman. Market st, No 87, w s, 40.6 s Cherry st, 20x51. Prior mort \$9,500. Dec 17, 1907, 2 years, 6%. 2:447. 2,000
- Jansen, Anna M to Dora Millheiser. 18th st, No 237, n s, 144 w 2d av, 22.7x100x22.6x100. Prior mort \$11,000. Dec 13, 1907, due &c as per bond. 3:899. 1,000
- Jones (Chas E) Co to Thos G Field. 134th st, No 520, s s, 436.9 w Amsterdam av, 43.9x99.11. Dec 17, 3 years, 5½%. Dec 18, 1907. 7:1987. 40,000
- Same to same. Same property. Consent to above mort. Dec 16. Dec 18, 1907. 7:1987. —
- Same to same. Same property. Certificate as to above mort. Dec 17. Dec 18, 1907. 7:1987. —
- Korn, Louis to Henry Jones and ano. 5th av, Nos 349 to 353, s e cor 34th st, No 2, 53.9x100. Leasehold. Prior mort \$175,000. Dec 19, 1907, 1 year, 6%. 3:863. 25,000
- Kelly, John A to Julius Conn. 38th st, Nos 108 and 110, s s, 120 w 6th av, 40x98.9. Leasehold. Dec 18, 1 month, 6%. Dec 19, 1907. 3:813. note, 6,000
- Koslow, Morris with John T Willets guardian John T Willets, Jr. Montgomery st, Nos 26 and 28, w s, 68 n Madison st, 45x92x irreg x69. Extension mortgage. Nov 11. Dec 18, 1907. 1:269. nom
- Katz, Dora to Morris Baronsky. 115th st, No 14, s s, 220 e 5th av, 25x100.11. Prior mort \$21,600. Dec 9, 5 years, 5%. Dec 19, 1907. 6:1620. 5,000
- Konovitz, Wm to Sarah Konovitz. Broome st, Nos 72 and 74, n s, 50 w Cannon st, 47x75. Prior mort \$—. Dec 12, installs, 6%. Dec 17, 1907. 2:332. 10,000
- Kauffmann, Carrie with Isaac Bodenstein and Louis Cohen. 9th av, No 239, w s, 49.4 s 25th st, 24.8x100. Extension mortgage. July 1. Dec 16, 1907. 3:722. nom
- Kauffmann, Carrie with Isaac Bodenstein and Louis Cohen. 9th av, No 237, w s, 74 s 25th st, 24.8x100. Extension mortgage. July 1. Dec 16, 1907. 3:722. nom
- Konovitz, Wm to Sarah Konovitz. Henry st, Nos 233 and 235, n s about 138 w Montgomery st, 46x87.6. Prior mort \$—. Dec 12, installs, 6%. Dec 17, 1907. 1:286. 10,000
- Kamnitz, Podolski Unterstutzungs Verein, a Corpn to Louis Abramson. Attorney st, Nos 50 and 52, s e s, 60 n e Broome st, 40x50. Prior mort \$22,000. Dec 16, due Mar 1, 1916, 6%. Dec 17, 1907. 2:342. 5,000
- Kimball, May with Jacob Schmidt. 19th st, No 354, s s, 140 e 9th av, 20x irreg x40x92. Extension mortgage. Dec 9. Dec 16, 1907. 3:742. nom
- Kauffmann, Carrie with Helena L G Asinari. Park av, Nos 588 and 590, w s, 80.5 s 64th st, 39.11x75. Extension mortgage. Dec 10. Dec 16, 1907. 5:1378. nom
- Kauffmann, Carrie with Lavinia J Cohen. 92d st, No 42, s s, 417.5 e Columbus av, 17x100.8. Extension mortgage. June 28. Dec 16, 1907. 4:1205. nom
- Katzenberg, Carrie with Wanda Kalledey. 68th st, No 246, old No 242, s s, 166.8 w 2d av, 16.8x100. Extension mortgage. Dec 17. Dec 19, 1907. 5:1422. nom
- Kosoff, Isaac to Samuel Arnhoff. Monroe st, No 129, n s, 235.10 w Jefferson st, 25x100. Dec 18, 1907, 2 years, 6%. 1:271. 2,000
- Kane, Delancey A with Jane E Oothout. Broadway, No 676, ½ part. Extension agreement at 5%. Dec 9. Dec 16, 1907. 2:530. nom
- Katzenberg, Ida with Jane E Oothout. Madison av, No 1315. Extension mortgage. Dec 9. Dec 16, 1907. 5:1504. nom
- Kalman, Emilie to Joseph Hamerman. 8th av, No 2581, w s, 49.11 s 138th st, 25x100. Prior mort \$34,000. Dec 13, due Oct 19, 1908, —%. Dec 14, 1907. 7:2041. 4,000
- Krulewitch, Lewis to Wm H Ely. Birmingham st, Nos 2 to 16, n e cor Madison st, Nos 139 and 139½, runs e 37.6 x n 82 x e 25 x n 18 x w 25 x n 58 x w 37.6 to Birmingham st x s 158 to beginning. Dec 13, 1 year, 6%. Dec 16, 1907. 1:275. 14,000
- Kempner, Isidor H to Frank Dunning and ano trustees Benj F Dunning. Bowery, No 292, w s, 66 n Houston st, 22.6x77.10x15.2x79.5. P M. Dec 12, due Nov 20, 1910, 5½%. Dec 14, 1907. 2:521. 18,500
- Landon, Emily L to Geo W Prest. 92d st, No 8, s s, 140 e 5th av, 18x100. All title to plot in rear, being 8½ inches in depth, n and s, and 18 ft in width, e and w. Dec 17, due Jan 1, 1909, 6%. Dec 19, 1907. 5:1503. 4,000
- Lynch, Hannah to Henrietta Oliver. 84th st, No 271, n s, 84.6 e West End av, 16x80.2. Nov 29, due, &c, as per bond. Dec 19, 1907. 4:1232. 2,500
- Lynch, James A and Richard T to Henrietta Oliver. 212th st, n s, 75 e 9th av, 250x99.11. Nov 1, due, &c, as per bond. Dec 19, 1907. 8:2193. 5,400
- Levy, Fanny L to Elinor W Squier as guardian Chas B Squier. Av B, Nos 50 to 54, s w cor 4th st, Nos 240 to 244, 48x80. Dec 17, due Jan 1, 1911, 5½% for first year and 6% thereafter. Dec 18, 1907. 2:399. 70,000
- Liebovitz, Simon to UNION TRUST CO of N Y. East Broadway, No 251, s s about 95 w Montgomery st, 23x75. Dec 18, 1907, 3 years, 5%. 1:286. 16,000
- Lehmaier, James M and Geo G Benjamin with Ann A Le Fevre, of New Paltz, N Y. 59th st, Nos 316 and 318, s s, 425 e 9th av, 50x100.5. Extension mortgage at increased interest from 4½% to 5%. Dec 12. Dec 18, 1907. 4:1049. nom
- Lee, Wm A L to Emily V Satterlee. 6th av, Nos 957 and 959, w s, 21.5 n 54th st, 39.1x90. Dec 10, 3 years, 6%. Dec 19, 1907. 4:1007. 7,000
- Levisohn, Rose T to Eugenie R Raphael. Lewis st, Nos 49 and 51, w s, 100 n Delancey st, 2 lots, each 25x100. Two morts, each \$7,725. Dec 12, 1 year, 6%. Dec 17, 1907. 2:328. 15,450
- Levisohn, Rose T to Charles Griffen et al trustees Samuel Willets. Lewis st, Nos 49 and 51, w s, 100 n Delancey st, 2 lots, each 25x100. 2 P M morts, each \$26,000. Dec 12, 3 years, 5%. Dec 12, 1907. 2:328. 52,000
- Levisohn, Rose T wife Herman Levisohn to MUTUAL ALLIANCE TRUST CO of N Y. Lewis st, Nos 49 and 51, w s, 100 n Delancey st, 50x100. P M. Prior mort \$52,000. Dec 12, due June 12, 1908, 6%. Dec 13, 1907. 2:328. 6,000
- Levin, Hyman to Harris Mandelbaum and ano. 5th st, Nos 309 and 311, n s, 100 s e 2d av, 50x97. Building loan mort and assignment of rents to \$8,000. Prior mort \$76,100. Dec 11, due Feb 11, 1908, 6%. Dec 13, 1907. 2:447. 8,000
- Lawrence, Beatrice E to Louis Bleier. 48th st, No 230, s s, 25.8.10 e 8th av, 16.8x100.5. Prior mort \$12,500. Dec 13, 1907, 3 years, 6%. 4:1019. 2,000
- Levy, Henrietta to Clarence M Lewis. 88th st, No 169, n s, 216.8 e Amsterdam av, 16.8x100.8. Prior mort \$—. Dec 12, 2 yrs, 6%. Dec 13, 1907. 4:1219. 1,000
- Lentin, David to Jacob Levy. 66th st, Nos 324 and 326, s s, 275 e 2d av, runs s 50.5 x e 5.6 x s 50 x e 19.6 x n 0.5 x e 16.8 x n 100 to st x w 41.8 to beginning. Building loan. Dec 10, 1 year, 6%. Dec 13, 1907. 5:1440. 22,000



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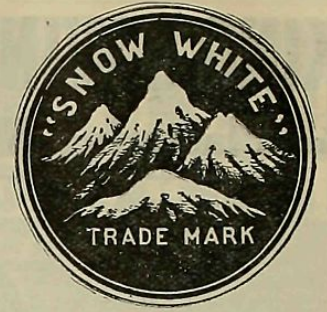
- Lyon, Whitney, of Larchmont, N Y, to James B Duke. 66th st, No 14, on map No 30, s s, 225 w Central Park West, 25x100.5. P M. Dec 11, due, &c, as per bond. Dec 14, 1907. 4:1118. 20,000
- Liberman, Isaac and Harris Friedman as trustee under deed of trust, Chas Friedman and David Levy to Ray E Matshak and ano trustees Samuel Matshak. Audubon av, No 11, e s, 34.11 s 166th st, 35.4x96x48.6x95. Dec 5, due, &c, as per bond. Dec 14, 1907. 8:2123. 26,000
- Lesser, Rachel with Davis Rosenkrantz. 5th st, Nos 738-740, s s, 168 w Av D, 29.4x96. Extension mortgage. Dec 9. Dec 13, 1907. 2:374. nom
- Link, Julius to Anna Weltecke admrx Wm Weltecke. 80th st, No 423, n s, 231.6 e 1st av, 25x102.2, given to secure notes. Prior mort \$13,000. Dec 2, installs, 4%. Dec 16, 1907. 5:1560. 11,500
- Leonhard, Geo to Charles Hoelfler. 129th st, No 158, s s, 125 e 7th av, 27.6x100.11. Dec 16, 1907, 3 years, 5%. 7:1913. 4,000
- Luciano, Carmela to Clemantine Batiste. 2d av, No 2250, e s, 80.11 s 116th st, 20x80. Prior mort \$10,000. Nov 16, 1 year, —%. Dec 16, 1907. 6:1687. 1,000
- Lynch, Agnes to Catharine Mesigh. 22d st, No 146, s s, 279.2 s e 7th av, 20.10x98.9.; 22d st, No 148, s s, 258.4 s e 7th av, 20.10 x98.9. Dec 16, 1907, 2 years, 5%. 3:797. 25,000
- Lyons (J C) Building & Operating Co to Mary C Kinney. 27th st, Nos 3 to 7, n s, 125 e 5th av, 57x98.9. Sept 6, 2 years, 6%. Dec 16, 1907. 3:857. 25,000
- Same to same. Same property. Certificate as to above mortgage. Sept 5. Dec 16, 1907. 3:857. —
- Lechthaler, Barbara and Mary Gundelsheimer and Phoebe Wellner extrces and trustees John Lechthaler with Katharina and Wm Carl admrs John Carl. Amsterdam av, No 2186, w s, 75 n 168th st, 25x100. Extension agreement. Oct 1. Dec 13, 1907. 8:2125. nom
- Labatut, William heir Mary E Runyan to Mary E T McDermott. West Washington pl, No 108 (Barrow st), s w s, 101 n w 6th av, 21x75. Dec 18, 1907, due Nov 1, 1908, 5%. 2:592. 550
- Meikle, Anna M wife Chas to John S Bussing. 97th st, No 121, n s, 588 e Amsterdam av, 15.6x100.11. Nov 1, 3 years, 5½%. Dec 16, 1907. 7:1852. 10,000
- Meehan, Thomas J to Eugene Angell. 151st st, No 452, s s, 254 e Amsterdam av, 21x99.11. Prior mort \$15,000. Dec 14, 3 years, 6%. Dec 16, 1907. 7:2065. 3,000
- Montgomery, Thomas to Eliza C Farnham. 95th st, s s, 100 w 1st av, 25x100.8. Dec 12, 5 years, 5%. Dec 16, 1907. 5:1557. 10,000
- Maher, Minnie L to Anna M Ryan. Vestry st, No 35, s s, 151.8 w Hudson st, 24.10x98.2x24.10x101.8. Dec 14, 1 year, 6%. Dec 18, 1907. 1:219. 6,000
- Mestani, Emma M S to Chas E Neier. Commerce st, No 33, n s, abt 50 w Bedford st, 25x37x24.9x37. Prior mort \$3,000. Dec 14, due May 1, 1910, 5%. Dec 16, 1907. 2:584. 1,960
- Moore, John A to Sampson H Weinhandler. 9th av, No 268, s e cor 26th st, 20x55. Prior mort \$22,000. Dec 18, 1907, due, &c, as per bond. 3:749. 5,000
- MacDonald, Solon W to Agnes S Ryley. 148th st, No 532, s s, 367.6 w Amsterdam av, 15.6x99.11. Given as collateral security for payment of rents for Nov and Dec, 1907, in premises No 242 5th av. Dec 17, due Dec 31, 1907, 6%. Dec 18, 1907. 7:2079. 1,681.66
- Miles, Caroline E to Annie Mintz. Cherry st, Nos 402 to 403, n s, 203.9 e Scammel st, 64.1x97.8x64x97.8. Dec 12, 1 year, 5%. Dec 13, 1907. 1:261. 12,000
- Magid, Charles and Isaac M Golomb to Louis Savitzky. 53d st, Nos 246 and 248 East. All title. Assignment of rents to secure \$2,950. Oct 1, Dec 13, 1907. 5:1326. nom
- MERCANTILE TRUST CO with Sara J Keene. 57th st, Nos 400-406 West. Extension mort. Dec 1. Dec 13, 1907. 4:1066. nom
- McCarthy, Caroline to Theo Kopelman. 120th st, No 137, n s, 277 e 7th av, 20x100.11. Prior mort \$16,000. Nov 12, due Dec 1, 1908, 5%. Dec 13, 1907. 7:1905. 3,000
- MERCANTILE TRUST CO with Jacob Baumann and George Hahn trustees Albert Baumann. 8th av, No 2215. Extension agreement at increased interest from 5% to 5½%. Nov 25. Dec 13, 1907. 7:1946. nom
- Master Builders Realty & Construction Co to John A Stewart et al trustees for LIVERPOOL & LONDON & GLOBE INS CO in N Y. Prince st, Nos 131 to 135, n s, 100 e West Broadway, runs e 60 x n 71.3 x w 60 x s 71.3 to beginning. Dec 16, 3 years, 6%. Dec 17, 1907. 2:515. 75,000
- Same to same. Same property. Consent to above mortgage. Dec 14. Dec 17, 1907. 2:515. —
- Mills, John T with Geo P Bedford. 18th st, No 219, n s, 250 w 7th av, 25x92. Subordination agreement. Dec 16. Dec 17, 1907. 3:768. nom
- Moore, Katherine E to N Y LIFE INS & TRUST CO. 23d st, Nos 534 to 538, s s, 400 w 10th av, 75x98.9. Dec 2, due Dec 12, 1912, 6%. Dec 17, 1907. 3:694. 30,000
- McGowan, Jane to Charles Seedorf. 84th st, No 103, n s, 100 w Columbus av, 22.4x102.2. Dec 16, 3 years, 5½%. Dec 17, 1907. 4:1215. 18,000
- Morrow, Thomas J with Wm R Wilder et al trustees John Baird. 163d st, No 461, n s, 175 e Amsterdam av, 25x112.6. Subordination mortgage. Dec 12. Dec 17, 1907. 8:2110. nom
- Meyer, Michl and Chas E Day and Isaac Steigerwalt with Broad-Exchange Co. 1st av, No 223, w s, 43.3 n 13th st, 20x80. Agreement as as surety of \$7,000 to secure lease. Apr 26, 1901. Dec 17, 1907. 2:455. nom
- Master Builders Realty & Construction Co to Sarah H Witthaus and ano. Prince st, Nos 131 to 135, n s, 40 w Wooster st, 60x 71.3. Dec 16, 1 year, 5%. Dec 17, 1907. 2:515. 5,000
- Minister, Elders and Deacons of the Reformed Low Dutch Church of Harlem with THE BANK FOR SAVINGS. 3d av, Nos 2226 to 2234, n w cor 121st st, 126.1x103.5. Extension mortgage. Dec 13. Dec 16, 1907. 6:1770. nom
- Morrison, Emilie to Fredk S Myers. 128th st, No 215, n s, 183.4 w 7th av, 16.8x99.11. Dec 16, due June 16, 1907, 6%. Dec 19, 1907. 7:1934. 600
- McNamara, Mary E to Gates Hamburger. 77th st, No 447, n s, 94 w Av A, 25x102.2. Prior mort \$7,500. Dec 18, due, &c, as per bond. Dec 19, 1907. 5:1472. 1,500
- Mandel, Adolf to Frederic de P Foster. Lexington av, Nos 1885 to 1895, s e cor 118th st, 100.11x67.9. Dec 17, 1907, 3 years, 5½%. 6:1645. 35,000
- Malloy, Margt T to TITLE GUARANTEE & TRUST CO. West Washington pl, No 122, s w s, 236 n w 6th av, 18x71. Dec 18, due, &c, as per bond. Dec 19, 1907. 2:592. 5,000
- Mendelson, Selma to Otto Friedlander. 86th st, No 403, n s, 74 e 1st av, 22x100.8. P M. Prior mort \$10,000. Dec 18, due Apr 15, 1911, 6%. Dec 19, 1907. 5:1566. 4,750
- Moses, Morris to Emanuel Arnstein. Amsterdam av, No 1626, w s, 24.11 n 140th st, 25x100. Dec 18, due Jan 1, 1911, 5%. Dec 19, 1907. 7:2072. 24,000
- Same and Simon Fink with same. Same property. Subordination mortgage. Dec 14. Dec 19, 1907. 7:2072. nom
- Moses, Morris and Wm G Gaston with same. Same property. Subordination mortgage. Dec 17. Dec 19, 1907. 7:2072. nom
- Neuschaffer, John H to Barbara Weiss. 83d st, No 536, s s, 123 w Av B or East End av, 25x102.2. P M. Dec 17, 2 years, 6%. Dec 19, 1907. 5:1579. 3,350
- Nichols, Allene T to John A Stewart et al trustees for LIVERPOOL, LONDON & GLOBE INS CO in N Y. 64th st, Nos 55 and 57, n s, 75 w Park av, 25x100.5. Dec 17, 1907, 3 years, 6%. 5:1379. 100,000
- Neus, Cath to Otto Kuhn. 84th st, No 59, n s, 200 e Madison av, 25x102.2. Prior mort \$21,000. Dec 16, 5 years, 6%. Dec 17, 1907. 5:1496. 15,000
- New Era Construction Co to Metropolitan Holding Co. 163d st, s s, 100 e Broadway, 265x99.11. Prior mort \$246,900. Dec 10, demand, 6%. Dec 13, 1907. 8:2122. 10,000
- Nichols, Amelia E, of Bernards, N J, to Lucy M Cronin. 47th st, No 145, n s, 241.8 e Lexington av, 16.8x100.5. Dec 18, 1907, 1 year, 5%. 5:1302. 12,000
- New York & St Louis Mining & Mfg Co to whom it may concern. Certificate as to mort for \$40,000 at 6% on property in Hickman Co, Tenn. Nov 13. Dec 18, 1907. Miscel. —
- Ostrander, Harriet E to Leslie R Prue. Greenwich st, No 178, s w cor Dey st, Nos 57 and 57½, 31.2x57.2x30.1x47.11. Prior mortgage \$30,000. Dec 12, 1 year, 6%. Dec 14, 1907. 1:59. 5,000
- Oliver, Robert T to TITLE INSURANCE CO of N Y. 47th st, Nos 117 to 121, n s, 580 e 7th av, 60x100.4. Dec 16, 2 years, 5%. Dec 17, 1907. 4:1000. 50,000
- Partridge, Edward L with Wm F Cunningham and Philip J Kearns. 91st st, Nos 434 to 440, s s, 94 w Av A, 100x100.8. Extension mortgage. Dec 1. Dec 16, 1907. 5:1570. nom
- Pine Investing Co to Sound Realty Co. 145th st, n s, 125 e Broadway, 100x99.11. Prior mort \$75,000. Dec 16, 2 years, 6%. Dec 17, 1907. 7:2077. 10,000
- Same to same. Same property. Certificate as to above mortgage. Dec 12. Dec 17, 1907. 7:2077. —
- Powel, Marion C H wife Harford W H Powel, of Newport, R I, with SEAMENS BANK FOR SAVINGS in City N Y. 14th st, No 311 East. Extension mort. Dec 10. Dec 13, 1907. 3:921. nom
- Pernetti, Biagio to Francis Hoffman. 2d av, No 2208, e s, 80.11 n 113th st, 20x80. Prior mort \$8,500. Dec 12, 2 years, 6%. Dec 13, 1907. 6:1685. 800
- Same to Deutscher Frauen Verein zur Unter Stutzung Hilfsbedürftiger Witwen Waisen und Kranken, a corpa. Same property. Dec 10, 3 years, 5½%. Dec 13, 1907. 6:1685. 8,500
- Perkins, Robert R, Helen H Noe, Lucy Disbrow, Mary Payson and Wm J McCreery with Sarah V Baker. Broadway, w s, at 1st angle n of Depot road, runs s 22.6 x w 338 to e s Forc Washington Ridge road, x n 458 to s s Depot road, x e — to s s 180th st, x e 314.6 to s s of a lane, x s e — x s — to Broadway, x s 422 to beginning. Assignment of award to secure mort of \$287,000. Dec 17, 1907. 8:2176. nom
- Pfeiffer, Rachel H with Geo J Benjamin et al. 59th st, Nos 320 to 324 West. Extension mortgage. Dec 16, 1907. 4:1049. nom
- Penco Realty Co to Roman Catholic Orphan Asylum in City N Y. 115th st, Nos 125 to 129, n s, 242.8 e Park av, 43.7x100.11. Dec 16, 1907, 3 years, 5%. 6:1643. 37,500
- Same to same. Same property. Certificate as to above mortgage. Dec 16, 1907. 6:1643. —
- Portman, Samuel to Godspeed Realty Impt Co. Park av, Nos 1515 to 1521, n e cor 110th st, Nos 101 and 103, 100.11x35. Dec 13, due, &c, as per bond, given as collateral security for bond. Dec 14, 1907. 6:1638. 1,000
- Renwick, Wm C of Summit, N J, Edw J Brockett of East Orange, N J, and John G Steenken trustees Wm R Renwick with Rosalie Crager. 129th st, No 306, s s, 125 w 8th av, 25x ½ blk. Extension agreement. Sept 10. Dec 16, 1907. 7:1955. nom
- Rayburn, Emma C with Eliz F Gregory. Manhattan av, No 126, e s, 51.3 n 109th st, 17x70. Extension mortgage. Dec 7. Dec 13, 1907. 7:1841. nom
- Rothbard, Maria, of Brooklyn, to Louis Rothbard. 105th st, Nos 235 to 249, n s, 136.3 w 2d av, 81.3x100.9. Prior mortgage \$—. Dec 1, 2 years, 6%. Dec 16, 1907. 6:1655. 3,000
- Ropke, Cath H to Wm H Schmohl and ano. Av A, Nos 65 and 67, w s, 64.1 n 4th st, 32x100. Prior mort \$33,000. Dec 17, due Jan 1, 1909, 6%. Dec 18, 1907. 2:432. 3,000
- Renwick, Wm C, of Summit, N J, and Edward J Brockett, of East Orange, N J, and John G Steenken trustee Wm R Renwick with Rosalie Posner. Lexington av, No 1940, w s, 40.11 s 120th st, 20x64.10. Extnsion mort. Sept 10. Dec 18, 1907. 6:1768. nom
- Rozenberg, Osher and Henrietta Jacobs with METROPOLITAN TRUST CO of City N Y trustee Emile A Thomas. Madison st, No 219. Subordination mort. Dec 17. Dec 18, 1907. 1:271. nom
- Rozenberg, Osher and Herman Fichter with same. Same property. Subordination mort. Dec 17. Dec 18, 1907. 1:271. nom
- Rosalsky, Otto A and Bessie Subin to Isaac Kaplon. 40th st, No 314, s s, 200 e 2d av, 25x98.9. Dec 10, due Nov 10, 1909, 6%. Dec 13, 1907. 3:945. 5,000
- Roux, Mary to Leopold Gusthal. 84th st, No 441, n s, 175.3 w Av A, 18.9x102.2. Dec 13, 1907, 3 years, —%. 5:1564. 4,000
- Rechtseit, Hyman to Mary A Duer et al. 3d st, Nos 211 and 213, n s, 97 e Av B, 46x96.2. Dec 11, 6 years, 4½%. Dec 17, 1907. 2:386. 50,000
- Same and Louis Lese with same. Same property. Subordination mortgage. Dec 11. Dec 17, 1907. 2:386. nom

