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THERE are fewer indications than there were a few weeks ago of a general industrial revival, but there are also more indications that the business community is beginning to profit by the bitter but salutary dose of business depression. A prolonged period of prosperity encourages not only extravagance of personal expenditures, but a somewhat easy extravagance of business methods. A manufacturer who finds it difficult to keep abreast of his orders is not prompted to look closely into the economy of his business organization. It is cheaper for the time being to devote all his energy to increasing his product, even if the cost of production becomes unpleasantly high. He can afford to postpone any strenuous attempt to make his methods of production and sale as economical as possible until the coming of a period of lower prices and fewer orders. It is this process of business reorganization which is now taking place; and it must be allowed to run its course. The railroads are beginning to succeed in diminishing their operating expenses in something like the same proportion as the decrease in gross earnings, and all large industries are adopting similar measures to accomplish similar results. Even though there is no general reduction in wages, the labor cost of the most important services and commodities is being reduced. The less competent employees are being discharged, and the fear of a similar fate stimulates their more fortunate or able brethren to renewed exertions. All persons, machines and methods are being put to a much severer test than there can be in a period of prosperity; and they must prove their competence or else be thrown into the scrapheap. A process of this kind cannot be completed in a day, and it is not desirable that it should be. Occasional periods of business depression are as necessary to the health of the business organism as tonics and purges are to the health of the human body. No doubt neither men nor business communities would need such drastic medicine in case they did not abuse themselves during their periods of health and abundance. The medicine is only necessary in order to cleanse the system from the effects of excess and to renew its vitality. But if any industrial community ever needed such medicine it was the American business community of 1906 and 1907. Its health had not been permanently undermined by its long period of prosperity, but it was certainly suffering from too much blood and too much flesh; and it needed some wholesome bleeding and some rigorous training. Everything indicates that it is getting a large allowance of just what it needs, and that it is already showing symptoms of better health.

ONE of the most hopeful developments in the rapid transit situation has been the recent rise in the price of the local traction shares. This rise in price has not been sufficient, of course, to restore the credit of the Interborough-Metropolitan Company, but so far as it has gone it has been encouraging and is indicative of a real improvement in the financial position and prospects of the local traction corporations. The situation of the Interborough Company itself would, of course, be exceptionally strong in case the merger had never taken place, and the best possible result of the New York City Railway receivership would be a dissolution of the merger. For in that event the Interborough Company would be in a position to build additional Manhattan subways with its own credit. Even, however, if the merger cannot be dissolved, the Interborough-Metropolitan Company may be strong enough at the expiration of another year again to

become an actual factor in the gradual construction of an enlarged subway system. Under the management of the receivers the earnings of the street railway cars are being augmented, and in the course of time can be still further augmented. Probably they will never be sufficient to meet the obligations of the New York City Railway Company, but they should be sufficient to give a considerable value to the street railway shares owned by the Interborough-Metropolitan Company. It is to be hoped that the improvement will proceed rapidly enough to justify the early announcement of some scheme of reorganization. As the Record and Guide has frequently pointed out, this is a matter which concerns not merely the owners of the securities of the several local traction corporations, but the traveling public of the whole city. Whether or not the merger of the street railway company with the Subway Company was desirable in the public interest, there can be no doubt that the subway system of New York should, if possible, be leased and operated by one corporation. Several independent subway companies operating lines which were not connected one with another would give the city a service much less convenient and much more expensive than could a single company operating one connecting subway system. It would consequently be peculiarly unfortunate in case the Interborough Company were unable, because of its defective credit, to become an actual bidder for any new Manhattan subways. It looks now as if such additions to the underground system would be built by private capital, and provided it can raise the necessary money, the Interborough Company can afford to offer the city a better operating contract than can a new and independent company. Any further improvement in the value of the Interborough-Metropolitan securities will consequently remove one of the gravest existing drawbacks to the construction under most satisfactory conditions of new underground railroads.

NO question of discretion was involved in the case which the Appellate Division of the First Department decided this week in favor of the Tenement House Commissioner and the construction he had placed on a certain provision of law. The relators insisted, according to the opinion handed down, that upon the facts recited in the interlocutory writ they were entitled as a matter of strict legal right to the approval of their plans and specifications for the alteration of a row of houses which had been erected and completed according to other plans which had been approved by the department. This is not, therefore, a case of being permitted to build in violation of the law and disciplined for it afterwards, because the purpose of the legal proceeding was to compel the commissioner to approve plans and specifications for the alteration of existing cellar rooms so that they could be occupied by janitors and their families. The first objection which the commissioner made to the plans was that the ceiling of the rooms are only two feet above the curb of the street, whereas they should be four feet and six inches above that level, because the houses were erected since the passage of the Tenement House act, and hence the application of the owner was governed by Section 91, subdiv. 3, which relates to rooms in basements and when they may be altered so as to be occupied for living purposes. This section provides that "the ceiling of such rooms shall be at least four feet and six inches above the surface of the street OR ground outside of and adjoining the same." The owners' contention was that the requirements of the statute would be met in the case of the rooms which they desire to convert into dwelling-rooms, because their ceilings are more than this distance above the surface of a sunken court; but the judges of the Appellate Division unanimously held that the real intention of the statute was that in all houses thereafter erected at least one-half of the height of the basement rooms should be above the curb level, and that the words "and" and "or" when used in a statute are convertible as the sense may require. The evident desire of the owners was to convert into living apartments what is virtually a cellar, notwithstanding the sunken court; and, taking this view the judges found themselves unable to accede to the construction contended for by the relators, whose ceilings are but two feet above the level of all the adjacent streets, when they should be four and a half. Hence the present decision contains nothing extraordinary or radically different from previous interpretations of the statute and rulings of the department. It was hardly to be expected that the courts would finally permit an owner to excavate a space many feet below the level of the adjacent street and, by creating an artificial surface, so evade a law whose object was to ensure ventilation and sunshine for basement apartments.

THE open warfare between Governor Hughes and the Republican majority in the Legislature may have one good result. It may stimulate the Governor to appeal to the people of this state for re-nomination and re-election. Mr. Hughes has declared that he cannot afford to serve another term as Governor, but presumably a man with such a high sense of public duty would not allow a motive of this kind to stand in the way of the fulfillment of a piece of work which was in his opinion demanded by the public morals and public welfare. The Record and Guide has always believed that the Governor was in a sense bound in honor to serve another term, provided he was thereby fulfilling the manifest will of the people of New York State. During his term of office there has been placed on the statute books the most important piece of legislation that has been enacted in this state for a generation, namely, the law constituting the Public Utility Commissions. The Governor is personally responsible for this legislation, and as long as the work of the commissioners remains experimental he should stand by his creation and guard it from the harm which might follow from any change in the membership of the two commissions. Furthermore, there is additional legislation of the utmost importance which he has proposed, and which has been refused by the Legislature, but that body would hardly dare to persist in its refusal in case Mr. Hughes was re-elected by a decisive majority. Some of this legislation relates to the most vital interests of New York City; and in all probability it would have little chance of passage in the event of Mr. Hughes' retirement. This is particularly the case with the revised charter, which will be submitted to the next Legislature, and in which it is proposed to give the city a much larger measure of local self-government than has hitherto been granted. For all these reasons Mr. Hughes' continued presence at Albany is extremely desirable; and now that his Presidential candidacy is being slowly but surely extinguished, it is to be hoped that he will consent to serve another term as Governor. Indeed, in case he should fail to secure an anti-gambling bill from the present Legislature, the abandonment of the fight without an appeal to the people at the next election would look very much as if the Governor was a "quitter."

A NEW YORK BUILDER ABROAD.

MR. ROBERT EIDLITZ, of the firm of Marc Eidlitz & Son, 489 Fifth av, returned on the last trip of the Mauretania, after visiting some of the principal cities of Europe. He was asked by a Record and Guide representative to state some of the impressions which he received while abroad, especially regarding construction work, and some of the points brought out were a revelation of European methods, illustrative of both good and bad. Mr. Eidlitz naturally noted the unusual, and his remarks concerning some of the things which he saw are most interesting. He said:

NOT EQUAL TO AMERICAN WORK.

"Observation and some investigation of construction work in London led me to believe that, though ahead of the continent, they are considerably behind Americans in the quality of almost everything done. The putting together of the materials, the finished appearance of the buildings and the stability of construction are not up to the best standards in our large cities. The work proceeds very slowly in almost any part of Europe. I made some investigations in connection with the erection of a comparatively small addition to a building in Munich and discovered conditions that could hardly exist in an American city.

"The addition was to be four stories and had a floor space of about 30x60 feet. When I visited the place the second story beams were being put in place. The director of the work said that he hoped to finish the structure in about one year. Apparently there is no one to correspond to our general contractor. The architect takes full charge of every detail, being in immediate touch with the construction, and either he or a personal representative, also an architect, is constantly on hand to superintend the work.

"I was struck in London by what might be called the permanent character of the temporary structures. For instance, when a building is erected on a business thoroughfare the covering over the sidewalk, our "sidewalk bridge," which here is a crude but strong affair made of rough beams and lumber, is built to remain until the structure is ready for occupancy. Here we shift this temporary protection, as conditions require, but in England it remains in its original place until the work is completed. Since it stands in the one place so long there is some attempt at making it look sightly. A ceiling is frequently added, bases are put on the posts, and the entire surface gets several coats of paint.

SLOW METHODS.

"The slow progress made in construction is indicated by features which are readily noted in connection with the Palais de Justice now being completed in Rome. It was started seventeen

years ago and will not be finished for several years. It would take approximately five years to erect such a building here. The great site is surrounded by a stone fence eighteen inches thick, this being erected for the same purpose that a contractor would put up a temporary wooden fence around a similar undertaking in New York City. When the work was started it was expected that it would take a long time, hence the stone fence. This will be removed when the building is ready for occupancy.

"Abroad, they are restricted by the authorities in the use of the sidewalk and pavement, but as there are seldom many different mechanics at work at the same time these restrictions do not form such a hardship as they would here. For instance, the sidewalk can be used on which to place material for the building. The line is drawn at the curb. Such a restriction would be intolerable here, and would make practically impossible the speedy erection of very large structures. Public comfort is provided for by the construction of a footway around the operations on a level with the curb.

THE USE OF ELEVATORS.

"I think that it can be safely said that the value of the elevator for business purposes has not been realized in Europe. The inadequacy in this respect is glaring. In many of the best buildings the gates on the shaft open outward, instead of sliding sideways as in America, and the operator even steps out of the car as he opens the gate. Those who wish to enter have to keep at a distance from the elevator until the gate is in a proper position for them to enter. The loss of time and apparent inconvenience is obvious.

"In one of the best and most modern hotels in Paris there were two elevators, one about 60 feet from the other. A person could not watch both elevators at the same time. Frequently a sign was on one elevator shaft to the effect that the guest should take the other elevator. Between only one of the cars being in operation much of the time and so many ascending and descending to and from the upper floors, I walked up to my room on the fourth floor three times out of five and almost invariably walked down. As the buildings in Europe are seldom higher than six stories the necessity of the elevator is not felt so much, but even in the most modern structures its convenience and commercial value have not been appreciated.

HOTELS COMPARED.

"As to the hotels, they have practically no conception of our finest. These are not duplicated anywhere in Europe. But smaller hotels there are much better than the corresponding class here. There are more comforts for the guest. The beds are invariably good. An electric light can be had anywhere in one's room by means of outlets placed in the wall. There is more attention given in little matters to the traveler by the omnipresent porter. In the best hotels in Europe the managers know their business in every detail and want to satisfy their guests. This applies to hotels in cities of all sizes from a few thousand to the largest. Although Italy is one of the youngest nations in Europe, the accommodations in the leading hotels in that country are excellent and the liberality of the electric lighting is not surpassed in any other European country.

"But though the construction methods of Europe are backward, according to our standard, there have been put into practice in the business life there many ideas which we could well follow. In Nuremberg, Munich and other cities one is not worried with street car names which we have here. The cars are numbered in such a way that the figures can be seen at a distance day or night, and when one inquires how to go to a certain place the direction is given very simply. Imagine a foreigner unable to speak English trying to remember the directions of how he should go from 50th st and 5th av to Houston st and Broadway, with the complication of names and transfers.

"Where crowds congest in London to take the underground cars one never sees a long line waiting to buy a ticket at a booth. Automatic slot machines are provided, and the only occasion a person has to go to a ticket booth is when he has not the exact change. There are many of these little things which are simple, but which mean much in a big city."

METROPOLITAN TOWER GOING HIGHER.

Working drawings are being changed by Napoleon Le Brun & Sons, architects, of No. 1 Madison av, for increasing the height of the new Metropolitan Life tower over the proposed plans now in course of erection at Madison av and 24th st. As originally planned the height above the sidewalk was figured at 658 feet, from cellar floor to top 680 feet, total height from foundations, 691 feet, to contain 48 stories above the sidewalk and two stories below. If now the scheme for the extra stories is carried out, as was stated on Friday, the total height will reach 700 feet above the sidewalk level. From the cellar floor the height will be 715 feet, and from the foundations 726 feet. The height of clock face above the sidewalk is 346 feet, and the floor of lookout at the 46th floor, 603 feet. The number of stories will exceed 50 above the sidewalk and two below. The detail of the tower top will also be slightly changed to meet the requirements. The Hedden Construction Co., 1 Madison av, is the general contractor, and Messrs. Post & McCord are doing the steel work.



CONSTRUCTION



BUILDING TRADES EMPLOYERS.

ANNUAL MEETING AND ELECTION OF OFFICERS.

THE members of the Building Trades Employers' Association practically bade good-bye to their present quarters at 889 Broadway when they held their annual meeting there last Tuesday afternoon. They turned out in force, and the gathering was one of the most interesting in the history of the organization. The moving into the new building on 33d st, the question of becoming associated with the recently organized National Association of Builders' Exchanges, and the decision to open a permanent exhibition of building material, were among the important topics discussed. A feature of the occasion was the unanimity of the members concerning everything that pertained to the welfare of the organization. Where there was any difference of views the matter was referred to special committees to hear both sides and report back to the members at their next meeting in October. It was generally conceded that the annual meeting marked an epoch in the annals of the association, and that it was entering upon a wider sphere of usefulness. The reports of the various committees were most encouraging. A reference to the work of the Arbitration Committee by Mr. Ross F. Tucker brought to light the great work that is being accomplished by that body.

GROWTH IN MEMBERSHIP.

Mr. Isaac A. Hopper was in the chair. The first report received was that of Secretary Wm. J. Holmes. It stated in part:

"The membership of the association is 868, with 29 members pending qualification. This is an increase over the number reported a year ago. The maintenance of the membership at practically 900 throughout a period of industrial depression and peaceful conditions in the trades is satisfactory and contrary to the experience of most associations of a similar character.

"The legislative work of the association since the last meeting has been important and successful. Each year the campaign carried on by the large employers' associations of the country, especially in reference to national legislation, is more united and effective.

"The association has taken an active part in the present revision of the Building Code and is represented on the Commission by two members. The Code has been examined section by section, the trade associations have been asked to submit any changes deemed desirable, and all hearings have been attended by the Legislative Committee and counsel. This is the first revision of the Code that has been undertaken in about ten years. The Record and Guide recently stated that 'in comparison with the building ordinance of other cities New York's Code is antiquated.' The fire loss has been stupendous, four times greater than in the great centres of population in Europe, and that 'a new Code should prove a blessing to the entire population and form a standard for much legislation of a similar character throughout the country.'"

NATIONAL ASSOCIATION OF BUILDERS' EXCHANGES.

The discussion on the advisability of the association becoming a member of the National Association of Builders' Exchanges aroused a great deal of interest. This national association was organized in Scranton, Pa., last year and held a meeting in Washington last March. Messrs. Benjamin D. Traitel and Lewis Harding were sent as representatives to the convention, without power to act. They reported at the annual meeting. When they were shown the proposed constitution of the national body they stated that the support of the New York Association could not be expected as the constitution then stood. They were asked for advice, and as a result of this some changes were made. The New York representatives then said that the constitution could be subscribed to by their home organization and that they would recommend it. The article which was introduced as a result of the objections of Messrs. Harding and Traitel reads as follows:

"All individuals or firms doing business in other cities than their own shall be required to deposit the certificate of membership with the local Exchange or Employers' Association, and work in harmony and under the conditions prevailing in said city, and meet other constitutional requirements of the local Exchange.

"Nothing in this article shall be construed as debarring an outside employer from bringing his own employees under the conditions existing in his own place."

The matter of joining the National Association was referred to a committee of five for further consideration, this committee to report to the next general meeting of the members next October. The leaders in the discussion were Benjamin D. Traitel, Lewis Harding, Charles L. Eidlitz, Jas. R. Strong, C. N. Brizsee.

The following committees submitted reports: House Committee, through its chairman, Benjamin D. Traitel; Board of Governors, through its chairman, Lewis Harding; Constitution Committee, through its chairman, Jas. R. Strong; Finance Committee, through its chairman, Ross F. Tucker; Inspectors of Election, through their spokesman, Michael Power. The other inspectors were M. F. Westergren and Wm. Bradley.

In giving his report as chairman of the House Committee, Mr. Traitel made a strong appeal for support for the exhibition about to be opened. He said:

"In referring to the second floor, it is now ready for exhibitors. We have about 216 spaces for exhibition purposes. Quite a few of them have been let and there are about 22 men who have signified their intention of taking space. In addition there are many who have the exhibition under consideration. We have received nearly 100 letters from leading architects of the city, all commending the step which we have taken, and telling us that we are filling a long-felt want. However, to make the exhibition a success it is imperative that everything required in the construction of a building should be represented. It must be a comprehensive display. I beg of you to lend your personal aid in filling up the exhibition floor."

Mr. Harding referred to the splendid work of the Board of Governors. He said in part:

"The Board of Governors has probably done more for the establishment and maintenance of industrial peace in the building trade than any organization that was ever formed in this or any other city in the country."

A stirring address was made by Mr. Ross F. Tucker, when he was called on as the new chairman of the Board of Governors. He said in part:

ARBITRATION CASES.

"I feel that there is a great work ahead of the Building Trades Employers' Association, and I believe that we are going to be more aggressive than ever and do what will be expected of us. I want to call attention to the work of the Arbitration Board and of the Executive Committee. The committee held 52 regular meetings and 46 special meetings during the year. There were some 1,100 cases handled, of which 700 came before the Executive Committee. Of these 700 there were 34 which went up on appeal, and out of the 34 the decision of the Executive Committee was reversed only 7 times, or an average of only one in a hundred cases. When twelve men sit nearly twice a week through the entire year and handle the work of the building industry in such an intelligent manner that their rulings can be overthrown only once in 100 times it speaks well for the workings of the General Arbitration Board. I call your attention to the fact that three of the five officers you have elected are members of the Executive Committee of the General Arbitration Board. They are burdened with a double duty.

"I believe that we are going to do what I had hoped for many years, that we should take the public more into our confidence. I believe that the public deserves more at your hands, deserves to be better acquainted with what you are doing and what you stand for."

All of the committees were thanked for the splendid work which they had done during the year and short speeches were called for from the new officers. The elections were all unanimous and resulted as follows: President, Isaac A. Hopper; First Vice-President, C. G. Norman; Second Vice-President, Bond Thomas; Treasurer, Albert N. Chambers; chairman of Board of Governors, Ross F. Tucker.

It is expected that the members of the Association will move into their new quarters about May 1.

IMPORTANT WHEN BUILDING.—If you own nearby suburban property and contemplate building see to it that your chimneys are built well, and from the ground up. A properly constructed chimney starts at the ground and should not be less than 8 in. in thickness, and lined with either terra cotta, pipe, or well burnt clay. Four-inch flues are positively dangerous. It has been estimated that fully 20 per cent of the fire losses in dwellings throughout the States are directly traceable to defective flues. The requirements of the New York City Building Code do not countenance carelessness in chimney construction, and those who contemplate building will do well to follow its provisions. A leading authority in writing on chimney construction recently pointed out that it costs but a trifle more to make flue walls eight inches in thickness instead of four, and that after weighing the difference the prospective builder will not only be likely to construct an eight-inch chimney, but will line it as well with some approved fire-resisting material.

THE ARCHITECT WHAT HE HAS DONE RECENTLY AND WHY HE DID IT.

PLANS ACCEPTED FOR PORTO RICO CAPITOL BUILDING.

Architect Frank E. Perkins, of No. 1133 Broadway, Manhattan, has won the first prize of \$5,000 awarded in competition on plans for the capitol building to be erected at San Juan, Porto Rico, to cost in the neighborhood of \$300,000. The design prepared by Mr. Perkins provides for a building 300 feet square with a height of seventy-five feet, and the plans call for a Council House and Supreme Court rooms grouped about a partially covered patio or series of vestibules, the main patio being partially covered by a low dome open above, like the Pantheon of Rome, permitting a free circulation of air and furnishing abundant light. This group of dome, patio and vestibules form a Pantheon or "Hall of Fame" to receive monuments in memory

of these rooms can be constructed as indicated for the sum appropriated.

The second prize of \$2,000 was awarded to Ritchie Abbott, of Boston, and the third prize of \$1,500 was won by Henry L. Beadel, of No. 1123 Broadway, Manhattan. In all one hundred and thirty-five architects competed in the contest.

A WASHINGTON RESIDENCE.

The residence of Miss Martha C. Codman, being erected in the suburbs of the City of Washington, D. C., designed by Ogden Codman, No. 571 5th av, Manhattan, presents a unique problem, planned to meet the peculiar conditions and contour of the plot of land upon which the house is built. Entering the



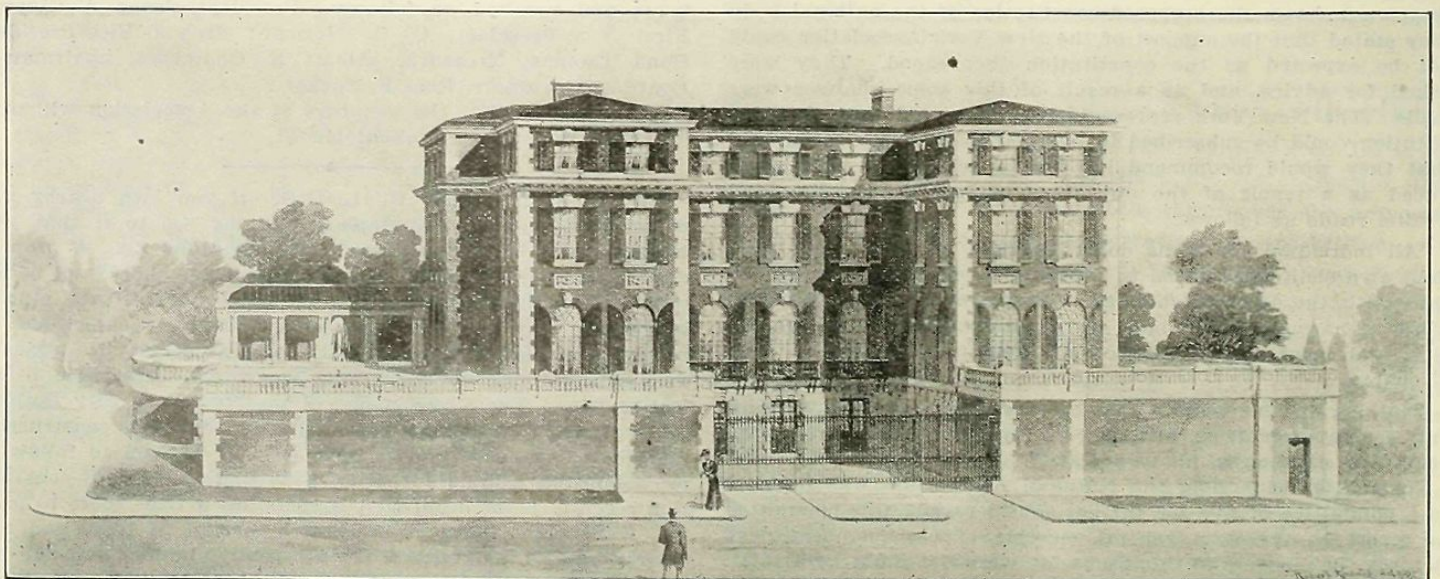
ACCEPTED DESIGN FOR CAPITOL BUILDING, SAN JUAN, PORTO RICO.

Frank E. Perkins, Architect.

of those who have served their country. The Council, with its offices is at the left, the House with its offices at the right, and the Supreme Court and its offices in the rear.

The Council and House are provided with visitors' galleries in the second story. All offices have outside air and an unobstructed view. In elevation, both interior and exterior, the author has sought simplicity in a southern style in keeping with the present architecture of San Juan. The edifice will have either concrete walls, or be of local brick with a tinted cement surface, the floors to be of reinforced concrete or of a steel beam construction. In general, local materials are recommended, colored cement concrete being the chief factor, with the mouldings and the few ornaments to be cast at the building in artificial stone. On account of the simplicity of its style, it is believed that the essential features for the accommodation

house from the principal approach into the basement or ground floor into a well lighted hall which leads to the principal floor by a short flight of stairs, the floor contains a suite of entertaining rooms which look out upon an attractive formal garden, which was formed on the natural level of the land and is sufficiently above the street level to make it almost private, yet without having any suggestion of seclusion from the street and sidewalk. The style of architecture is Georgian, and is in chaste and quiet keeping with the surroundings, and this same tone has been carried all through the decorations of the interior, making it an ideal home for the artistic temperament of its owner. It is built of brick with stone trimmings and reinforced concrete floors, this making a practically fireproof building. John Frank De Baun, builder, No. 1368 Broadway, Manhattan, is the general contractor.



John F. De Baun, Builder.

RESIDENCE OF MISS CODMAN AT WASHINGTON.

Ogden Codman, Architect.

RECENT ACHIEVEMENTS OF THE BUILDER.

DEVELOPMENT IN GARAGE CON- STRUCTION.

THIS structure is the result of Mr. Lowinson's extended experience in design and construction of buildings for the automobile industry. The problem here was primarily to design a building for the executive work and the shipping room for the Speedometer Co., with conveniences for rapidly attaching to automobiles, also a laboratory for experimental work. Besides this to arrange for a salesroom for automobiles and their accessories.

The building is designed in the Exposition type. The Art Nouveau style, being particularly fitted for this type of work, Mr. Lowinson availed himself of the experiences of the expositions held in France, Germany and Italy during the past five years to design a structure that would be both an exposition and an advertising building. Mr. Lowinson prides himself on having constructed the most characteristic building in the automobile district to-day.

The construction is skeleton. The whole exterior is of glass, with the exception of the piers and floor panels, and to this has been added ornaments in copper, bronze and iron which typify



JONES SPEEDOMETER GARAGE.

Broadway, n. e. cor 76th Street. Oscar Lowinson, Architect.

the business of the owner. Over the store is an elaborate cornice extending some distance from the building, supported on ornamental brackets with ornamental grill work over the entrances. At the main piers and suspending from the cornice are the now famous Speedometer lamps. These four lamps are made in imitation of the instrument; they have etched faces duplicating the face of the Speedometer, and these are automatically illuminated and extinguished. Similar lamps illumine the top of the Broadway piers. The latter lamps are set in allegorical casings representing "flight." The main cornice of the building is characteristic, the frieze being illuminated by gilded discs. On top of the building are the now well-known sky bar signs "Speedometer Building," these signs being on steel bars with raised letters.

The basement has been laid out for shipping and adjusting purposes. It contains stock rooms, motors, lathes and machinery for testing and fitting the apparatus to automobiles. The first floor has been laid out as a salesroom for automobiles. The second floor has been laid out in the Art Nouveau and contains the various offices, including the private office of Mr. Jones, the inventor, which has been built in oak wainscot treated characteristically. The top floor has been subdivided into laboratory and offices. The building is heated by steam from its own plant. Electricity is used throughout for lighting and power. There are two elevators. The W. L. Crow Construction Co., 289 4th av, performed the general contract.

IN MARBLE HALLS.

NEW OFFICES OF THE HAMBURG-AMERICAN LINE.

AN exceedingly handsome transformation of an interior has been made at 45 Broadway (heretofore known as "Aldrich Court") for the Hamburg-American Line, which will hereafter have its offices there. When the steamship company bought the building, in 1906, it was with the expectation of adding six or eight stories. But upon investigation the architect, Mr. R. L. Daus, of 130 Fulton st, found this proposition impracticable, the building not being strong enough to carry the additional weight. The building was originated at a period when architects and engineers were just beginning the researches that finally led to the present skeleton construction.

As an example of the period of evolution, the old Aldrich Court building is very curious, showing some of the most incongruous types of built-up iron girders and other structural features, which have now entirely disappeared in the construction of buildings.

In order to give the owner adequate quarters, Mr. Daus built up three stories in the old interior court. The offices are arranged with a high regard for the comfort and health of the army of employees, among other features, being a very complete ventilating apparatus. The air for this purpose is taken from above the roof, is filtered, heated, distributed through the building and expelled above the roof. As a testimonial of the impurity of N. Y. city air, even at a comparatively high altitude and at close proximity to the water, is the frequency with which such air filters have to be cleaned or renewed.

The Hamburg-American Line, desirous of increasing the comfort of its tenants as far as practicable, installed a new modern elevator service. The architect did well also to remove the old tortuous and inadequate entrance to the building and to substitute the liberal, practical entrance, which is customary in our buildings, giving access to an entirely renovated, handsome hall of proper dimensions.

The basement on Broadway contains the steerage department, and in connection therewith is an office on Trinity Place, where relatives and friends of immigrants may obtain tickets of admission to Ellis Island, thus doing away with the long lines of more-or-less desirable people, who, at the time of arrival of every steamer, encumber the Broadway sidewalk.

On the Broadway front of the second story is the office of the resident director and General Manager, Mr. Emil L. Boas and other offices for administrative purposes; on the Trinity Place end of the same story the freight department is located, and in the rear of the third story the Atlas Service will be installed.

LUXURIOUS ELEGANCE.

The first story will be entirely devoted to the first and second cabin passengers and the offices are fitted up with luxurious elegance, proper to the home of the largest steamship Co. in the world and its patrons, among whom, even princely seekers of American millions and maidens may be appropriately received.

The architectural treatment belongs to the modern French Renaissance, but is kept in a quiet spirit, except, perhaps, in the middle room, where the lighting from above permitted the introduction of a glass dome and a somewhat more sumptuous treatment. The walls are principally covered with an almost white so-called statuary Italian marble, here and there interspersed with pilasters and posts covered with a magnificent French marble called "Breche Fleurie."

If the handsome appearance of the office is satisfactory, the architect is largely indebted for this to the hearty co-operation of all the men who assisted him, and in the first place to the well-known builder, Mr. Chas. T. Wills, and his able lieutenant, Mr. Chas. McDonnell, and the Traitel Marble Company.

Deserving quite particular praise, are the modelers, Messrs. Goudard & Bussard. Among the latter's work, are the two female figures, forming the keystones of the large easterly and westerly marble arches, representing the emblematic figures usually found at the prow of a ship. These two figures, modeled by Mr. Goudard, are far above the realm of commercial art. All the motifs of decoration of an ornamental character, whether in marble, bronze or other material, are taken from the inhabitants of the water, the domain of the steamship company.

The four handsome cartouches in the corners of the central room, supporting the glass dome, are crowned by heads representing Neptune and the accompanying children are dragging nets. Shells, fish and other animals of the deep are used in the treatment of the ventilating registers and dolphins and sea shells are the component parts of the light fixtures.

The happy combination of simple forms and colors in the treatment of the glass, combined with the refined decoration, are due

to Mr. Alex Locke, of Arnold & Locke. The new offices of the Hamburg-American Line, which are perhaps among the most magnificent in New York City, are not gorgeous, like many others, but are rich, though simple and dignified.

ARCHITECTURAL EXPRESSION IN A NEW MATERIAL.

IN recent years a large number of well-designed country houses have been executed in stucco laid over wire lath or brick. In the course of an article in the *Architectural Record* for April, H. Toler Booraem speaks of this departure, saying: "Frequently merely the wall surfaces are stuccoed; features, such as columns, cornices, eaves, being in wood, stone or brick, as the case may be. In other examples, architectural members and ornaments have been cast in cement; the composition and detail in such designs is, however, invariably masonry architecture executed in a substitute material. It must, at the same time, be admitted that there is more certainty of producing beauty of form by this means than by relying upon our present inexperience for a more logical expression of the material. But this is anticipating our arguments."

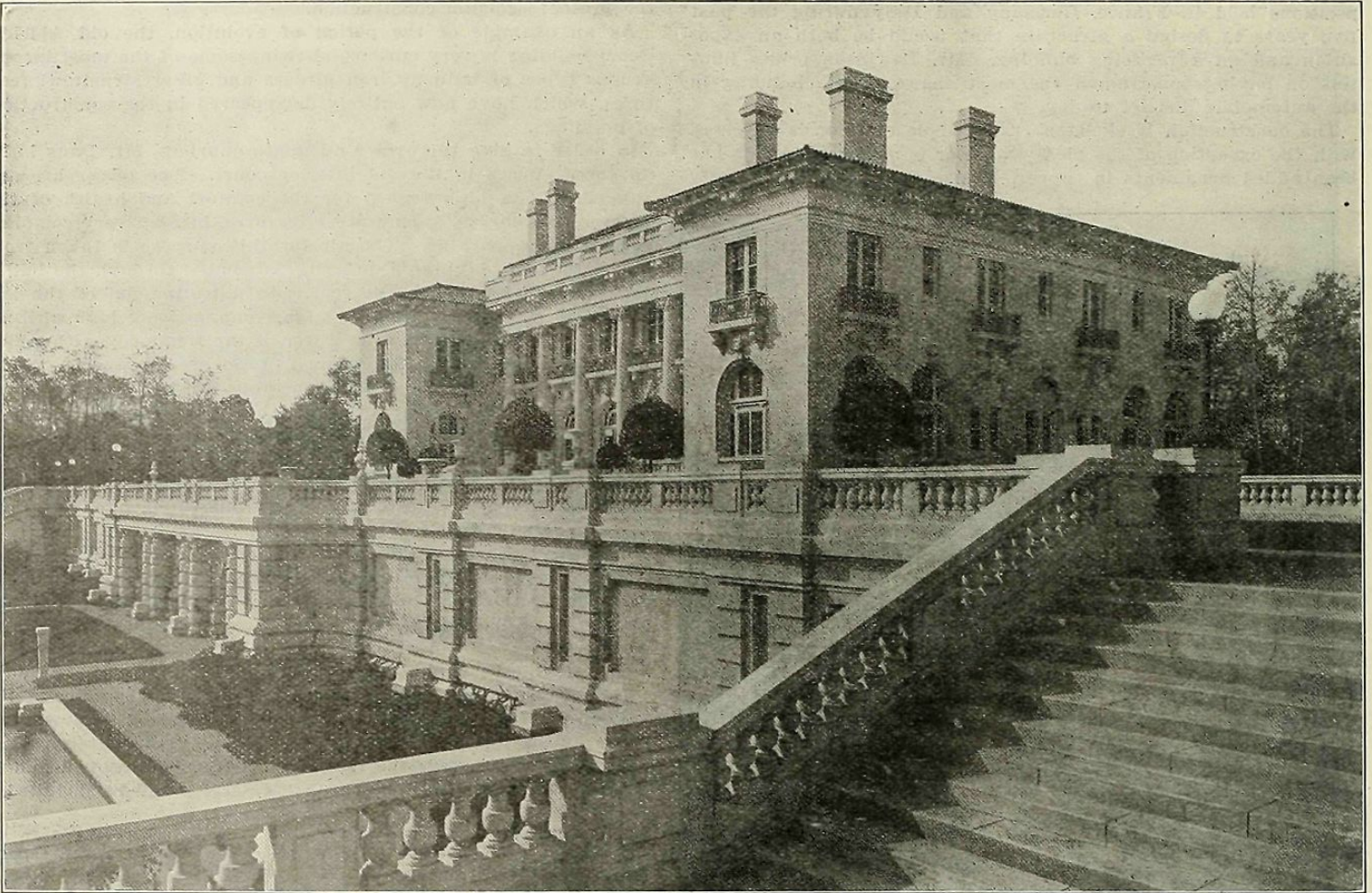
One of the examples selected for illustration is the W. L. Stow residence at Roslyn. Mr. Booraem says this reveals a composi-

FLAMES MAKE WORK FOR BOSTON.

LOSSES by the great fire in Chelsea last Sunday total \$5,575,000. Of this sum the loss on dwellings (and presumably contents) is \$3,750,000; churches and schools, \$525,000; public buildings, \$475,000; factories, business blocks and contents, \$825,000. The insurance is \$3,500,000, divided among 80 companies. One-fourth of the city of 40,000 population is in ruins.

Architects and builders here in New York consider that while the restorations made necessary by the conflagration will make a large amount of work for the Boston building trades during the year, there are enough men idle in and around Boston to supply all the help needed. In a word, they say that Boston and the adjacent cities are likely to absorb all the benefit coming to the building industry, leaving little worth mentioning for other centres, unless it shall be something in the nature of special equipment. Boston is well supplied with architects and builders, and the Chelsea work is expected to be almost entirely a local proposition. Much the larger part will be for suburban dwellings.

Among the principal buildings destroyed were the following named: The First Universalist Church, Chestnut and 4th sts, loss \$75,000; Frank B. Fay Grammar School, St. Rose's Roman



MASONRY MOTIVES RENDERED IN STUCCO—W. L. STOW RESIDENCE.

Roslyn, L. I.

John Russell Pope, Architect.

tion of much beauty and academic feeling. The walls are brick, covered with stucco; the architectural features are cast in cement; the terrace wall is concrete, cement faced in forms. The design, however, is entirely conceived in terms of stone; cement and stucco have been adopted as a substitute, evidently, not from choice.

"The stucco building," Mr. Booraem continues, "when it can break away from being a replica of stonework executed in a cheaper material, tends to develop a plasticity of treatment, a monolithic breadth and surface texture of its own. There is little distinction, as a matter of design, between plastering mortar on walls of brick, clay blocks or concrete, if the latter is not part of a reinforced monolith. A solid concrete wall is scarcely more than a form of rubble masonry, but one which the fineness of the aggregate makes it easier to render with a presentable surface. But the development of concrete construction has advanced considerably beyond this."

Economical Investments.

Good machinery is economical in any business and the best for a real estate office is so moderate in price and the returns from its intelligent use so large that no real estate office should do without it. A complete system consists of the *Record and Guide Weekly*, the *Record and Guide Quarterly*, the *Real Estate Directory*, the *Checking Index*, and the *Realty Records Information Bureau*. To have these means that you have a plant capable of creating a large business in sales, leases, mortgages, or exchanges.

Catholic Church and School; State Armory, loss \$100,000; Sacred Heart Convent, loss \$40,000; Young Men's Christian Association Building, loss \$75,000; Boston Elevated Railroad station and barns, \$30,000.

Five financial institutions were burned out: The County Savings Bank, Chelsea Savings Bank, Chelsea Trust Company, Winisimmet National Bank and the Provident Co-operative Bank.

Among other buildings burned were Frost Hospital, Children's Hospital, Fitz Public Library, First Baptist Church, Central av; Central Unitarian Church, Hawthorne st; St. Luke's Episcopal Church (old building), Hawthorne st; First Methodist Episcopal Church, Cary av; Elm St Synagogue, Walnut St Synagogue, Chelsea Presbyterian Church, Fifth St Congregational Church, Shurtleff St Methodist Episcopal Church, Second Adventist Church, New England Telephone & Telegraph Company's central offices, Austin & Young's cracker factory, Chaplin & Sodon Car Company's shops, Rosenfelt Brothers' 3-sty ragpicking factory, the Tidewater Oil Company's three immense tanks near the easterly end of Marginal st.

DISTRIBUTION OF INSURANCE.

The Chelsea loss is particularly hard on the mutual fire insurance companies. Practically every one of them in New England is involved for more or less heavy lines. Among the losses of standard companies are the following computations of the Boston press: German-American, \$175,000; Insurance Company of North America, \$185,000; Niagara, \$115,000; Continental, \$150,000; Royal (England), \$500,000; Phenix (N. Y.), \$200,000; Etna, \$100,000; Hanover (N. Y.), \$175,000; Norwich Union (England),

\$300,000; Sun (London), \$125,000; Liverpool, London and Globe, \$150,000; Hartford (Connecticut), \$260,000; Queen, \$75,000.

A number of business men have said that they intend to start right in rebuilding, but for the most part owners have not yet had time to collect their thoughts on the subject of reconstruction. It was hardly to be expected that the merchants should set about preparing for the rebuilding of their business now, even in a temporary way, for until the ruins can be cleared away and basement walls rebuilt it would be impossible to start any kind of structure. It is plainly the desire of all men of business that the buildings which shall rise from the ruins shall be of imposing and substantial nature.

CONFLAGRATION HAZARD.

In its report of inspection in November, 1906, the National Board of Fire Underwriters said, regarding the conflagration hazard:

"Mainly moderate. In parts of certain districts extensive fires are probable, unless controlled in the incipient stage, owing to the smallness of the fire department. The conflagration hazard of the city as a whole is increased by the lack of adequate building laws, the large amount of frame construction with wooden shingle roofs and the weakness of the fire department, but the fairly satisfactory water supply in most districts, fairly reliable fire alarm system and the powerful outside aid are mitigating features."

WHO'S WHO IN BUILDING—5.

ONE of the most effective workers in behalf of the building guilds has been Mr. Charles A. Cowen. He was a charter member of the original Building Trades Club, and to him belongs the distinction of bringing that strong organization into existence. For from this sprang the great and useful organization known as the Building Trades Employers' Association, which, with the aid of the arbitration plan, has done a praiseworthy work for the community in harmonizing the elements and interests composing the building industry since 1903.



CHARLES A. COWEN.

It was Mr. Cowen who at a meeting of the Mechanics and Traders' Exchange drafted a resolution that contained the nucleus of the Building Trades Club. He was president of the club during the years 1895 and 1896, and he was also president of that historic organization, the general Society of Mechanics and Tradesmen, in the year 1899, and he is now a member of its finance committee.

Mr. Cowen was also a charter member of the Mason Builders' Association, and has been its president since 1896. He was also instrumental in organizing the New York State Association of Builders, and was its president in 1904 and 1905. The builders of the State are in part indebted to him for the establishing of the permanent legislative committee which has been found extremely necessary for the welfare of the building industry.

In the National Association of Builders Mr. Cowen has also been called to high places, as he is vice-president of that body, and he represented it in the Board of Mediation and Conciliation of which Bishop Potter was the president and Hon. Seth Low and Prof. Adler members. Mr. Cowen also presided over the Mechanics' and Traders' Exchange during the years 1898-99. He discharges the duties of the many offices that have been thrust upon him because of his adaptability in a manner most commendable.

Thorough in his knowledge of the building trade, Mr. Cowen is recognized as one of the foremost experts in the city on masonry, particularly in heavy construction. As a boy he served a full apprenticeship with his father, a well-known contractor, and he still continues to familiarize himself with all the details of the building trade. In 1883, after being associated with his father for some years, he succeeded to the business, his father retiring, and he has continued it with most gratifying success.

Architects and investors have learned to know Charles A. Cowen as being thoroughly capable of erecting heavy buildings, and some of the largest office buildings, hotels, churches, etc., have been erected by him. He was born in New York and is a product of the city's schools.

THE MAN ON THE STREET.

THE personality of derricks has always interested me. It seems strange to some people's minds to talk thus, even to speak of the personality of trees, or flowers, or even stones or bricks. But they all exist for the "Man on the Street."

The first big boom derrick, I remember, was used by R. L. Darragh, a first-class old timer on the Standard Oil Building in the early eighties. It consisted of timbers sprung and strutted. Since this trail-blazer has disappeared, we have seen many changes in the personality of derricks. The younger generation of them have become, in size, enormous. Where you see big steel derricks, latticed, you feel pretty certain from afar that Post & McCord are erecting. Four boom derricks guyed together show that Norcross Bros. are busy. Orange and Black paint indicate the Thompson-Starrett Company; Blue, Milliken Bros.; White, Terry & Tench; Green, The N. Y. Contracting Company. A derrick of the Fuller Company is like "solid-man Muldoon," with plenty of them, and doing business by the clock.

The metal fittings of the Goliath toothpicks are like a magnet to me. The big foot-blocks and steps, the sturdy bands, the caps, spiders and gudgeon pins; the shackles, sheaves, blocks and cables. As I look upon these the iron enters my soul, and as their active limbs move apace, ever guided by the hand on lever or line, I feel the sanctity of the inanimate.

* * *

The man who really wins in anything in life is the man who is willing to go the limit and bet his life. Tolstoi says in "War and Peace" that the army which wins is that which contains the greatest number willing to stay on the field for all time. The men, in other words, willing to die. In all history, the man with the idea bigger than the vital spark known as Life is the man who has moved us on in our slow progress up the hill of development. Look down the long road of historical record. Leave out the earlier ones and take Columbus, John Smith, Washington or Lincoln, and see if they ever hesitated to put their lives in the balance against the accomplishment of their ideals? So have they left us their heritage.

The building world is made up of a varied assortment of men of all kinds and conditions. Some are "out for the stuff." Others want to deliver the goods on a basis as near right as they can do it. There are just as many heroes and cowards in the building trade as there are in a great army. There are those who would fight to the death, and those who would unconditionally surrender.

Keep your eye on the first. They are the ones who build the fire-stopping bulwarks in our cities and put into active operations the dams and aqueducts and sewers for the life of our city people and, as a nameless host, add to the good of man. As to the second class, "least said soonest mended."

* * *

In a recent "Times" Saturday Review there is a grand article on "Martin Luther's Letters." It begins: "I must always joke whether sick or well, weak or strong, a sinner or justified." Unconsciously I have been doing this a long time.

Perhaps it is not always dignified, but, somehow, I cannot help it. In our office I try to lighten the tasks of the young people with a "spiel or two," to reduce the strain of work or confinement. Incidentally I lighten my own. In a dozen or more years of night-school teaching I did the same thing. My hard working boys of the building trade coming to me from dai'y work, eating hastily their suppers, and then coming long distances to laboriously draw technical forms and raise themselves up the tree of knowledge, were as younger brothers, entitled to my cheerful help.

It produced results, and if this meets the eye of any of them, scattered as they are through the trades—and now many of them younger contractors—know that "Old Pop" is still keeping up his smiling face and heart.

* * *

"He went to his death with supreme confidence in the judgment of his superiors." Thus says an article in the "Engineering News" regarding the collapse of the Quebec Bridge report referring to Yenser, foreman-erector.

Did you ever as a boy jump into cold water early in spring, just to be the first in? Do you remember the shock? I do, because I have done it, though now I prefer the swimming tank at Hot Springs, Va., to the swimming holes in the Cat-skill Mountain streams which I liked as a boy.

Well, I felt such a shock when I read the above, for it sort of brought back a touch of my old superintendence responsibilities. I have gone through a great many dirty places in sub-cellars—and often felt it foolish perhaps—for the purpose of seeing if all was right below, in footing and grillage, rather than take a chance, but I am glad now. It's one thing I like about my friend Louis, the architect. He really superintends. He once denied himself a vacation for over a year of hard work on an important building because he was afraid something might go wrong. It did not, and he was there. So, old friend, and faithful to your duty, though you be a thousand miles away, here's a spiritual handshake.

I guess long-distance authority will not occur soon again in

structural work. Several dozen men killed is the price we have paid for the lesson.

* * *

This same friend sent me up a letter a day or two ago, in which he said:

"When I was a little boy I had a teacher in the public school who was famed for miles around for her wonderful qualities—too numerous to mention. She used to have an hour each week for telling stories, as I remember, and she could charm the birds off the trees with her talks. One story she told was about a ship sailing in the tropics which had run out of water.

"The crew saw on the horizon one day another ship, to which they signaled, asking for water. The reply was signaled back, 'Dip it up.' This ship was sailing off the mouth of the Amazon River, where they say the fresh water extends seventy miles from the shore. Of course it is only recently that I had enough sense to appreciate the full meaning of that story and to apply it.

"There is hardly any condition in which a person can be but what he will, if he only knew it, find that it is only a state of mind. As Rudyard Kipling said in his address to the students of McGill University, 'There are no liars like our own sensations.'"

There is a splendid opportunity in almost every building operation to "dip it up" and apply the knowledge to the thirsty brain. Architectural students, and builders' clerks should "get wise" at once.

* * *

The other day I came across Broad st with my friend, the engineer, he with the smile that has always been on; and in the years of responsible creative executive work it has lost none of its lustre. A crowd of speculators occupied the broad thoroughfare in the distance, and I said something in language forcible as to their body corporate. He turned to me and said, "Bill, old man, cut out the grouch."

I have tried to do so ever since. It is easier as these spring days come on and everything seems to loosen up. I have it reduced, I think, to its lowest terms. Most grouches are based on that evil trinity: anger, worry and irritation, all unnecessary to a true philosopher. If the grouch were like a troublesome physical appendix, it would necessitate a more or less expensive operation to remove. As it is, it is mental and psychological, and easy and inexpensive to cut out. Just forget it. Get busy, Bill.

* * *

There is a man in New York whose acquaintance the Man on the Street has recently scraped without the formality of a letter of introduction and whose personality interests him greatly. Before meeting him I had him well in mind and eye for weeks. He is a big man physically, and from what he has done I think he has a sound mentality. He is erecting foreman for steel on what is to be our tallest skyscraper (just now). He speaks in a quiet tone, and his speech has a little burr. Sometimes we see him far down 24th st, in order to get a good angle of vision, so as to see what is going on aloft.

Steel-erecting foremen are not chosen on pulls, but, like the metal they handle, only after they have been thoroughly tested. There are no lumps of fat on this man's brain or body, for one who is putting up a 46-story structure "on the job" in charge of "as good a gang of boys" as ever swung a sledge or tossed red-hot rivets, has to be as fit as an athlete out for a championship.

* * *

The office boy is a most important factor in the realm of business. He can do more damage than almost anyone in the establishment, and can, on the other hand, hold many a busy man by his presence. He doesn't have to discuss either politics or religion, but simply let his communication be Yea or Nay in the right spirit and tone.

I know one who has great possibilities. He is the apple of my eye, and counts to me more than I can express. His eyebrows are the right shape for thought. He has neither money or great influence back of him, but I have an itch in my fervid hand to give him all the intellectual boosts I can up the tree of knowledge. Architects and builders kindly take notice of like people within your range of activities. Have a thinking part.

PORTABLE HOUSE SAVED BY WRECKERS.—A portable house is one of the latest oddities included in the miscellaneous stock accumulated by a large wrecking company. It came from Bedloe's Island and is in the yard of the Rheinfrank House Wrecking Company, 620 East 14th st. The decision of the U. S. Government to transform the island into a military post and call it Fort Wood was the first step toward the demolition and removal of the structures there. These included the buildings put up at the instance of Miss Helen Gould to be a retreat and recuperative place for the soldiers disabled in the Spanish-American War, and one of them was portable. When the Rheinfrank Company were clearing the prospective site for officers' quarters they decided to keep the portable building intact, and it was removed in sections to the yards of the company on 14th st. The structure is being refitted. It will be interesting to note if there is any demand for this kind of article, which is a rare commodity in the hands of wreckers.

CONCRETE CHIMNEYS.

CONCRETE is becoming extensively used in chimneys for mercantile buildings and dwellings as well as for factory stacks. Underwriters are not so directly concerned with the factory stacks, but the use of the material in ordinary chimneys for boilers, ovens, stoves, etc., raises new problems. An effort has been made to crystallize the facts for the use of our field men, but some points are still in an unsettled state in the opinion of experts. The following seem definitely settled and should be borne in mind in passing business:

Good cement is not appreciably injured at temperatures of 700 deg. F. or less.

Boiler flue gases where they enter the stack vary from 400 to 700 deg. F. The temperature of the gases from stoves and other domestic heating devices is somewhat less.

In properly constructed and used chimneys, the flue has a much larger capacity than the stove pipe or breeching entering it. The gases, therefore, expand immediately on entering the flue and are consequently much less intensely hot per unit of volume. In proper size flues, then, disintegration of the flue walls, if of cement, will not occur and the only effect of the heat will possibly be to cause cracks. It must be remembered, however, that flues are sometimes forced beyond their capacity, in which event the temperature might rise high enough to injure the cement, especially if long maintained. It is well, therefore, to note whether more stove pipes or breechings enter a flue than are intended for it.

It is said by some authorities, and has been established in the case of factory stacks, that ordinary flue gases have no effect upon cement. We need not fear disintegration from this cause, therefore. It is also stated that soot does not accumulate on smooth cement flue walls. If true, we have little to fear from burn-outs. Even in brick chimneys, dangerous burn-outs do not occur with coal fuel. Objectionable soot is generally from wood fires, from poorly burned oil or from burning refuse in with the ordinary fuel. The above are matters for practical consideration. Ordinary heating stoves are not apt to be used for burning refuse, but it is not uncommon to find cook stoves and ranges used for the purpose.

In practice, concrete chimneys, other than factory stacks, are built solid or of blocks. Where solid they may or may not be reinforced. When of blocks they may be made of ordinary blocks laid as brick or of one piece blocks with holes through them to constitute the flue. Solid chimneys should preferably be built of wire netting and rod reinforcement, or the equivalent, and the one-piece blocks could also be reinforced to advantage.

In all cases involving concrete chimneys, the attendant circumstances must be carefully considered—purposes to which they are put, kind of fuel, type of chimney, supports or framing, containing building, etc. In other words, we not only cannot afford to be arbitrary, but we cannot put forward an arbitrary standard at the present time for the acceptance of such chimneys. All we can do is to keep pushing for features of definitely established desirability.