# "SNOW WHITE"

A true Portland of PURE WHITE COLOR, combining the essential qualities of great tensile strength and imperviousness to a rigorous climate.

"SNOW WHITE" Portland Cement is not approached by any known product for the following purposes, viz.: Facing for concrete construction and stucco, ornamental and architectural forms, superior substitute for terra cotta work, white ground for terrazzo and mosaic work, base for all artificial stone, floor and other tile, special sanitary plastering of all kinds, architectural landscape work, for setting marble and light stones or brick, plastering elevator and light shafts.

Its pure white color, strength and close grained hardness, together with its hydraulic properties and its ability to withstand the elements, place it in a class by itself, unique in all its qualities, and indispensable at any price.



"SNOW WHITE"  
Portland Cement

## HAMMERSTEIN & DENIVELLE CO.,

451 WEST 54th STREET, NEW YORK, N. Y.

Sole Agents for BERKSHIRE WHITE PORTLAND CEMENT CO.

- Rosenkrentz, Davis with Jessie D Bowne, of Easthampton, L I. 5th st, No 736 East. Extension agreement. April 1. Dec 17, 1907. 2:374. nom
- Rosenkrentz, Davis to Harry Blatt. 5th st, No 736, s s, 197.4 w Av D, 29.4x96. Prior mort \$30,000. Dec 16, 3 years, 6%. Dec 17, 1907. 2:374. 10,000
- Ridley, Arthur J with Fischel Eisen. 73d st, No 228 East. Extension mortgage. Dec 9. Dec 17, 1907. 5:1427. nom
- Ruth, Bessie to Israel Axelroad. Amsterdam av, Nos 1990 to 1994, s w cor 159th st, 66.7x85. Prior mort \$87,500. Dec 17, 1907, 3 years, 6%. 8:2117. 15,000
- Rozenberg, Osher to METROPOLITAN TRUST CO of City N Y trus Emile A Thomas. Madison st, No 219, n s, 78 w Jefferson st, 26.1x100. Dec 17, 1907, due Jan 1, 1913, 5%. 1:271. 25,000
- Rutgers Club, a corpn, to Isaac A Samuels et al trus. Lenox av, No 216, e s, 21 s 121st st, 20x80. Prior mort \$23,000. Dec 17, 10 years, without interest. Dec 18, 1907. 6:1720. 6,000
- Schwartz, Moritz to Wm Zuckerman. 79th st, No 316, s s, 204 e 2d av, 20x102.2. P M. Prior mort \$10,000. Dec 19, 1907, 3 years, 6%. 5:1453. 3,500
- Shapiro, Simon to Charles A Fisher. 150th st, No 275, n s, 250 w 7th av, 40.11x99.11; 150th st, No 281, n s, 372 w 7th av, 40.11 x99.11; 150th st, No 283, n s, 413.8 w 7th av, 40.11x99.11. P M. Prior mort \$90,000. Dec 18, due July 1, 1908, 6%. Dec 19, 1907. 7:2036. 25,000
- Sostman, Clementine and Carrie Lasker to Anna Othile. 69th st, No 114, s s, 131.6 w Columbus av, 17x100.5. Dec 18, 1907, due, &c, as per bond. 4:1140. 1,500
- Shapiro, Isaac to Ballston Refrigerating Storage Co. 3d av, No 514, w s, 72.3 n 34th st, 24.10x63.2; 91st st, Nos 406 to 416, s s, 94 e 1st av, 125x100.8. Dec 16, demand, 6%. Securities payment of \$2,000 for merchandise, &c. Dec 17, 1907. 3:890 and 5:1570. 2,119.85
- St Luke's Home for Aged Women, a corpn, with Annie W Ulman. 123d st, No 119 West. Extension mortgage. Dec 18. Dec 19, 1907. 7:1908. nom
- Seal, Harris with John T Willets, as guardian Josiah M Willets. Monroe st, No 167, n s, 185.10 w Montgomery st, 26.7x100. Extension mortgage. Nov 11. Dec 18, 1907. 1:269. nom
- Stemme, John with Aaron Gordon. Norfolk st, No 140, e s, 150 n Rivington st, 25x100. Subordination agreement. Dec 18, 1907. 2:354. nom
- Slater, John J, of Brooklyn, N Y, to Charles F Bauerdorf and ano exrs Albert J Adams. 31st st, No 54, s s, 80 e 6th av, 20x63. P M. Dec 16, 3 years, 5%. Dec 17, 1907. 3:832. 23,300
- Scheer-Ginsberg Realty & Construction Co to American Mortgage Co. 138th st, n s, 350 e Lenox av, 75x99.11. P M. Dec 13, 1 year, 5½%. Dec 17, 1907. 6:1736. 22,500
- Scheer-Ginsberg Realty & Construction Co to American Mortgage Co. 138th st, n s, 250 e Lenox av, 100x99.11. P M. Dec 13, 1 year, 5½%. Dec 17, 1907. 6:1736. 30,000
- Schallek, Max L and Morris Levy to Edw A Weiss. 109th st, No 20, s s, 119 w Madison av, 31x100.11, due Jan 1, 1911, 6%. Dec 17, 1907. 6:1614. 5,000
- Scheer, Sigmund to Rudolph Kanareck. 28th st, Nos 305 and 307, n s, 80 e 2d av, 41.3x98.9. Prior mort \$50,913.33. Dec 12, 1 year, 6%. Dec 13, 1907. 3:934. 2,500
- Sorgan, Augusta to Morris Levy. 57th st, No 327 n s, 300 w 1st av, 22x100.4. Prior mort \$14,000. Nov 29, demand, 6%. Dec 13, 1907. 5:1350. 2,000
- Stocky, Peter V trustee Henry Clausen, Jr, with Dorbar Realty Corpn. 124th st, Nos 527 and 529 West. Extension mort. Oct 15. Dec 18, 1907. 7:1979. nom
- Schwab, Carl A with Joseph and Barbara Cuchal. Av A, No 1359. Extension mort. Oct 25. Dec 18, 1907. 5:1467. nom
- Shaffer, Geo H to Ambrose S Murray, Jr, trustee Maria J Kemp Cooke. 32d st, No 156, s s, 200 w 3d av, runs w 16.8 x s 51.6 to c 1 Elbert st, x n e 10 to c 1 former Louisa st, x e 15.1 x n 43.4 plot begins 200 w 3d av, and 43.4 s 32d st, runs s 38.4 w 15 x n — x n — to intersection of c 1 of Old Louisa st and c 1 of Old Elbert st, x s e 14.8 to beginning, together known as 156 E 32d st. Dec 17, 3 years, 5%. Dec 18, 1907. 3:887. 7,000
- Stern, Joseph and Edward B Marks to Theo Kempe. 21st st, No 34, s s, 273.5 e Broadway, 25x92. Prior mortgage \$35,000. Dec 15, due, &c, as per bond. Dec 16, 1907. 3:849. 8,000
- Schultz, Christoph with Jane E Oothout. 92d st, No 153 West. Extension mortgage. Dec 9. Dec 16, 1907. 4:1223. nom
- Streep, Robert S to August Hassemmer. Amsterdam av, No 770, w s, 50.5 s 98th st, 25x92.5. P M. Prior mort \$15,000. Dec 16, 1907, 5 years, 6%. 7:1869. 15,000
- Seoville, Agnes M to Wm F A Kurz. Lexington av, No 645, e s, 75.5 n 54th st, 25x100. Prior mort \$27,500. Dec 12, due Apr 12, 1908. —. Dec 16, 1907. 5:1309. 525
- Sutherland, Wm E to Wm F Donnelly. Lafayette st, (Elm st), No 8, s w cor Duane st, No 42, runs s 18.3 x s w 23.3 x n w 19.2 x n e 10.8 x again n e 20.7 to s s Duane st x s e 8.1 to beginning. Prior mort \$35,000. Dec 14, 1 year, 6%. Dec 16, 1907. 1:155. 9,000
- Tishman, Henry with Elinor W Squier guardian Chas B Squier. Av B, Nos 50 to 54. Subordination mort. Dec 16. Dec 18, 1907. 2:399. nom
- Towle, Henry B of Rye, N Y, Alice T Smith of New Rochelle, N Y, Jane A Stout of Short Hills, N J, and Anne, Mary S and Chas S Towle, of Mamaroneck, N Y, and Stevenson Towle, Jr, of N Y, and Marjorie A Beales, of Harrison Station, N Y, with Saint Rose's Settlement of the Catholic Social Union. 71st st, No 257, n s, 82.6 w 2d av, 18.6x102.2. Extension agreement. Nov 11. Dec 13, 1907. 5:1426. nom
- Tangney, Patrick J to Lion Brewery. New Chambers st, Nos 52 and 54. Saloon lease. Dec 16, demand, 6%. Dec 19, 1907. 1:115. 1,679.77
- Teichman, Abraham to Wm R Wilder and ano exrs Thomas Russell. 4th st, No 56, s s, about 150 e Bowery, 25x96.2. P M. Dec 1, due Nov 26, 1917, 5%. Dec 14, 1907. 2:459. 10,000
- Trustees of Columbia College in City of N Y with Loyal L Smith. Broadway (11th av), c 1 at s s of a party road bet lands of Taylor and Knapp, runs n w as it winds and turns 61, 133, 187, 190, 140, 135, 43 and 180 to end of road x n w 222 x s w 448 to 160th st x s e 414 x s e 265 x n e 73 x s e 60 x n e 105 x s e 457 to c 1 Broadway (11th av), x n e 225 to beginning, with rights to ½ of said road, except parts for 11th av, now Broadway, and Fort Washington av and Boulevard Lafayette. Extension mortgage. Dec 18. Dec 19, 1907. 8:2135—2136—2137. nom
- Utter, Emily to THE ROYAL BANK. 182d st, s s, 50 e from s e cor Wadsworth av, runs n 70 x e 50 x s 70 to 182d st and w 50 to beginning, probable error. Assignment of rents. Dec 18. Dec 19, 1907. 8:2165. 2,000
- Wittner, Sigfried to Rosalie Sichel. 163d st, Nos 444 and 446 West. Assignment of rents. Nov 14. Dec 18, 1907. 8:2110. nom
- Wessell, Nickel & Gross, a corpn, with BOWERY SAVINGS BANK. 10th av, Nos 636 and 638, n e cor 45th st, Nos 457 to 461, runs n 44 x e 75 x n 46 x w 15 x n 110.10 to s s 46th st. Nos 452 to 458, x e 90 x s 100.5 x w 24.2 x n 10.2 x w 25.9 x s 110.7 to n s 45th st, x w 100 to beginning. Extension agreement. Dec 9. Dec 17, 1907. 4:1055. nom
- Weil, Jonas and Bernhard Mayer with Second Congregational Unitarian Church. Goerck st, No 32. Subordination mortgage. Dec 12. Dec 16, 1907. 2:322. nom
- Ward, Caroline S to James W. B Rockwell. 8th st, No 103½, n s, 261.6 e 1st av, 13.6x93.11. 1-3 part. Dec 12, due Nov 1, 1909, 6%. Dec 14, 1907. 2:436. 1,500
- Wallach, Frank, Ferdinand Von Inten, Rebecca W Von Inten and Madeleine A Fritsche exrs Henry Wallach with Joseph Hornthal. 53d st, Nos 329 to 341, n s, 200 w 1st av, 131x100.5. Extension agreement at 4½%. June 20. Dec 16, 1907. 5:1346. nom
- WASHINGTON TRUST CO of N Y with Helen A J Wissmann. 3d av, No 1229, s e cor 71st st, ——. Extension mortgage at increased interest of 4½% to 5%. Nov 1, 1907. Dec 19, 1907. 5:1425. nom
- Weinstock, Wm to Alex A Tausky. Monroe st, No 268, s s, 75 w Jackson st, 25x87x25x87.10. Prior mort \$25,000. Dec 19, 1907, 3 years, 6%. 1:261. 3,000
- Weiss, Emanuel to Sarah Frank. 13th st, No 647, n s, 88 w Av C, 27.6x103.3. Dec 16, 3 years, 5½%. Dec 17, 1907. 2:396. 18,000
- Wallach, Frank, Ferdinand Von Inten, Rebecca W Von Inten and Madeleine A Fritsche exrs Henry Wallach with Timothy Sheehan and John H McGurk. 77th st, No 214, s s, 230 e 3d av, 25x102.2. Extension agreement. Oct 29. Dec 16, 1907. 5:1431. nom
- Wise, Nathan with Fanny Ellinger. 87th st, No 42, s s, 306 e Columbus av, 22x100.8. Extension mortgage. Dec 13. Dec 16, 1907. 4:1200. nom
- Wallach, Frank et al exrs Henry Wallach with Martin Wortmann. 2d av, No 1148, e s, 100.10 s 61st st, 20x75. Extension mortgage. Oct 29. Dec 16, 1907. 5:1435. nom
- Weinstein, Morris to UNION TRUST CO of N Y. Water st, No 383, s s, about 60 w Catharine Slip, 20x80. Dec 16, 5 years, 5½%. Dec 17, 1907. 1:251. 5,000
- Wener, Jacob and Henry Epstein with Ray E and David Matshak trustees Saml Matshak. Audubon av, Nos 11 to 15, s e cor 166th st, No 518, 70.3x100x83.5x95. Subordination mortgage. Dec 4. Dec 16, 1907. 8:2123. nom
- Zinke, Delia to Caroline Laubheim. 97th st, No 129, n s, 524 e Amsterdam av, 16x100.11. Dec 16, due, &c, as per bond. Dec 17, 1907. 7:1852. 4,000