Along this line, cement chimneys with walls 1½ or 2 inches in thickness, found in some sections, are to be condemned. In addition to their undesirability from the standpoint of cracking, they are too thin to be nonconducting and should not be regarded as chimneys but as unthimble flues and poor ones at that. While we know that unequal expansion causes cracks in thicker chimney walls, matters such as mechanical strength to resist stresses and strains due to settling, swaying, etc., must be taken into consideration. It must be remembered, also, that cracks in thicker walls are not so likely to be opened up seriously, and even where opened up to the same extent, are less objectionable than cracks in thin walls. It would seem, then, that to secure nonconductivity, strength, etc., cement flue walls should be not less than 4 inches thick where they come in contact with woodwork, for any kind of heating device. Where subjected to severe usage and temperatures, to guard against careless mixing or workmanship this thickness should be exceeded.



ALBERT N. CHAMBERS.

The new Treasurer of the Building Trades Employers' Association.

BUILDING MATERIAL AND EQUIPMENT.

And News Regarding Source of Supply

PRICES CURRENT

BRICK.—For the first time this spring quotations for Hudson River brick have possessed themselves of the quality of firmness. This is owing to a demand that has at last taken out of the market all but three of the cargoes which were carried over the winter. Last week the number of barge cargoes sold was thirty-eight, or about eleven million bricks. Business during the current week has been at about the same rate up to this writing.

Brick-building, if it cannot be said to have fully resumed, is resuming. Most of the orders for material are from the upper end of Manhattan and the Bronx. Dealers say there is more business coming in sight than they had expected to see, but not sufficient to say that it amounts to fifty per cent. of normal.

Mr. Francis N. Howland, of Candee, Smith & Howland Co., does not consider that the outlook for the building material trade during the season of 1908 is particularly encouraging from present appearances.

"Money conditions," said Mr. Howland, "are not at all satisfactory to those who do and would require mortgage and other loans, and although the cost of building material at the present writing is reasonable, it is practically offset by the attitude of the powers that be in the labor unions, in not making some concessions to the employers of labor, so that would-be operators and those who might see their way to resuming building could have some assurance of seeing a profit, though small, in so doing.

"Then again, this being a Presidential year, with all its uncertainties of who will be in power to upset possibly existing laws and regulations, tends in my estimation to a quiet time for the masons' material trade for at least this year."

The closing of several substantial contracts for front brick and paving brick, inspired Mr. Ayers, of Carter, Black & Ayers, 1 Madison av, to say of business in these lines that things are picking up. The contracts referred to included an order for the 100,000 Harvard brick for the new Roman Catholic Church at Glendale, the Harvard brick ordered for the new synagogue at 114th st and St. Nicholas av, between seventy-five and one hundred thousand to be required, and the 25,000 paving brick to be used at the plant of the American Sugar Refining Company, Kent av, Brooklyn. A recent contract for tiling with this firm was for the roofing of the power house connected with the New York Athletic Club on Travers Island. Carter, Black & Ayers did the tiling on the roof of the new club house and the same material will be used for the power house.

BRICK.	Cargo Lot.		
Hudson River Common	Per M	\$5 25 @ 5 75	
do Light hard	do	4 00	
do Pale	do	...	
New Jersey Hard	do	...	
Croton Point—Brown, f. o. b.	do	12 50	
do Dark and red.	do	12 50	
Fronts:			
Bufs, No. 1 (delivered at buildings)	Per M	\$21 00	26 00
Greys, various shades & speckled.		25 00	31 00
White, No. 1		27 00	30 00
White, No. 2		20 00	25 00
Old Gold		28 00	30 00
Enameled:			
English size		70 00	80 00
American size		60 00	70 00
Seconds, etc.		40 00	60 00

FIRE BRICK.			
(Usual allowance must be made for store rates.)			
Welsh, ex-vessel		\$23 00 @ 27 50	
English		30 00	35 00
English, choice brands		42 50	45 00
Scotch		33 00	35 00
American, No. 1		21 00	25 00
American, No. 2		18 00	20 00
Paving Brick		22 00	28 00

CEMENT.—About sixty per cent. of the capacity of the Portland cement mills of the country is being operated. Stocks are about the same as they were last year at this time, and altogether the market has had few or no experiences to relieve the long-standing dullness while waiting for monetary conditions to change.

This year's production of Portland cement will be eight million barrels less than last year's quantity, owing to the restrictive measures of the manufacturers. The number of barrels manufactured in 1907 was 48,785,390, with a value of \$53,992,551. The number of barrels of natural rock cement manufactured was 2,887,700, with a value of \$1,467,302, and 557,252 were puzzolan cement, with a value of \$443,998. The total production of Portland cement in 1906 was 1,229,897 bbls. less than in 1907.

Regarding exports and imports of Portland cement Government statistics show a decrease of 199,483 bbls. in imports of Portland cement during the year ending December 31, 1907, as compared with 1906, while the exports for the corresponding period show an increase of 317,251 bbls.

CEMENT.
Rosedale, or Natural, in wood, per bbl. ... @ 95
Portland, Domestic, in cloth* ... 1 48
(*All standard American Portland Cement Companies repurchase cloth sacks at the rate of 7½ cents each, or 30 cents a barrel.)

Manufacturers' Quotations:
The following special quotations, for cargo lots in cloth, are furnished by agents of the brands, and they, not we, are responsible for the accuracy of the figures given:

Atlas Portland	\$1 50 @ 1 55
Vulcan (American) Portland	1 48
Vulcanite	1 53
Trowel Portland	1 48
Nazareth	1 55
Dragon Portland	1 55
Dyckerhoff (German) Portland	2 45
Alsen (German) Portland	2 35

IRON AND STEEL.—The extreme dullness of the pig iron market has been considerably relieved during the week by inquiries which represented 15,000 tons, of which 12,000 was for the American Brake Shoe & Foundry Co., which has works at Mahwah, N. J., and Buffalo. Prices for pig iron are still somewhat irregular, but the market is distinctly more active in spots.

The structural situation in the metropolitan district has many bright promises, in the way of work coming out, but there is actually but little being let. This is where the money pinch is felt, as the postponement of actual contracts is doubtless due, in a number of cases, to this cause. Business at its present rate is less than fifty per cent. of what it was last year. About 11,000 tons of structural steel will be required by the 36-story tower building which the Chesebrough interests will erect at Washington and West sts. The plans are not yet ready for contractors. Clinton & Russell are the architects. The steel contract for the J. F. Blanchard factory at Long Island City went to Milliken Bros. Steel shapes for the Long Island City approach to the Queensboro Bridge, in the vicinity of Dutch Kills, for which Snare & Triest have the contract, are arriving on the site.

METAL SUPPLIES.—Copper and brass products fluctuate under moderate trade in the present state of the market. Sheet copper continues on the 17 per cent. base. Solder has advanced two cents per pound since the first of the month. Cast-iron fittings are about five per cent. higher than before the spring opened. Tin plate jobbers report a heavy call for nearly all grades, and galvanized plates are also in good request. Sheet zinc prices

are steady on the base of 7½ cts per cwt. from store. Lead is slowly strengthening.

PIG IRON.
The following are the nominal delivered prices in this district for shipment during the next two months. The outside are the combination asking prices. Southern prices delivered, New York, Brooklyn or Jersey City, include lighterage:

Northern.			
No. 1 x Jersey City	.....	\$17 75 @	\$18 75
No. 2 Foundry x Jersey City	.....	17 25	18 25
No. 2 Plain	.....	16 75	17 75
Southern.			
No. 1 Foundry, steamship dock	.....	17 10	17 60
No. 2 Foundry, spot (nominal)	.....	16 65	17 10
No. 3 Foundry	.....	16 00	16 50

STRUCTURAL.

Beams and Channels, 15-in. and under	.....	1 86	....
Angles	.....	1 86	....
Tees	.....	1 86	1 96
Zees	.....	1 86	1 96

BAR IRON FROM STORE (National Classification.)

ROUND AND SQUARE IRON.			
1 to 1½	.....base price	.....	\$2 00
¼ to ¾ in.	.....	1-10c extra	
2 to 2½ ins.	.....	2-10c extra	

FLAT IRON.

1½ to 4 in. x ½ to 1 in., base price	.....	2 00
1½ to 4x¼x5-16	.....	2-10c extra
2 to 4 in. x 1½ to 2 in.	.....	5-10c extra
4½ to 6 in. x 11-16 to 1½ in.	.....	4-10c extra
Norway Bars	.....	3 60 8 75
Norway Shapes	.....	3 75 4 00
Machinery Steel, Iron finish, base	.....	2 10
Soft St'l Bars, base or ordy sizes	.....	2 10
Tool Steel, regular quality	.....	7 00
Tool Steel, extra quality	.....	13 00

SOFT STEEL SHEETS.

¼ and heavier	.....	2 55
3-16	.....	2 65
No. 8	.....	2 65

Blue Annealed.

No. 8	.....	2 50	....
No. 10	.....	2 50	....
No. 12	.....	2 55	....
No. 14	.....	2 60	....
No. 16	.....	2 70	....

NAILS.

Wire Nails, small lots from store	..... @	2 40
Cut Nails, small lots from store	.....	2 30

RUSSIA, PLANISHED, ETC.

Genuine Russia, according to assortment, per lb.	.....	11¼ @ 14
Patent Planished, per lb.	.....	A, 10c; B, 9c, net
Galvanized iron jobbing, price	.....	70 and 10%
Metal Laths, per sq. yd.	22 @ 24

SOLDERS.

Half and Half	22 @ 22½
No. 1	19 @ 19½

SPELTER.

Ton lots	6 @ 6½
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TERNE PLATES.
N.B.—The following prices are for IC 20x28, the rate for 14x20 being half as much. IX is usually held at \$2 per box advance for 8 to 10 lbs. coating and \$2.50 to \$3 advance for 15 lb. and upward. The following are approximating basis quotations, and proper allowance must be made for special brands, small lots, etc.:

About 40-lb. coating	..... @	\$17 10
About 30-lb. coating	.....	15 00
About 20-lb. coating	.....	13 50
About 15-lb. coating	.....	10 70 11 25
About 8-lb. coating, box	.....	8 70

PIG LEAD.

Ton lots	.....	5 @ 5¼
Less	.....	5½ @ 5½

ZINC.

Sheet, cask lots	.....per lb.	7½ @ 8
Sheet, per lb.	.....	8

LATH.—Lath is coming to this market in small and irregular quantities to meet a demand not very urgent. What is sold in a cargo way now brings about \$3.50 per M. for standard Eastern slab lath.

LATH.

Eastern Spruce, slab	3 25 @ 3 50
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LIME.
500 bbl. lots delivered to the trade in Greater New York.
Pennsylvania, common ... per bbl. 75 @ 80
State common, cargo rate. " 80 85
Rockland-Rockport, Com... " 1 02
" " L... " 1 12
" " special, 320 lbs. ... 1 42
Select finish, per 350 lbs., net... 1 62
Terms for Rockland-Rockport lime 2c. per barrel discount, net cash, ten days for 500 bbl. lots. Add 25c. to above figures for yard rates.
Berkshire Finishing, large barrels, ... 1 50

LUMBER.—Dealers in the wholesale districts interviewed during the week had observed no particular improvement in the metropolitan market.

Reports from the yards and trim mills in this district are to the effect that there is very little business ahead at the present time, and some contemplate going on half time.

But the Lumbermen's Review, for April, says "that the prevailing habit into which the lumber trade has dropped during the past few months, classing the entire lumber market as in a condition bordering almost upon demoralization, is not well founded. It has become popular to so characterizing it, and for that reason many dealers continue to talk dull business, while in the same breath they will explain that their own business, which is, of course, an exception to the general rule, has held pretty well up to the basis of one year ago.

Hemlock is showing some little improvement. Long leaf yellow pine moves languidly. White pine holders are less confident of their position than for years. Hardwood stocks are said to be low at the yards and trim mills, and buying for current needs has kept some wholesale houses fairly busy.

During the week there was a distinct improvement in monetary conditions in financial centres, though the effects have not yet reached the building trades. Notwithstanding, money was spoken of on Thursday in Wall Street as being plentiful. The mortgage companies are having a good demand for real estate securities, and a general comment is that if this market continues money will be "druggly" in a little while.

The quotations given in this list are the wholesale prices to the retail trade on well manufactured and graded stock, according to the inspection rules at present obtaining. It is not practicable to give a line of retail quotations thoroughly reliable, because terms of sale and other factors influence prices.

SPRUCE. 2 inch cargoes \$17 00 @ \$23 00. 6 to 9 inch cargoes 19 00 21 00. 10 to 12 inch cargoes 21 00 24 00.

HEMLOCK.—Pa. Hemlock, f. o. b. New York. Base price, \$21 per M.

PINE, YELLOW—Long Leaf. By Sail. Building orders, 12-in. & under \$25 00 @ \$26 00. Building orders, 14-in. and up 29 00 31 00. Yard orders, ordinary assort 25 00. Ship stock, easy schedules 31 00. Ship stock, 40 ft. average 38 00. Heart face siding, 1 and 1 1/4-in 29 00. 1 in. wide boards, heart face 36 00. 1 1/4 and 1 1/2 in. wide boards 40 00. 2 in. wide plank, heart face 40 00. Kiln dried sap siding, 4-4 24 00 25 00. Kiln dried sap siding, 5-4 25 00 26 00. Yellow Pine Box Boards (knotty) 14 00 15 00. Yellow Pine Stepping 42 00 45 00. By Steam, add \$1.00 to \$1.50.

LONG LEAF YELLOW PINE FLOORING. "A" or Clear Heart Face rift D M & HBk 13-16 x 2 1/2 counted 1 x 3 \$52 00 @ \$53 00. "B" Rift DM & HBk 13-16 x 2 1/2 counted 1 x 3 46 00 47 00. "A" Sap Rift DM & HBk 13-16 x 2 1/2 counted 1 x 3 42 00 43 00. "B" Sap Rift DM & HBk 13-16 x 2 1/2 counted 1 x 3 36 00 37 00. "A" Flat DM & HBk 13-16 x 2 1/2 counted 1 x 3 28 00 29 00. "B" Flat DM & HBk 13-16 x 2 1/2 counted 1 x 3 27 00 28 00. No. 1 Common DM & HBk 13-16 x 2 1/2 counted 1 x 3 23 00 24 00.

WHITE PINE. (Rough or dressed.) Good Uppers, 4-4 per 1,000 feet \$95 00 @ \$ 400. Good Uppers, 5-4 and 6-4 per 1,000 feet 93 00. Shelving, No. 1 1 x 10 in 54 50. Shelving, No. 2 1 x 10 in 39 50. Cutting up, 5-4, 6-4, 8-4, 1st 58 50. Cutting up, 5-4, 6-4, 8-4, rds 47 50. No. 2 Dressing Boards, 1x12 in 44 00. No. 1 barn boards, 8-in 38 00. 10-in 36 00 36 00. 12-in 47 00. No. 2 barn boards, 8-in 36 50. 10-in 36 00 37 00. 12-in 47 00. No. 3 barn boards, 8-in 32 00. 10-in 34 00. 12-in 35 00.

HARDWOOD FLOORING—K. D. Bored, End Matched or Butted, Hol. Bk. and Bundled. 13-16 Oak, 2, 2 1/4 and 2 1/2. Clear quartered white oak \$88 00. Select quarter-sawed white oak 49 00. Clear quartered red oak 76 00. Select quarter-sawed red oak 49 00. Clear Plain sawed white oak 52 00. Select P. S. white oak 42 00. Clear plain sawed red oak 50 00. Select P. S. red oak 40 00. Common oak, red and white 35 00. No. 2 Factory or common oak, red and white 23 00. Plain Oak. 4/ in 1st and 2ds \$49 00 @ \$52 00. 5/4, 6/4 and 8/4 in. 1st and 2ds 53 00 58 00. 4/ in. Common 36 00 40 00. 5/4, 6/4 and 8/4 in. Common 40 00 44 00. 4/4 in. Culls 24 00 27 00. 5/4, 6/4 and 8/4 in. Culls 26 00 30 00.

SHINGLES—(New York Lighterage Limits.) 6 x 18 No. 1 Heart Cypress Shingles \$8 50 per M. 6 x 18 No. 1 Primes or A's 7 50 per M. Extrocedas \$4 15 @ \$4 25.

HARDWOOD. White Ash, 4/4 in., 1st and 2ds \$54 00 @ \$57 00. White Ash, Common 37 00 41 00. Brown Ash 40 00 42 00. Basswood 39 00 41 00. Basswood, Common 32 00 34 00. Red Birch 50 00 52 00. Red Birch, Common 30 00 33 00. White Birch 40 00 42 00. White Birch, Common 28 00 30 00. Cedar 36 00 40 00. Cherry, 4/4, Nos. 1 and 2 100 00 105 00. Cherry, Common 54 00. Chestnut, 4/4, 1st and 2ds 48 00 50 00. Chestnut, Common, 4/4, 1st&2ds 38 00 40 00. Cypress 1st and 2ds, 1 in 46 00. 4/4 selects 43 00. 4/4 shop 31 00. 4/4 common 25 00. Elm 25 00 30 50. Hazel 35 00 50 00. Mahogany 60 00 90 00. Maple, 4/4, 1st and 2ds 32 00 33 00. Walnut, Nos. 1 and 2 100 00 115 00. Walnut, Rejects 57 50 67 50. Yellow Poplar, rough, 5/8, 1st and 2ds, 8m. and up 43 00 46 00.

STONE.—Local granite, cut-stone and blue-stone men report an improvement in the demand for stone in the last month, and, notwithstanding the general depression, some are positively busy.

In the blue-stone trade there is at the present time a considerable movement of material on old contracts. The city is still withholding contracts for curbing. After the spring rush of private business is over there will be but little doing in blue-stone unless new business picks up.

A general call for slate is springing up all over the Eastern States, especially for roofing slate, though starting later than usual. A busy fall left only small stocks on hand from last season, and a very satisfactory year is expected, though not a very large one. Under the present medium cost business the demand favors the Pennsylvania and Vermont slate. Blackboard business continues at its usual pace. There is always a fair amount of trade from this quarter. Mill business, for structural and electrical purposes, has been dull during the winter, but is improving.

The differences between the granite cutters and the manufacturers in the Barre district have been adjusted, and work was resumed at the places where the men were on strike. At Barre a minimum scale of 37 1/2 cents an hour the first year, 38 cents the second year and 38 3/4 cents the third year was agreed upon by the conference committees of both bodies. The cutters are to have Saturday half holidays during the months of June, July, August and September. Other

points at issue had been previously settled. The vote in the matter of settling on the above scale stood 600 for and 149 for holding out for the full demands. The strike began March 1.

The Quincy Granite Manufacturers' Association has formally repudiated the action of the joint council which was appointed to settle the four points in dispute between the stone cutters' union and the manufacturers. The council met in Boston, and after a thirty-six hours' session all four points with modifications were settled in favor of the union men.

One of the disputed points referred to the so-called "closed shop." The failure of the association and the cutters' union to arrive at a settlement has not resulted in a suspension of work in the stone-cutting yards, because the cutters agreed to continue at work pending a settlement of the disputed points by the joint council.

The polishers have settled their bill and have been back at work for a week, but the engineers are still out on strike and the quarrymen are unable to work, as their old bill expired March 1 and no new bill has been agreed upon.

At last accounts strikes for new agreements were still on at many places in Vermont, Maine and other States, but work is progressing at other centers, such as Bethel, Hardwick, Newport, Worcester, Stonington, Me., and Derby. All bills of agreement do not expire at the same time. At Westerly, R. I., an agreement was reached on Tuesday of this week.

The granite specifications for the court house at Youngstown, O., amount to \$250,000. This contract came to the Woodbury Granite Co., as reported heretofore. All four elevations will be of Woodbury gray granite. The frame of the structure will be reinforced concrete. (Caldwell & Drake, Columbus, O., are general contractors.) The Woodbury company probably has more work on hand at the present time than any other granite concern in the country.

STONE.—Wholesale rates, delivered at New York. Nova Scotia in rough, per cu. ft. \$ 90 @ \$ 400. Ohio freestone 85 90. Minnesota freestone 90. Longmeadow freestone 85. Brownstone, Portland, Conn. 75. Brownstone, Belleville, N. J. 75 1 00. Scotch redstone 1 05. Lake Superior redstone 1 10. Granite, Maine 45 60. " grey 50 1 00. " black 75 3 00. " Milford Pink 1 00. " Picton Island red granite 1 20. " Picton Island pink gran. 1 25. Limestone, buff and blue 90. Kentucky Limestone 90. Portage or Warsaw Stone 90. Caen 1 25 1 75. Vermont white building marble 1 25 1 75. South Dover building marble 1 40 2 00. Bennington building marble 1 40 1 50. Georgia building marble 1 40 2 00. Tennessee Marble 2 50. Wyoming Bluestone 90. Hudson River Bluestone (promiscuous sizes, per cu. ft.) 84.

SLATE.—Prices are per square, delivered in New York in car lots. Genuine No. 1 Bangor \$5 25 @ \$6 50. No. 1 Chapman 5 25 6 00. No. 1 Red 10 00 12 00. Brownville and Monson Maine 6 50 8 00. Peach Bottom 6 00 7 50. Unfading Green 6 00 7 00.

A VITRIFIED BUILDING BLOCK, manufactured at New Bethlehem, Pa., and put on the market in New York by Carter, Black & Ayers, sole agents, Madison av, is being used more widely, especially in the construction of dwellings. The block is impervious to water, is claimed to be cheaper than brick, and makes a strong wall. This block, although on the market but a comparatively short time, has been used extensively on Long Island. A large quantity is being used now at Rutherford to put up a number of dwellings. It is rock-faced, is made in various forms to meet architectural requirements, and a special face is also made to provide for stucco finish.

BUILDING OPERATIONS.

Work at Long Beach.

LONG BEACH.—The properties at Long Beach are rapidly assuming the aspect of a summer resort. One mile of the board walk has been completed, all the old buildings are being moved off the island, several cottages and bungalows are under course of construction and it is said the resort will be opened this summer. The most interesting feature of the development is the reclaiming of several hundred acres of low-lying land. The Atlantic & Pacific Co. have the contract for dredging the channel between the island and the mainland, the sand from which is taken from it is placed on the property, making it as much as ten or twelve feet above mean tide.

Work to Start Soon on 28th St. Building

Plans are being completed by Architect Louis A. Hornum, No. 145 East 42nd st, for the immediate construction of a 7-sty business building to be erected on a plot 53.4x100 ft., at Nos. 131 to 133 West 28th st, at a cost of about \$100,000. The building will be of semi-fireproof construction, containing two elevators, and has been leased for a term of twenty-one years at a net rental aggregating \$300,000. The Tarrytown Building Co., with an office at No. 103 East 125th st, is the owner and will have the general contract. The building is to be completed by November 1. John A. Walker is president of the building company.

Riverside Drive and 136th St. Corner.

RIVERSIDE DRIVE—Messrs. Schwartz & Gross, 347 5th av, are completing plans for a 6-sty high-class elevator apartment house, 135.6x92.5 ft, for the Penco Realty Company, of Broadway and 131st st, to be erected at the northeast corner of Riverside Drive and 136th st, to cost in the neighborhood of \$200,000. The same builders are also planning for the erection of a 6-sty elevator apartment house, to be erected on a plot 100x100 ft. at the southeast corner of Broadway and 147th st, from plans by Geo. Fred Pelham, 503 5th av, to cost \$150,000. (See issue March 28, 1908.)

Two Apartment Houses for Riverside Drive.

RIVERSIDE DRIVE—Messrs. Schwartz & Gross, 347 5th av, are now preparing sketches for two large elevator apartment houses, to be erected on a plot 104 ft. on Riverside Drive and 183 ft. to the north line of Claremont av and 116th st, for Paterno Bros. The intention is to have the buildings 12 stories high, with two elevators in each. They will be similar in plan and style to those erected by the same builders on 116th st west of Broadway. No contracts have yet been awarded.

New Theatre Proposed for Newark.

Henry Robrecht, president of the Newark Association of Moving Picture Exhibitors, contemplates the construction of a theatre building, to be used exclusively for moving pictures and light vaudeville. The location has not as yet been determined. Mr. Robrecht plans the erection of a building large enough to seat from 1,000 to 1,500 people, and thoroughly fireproof. Particulars will be given in later issues.

Latest Improvement for Ft. Lee.

Contractors are now estimating for the construction of a group of buildings for the Sisters of the Notre Dame. Plans prepared by Edwin F. Durang, Philadelphia, Pa., provide for a main building about 100x300 and other smaller stone

buildings of different sizes. This is one of the largest projects now in the market in Northern New Jersey.

Eight-Sty Apartment House for 113th St

113TH ST.—The V. Cerobone Construction Company, 574 West 102nd st, will erect on the south side of 113th st, 275 ft. west of Broadway, an 8-sty high-class elevator apartment house, on a plot 77x85.11 ft., to cost in the neighborhood of \$180,000. No contracts have yet been placed. Messrs. Schwartz & Gross, 347 5th av, are the architects.

Metropolitan Tower to Rise Higher.

A change is being made in the plans of the great Metropolitan Tower that will make it about forty feet higher, or seven hundred feet. Particulars will be found on page 700.

Bids Opened.

Bids were opened on April 8 at the office of the Superintendent of the U. S. Capitol Building and Grounds for furnishing electric passenger elevators for the U. S. Senate Office Building, as follows: Otis Elevator Co., for single worm gear drum type machines, \$56,870. If solid bronze cars are provided add \$4,500. For duplex gear traction type machines, \$67,500. If solid bronze cars are provided add \$4,500. For duplex worm gear drum type machines, \$59,475. If solid bronze cars are provided add \$4,500.

Bids were opened by the Board of Education, Monday, April 13, for installing heating and ventilating apparatus in P. S. 155, Brooklyn. Gillis & Geoghegan, \$30,800 (low bid). Other bidders were: Frank Dobson Co., Inc., E. Rutzler Co., Blake & Williams, James Curran Mfg. Co. No. 2: For installing heating and ventilating apparatus in P. S. 159, Brooklyn. The Baldwin Engineering Co., \$30,808 (low bid). Other bidders were: Blake & Williams, Frank Dobson Co., Inc., Gillis & Geoghegan, E. Rutzler Co., James Curran Mfg. Co., R. J. Sovereign Co., Inc. No. 3: For installing heating and ventilating apparatus in P. S. 14, Manhattan: Gillis & Geoghegan, \$17,765 (low bid). Other bidders were: William J. Olvany, Raisler Heating Co., James Curran Mfg. Co., Frank Dobson Co., Inc., John Hankin & Bro., John Neal's Sons. No. 4: For installing electric equipment in New P. S. 17, Manhattan: A. Feldman Const. Co., Inc., \$13,620 (low bid). Other bidders were: T. Frederiek Jackson, Inc., Griffin & Co., Cowden & De Young, Reis & O'Donovan, Inc. No. 5: For installing heating and ventilating apparatus in P. S. 28, Richmond: H. S. Brower, \$3,787 (low bid). Other bidders were: Gillis & Geoghegan, Frank Dobson Co., Inc., Daniel J. Rice. No. 6: For installing a new drain at P. S. 41, The Bronx: P. A. Kerwin & Co., \$746 (low bid). No. 7: For the construction of a temporary school building at P. S. 81, Queens: Edward Stapleton, \$9,228 (low bid). Other bidders were: Philip Bologh & Co., D. L. Delaney, Joseph Ohlhausen, William Werner, H. F. Quinn Sons, Charles Cochar, James MacArthur, Joseph Wagner, C. L. Dooley, J. M. Knopp, Neptune B. Smyth, William A. Muller, Freehold Construction Co., Kelly & Kelley, Inc., Samuel Weiss, Inter-City Contracting Co.