### BOROUGH OF THE BRONX.

- Acme Building Co to Geo G Dutcher as committee Sarah J Whitman. 169th st, s w s, 100 n w Shakespeare av, 50x150, except part for st. P M. Dec 18, 2 years, 6%. Dec 19, 1907. 9:2517. 2,000
- Ashman, Saml with Theo Roehrs. Washington av, No 1285. Extension mort. Dec 3. Dec 16, 1907. 9:2390. nom

# JOHN C. ORR CO., India, Java and Huron Sts. and East River SASH, DOORS, BLINDS AND HOUSE TRIM LUMBER OF ALL KINDS FOR BUILDERS City of New York, Borough of Brooklyn

Telephone  
848 Greenpoint

- Ahlbum, Carl E to Louis Gates. Kingsbridge terrace, n s, 152.11 w Kingsbridge road, 26.6x147.2x26.4x129.10. Prior mort \$5,000. Dec 16, due June 1, 1910, 6%. Dec 17, 1907. 11:3240. 700
- Bleyer, Alfred with Harris Friedman and Barnet Feinberg. Stebbins av, w s, 175 n Jennings st, 75x100. Extension mortgage. Dec 3. Dec 18, 1907. 11:2964. nom
- Bleyer, Simon F and Carrie exrs Emanuel Bleyer with Harris Friedman and Barnet Feinberg. Stebbins av, w s, 100 n Jennings st, 75x100. Extension mortgage. Dec 14. Dec 18, 1907. 11:2964. nom
- Burland, Wolf to Minnie T Marsh. 183d st, n w cor Belmont av, 75x100. Dec 18, 3 years, 6%. Dec 19, 1907. 11:3087. 7,000
- \*Burrell, Mary E to Alice L Hawes committee Mary Crosbie. Gleason av, n s, 25 e 175th st, 25x100. Dec 13, 3 years, 5½%. Dec 16, 1907. 5,000
- Bergen, Wm C to John J O'Grady. Decatur av, or Norwood av, n s, 250 e Mosholu Parkway North, 25x110. Dec 16, due Jan 1, 1911, 5½%. Dec 17, 1907. 12:3332. 7,000
- \*Blass, Gustave to Jennette E Ackerman. Olinville av, w s, 650 n 216th st, 25x100.3, Olinville. Dec 16, 3 years, 5½%. Dec 18, 1907. 4,500
- Busch, Charles H to Adelheit Heuer. Valentine av, No 2924, s e s, 175.10 s w Bedford Park Boulevard, also 182.6 s w Southern Boulevard, 37.6x100. P M. Prior mort \$3,750. Dec 17, 3 years, 6%. Dec 18, 1907. 12:3297. 3,000
- Balschun, Adolph to Lambert Suydam. Morris av, w s, 144.8 s Burnside av, 150x100; Morris av, e s, 227.11 s Burnside av, 75x100. Dec 9, 1 year, 6%. Dec 13, 1907. 11:2829 and 2807. 5,500
- Bergen, Wm C to Leonard Hangen. Topping av, s w cor 173d st, 95x95. Dec 12, due Jan 1, 1911, 6%. Dec 14, 1907. 11:2791. 7,000
- Connell, Mary J to Cath Baumeister. Fulton av, No 1198, s e s, 184.4 s w 168th st, 16.8x100, except part for av. Dec 16, 3 years, 5½%. Dec 18, 1907. 10:2611. 2,500
- Connolly, Mary to Martin Norz. Morris av, Nos 587 and 589, w s, 59.2 n 150th st, 34.1x100. Dec 16, 3 years, 6%. Dec 17, 1907. 9:2440. 5,000
- Conlan, James P to Samuel Lucatcher. Prospect av, n w cor 181st st, 66x150, being lot 77 map East Tremont, plot begins at n s lot 77 or 66 n 181st st and 100.1 w Prospect av, runs n 44 x w 50 x s 44 x e 50 to beginning, being part lot 76 same map. Prior mort \$13,500. Nov 29, demand, 6%. Dec 16, 1907. 11:3097. 1,000
- Dumey, Michael and Frank Katz, of Brooklyn, N Y, to Saml Klar et al. Cauldwell av, Nos 724 and 726, e s, 100 s 156th st, 40x—x40x100.9; also property in Kings Co. Dec 16, installs, 6%. Dec 17, 1907. 10:2628. 2,500
- \*D'Angelo, Antonio to Robert A Joyce. Maple av, s e cor Ruskin st, 51.5x74.9x47.2x58.6. Dec 17, due, &c, as per bond. Dec 19, 1907. 11,000
- Di Toro, Amodio and Teofilo Zanchelli to Felice Tocci. Morris av, Nos 631 and 633, w s, 58.10 s 152d st, 58.10x100x58.11x100. Prior mort \$91,000. Dec 11, due Jan 1, 1909, —%. Dec 14, 1907. 9:2441. 2,000
- Freer, Orson to City Real Estate Co. Bathgate av, e s, 200.4 s Pelham av, 54.6x90. Dec 12, due, &c, as per bond. Dec 13, 1907. 11:3059. 6,000
- Fine, Jacob to Anna L Bachmann. Brook av, No 1460, e s, 34.2 n St Pauls pl, 25x100.6. Dec 14, due, &c, as per bond. Dec 16, 1907. 11:2895. 10,000
- Feller, Harry to Anna M Sottong. Clinton av, w s, 26.1 n 181st st, 20x99.2. Dec 17, 3 years, 5½%. Dec 18, 1907. 11:3098. 5,500
- \*Fennell, Wm S to A Hupfels Sons. Main st, w s, opposite Mary st, Westchester. Saloon lease. Dec 6, demand, 6%. Dec 17, 1907. 862.50
- Goss, Wright D to Philip Yockel. 156th st, s w s, at s e s Fox st, 210 to n w s Southern Boulevard x100. Certificate as to participation in mortgage. April 19. Dec 17, 1907. 10:2720. —
- \*Gamache, Joseph to Frederick Rieper. Morris Park av, n s, 240 e White Plains road, 50x95. Prior mort \$12,000. Dec 10, 2 yrs, 6%. Dec 16, 1907. 1,400
- Guidera, Annie to Joe Guidera and ano. Cambreling av, e s, 100 n 188th st, 75x100, except strip 3x100, lying n of line, 167 n 188th st. Prior mort \$3,000. Nov 12, 1 year, 6%. Dec 18, 1907. 11:3075. 1,200
- Goeller, Chas Le Baron, child and heir at law of Christian F Goeller, and Sarah A Goeller to Edwin C Moody. Union av, w s, 311 s w Boston av, runs w 102 x n w 20.7 x e 114.2 to Union av x s 16.8 to beginning. Oct 10, 2 years, 5%. Dec 19, 1907. 11:2961. 1,500
- Gerleit, August with St Lawrence University of Canton, N Y. St Anns av, n w cor 148th st, 25x99.4. Extension mortgage at increased interest of 5% to 5½%. Dec 18, 1907. 9:2275. nom
- Gray, Robert J to Frederick S Lee. Whitlock av, e s, 642.10 s Leggett av, 75x85. P M. Dec 14, 2 years, 6%. Dec 17, 1907. 10:2604. 1,000
- \*Guerrero, Peter F to Fredk C Scheele. Commonwealth av, n w cor Beacon st, 25x100; Commonwealth av, w s, 25 n Beacon st, 25x100. Dec 18, due July 1, 1909, 6%. Dec 19, 1907. 700
- Hunneke, Henry to Louise Booss. 182d st, or road leading West Farms to Kingsbridge, n cor Adams pl, runs n e along w s Adams pl, 122.6 x n w 127.5 to st x s e 179 to beginning, except part for Arthur av and 182d st. Dec 19, 1907, 3 years, —%. 11:3071. 12,000
- \*Henning, Mary M with Chas W Briggs. Ellis av, n w cor Pugsley av, 261.2x84.11x— to Pugsley av x40.2. Agreement that there is only \$1,800 advanced on mort of \$4,000 and balance will be advanced Jan 10, 1908. Dec 16, Dec 18, 1907. nom
- \*Hooks, Katherine P to Louise Langbein. Commonwealth av, n w cor Mansion st, 25x100. Dec 14, 3 years, 5%. Dec 19, 1907. 4,000
- Heim, Selma S to Rudolph Glattli. 162d st, No 775, n s, 94.10 w 3d av, 17.6x100. Prior mort \$10,000. Dec 11, 10 years, —%. Dec 13, 1907. 9:2367. 5,000
- Harnisch, Fredk R to John M Fauser. 170th st, s s, 98.4 e Prospect av, 25x126.2x25x125.5. Oct 14, due, &c, as per bond. Dec 13, 1907. 11:2963. 5,000
- Hoffman, Herbert P with Grace C Marvin. Anthony av, No 2017, w s, 44.5 n Bush st, —x—. Subordination agreement. Aug 5. Dec 13, 1907. 11:2813. nom
- Hughes, James to A Hupfels Sons. Bailey av, No 2896. Saloon lease. Sept 24, demand, 6%. Dec 17, 1907. 12:3260. 2,485
- Hauck, Edward T to A Hupfels Sons. St Anns av, No 169. Saloon lease. Dec 4, demand, 6%. Dec 17, 1907. 9:2263. 4,247.20
- Henderson, Frank E to A Hupfels Sons. Washington av, No 875. Saloon lease. Dec 12, demand 6%. Dec 17, 1907. 9:2382. 1,367.88
- \*Henry, Lena to Caroline Keller. 7th st, n s, 130 w Av B, 25x80. P M. Prior mort \$4,000. Dec 17, 2 years, 6%. Dec 18, 1907. 1,500
- Heutter, Luisa to Ebling Brewing Co. Belmont av, No 1974, e s, 208.5 n 177th st, 18.10x100. Dec 18, 1907, demand, 6%. 11:—3079. 800
- \*Henning, Mary M to Chas W Briggs. Ellis av, n w cor Pugsley av, 261.2x84.11x— to Pugsley av x40.2. Dec 16, 3 years, 6%. Dec 18, 1907. 4,000
- Ingram, Emma A to G H Lester Realty Co of N Y. Washington av, w s, 135 s w 178th st, 25x150, except part for av. P M. Dec 18, 3 years, 5½%. Dec 19, 1907. 11:3034. 6,000
- \*Johnson, John A to William Eichman. Rosedale av, e s, 200 n Merrill st, 25x100. Prior mort \$3,100. Dec 16, due, &c, as per bond. Dec 17, 1907. 500
- \*Joehneke, Henry C or Henry C Jenkins to Maria C Langschmidt. Barker av, s w cor Morris st, 42.9x90x61.5x92.6, except part for for Bürke av, Westchester. Dec 13, due, &c, as per bond. Dec 16, 1907. 3,000
- Kaplan, Abraham with Esther Lidz and ano. Washington av, w s, 40 s 171st st, 50x100.3. Extension mort. Dec 12. Dec 13, 1907. 11:2902. nom
- Krabo, Marie wife August to Eliza Dayton. 182d st, s s, 55 n w Hughes av, runs s w 100 x s e 55 to Hughes av x n e 100 to st x n w 55 to beginning, except part for st and av. All title to triangular plot adj above on south. P M. Nov 25, 1 year, 5%. Dec 19, 1907. 11:3070. 4,750
- Lawyers Mortgage Co with M Rosenthal. Monroe av, n e cor 173d st, 95x—x95x95. Extension agreement. Dec 10. Dec 18, 1907. 11:2791. nom
- Lindenbaum, Regina and Leon Salpeter to Theodore Hoehler. Wendover av, s e cor Washington av, 25.3x91.3x25x94.10. Prior mort \$23,500. Nov 29, due, &c, as per bond. Dec 14, 1907. 11:2912. 12,000
- Lakner, Herman with Annie Evans. Wendover av, Nos 747 and 749. Extension mort. Oct 23. Dec 14, 1907. 11:2913. nom
- \*Lesser, Simon and Giovanni Turco to Vinzo Campiglia. Bronx Terrace, e s, abt 715 s 224th st, 60x105, also 55 s from line bet lots 1175 and 1174, runs e 105 x s 60 x w 105 to Bronx Terrace x n 60 to beginning, being part of lot 1175 map Wakefield. Dec 10, due May 10, 1908, —%. Dec 14, 1907. 500
- Lomax, Annie to Eva Powell and ano. Intervale av, w s, 193.10 n Westchester av, 50x100. Dec 12, due Dec 1, 1909, 5½%. Dec 13, 1907. 10:2699. 4,000
- Same to Solomon C Powell. Same property. Dec 12, due June 1, 1909, 6%. Dec 13, 1907. 10:2699. 1,500
- \*Lockwood, Eveline V to EASTCHESTER SAVINGS BANK. 234th st (20th av), s s, 127.5 w Carpenter av, 25.4x114.6. Dec 14, 3 years, 6%. Dec 16, 1907. 2,400
- Laporto, Antonino to Geo Ramm. 183d st, No 916, late Columbia av, s s, 50 w Hughes av, 25x75, except part for st. P M. Prior mort \$—, Nov 25, due May 1, 1908, 6%. Dec 18, 1907. 11:3071. 1,450
- Liebertz, Joseph to John J Barry. 3d av, e s, 264 s 170th st, old line, runs s e 209.8 x n e 50 x n w 209.6 to av x s w 50; 3d av, e s, 75 n e from s w cor lot 86, runs s e 209.5 x n e 25 x n w 209.5 to av x s w 25 to beginning, being part of lot 86, map Morrisania; also strip 2x209 lying n of above premises. P M. Dec 9, 3 years, 6%. Dec 16, 1907. 11:2925. 3,000
- Lawyers Mortgage Co to Harry M Austin. Bergen av, No 498, s e s, 82.4 n e 147th st, 27.5x60.7x25x71.10. Extension mortgage. Dec 13. Dec 17, 1907. 9:2292. nom
- Munday, Hugh C to Henrietta M Carter. Jerome av, e s, 169.11 s w Mount Hope pl, 41.2x110.8x40x100.11. June 12, due Nov 17, 1909, 5%. Dec 13, 1907. 11:2851. 3,500
- McAdam, Ronald to Mary S Todd. 198th st, n s, 189.3 e Jerome av, 25.11x126.3x25x132.11. Dec 5, 3 years, 5½%. Dec 13, 1907. 12:3319. 5,500
- Same to same. 108th st, n s, 240.10 e Jerome av, 25.10x119.7x25x126.3. Dec 5, 3 years, 5½%. Dec 13, 1907. 12:3319. 5,500
- Same to same. 198th st, n s, 215.1 e Jerome av, 25.10x119.7x25x119.7. Dec 5, 3 years, 5½%. Dec 13, 1907. 12:3319. 5,500
- MERCANTILE TRUST CO with Ferdinand V Morrison et al. Park av, e s, 150 n 138th st, 50x222.4 to w s of Canal. Extension mort. Nov 1. (Dec 12, 1907.) Dec 13, 1907. 9:2340. nom
- McDonough, James Wm and Martin J and Mary E McDonough to James Douglas. Van Cortlandt av, s s, 600 w Spuyten Duyvil road or Park av, 35x150. Dec 16, 1907, due Jan 1, 1910, 5%. 13:3417. 500
- \*McGuire, Dennis to EASTCHESTER SAVINGS BANK. 224th st, n s, 205 e White Plains road, 25x114, Wakefield. Dec 14, 3 years, 6%. Dec 16, 1907. 500
- \*Murray, Thomas W Jr to Edward A Kelly. 216th st, n s, 50 w Tilden av, 25x102.3x34.4x125.9, Laconia Park. P M. Dec 10, 2 years, 6%. Dec 17, 1907. 425
- \*Same to same. 216th st, n w cor Tilden av, 25x102.3x34.4x78.8. P M. Dec 10, 2 years, 6%. Dec 17, 1907. 650
- \*Same to same. Tilden av, w s, 78.8 n 216th st, runs n w 68.8 x n 39.10 x s e 91.7 to n s Ash av x s w 29.4 to beginning. P M. Dec 10, 2 years, 6%. Dec 17, 1907. 425
- McCormick, Richard A to Wm C Bergen. Decatur av or Norwood av, n s, 250 e Mosholu Parkway North, 25x110. P M. Prior mort \$7,000. Dec 16, 3 years, 6%. Dec 17, 1907. 12:3332. 2,500
- Metropolis Securities Co with Amelia Isele. Weeks av, w s, 6 n 173d st, 30x95. Extension mortgage. Dec 12. Dec 17, 1907. 11:2793. nom
- Moorhead Realty & Construction Co to David Allan Sr. 147th st, n e s, 155 s e Robbins av, 75x79, except part for Concord av. Nov 29, 1907, due Dec 1, 1908, 5%. Dec 14, 1907. 10:2579. 3,000
- McConnell, Arthur to Alex J McConnell. Park av, e s, 409 n Quarry road, 75x150, except part for Park av. Dec 12, 3 years, 5%. Dec 13, 1907. 11:3036. 2,200
- Nolting, Theodore with Anna L Bachmann. Brook av, No 1460. Subordination mort. Dec 14. Dec 16, 1907. 11:2895. nom

MAPLEDORAM & CO. Bay Ridge Property Our Specialty

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Branch Office: Bay Ridge Ave., cor Fort Hamilton Ave.

\*North Side Cornice & Roofing Co to Harry C Bryan. Lafayette st, e s, 125 s St Raymond av, 25x100. Dec 14, due Mar 1, 1908, 6%. Dec 16, 1907. 1,000
\*North Borough Home Co to Louis Macousey. Carpenter av, e s, 75 n 234th st, 25x100.5. Dec 17, due, &c, as per bond. Dec 19, 1907. 528
Oak Point Land & Dock Co with East Bay Land & Impt Co. Plot bounded w by N Y, N H & H R R yards, n x e l Eastern Boulevard and s s of Eastern Boulevard, e by Tiffany st and s by exterior line of water grant, except as follows: Plot abt 4 acres adj said R R yards and conveyed to Rock Plaster Co; also plot of abt 2 acres adj Tiffany st and known as Moffatt plot, abt 6993-13.-860 parts; plot abt 1 1/2 acres adj Tiffany st, known as Giles plot and all sts, avs or roads owned by City of New York. Extension agreement. Dec 12. Dec 13, 1907. 10:2606-2766-2767 and 2774. nom
Olpp, Wm F to Geo A Seib. 140th st, s s, 354.9 e St Anns av, 38 x100. Prior mort \$36,000. Dec 6, 1 year, 6%. Dec 18, 1907. 10:2552. 1,000
Pulver, Eliz extrp Peter Pulver with Herbert W Spencer and ano. Kelly st, No 51, w s, 375 n 156th st, ——. Extension mortgage. Dec 6. Dec 18, 1907. 10:2701. nom
Pouch, Fredk H and Alonzo B exrs Alfred J Pouch with Annie Sattler. Mapes av, No 2144, e s, 22x145. Extension mort. Nov 12. Dec 14, 1907. 11:3111. nom
Phelps, Hiram L with BOWERY SAVINGS BANK. Willis av, No 144. Extension mort. Dec 12. Dec 17, 1907. 9:2279. nom
Russhon, Joseph to Mary Russhon. Decatur av or Norwood av, e s, 313.4 s 205th st, 25x112.6. P M. Sept 4, 1 year, 6%. Dec 13, 1907. 12:3353. 2,000
Rogers, Hubert E to Katharine T Martin and ano. 188th st, s s, 225 w Bathgate av, 95x100. P M. July 9, 3 years, 5 1/2%. Dec 16, 1907. 11:3057. 3,000
\*Reutler, Dorothy to Alice L Hawes committee Mary Crosbie. 172d st, w s, 203.6 s Westchester av, 25x100. Dec 13, 3 years, 5 1/2%. Dec 16, 1907. 3,500
Reis, Augusta to Nicholas Conforti. 151st st, n s, 400 n w Morris av, runs n e 59.3 x n w 61.4 to e s Park av x s w 63.6 to st x s e 83.7 to beginning. Prior mort \$7,500. Dec 18, 1907, due July 1, 1908, 6%. 9:2441. 14,250
Raible, August to John H Buscall. Brook av, No 1255, w s, 279.11 n 168th st, 45x90. P M. Prior mort \$26,000. Dec 13, due Mar 13, 1908, 6%. Dec 14, 1907. 9:2396. 4,500
Same to same. Same property. P M. Prior mort \$30,500. Dec 13, due Mar 13, 1908, 6%. Dec 14, 1907. 9:2396. 5,500
Rohrbach, Anna with Theo Roehrs. 175th st, No 781 East. Extension mortgage at increased interest of 5% to 5 1/2%. Oct 4. Dec 19, 1907. 11:2955. nom
Simmmonds, Hilbert C to Yonkers, N Y, to Rosario Lentino. Katonah av, s w cor 238th st, 100x85. Prior mort \$18,000, given to secure mechanic's lien. Nov 30, 1 year, —%. Dec 19, 1907. 3,200
Sawyer, Larina and Alice G with Isidor and Henry Steiner and Joseph Kopperl. Park av, s e s, at s w s 166th st, 255.4x188.11 x238.10x97.7. Extension mortgage. Dec 11. Dec 18, 1907. 9:2387. nom
Segrave, James S to Park Mortgage Co. Newton av, w s, 206.1 n 256th st, 50x100; 256th st, s e cor Valles av, 63.11x90.2x52.9 x95.9; Faraday av, n s, 194 w Fieldston road, runs n 100 x w 150 x n 190 to s s Mosholu av x w 87.3 x s e 246.11 to Faraday av x e 92.6 to beginning. Dec 12. 1 year, 6%. Dec 17, 1907. 13:3421. 5,000
Seiffert, Franciska with Sarah A Sykes. Melrose av, s w cor 158th st, runs w 99 x s 73.3 x e 99 to Melrose av x n 30.1 x w 74 x n 17.2 x e 74 to Melrose av x n 26 to beginning. Extension mortgage. Nov 7. Dec 18, 1907. 9:2404. nom

Sohon, Michl D to TITLE GUARANTEE & TRUST CO. Chisholm st, No 1344, e s, 25 s Jennings st, 16.8x75. Dec 13, due, &c, as per bond. Dec 14, 1907. 11:2972. 1,600
Somers, Thos T to Abraham D Reis. 3d av, No 3649, w s, 526 n 169th st, 25x104.8x25x104.4. Dec 13, 1 year, 6%. Dec 14, 1907. 11:2910. 1,500
Schwab, Henrietta M with Fredk Schnauer. 148th st, No 668 East. Extension mort. June 7. Dec 18, 1907. 9:2292. nom
Steinmetz, Amelia to Henry Barge. Home st, n s, at n w s West Farms road, runs n e 65.1 to w s Longfellow av x n 7.9 x n w 109.5 x s 33.9 x w 25 x s 81.5 to Home st x e 87.8 to beginning. Dec 16, 3 years, 5%. Dec 17, 1907. 11:2993. 2,500
Stone, Chas F Jr. Declaration relating to two mortgages for \$7,500 and \$5,500, made by Mary A Walker to said Chas F Stone Jr and Mary S English as trustees for Amy E Fleming, and which are about to be assigned to Patrick G Tighe. 177th st, or Dock st, No 2, near Cedar av. Dec 16. Dec 18, 1907. 11:2883.
Sullivan, Patrick J to New York & Suburban Operative Building & Loan Assn. Decatur av, e s, 135.4 n 207th st, 50x190 to Parkside pl. Dec 18, 1 year, 6%. Dec 19, 1907. 12:3355. 900
Thornton Bros Co to Atlantic Dock Co. 169th st, s w cor Teller av, 200 to e s Findlay av x90. Dec 16, 1907, 1 year, 6%. 9:2431-2436. 25,000
Same to same. Same property. Consent to above mort. Dec 16, 1907. 9:2431-2436.
Same to same. Same property. Certificate as to above mort. Dec 16, 1907. 9:2431-2436.
Trowbridge, Charlotte F to Thomas McLure. Westchester av, w s, 170.4 s Bryant av, runs w 116.6 x s — x e 96.9 to av x n 100 to beginning. Dec 16, 3 years, 6%. Dec 17, 1907. 10:2751. 6,000
Tappen, Susan S with Harry Fishman. Hull av, n w cor Ozark st, 125x100. Extension mort. Nov 4. Dec 17, 1907. 12:3348. nom
\*Taylor, Walter W, of Winterhaven, Fla, to Henry L Crane. Lots 110, 111, 138, 139, 172, 505 to 509 map Arden property, Eastchester and Westchester. P M. Dec 13, 1907, 1 year, 6%. 1,760
Uhl, John with Nettie B Eells. 169th st, s w s, 105 n w Franklin av, 35x112x32x116. Extension mort. Nov 23. (Dec 12, 1907.) Dec 13, 1907. 10:2612. nom
Wenigmann, Ernest to Kate Sibbel. Creston av, No 2027, w s, 268.8 s Burnside av, 28.6x100. Dec 12, due, &c, as per bond. Dec 16, 1907. 11:2807 and 2808. 4,000
Whiteside, George W to Century Investing Co. Nelson av, e s, 200 s Macombs road, 25x85.9x26.9x76.3. P M. Nov 12, 2 years, 5%. Dec 16, 1907. 11:2876. 800
Yawger, Isaac C, Brooklyn, with Carl P Crolley, of Mt Vernon, N Y. 139th st, n s, 156.6 e Alexander av, 25x100. Extension mortgage. Dec 18. Dec 19, 1907. 9:2302. nom
Yawger, Isaac C, Brooklyn, with James Weldon. 139th st, n s, 131.6 e Alexander av, 25x100. Extension mortgage. Dec 18. Dec 19, 1907. 9:2302. nom
Yawger, Isaac C, Brooklyn, with Nathan Himowich. St Anns av, w s, 50 s 158th st, 25x100. Extension mortgage. Dec 18. Dec 19, 1907. 9:2360. nom
Zaccardo, Francesco to East Bay Land and Impt Co. Randall av, s s, 50 w Manida st, 25x100. P M. Dec 18, 1907, 5 years, 5 1/2%. 10:2768. gold, 1,100
Zoetzl, Joseph L to J C Julius Langbein. College av, e s, 152.7 n 169th st, 50x100; College av, w s, 765.2 n 169th st, 25x92.6; College av, w s, 315.2 n 169th st, 400x92.6; College av, w s, 190.2 n 169th st, 50x92.6. P M. Prior mort \$38,000. Dec 9, 3 years, 5%. Dec 16, 1907. 11:2783-2784-2785. 1,100

For other Judgments in Foreclosure Suits, Lis Pendens, Foreclosure Suits, Judgments, Satisfied Judgments, Mechanics' Liens, Building Loan Contracts and Satisfied Mechanics' Liens, etc., see 1035, 1036, 1037 and 1038.

FILINGS OF DEC. 20.

LIS PENDENS.

799 TENEMENT HOUSE LIS PENDENS. Dec. 20.
112th st, n s, 200 e Broadway, 25x100.11. Watson Flagg Engineering Co agt University Construction Co; action to declare lien; att'ys, Wetherhorn & Link.
75th st, n s, 210 w 3d av, 20x102.2. 1st av, e s, 52.2 n 73d st, 25x87. Lazarus Spero agt Jacob Spero et al; partition; att'y, J Levy.
120th st, n s, 125 e 7th av, 18x100.11. Marcus Kenner agt Robert Friedman et al; action to declare trust; att'y, M N Schleider.

FORECLOSURE SUITS.

73d st, s s, 100 w Av A, 25x102.2. Hannah Strouse agt Meta S Geils et al; att'y, M Rapp.

JUDGMENTS.

Dec.
20 Bauer, Frederick—N Y City Ry Co.....costs, 108 88
20 Burwell Edward & Mary J—Hydraulic Press Brick Co.....187.90
20 Barg, Wm F & Meta—Geo W Martin et al.....131.21
20 Bird, Patrick H—Frederick St John et al.....1,092.32
20 Beinfeld, Hyman—N Grunzfelder.....84.97
20 Beach, Louis—Standard Plumbing Supply Co.....162.77
20 Block, Joseph—Phillip Heyman.....94.41
20 Blanch, Joseph D—Wm H Delauney.....4,439.20
20 Ceburce, Henry—Michele Atenasio.....49.39
20 Carmody, Richard—Morris Weitzman.....128.91
20 Cushman, Arthur H—Lord & Taylor.....102.22
20 Clarke, Herman—Alexander Rothschild.....207.00
20 Clark, Wm A—Geo A Treadwell.....44,894.43
20 Clark, Chas W—the same.....costs, 188.39
20 Coleman, Harry F—Eugene L Bushe, S.837.32
20 Clarke, Ambrose—N Y City Ry Co.....costs, 108.88

20 Cochran, Richard & Augusta—Sallie Cochran.....7,636.95
20 Caro, Abraham—Daniel Steinberg et al.....168.22
20 Chenkin, Benjamin—Barnet L Abrams.....26.15
20 Carpenter, Geo H—Fred Bowes et al.....122.12
20 Duerr, Chas A—Margaret A Whalen.....1,379.13
20 Dole, Henry C—L Harding Rogers, Jr.....30.11
20 Dougherty, James F—Wm H S Wood et al.....52.70
20 Davis, Annie—Berthold M Schey.....38.49
20 Daly, Martin—C H R Woodward et al.....122.41
20 Dessauer, George—John F Staiber.....354.76
20 Dunn, Peter B—People, &c.....548.84
20 the same—the same.....548.84
20 Donohue, Wm H—Charles Milang.....311.84
20 Diestel, John W—Chas G Riehl.....32.41
20 Evans, J Harry—Frank H Lockwood et al.....92.78
20 Farrell, Matthew—Rose Tillman.....31.01
20 Franke, Frederick R—Arlington Heights Fruit Co.....4,596.95
20 Frost, Emma R—Blanche S Jury.....6,295.42
20 the same—Frederick H Jury.....1,194.24
20 Fritsch, George—Abraham Heyman.....43.54
20 Fechtenburg, William—James J Hoey.....costs, 2,092.18
20 Filch, Frank W—John J Bradley.....519.72
20 Gross, Jacob B—Henry C Friedman.....1,603.03
20 Gerlaid, Peter—Jennie Walsh.....645.98
20 Hunt, John—G F Coehland & Co.....53.81
20 Hayes, John W—Alfred Meisel.....94.46
20 Horowitz, Hyman—Jacob Poris.....170.25
20 Hornaday, John P—Oliver Typewriter Co.....113.91
20 Heyman, Amelia—Arthur M Munt.....costs, 111.00
20 Hendrycy, Chas F—Flora Rosenfeld.....319.56
20\*Holland, William—Hydraulic Press Brick Co.....187.90
20\*Homer, Abraham—the same.....187.90
20 Houlihan, Daniel J—James Plunkett et al.....17.97
20 Hill, Max—Sophia E Bauer et al.....125.43
20 Iasparra, Rocco admr—N Y City Ry Co.....costs, 108.88
20 Jewett, Henry S—N Y Telephone Co.....41.28
20 Judd, Anna A—the same.....48.02
20 Jasper, William—the same.....145.52
20 Knepper, Herman—East Side Lumber Co.....50.33
20 Kreuseher, Robert—James Plunkett et al.....67.98
20 Kavanagh, Sarah E—N Y Telephone Co.....23.00
20 Kessler, Samuel—the same.....107.30
20 Kauder, Morris—the same.....20.90
20 Kirschner, Robert—the same.....41.93
20 Kevorkian, Anna—the same.....46.40

20 Kaplan, Phoebus—the same.....27.61
20 Kurzrok, Raphael—Adolf Mandel (D).....17,235.20
20 Kaplan, Joseph—Jacob Poris.....170.25
20 Kalchheim, Henry—Murtha & Schmoel Co.....2,652.58
20 Kitchen, James—Geo A Treadwell.....costs, 188.30
20 Lee, Harry E—Waldorf Astoria Hotel Co.....2,480.10
20 Levy, Jacob—Simon Lefkowitz.....2,916.37
20 Lowando, Alexander A—N Y Telephone Co.....69.93
20 Langsfeld, F Ralph—the same.....70.00
20 Levin, Leon—Jonas Weil et al.....222.98
20 Lawrence, Wm M—Geo J Kuck.....156.78
20 the same—Joseph Ohmeis.....266.80
20 Lynch, William—Leonhard Bauer.....35.11
20 Lurie, Alexander—Richard Magee.....86.76
20 Liebesman, Louis—Michael Mayer.....1,457.80
20 Mattes, Frank—N Y City Ry Co.....costs, 108.88
20 Miller, Edward, Jr—N Y Telephone Co.....39.88
20 Noonan, Christopher—the same.....41.95
20 Mulcahy, Mary—the same.....27.53
20 May, Fred—the same.....26.55
20 Miller, John—Joseph Jersey.....82.25
20 Menschel, Benjamin—Bernard Nadler et al.....385.06
20 Maher, Michael & Patrick—I Dreher.....250.00
20 Meredith, Philip H admr—M A Downs.....624.94
20\*Miller, John—Harry Loeb.....44.04
20 Murphy, John—John E Sheehan.....1,055.58
20 Mac Donald, James A—Geo A Treadwell.....costs, 188.30
20 Marcuson, Sam—George Heller.....167.40
20 Mengis, Roberta—Lichtenstein Millinery Co.....323.37
20 Murphy, Joseph W—Joseph H Morong.....costs, 75.56
20 Malchitsky, Sam & Sarah—Lieberman Dairy Co.....92.17
20 McConnell, James—C V King.....239.46
20 Niedringhaus, Frederick C—Joseph Doelger et al.....878.07
20 Nertney, James P—Jacob Scadron et al.....87.00
20 Olsson, Charles—N Y City Ry Co.....costs, 108.88
20 O'Rourke, Dan—Mary Shirley.....82.40
20 Orr, Thomas—Michael J Fallon.....2,654.16
20 Pickett, John—Henry Loeb.....44.04
20\*Passell, John—the same.....44.04
20 Paillard, Marie B—N Y City Ry Co.....108.88
20 Pellegrini, Frank—Paul Seglie.....42.77
20 Paff, John H—Samuel Krieger.....costs, 210.32
20 Portman, Isaac—Frederick Hollender & Co.....66.41

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The best is the cheapest. Fine made-to-order Rustless Wire Screens for Windows, Doors, Porches, etc., Spring Sliding or Stationary. Send for our new Catalogue. Let us give you an estimate. Telephone, 102 Gramercy.