Contracts Awarded.

Tucker & Vinton, 41st st and Park av, Manhattan, are the contractors for the new dam and power plant to be erected at Norwich, Conn., for the Uncas Power Co., of Norwich.

The Libman Contracting Co. has obtained the contract for alterations to the

store building, No. 143 West 40th st, in accordance with plans by H. F. Lippe, for Max Herzka.

MANHATTAN.—Levin & Levin Contracting Co., 320 5th av, has received the contract for interior improvements to the 4-sty flat building, No. 228 East 97th st, owned by Louis Molter, 732½ Webster av, from plans by Ignatz I. Rosenberg, 99 7th st.

MANHATTAN.—The Norman Fire-proofing Company, 112 East 125th st, has received the contract for improvements to the 3-sty loft building, Nos. 66-70 West 125th st, for Hurtig & Swartout, 66 West 125th st, from plans by Robert T. Lyons, 31 Union Sq.

MANHATTAN.—D. W. Davin, 74 Irving pl, has received the contract for interior alterations to the 11-sty store building Nos. 11-19 West 19th st and 10-16 West 20th st for Louis Stern, 993 5th av. Messrs. Israels & Harder, 31 West 31st st, prepared the plans.

MANHATTAN.—Richard L. Walsh Co., 100 William st, has obtained the contract for interior changes to the St. James Building, No. 1133 Broadway, including partitions, windows, etc. The Pittsburgh Life & Trust Co. is the owner, and W. H. MacCollin, 100 William st, architect.

MANHATTAN.—Contract has just been awarded to J. P. Harsen, 310 West 44th st, for \$7,000 worth of interior changes, adding 1-sty, stairs, partitions, new front to the 3-sty store and loft building owned by Miss Theresa Wolf, 50 West 103rd st, from plans by Carl P. Johnson, 8 East 42nd st.

MANHATTAN.—The Jones Construction Co., 1 Union sq, has obtained the general contract for \$10,000 worth of interior alterations to the 5-sty hospital, northwest corner of Hudson and Jay sts, for the Society of the New York Hospital, 7 West 15th st. Messrs. Robertson & Potter, 160 5th av, prepared the plans.

MANHATTAN.—Isaac A. Hopper, 1170 Broadway, has received the mason work, and George L. Hilde Co., 1 Madison av, the carpenter contract for improvements to the stable and storage building on the north side of 128th st, 381 ft. east of Amsterdam av, owned by Bernheimer & Schwartz. Louis Oberlein, 19 Whitehall st, prepared the plans.

MANHATTAN.—Architects Balch & Moatz, 5 West 31st st, Manhattan, have awarded to the Jones Construction Co., 1 Union sq, the general contract for \$14,000 worth of changes, installing new plumbing, lighting, heating, and a 4-sty rear extension 24.6xirregular, to the store and loft building, No. 817 6th av, owned by A. Rigny, of 2 West 13th st.

MANHATTAN.—John B. Wilmouth, 244 East 52nd st, has obtained the general contract for enlarging and improving the 3-sty brick warehouse, Nos. 244-246 East 52nd st, owned by T. B. Whiffen, of 177 East 87th st. There will be a 3-sty rear extension 44x29.6 ft., toilets, elevator, etc. Geo. M. Jay, of 122 North Railroad av, Mount Vernon, N. Y., prepared the plans.

Estimates Receivable.

By the President of the Board of Trustees Bellevue Hospital, Tuesday, April 21, for furnishing and setting of lighting fixtures in pavilions A and B of the new Bellevue Hospital, 1st av to East River and 26th to 29th st, Manhattan.

By the Commissioner of Bridges, Thursday, April 23: No. 1. For completing the abandoned contract for the construction of the Madison av temporary bridge over the Harlem River. No. 2. For constructing the footwalk flooring of the Blackwell's Island Bridge over the East River, between Manhattan and Queens.

By the Commissioner of Docks, Thursday, April 23, for furnishing and delivering about 3,000 cu. yds. of broken stone.

ALBION, N. Y.—Mrs. Jane L. Armstrong, Pres. Bd. Mgrs. Western House of Refuge for Women, Albion, will receive estimates until April 27 for the construction, including heating, plumbing and electric work, of cottage for inmates at Albion. Franklin B. Ware is State Architect.

By the Fire Commissioner, Thursday, April 23: No. 1. For additions and alterations to the quarters of Engine Company 112, located at No. 136 Wythe av, Brooklyn. No. 2. For additions and alterations to the quarters of Hook and Ladder Co. 56, located at No. 124 Greenpoint av, Brooklyn; additions and alterations to the quarters of Engine Co. 117, located on the south side of DeKalb av, 225 ft. west of Lewis av, Brooklyn.

Bids will be received by the President of the Borough of Brooklyn, Wednesday, April 22, for regulating and repaving with asphalt pavement on a concrete foundation the roadway of Fulton st, from Jorammon st to Hanover pl. For laying crosswalks on the westerly side of East 4th st, at the intersections of Beverley road, Ave C and Ave D. For regulating and paving with asphalt pavement, 81st st, from 1st av to 3d av. Also 57th st, from 6th av to 7th av; Starr st, from Wyckoff av to St. Nicholas av; Vanderbilt st, from 18th st to Gravesend av. Also for laying cement sidewalks on the west side of 3d av, between 60th and 61st sts; Harmon st, between St. Nicholas av and the borough line; north side of Clarkson av, between Nostrand and Rogers avs. Also for fencing vacant lots with wooden rail fence six feet high on the south side of Poplar st, between Hicks and Henry sts; Sumpter st, between Patchen and Ralph avs; Kosciusko st, between Nostrand av and Spencer court; 16th st, between 3d and Hamilton avs. Also for grading lots on the east side of 3d av, between 88th and 89th sts; west side of 10th av, between 15th and 16th sts; north side of 85th st, between 1st and 2d avs.

Apartments, Flats and Tenements.

MANHATTAN.—A. E. Nast, 147 4th av, is planning for alterations to No. 307 East 45th st, owned by the Jacob Eldt Estate, 875 2nd av.

MANHATTAN.—Neville & Bagge, 217 West 125th st, are making plans for improvements to the 1-sty flat, No. 134 10th av, for Fred. P. Forster, 45 William st.

MANHATTAN.—Benj. Sackheim, 354 Grand st, is planning for \$5,000 worth of alterations to the 4-sty flat, No. 58 2nd av, owned by Harry Fischel, 63 Park Row.

MANHATTAN.—L. A. Sheinart, 244 Stebbins av, Bronx, is making plans for alterations to the 5-sty flat, No. 432 West 42nd st, owned by F. H. Trow, Leonia, N. J.

MANHATTAN.—Louise T. Baring, Hythe, Southampton, England, will improve the 3-sty flat building, No. 111 West 16th st, from plans by L. C. Maurer, 22 East 1st st.

MANHATTAN.—Kittenplan & Rubinger, 5 Beekman st, will build at No. 340 East 6th st, a 6-sty flat building, 25x83.9 ft., to cost \$30,000. L. A. Goldstone, 110 West 34th st., is planning.

MANHATTAN.—Levine & Atlas, 77 Market st, will make \$10,000 worth of changes to the 3 and 4-sty tenements, Nos. 2012 to 2018 3rd av, from plans by Benj. W. Levitan, 28 West 31st st.

TRENTON, N. J.—Plans have been prepared by Harry A. Hill, 40 E. State st, for a 5-sty apartment house to be erected on W. State and Willow sts, Trenton, by Wm. L. Stewart. Estimated cost, \$150,000.

MANHATTAN.—Thomas J. Goodwin, 12th av and 23d st, will make \$8,500 worth of interior changes to the 4-sty flat building, 6th av, southeast corner 47th st, from plans by Thomas H. Styles, West 28th st.

ALBANY, N. Y.—Dr. J. I. Dowling will remodel the premises next to the Fort Orange Club on Washington av into offices, with bachelor apartments in the upper stories. Architect Ogden has the plans ready for bidders.

MANHATTAN.—John Hauser, 360 West 110th st, is preparing plans for the erection of a 5-sty apartment house, 50x87.11 ft., for Isaac M. Bernstein, 231 Broadway, to be erected on the north side of 146th st., 225 east of Broadway, to cost \$120,000.

NEWARK, N. J.—Hughes & Backoff have completed plans for the 4-sty brick store and flats that Mrs. Nancy A. Anderson will erect at 315 Halsey st. There will be a restaurant on the first floor. Estimated cost, \$10,500. The general contract has been let to Pellicchio & Zincone.

NEWARK, N. J.—L. Di Giralamo & Co., 133 Park st, Newark, are to build a 3-sty frame six-family tenement at Nos. 137 and 139 Parker st. The structure will have a frontage of 30x67 ft. It will contain thirty-two rooms. Romolo Bottelli, 189 Market st, Newark, is the architect.

NEWARK, N. J.—William M. Eisenbiegler, Newark, has completed plans for a 3-sty frame three-family apartment building, which August Eppinger is to erect on the northeast corner of South 10th and Brenner sts, to cost about \$7,000. Estimates for the building are now being taken.

MANHATTAN.—Moore & Landsiedel, 3rd av and 148th st, have plans ready for estimating for one 4-sty six-family flat, containing four stores, to be erected at the northwest corner of Belmont av and 189th st, size 15x87.6 ft., to cost about \$15,000. Louis Noschese, 2500 Hughes av, is owner and builder. The exterior materials will be brick, limestone and terra cotta.

NEWARK, N. J.—Plans are in the hands of contractors for estimates for a large 4-sty brick apartment building at Clinton and Farley avs for Isbon B. Scott, to cost about \$50,000. The plans, by Henry Baechlin, Newark, call for a structure of lead colored pressed brick with buff Indiana limestone trimmings. The main entrance steps and vestibule will be of pink marble and white ceramic tile.

Banks.

MILBURN, N. J.—The First National Bank here after occupying leased quarters since organization (about a year) have decided to erect a new building and have commissioned Archt. W. L. Stoddard, of 31 Union Sq, Manhattan, to prepare plans for a new building, 3-sty, 40x80 ft.

Churches.

ASTORIA, L. I.—Architect Floyd Parsons, 1135 Broadway, Manhattan, is taking bids on revised plans for a new church to be erected at the southwest corner Temple and Crescent sts, owned by the Trinity Methodist Episcopal Church of Astoria. Plans call for brick, granite and stone structure. Cost, \$50,000.

WATERTOWN, N. Y.—Father P. J. Devlin, 31 Massey st, Watertown, N. Y., pastor of St. Patrick's R. C. Church, is now considering estimates for the general interior changes to the present church building and for the erection of an addition in the rear to increase the seating capacity about 200. Plans have been drawn by D. D. Kieff, Flower Bldg., Watertown, N. Y.

Courthouse and Jails.

CATSKILL, N. Y.—Geo. B. Van Valkenburgh, clerk board of supervisors, of Greene County, informs that an architect has not yet been selected for the proposed new court house to be erected here at a cost of \$150,000.

DELHI, N. Y.—Architect W. J. Beardsley, Poughkeepsie, N. Y., who recently was commissioned to prepare plans for extensive repairs to the Delaware County courthouse and jail, has completed same and estimates will be received by the owner. A. G. Patterson, Walton, N. Y., in charge.

LONG ISLAND CITY.—The general contract for rebuilding the interior of the Queens County Court House on Jackson av has been awarded to Geo. Hildebrand, 38 Park Row, Manhattan. This contract includes the entire finishing of the construction and the completion of the building, the shell of which was erected by Chas. Wille, of Long Island City. Hildebrand was the lowest bidder at \$165,800.

Dwellings.

TROY, N. Y.—William Tilley will erect a two-family dwelling on the west side of Ninth av, Upper Troy, between 2nd and 3rd sts.

ELMHURST, L. I.—At Elmhurst, C. Gabler, of Hammond pl, will build from plans by J. E. Michie, one 2-sty frame dwelling, 22x45, cost, \$5,000.

GLENDALE, L. I.—A 2-sty frame dwelling will be erected at once on Ridgewood av, e s., 350 n Copper av, Glendale, by Wolff & Ney, Ridgewood av.

BAYSIDE, L. I.—John W. Dayton, Bayside, will erect this summer a 2-sty \$4,000 dwelling 25x30 ft. on Bayside boulevard, e s., 300 s 2d pl, from plans by Dayton & Seaman.

HIGHLAND MILLS, N. Y.—Hull & Tannery are to develop the Hallock estate for building sites. E. Weygant, of this place, will erect a house for his own occupancy there.

RIDGEWOOD, L. I.—DeKalb av, s s., 122 e Onderdonk av, Ridgewood, will be improved by John E. Ballweg & Son, 521 Himrod st, with six 2-sty brick dwellings, 19x55, to cost \$24,000.

MILBURN, N. J.—Architect H. H. Holly, 39 W. 27th st, Manhattan, has awarded the contract for a new residence for Mr. L. P. Bayard, Jr., to H. Hawkes Co., 46 Cedar st, N. Y. C.

GLENDALE, L. I.—Two 2-sty frame dwellings, 25x48 ft., cost, \$6,500, will soon be erected on Oceanview av, s s., 500 e Myrtle av, Glendale, by Nicholas Bouch, Oceanview. John Haufe, architect.

NEWARK, N. J.—Hyman Rosensohn is working on plans for two three-family houses, frame construction, that Herman & Co. will erect in Milford av; steam, gas and electricity. The estimated cost for each is \$7,000.

CORONA, L. I.—At Corona plans have been prepared by L. Berger & Co., architects, for a 2-sty brick dwelling, 25x50 ft, to be erected on Central av, e s., 75 n Locust st, to cost \$5,500. Owner, Luigi Duro, 175 7th av, L. I. City.

EVERGREEN, L. I.—Highland boulevard, n s., 150 e Barley st, Evergreen, will be improved by Mrs. H. Wildfoerster, 283 Highland boulevard, from plans by Benj. Finkensiefer, with a 2-sty frame dwelling, 26x54, to cost \$8,000.

W. Albert Swasey, 40 West 33d st, Manhattan, architect for the Malba Land Company, No. 60 Liberty st, Manhattan, is taking estimates for a number of houses, which are to be erected at Malba, Long Island. The new station now in course of construction at Malba is nearing completion.

MANHATTAN.—Architect W. C. Schrenkheisen, 29 Fletcher av, Mt. Vernon, has completed plans for alterations

to the residence of C. E. Nessel, 18 Harrison st, Manhattan. The changes consist of a rear addition, 2 stories high, and general interior alterations. Contract has been awarded to Geo. Awalt, 1281 Washington av, Manhattan.

Halls and Clubs.

FLUSHING, L. I.—The Cornucopia Lodge, F. and A. M., of Flushing, will erect a \$25,000 temple on Broadway.

BROOKLYN.—The general contract for addition to the Sands Street Y. M. C. A. was awarded to The Edward Corning Co., 100 William st, Manhattan. Architect, Parish & Schroeder, 5 West 31st st, New York City.

BRIDGEPORT, CONN.—Bids will be received until April 27 for erecting a 2-sty brick building, 60x105 ft., for the Lodge of Elks on State st, Bridgeport. Jos. A. O'Brien, 157 State st, is architect; W. V. Devitt, Chmn. Bldg. Com.

FLUSHING, L. I.—Duflocke & Knowles, 1135 Broadway, Manhattan, have completed plans for the new Masonic Temple to be erected at Flushing, L. I. The building is to be of brick, three stories high. W. E. Greene, 1135 Broadway, has the general contract.

GENEVA, N. Y.—Bids are being advertised for the City Hall at Geneva, N. Y., for which Messrs. A. C. Nash & Duncan Candler, 27 E. 22nd st, Manhattan, are the architects. This building will be of brick and stone, fireproof, three stories high, and is to have a 1-sty extension, which will be used as an assembly hall.

Hospitals and Asylums.

NEWBURGH, N. Y.—The general contract (exclusive of plumbing, heating, electrical work and elevator) for altering the old Theological Seminary building for the purposes of St. Luke's Hospital has been awarded to Warren E. Green, 1133 Broadway, Manhattan, for \$37,900. Other bidders were F. D. Nesbit & Co., Amsterdam Building Co., Thos. J. Reilley & Co. and Frank N. Goble, all of New York. The plumbing and heating were awarded to James Hastings, of Newburgh, for \$8,348 (low bid). Bidders for the heating alone included Evans, Almirall & Co., Gillies & Geoghegan and Boyd Equipment Co., of New York. Bidders for plumbing alone included James F. Griffin & Co. and Byrne & Murphy, all of New York.

Hotels.

SAG HARBOR, L. I.—Work has started on the erection of the addition to the hotel for Mr. J. K. Morris, 12 W. 44th st, Manhattan, at Sag Harbor. Plans are by J. E. Ware & Sons, 110 Broadway, Manhattan, and the general contract, including everything, was awarded to George Eldridge, East Hampton, L. I.

MATTEAWAN.—Edward L. Jaycox, of Fishkill Landing, has obtained the contract to build a 3-sty frame hotel on top of Mount Beacon. The cost publicly given is \$20,000. Eugene S. Whitney, of Matteawan, represents the owners. The company originally contemplated a building to cost \$100,000. An incline railway runs to the top of the mountain and is owned by the hotel company.

Office and Loft Buildings.

NEW BRITAIN, CONN.—James Knox Taylor, Supervising Architect, Washington, D. C., will take bids until May 16, for the construction of the U. S. post office at New Britain, Conn.

RICHMOND HILL, L. I.—On Lefferts av, e s, 124 s Hillside av, Richmond Hill; the Republican Club Realty Co., Richmond Hill, will erect a 2-sty brick post office building, 72x80, to cost about \$15,000.

BROOKLYN.—Architect Frank H. Quinby, 99 Nassau st, Manhattan, is taking figures on the construction of a store building for J. B. Davis, Jr., to be erected

in Brooklyn. Brick and stone construction, 32x84x66. Cost, about \$25,000.

MANHATTAN.—Ravitch Bros., Mangin st, have the general contract to erect the 12-sty mercantile building, 25x93.3 ft., at No. 8 E. 12th st, for the Master Builder Realty & Construction Co., 1 Madison av, to cost about \$100,000. Samuel Sass, 23 Park Row, is architect. (See issue Nov. 16, 1907.)

Power Houses.

PLAINFIELD, N. J.—Architects Marsh & Gette, 97 Nassau st, Manhattan, are taking new bids on the power house for the Mullenberg Hospital. This building is to be fireproof and built of brick and stone. Cost, about \$10,000.

WALDEN, N. Y.—The Wallkill River Co. has incorporated, with a capital of \$250,000, for the purpose of purchasing and leasing lands, water and water rights and to construct, maintain and operate dams, power plants, etc. Directors: A. J. Fowler, of Walden; C. B. Fuller, J. E. Fuller and others, of New York.

Schools and Colleges.

ORANGE, N. J.—The Board of Education has received an appropriation of \$110,000 for school additions on Lincoln av and Cleveland st.

SMITHVILLE SOUTH, L. I.—The residents of Smithville South, L. I., have voted in favor of issuing \$18,000 bonds for the erection of a school.

NEWBURGH, N. Y.—The plans for the new public school are out for bids. No bid has yet been received. About twenty firms have the plans.

FREEHOLD, N. J.—The Board of Education has been authorized by a vote to issue \$28,000 bonds for the purchase of a lot and erection of a high school.

TROY, N. Y.—Sub-contracts will be let shortly for the four new buildings of the Emma Willard School, to be erected on Pawling av, and work will be commenced in about a fortnight.

RAVENA, N. Y.—Architects Fuller & Pitcher, 95 State st, Albany, N. Y., have let the general contract for the school at Ravena, N. Y., to Elmer H. Havens, 60 Madison av, Albany, N. Y.

GUTTENBERG, N. J.—Emil Guhl, 19 Charles st, Jersey City, has completed plans for the 3-sty brick and stone school which is to be erected by the Board of Education on Franklin av at a cost of \$53,000.

WESTFIELD, N. J.—The new Board of Education has recently organized, and selected Wilson Potter, Manhattan, to draw plans for a new school building. It is expected that plans will be completed in the near future, and bids called for construction.

MANHATTAN.—Contracts were entered into this week between the Calumet Construction Co., 15 East 59th st, and Rev. Father J. J. Powers, of the All Saints' Church, 1967 Madison av, for the erection of an additional story to the parochial school, No. 54 East 130th st.

PLAINFIELD, N. J.—The West End section of this city contemplate the erection of a new school building. Sketches have been prepared for a building to cost about \$50,000, and at a meeting of the Board of Education in May the matter will be brought up for consideration.

HOBOKEN, N. J.—Ludlow & Valentine, 1 East 27th st, Manhattan, are preparing plans for additional wings to the Stevens High School, Hoboken, N. J. These wings are to be three stories and basement in height, built of brick, and to contain class rooms and laboratories.

NEW HAVEN, CONN.—It is stated that plans for the new dormitory to be built by Yale University will be completed in a few days and that they will be offered to contractors for estimates as soon as possible. This dormitory will be

of brick and will cost about \$100,000, it is estimated.

MONTCLAIR, N. J.—Plans for three schools, for which an appropriation of \$190,000 has been made, are completed, and plans for the fireproof building which is to replace the Central Grammar School are about ready. The Board of Education is considering plans for a 10-room school on Cedar av., to cost \$50,000.

PERTH AMBOY, N. J.—Plans have been completed for the new school, which the Holy Trinity Roman Catholic Church is to build at Perth Amboy, N. J. Bids will be advertised by the architect, John H. Dayton, Perth Amboy. Plans call for brick and terra cotta construction, two stories and basement in height. To cost about \$40,000.

SCHENECTADY, N. Y.—The remodeling of the Nott Street School is under consideration. The school board has approved plans submitted by City Engineer Trumbull for the school to be erected at Albany and Robinson sts, and bids for its erection are to be asked at once. Plans were also approved for a school to be erected at Eleanor and Perry sts. Bids for this building will not be asked now.

(Continued on page 750.)

BUILDING NOTES.

Theodore Starrett, consulting engineer, is spending the week in Pittsburgh.

Architect Chas. H. Dietrich has removed his office from 42 Union sq to 388 East 49th st.

William Walsh, formerly of Gillespie & Walsh, has opened offices at No. 1135 Broadway, as a general contractor.

Architect Chas. A. Rich, 320 5th av, has just started on an extended tour of Europe and expects to remain away until about July 1.

The Boynton Furnace Company, 207 Water st, Manhattan, has just completed for distribution a new edition pamphlet of its hot-air furnaces.

The Tucker Granite Co., at \$4,044, was low bidder for furnishing 1,200 Maine granite monuments for topographical purposes in Queens Borough.

Architect H. C. Van Cleef, 220 Broadway, will move about May 1st to more commodious quarters in the Transit Building, 7 East 42nd st.

Architect E. M. Patterson, of 76 Montgomery st, Jersey City, N. J., will remove May 1 to the Fuller Building, 1 Montgomery st, Jersey City.

Architects Henry C. Pelton and Bruce Price & De Sibour, 1133 Broadway, have leased offices in the new loft building at 10 East 33d st and will move in shortly.

The Empire Brick and Supply Company will remove its main offices on or before May 1 to the Terminal Building, corner 41st st and Park av. Mr. Wright D. Goss is the president of the company.

Architect R. L. Daus, 130 Fulton st, Manhattan, will sail about May 21st for Europe. Mr. Daus will be accompanied by his family and contemplates visiting all points of interest on the Continent.

Messrs. Townsend, Steinle & Haskell, H. J. Hardenbergh and W. A. Swazy, architects, have leased offices in the Marbridge Building, 34th st and Broadway, and will take possession about June 1.

A building boom is springing up in Newark. Plans filed last week represented more than double the amount of work scheduled the previous week. Real estate dealers also report a brisk business.

Wm. G. Tachau, of the architectural firm of Pilcher & Tachau, 109 Lexington av, is now on a trip abroad. He will visit Paris and some of the principal cities of Italy. Upon his return Mr. Pilcher will visit Greece, where he will spend the summer studying the architecture of the country.

The Knowles Steam Pump Works, 114 Liberty st, Manhattan, has issued a complete catalogue of pumping machinery. A specialty has been made by this company of machinery for mine use, including sinking pumps, both electrically and steam driven, and high-pressure high-duty pumps for drainage.

Mooney & Krell, the well-known painters, of 255 4th av, Manhattan, owing to the very much increased volume of their business, have found it necessary to remove to larger quarters, and they announce to their many patrons and friends in the building trades that on and after May 1 they will be located at 34 East 21st st, near Broadway.

Mr. P. A. Kirwin and Mr. A. G. Brach have formed a partnership to conduct a general contracting and jobbing business as plumbers and steam and gas fitters. The business will be conducted under the firm name of P. A. Kirwin & Co., at 530 West 145th st, where the office has been opened and arrangements made for the handling of all kinds of contracts.

The annual meeting of the American Institute of Electrical Engineers will be held on Tuesday, May 19, 1908. At this meeting the report of the proceedings of the institute for the last fiscal year will be furnished by the board of directors. The reports of all officers and of the standing committees will be presented, and the vote for officers for the ensuing year will be announced.

Notice was given last week of the formation of the firm of Jennings & Mount, with offices at 180 Broadway. The new firm are manufacturers' agents (not advertising agents, as stated), representing the Pullman Automatic Ventilator Mfg. Co. (window ventilators) and the Burt Manufacturing Co. (roof ventilators). They are open for other good building specialty accounts and would be glad to hear from out-of-town manufacturers.

William W. Smith, the architect, who left a fortune of several millions, mostly in Wall st real estate, eventually to go to St. Luke's Hospital, had not been in active practice for many years. When No. 1 Wall st was reported sold, a few years ago, to mysterious Western interests, many believed for a time that Mr. Smith was the real buyer, as he owned the property next door and had previously made offers. He was looked upon as the logical buyer of the little plot, but the rumor did not prove true.

The McLaughlin-Hannon Construction Co., Inc., Temple Court Bldg., has completed the regulating and grading of McLaughlin Park, owned by the Vaudeville Realty Investing Company (Astor Theatre Bldg., Manhattan), from Av Z to Av X, covering eight blocks in all. Trees are being planted in front of the individual lots, and the property put into "selling condition." On Monday will begin the work of setting curbs and laying cement sidewalks on Av C, Desmond Court, Av Y, Dunne Court, Gerald Court, Kathleen Pl, Av Z and East 7th st.

"The most of the activity in construction work in Manhattan seems to centre around Washington Heights," said Mr. Eskesen, of the New Jersey Terra Cotta Company, 108 Fulton st, in commenting upon local conditions. Practically the same statement has been made by a number of building material dealers, who also remark that at present Manhattan Borough, as a whole, shows about the least activity of any part of Greater New York. The New Jersey Terra Cotta Company has closed a number of contracts within the past two weeks, but nearly all of them have been for material for jobs through the States of New York and Pennsylvania.