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AND ALL LARGE CITIES

- 20 Ruggiero, Antonio—Henry G Silleck, Jr. 221.58
20 Reich, Rudolph & Harold A—Isidore D Morrison et al 119.31
20 Rouss, Peter W—William Feldman 1,238.38
20 Rosenblatt, Albert—City of N Y costs, 108.35
20 Schulz, Theodore E—Pyramid Garage Co. 105.21
20 Shapiro, Jacob & Meyer—John R Fisher 205.09
20 Sanford, Frank—Goodyear Rubber & Tire Co. 261.92
20 Splaine, Joseph—Otto H Lewandowski 443.75
20 Schapierer, Abraham—Standard Plumbing Supply Co. 479.72
20 the same—the same 142.22
20 Smith, Chas W—Otto Lewandowski 443.75
20 Saloschin, Richard—V Fricke 454.15
20 Schwartz, Thomas W—W C Johnson 1,401.08
20 Stahl, Chas A—Arlington Heights Fruit Co. 4,596.95
20 Schwenk, Samuel R—Honet Lorge 66.69
20 Starr, Joseph W—the same 66.69
20 Stevens, Theodore E—the same 66.69
20 Salzano, Raphael—Henry G Silleck, Jr. 221.58
20 Streeter, Wm E—Interstate Dredging Co. 32.89
20 Schierenbeck, Fred—Harry Brenner 587.98
20 Stahl, Charles & Frank—Wm C Winter et al. 448.06
20 Sauer, George—Christian Herrlich et a
20 Tevis, John—Waldorf Astoria Hotel Co. 2,480.10
20 Utey, Wm R—Worden A Smith 639.52
20 Ullman, Isaac W—Frank Addieg. 169.41
20 Van Kleesk, Harry S—Herman Conheim 5,882.58
20 Watson, Lindsay—Geo A Treadwell costs, 188.30
20 Wells, Irene B—L Harding Rogers, Jr 116.16
20 Waterman, Harry A—Clarence D Davis 145.66
20 Woerner, Chas F—Abraham Lubetkin et al 134.95
20 Warner, James H—Ira P Swan 295.56
20 Wiener, Martha—Arthur M Mundt costs, 111.00
20 Wisseman, Henry H—Edw S Alpaugh et al 247.40
20 Zorn, Victor L—Arlington Heights Fruit Co. 4,596.95

CORPORATIONS.

- 20 McKee & Beers Construction Co—J Edward Ogden Co. 466.31
20 South Coast Hotel Co—Florence D Hyman. 534.41
20 the same—Ray H Wolf 484.41
20 The M Fine Realty Co—Daniel Steinberg et al 168.22
20 Schumann & Co—Thomas O Smith et al 414.31
20 Eldean Realty & Construction Co—Max Shenadel 59.12
20 The Baltimore & Ohio R R Co—Annie Katz 579.23
20 Interborough Building Co—John H Werbelovsky 279.54
20 Schumann & Co, Inc—Albert Lajotte 114.29
20 Guardian Trust Co of N Y—Wm L Bull et al costs, 105.29
20 Hawthorne Building Co—Jennie Kind 484.00
20 Interborough Bldg Co—J Casmento et al 932.72
20 New York General Metal Works—James H Burtenshaw 2,344.14
20 Henry Erkins & Co—C Volney King 235.30
20 New York Ry Co—Magnus Swenson 50.00
20 42d st, Manhattanville & St Nicholas Av R R Co—Jacob Schmidt 599.88
20 Guardian Trust Co of N Y—Stephen Peabody costs, 153.29
20 United Verde Copper Co—Geo A Treadwell costs, 188.30
20 Great Bear Spring Co—Rosanna McGuire 1,548.63
20 Third Av R R Co—City of N Y costs, 123.75

SATISFIED JUDGMENT.

Dec. 20.

- Adler, Sigmund—Rogers & Pyatt, Inc. 1907. 77.01
Burdett, Wm F, Jr—The Fuchs & Lang Mfg Co. 1907 219.45
Donnelly, Wm F—C F Wight et al 1907. 102.90
Goodstein, Joseph—S Katz. 1906 159.91
Galbraith, Anna—W L Jenison. 1907. 88.81
Hunter, Carrie—M R Goelet et al. 1902. 119.35
Same—C Heymann. 1901 2,019.68
Hunter, Carrie—M R Goelet et al. 1902. 88.28
Kaplan, Louis & Joseph—G Gotthelf. 1907. 330.75
Kornbluh, Adolph & Frank Romanelle—S Weil. 1907 849.33
McCarthy, Calahan—H Clausen & Son Brewing Co. 1903 3,129.82
Melville, Geo W & John H Mac Alpine—J H Flagler. 1907 114.03
Rogers, John F—L W Thompson. 1907. 61.16
Salomon, Saul—T P Spitz. 1907 1,481.43
Sykes, Thomas F—McKillop, Walker & Co. 1902 104.92
Latham, Ernest B—Bank of Hicksville. 1907. 583.63
Wilson, Albert L—I K Bernstein. 1907. 91.44
Youngs, Martha—A M Constantine. 1907. 46.07
Youngs, Martha—S Monson. 1907. 27.97

CORPORATIONS.

- Maine Steamship Co—E Rubin. 1907. 815.38
Crescent Parts Co—Greenwich Printing Co. 1907 270.88
Charles F Fischer Lumber Co—M Endelman. 1907 69.43
Mutual Commission Co—Swift & Co. 1907. 37.19
Aetna Ins Co—M Dick. 1907 707.75

MECHANICS' LIENS.

Dec. 20.

- 296—Crotona Park East, Nos 1444 to 1448. Wilkins av. No 1567
Abraham Liediker agt Jerry Altieri Co and J Moschkowitz 291.65
297—24th st, Nos 425 to 435 East. South Amboy Terra Cotta Co agt Joseph J Little, J J Little & Co and Thomas J Brady Co. 1,350.00

- 293—Willett av, e s, 150 n 215th st, 25x100. Thomas & J Moffet agt J M Ivers and Hess & Kammerer 300.00
299—3d st, Nos 191 and 193 East. Tony Malkiewicz agt John Barkin and Glick & Allen. 175.00
30—3d av, s e cor 169th st, 200x200. Geo J Schnatz agt John Eichler Brewing Co and Joseph Hollerith 1,030.66
301—99th st, Nos 10 and 10 1/2 West. Morris Bass agt Mary M A O'Sullivan and Dr John J O'Sullivan 63.00
302—117th st, Nos 521 to 527 East. Goldin & Hapin agt Montifore Realty Co. 300.00
303—Carroll lane, s s, 100 e Green lane, 25x100. Lawrence Rizzo agt Pasquale Olivete and Salvatore Bocagna 25.00
304—Clay av, No 1034. Julius Junger agt Saul Goldstein and Leo Sonnenberg 135.00
305—Broadway, No 1369. Simeon B Eisendrath agt Daniel I Bradley, Mary B Averill and Matthew Bernheim 220.00
306—3d av, s e cor 169th st, 150x150. Thomas Windsor agt John Eichler Brewing Co and Joseph Hollerith 175.00
307—Canal st, No 73. Rosenberg & Aronson agt Isaac Schreiber 11,500.00
308—79th st, n s, 100 e 1st av, 100x156.10. Wm D Bike agt Saint Monica's Roman Catholic Church and Peter Boland 790.86
309—Riverside Drive, s e cor 137th st, 103x110. Keefe & Murphy agt Noel Realty & Construction Co 4,020.00
310—62d st, n s, 160 e 2d av, 75x90. S P Pearson Co agt Benitor Revira and J C Lyons Building & Operating Co. 6,350.00
311—24th st, Nos 421 to 437 East. Kyrle S Evans agt Joseph J Little and Thomas J Brady Construction Co 4,975.00
312—Madison av, n e cor 133d st, 99.11x100. Neal & Brinker Co agt Abraham Shatz and Vincent C Corrier 449.55
313—141st st, s s, 406.8 e St Anns av, 100x95. Same agt The Sancar Co. 173.02
314—233d st, s s, 55 e 5th av, —x—. John G Johnson agt Martha M Young 750.00
315—1st av, Nos 659 and 661. Joseph S Mitola agt Vito Perrone and Pellegrino Colletti 450.00
316—Failes st, e s, 150 n Lafayette av, 50x100. Henry Gerner agt R Dresher and wife and Charles Peterson 240.00

BUILDING LOAN CONTRACTS.

Dec. 20.

- 3d av, n w cor 121st st, 126.2x150x irreg. Minister, Elders and Deacons of Reformed Low Dutch Church of Harlem of the Ninth Ward, City of N Y, loans Geo B Corsa to erect a 2-sty commercial building; — payments. 50,000

SATISFIED MECHANICS' LIENS.

Dec. 20.

- 10th av, Nos 285 to 291. John F Cronin agt Lowenfeld & Prager et al. (Sept 11, 1907) 152.90
Same property. Louis Liggio agt same. (Aug 14, 1907) 75.00
Same property. Louis Wideke agt same. (Aug 29, 1907) 50.00
Same property. Mollie Nusbaum et al agt same (Sept 13, 1907) 76.00
Same property. Max Bolik agt same. (Aug 24, 1907) 55.00
Carroll lane, s s, 400 e Green lane. Guisepp G Zibelli agt Pasquale Olivete et al. (Dec 4, 1907) 275.00
Katonah av, s w cor 238th st. Luzopous Ventantonio agt Herbert C Simmonds. (Oct 29, 1907) 1,050.00
Home st, n s, whole front between Prospect av and Stebbins av. A R Bass & Son agt The M V Construction Co. (Oct 21, 1907) 46.69
East Broadway, No 92. Louis Pinals agt John Goldman et al. (Nov 12, 1907) 120.00
St Nicholas av, w s, 125 n 141st st. Thomas J McCall agt Callahan et al. (Dec 19, 1907) 60.00
136th st, Nos 504 to 518 West. John Cullo & Bro agt Bessie C Clark. (Dec 7, 1907) 150.00
Same property. Hudson Brick & Cement Co agt same. (Oct 25, 1907) 713.33
136th st, Nos 504 to 510 West. Michael Quinn agt Bessie C Clark et al. (Sept 17, 1907) 125.00
Same property. Leonard Prevost agt same. (Sept 17, 1907) 50.87
136th st, Nos 502 to 510 West. National Mantel & Looking Glass Co agt Bessie C Clark. (Aug 24, 1907) 376.00
136th st, s s, 100 w Amsterdam av. Robert J Rofrano agt same. (Sept 16, 1907) 118.25
Same property. Frank Fasano et al agt Hyman Horwitz et al. (Dec 13, 1907) 110.25
143d st, Nos 294 to 300 East. George E Sealy agt Morris & Sussman et al. (Sept 28, 1907) 104.00
Broadway, No 810. The Roebing Construction Co agt The Apartment Construction Co. (Oct 11, 1907) 685.00

JUDGMENTS IN FORECLOSURE SUITS.

Dec. 12.

- 137th st, No 519 East. North New York Co-operative Building & Loan Assn agt Chas J Klein et al; J Homer Hildreth, att'y; Jesse W Tobey, ref. (Amt due, \$6,868.64.)
104th st, Nos 76 and 78 West. Mishkind Feinberg Realty Co agt Abraham Geilich et al; Arnstein & Levy, att'ys; Wm L Turner, ref. (Amt due, \$11,774.66.)

Dec. 13.

- 137th st, s s, 950 w Home av, 50x110. Adrian H Jackson agt Epstein Cohen Co et al; Steph-

- en H Jackson, att'y; Morris Cukor, ref. (Amt due, \$23,036.02.)
109th st, No 234 East. Abraham Cohen agt David Left; Wm J Lippmann, att'y; Dudley J Malone, ref. (Amt due, \$3,094.50.)
Christie st, No 18. Julius H Seymour agt Moses H Weinstein; Julius H Seymour, att'y; Arthur D Truax, ref. (Amt due, \$30,254.98.)

Dec. 16.

- 137th st, Nos 59 and 61 West. Frank B French agt Philip L Cohen; Foley & Martin, att'ys; Christine G Moritz, ref. (Amt due, \$14,661.)
175th st, n s, 182.6 w Amsterdam av, 43.9x99.11. Chas W Brand agt Arthur W Saunders et al; Action No 1; Stern, Christiancy & Riegelman, att'ys; James T Brady, ref. (Amt due, \$24,558.73.)
175th st, n s, 226.3 w Amsterdam av, 43.9x99.11. Same agt same; Action No 2; same att'ys; same ref. (Amt due, \$24,558.73.)

Dec. 17.

- Jumel pl, w s, 113.8 s Edgecombe rd, 109x100. George Ehret agt Jacob Gutending; Edw M Burghard, att'y; Phoenix Ingraham, ref. (Amt due, \$53,523.30.)
8th av, Nos 2902 and 2904. Mary Cohen agt James L Rich et al; Feltenstein & Rosenstein, att'ys; Alfred Lauterbach, ref. (Amt due, \$16,145.83.)
Hamilton pl, sw cor 144th st, runs w 125 x s 99.11 x w 50 x s 99.11 to 143d st, x e — x n e — to beg. Broadway, s e cor 144th st, runs e 100 x s 199.10 to 143d st, x w 100 x n 199.10 to beg. Realty Transfer Co agt John V Signell Co. Harold Swain, att'y; Edgar H Rosenstock, ref. (Amt due, \$21,236.66.)
97th st, n s, 300 w Central Park West. 25x100.3. Alice H Sturges agt Raphael Kurzrok et al; Stephen P Sturges, att'y; Edward Browne, ref. (Amt due, \$8,340.)

Dec. 18.

- Park av, No 1984. Julius Levy agt Bernard J Clark; Morris Cooper, att'y; Robert L Cutting, ref. (Amt due, \$9,918.26.)
Park av, No 1986. Same agt Louis Singer; same att'y; same ref. (Amt due, \$9,081.20.)

LIS PENDENS.

Dec. 14.

- Summit av, n e cor 164th st, 25x100. Stephen D Ditchett agt Mary A Colleran et al; action to set aside transfer; att'y, J Friedman.
119th st, Nos 306 and 308 East. Jacob Siris et al agt Bettie Simon; action to declare lien; att'y, J H Reiter.

Dec. 16.

- Lots 108, 109, 110, 267, 269 and 270, map made by E H Holden, Bronx. Louise E Monnot et al agt Alice L Beach; action to debar claim, &c; att'y, E Huerstel.
Lots 90b, 90a, 99, 100 and 101, map made by E H Holden, filed June 27, 1904, in New York County, Bronx. Louise E Monnot et al agt Susan H Rudd; action to debar claim, &c; att'y, E Huerstel.
Lots 114 to 119, 198, 271 and 272, map made by E H Holden, Bronx. Louise E Monnot et al agt Josephine F B Murphy et al; action to debar claim, &c; att'y, E Huerstel.
42d st, No 251 West. David Shuldiner agt Regent Realty Co et al; action to foreclose mechanics lien; att'ys, Eidlitz & Hulse.
North Moore st, n s, 20.2 e Washington st, 19.6x50.
Washington st, n e cor North Moore st, 50x20.2. Washington st, Nos 282 and 284.
Augusta L McFarlane et al agt John V Brower et al; partition; att'y, W H Good.

Dec. 17.

- Marvin pl, n e s, lot 37, 22.5x87.3x irreg. Angelo Pagnuco agt Luigi Carota; specific performance; att'y, C Bisberg.
112th st, Nos 522 and 524 West. Neal & Brinker Co agt Seppl Co et al; action to foreclose mechanics lien; att'y, W H Dodd.
Avenue A, No 31. Jake Solomon et al agt Barney Scher et al; action to foreclose mechanics lien; att'ys, L & J Weinberger.
5th av, No 281. Wm C W Child agt Wm B H Martin et al; action to foreclose mechanics lien; att'ys, G E & E C Brown.

Dec. 18.

- Bartholdi st, — s lots 109, 110 and 111.
Magenta pl, — s lots 130 and 130a, map of building lots in 24th Ward, near Williamsburg Station.
James M Hutton agt Edgar D Smith et al; ejectment proceedings; att'y, C P Caldwell.

Dec. 19.

- Willard st, s s, 350 w Oneida av, 25x150. Van Nest Wood Working Co agt Elizabeth N Considine et al; action to foreclose mechanics lien; att'y, D S Decker.
Baxter st, Nos 83 and 85. Louis Gordon agt Thomas White et al; action to declare vendee's lien; att'y, J Gordon.
46th st, Nos 345 and 347 East. John L Walsh agt Jacob Gantz et al; action to impress lien; att'y, F J Griffin.
Eastern Boulevard, n s, adj lands of heirs of G Doty, 54.3x327. Bronx. William Henderson agt Benjamin F Nelson et al; specific performance; att'y, H Herst.
124th st, No 510 West. Geo W Sandford agt Elizabeth K Smith; action to declare deed void; att'y, H J Cohen.
Washington av, w s, 242 n 178th st, 107x145x 107x146. Edward Weber agt Isidor Robinson et al; action to foreclose mechanics lien; att'y, O E Davis.

FORECLOSURE SUITS.

Dec. 14.

- Madison av, s w cor 134th st, 99.11x10. Eleanor P Wentworth agt Morris Weinstein; att'ys, Wentworth, Lowenstein & Stern.

We Rent a Gas Range \$3 Per Year

GAS COOKERS GAS HEATERS

We Rent a Gas Range \$3 Per Year

SOLVE THE FUEL PROBLEM :: CLEANLY, EFFICIENT, ECONOMICAL

CONSOLIDATED GAS COMPANY OF NEW YORK

128th st, No 102 East. Anna C E Schreiber et al agt Frank Frankel et al; att'y, C Schwick.

Sylvan pl, w s, 46 n 120th st, runs w 95.1 x n 54.11 x w .11 x n 25.11 x e 96 x s 90.10 to beg.

Union av, n w cor 150th st, 25x100. Edw A Davis agt Paolo Doino et al; L A Abrams.

Hughes av, e s, 146.2 s 188th st, 24.10x87.6. Joseph Rosenzweig agt Arcangelo Mezzacappa et al; att'y, F D W Searing.

50th st, Nos 401 and 403 East. Joseph S Marcus agt Mount Morris Construction Co et al; att'y, H Flugelman.

7th av, No 363. Mayer S Auerbach agt Herman Aaron et al; att'y, M Stern.

147th st, No 818 East. Israel Glick agt Ida Pollack et al; att'y, J Gordon.

Central Park West, w s, 25.2 s 99th st, 55.6x 100. Herman Auerbach agt Ira L McCord et al; att'ys, Kantrowitz & Esberg.

95th st, n s, 400 w West End av, runs w 17.5 to Riverside drive or av, x n 108.8 x e 133.2 x s 100.8 to beg. The Maple Realty Co agt Geo W Levy Building Co et al; att'ys, M S & I S Isaacs.

182d st, n s, 70 e Audubon av, 50x79.9. North American Mortgage Co agt Samuel A De Walt-off et al; att'y, C L Westcott.

138th st, n s, 344.2 e Southern Boulevard, 225x 100. The Mutual Life Ins Co agt Broadway Reliance Realty Co et al; att'y, J McKeen.

Franklin av, No 1372. John C Gulick agt Wm H Milton et al; att'y, J G Gulick.

138th st, n s, 295 w 5th av, 75x99.11. Corporate Realty Ass'n agt Hyman H Goldberg et al; att'ys, Strauss & Anderson.

7th av, n w cor 150th st, 79.11x100. Three actions. Title Ins Co of N Y agt Ignatz Roth et al; att'y, A L Westcott.

131st st, s s, 90 e Old Broadway, 85.3x107x75x 66. North American Mortgage Co agt J Goldman Realty & Construction Co et al; att'y, C L Westcott.

10th av, n w s, 94.10 s Hawthorne st, 67.6x — John Haven agt Sarah V Baker et al; att'ys, R & E J O'Gorman.

133d st, n s, 60 e Madison av, 50x99.11. Martha Barnard agt Vincent C Corrier et al; att'ys, Lese & Connolly.

Madison av, n e cor 133d st, 99.11x60. Frederick Lese agt same; att'ys, Lese & Connolly.

137th st, n s, 150 e Lincoln av, 50x100. Chas E Rushmore et al; att'ys, Rushmore, Bisbee, Rogers & Stern.

Lot 137, map of part of Inwood, 12th Ward. Lillie H Seaman agt Wm H Flitner et al; att'ys, J W & C J McDermott.

Water st, Nos 614 and 616. Jacob Spielberg et al; agt Samuel Lemkin et al; att'ys, Schenkman & Brown.

47th st, No 47 West. Joseph Redmond et al agt Elizabeth R Dinsmore; att'y, E Schultze.

110th st, n s, 275 e 7th av, 70.11x100. Consolidated National Bank of New York agt Joseph Oussani et al; att'ys, Hess, Churchill & Marlow.

122d st, s s, 100 w Amsterdam av, 100x95.11x irreg. Thomas J Morrow agt Isaac Huppert et al; att'y, J C Weschler.

18 Ashcom, Mary E—the same .....22.74 18 Anderson, George—National Alumni.....119.22 18 Ader, Max—Charles Bettels .....359.74

18 Aiker, Annie—Max Brayer .....94.43 18 Allen, Oliver H—Fahrikoid Se.....234.76 18 Applebaum, Harry—Vincent Bonagur.449.66

18 Atkin, Edgar M—Walter T Stern.....59.65 18 Aron, Joseph—Conron Bros Co.....47.09 18 Adler, Sigmund—James A Stevenson.102.65

18 Arbecam, B L—Henry F Colborn.....799.15 18 Abrams, Isaac—Mayer Fink et al.....51.56 18 Adwab, Abraham—Isaac Podlesh et al.68.80

18 Apfel, Sigmund F—Solomon Pizer .....541.31 18 Burger, Sam—Natan Frank.....31.63 18 Bornstein, Joseph & Louis—S Weinstein et al.....29.40

18 Barry, Frank—Pleasant Spring Distillery Co.....80.71 18 Becker, August—Yorkville Bank.....883.44 18 Benenkrob, David—George Frankel et al.....188.86

18 Brown, Wm V—Cheesebrough Bldg Co.178.88 18 Berglass, Michael P—Morris Schleiff.498.36 18 Bernstein, Samuel I—the same.....498.36

16\*Bonagur, Vincent—Roof Maintenance Co.....192.61 18 Bell, Edwin Q—Woodlawn Cemetery.3,072.24 18 Belantino, Rocco, gdn—N Y City Ry Co.....costs 107.88

18 Belantino, Rocco—the same.....costs 107.88 18 Brown, Payton—the same.....costs 108.88 18 Brown, Francis—the same.....costs 108.88

18 Butler, James J—William Pratlie et al.....costs 145.49 16\*Brittin, Louis H—Wm J Bagnell.....471.42 18 Bernstein, Freeman—Alfred J Cammeyer.....61.48

18 Burk, Samuel H—Chas E Monroe.....186.39 18 Bender, Frederick R—the same.....186.39 18 Boeniger, John—Victor Neustadt.....65.41

18 Baldwin, Wilmer A—Harry Feder.....7,911.44 18 Bauman, Adolph—Chas G Willoughby.81.20 18 Butterworth, Henry—Fichling & Co.....15.17

18 Bjerring, Florence—Harrie C Manheim.44.41 18 Burns, Chas C—George Hoepfner et al.24.56 18 Brussell, Richard—Jerome Uptigrove et al.....126.38

18 Brice, Stewart M—Lyman Brandon.1,969.82 18 Bernstein, Isaac M—Louis Jacobson et al.....1,535.48 18 Bos, Marius F—Michael Hlalki.....5,048.38

18 Brandenburg, Broughton—Kathleen V Oehler et al.....37.29 18 Burns, Chas E—Manhattan Laundry.....150.77 18 Brodt, Fritz—N Y Telephone Co.....98.27

18 Blaine, Lena H—the same.....30.86 18 Baumell, John M—the same.....73.97 18 Busse, Wm G—Gustave H Schrock et al.....44.04

18 Berkowich, Herman—Aaron Kommel.....costs 274.64 18 Bruckman, Hyman—Henry Katz.....196.91 18 Buger, Herman—Hyman Eisenstadt.....113.27

18 Bottengoff, Leon—M Zimmerman Co.....98.14 18 Bolam, Geo F—Michael Friedsam.....519.72 19 the same—the same.....264.72

19 Badger, Wm O—Geo R Sutherland.....51.88 19 Breisacher, Wm H—Hugo Cohn.....62.36 19 Booth, Julia W—Chas F Kehoe.....108.21

19 Berman, Barnett—Chas A Leffets Co.....112.91 19 Butler, Mary E—Morris M Kramer.....49.24 19 Bruce, Thomas A—Livingston Norman.144.40

14 Charlton, James H—William Goldstone et al.....33.41 14 Campbell, James J—Wm W Astor.....68.23 14\*Cox, Harold—Mlle Zingarella.....534.41

14 Cox, Arthur S—Vieve Morrill.....1,353.72 14 Cohen, Benjamin—Harry A Rothman.....costs 83.53 14 Chenkin, Barnef—Edward Horowitz.....95.65

16 Campbell, John B—Corn Exchange Bank.....113.88 16 Clark, Francis A—Samuel Goldman.....81.30 16 Campbell, James E—Edward Coyne et al.....829.41

16 Call, Ray—Paul W Horbach.....318.95 16 Conrad, Felix—Herman Rosenfeld.....72.79 16 Cohen, Isaac—Herman Mendelson.....349.32

16 Cohen, Morris—E A Coudax & Co.....65.17 17 Chanler, Robert W—Elbridge T Gerry.574.86 17 Corwin, Roberta—Mrs Osborn Co.....850.76

17 Colwell, James M—John H Brewster.1,605.17 17 Copeland, Thomas C—Leroy B Crane.....262.47 17 Connah, Douglas J and Nora L—Riverside Bank.....1,914.91

18 Cramer, Chris C—N Y Telephone Co.....24.61 18 Cohen, Julia or Mrs Max—the same.....28.90 18 Coquard, Maude—the same.....25.54

18 Caro, Abraham—the same.....33.34 18 Clark, Cecile F—the same.....32.20 18 Campbell, Ida A—Chas E Francis.....238.43

18 Corster, Henry F—N Y City Ry Co.....costs 22.78 18 Corster, Carrie—the same.....costs 22.78 18 Curran, Martin W—Perkins Goodwin Co.85.01

16 Dupree, Fanny—Hepners Hair Emporium Inc.....76.91 17 Demacus, Peter—George Hoepfner et al.175.41 17 Duncan, Geo J—Elwyn G B Riley.....206.91

17 Davey, Edward—Security Trust & Life Ins Co.....costs 112.33 18 Donnelly, George—N Y Telephone Co.....31.....155.16

18 de Waltoff, Samuel A—the same.....29.90 18 di Gennaro, Rosina—N Y Telephone Co.31.18 18\*Daniilowitz, Meyer—Eva Walk.....179.91

18 Dash, Max—Meyer Lehman et al.....370.97 19\*Degutz, John—Mendel Rabinowitz et al.147.31 19 Daniele, Daniel—Lazar Jacobsohn.....98.63

19 Donnegan, John A—Alice J Early.....2,154.22 19 Dickinson, Percy—Geo A Ward, Jr.....62.53 14 Elsoffer, Laura—Clarence M Lewis.....25.40

18 Everitt, Walter M—N Y Telephone Co.....41.36 18 Enwer, Laura—Met Tobacco Co.....75.21 18\*Eustace, Mary S—Transit Realty Co.....113.05

14 Fleischer, Benjamin\* & Jacob—Solomon Bisguier.....67.61 14 Froelich, Antonio—Edward Moritz.....175.01 14 Fleischer, Louis—Benjamin Bernstein.....costs 69.62

16 Finegan, Austin—I Cornell Moran.....473.02 16 Frank, Meyer—Lillian B Leavitt.....2,545.43 16 Fleischer, Abraham H—Joseph Samuels et al.....203.92

16 Fischer, August—Samuel W Waldron et al.....341.91 17 Foster, Wm A—Proctor Realty Operating & Improvement Co.....517.46

17 Fine, Jacob J—Isaac S Heller.....342.78 17 Fischer, Albert—Alexander Strong et al.....costs 27.41 17 Farrell, Michael—M N Clement.....10.09

17 Fischer, Jacob—State Bank.....94.21 17 Frankel, Peter—Jacob Kulla.....117.01 18 Fleet, Chapin S—N Y Telephone Co.....154.85

18 Finamore, Vincenzo—Acker, Merrill & Condit Co.....149.39 18 Franco, Nicholas—F & M Schaefer Brewing Co.....723.39 18 Feinberg, Louis—N Y City Ry Co.....costs 109.88

19 Friedenber, Morris—Alexander J Scott.23.08 19 Friedman, Samuel—B Michelman.....20.01 19 Fitzgerald, David A—Geo R Sutherland.51.88

19 Ferguson, Edw H—Carl H Ahrens.....94.53 14 Getz, John—Wm W Astor.....123.94 14 Garcia, Juan—E D & J D Stein, Inc.....236.41

16 Green, John R—John F Harrington.....147.54 16 Gminder, Geo F—Yorkville Bank.....883.44 16 Georjes, Christian—the same.....883.44

16 Gigoux, Alfred—Francois Chauvelot.428.27 16 Garrett, Seymour D and Geneva—Isidor H Simpson.....74.30 16 Gordon, Joseph—Solomon W Johnson.....118.66

16 Gordon, Meyer—the same.....223.91 16 Guile, Wm L—Lyman K Roloson.....347.89 16\*Ganib, Geo N—Austin H Watson et al.290.66

17 Gabel, Emil—Interborough Rapid Transit Co.....costs 107.88 17 Gardner, Margaret—Markenfield Construction Co.....325.80 17 Goodstein, Wm L and Blanche—12th Ward Bank.....946.62

17 Gordon, Isaac—State Bank.....94.21 17 Gannon, John W—Ernest A Van Vleck.484.41 17 Greenwald, Samuel—F K Roberts Co.100.11

18\*Goldenberg, Selig—Hyman Eisenstadt.113.27 18 Glyde, Alfred—John W Wilson.....139.15 18 Gielich, Abraham—Gustav Schamberger.151.36

18 Golden, Max—Joseph Weiner.....64.65 18 Gale, Geo H—Henrietta Stein et al.....507.98 18 Greene, Henry H—John G Bodenstein.236.81

18 Griffin, Sidney—Max Thorn.....32.51 18 Glaser, Louis—Etta Forgotston.....329.91 18 Graham, Thomas—Erie R Co.....costs 119.75

18 Goldman, Morris—Eva Walk.....179.91 19 Golomb, John—Globe Fireproof Door & Sash Co.....109.02 19 Gottlieb, Elsie—M M Kramer.....160.85

19 Gilman, Theodore P, Jr—Forbes R McCreery.....239.71 19 Giovanniello, Francesco—Violanti Giovan-nello.....costs 134.44 19 Goldman, Jacob—N Y Telephone Co.....75.89

19 Graham, Thomas—the same.....22.47 19 Golob, Israel—the same.....38.66 19 Golden, Bernard F—Lenox Iron Works.104.13

19 Green, Joseph—Aaron Litzky.....34.85 19 Grossman, Samuel—H Herrmann Lumber Co.....61.41 14 Harvier, Ernest—E W Bliss Co.....2,442.61

14 Hookey, Wm T—George Brown.....costs 103.22 14 Hearn, John J—M Francis Snowber.659.70 16 Helm, C Daniel—Corn Exchange Bank.113.88

16 Hookey, Wm T—Roof Maintenance Co.192.61 16 Hayman, William—Kiba Dorfman.....34.41 16 Hilgert, Mathew—Clara Fuld.....costs 88.25

16 Hirsch, Gustave—Solomon Spingarn et al.....179.96 16 Henderson, William—Joseph Buellerbach et al.....1,537.21 16 Hobbs, William, gdn—Charles Koenig.....costs 110.50

JUDGMENTS.