Announcement is made of a new architectural firm combination. Louis Korn, of 353 5th av, and Maximilian Zipkes, formerly of 147 4th av, are now associ-

ated in the practice of architecture at 353 5th av, southeast corner 34th st. Mr. Zipkes has large experience in tenement and apartment house work, while Mr. Louis Korn has been prominently identified with large apartment houses, office and mercantile loft buildings. Mr. Korn was the successful winner of the Progress Club competition and has erected a great many large buildings. It is, therefore, looked forward to this combination as a very successful one, both men having a wide experience in all classes of work.

Benjamin Davis, who recently opened a large new warehouse at 182 to 190 Av C, has his business well established in the new quarters now. Facilities for handling his increasing business have been installed, and Mr. Davis is well equipped to give prompt as well as effective service now in galvanized iron, tin plate and metals. His stock includes galvanized and black sheets, solder, zinc, nails, rods, tin plates, roofing plates and practically everything pertaining to material in general use by cornice, roofing, tinsmith and sheet metal workers. The factory is one of the largest in the city, being provided with all of the latest machinery for the manufacture of galvanized iron leaders, pipes, stove pipes, elbows and sheet metal specialties of all kinds.

Odd Uses for Tiling.

"It passes beyond our comprehension why tiling is used for some of the purposes to which it is put in out-of-the-way places," remarked Mr. John C. Upton, secretary of the New York Metal Ceiling Company, 539 West 24th street, when talking about foreign trade.

"I remember one instance where it was planned to put tiling over the outside walls of a building in a tropical climate. Of course this material will not sustain its luster under the intense radiation where the rays of the sun make a broiling heat. We are enough interested in our patrons to advise them concerning the proper uses to which our products should be put, but sometimes such advice is not taken in the spirit in which it was given, and the owners go ahead with their own ideas.

"It is too much for us to reason out why costly material, such as is frequently ordered, is used in places beyond the pale of civilization. When tiling is part of a building here it is usually a pretty fair structure, and it is difficult to picture such a building in some of the isolated sections to which we forward goods."

South American Trade Increasing.

Any one who is in touch with the concerns that are constantly sending goods to foreign countries cannot but be impressed by the number of times that the name of South America is mentioned in this connection. Manufacturer after manufacturer has brought to attention the fact that the civilized condition of many of the states in that continent and the advanced methods used in construction work in the larger cities are not realized here.

Take such firms as the New York Metal Ceiling Company, 539 West 24th st; the Otis Elevator Company, 17 Battery pl; the Electric Cable Company, 17 Battery pl; the New York Belting and Packing Company, 91 Chambers st, and the like. A knowledge of their shipments to such cities as Buenos Aires, Valparaiso and other South American centres would be surprising to many.

Most of the shipments are to places in the central part of the continent. In the north, especially in such states as Venezuela and Colombia, the number of revolutions makes exporters cautious and they want to be reasonably sure that the

order will be received and filled under the same regime before it will be taken up. A representative of a large New York construction concern was in Caracas recently and observed some things which gave him an idea of the character of the people in that unsettled section. He was stopping at one of the leading hotels, before which the peanut politicians would be constantly congregating. One evening

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he noticed a native, dressed in a frock coat and high hat, walking up and down before the hotel and apparently in an excited condition. Suddenly the politician, for such he turned out to be, wheeled around and exclaimed to a bystander:

"We are now facing the horrors of peace."

When the New Yorker arrived in Caracas a revolution was just dying out; before he left, four months later, another was well under way.

English Conservatism.

Mr. Robert Butcher, manager of the Neuchatel Asphalt Company, 265 Broadway, who returned recently from a business trip to Europe, tells a story illustrative of the conservatism of the Englishman and the proverbial serious way in which John Bull takes a joke.

An American had occasion to use an elevator in one of the modern office buildings in London. After he entered the car with several others the gates were carefully closed and locked, the car operator prepared for the ascent, and a slight agitation told the occupants that they had started. But the upward motion was hardly comparable with the high speed characterizing the flight of express cars in a New York skyscraper. The American saw the humorous side of the situation and remarked to our Englishman in the car:

"Do you know, I think that this elevator service could be improved?"

The English cousin appeared to be shocked, and, with an injured air, asked:

"Why, what do you mean? I think that the service is both safe and good. How could it be improved?"

"I was just thinking," was the ready answer, "that if you anchored the car and moved the building up you would arrive sooner."

The American left the car almost immediately afterwards. As he was walking along the corridor he heard footsteps behind him and mechanically turned to see who was following. It was the Englishman. Uncle Sam's advance agent saw visions of trouble, thinking that offense had been taken at the jolt he had given to the elevator service, and like a good American he turned about to face the music.

The Englishman stopped. He hesitated a moment as if embarrassed, stammered, and finally said:

"You made a suggestion about improving the way in which our elevators were operated. It has puzzled me somewhat. Would you be good enough to tell me how your idea could be put into effect?"

Snow White Portland Cement.

Advance sheets of a pamphlet from the Vulcanite Portland Cement Company, Fuller Building, contain suggestions as to the uses of Berkshire White Portland Cement, for which the company has become sole agent.

This White Portland Cement was used exclusively in the 13 acres of floors in the City Investing Building, over 2,000 barrels were used. The specifications were as shown in the pamphlet. It was also used for a rather unique purpose in the snow white tube of the Hudson tunnels. The engineers of the Hudson tunnels inform us that its application as a paint on cast iron work has proven a great success, and as a plaster on concrete in all the stations, where considerable dampness is always present on the walls and ceilings, the white cement has given satisfaction beyond their expectations.

The Berkshire "Snow White" Portland Cement is undoubtedly the first true Portland Cement, Snow White, that has ever been manufactured.

Berkshire "Snow White Portland Cement is manufactured at Clayton, Mass. (Canaan, Con., R. R. Sta.), in the heart of the Berkshires, from pure white materials which contain all the elements necessary for the manufacture of a high grade true Portland cement.

The materials used are pure white calcite and pure white clay, containing silica and alumina in uniform and correct proportions. The process of manufacture is identical to that employed by Portland cement manufacturers of the highest standard, the only exception being that the rotary kiln is heated by an oil flame instead of using pulverized coal, which would stain the raw material, and the absence of iron oxide, the place of which is taken by an additional amount of alumina.

No other such deposits of this excellent raw material are known to exist except in very small and limited quantities. All other non-staining and so-called White Portland Cements, are manufactured from different materials.

"Snow White" Portland Cement manufactured by the Berkshire White Portland Cement Company is guaranteed to be a true Portland cement in every particular, standing boiling test and all other tests which are designed to indicate a high grade Portland cement.

The beautiful Rockefeller residence at Greenwich, Conn., is stuccoed with Berkshire White Portland Cement. The material can be used for all outdoor and indoor work—for stucco, floors, bathroom walls, lining for refrigerators, for painting surfaces of concrete work, setting white marble, for decorative concrete stone, for cemetery parks and grounds, for statuary, concrete block facing, and artistic color effects.

Change for Luxfer Prism Co.

The American Luxfer Prism Company has secured the first floor and basement of the building at 207 West Broadway as the new location for the New York office, and have moved from the old quarters at 160 5th av. An exhibit representative of prism lights will be maintained at the new location. The New York representative of the firm is Mr. W. E. Cash.

Mr. Cash stated that the object of taking new quarters was to consolidate the New York interests of this concern. The offices and shops will be brought together under one roof. As opportunity is afforded for giving concrete illustrations of the manner of using prism lights the exhibition will take this form. About 8,000 square feet of space is obtained in the new location.

Concrete Piles Used to Advantage.

A notable instance of concrete piles supplanting wood piling is found in the case of the reinforced concrete laundry building built for G. L. Hopper & Son, at Salem, Mass. This structure is four stories high, 100 ft. deep, 60 ft wide, with a 1-sty wing for the boiler and engine room.

The soil conditions of the site, which was formerly occupied by an abandoned dock, called for a piling foundation. The original designs and estimates were for wood piles cut off below the level of tide water, but it developed that the cost of the concrete footings could be decreased considerably by using concrete piling.

Raymond concrete piles were ultimately selected of an average length of 20 ft. 6 ins. in diameter at the point, 20 ins. at the top and with a taper of half an inch to the foot. Each pile carries a load of 25 tons, this being double the load capacity, per pile, of the wood piles originally considered. Difficulty was anticipated from old wharf timbers which were found in the soil, but the sheet steel shell which is used in the Raymond sys-

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tem passed them with no delay or diversion of direction. Considerable brooming would undoubtedly have taken place had wood piles been used.

The piles are arranged in groups of four, spaced 3 ft. on centres in the form of a square. Each group supports a column or wall pier and is capped by a concrete slab 5 ft. 6 ins. square and 24 ins. thick, extending 15 ins. beyond the centre of the piles. The head of each pile projects 6 ins. into the capping. The concrete chimney, 48 ins. in diameter and 95 ft. high, is supported by a group of nine piles. These are reinforced with rods that extend into the footing of the chimney to form an anchorage.

Series Luminous Arc Rectifier System.

The Series Luminous Arc Rectifier System developed by the General Electric Company, Schenectady, N. Y., permits the operation of direct-current luminous arc lamps from alternating current central stations at high economy and with extreme simplicity, and is described in Bulletin No. 4556, recently issued. The General Electric luminous arc lamp and the auxiliary apparatus, consisting of oil cooled rectifier tube, constant current transformers and switchboard panels with the necessary control apparatus, reactance coils, etc., are described and their operation explained. In the General Electric luminous arc lamp the upper electrode is a bar of hard drawn copper, and the lower electrode is made of specially prepared composition contained in an iron tube five-eighths of an inch in diameter by 8 inches long. This lamp is claimed to be superior to other commercial lamps, in efficiency, distribution of light, color of light and low maintenance cost, and is particularly well suited to street lighting. The light is as white as any artificial light in commercial service to-day and it has a spectrum which is practically the same as that of sunlight. The standard switchboard sets are designed for 12, 25, 50 and 100 lights, and include all the necessary apparatus, such

as ammeter, plug switches for operating the different circuits, indicating lamp, starting switch, etc. One of the main advantages of the system is its adaptability to circuits of any frequency from 25 to 100 cycles. A partial list of equipments furnished by the General Electric Company gives an aggregate of over 12,000 lamps already installed.

Furring and Lathing.

"We are busy estimating on large projects, but few contracts have been closed up for them as yet," said Mr. Burr, of the C. A. Burr Company, 156 5th av, metal furring and lathing. Mr. Burr thinks that the owners who contemplate building are being held back by inability to secure loans at reasonable rates, and that as soon as the money market loosens up a little construction work will become much more active. The C. A. Burr Company has recently finished the fireproofing on several jobs. These include the 11-sty building at the southwest corner of 35th st and 5th av, to be occupied by the Acker, Merrill & Condit Co., and requiring fireproofing for about 140,000 sq. ft. of flooring; the 11-sty structure put up at 18 and 20 West 32d st by the 32d St. Realty Co., and the Bankers' Construction Company Building at 29-35 West 32d st, a 12-sty structure.

STONE TRADE CONDITIONS.—Mr. John Hynes, Bond and Union sts, Brooklyn, reports splendid progress on the Prison Ship Martyrs' Memorial Monument, under erection in Fort Greene Park, Brooklyn. The monument is very near completion, as only two more granite courses remain to be set. Mr. Hynes says: "The general field of the stone trade is comparatively quiet, yet I cannot complain, for there are large contracts being given out right along—and money to be made. I believe that the chief construction work on Long Island for the next few months will be residential, rather than for business structures. One objectionable feature of Brooklyn building

is the cheap construction of 2-family houses and store building going up in the beautiful suburbs. This injures property values and does not make for any permanent residential values. Labor conditions are practically the same as before the panic—wages being unchanged, although good workers are more plentiful."

NEW BLUE-PRINT PROCESS.—Those who have experienced difficulty in reproducing copies of an opaque ink-drawing in black lines, without having defects in the original reappear, will be interested in learning that such a process has been perfected by the Electro-Sun Blue-Print Co., of 44 Broad st. Barring the actual defacement of the original, whatever lines are desired can be copied. Defects are obliterated, any part of the tracing is omitted, and even changes are incorporated. Shrinkage of the copy is also obviated and various colors can be used. The process is economical and deserves investigation on the part of those interested in superior work of this character. The copies do not deteriorate in quality by reason of being made in large numbers. The last one printed is as good as the first.

FILLING ORDERS UNDER DIFFICULTY.—Despite the effect of the disastrous fire which nearly destroyed the entire plant of the Electric Cable Company at Bridgeport, Conn., the company is filling orders under the heavy handicap. It was stated at the office of the company, 17 Battery pl, that the officers were only awaiting the adjustment of the insurance to proceed with rebuilding on a larger scale. A number of the machines were destroyed and these will have to be replaced. It is very probable that the company will rebuild on the old site. The fire occurred in the middle of what is always the busiest season of the company, but despite the great damage done the orders are being filled to the satisfaction of patrons of the company.

PROJECTED BUILDINGS

The first name is that of the ow'r; ar't stands for architect; m'n for mason, c'r for carpenter, and b'r, for builder.

When character of roof is not mentioned, it is to be understood that the roof is to be of tin.

BOROUGH OF MANHATTAN.

SOUTH OF 14TH STREET.

Madison st, No 209, 1-sty brk and stone outhouse, 21x12; cost, \$600; J Ginsberg, Pres, 209 Madison st; ar't, L F J Weiher, 103 E 125th st.—135.

11th st, No 430 East, 6-sty brk and stone tenement, 25x81.8; cost, \$25,000; Chas R Faronlo, 45 East Houston st; ar'ts, Sommerfeld & Steckler, 19 Union sq.—133.

12th st, No 8 E, 12-sty brk and stone mercantile building, 25x93.3; cost, \$100,000; Master Builder Realty and Construction Co, 1 Madison av; ar't, Samuel Sass, 23 Park row.—129.

BETWEEN 59TH AND 125TH STREETS, WEST OF 8TH AVENUE.

Central Park West, No 409, 2-sty brk and stone light stores, 25.3x 97; total cost, \$12,000; ow'r, ar't and b'r, Nathan Marks, Room 2419 Park Row Building.—131.

NORTH OF 125TH STREET.

130th st, s s, 143 w St Nicholas Terrace, 6-sty brk and stone tenement, 130x86.11; cost, \$175,000; Central Building Impt and Investing Co, 149 Church st; ar't, Wm L Rouse, 11 E 43d st.—130.

Fort George av, n s, 1,112 e 11th av, 1-sty frame picture gallery; cost, \$500; N Seraphine, 197 W 182d st; ar't, Geo H Griebel, 2255 Broadway.—132.

Marble Hill av, n s, 57 e 227th st, 3-sty brk and stone dwelling, 21x56; cost, \$8,500; John M Brown, 120 W 227th st; ar't, John Brandt, 1511 3d av.—134.

BOROUGH OF THE BRONX.

Beacon st, s s, 125 w Hamond av, 2-sty frame dwelling, 21x55; cost, \$4,000; Henry Piering, 406 Beacon st; ar't, Gustav Schwarz, 302 E 158th st.—226.

Evelyn pl, s s, 20 e Davidson av, 1-sty frame shed, 20x48; cost, \$350; Otto Nicolai, on premises; ar't, Chris F Lohse, 627 Eagle av.—235.

Kelly st, w s, 226 n Longwood av, two 5-sty brk tenements, 40x88; total cost, \$64,000; Kellwood Realty Co, 830 Westchester av; ar'ts, Daube & Kreymborg, 830 Westchester av.—225.

Taylor st, n w cor Gleason av, 3-sty frame store and dwelling, 25x 50; cost, \$6,000; Mrs Rose Malone, Buchanan pl and Aqueduct av; ar't, William Kenny, 2600 Decatur av.—242.

151st st, s e cor Park av, 1-sty frame shed, 10x12.4; cost, \$20; Ferdinand Montalioni, on premises; ar't, William Schnauer, 363 E 149th st.—218.

156th st, n e cor Beck st, two 5-sty brk tenements, 34x90 and 40x88; total cost, \$65,000; Kellwood Realty Co, 830 Westchester av; ar'ts, Daube & Kreymborg, 830 Westchester av.—224.

158th st, s s, 45 w Tinton av, 2-sty brk garage, 25x70; cost, \$3,500; Ann J Hillman, 816 Forest av; ar't, Gustav Schwarz, 302 E 158th st.—227.

168th st, n w cor Ogden av, 1-sty frame barn, 18x20; cost, \$100; Peter J Hunt, on premises, ow'r and ar't.—217.

172d st, e s, 173.6 s Westchester av, four 2-sty frame dwellings, 22 x52 each; total cost, \$22,000; Jacob Cohn, 179th st and Berrian av; ar't, B Ebeling, Walker and Berrian avs.—239.

172d st, e s, 273.6 s Westchester av, four 2-sty brk dwellings, 20x 52 each; total cost, \$26,000; Jacob Cohn, 179th st and Berrian av; ar't, B Ebeling, Walker and Berrian avs.—237.

173d st, e s, 300 n Gleason av, 2-sty frame dwelling, 21x50; cost, \$4,500; Jas A Garvey, 171 White Plains av; ar't, Wm F Garvey, 171 White Plains av.—219.

175th st, w s, 250 n Gleason av, two 2-sty brk dwellings, 20x55 each; total cost, \$12,000; Mary Walpole, 212 E 128th st; ar't, Robt Glenn, 356 E 149th st.—229.

175th st, s s, 20 e Prospect av, 3-sty brk dwelling, 20x60; cost, \$6,000; Begrisch Schorn Realty & Const Co, Frank Begrisch, Jr, 147 E 125th st, Pres; ar'ts, Neville & Bagee, 217 W 125th st.—223.

190th st, s s, from Tee Taw av to Parkview pl, two 2-sty frame dwellings, 22x55 each; total cost, \$12,000; Anthony W Eustis, 1029 Tremont av; ar't, Henry Nordheim, Boston road and Tremont av.—236.

211th st, s w cor Barnes av, 4-sty brk stores and tenement, 36.4x 95.4; cost, \$26,000; D Romano, 336 E 113th st; ar't, E Wilbur, 22 William st.—221.

235th st, s s, 200 e Keppler av, 2½-sty frame dwelling, 20.6x33; cost, \$3,000; Louis S Eickwort, 29 Fletcher av, Mt Vernon; ar't, W E Schrenkeisen, 29 Fletcher av, Mt Vernon.—222.

Anderson av, e s, 419 n Jerome av, four 4-sty brk tenements, one 27.6x94, three 27x94; total cost, \$56,000; Jos Harris Jones, 950 Ogden av; ar't, Lloyd I Phyfe, 950 Ogden av.—228.

Bainbridge av, n w cor Rochambeau av, 2½-sty frame dwelling, slate roof, 23½x41; cost, \$3,500; Gustav A Domidion, 3279 Perry av; ar't, John B Clement, 300 Gun Hill road.—230.

Castle Hill av, e s, 263 s Parker av, 1-sty frame shed, 12.9x25.9; cost, \$100; Felix De Cario, on premises; ar't, Henry Nordheim, Boston road and Tremont av.—240.

Hughes av, w s, 153 s Pelham av, 3-sty brk tenement, 20x55; cost, \$12,000; Orlando Ciprioni, 2511 Hughes av; ar'ts, Moore & Landsiedel, 148th st and 3d av.—231.

Morris av, w s, 120 s 179th st, nine 3-sty brk dwellings, 20x60 each; total cost, \$108,000; August Jacob, 1999 Morris av; ar't, John Hauser, 360 W 125th st.—234.

Mayflower av, w s, 325 n Liberty av, 1-sty frame dwelling, 14x20 and 32; cost, \$1,200; P Vercesse, on premises; ar't, William Kenny, 2600 Decatur av.—241.

Pelham Parkway, n s, 600 n e Main st, 1-sty frame power station, 34x48; cost, \$2,000; N Y, N H & H R R Co, New Haven, Conn; ar't, F K Erwin, New Haven, Conn.—220.

Unionport road, n w cor Jackson av, 2-sty brk dwelling, 20x52; cost, \$6,500; Mrs Rose Trainor, 109 Commonwealth av; ar't, B Ebeling, Walker and Berrian avs.—238.

Washington av, e s, 80 s 171st st, 1-sty brk garage, 15x15; cost, \$700; Dr Julius Hammer, on premises; ar't, R Sanford, 465 Tremont av.—233.

Westchester av, n e cor Greene av, three 3-sty frame stores and dwellings, 33.4x30, and 1-sty workshop, 19.4x33.4; total cost, \$17,000; Thomas Scott, 7 Rockdale av, New Rochelle; ar't, Chas Schaefer, Jr, 1 Madison av.—232.

ALTERATIONS.

BOROUGH OF MANHATTAN.

Chambers st, s w cor Centre st, add 1 sty, cornice, to 3-sty and basement brk and stone court house; cost, \$45,000; City of N Y, City Hall; ar't, Chas I Berg, 571 5th av.—697.

Chrystie st, No 48, partitions, washtubs to 5-sty brk and stone store and tenement; cost, \$50; Marcus & Vesell, 121 Canal st; ar'ts, Goldner & Goldberg, Westchester and Jackson avs.—655.

Duane st, No 149, partitions, interior changes to 5-sty brk and stone store and loft building; cost, \$3,500; Sarah E Bredell, Nyack, N Y; ar't, Wm Kurtzer, Spring st and Bowery.—675.

Division st, No 185, add 1-sty partitions, stairs, new front to 3-sty brk and stone stores and lofts; cost, \$7,000; Miss Theresa Wolf, 86 W 103d st; ar't, Carl P Johnson, 8 E 42d st.—672.

Front st, No 83, alter windows, floors, to 4-sty brk and stone office, shop and storage building; cost, \$400; Jos J O'Donohue, 101 Front st; ar't, Chas E Reid, 105 E 14th st.—692.

Forsyth st, No 71, partitions, new shaft, toilets, windows, piers, walls, stairs, to two 5-sty brk and stone tenements; cost, \$6,000; Simon Silverman, 14 Av D; ar't, Henry J Feiser, 150 Nassau st.—685.

Goerck st, Nos 145 and 147, toilets, partitions, windows, skylights to three 3 and 4-sty brk and stone stores and tenements; cost, \$4,000; H B Senft, 330 Stanton st; ar'ts, Bernstein & Bernstein, 24 E 23d st.—665.

Gramercy Park South, No 17, 3-sty and cellar brk and stone rear extension, 33.1x65, partitions, columns to 4-sty brk and stone clubhouse; cost, \$15,000; Wm R Hearst, 135 E 28th st; ar't, Chas E Birge, 29 W 34th st.—678.

Grand st, No 387, new partitions, etc, 5-sty brk and stone loft bldg; cost, \$500; Samuel Friedman, 67 E 93d st; ar'ts, Bernstein & Bernstein, 24 E 23d st.—664.

Hudson st, n w cor Jay st, cut windows, alter doors, partitions, to 5-sty brk and stone hospital; cost, \$10,000; The Society of New York Hospital, 7 W 15th st; ar'ts, Robertson & Potter, 100 5th av.—689.

Madison st, No 28, toilets, partitions, windows, to two 4-sty and 7-sty brk and stone tenements; cost, \$1,500; Mary McShane, 5 Madison st; ar'ts, Bernstein & Bernstein, 24 E 23d st.—668.

Orchard st, No 183, air shaft, toilets, partitions, to 6-sty brk and stone tenement; cost, \$2,000; Ph Federman, 261 Kent av, Brooklyn; ar't, O Reissmann, 30 1st st.—704.

Park st, No 55, toilets, partitions, windows, show windows, to 3-sty brk and stone tenement; cost, \$1,500; J F Whelan, 496 Pearl st; ar't, O Reissmann, 30 1st st.—701.

Pearl st, No 448, iron columns to 5-sty brk and stone warehouse; cost, \$800; Maurice O'Meara, 83 8th av, Brooklyn; ar't, Chas T Mott, 103 Park av.—656.

Pitt st, Nos 48-50, new shaft, partitions, store fronts, stairs, to two 4-sty brk and stone tenements; cost, \$7,000; Meyer Greenberg, 104 W 105th st; ar't, Henry J Feiser, 150 Nassau st.—684.

Rivington st, No 156, windows, partitions, to two 4 and 5-sty brk and stone tenements; cost, \$2,000; A D Lindemann, 153 Rivington st; ar't, O Reissmann, 30 1st st.—699.

Tompkins st, e s, 98 n Delancey st, construct driveway, to 2-sty timber coal pocket; cost, \$10,000; Burns Bros, 26 Cortlandt st; ar't, Guarantee Const Co, 140 Cedar st.—696.

2d st, No 245, toilets, partitions, windows, piers, tank, to 5-sty brk and stone tenement; cost, \$2,000; Charles McManus Sons, 99 Nassau st; ar't, Henry J Feiser, 150 Nassau st.—683.

3d st, No 306 E, partitions, bathtubs, toilets, alter chimney to 3-sty brk and stone dwelling and baths; cost, \$10,000; M Leichtag, 126 Thatford av, Brooklyn; ar't, Jacob Fisher, 296 East 3d st.—658.

4th st, No 195 East, toilets, partitions, windows, to 5-sty brk and stone tenement; cost, \$2,000; K Rothman, 205 2d av; ar't, O Reissmann, 30 1st st.—686.

5th st, No 717 E, partitions, steel beams to 5-sty brk and stone tenement and store; cost, \$400; Benj Aufses, 279 Stanton st; ar't, Adam Fuller, 447 E 88th st.—663.

8th st, No 363 East, windows, partitions, toilets, to 4-sty brk and stone tenement; cost, \$2,000; Joseph Schenkein, 67 Av B; ar't, C Dunne, 214 E 14th st.—680.

13th st, No 211 West, partitions, windows, baths, to two 4-sty brk and stone tenements; cost, \$3,000; J Lubbert, 323 E 27th st; ar't, O Reissmann, 30 1st st.—703.

19th st, Nos 11-19 W, new stairs, partitions to 11-sty brk and stone 20th st, Nos 10-16 W, store; cost, \$2,500; Louis Stern, 993 5th av; ar'ts, Israels & Harder, 31 W 31st st.—657.

31st st, No 116 West, 1-sty brk and stone rear extension, 11x15, to 4-sty brk and stone laundry, store and office building; cost, \$480; Mrs Stephen S Johnson, 116 W 31st st; ar't, Geo H Hardy, 119 W 30th st.—698.

33d st, No 62 West, plumbing, show windows, to 4-sty brk and stone store and loft building; cost, \$500; Micheal Kelly, 62 W 33d st; ar't, Louis Falk, 2785 3d av.—702.

36th st, No 34 W, partitions, to 4-sty brk and stone residence; cost, \$100; Marino Struzzieri, on premises; ar't, C Dunne, 214 E 14th st.—654.

40th st, No 143 West, show windows, to 1-sty brk and stone hotel and store building; cost, \$400; Farmers Loan & Trust Co; ar't and b'r, Libman Construction Co, 1968 Broadway.—694.