Dec. 16 Adams, James—Josephine Lazarus.....122.95 16 Avrutis, Aaron—Philip Markewitz.....162.15

17 Altouse, Walter—Bankers Trust Co.....costs 27.41 17 Altman, Henry—Stephen McBride.....327.46 17 Adelson, Herman M—Solomon Barup.....29.05

17 Avison, Jacob—Isaac Podlesh et al.....104.80 18 Anderson, Arthur W—N Y Telephone Co.....24.03

14 De Calde, Giuseppe—People, &c.....1,000.00 14 Daniels, John B—Wm W Astor.....59.72 16 Dorion, Edmond—Francois Chauvelot.428.27

16 Dubroff, Michael G—Alfred M Miller.....128.68 16 Dietrick, James—Samuel P Skinner.....557.61 16 D'Angelo, Antonio—Union Ry Co of N Y City.....108.75

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18 Himmelstein, Izra—Max Brayer.....94.43
19 Hoyt, Adelbert E—People, &c.....2,000.00
19 the same—the same.....3,000.00
19 Heinle, Wm F—Leo Wise.....261.94
19 Hausman, Abraham—N Y Telephone Co.46.26
19 Huf, Valentine—the same.....47.59
19 Hadley, Minnie—the same.....27.22
19 Hochman, Michael—the same.....29.23
19 Houghton, Harriet—the same.....25.67
19 Harper, Olive E—the same.....68.28
19 Hubner, Anna R—the same.....26.44
19 Hafelin, Arnold—the same.....28.54
19 Hunt, Lawrence M—the same.....42.60
19 Herz, Eugene S—the same.....46.07
19 Huneke, George—the same.....40.86
19 Halpape, Lizzie—N Y City Ry Co.....costs, 108.88
19 Harding, Geo E—Edw E Soltman.....86.94
19\*Helfenberg, David—Herbert J Linder.....costs, 50.77
19 Held, Emil—Ignatz Schneider et al.....29.65
19\*Herrwitz, Abraham—H Herrmann Lumber Co.....61.41
19 Hirschowitz, Fanny & Samuel—Ogden Lumber Co.....232.36
19 Hirsch, Louis—Solomon L Baron.....220.50
19 Helekal, Adolph—Edmund C A Corr.193.97
19 Hemming, Henry G—Monroe R Rothschild.....39.90
19 Holmes, Frank C—Hans Hansen et al.66.91
19 Inman, Willard F—Samuel A Park.1,032.22
19 Infantino, Nicola—Alexander Bolognesi et al.....27.51
14 Jordan, Isabella M—Frank J Welton.363.05
16 Jacobs, Maurice J—William Pratie et al.....costs 145.49
16 Jacoves, Louis J—Abraham Elfenbein.216.96
17\*Jones, Wm A and Henry—N Y Sand & Facing Co.....55.63
17 Jacobson, Benjamin—John K McAfee.....29.41
17 Jones, John S—Geo J Gould.....costs 117.28
17 the same—Wm E Guy.....costs 117.28
17 Jaffe, Sam—Mike Berman.....29.41
19 Jongers, Alphonse—Beale & Inman, Ltd.....293.48
19 Jameson, Mary E—Frank H Dodd et al.114.66
14 Kasner, Max—Morris Flocks.....534.72
14 Kane, Martin J—Thomas A Slabb.....593.50
16 Klotz, John—John Jaburg et al.....299.40
16 Katz, Charles—12th Ward Bank of the City of N Y.....464.40
16 Khouri, Nasim T—Austin W Watson.290.66
16 Kaminkowitz, Jacob—Solomon W Johnson.....218.66
17 King, Landon L—David Rousseau.....1,246.98
17 Kauffman, Harry—Frank M Price et al.139.82
17 Kahn, Baruch—Oscar B Lamline.....31.60
17 Kleinfeld, Gerson—12th Ward Bank.....946.62
17 Koplowitz, Bertha and Jacob—the same.....946.62
17 Kraft, Samuel—Harris Lurie.....costs 27.41
18 Klingenstein, Jacob—Morris Goldberg.513.02
18 Kalchheim, Henry—N J Terra Cotta Co.....502.70
18 Kleinman, Joseph—Marcus Leff et al.37.83
18 Kreizer, Bernard—Emil Zerkowitz.....costs, 25.00
18 the same—the same.....32.72
18 Kanarak, Morris—Sarah Wensel.....1,124.93
19 Kerstein, Frank—Joseph Seeman et al.183.04
19 Kohn, Armin—Jacob Meyers.....61.34
19 Knode, Chas W—Otto Scheilke.....182.21
19 King, Ernest J—Chas D Wright.....67.40
19 Kortright, E Theresa—N Y Transportation Co.....659.23
19 Klein, Samuel S—Solomon L Baron.....220.50
19 Kuenstler, Max—Edmund C A Corr.....193.97
19 Kleinfeld, Becky—Benj B Davis.....106.08
19 Kaplan, Louis—Meyer Sabsevitz et al.443.65
14 Lustgarten, Isaac—Benjamin Bernstein.....costs, 69.62
14 Levy, Abraham—Met St Ry Co.....47.90
14 Levy, Abraham, gdn—the same.....47.90
14 Leahy, Thomas B—Charles Burkelman.....costs, 117.85
14 Longobardi, Giuseppe—People, &c.....1,000.00
14 Lankinsky, Isaac—Felix Zadek et al.....42.22
16 Levine, Jacob—Louis Bornstein.....132.40
16 Lowry, James J—William Pratie et al.....costs 145.49
16 Levine, George—B Rubinowitz et al.....65.41
16 Librizzi, Luigi—Adams & Elting Co.954.59
16 Leitch, Peter J—Marcus Berliner et al.66.47
16 Ledwith, Louise D W, ex—City of N Y.....costs 114.85
17 Lawrence, Albert—People, &c.....1,000.00
17 Livingston, Solomon and Emanuel J—Horace Benton et al.....47.67
17 Livingston, Emanuel J and Solomon J—Paw Paw Grape Juice Co.....28.69
18 Lowenstein, Samuel—Charles Bettels.359.74
18 Liblang, Hugh—Louis Rand.....39.61
18 Longobardi, Giuseppe—Paul Seglie.....36.91
18 Lenihan, Kate—Interurban St Ry Co.....costs, 108.88
18\*Lippman, Jacob—Isidor Kalt et al.....178.24
19 Loeb, Sydney—Henry Grossman et al.35.71
19 Lightfine, John L—Octavia A Moss.....119.67
19 Le Feore, Daniel P—Louis Fischer.....221.02
19\*London, Albert—Mechanics & Traders Bank.....10,287.56
19 Loewy, Jacob—Seminole Distilling & Distributing Co.....140.51
19 the same—Adolf Prince.....40.28
14 Martocchia, John—N Y Telephone Co.47.08
14 Michaelson, Alexander—the same.....25.45
14 Miller, Wm & Emanuel H—George Gennerich et al.....574.85
14 Markham, James J—Philip M Comstock.....725.10
14 Moskowitz, Montague—Charles Goldberg et al.....216.72
14 Max, William—N J Terra Cotta Co.....520.41
14 the same—the same.....520.41
14 Minuth, Anna H—Louis A Shienart.....71.56
14 McElPatrick, Wm H—Margarette E McElPatrick.....1,011.88
14 McElPatrick, Margarette E—Wm H McElPatrick.....costs, 69.38
16 Myer, Julius—Nathan Lacher.....112.15
16 Moschowitz, Herman—Lord & Taylor.....718.83
16 Miller, Geo W—Lillian B Leavitt.....527.57
16 Mackay, John W—Chas E Monroe.....186.39
16 matheis, Joseph—Harry Leder.....7,911.44
16 McCue, Mary—James Hooley.....85.40
16 McCoy, Daniel F—Henry W Mack et al.79.26
16 McElkenney, Daniel F—Park Mortgage Co.....costs 12.31
16 McGlinchy, John F—Burnham & Phillips.....35.31
17 Morton, J Hatfield—N Y Telephone Co.500.02
17 Myerson, Myer—Third Av R R Co.....costs 108.88
17 Madden, Robert M—Chas G Baldwin.....109.18
17 Mead, William—Fickling & Co.....15.17
17 Meyer, Otto—George Hoepfner et al.....175.41
17 Macklin, Maurice B—Oscar Siegel.....59.41
17 McRae, Gustav A—A C & H P M Hall Realty Co.....172.21
17 Murnane, Jerry J—National Lead Co.151.53
17 Myer, Adolph, Jr—Federico Balzamo.143.61
17 Maisel, Jacob—David Ravitch et al.....559.65
17 McGinley, Chas A—Fritz Handrick & Sons.....42.98
17 McDermott, John and Thomas—Geo B Mars.....1,473.75
17 McDonald, Edw P—J Harry Parsons.....costs 27.67
17 Moran, Robert G—Met Trust Co of City of N Y.....10,371.29
18 Mancinelli, Pasquale—David Mayer Brewing Co.....1,079.83
18 Morgan, Theresa K—Jantzen Shoe Co.73.03
18 Myers, Ada H—Annie K Brown.....184.70
18 Mitchell, Nathan J—Chas H Graham.....14,017.95
18 Mondshain, David—Jacob Morrison (D) 4,711.35
18 Manheim, Wm C H & John R—Raffaella Prinzi.....400.00
18 Manning, Max—Max Brayer.....94.43
18 MacLeod, Roderick D—Nalim Lennon et al.....318.34
19 Mittelman, Baba—Leo H Newhouse.....114.15
19 Moschowitz, Herman—Benjamin Altman et al.....407.89
19 Martin, Lawrence—Caeser Misch, Inc.33.47
19 Moore, Ella—E L Brady Co.....240.41
19 Meryash, Louis—Mechanics & Traders Bank.....10,287.56
19 Magid, James—Globe Fireproof Door & Sash Co.....109.02
19 Marin, Salvatore—Charles Silver.....198.65
19 Middleton, Thomas—Duval & Co.....48.73
19 Malone, Wm R—South Akron Banking Co.....2,109.63
19 Mendetz, Philip J—Louis Stein.....1,373.98
19 McMullin, Wm F—Dudley Butler et al.298.40
14 Newman, Wm H—N Y Telephone Co.117.68
14 Newman, Randolph M—the same.....37.99
16\*Nobra, Geo J—Austin H Watson et al.280.66
16 Noonan, Bernard—Merchants Union Ice Co.....143.07
17\*Nixon, William—Charles Frederickson.....1,034.03
18 Negoescu, Constantino—Rudolph Geissler.....costs, 78.05
18 Negin, Joseph—Meyer Lehman et al.370.97
18 Neufeld, Morris & Charles—Joseph Schluchtner et al.....399.33
19 Normoyle, Michael—Ogden Lumber Co.232.36
14 Oakman, Henry B—N Y Telephone Co.296.07
14 O'Shaughnessy, Jr, Michael J—the same.....78.72
14 Osgoodby, Geo M—the same.....87.36
14 O'Donnell, Jr, Francis X—the same.....36.41
16 Olinger, Cesarine M—Patrick J McMahon.....392.24
16 Olinger, Cesarine M\* and Alphonso J—the same.....385.20
16 Olinger, Cesarine M and Alphonso J—the same.....198.20
16 Olfenbuttel, Frederick—Henry Traubel.28.34
18 O'Rourke, Michael—Guy B Waite Co.....costs, 108.18
18 O'Donnell, Laura—Brooklyn Heights R R Co.....127.20
14 Perrett, Christine—Met St Ry Co.costs, 47.90
16 Phelan, Wm L—Jacob Marx.....costs 29.22
16 Peck, Bernhard—Isane Ament et al.....37.01
16 Polokoff, Marks—H Heppenheimer & Sons.....173.58
17 Pohalski, Julia—N Y Telephone Co.....46.88
17 Pigott, Thomas E—Fickling & Co.....15.17
17 Peysson, Marcel A—Chas A Munck.....75.80
17 Paris, Leopold—Albert Reinman.....35.41
17 Pitney, Frederick—Morris Meyers et al.46.71
17 Prager, Louis D—State Bank.....94.21
17 Papa, Frank—Jacob Kulla.....67.25
18 Perley, Frank L—Lee Shubert.costs, 498.64
18 Prudevsky, Jacob N—Morris Salem.....531.89
19\*Pellmutter, Sana—Joseph Schluchtner et al.....399.33
19 Pillar, Simon—Jacob E Ludwig et al.488.40
19 the same—the same.....238.65
19 Phillips, Hannah R admrx—Interborough Rapid Transit Co.....costs, 107.88
14 Ruggiero, Antonio—N Y Telephone Co.47.57
14 Rose, Louis—the same.....43.38
14 Ricaud, Addison G—the same.....52.36
14 Redding, Wm F—the same.....43.09
14 Ries, Herman J—the same.....42.13
14 Robinson, E Lowell—the same.....23.35
14 Rule, Elizabeth & Katherine—Wm W Astor.....233.55
14 Reich, Felix—Mlle Zingarella.....534.41
14 Rosenberg, Joseph—Sadie Schiffman.....152.65
14\*Rottenberg, Ike—Edward Horowitz.....95.65
14 Rolfs, Herman—Met St Ry Co.costs, 47.90
14 Ross, Jacob—the same.....costs,47.90
14 Ring, Chas F J—Ferdinand Westheimer et al.....152.76
16 Rothar, Henry P—Neptune Meter Co.88.29
16 Reich, Alter—Samuel Rosenberg et al.....costs 15.15
16 Rush, Walter F—Interurban St Ry Co.....costs 108.88
16 Rich, Emil—Berta Pfeffer.....119.81
16 Redmond, Israel—Solomon W Johnson.161.21
16\*Robinson, Isaac—Bronx Metal Bed Co.....48.31
16 Reeves, Arthur C—Chas E Monroe.....186.39
16 the same—the same.....186.39
16 Rice, Nora H—Smoot Weaver Co.....287.39
17 Ready, Wm B—Chas G Baldwin.....109.18
17 Ravenhall, Richard, Jr—Cahn Belt Co.178.87
17 Regan, Peter J—Caser Misch, Inc.....43.54
17 Ringrose, Hyacinthe—Albert F Sperling.502.09
17 Robinson, Simon—Alonzo L Tucker.....915.16
17 Richter, Amanda M—Aaron Buchsbaum Co.....735.42
17 Rollins, Lydia—N Y City Ry Co.....costs 67.88
17 Rohman, Max L—David Ravitch et al.559.65
17 Rosenblum, David—Morris Politzner et al.....88.15
17 Ramsey, Joseph, Jr—John S Jones.595,469.78
18 Robinson, Josephine D—Anderson Auction Co.....46.65
18 Reilly, Joseph\* & Patrick—John Clochessy.....54.40
18 Raphael, Oscar—Charles Guterman.....100.01
18 Rheinstrom, Joseph—Arthur Origet et al.....334.20
18 Reilly, Harry J—Martin J Bisgen.....114.65
18 Roller, James—Joseph Kuhl.....42.03
18 Rod, Barnett W—Geo E Sealy.....226.56
18 Roberti, Nick—Henry C Larowe et al.....1,222.76
19 Rosenberg, George—Isaac M Heller.....44.67
19 Rice, Arthur F—Louis Fischer.....221.02
19\*Ryan, Matthew A—Lenox Iron Works.104.13
19 Rosso, Frank—N Y City Ry Co.....costs, 22.78
19 Russo, Francesco—John J Pignataro.99.41
19 Russo, Francesco—John J Pignataro.99.41
19 Rankin, Wm H—Joseph Antler Co.....149.04
19 Reynolds, Simon R—Hans Hanson et al.36.91
14 Starr, Nathan & Robert—Jefferson Bank.....costs, 110.75
14 Sokolski, Harris & Albert—Louis Dryer.....88.55
14 Schick, Bernath—United Dressed Beef Co.....126.56
14 Schlang, Aaron—Morris Flocks.....534.72
14 Schick, Edith N—N Y Telephone Co.....21.30
14 Scholar, Michael R—Louis Kramer.....86.85
14 Scalhen, Chas R—N Y Cut Flower Co.1,181.37
14 Schufelt, Ida admrx—Martha Wiley.....costs, 99.04
14 the same—Franklin Savings Bank.....costs, 67.80
14 Siegel, Max—Sadie Schiffman.....152.65
14 Schuyler, Mary—Met St Ry Co.....costs, 47.90
14 Smith, Emma L—Frank L Welton.....79.55
14 Smith, Wm B—Supreme Realty Co.....165.10
16 Spitzer, Victor—N Y Telephone Co.....23.41
16 Sumner, Howard W—the same.....21.80
16 Sachs, Samuel—the same.....47.00
16 Sanders, Beulah M—the same.....35.04
16 Sandzik, Max D—the same.....39.08
16 Sherry, David—the same.....178.67
16 Statts, John—the same.....23.99
16 Stein, Helen—Mausier Mfg Co.....83.47
16\*Schwartz, Isaac—Louis Pinale.....25.06
16\*Silverman, Samuel—Solomon W Johnson.....122.91
16 Spadoni, Paul—Standard Automobile Co of N Y.....979.53
16 Shapiro, Albert—Herman Mendelson.....349.32
16 Shapiro, Albert and Sarah—the same.112.80
16 Shapiro, Albert—the same.....43.50
16 Stephanides, John D—Northern Bank of N Y.....267.52
16 the same—the same.....266.26
16 Sant, Joseph—Allison Realty Cocos, 23.08
16 Shindelman, Jacob—Joseph Stern et al.....costs 108.16
16 Schmid, Wm A—Maximilian J Voll.....191.56
16 Steinhauer, Charles—Wm J Bagnell.....471.42
16 Similowitz, Morris or Moritz—Benjamin Frankenthaler et al.....196.98
16 Smith, James W—Allison Realty Co.....costs 23.08
17 S'mon, Louis—Max Sussman et al.75.02
17 Stang, Louis L—D K Bramble, Inc.40.26
17 Schaefer, Chas C—People, &c.....1,000.00
17 Sichel, Meta—Heppners Hair Emporium, Inc.....147.20
17 Schwartz, Max—Joshua I Gersh.....43.92
17 Stein, Abraham—State Bank.....94.21
17 Seiferth, John—Swift & Co.....392.77
18 Silverson, Abraham—Raymond Van Praag Supply Co.....1,393.94
18 Schafuss, Theodore C—Stillman Appellate Printing Co.....68.21
18 Scherrick, John J—Philip Weinberg.....31.75
18 Stephan, Najib A—Consolidated Ntl Bank of N Y.....684.99
18 Stokes, Thomas—N Y City Ry Co.costs, 22.78
18 Stokes, Mary—the same.....costs, 22.78
18 Salomon, Saul—Theodore P Spitz.....1,481.14
18 Sayer, Robert A—James E Harris.....225.01
18 Shore, George—Harry Cohen.....62.80
18 Schwartz, Sigmund S—Corn Exchange Bank.....631.01
18 Sulzberger, Moses—Henry W Frauenthal.....519.41
18 Smith, Wm H—Florence G Clarke.....1,265.47
18 Sugarman, Abraham—Gustav Schamberger.....151.36
18 Slupper, Annie—Joseph Weiner.....64.65
18 Salomon, Jacob E—Mark E Harris.....41.97
18 Schlosser, Peter W—Michael Carney.....25.11
18 Siegel, Max—Thomas M De Laney.....145.48
18 Spayne, May—Brooklyn Heights R R Co.....costs, 108.20
19 Sullivan, Elizabeth—E L Brady Co.....240.41
19 Schultz, Gustave—Joseph Beck et al.296.31
19 Sikovsky, John—Herbert J Linder.....50.77
19 Schwartzburg, Bessie—Bernard Harris.....152.22
19 Silfen, Elias—Isaac Katz.....44.44
19 Smith, Joseph A—James R Keane & Co.78.91
19 Schnepf, Nicholas—Wm Ladew Feed Co.....47.47
19 Scott, Douglas—Jacques Pacpetau.....36.74
19 Snowitz, Max—Meyer Fink et al.....88.77
19 Sloss, Anna M—Wm E Ferguson et al.973.34
19 Schouw, Paul—Duval & Co.....37.27
19 Schnitzer, Hyman—Mendel Rabinowitz et al.....147.31
14 Tyrabasso, Charles—Adolf Levitus.....194.47
14 Trippe, Marie L—Minnie H Vogel.....81.91
16 Tufaro, Luigi—N Y Telephone Co.....29.28
16 Talmud, Samuel—the same.....47.63
17 Towner, Wm T—the same.....29.03

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Table listing individuals and their associated costs or values, including names like Husson Land Co, N Y Bureau of Information, etc.

Table listing individuals and their associated costs or values, including names like Piqueron, Rohr, Wm J, etc.