41st st, No 5 East, 2-sty brk and stone rear extension, 19x28, store fronts, partitions, to 5-sty brk and stone stores and apartments; cost, \$5,000; I S & M S Korn, 37 E 74th st; ar't, Oscar Lowinson, 18-20 E 42d st.—691.

42d st, No 204 West, partitions, windows, to 4-sty brk and stone store and loft building; cost, \$600; Mary E Reardon, Hotel St Frances, N Y; ar't, Frank Straub, 122 Broadway.—706.

45th st, No 455 West, columns, girders, to 5-sty brk and stone factory building; cost, \$750; Wessell, Nickel & Gross, 457 W 45th st; ar'ts, Thom & Wilson, 1123 Broadway.—705.

47th st, Nos 617-623 West, add 1 sty to 3-sty brk and stone factory; cost, \$10,000; Alfred Beinhauer, 66 W 99th st; ar't, John H Knubel, 318 W 42d st.—687.

52d st, Nos 244 and 246 E, 3-sty brk and stone rear extension, 44x29.6, toilets, elevator to 3-sty brk and stone warehouse; cost, \$7,500; T B Whiffen, 177 E 87th st; ar't, Geo M Jay, 122 N Railroad av, Mt Vernon N Y.—674.

57th st, No 540 West, alter elevator shaft, stairs, windows, to 3-sty brk and stone brewery; cost, \$500; Chas A Christian, 319 W 138th st; ar't, Wm Douglas Smith, 1170 Broadway.—679.

67th st, No 22 East, 4-sty brk and stone front extension, 24x8.1, partitions, add 1 sty to 5-sty brk and stone dwelling; cost, \$40,000; R Fulton Cutting, s w cor Madison av and 67th st; ar't, Harry Allen Jacobs, 322 5th av.—708.

75th st, No 168 E, skylights, piers, 1-sty brk and stone rear extension, 18x33 to 4-sty brk and stone dwelling and garage; cost, \$5,000; Fredk R Halsey, 22 W 53d st; ar't, C H Dietrich, 338 E 49th st.—677.

77th st, No 328 E, skylights, partitions, to two 2 and 5-sty brk and stone tenements; cost, \$500; Mrs G Pollacek, 355 E 77th st; ar't, A E Nast, 147 4th av.—670.

86th st, No 421 East, partitions, to 3-sty brk and stone dwelling; cost, \$5,000; St Joseph Church, on premises; ar't, John H Friend, 148 Alexander av.—688.

97th st, No 228 East, partitions, windows, skylights, toilet fixtures, to 4-sty brk and stone tenement; cost, \$3,000; Louis Molter, 732½ Webster av; ar't, Ignatz I Rosenberg, 99 7th st.—681.

98th st, No 58 E, show windows, to 5-sty brk and stone tenement and stores; cost, \$450; James Power, 776 Dawson st; ar't, Henry H Holly, 39 W 27th st.—669.

100th st, No 74 W, toilets, partitions, windows to 5-sty brk and stone tenement and store; cost, \$100; John Boyner, 815 Columbus av; ar't, Louis Falk, 2785 3d av.—659.

109th st, No 109 E, windows, partitions, skylight, to 4-sty brk and stone tenement; cost, \$300; Mrs Minnie Michel, 115 E 109th st; ar't, J G Michel, 323 45th st, Brooklyn.—666.

125th st, Nos 66-70 W, elevator shaft, skylight to 3-sty brk loft; cost, \$3,000; Hurtig & Swartout, 66 W 125th st; ar't, Robert T Lyons, 31 Union sq.—667.

128th st, n s, 381 e Amsterdam av, erect bulkhead, girders, to 2-sty brk and stone stable and storage building; cost, \$800; Bernheimer & Schwartz, on premises; ar't, Louis Oberlein, 19 Whitehall st.—693.

Broadway, No 1133, windows, partitions, to 1-sty office building; cost, \$2,500; Pittsburgh Life and Trust Co, 1133 Broadway; ar'ts, W H MacCollin, 100 William st.—661.

Columbus av, Nos 127-129, piers, girders to 4-sty brk and stone store and halls; cost, \$2,000; B Crain, 127-129 Columbus av; ar't, Erwin Rossbach, 1947 Broadway.—676.

Lenox av, n w cor 116th st, erect balcony, to 2-sty brk and stone store and hall building; cost, \$1,000; Bernheimer & Schwartz, 2566 Broadway; ar't, Nathan Lanzer, 81 E 125th st.—682.

2d av, No 2267, partitions, fireproofing to 4-sty brk and stone tenement; cost, \$200; Mrs Annie Aaron, 147 St Nicholas av; ar't, Adam E Fischer, 23 Park row.—660.

3d av, No 2196, store fronts to 3-sty brk and stone dwelling; cost, \$500; Ph Diamond, 1512 3d av; ar't, O Reissmann, 30 1st st.—671.

5th av, Nos 530-532, 2-sty brk and stone rear extension, 8x30, vaults, partitions, rebuild foundations, to two 4-sty brk bank department bldg; cost, \$4,000; Fifth Avenue Bank, on premises; ar't, Henry E Van Doorn, 229 W 36th st.—707.

6th av, No 336, partitions, toilets, windows, sidewalks to 4-sty brk and stone store and restaurant; cost, \$2,500; Bradish Johnson estate, 39 Cortlandt st; ar'ts, Walker & Hazzard, 437 5th av.—673.

6th av, Nos 472 and 474, partitions, skylights, windows toilets to 4-sty brk and stone hotel and restaurant; cost, \$3,000; V B Klopman and E G DePlasse, 35 W 30th st; ar't, Max Muller, 115 Nassau st.—662.

6th av, No 817, 4-sty brk and stone rear extension, 24.6x irreg, partitions, new plumbing, lighting, heating, to 4-sty brk and stone store and loft building; cost, \$14,000; A Rigney, 2 W 13th st; ar'ts, Balch & Moatz, 5 W 31st st.—690.

8th av, No 327, show windows, to 3-sty brk and stone store and dwelling; cost, \$750; Peter Doelger, 407 E 55th st; ar't, Chas Stegmayer, 168 E 91st st.—695.

8th av, No 899, 1-sty brk and stone rear extension, 25x49.6, show windows, to 4-sty brk and stone office and theatre building; cost, \$1,000; McCara Weissmann, 605 8th av; ar't, C B Brun, 1 Madison av.—700.

BOROUGH OF THE BRONX.

Garden pl, n w cor Sommer st, move 2-sty frame dwelling; cost, \$300; Wm W Penfield, 242d st, ow'r and ar't.—177.

Taylor st, e s, 250 s Morris Park av, 1-sty frame extension, 18x12, to 2½-sty frame dwelling; cost, \$1,000; James Ptacek, Van Nest and Taylor avs; ar't, B Ebeling, Walker and Berrian avs.—179.

138th st, n e cor Rider av, new store front, new girders, &c, to 2-sty frame store and dwelling; cost, \$775; Leopold Gusthalt, 86 Park pl; ar't, Gustave Anderson, 270 Rider av.—180.

151st st, s e cor Park av, move eight 1-sty frame tool houses; total cost, \$80; Ferdinand Montaliono, on premises; ar't, William Schnauer, 363 E 149th st.—170.

155th st, n s, 45 e Melrose av, 2-sty frame extension, 2.8x6.8, to 2-sty frame dwelling; cost, \$450; Dr Bernard W Junge, on premises; ar't, Michl J Garvin, 3307 3d av.—174.

203d st, n s, 162.6 w Valentine av, 2-sty frame extension, 21x23.9, and move 2-sty frame store and dwelling; cost, \$1,500; Sebastino Nardillo, on premises; ar't, L Howard, 1861 Carter av.—171.

Arthur av, No 2415, 1-sty frame extension, 20.4x7, and new partitions, to 2-sty frame store and dwelling; cost, \$750; Ernst Damiana, 2213 Belmont av; ar't, Chas Schaefer, Jr, 1 Madison av.—175.

Boston road, s e cor 169th st, new toilet, new storm doors, &c, to 5-sty brk store and tenement; cost, \$500; Thomas Clark, 4135 3d av; ar't, Louis Falk, 2785 3d av.—172.

Brook av, No 454, remove stairs and enclose well hole, of 5-sty brk store and tenement; cost, \$150; The Schilling estate, 454 Brook av; ar't, Charles Baxter, Jr, 2835 3d av.—168.

Grand av, s e cor North st, 1-sty frame extension, 11x9, and new partitions, to 2½-sty frame dwelling; cost, \$1,500; Chas E Nessel, 18 Harrison st; ar't, W C Schrenkeisen, 29 Fletcher av, Mt Vernon.—169.

Jackson av, No 760, new coal bin, to 2-sty frame dwelling; cost, \$100; Michael Eckes, on premises; ar't, Fred Hammond, 943 Washington av.—178.

3d av, No 3001, 1-sty frame extension, 25x15, to 2-sty frame store and loft building; cost, \$40; Peter Ewald, on premises; ar't, Chas Schaefer, Jr, 1 Madison av.—176.

3d av, No 2615, new partitions, to 5-sty brk store and tenement; cost, \$500; Ida Kraus, 1538 3d av; ar'ts, Goldner & Goldberg, Westchester and Jackson avs.—173.

REAL ESTATE

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 1907 and 1908.

MANHATTAN AND THE BRONX.

CONVEYANCES.		1908.		1907.	
		April 10 to 16, inc.		April 12 to 18, inc.	
Total No. for Manhattan	218	Total No. for Manhattan	336		
No. with consideration	21	No. with consideration	22		
Amount involved	\$996,950	Amount involved	\$1,542,600		
Number nominal	197	Number nominal	314		
Total No. Manhattan, Jan. 1 to date	2,943	Total No. Manhattan, Jan. 1 to date	4,492		
Total Amt. Manhattan, Jan. 1 to date	\$10,748,590	Total Amt. Manhattan, Jan. 1 to date	\$17,180,999		

CONVEYANCES.		1908.		1907.	
		April 10 to 16, inc.		April 12 to 18, inc.	
Total No. for the Bronx	134	Total No. for The Bronx	192		
No. with consideration	7	No. with consideration	10		
Amount involved	\$49,800	Amount involved	\$95,275		
Number nominal	127	Number nominal	182		
Total No., The Bronx, Jan. 1 to date	2,074	Total No., The Bronx, Jan. 1 to date	2,568		
Total Amt., The Bronx, Jan. 1 to date	\$1,757,562	Total Amt., The Bronx, Jan. 1 to date	\$1,293,570		
Total No. Manhattan and The Bronx, Jan. 1 to date	5,017	Total No. Manhattan and The Bronx, Jan. 1 to date	7,058		
Total Amt. Manhattan and The Bronx, Jan. 1 to date	\$12,506,152	Total Amt. Manhattan and The Bronx, Jan. 1 to date	\$18,430,569		

Assessed Value, Manhattan.

1908.		1907.	
April 10 to 16, inc.		April 12 to 18, inc.	
Total No., with Consideration	21	Total No., with Consideration	22
Amount Involved	\$996,950	Amount Involved	\$1,542,600
Assessed Value	\$695,000	Assessed Value	\$967,500
Total No., Nominal	197	Total No., Nominal	314
Assessed Value	\$7,053,300	Assessed Value	\$11,009,200
Total No. with Consid., from Jan. 1st to date	187	Total No. with Consid., from Jan. 1st to date	327
Amount involved	\$10,748,590	Amount involved	\$17,180,999
Assessed value	\$8,508,000	Assessed value	\$9,999,100
Total No. Nominal	1,756	Total No. Nominal	4,165
Assessed Value	\$152,836,900	Assessed Value	\$179,665,700

MORTGAGES.

1908.		1907.	
April 10 to 16, inc. - Manhattan.		April 12 to 18, inc. - Bronx.	
Total number	176	Total number	346
Amount involved	\$3,435,783	Amount involved	\$7,475,304
No. at 6%	79	No. at 6%	131
Amount involved	\$1,109,425	Amount involved	\$1,272,979
No. at 5 1/2%	29	No. at 5 1/2%	10
Amount involved	\$1,280,500	Amount involved	\$375,500
No. at 5%	28	No. at 5%	46
Amount involved	\$525,125	Amount involved	\$371,625
No. at 4%	1	No. at 4%	22
Amount involved	\$23,000	Amount involved	\$644,000
No. at 4 1/2%	3	No. at 4 1/2%	9
Amount involved	\$4,500	Amount involved	\$50,650
No. at 3 1/2%	36	No. at 3 1/2%	33
Amount involved	\$493,233	Amount involved	\$134,775
No. above to Bank, Trust and Insurance Companies	37	No. above to Bank, Trust and Insurance Companies	18
Amount involved	\$1,396,500	Amount involved	\$117,800
Total No., Manhattan, Jan. 1 to date	2,561	Total No., Manhattan, Jan. 1 to date	5,197
Total Amt., Manhattan, Jan. 1 to date	\$56,385,912	Total Amt., Manhattan, Jan. 1 to date	\$133,230,497
Total No., The Bronx, Jan. 1 to date	1,660	Total No., The Bronx, Jan. 1 to date	2,371
Total Amt., The Bronx, Jan. 1 to date	\$8,714,918	Total Amt., The Bronx, Jan. 1 to date	\$16,613,123
Total No., Manhattan and The Bronx, Jan. 1 to date	4,221	Total No., Manhattan and The Bronx, Jan. 1 to date	7,568
Total Amt. Manhattan and The Bronx, Jan. 1 to date	\$65,100,830	Total Amt. Manhattan and The Bronx, Jan. 1 to date	\$149,843,620

PROJECTED BUILDINGS.

1908.		1907.	
April 11 to 17, inc.		April 13 to 19, inc.	
Total No. New Buildings:		Total No. New Buildings:	
Manhattan	7	Manhattan	28
The Bronx	49	The Bronx	43
Grand total	56	Grand total	71
Total Amt. New Buildings:		Total Amt. New Buildings:	
Manhattan	\$321,600	Manhattan	\$1,996,300
The Bronx	461,470	The Bronx	431,800
Grand Total	\$783,070	Grand Total	\$2,428,100
Total Amt. Alterations:		Total Amt. Alterations:	
Manhattan	\$234,580	Manhattan	\$368,000
The Bronx	7,645	The Bronx	11,575
Grand total	\$242,225	Grand total	\$379,575
Total No. of New Buildings:		Total No. of New Buildings:	
Manhattan, Jan. 1 to date	144	Manhattan, Jan. 1 to date	290
The Bronx, Jan. 1 to date	360	The Bronx, Jan. 1 to date	611
Manhattan-Bronx, Jan. 1 to date	504	Manhattan-Bronx, Jan. 1 to date	901
Total Amt. New Buildings:		Total Amt. New Buildings:	
Manhattan, Jan. 1 to date	\$13,443,100	Manhattan, Jan. 1 to date	\$24,995,210
The Bronx, Jan. 1 to date	3,368,720	The Bronx, Jan. 1 to date	6,594,075
Manhattan-Bronx, Jan. 1 to date	\$16,811,820	Manhattan-Bronx, Jan. 1 to date	\$31,589,285
Total Amt. Alterations:		Total Amt. Alterations:	
Manhattan-Bronx, Jan. 1 to date	\$4,436,645	Manhattan-Bronx, Jan. 1 to date	\$6,998,510

BROOKLYN.

CONVEYANCES.		1908.		1907.	
		April 9 to 15, inc.		April 11 to 17, inc.	
Total number	571	Total number	849		
No. with consideration	28	No. with consideration	48		
Amount involved	\$204,550	Amount involved	\$531,000		
Number nominal	543	Number nominal	801		
Total number of Conveyances, Jan. 1 to date	7,462	Total number of Conveyances, Jan. 1 to date	10,066		
Total amount of Conveyances, Jan. 1 to date	\$8,784,992	Total amount of Conveyances, Jan. 1 to date	\$7,643,416		

MORTGAGES.

1908.		1907.	
April 9 to 15, inc.		April 11 to 17, inc.	
Total number	511	Total number	721
Amount involved	\$2,203,997	Amount involved	\$2,997,591
No. at 6%	386	No. at 6%	365
Amount involved	\$1,234,497	Amount involved	\$951,216
No. at 5 1/2%	73	No. at 5 1/2%	153
Amount involved	\$256,800	Amount involved	\$839,177
No. at 5%	39	No. at 5%	174
Amount involved	\$683,450	Amount involved	\$986,760
No. at 4 1/2%	2	No. at 4 1/2%	2
Amount involved	\$38,200	Amount involved	\$38,200
No. at 4%	2	No. at 4%	2
Amount involved	\$2,650	Amount involved	\$2,650
No. at 2%	1	No. at 2%	1
Amount involved	\$11	Amount involved	\$26
No. at 1%	11	No. at 1%	26
Amount involved	\$26,600	Amount involved	\$182,438
Total number of Mortgages, Jan. 1 to date	6,808	Total number of Mortgages, Jan. 1 to date	10,393
Total amount of Mortgages, Jan. 1 to date	\$24,361,697	Total amount of Mortgages, Jan. 1 to date	\$48,215,699

PROJECTED BUILDINGS.

No. of New Buildings	125	No. of New Buildings	316
Estimated cost	\$614,320	Estimated cost	\$2,093,335
Total Amount of Alterations	\$68,520	Total Amount of Alterations	\$81,260
Total No. of New Buildings, Jan. 1 to date	1,068	Total No. of New Buildings, Jan. 1 to date	2,903
Total Amt. of New Buildings, Jan. 1 to date	\$6,065,847	Total Amt. of New Buildings, Jan. 1 to date	\$19,526,599
Total amount of Alterations, Jan. 1 to date	\$1,088,765	Total amount of Alterations, Jan. 1 to date	\$1,688,698

THE WEEK.

There was more activity shown in the realty market during the past week than for some time past. Deals of importance were consummated and a more cheerful feeling prevails. The general opinion among brokers is that while the worst is over, still there will not be anything very startling develop in the field until after the Presidential nominations. Intending purchasers have in many instances postponed buying property, and undoubtedly by the time they make up their minds to do so, prices will have materially advanced.

Business was nicely distributed. All sections came in for their share of sales reported. The 5-sty brick and loft building 83 Mercer st was sold to the Etagloc Holding Co. This property was purchased by the present seller and the deed recorded last week. A row of buildings between Broadway and 6th av on the north side of 25th st changed hands. The old buildings are going to be razed and an 11-sty and basement fireproof loft and store building erected. A plot 59x100 was disposed of on 5th av between 17th and 18th sts. A 12-sty mercantile structure is going to be built. This deal involves about \$700,000. Washington Heights is still prominent in the trading.

A rather interesting sale consummated during the past week was that of an apartment in the Central Park Studio Building. The price reported is said to show the seller a substantial profit. There has been much said about these co-operative apartment houses. Many claim that apartments once purchased, are almost impossible to dispose of. On the other hand, there are many staunch supporters of this class of investment.

The St. Regis in The Bronx was sold to Max E. Bernheimer. This is probably the show apartment house in that borough. The apartments range from four rooms and bath to ten rooms and two baths, renting from \$32 to \$100 a month. There were many wisecracks who sadly shook their heads when they found out that a building of this character was contemplated for erection. They did not possibly see how an investment of this kind could be a success in a locality in which lots could be obtained as cheaply as \$4,000. However, almost before the completion of the building it was fully rented and since then there has hardly been a vacancy.

A large sale was concluded in West 116th st. Paterno Brothers bought the block front on the north side, between Claremont

av and Riverside Drive. Two 12-sty apartment houses are going to be erected by them. It is claimed that they will have every modern improvement.

"The realty market is still quiet," said David A. Clarkson, President of the Real Estate Board of Brokers, "though there has been some improvement shown lately. I do not look for any great activity this spring. In fact, I think the market will remain in its present condition until after the Presidential nomination. Money must first get easy. All signs are pointing that way now."

The principal loan negotiated during the week just past was on the Fifth Avenue Hotel property, 23rd st and 5th av. The Metropolitan Life Insurance Co. loaned the Fifth Av Building Co. \$6,500,000. A new 14-sty structure is to be built on the site. The 136 West 57th st Co. gave to the Metropolitan Life Insurance Co. a mortgage for \$475,000 at 6 per cent., due May 1, 1912, on the property 134 to 140 West 57th st. This holding is 310 ft. east of 7th av and is 80x100 in size. Richard Sidenberg loaned \$165,000 to Adin G. Pierce and Roswell F. Easton on the property 99 and 101 5th av, where a 12-sty store and loft building is to be erected. Mrs. Margaret O. Sage was again a loaner of money on bond and mortgage. The Welling (Charles H.) Co. borrowed \$400,000 for two years at 5½ per cent on the property 170 5th av, on the southwest corner of 22d st, 29x120. This property also includes 2 West 22d st.

THE AUCTION MARKET

THE results of the auction market during the week differed but slightly from those recorded in this paper during the past few months. The only noticeable difference was that several parcels were bought in by persons representing parties in interest. This is a good sign. It simply means that the money market is in a slightly easier state. A number of the offerings went to the various plaintiffs and several were withdrawn.

At the stand of Joseph P. Day on Tuesday No. 1952 2d av, a 5-sty tenement and store, 25x100, was knocked down to Louis B. Wasserstrom for \$23,777. The amount due in this action was \$4,540.56; taxes and other charges amounting to \$451.20. The 4-sty dwelling, 148 East 46th st, 15x100, was sold to Peter J. Shields for \$16,250. The amount due was \$13,812.15. The taxes amount to about \$207.89.

Among those properties to be offered during the ensuing week by Bryan L. Kennelly will be the 4½-sty American basement dwelling, 315 West 78th st, with a 3-sty butlers' pantry extension. There are 11 rooms in this house and three baths. The size of the house is 16x102.2. The American basement stone and brick dwelling 339 West 71st st, 16x100.5, will also be knocked down to the highest bidder. There are 11 rooms and two baths in this house, open plumbing and hardwood trim. The title is guaranteed and policies delivered free of cost to the purchaser. Another building to be disposed of is 60 West 98th st, the 5-sty and basement brick and stone apartment house, four rooms and bath to each apartment, steam heat, hot-water supply. This house has a frontage of 25 ft. and the depth of the lot is 100.11. The gross rents aggregate \$4,080. There will be allowed to remain, at the option of the purchaser, 80 per cent on mortgage for four years, at 5 per cent.

At the stand of D. Phoenix Ingraham on Tuesday the plot on the southwest corner of Broadway and 170th st will be knocked down to the highest bidder. There are about nine lots in this parcel. It has a frontage of 111.8 on Broadway and 215 on 170th st. The terms of the sale are liberal, one of which stipulates that 80 per cent may remain on mortgage for two years, at 4½ per cent.

LAW DEPARTMENT.

To the Editor of the Record and Guide:

"A" being the owner of a piece of property, authorizes "B" to lease his store. "B" secures a party and leases said store, at \$900 rental for the first year, \$900 for the second, and \$1,200 for the third year. "A" gives tenant an option of two years at \$1,200 rental per year. What amount of commission is "B" entitled to?

Answer.—The Board of Brokers' rate for leasing for a term of three years and upward, on gross rental, except by special agreement, is one per cent.

DEATH OF A BROKER.—William A. Martin, a well-known real estate broker, died suddenly Sunday morning. He lived at the Montana Apartments, 35 Mount Morris Park West. Mr. Martin suffered greatly from indigestion, and it was an acute attack which finally killed him. He was 61 years old. He leaves one son, William A. Martin, Jr. Mr. Martin was especially identified with the Harlem section. His office was located at 50 West 125th st. He has been in business in that section for thirty years. He was a Director of the Hamilton Bank and for many years President and Director of the Harlem Board of Commerce. The funeral was held at the Calvary Methodist Church, 129th st and 7th av, last Wednesday. The interment was at Greenwood Cemetery.

LEGISLATIVE DIGEST.

The following are excerpts of the minutes of the meeting of the Law Committee and the decision of the Board of Directors of the Allied Real Estate Interests relative to bills introduced in Albany, N. Y., affecting real estate:

SENATE BILL, INT. NO. 775, PRINTED NO. 993.—Mr. COHALAN'S bill to relieve religious, charitable and benevolent institutions from assessments. This bill is in line with a number of others which have been opposed by this association. It is intended to relieve from assessments heretofore and hereafter levied upon property of such institutions while held, owned and used by them or held for their benefit. As to assessments heretofore levied the loss would fall upon the city. As to assessments hereafter levied it would impose a greater and inequitable burden upon others; while the institutions in both cases have had the benefit of the improvement. The principle of exemption from taxation is wrong. There is no reason why it should be extended so that there be exemption from assessments which add to the value of the holding.—OPPOSED.

ASSEMBLY BILL, INT. NO. 1410, PRINTED NO. 1952.—Mr. GRADY'S bill dividing all assessments which shall equal or exceed 5 per cent. of the land value into 5 annual installments and providing that one of those installments shall be a lien 10 days after entry and the other 4 installments shall become liens annually. The city cannot afford to make public improvements and wait 5 years for reimbursement. The result will be that public improvements will be retarded and only the most necessary ones will be made. Moreover, the provisions making four-fifths of the assessment not a lien immediately after the assessment has been confirmed, but making separate annual liens for the installments, will lead to much injustice. Owners of property which have received the benefit of improvements will sell them so as to get the enhanced value, and impose upon purchasers the payment of the assessment.—OPPOSED.

SENATE BILL, INT. NO. 788, PRINTED NO. 1007.—Mr. FOELKER'S bill to repeal Section 83-a of the executive law. This is the section under which it is necessary that in counties where there is a Register notaries must file their autograph signatures and certificate of appointment with the Register before he is authorized to accept for record deeds acknowledged before such notaries. The provisions of this section of the executive law have been found faulty and not to add much to the safety of conveyancing. The necessity for looking up the signatures of the notaries upon every instrument offered for record in the Register's office in the metropolitan counties before accepting the instruments has resulted in very considerable delay, and it is no real safeguard, because an instrument acknowledged before a commissioner of deeds is recorded even though the Register has no copy of his certificate or sample of his autograph signature. The legislation of last year on this subject was ill considered and hasty. Chap. 207 was so defective that it had to be amended by Chap. 559. The bill to repeal should be supported. If it is desired to provide substituted legislation upon the subject it would be simple enough to require that when notaries and commissioners qualify, they leave with the County Clerk an autograph signature upon a card which could be transmitted by the County Clerk to the office of the Register. This would give the necessary safeguard, for then the Register need not hold up the deed when offered for record, but can compare the signature at his leisure and if there be any question, call for explanation. It is not clear that the bill as drawn repeals Section 83-a as amended by Chap. 559 of the law of 1907. This should be covered.—APPROVED.

SENATE BILL, INT. NO. 787, PRINTED NO. 1006; ASSEMBLY BILL, INT. NO. 1414, PRINTED NO. 1956.—Messrs. FOELKER'S and C. F. MURPHY'S bill by which it is intended to put upon the city claims for damages for loss of business by reason of and during the construction of subways in the city of New York. While it is true that some persons have suffered serious damage and loss by reason of the construction of subways in such manner as to impede traffic on public streets, to provide that the city shall now compensate for these unanticipated past damages would impose a very considerable obligation and make the cost of the subway very much more than was ever contemplated. To establish the principle that the city may be made liable for such consequential damages would lead to the assertion of claims for every kind of temporary interruption of traffic or damage to business. Where the establishment of such a principle would lead it is impossible to say.—OPPOSED.