MISCELLANEOUS.

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Table listing mechanics' liens with addresses and associated costs or values, including 202-Broadway, 203-Broadway, etc.

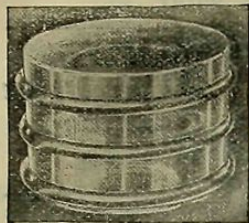
SATISFIED JUDGMENTS.

Table listing satisfied judgments with names and associated costs or values, including Adler, Louis N-H, Bammann, Peter F-C, etc.

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Table listing corporations and their associated costs or values, including Sanders Mfg Co, Leo H Battalia & Co, etc.





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225—Summit av, n e cor 164th st, 25x100. Thomas J Carmack et al agt Margaret R Collieran and Thomas Devine.....2,850.00  
 226—82d st, No 128 West, Thomas Dillon et al agt Josephine Lynch and Annie Daniels.....155.05  
 227—Anthony av, e s, 200 s Prospect av, —x—. John Cullo & Bro agt Resht Realty Co.....75.00  
 228—Amsterdam av, s w cor 114th st, 150.11x100. Sorgi Genovesi agt Simon Wolk.....1,950.00  
 229—Hull av, n e cor 205th st, 29.7x100.11. New England Mantel & Tile Co agt Sophie Muller and Muller & Weingarden.....120.00  
 230—55th st, Nos 508 to 516 West, William Klenert agt Henry Corse and Arthur W Corse and Edw C Grede.....131.23

Dec. 17.

231—24th st, Nos 421 to 437 East. Frank Vernon agt Joseph J Little and Thomas J Brady Co.....1,788.00  
 232—Broadway, s e cor 184th st, 75x100. Neil Campbell agt William Tyman.....905.80  
 233—Wadsworth av, n e cor 180th st, 119.6x100. John H Symmers agt Tyler Realty & Mortgage Co and Wm T Hookey.....850.00  
 234—Riverside drive, s e cor 137th st, 102.6x100. Stoller & Rubin agt Noel Realty & Construction Co and B Masor & Co.....144.60  
 235—Riverside drive, s e cor 97th st, 107.6x71.11x irreg. Same agt Robert T Lyons and B Masor & Co.....30.00  
 236—110th st, n s, 300 e 8th av, 100x75. Frederick J Fleck agt Joseph Oussani.....10.00  
 237—100th st, Nos 137 and 139 West. Same agt same.....220.00  
 238—Beekman st, No 45. Horsfall Construction Co agt Stephen Coplin.....359.76  
 239—Avenue A, No 231. Sam Gellin agt Josephine L Wells, Max Rosen and Harry Hurwitz.....25.00  
 240—Same property. Meyer Lesht agt same.....47.00  
 241—Same property. Dave Steinberg agt same.....48.00  
 242—216th st, s s, 155 e Barnes av, 50x114. Chas E Staker agt Lawrence and Margaret Flanagan.....800.00  
 243—Wadsworth av, n e cor 180th st, 134x100. Bernard H Eidel agt Tyler Realty & Mortgage Co and Wm T Hookey.....230.45  
 244—166th st, n s, 95.1 w Edgecombe av, 100x— to 167th st. Washington Heights Sand Co agt Joseph Jacobson.....32.50  
 245—146th st, s s, 125 e Broadway, 75x99.11. Same agt Dora Pollack and David Nathanson.....350.00  
 246—166th st, n s, 95.1 w Edgecombe av, 100x— to 167th st. Same agt Joseph Jacobson.....427.50  
 247—Rutherford pl, No 2. Henry Raab et al agt Josephina N Osborne, Myron Willis and Oresti Formighi.....55.90  
 248—2d av, s e cor 4th st, 41x100. Thomas Bailey agt Adelstein & Avrutine and John Kruly & Co.....50.00  
 249—Nelson av, s e s, Intersec s w s Macombs Dam road, —x—. Frank Russo et al agt Millie M Wendler and W Wendler.....1,075.00  
 250—24th st, No 435 East. Atlantic Cement Co agt J J Little & Co and Thomas J Brady Co.....2,551.20  
 251—Hull av, Nos 3004 and 3006. Harry Scher agt Wm H Perry and John Nichols.....13.00  
 252—Carter av, w s, 164 n 175th st, 48x125. David Shapiro agt Henry J Beck and Weller & Meeker.....15.00  
 253—73d st, No 121 East. Alexander Pelli & Co agt Alfred Jaretzki and Chas H Cottrell.....862.50

Dec. 18.

254—Broadway, No 353. Cork & Zichs agt John Porter and Arthur J Rieser & Co.....85.00  
 255—172d st, Nos 506 to 510 West, John Zernan agt Meyer Hoffman, D Pollack and John Hazen.....33.00  
 256—24th st, Nos 421 to 437 East. Louis Bosert & Son agt Joseph J Little and Thomas J Brady Co.....1,212.25  
 257—73d st, No 121 East. Pittsburgh Plate Glass Co agt Alfred Jaretzki and Chas H Cottrell.....306.67  
 258—24th st, Nos 425 to 435 East. Same agt Joseph J Little and Thomas J Brady Co.....752.85  
 259—Anthony av, e s, 200 s Prospect av, 60x100. Harry Lancaster & Co agt Resht Realty Co and Edward Resht.....128.39  
 260—Same property. Same agt Resht Realty Co and Bronx Parquet Flooring Co.....188.00  
 261—118th st, No 421 West. Cammack & Seitz agt Abraham Felt and Harry Malakoff.....600.00  
 262—118th st, Nos 421 to 425 West. Syracuse Co of N Y agt Abraham Felt and John Malakoff.....871.23  
 263—Bowery, No 102. Berger Mfg Co agt Jennie Reichman, Herman Knepper and Knepper Realty Co.....75.00  
 264—Washington av, w s, 242 n 178th st, 107x145. G Schaile & Son agt Isidor Robinson.....226.00  
 265—Anthony av, e s, 200 s Prospect pl, 59.1x92. Same agt Resht Realty Co.....499.00  
 266—Broadway, Nos 1709 and 1711. Timothy B O'Rourke agt Harris D Colt and Franklin B Lord, trustees, and H J Koehler Sporting Goods Co.....910.00  
 267—Broadway, Nos 1367 and 1369. Pace & Crippe Co agt Daniel I Bradley, Mary B Averill and Matthew Bernheim and Bernheim & Co.....3,422.67  
 268—7th av, s e cor 129th st, 99.11x75. Sarah L Siegel et al agt Leo S Greenbaum and Morris Kreisler.....135.00  
 269—Hoffman st, w s, 308.8 n 184th st, 37.6

x91.10. Nathan Hirschhorn et al agt Joseph A Faiella and August M Adolp.....225.00  
 270—Anthony av, e s, 200 s Prospect av, 60x100. John E Felter agt Resht Realty Co and Edward Resht.....112.75  
 271—St Paul pl, n w cor Crotona pl, 51.2x35.5x50x84.10. George Colon agt St Pauls Construction Co, Louis Arene, Davis Palevitz and Harry Palevitz.....2,700.00

Dec. 19.

272—2d av, s e cor 4th st, 41x100. Vincent Valentine & Co agt Adelstine & Avrutine and John Kruly & Co.....255.00  
 273—Summit av, n e cor 164th st, 25x100. C H Rugg Co agt Margaret R Collieran and Thomas J and Mont J Carmack.....1,243.23  
 274—St Nicholas av, w s, 125 n 141st st, 75x100. Thomas J McCallah agt Callahan and Paul and J Romanic Brown and Charles Paladino.....60.00  
 275—77th st, No 120 West. Frederick Winkler agt Mrs Natan Westheimer.....132.00  
 276—24th st, Nos 425 to 435 East. Empire Brick & Supply Co agt Joseph J Little, Joseph J Little & Co and Thomas J Brady Co.....8,448.37  
 277—Amsterdam av, s w cor 114th st, 150.11x100. John Bell Co agt Simon Wolk, Hyman Glick, Samuel Allen and Jacob Weinstein.....6,522.85  
 278—Anthony av, e s, 200 s Prospect pl, 59.2x92.4x irreg. Harlem River Lumber & Woodworking Co agt Resht Realty Co.....1,004.78  
 279—77th st, Nos 44 to 50 West. Victor Pierret agt Montross Bond & Realty Co and Day-ton Construction Co.....477.00  
 280—Wadsworth av, n e cor 180th st, 119.6x100. John Simmons Co agt Tyler Realty & Mortgage Co and Wm T Hookey.....1,677.00  
 281—53d st, Nos 246 and 248. East. Colonial Chandler Works agt Golomb & Maged & Sawitzky and Solomon Golomb.....68.35  
 282—2d av, No 190. Nicolo Rao agt Louis Haims and Joe Diamond.....100.00  
 283—Allen st, No 57. Joseph Beacher agt Rose Frey and Saul Amsterdam.....382.50  
 284—Madison av, No 2127.....  
 133d st, Nos 39 to 43 East.....  
 J P Donna Tile Co agt Vincent C Corrier and Abram Shtatz.....569.50  
 285—42d st, Nos 649 and 651 West. F & M Schaefer Brewing Co agt Chas E and Edgar S Appleby, trustees, and Lawrence Wagner.....1,705.88  
 286—Amsterdam av, n e cor 118th st, 75x150. Moritz Arnstein agt Felt & Malakoff.....525.55  
 287—Maclay av, w s, whole front between Overing av and Montgomery pl, 146.4x125.....  
 Maclay av, w s, whole front between St Peters av and Montgomery pl, 200x125.....  
 St Peters av, n e cor Maclay av, 125x300.....  
 Richard E Thibaut, Inc, agt Bronx Mortgage Co and Charles Subitsky.....328.96  
 288—2d av, Nos 188 and 190. Rachel Ralsky et al agt Louis Haims and Joseph Diamond.....100.00  
 289—Amsterdam av, n e cor 118th st, 74.10x150. Barney Greenberg agt Harry Malakoff and Abraham Felt.....200.00  
 290—Madison st, Nos 76 and 80.....  
 Catherine st, No 43.....  
 Francis W Ford's Sons agt Adelstein & Avrutine.....60.00  
 292—84th st, Nos 233 to 237 East. Bell Bros agt Parnass & Dellon Realty Co, George Dellon and Samuel Parnass.....1,755.78  
 293—Freeman st, n s, 60 e Chisholm st, 30x85. F T Willigan Co agt Geo J M Ketner.....590.10  
 294—Park av, n w cor 58th st, 50x100. Gallagher & Co agt Daniel H King, Jr and H & D L Williams.....163.00  
 295—Anthony av, e s, 200 s Prospect pl, 60x100. John H Symmers agt Resht Realty Co.....200.00  
 296—Maple av, n w cor 214th st, 25x100. David Shapiro agt Antonio Lamberti and Tinagero & Di Nicia.....135.00

BUILDING LOAN CONTRACTS.

Dec. 16.

Old Broadway, s e cor 130th st, 125x101. City Mortgage Co loans Fleischmann Realty & Construction Co to erect three 6-sty tenements; 8 payments.....\$110,000  
 169th st, s s, whole front between Teller and Findlay avs, 200x90. Atlantic Dock Co loans Thornton Bros Co to erect ten 3-sty frame dwellings; 4 payments.....25,000

SATISFIED MECHANICS' LIENS.

Dec. 14.

Ludlow st, No 96. Harris Herman et al agt Matilda Karg et al, (Aug 28, 1907).....525.00  
 Norfolk st, No 82. Same agt same, (Aug 28, 1907).....50.00  
 25th st, Nos 41 and 43 West. Charles A Dunbar agt John E Olsen et al. (Mar 21, 1907).....98.08  
 Broadway, No 155. James B Brady agt Singer Mfg Co. (Oct 4, 1907).....409.75

Dec. 16.

236th st, s s, 150 w Oneida av. Max Weiser agt George W Lockwood. (July 17, 1907).....300.00  
 236th st, s s, 100 w Oneida av. Geo W Aitken agt Geo W Lockwood et al. (July 29, 1907).....221.63  
 Same property. Same agt same. (June 26, 1907).....221.63  
 Amsterdam av, e s, 45.4 n 185th st. Albert F Tuma agt Julius London et al. (Jan 23, 1907).....250.00

Amsterdam av, e s, 45 n 185th st. John Liddle agt same. (Apr 22, 1907).....535.00  
 Scammel st, w s, whole front between Cherry and Water sts. Robert Pearlman agt Newland Realty Co. (Aug 15, 1907).....650.00  
 Bryant av, Nos 1481 to 1489. Percy I Anson agt Jacob Kronenberger et al. (Nov 27, 1907).....550.00  
 145th st, Nos 456 to 466 East. John Cullo & Bro agt Resht Realty Co. (Dec 14, 1907).....75.00  
 136th st, s s, 100 e Brook av. Henry Sommerfeld et al agt Grossman Bros & Rosenbaum. (Dec 13, 1907).....100.00  
 224th st, n s, 205 e White Plains road. Erich W Drevitz agt Dennis McGuire. (Oct 23, 1907).....130.90

Dec. 17.

Parker av, n e cor Raymonds av, Westchester. Thomas F J Moffett agt Amelia Steinmets et al. (Nov 21, 1907).....38.75  
 Cauldwell av, Nos 669 and 671. Boleslan Gradowski et al agt Joseph Hyman et al. (Oct 31, 1907).....115.00

Dec. 18.

79th st, No 120 East. C. E. Hubbell Co agt Mrs J L Enos et al. (Nov 30, 1907).....5,699.00  
 Same property. Chas H Parsons agt same. (Dec 2, 1907).....260.00  
 3d av, No 2687. John Glennon et al agt Martin Norz et al. (Sept 7, 1907).....247.40  
 \*Katonah av, n w cor 237th st. Eaton & Anderson agt Henry C Simmonds. (Aug 30, 1907).....2,683.00

Dec. 19.

Coster st, w s, 100 n Randall st. Harry Kamens agt Alphonse C Steen. (Dec 3, 1907).....85.00  
 \*Valentine av, Nos 2969 to 2973. American Radiator Co agt Wm C Bergen. (Oct 3, 1907).....392.26  
 56th st, No 55 East. Central Radiator Co agt Mary H Lester et al. (Sept 28, 1907).....219.77  
 158th st, Nos 553 to 559 East. Bernatte Nussbaum et al agt Francis A Henning et al. (Dec 10, 1907).....87.24

\*Discharged by deposit.  
 \*Discharged by bond.  
 \*Discharged by order of Court.

ORDERS.

Aqueduct av, e s, 100 s 183d st, —x—. Perry Realty & Construction Co on Elizabeth Carl to J L Mott Iron Works.....423.35

ATTACHMENTS.

Dec. 13.

Calhoun, James W; Carpenter, Baggot & Co; \$195; J R Abney.  
 Dec. 14.  
 California Safe Deposit & Trust Co; American-La France Fire Engine Co; \$2,600.10; Sackett, Chapman & Stevens.  
 Thomas, Edw R & Orlando F; John J Coyle; \$470,000; O'Brien, Boardman & Platt.  
 Dec. 16.  
 Munn Price Co; Barber Asphalt Paving Co; \$1,059.95; E Wells, Jr.  
 Gorman, Catherine; Nelson H Tunnicliff; \$5,150; C L Burr.

Dec. 17.

Summit Coal & Coke Co; Chas D Chase; \$7,797.13; Williams, Folsom & Strouse.  
 Thomas McNally Co; Edw D Depew & Co; \$1,149.15; R B Alderott.  
 Albrecht & Meister Aktiengesellschaft; MacFarlane Co; \$2,500; Welch, Heine & Hall.  
 United Leather Co; Morris Hess; \$8,147.74; Prince & Nathan.  
 Whitney, Bertram C; Oscar J Lynch; \$6,094.37; House, Grossman & Vorhaus.  
 Dec. 18.  
 Smith, Thomas M; Clemens J Caughey; \$1,500; Maloney & Harding.

CHATTEL MORTGAGES.

AFFECTING REAL ESTATE.

Dec. 13, 14, 16, 17, 18, 19, 1907.

Bressler, F. 1589 Madison av..Albert Gas Fixture Co. Gas Fixtures, 67  
 Bauford, L. 1921-23 1st av..A Spiro. Gas Fixtures, 500  
 Brown, I. Teller av, 474 ft north of 169th st ..Union Stove Works. Ranges, 3 at 17.75 1 at 38.25  
 Cohen & Levine, s w cor of Market and Hamilton. W Kerby. Ranges, 429  
 Failla, J. Hoffman st, 271 ft north of 184th st..Union Stove Works. Ranges, 18 at 17.65  
 Koenig, C. E J Gillies & Co. Refrigerator, 155  
 Levy, M. —132d st..J J Falihee. Plumbing and Gas Fixtures, 8,650  
 Molinelli, A L. 15 Baxter..Union Stove Works. Ranges, 15 at 18.75  
 Permitti and De Resfris. North side of 116th st east of 1st av. Wm Kerby. Ranges, 487  
 Rothacker & Schweitzer. 61-71 Greenwich. Sprague E Co. Electric Fixtures, 1,740  
 Tenbrook & Streeter. Bathgate av, e side, 128 ft north from 175th st..National M Co. Mantels, 1,200  
 True, C. 23-31 W 35th..A B See E E Co. Elevator, 2,075

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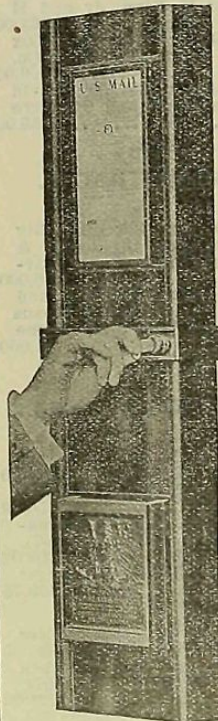
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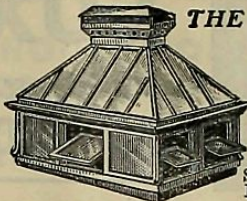
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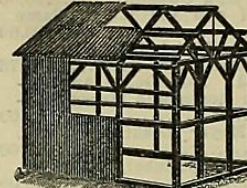


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