SENATE BILL, INT. NO. 813, PRINTED NO. 1052; ASSEMBLY BILL, INT. NO. 1450, PRINTED NO. 2002.—Messrs. RAMPSBERGER'S and WEIMART'S bill to amend the insurance law in relation to deposit of securities by insurance companies. Insurance corporations are now permitted to make their deposits with the State Superintendent in bonds of the United States, of this State, or in bonds of counties or incorporated cities and in bonds and mortgages on improved, unincumbered real property. The object of this bill is to provide that of every deposit made after Oct. 1, 1908, at least one-half shall consist of outstanding bonds of the State. This is an attempt to force the market for state bonds, which it would appear is against the interests of the State. Real estate interests are particularly interested because it will take out of the real estate market moneys now invested by insurance companies in real estate mortgages which are deposited with the Superintendent and forces the investment of State money in such bonds.—OPPOSED.

SENATE BILL, INT. NO. 821, PRINTED NO. 1073; ASSEMBLY BILL, INT. NO. 1345, PRINTED NO. 1776.—Messrs. CASSIDY'S and E. J. STALEY'S bill in relation to passenger elevators, requiring that all elevators except those in private residences have safety automatic locking devices. Such devices are unnecessary. There have been few or no accidents which would be avoided by the use of such devices, but they retard the running of elevators in such manner as to be quite appreciable in large buildings.—OPPOSED.

ASSEMBLY BILL, INT. NO. 1056, PRINTED NO. 1884.—Mr. C. F. MURPHY'S bill to amend Subd. 12 of Section, 2732 of the Code of Civil Procedure, relating to administration of personal property. This subdivision provides that in the distribution of the estates of intestates no representation shall be admitted among collaterals after the descendants of brothers and sisters. The object of the amendment seems to be to make the rule different when the decedent leaves real property than when the decedent leaves no real property. It is difficult to understand how the administrator will know which rule applies when making distribution, as he has nothing to do with the real property, and it does not come into his possession. The bill seems to be poorly considered.—OPPOSED.

WASHINGTON HEIGHTS DEVELOPMENT.

MANY CORNERS DISPOSED OF AND LARGE BUILDING OPERATIONS CONTEMPLATED.

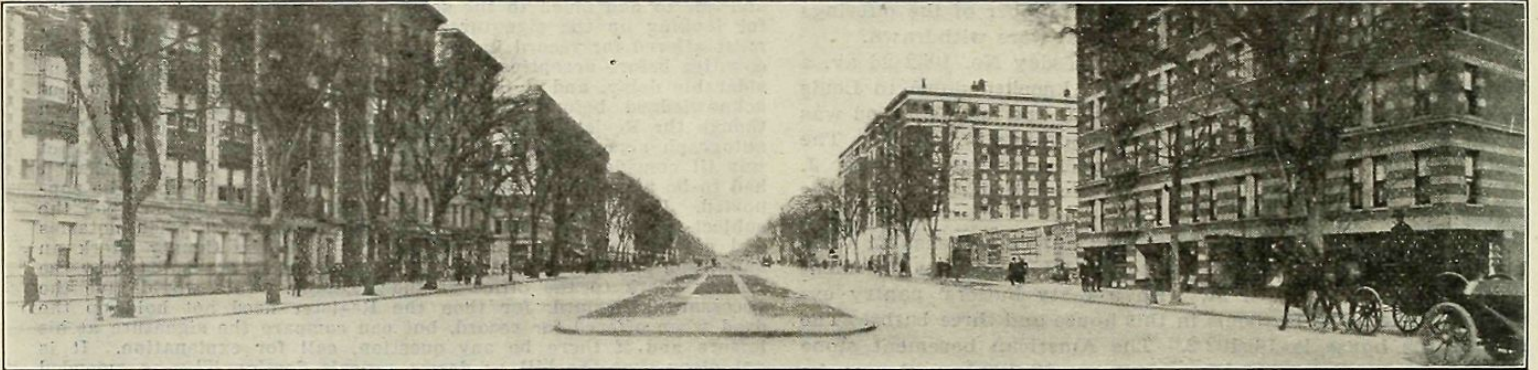
Washington Heights has been prominently before the real estate community since the first of the year. Many deals of importance have been consummated during that period. At first it was thought simply to be a spasmodic movement, but as time went on instead of a recession more activity developed. Property that has been disposed of, in the majority of cases, has fallen into good substantial hands.

Some years ago it was the hope of the inhabitants of this district that this section of Manhattan would be restricted to private dwellings. In fact many blocks were so restricted. But one by one these have been lifted, and to-day there are hardly any that remain operative. Henry Morgenthau and the late Charles T. Barney stated their intention of restricting certain of their holdings for private residential purposes. A section of Convent av, near Hamilton Grange, is also to be devoted to that class of building. This last named avenue has a very binding clause, which excludes everything except a strictly first-class private residence. The south side of 152d st, between Amsterdam av, Broadway was also to be devoted to buildings of this character. A few years ago there were a number of handsome residences on this block occupying six to eight lots each. These have been torn down and apartments of five and six stories in height built. It has entirely changed the nature of the street, so much so that any one visiting that part after an absence of a couple of years would not find many familiar landmarks. The building of the Riverside Drive extension has also had great effect on the abutting property. The grades of many of the streets have been altered and improved. Where formerly was a hill

the strongest. Many sales of importance have been consummated during this period. The Record and Guide in its issue of March 7 gave a list of the principal sales consummated in this section from the first of the year to that date. Since that time there has not been any recession in the demand. Not only are there inquiries for large plots and prominent corners, but there is a constantly growing demand for small pieces for investment. The 6-sty apartment house on the southeast corner of Broadway and 159th st, 99.11x125, was put in a trade. In part payment twelve lots were given, situated on the northeast corner of Fort Washington av and 180th st. These lots are going to be improved immediately with a 6-sty elevator apartment house. The vacant lot, 100x100, on the southeast corner of 147th st and Broadway, also changed hands. If the present intention is carried out a 6-sty elevator apartment house will shortly be erected. The block front on the west side of Broadway, between 152d and 153d sts, 200x125, was sold. The new 6-sty elevator house, which was finished last May, on the northwest corner of 136th st and Broadway, 100x99.11, went into the hands of an investor.

SALES ON THE DRIVE.

Riverside Drive came in for some sales as well as Broadway. On the northeast corner of the drive and 136th st, a 9-sty apartment is going to be erected by the new owner. A plot of about 5½ lots on the northeast corner of Riverside Drive and 138th st also changed hands. This plot has a frontage of 100 feet on the drive and about 132 feet on the side street. An elevator apartment structure will soon be built. The "Audubon," on the southeast corner of Broadway and 156th st, 99.11x100, was also sold. This property has been held at \$325,000. In part payment a vacant plot on the southwest corner of Fort Washington av and 170th st was given. The southwest corner of Broadway and 162d st, 97.6x100, was purchased by Henry T. Bulman. The 6-sty house 540 and 542



BROADWAY, LOOKING NORTH FROM 139TH STREET.

so steep as to be practically impassable for vehicles, now it is only a gentle slope. Manifestly this has added to the value of the lots, though much complaint was heard a short time since from the owners of property who had visions of heavy assessments.

ON THE EAST SIDE.

The photograph printed herewith is that section of the Heights looking northward from 139th st. On the extreme right of the picture is the "Sulgrave," a 6-sty apartment house on a lot 99.11x100. It is built to a depth of 90 ft., and known by the street numbers 3420 to 3428 Broadway. It was built by the George L. Walker Co., 156 5th av, in 1905, at a cost stated to be \$175,000. Adjoining on the north is a vacant plot, 99.11x100, purchased by Babette Reckendorfer on Feb. 25, 1891. The northeast corner of 140th st is occupied by a 7-sty structure built 90 ft. deep on a plot 99.11x100. This property was acquired by Leopold Wolfson on May 18, 1907, subject to a mortgage of \$170,000, from the Interborough Building Co. There is also a 7-sty house on the southeast corner of 141st st, which is on a lot 99.11x70.

OVERLOOKING THE HUDSON.

On the other side of the photo is shown at the extreme left hand corner "Palisade Court," a 6-sty apartment house, 99.11x75. This structure is built with a centre court and has a depth of 90 ft. on the avenue. August Schierloh bought this property on April 26, 1907, from the Crystal Realty and Construction Co., subject to a mortgage of \$70,000. The southwest corner of 140th st is occupied by a 6-sty house, 99.11x75. The building has a front court. It was bought by Estelle F. Taylor on Nov. 16, 1907, and is mortgaged for \$130,000. The block front between 140th and 141st sts was recently purchased by Levi P. Morton. This parcel is improved with two 6-sty elevator houses, having ten apartments on a floor. The southwest corner of 142d st is occupied by a 6-sty high-class apartment house known as Colonial Court. The size of the plot is 99.11x100, and the building goes to a depth of 90 ft. The Simax Realty Co. purchased this property from Elias Gussaroff on Feb. 7, 1908, subject to a mortgage of \$170,000.

This section, which up to a few weeks ago was considered the weakest spot in the realty market, has developed into about

West 146th st, 75x99.11, was sold for approximately \$150,000. The rents aggregate about \$17,000. The house located on the southwest corner of Hamilton pl and 144th st was also disposed of at private sale. This and the adjoining properties were sold to the plaintiff recently at foreclosure for \$821,510. Since then two of the houses have been disposed of. The size of the one just purchased is 108x125x99.11x82.

INFLUENCING FACTORS.

There have been several influences at work on Broadway in this section. It has been in a transition state. The builders have only just now finished their work, and are certainly gratified with the ready market that has presented itself. The appearance of the avenue has been greatly improved by the completion of the paving. The parkway in the centre of the street has also greatly enhanced its beauty. This particular part of the avenue is a busy thoroughfare. At the present time the carriage traffic comes from the drive into Broadway at 135th st and continues up this avenue until 156th st is reached, where it goes west and up the extension of the drive, formerly known as Lafayette boulevard. There is another reason for its popularity. It is easy of access. The subway stations are at 137th, 145th and 157th sts, so this section is brought within easy reach of the lower city. In the accompanying picture the ventilator of this system can be seen.

IN TRANSITION STATE.

Not long ago Washington Heights was considered in the light of a suburb. This day has passed. It is now purely and simply a home section. In the course of a few years many notable changes will be made. In anticipation of this Thomas Healy, a prominent restaurant man, leased the southwest corner of Broadway and 145th st for 21 years. This plot is owned by Adolph Lewison, and is 100x100 in size. A 2-sty structure is going to be erected on the site. Mr. Healy's object was to acquire this prominent corner with the ultimate idea in mind of opening a first-class restaurant, should conditions warrant the expenditure of the necessary amount. His brother has leased a plot a few blocks further down. There are many small families who do light housekeeping, and it is felt that should a first-class restaurant be opened, with moderate prices, that it would be an instantaneous success. Undoubtedly before very long this will be an assured fact.

Very Important Announcement

of the

1908

Real Estate Directory

To Our Subscribers:

After consultation with a great many representative real estate men, we have been forced to the conclusion that **September the first** is the only logical time to issue the **Real Estate Directory**. This is obvious. **It is the beginning of the active season and the Directory should be freshest at that time.** We have therefore yielded to this demand, and at great additional expense to us will bring out **two books** in 1908. About April 20th, we will issue the Supplement for 1907, bound in cloth, and containing all the Conveyances for 1907, with the addresses of the purchasers and about **5000** corrections of addresses which we have made during the year. On or about September 1st, the Real Estate Directory for 1908 will be issued, thoroughly revised from beginning to end, all of the addresses carefully verified wherever possible, and handsomely bound. This will be many times the most valuable book of owners' names ever issued.

It will be the first Real Estate Directory issued since the consolidation with the Record and Guide. This is a guarantee of its excellence.

NEW AND DISTINCTIVE FEATURES

- I. Stated considerations, beginning with January 1st, 1908, when given in the Record and Guide, will be so indicated in the geographical classification. This will be added to each year, and will be a most valuable improvement.
- II. Full description of all tenements, flats and apartment houses, giving number of apartments, rooms and improvements.
- III. Classification by street numbers, obviating the reference to a map.
- IV. Alphabetical classification, giving list of property held by each owner.
- V. Weekly reports of conveyances.
- VI. Weekly reports of property left by will.
- VII. Channel through which mortgage money comes.
- VIII. The automatic **Checking Index**, which does away with the labor of posting transfers.

WHY THE BEST SERVICE IS THE CHEAPEST

The nature of the service is such that absolute perfection is impossible. This is clear to any experienced man. Suppose you should want only 2000 owners and addresses in a year. The Real Estate Directory will give you this information correctly as to owners in 99% of the cases, and as to addresses over 95% of them. A service costing 40% less will contain 40% more errors and omissions; or, out of 2000 cases, 650 wild goose chases for you. Figure out how much time and car fare would be lost, and you will see our \$100 price is cheaper than a cheap service, even if that costs you nothing.

THE REALTY RECORDS CO., 11 East 24th Street, N. Y.

WHO'S WHO IN REAL ESTATE—VIII.

Joseph P. Day has been in recent years specially prominent in the department of sales of real estate by auction. He was the auctioneer in the Ogden Estate Sale, comprising 1,500 lots in the West Bronx, between Highbridge and Washington Bridge. This was a four-days' sale and the largest absolute partition sale of city real estate of improved lots in the history of the country. Also, he was the auctioneer of the Doherty estate holdings, which brought \$1,913,600 in a single afternoon's selling; comprising property on Broadway and on 8th av, Manhattan.



JOSEPH P. DAY.

The sales conducted by Mr. Day during the past year have aggregated over thirty million dollars. This is by far the largest amount of

property that has ever been sold in one year. He is the author of a real estate advertising booklet, "Brain Impressions."

Besides conducting real estate auction sales, he also sells stocks and bonds at auction, and has charge of many executor's sales and appraisals, and other matters pertaining to New York real estate. The Corporation Counsel, representing the City of New York, has frequently called him to testify in reference to appraisals of value of real estate. He was recently appointed one of the permanent receivers of the Mutual Life Insurance Co. on the application of Attorney General Jackson. The life insurance company was dissolved by the order of the court. It will be remembered that Judge Ward appointed Archibald D. Haynes, William H. Russell and Charles E. Rushmore as federal receivers.

Mr. Day is a member of the Real Estate Board of Brokers of the City of New York, the Real Estate Auctioneers' Association of New York City, the Association of the Bronx Real Estate Brokers, the Allied Real Estate Interests of the State of New York, the Long Island Real Estate Exchange, the Queens Borough Real Estate Exchange and the Real Estate Brokers' Exchange of Newark and vicinity; and is a director in the New Jersey and New York Real Estate Exchange. He is the Treasurer of the Society of Tammany is a member of the Chamber of Commerce and a member of the Friendly Sons of St. Patrick and is also a director and Vice-president of Suydenham Hospital. He is a member of the Manhattan, New York Athletic Club, Democratic, Hardware, Railroad, Machinery and City Lunch Club of New York City and the Canoe Brook Country Club of Summit, New Jersey.

SURVEYING A CITY LOT.

THERE are two kinds of city surveys: one being for a description, the other from a description. The first is made for example, when an owner wishes to sell a certain plot of uncertain dimensions, or a portion of a piece of property, and requires a description to be incorporated in the deed. The second case is where it is necessary to locate on the ground a property that has been already described.

The original survey, or the first survey, of a piece of land entails less responsibility, as a general thing, and requires much less skill on the part of the surveyor than the subsequent ones, and in city work there is seldom occasion for making it. The bulk of the work is done to insure one or more of the parties in interest against risk. The principal risks are that in the transfer some parcel or strip be left out of the conveyance, or that the grantor may attempt to convey more property than he can guarantee possession of. There are also surveys to establish the boundaries of a property that is to be built upon, or to locate streets and public improvements, and for the estimation of area.

Eliminating from our consideration the special cases that rarely occur in city work and that call for measurements from known points, the work of the city surveyor is at once a science and an art; a science so far as he is obliged to make his measurements with precision, an art when he must translate old and generally inaccurate and inexact descriptions into up-to-date figures and language that is not susceptible of misconstruction. He must, or rather should, have a working knowledge of the law pertaining to realty transfers, he must be familiar with the methods of making measurements and be able to estimate the "probable error," and he should have a rare common sense, for he will be obliged to reconcile discrepancies between measurements and discriminate between "errors" and "blunders," and, finally, he cannot hold two ends of a tape at once and is responsible for the work of his subordinates. The man who comes up to these specifications is of exceptional skill and training, which accounts for the large number of unsatisfactory surveys that come to light. Bad work in this business is often not dis-

covered until many years have elapsed, and when the cost of rectifying the errors has been multiplied many times.

The problem of re-locating a piece of property from its description is in substance to reproduce upon the ground the points of intersection of the lines that were laid off by the original surveyor, taking into consideration the "personal equation" of the man, the changes that time has brought to the methods of measurement, the possible variations in the positions of monuments, and the peculiarities of the ground.

In the transfer of a city lot, the description will give the dimensions of the lot, its frontage on some street or avenue, and its distance from some intersecting street. The first thing to be done in surveying the property will be to establish the lines of the two or more streets mentioned in the description and then to measure the required distances along these lines. In the development of a city many of the intersection points of new streets are monumented shortly after the streets are laid out, but after years of traffic and building operations, these monuments become destroyed or moved, so as themselves to be useless as landmarks. Dependence then has to be made upon "reference points," which are objects such as corners of buildings at known positions relative to the original locations of the monuments. It is these reference points and their distances from established lines that form the stock in trade of the city surveyor, without which he is at a great disadvantage in competition, and by means of which he is enabled to very rapidly locate a street corner. The reference notes of an office are jealously guarded, and in such a city as New York are a very valuable asset.

Their value is also rather over appreciated, if anything, by the majority of surveyors, with the result that frequently too much reliance is placed on these alone, without a thorough gathering of all the evidence obtainable. Then there is a complication that frequently arises when streets have not been laid out with exactness. A city block of 200 feet should contain eight lots of 25 feet width each, but it frequently happens that the block, according to established marks, is too long or too short, while each owner's deed entitles him to just 25 feet. If a block be too short, and all the lots are surveyed and built upon by measurement from one end or the other, the last man to have his lot surveyed will find that he is paying for the entire discrepancy, and he is fairly certain to make trouble for most of his neighbors. Corresponding difficulties with much less trouble arise when the block is too long. In these cases it behooves the surveyor to measure the entire block, and many of the structures on the lots, in order to apportion the errors. This apportionment of errors, or discrepancies, is of large responsibility and needs the maximum of ability on the surveyor's part. It is more frequently bungled than any other department of the work.

The active operations of making and recording the measurements are interesting, but an adequate description of them is beyond the scope of this paper. A specification of the requirements of a good series of measurements with a 50-foot steel tape will perhaps give some idea of the character of the work. This would be somewhat like the following:

1. The "rear" end of the tape must be held exactly where the "head" end was on the previous application.
2. The two ends of the tape must be at the same level.
3. The tape must not be distorted by the wind.
4. Variations in length of the tape due to expansion and contraction from heat or cold must be compensated for, which means that a thermometer in a case that will absorb heat at about the same rate as the tape itself must be read at intervals, and the temperature noted.
5. The tape must not be subjected to rapid heating and cooling, or it would be impossible to estimate correctly the probable effect of heat or cold. This condition is often secured on delicate surveys by doing the work on a cloudy day or at night.
6. The tape must be stretched to the proper tension or "pull," which is read usually upon a spring balance attached to one end of the tape.
7. All measurements must be reduced to the horizontal.
8. Wherever plumb bobs are used they must be protected from the effect of wind, and no readings are to be taken with a swinging bob.

If it be appreciated that often one end of a line is on the sidewalk while the other is a hundred or so feet up on a roof and in the wind, it will at once be clear that this sort of work calls for the services of an artist and a mathematician.

Finally, the surveyor's compensation may be of interest. On ordinary lot surveys in New York City, the usual fee is ten dollars. This includes the field work of the survey and a little tracing showing the walls, fences, etc., and the amounts of the encroachments. Three field men and a draftsman, if they belong to an office well provided with "reference points" can average about six ordinary lot surveys and maps per day.

The charges for salaries, allowing 33% for rainy days and bad bills are about \$15, and materials, instruments and drawing room will average \$1.50 more, leaving a net profit of \$23.50 per working day to pay for supervision and interest on the investment. Assume 200 working days per year, and we have profits of \$4,700 per year. During the last real estate boom, at least one of the city surveyors of New York had over five field corps busy practically all of the time.

RICHARD T. DANA,
Consulting Engineer, 15 William St., New York.

PRIVATE SALES MARKET

SOUTH OF 59TH STREET.

Buys Business Building.

BOND ST.—The Cruikshank Co. and Joseph D. Cronan sold for a client 25 Bond st, a 4-sty business building, 25x114.6, running through to Shinbone alley, to David and Harry Lippmann.

MAIDEN LANE.—The New York Plate Glass Insurance Co. bought from Richard Mortimer 63 Maiden lane and from Paul Sonntag 91 William st, two 5-sty buildings forming an "L" around the northwest corner, with a frontage of 27.1 feet on Maiden lane and 14.6 ft. on William st. An office building to cost \$100,000 is to replace the present buildings, plans for which are now being prepared.

Mercer St. Holding Resold.

MERCER ST.—Cammann, Voorhees & Floyd sold for Morris Franklin to the Etaglog Holding Co, 83 Mercer st, a 5-sty brick loft and store building, 25x100. This property is located 201.2 ft. south of Spring st. It is mortgaged for \$27,000, and assessed for \$42,000. This house was recently purchased from Isaac Weil by the present sellers. The new owners have offices at 57 William st. They were incorporated February 24, 1906. Robert Colgate is the president; David V. Sutton, secretary and Harold F. Sutton, treasurer.

PARK PL.—Daniel Birdsall & Co. sold for Adolph Lewisohn the Hunt Building, at the northeast cor of Park pl and West Broadway, a 5-sty marble-front structure, 75x75.2. Upon the expiration of existing leases the new owner will remodel the building, adding another story and fitting it for salesroom purposes.

WEST ST.—Cruikshank Co. and J. N. Kalley & Son sold for the Brower estate 239 to 243 West st, southwest cor of Hubert st, old buildings, 100x80. The property will soon be improved with a modern building. The new Fruit Exchange occupies the rest of the block on West st, between Beach and Hubert sts.

9TH ST.—E. H. Ludlow & Co. sold for Julia G. Fowler of 26 W. 10th st, the 4-sty English basement dwelling, 27 West 9th st, 17x92.3.

Sales in West 25th St.

25TH ST.—Horace S. Ely & Co. and H. H. Fuller Co. sold for various owners to George C. Coleman, a client of S. B. Goodale & Son the properties 45, 47, 49 and 51 West 25th st, 4-sty houses, 100x99.9. The same property has been re-sold by S. B. Goodale & Son for Mr. Coleman to the Builders & Engineering Co., who will erect an 11-sty and basement fireproof loft building to be ready for occupancy on January 1, 1909. The officers of the Builders & Engineering Co., are Wm. H. Birkmire, president, and Andrew J. Kerwin, Jr., secretary and treasurer.

25TH ST.—S. B. Goodale & Son sold for J. C. Goldsmith to the City Realty Co., the property 53 West 25th st, 25x98. This property is located 75 ft. east of 6th av.

30TH ST.—John R. and Oscar L. Foley sold for George Rosenfeld 34 East 30th st, a 2-sty frame dwelling, 34x98.9. The buyer is a builder who will improve the property. The price reported paid is \$100,000. There is a mortgage of \$60,000. Title will be taken early in May.

32D ST.—William A. Hayes, as executor, sold the 4-sty tenement, 313 East 32d st, 20x98.9, to Vito Paterno.

45TH ST.—The Wilkinson Realty Co. sold the Hotel Webster at 38 West 45th st, a 12-sty structure, 60x100.5. The house was built in 1902 and has been held at \$650,000.

46TH ST.—James Kyle & Sons sold for the Maze Realty Co., the 5-sty apartment house, "The Cecile," 162-164 East 46th st, 40x100. Title will be taken April 30.

Estate Adds to Holding.

47TH ST.—The Robert E. Westcott estate bought 171 and 173 West 47th st, two 3-sty dwellings, 40x100.5. The Westcott estate owns the adjoining properties, 167-169 and 175 to 179 West 47th st and 709 and 711 Seventh av, and now controls a plot with a frontage of 140 ft. on the street by 100 on the avenue.

50TH ST.—James Kyle & Sons sold for Henry Wallbott the 5-sty apartment house 152 East 50th st, 20x100.

BOWERY.—The Harcourt Realty Co. sold to C. M. Silverman & Son, 254 and 256 Bowery, two 3-sty buildings with stores, 41.7x92.3x irregular, near Prince st.

Theatre Plot Sold.

BROADWAY.—Lee Shubert sold his plot, 47x83x irregular, at the southeast cor of Broadway and 49th st, opposite the former Old Guard building and in the rear of the Studebaker building. Mr. Shubert bought the plot covered with old buildings, last September, as a site for a projected theatre, but the project has now been abandoned.

5TH AV.—Heil & Stern sold for Richard Sidenberg, 99 and 101 5th av, between 17th and 18th sts, 59x100. The same brokers sold this property to Mr. Sidenberg a few months ago. This is the first sale on lower 5th av, in some time, and indicates a revival of activity in this section. Present buildings will be razed on May 1. The purchasers, represented by George Backer, are Roswell F. Easton and Adin G. Pierce, who will erect a 12-sty loft and office building on the site the entire operation involving over \$700,000.

NORTH OF 59TH STREET.

62D ST.—Davis & Robinson sold for a client 165 East 62d st, a 3-sty dwelling, 16x99.6.

62D ST.—Davis & Robinson sold for Mr. M. Goldsmith, 165 East 62d st, 3-sty and basement house, 16x99.6 $\frac{3}{4}$ ft., to Dr. Beas Murphy. Title will be taken April 29.

64TH ST.—Henry Brady, in conjunction with F. R. Wood & Co., sold for John A. Moore the two 5-sty tenements, 208-210 West 64th st, 50x100.

67TH ST.—Pease & Elliman sold for August Gebhard, executor, 52 East 67th st, a 4-sty high-stoop dwelling, 20x55x100.5, to a client who will occupy same after remodelling to an American basement.

Co-Operative Apartment Sold.

67TH ST.—Albert B. Ashforth sold a duplex 8-room apartment in the Central Park Studio Building, 15 West 67th st. This building has a frontage of 75 ft. and is built to a depth of 85 ft. on a lot 100 ft. deep. The price paid shows a considerable advance over the cost of the apartment to the original owner. This building is 14-stys high and is of fireproof construction. There is another co-operative stu-

dio building in this street, the 67th st Studio Building. Durland's Riding Rink is directly opposite.

71ST ST.—The Teichman Estate sold to a Mrs. Wachtel the two 4-sty single flats 236 and 238 East 71st st, 40x100.

Eight Lots Change Hands.

113TH ST.—F. V. Calder & Co. sold for Harry B. Davis, 8 lots on the north side of 113th st, 125 ft. east of Broadway, 200x100.11. The buyer is a builder, who will erect two 6-sty elevator apartment houses on the property. The lots were restricted to private dwellings many years ago, but with a limit and the restriction is now expiring.

113TH ST.—Victor M. Earle sold for Sabria A. Deshon 616 West 113th st, a 4-sty American basement dwelling, 20x100.11.

Paterno Brothers Purchase Hospital Property.

116TH ST.—Paterno Brothers purchased from the New York Hospital a plot of about 4 lots on the northwest cor of 116th st and Claremont av. The buyers already own the northeast cor of Riverside Drive and 116th st. They have also recently purchased from Joseph Laroque, 26x112, on Riverside Drive, 80.8 feet north of 116th st. They now control the entire block front on the north side of 116th st, between Riverside Drive and Claremont av. On the property will be erected two 12-sty apartment houses. Paterno Brothers have been prominently identified with the development of this neighborhood. They have recently built four 12-sty high-class apartment structures on the south side of 116th st, directly opposite. Two of these latter, Fiora Villa and Paterno Court, have been sold to investors and the other two are nearing completion. The price of the hospital lots was about \$100,000 and of the Riverside Drive lot about \$38,000. Barnard College is on the block front to the east of this property. It will be remembered that 116th st is an extra wide thoroughfare with the subway station on the cor of Broadway.

120TH ST.—John H. Berry sold for the Harcourt Realty Co. to C. M. Silverman & Son the two 3-sty and basement highstoop dwellings, 156 and 158 West 120th st, 16.8x100, each, at a consideration of \$50,000.

Sales in 121st Street.

121ST ST.—Shaw & Co. sold for Frank A. Seitz Realty & Construction Co., 13 West 121st st, a 4-sty and basement brownstone dwelling, 19x60x100. There is a mortgage of \$19,000 on the property. Title will be taken May 1.

121ST ST.—Bryan L. Kennelly resold for G. J. Nagle, 215 West 121st st, a 5-sty triple flat, 25x100.11, to Richard Bonnamy. Mr. Nagle recently bought the parcel at an auction sale conducted by Mr. Kennelly and resells it at a good profit.

124TH ST.—Charles Flaum sold for Hyman Horwitz to C. M. Silverman & Son the three 6-sty apartment houses 218 to 228 East 124th st, each 38.3x100. These houses are built to a depth of 87 ft.

131ST ST.—Osorio & Klee sold for Bernard Oppenheimer 7 West 131st st, a 5-sty double flat, 25x99.11.

135TH ST.—W. Hamilton McBride sold for the D. L. Block Co. 622 West 135th st, a 5-sty apartment house, 40x85x100, to John R. Agnew.

135TH ST.—The Louis Meyer Realty Co. sold to Aaron Coleman 45 and 47 West 135th st, a 6-sty flat, 37.6x99.11.

Large Apartment Disposed Of.

140TH ST.—The Metropolitan Life Insurance Co. sold Pinkney court, 151 W 140th st, a 7-sty apartment house, 150x99.11. The buyer is a Mr. Fleischman, and he has resold the property to a well-known investor. There are only five houses on this block, namely: Watts court, Pinkney court, Edinborough court, Hampton court and Gresham court. The entire square block opposite is vacant.

BROADWAY.—Miss M. Monahan sold for William Crawford, 50x75, at the northwest corner of Broadway and 111th st, and also the plot adjoining on 111th st, 50x100.11. The buyer will improve the corner plot and resell the lots on 111th st. The price asked is \$50,000. Title will be taken in about 60 days.

MADISON AV.—E. Christensen sold to Jacob Greenfield 2102 Madison av, northwest cor of 132d st, a 4-sty flat, 19.11x80. The buyer gives in part payment a residence at Morsemere, N. J.

WEST END AV.—James K. Holly has sold for Henry J. Lange to a client the southeast corner of 69th st and West End av, a 5-sty triple flat, with stores, 25.5x100. This property has been held at \$62,000 and was sold subject to a mortgage of \$40,000. The gross rentals aggregate about \$6,700. Title will be taken April 28. It will be placed on the market for sale.

WEST END AV.—Gibbs & Kirby sold for Annette Villari, of Ponce, Puerto Rico, to a client for occupancy the 3-sty dwelling, 871 West End av, 20x55x79.3. This house is situated about 81 ft. south of 103d st.

7TH AV.—Mrs. C. M. Silverman resold the Whitehall, a 7-sty elevator apartment house at the southeast corner of 7th av and 114th st, 50.5x100. She recently acquired the property in exchange for the Castleton apartment house at Broadway and 142d st.

WASHINGTON HEIGHTS.

D. L. Block Sells Two Apartments.

135TH ST.—D. L. Block sold through W. Hamilton McBride 620 West 135th st, a 5-sty apartment house, 40x88x100, to John R. Agnew, who is also the purchaser of the adjoining house 622. The rents of each of these structures aggregate \$7,000. Each is mortgaged for \$37,000.

144TH ST.—Elias Gussaroff sold the two new 5-sty apartment houses, 545 to 551 West 144th st, 80x99.11 to Jacob Stekovf. They are subject to a mortgage of \$90,000 on both houses. The aggregate rental is \$16,600. Title will be taken April 27. In part payment Mr. Gussaroff took two lots on the southeast corner Wadsworth av and 180th st, 75x100. A 6-sty elevator apartment house will be built.

147TH ST.—Bernard Smyth & Sons sold for Augusta C. Field to Isaac M. Berinstein the plot of 4 lots on the north side of 147th st, 125 ft. east of Broadway, 100x99.11.

Heights Plot Sold.

152D ST.—Duff & Brown sold for M. Hellman, 619 and 621 West 152d st, 50x100, 250 ft. west of Broadway. On the plot is a 3-sty frame dwelling. The grade of this street has recently been changed. Formerly the Hill was impassable for vehicles, but has been made practical. J. Romaine Brown formerly lived on this block, as did Mrs. John R. Fellows, widow of the late District-Attorney.

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THE DOORS OPEN TWO WEEKS FROM TODAY

Estate Adds to Holdings.

BROADWAY.—John H. Berry sold for C. M. Silverman & Son, the Saguenay, a new 6-sty elevator apartment house located at the southeast corner of Broadway and 143d st, 100x100, containing 7 stores fronting on Broadway and 38 apartments. The property has been held at \$350,000. The buyer is the Bookman estate, which purchased the Castleton apartment house, adjoining, at the northeast corner of 142d st and Broadway, through Mr. Berry last week, thus acquiring the entire block front at an investment of about \$700,000. The property recently purchased by the estate adds to their large holdings on Central Park West and Broadway on the middle west side, and shows the belief of conservative investors in the possibilities of Broadway property in the Washington Heights section.

BROADWAY.—John R. and Oscar L. Foley sold for Emanuel Doctor the Mansfield, a 6-sty elevator apartment house with stores, at the northeast corner of Broadway and 149th st, 99.11x100. The house, which is arranged for 33 families, is bought by an investor. It has been held at \$325,000.

Heights Corner Sold.

BROADWAY.—I. Randolph Jacobs & Co. sold for A. Guthman & Co. to Mrs. Clementine-M. Silverman the southeast corner of Broadway and 162d st, 99.11x100. The property is to be improved with a high class apartment house. The parcel is in the section of Washington Heights, which has been the mainstay of the market for the past month. The 6-sty apartment house, 99.11x100, adjoins on the south, while a row of 3-sty privates are on the east. The northeast corner of 162d st was recently sold by Jackson & Stern to Edgar A. Levy.

ST. NICHOLAS AV.—J. J. Plummer sold for William Grant to a builder for improvement the southeast corner of St. Nicholas av and 173d st, 53x100. There are four 5-sty flats 37.6 front, each adjoining on the east. These houses are built to a depth of 88 ft. on a lot 100 ft. deep. On the south are two 3-sty dwellings, 25x50x100.

WADSWORTH AV.—In part payment for 545 to 551 W. 144th st, Elias Gussaroff took the southeast cor of Wadsworth av and 180th st, 75x100, on which he will erect a 6-sty elevator apartment house.

BRONX.

ELSMERE PL.—Kurz & Uren sold for Arnold E. Hauser the northwest corner of Elsmere place and Daly av, about 5 lots. These were given in part payment for the northwest corner Crotona av and 170th st.

Faille Street Purchases.

FAILLE ST.—American Real Estate Co. sold one of its new A-RE-CO 2-family houses, 1039 Faille st, to E. V. Nadherny.

FAILLE ST.—The American Real Estate Co. sold the 2-family house 1035 Faille st, to Louis G. Markert.

FAILLE ST.—The American Real Estate Co. sold the 2-family house, 1037 Faille st, to James A. and Joseph F. Spillane.

HOE ST.—The Henry Morgenthau Co. sold to James C. McCarthy, 80x100, on the west side of Hoe st, at its junction with West Farms road. These lots are within a block of the Simpson st subway station and will be immediately improved with 2-family houses.

Plot Sold for Improvement.

165TH ST.—R. I. Brown's Sons sold for John F. Helmecke 50x138, on the north side of 165th st, 76 feet west of 3d av. The purchaser will immediately improve the property.

CAULDWELL AV.—Cahn & Cahn resold 729 Cauldwell av, a 2-sty dwelling, 20x52, for P. P. Lichtenberg to Beniomino Pompilio.

CROTONA AV.—Kurz & Uren sold for Antoinetti Baily the 5-sty flat, 40x100, at the northwest corner of Crotona av and 170th st. The northwest corner of Elsmere pl and Daly av was given in part payment.

CYPRESS AV.—R. I. Brown's Sons sold for George N. Black to Jacob Doll, the southwest corner of Cypress av and 133d st, 25x150.

DECATUR AV.—Casey & Irwin sold for E. H. Kelly to a builder for improvement the northwest corner of 198th st and Decatur av, a plot containing about 4 lots.

St. Regis Apartment Sold.

PROSPECT AV.—Leo M. Mosauer of Jacob Leitner's office sold for James F. Meehan to Max E. Bernheimer, the St. Regis apartment house, a 6-sty elevator structure at the southwest cor of Prospect av and 163d st, 106x100. This is one of the most impressive houses in the Bronx. The first two stories are built of heavy limestone, carved and moulded, while massive balconies of that material, projecting four feet from the building line, are carried up to the top floor. The apartments vary from four rooms and bath to ten rooms and two baths. The trim is red and curly birch, Flemish oak and hazel. The kitchens are equipped with glass-lined refrigerators and ventilated garbage receptacles. There are 32 apartments in the building. The rents range from \$32 to \$100 a month. Many people thought a building of this character in the Bronx would end disastrously for those who invested their money in the project. Much surprise was expressed when it was learned that the Republic of Panama took a first mortgage on the property. It has been held at \$300,000.

WEST FARMS ROAD.—Frank Gass sold for the McGown estate about 3½ acres of ground between the West Farms road, Zeraga av and Lyvere pl. Kearney's Hotel, opposite Bear Swamp road, is located on the property, together with several old frame buildings. The remainder of the ground has been used as the ball ground for Westchester Village.

LEASES.

Pocher & Co. leased the dwelling, 243 East 53d st for M. F. Welsh to A. Balz.

G. W. Barney leased for Thomas Farrell to the Blanke Coffee Co., entire building 692 Greenwich st.

G. Bretell & Son leased for a Mr. Winters to Mandel & Diamond the business building 2196 3d av.

Benjamin R. Lummis leased for a term of years to Dr. Zenar L. Leonard the 3-sty dwelling 19 West 120th st.

Duross Co. leased for a client of Douglas Robinson and Chas. S. Brown & Co. the building 182 Duane st for a term of years.

The McVicker-Gaillard Realty Co. leased for Thomas B. Hidden to C. C. Rosenwasser and R. Cantor the entire building at 1548 Broadway.

Cammann, Voorhees & Floyd leased in conjunction with L. Tannebaum & Strauss the buildings 426 and 428 Washington st to the Atlantic Macaroni Co.

William Richtberg leased for Theophile Kick the building 160 West 36th st, for Thomas A. Hill the dwelling 249 West 36th st; also for S. Thompson the house 251 West 43d st.

Van Vliet & Place rented the 3-sty dwelling 228 West 11th st for Daniel Rosenbaum for 5 years; also the dwelling 121 West Washington pl for the Duane Memorial Episcopal Church.

The McVickar-Gaillard Realty Co. leased for a client to H. A. Pierce the 4-sty dwelling 65 West 48th st, and for A. G. Duysters to Mrs. Harolda Wallingford, the dwelling, 342 Lexington av.

L. J. Greenberger leased the following dwellings: For the Realty Transfer Co., 354 East 124th st, for H. Druchard, 118 East 121st st; for Mark Blumenthal, 160 East 122d st, and for J. Cooper 112 and 114 East 126th st.

Isaac T. Meyer leased the northeast corner of 59th st and Park av, 45x100.5, for the Wilmart Realty Co. for a term of 21 years to William M. Thomas at an aggregate rental of \$200,000. Mr. Thomas will improve the property.

Edward N. Crosby & Co. leased for the Hendrick Rutgers Estate the entire 4-sty brk building 213 East Broadway; the 5-sty building 228 East Broadway; the 3-sty building 217 Division st, and the entire buildings at 33-5 Catherine st.

Louis H. Lowenstein leased for Kuhn, Loeb & Co. to S. B. Goodale & Son for a long term of years the 5-sty building 12-14 West 27th st, adjoining the southwest corner of Broadway. Goodale & Son at present occupy offices in the 5th Avenue Hotel.

John P. Kirwan leased for Mary E. Reardon to Berger Brothers 204 West 42d st; for P. McDonnell to J. Tissen, 337 West 46th st, a 3-sty dwelling, for 5 years; for the estate of William Knight to J. S. Elder, 313 West 50th st, a 3-sty dwelling, for 3 years.

A. N. Gitterman rented for Albert Lillenthal a plot of 9½ lots, on which is a 2½-sty clubhouse owned by the Pioneer Club, in Westchester av, between Bryant av, and 167th st. The building was originally owned by the Westchester Country Club. It is a landmark in the Longwood av section.

James Kyle & Sons, of 58th st and Lexington av, leased for Mr. Marshall, the private house 808 Lexington av; for Mr. Bolger, private house, 644 Lexington av; for Mr. Brush, private house 234 West 112th st; and for Mrs. Herman, the 50 ft. 4-sty stable, 154-156 East 53d st, for a term of years.

John H. Fife Co., hotel brokers, leased through Daniel Birdsall & Co., for the Fox estate, the Foxwood Inn, including a 100-acre stock farm, at Suffern, N. Y., for a term of 10 years, to Col. E. D. Wiggin. This property has been owned by the Fox family since 1690, having obtained title from the King, and is one of the oldest landmarks and finest estates in the state of New York. The old mansion, which contains upwards of 40 rooms, has been remodeled, and will in future, be used for hotel purposes. The beams used in the original construction are said to be as sound, and in as good condition, as the day they were put in.

STATEN ISLAND.

Wood, Harmon & Company report sales at South New York as follows: To Wm Hauser, a plot on Wheeler av, south of Gannon pl; Miss Naomi Anderson, a plot on Woolley av, between Purdy and Gannon avs; Thorwald Michelsen, a plot on Northern Boulevard, between Cypress av and Little Clove road; Wallace W. Webster, a plot on Wheeler av, between Purdy pl and Gannon pl; Gustav Erickson, a plot on Wheeler av, between Purdy pl and Gannon pl; Miss Hilda Westerbak, a plot on Woolley av, between Richmond Turnpike and Purdy av; Signe Olsen, a plot on Northern Boulevard, between Cypress av and Little Clove road; Francis Newlin, a plot on Montauk pl. St. George Heights: Mrs. Dagmar Sollie, a plot on Northern Boulevard, between Cypress av, and Little Clove road; Mrs. Cecelie Jacobson, a plot on Northern Boulevard, between Logan av and Le Bau av.

SUBURBAN.

MOUNT VERNON, N. Y.—W. H. Meyers and Gilbert Robbins sold for Michael J. Scanlon to Tobias & Sullivan, 350, 352, 354 and 356 South 5th av, Mount Vernon, N. Y., dwellings, each 25x100.

GLEN RIDGE, N. J.—Edward P. Hamilton & Co. sold for the Daniel T. Campbell estate property on Ridgewood av, Glen Ridge, N. J., consisting of a brick and frame residence, stables, and extensive grounds.

ORANGE, N. J.—Edward P. Hamilton & Co. sold for the Estate of Thomas C. Barr the attractive residence and grounds, with stable and greenhouse thereon, situated on northwest cor Central av and Centre st, Orange, N. J.

SOUTH NORWALK, CONN.—Edgar T. Kingsley sold for George Hotchkiss Sons Co., a 2-sty brk business building, 50x100, on Woodward av, South Norwalk, Conn.; also a 3-sty dwelling, 40x100, on Van Zandt av, East Norwalk.

RIDGEWOOD, N. J.—Ridgewood Land Improvement Co. sold at Ridgewood, N. J., a house in course of construction, 75x150, in Doremus av, to A. S. Bogert; a house, 100x150, in Lennox av, to Lewis Walke; a house, 50x300 in Spring av, to F. M. Smith, and 60x150, in Doremus av, to Margaret Walthery.

A PROFITABLE REALTY INVESTMENT.—The Hon. Henry D. Pierce, of Indianapolis, sold the vacant lot on Riverside drive, between 87th and 88th sts. This property was purchased by the present seller about ten years ago for \$26,000. The new purchaser is William B. Walker, president of the Thermos Bottle Co. The reported price is \$45,000. This would show a profit of about \$19,000. This shows that Manhattan realty has increased in value.

PROGRESS OF A NEW COMPANY.

The Water Supervision Co. is entering upon its second year and reports splendid progress. It has recently closed contracts with the John Jacob Astor Estate and the Waldorf-Astoria and others of magnitude are pending. It seems almost unbelievable that owners of property should not want to know how much water they consume each and every month. The Water Supervision Co., in a few years, will be in the same position as the Telephone Co., when people will be asking themselves how they ever got along without it.

EVERYTHING FOR THE HOME.

HOME SHOW AT THE GRAND CENTRAL PALACE.

Real estate operators in New York City, Brooklyn, Long Island, Staten Island and New Jersey will be particularly interested in the Home Show which is to be held at the Grand Central Palace from May 2 to May 9, inclusive. A large part of the immense floor space at the Palace will be given over to the exploitation of various large tracts that are being developed in the city and in the nearby suburbs. Moreover, there will be so many exhibits of material used in the construction and exterior and interior decorations of the home that an appeal will be made to the large number of New Yorkers who are seeking locations on which to build.

The Home Show, the exhibition to include any conceivable article for building and furnishing the home, is practically illimitable in its call. It should draw not only the owners of houses in city and suburbs, but prospective owners, holders of building lots, even renters who seek to improve their living conditions and add to the conveniences of the houses.

"Everything for the home" is a big order, and it looks as though several floors of the Grand Central Palace would have to be used in order to carry it out. From the real estate man who desires to exploit the advantages of a particular location where lots are offered up by way of architects, builders, inventors of heating and ventilating apparatus, to the furnisher and decorator of the completed home, the list is necessarily a long one. Recent years have witnessed the arrival of innumerable accessories for comfort and convenience which were utterly unknown to the last generation. Moreover, the demand for such convenience and small luxuries was never so great as it is at the present time.

The number of exhibitors that they have space reserved for at this early date is over 80, totaling nearly 15,000 sq. ft. of space. (For other particulars see advertisement in another column.)

FUTURE OF THE GREAT WEST SIDE.

Most New Yorkers have an appreciation for the West Side. Families moving here from other American cities look in that section first to find apartments. The Tribune says it seems to be the consensus of opinion in realty circles that no other city in the world boasts of a residential district which equals in area, in the character of its apartment houses, flat houses and dwelling houses and in natural and other forms of attractiveness the great West Side section of this city.

In the dullest realty days of the last four months the West Side not only appeared to be, but was, the most active part of the entire real estate field and the most fascinating district to the majority of investors, operators and builders who are financially strong enough to deal in high-class residential property. Throughout the most trying days, too, when the market was being severely tested, values in the section were as steady as bed rock, and this revelation of the strength of its values will be long remembered after the present school of operators and investors is gone.

While this district is frequently referred to as one of the older parts of the city, which usually leads a person to think it was a thickly populated district in the 60's or 70's, it has practically been transformed from a sparsely settled residential zone to its present state of grandeur in the last thirty years. And how much greater will it be thirty years hence? One of the most farsighted realty leaders has prophesied that apartment houses and hotels will undoubtedly be constructed there within the next twenty years which in size, structural strength, architectural beauty and cost will surpass the largest apartment house or apartment hotel project ever carried out in this city.

UNCLASSIFIED SALES.

The total number of sales reported is 66, of which 18 were below 59th st, 36 above, and 12 in the Bronx. The sales reported for the corresponding week last year were 158, of which 55 were below 59th st, 61 above, and 42 in the Bronx.

The total number of mortgages recorded for Manhattan this week were 176, as against 197 last week, and in the Bronx 114, as against 123 last week. The total amount involved is \$4,186,818, as against \$4,249,881 last week.

The amount involved in the auction sales this week was \$837,162, and since January 1, \$15,091,918. Last year the total for the week was \$1,398,381, and from January 1, \$12,987,223.

CHERRY ST.—Sarah Weinstein sold 216 and 218 Cherry st, two 6-sty tenements with stores, 62.8x163.11, to Isak Flam. In exchange Mr. Flam gives 171 to 177 Broome st, southeast cor of Clinton st, a 6-sty tenement with stores, 80x47x irreg x75. Fleck, Brown, Wolf & Cohn and Louis Stockell were the brokers.

75TH ST.—L. J. Phillips & Co. sold for Leopold Weil 146 West 75th st, a 4-sty dwelling, 20x102.2.

78TH ST.—H. C. Senior & Co. sold for Dr. Robert A. Carroll the 4-sty brownstone dwelling 216 West 78th st, 18.6x102.2, to Isaac Wolf.

95TH ST.—Mary H. Clark sold 133 West 95th st, a 3-sty and basement dwelling, 17x100.8.

105TH ST.—Charles Wynne sold 17 East 105th st, a 5-sty flat, 25x100.11.

144TH ST.—Louis H. Lowenstein sold for Elias Gussaroff the Palisade View, a 5-sty apartment house at 561-563 West 144th st, 50x99.11, adjoining the northeast cor of Broadway.

LEXINGTON AV.—Frederick A. Burnham sold 849 Lexington av, a 3-sty and basement dwelling, 16.6x80, between 64th and 65th sts.



WANTS AND OFFERS



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YOUNG MAN, general experience renting, soliciting properties; desires position, Real Estate office. "CONFIDENCE," Box 10, Record and Guide.

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REAL ESTATE NOTES

Leopold Friedheim removed his office to 61 Park row.

Warren Cruikshank has been elected a member of the Real Estate Board of Brokers.

The downtown office of J. Edgar Leaycraft & Co., at 141 Broadway was discontinued on April 8. The main office of the company is at 19 West 42d st.

The City Mortgage Co. loaned the Barnard Realty Co. \$70,000 on the property on the west side of St. Nicholas av, 25 ft. south of 173d st, 75x100. This is a building loan.

James A. Trowbridge began foreclosure proceedings against Robert S. Stedman and others involving the property 15 West 34th st. This is the westerly one of the two lots covered by the Bonwit-Teller Building.

Bert G. Faulhaber & Co. opened a branch office at Broadway and 148th st, where they will make a specialty of the management of West Side and Washington Heights properties.

The representatives of the Duross Co. have organized a baseball team and will be glad to hear from teams of other real estate offices who desire to make engagements to play games during the coming season.

Warren & Skillin, who have been for the last 17 years at 96 Broadway, will remove their offices on May 1 to the New York Law School Building, 172-174 Fulton st, for which building they have been appointed agents.

Harold H. Harding, who has been connected with the firm of E. Osborne Smith & Co. for the past eight years, has opened offices at 165th st and Ogden av and 998 Ogden av, where he will conduct strictly brokerage business.

Jacob Leitner leased from the Henry Morgenthau Co. a store on the westerly side of Westchester av, just north of Simpson st, and at the foot of the Simpson st subway station. Mr. Leitner will open a branch office on the premises.

The city took title to the property 124 East 59th st. George W. Van Nest recently sold this house through Douglas Robinson, Charles S. Brown & Co. This piece, together with the abutting properties at 123 to 127 East 58th st, will be used as a site for a Carnegie library.

Charles E. Schuyler & Co., real estate brokers and appraisers, have moved their downtown offices to the City Investing Building, 165 Broadway. They have also removed their uptown office to the southeast corner of Broadway and 72d st. Mr. Schuyler was one of the pioneer real estate men of the upper

West Side and was located at Columbus av and 71st st for some years.

A declaration and agreement was put on record on the 14th relating to the property 552 and 554 West 141st st, 55x99.11, on map 564 and 566, 170 ft. east of Broadway. The ownership, over and above mortgages of \$70,000, is as follows: John Schreyer in the sum of \$20,600; Karl R. Finestone in the sum of \$3,634.09; Saffe Albert in the sum of \$3,634.09, and Irving G. Schreyer in the sum of \$3,634.09.

The Hunt's Point Realty Co., Robert E. Simon, president, will sell 369 Bronx lots at auction on Tuesday, May 12. This property was originally part of the Faile estate tract, which included over 1,000 lots. The property to be disposed of next month has a frontage on Hunt's Point road, Garrison av, Longfellow, Bryant, Whittier and 163d sts. Some parcels on the Bronx River will also be offered. Joseph P. Day will conduct the sale.

An exchange of memberships has been arranged between the Boston Real Estate Exchange and the Auction Board and the Real Estate Board of Brokers of this city for the mutual benefit of these organizations. David A. Clarkson, president of the Real Estate Board of Brokers, has been elected a non-resident member of the Boston Real Estate Exchange, and Frederick H. Viaux, treasurer of the latter association, has been elected a non-resident member of the Board of Brokers.

IMPROVING ERIE TERMINAL.—The work on the Erie terminal is well under way and when completed will add much to the comfort of the commuters. At present through the tunnel there are only two tracks. These are inadequate. The main trouble is that nearly all the traffic is inbound in the morning and outward bound in the evening. The new improvements include, among other things, four tracks through Bergen Hill. Three of these four tracks will be used in the morning for the benefit of those coming to the city and in the evening the order of things will be reversed. When the McAdoo tunnel is completed much time will be saved in crossing the river.

THE GREAT WORK OF THE RECORD AND GUIDE.—In no city in the world is the real estate man so well supplied with absolutely necessary information as in New York. For nearly forty years the Record and Guide has been the mainspring of realty office machinery, and it has raised the business to the dignity of a profession. This has been made possible by records. A man with adequate records KNOWS. He does not have to guess.

PROPERTY OWNERS' SECTION.

PUBLIC WORKS.

WEST 140TH ST.—Communication from Commissioner of Public Works received by Borough President Ahearn requesting repair of sidewalk on south side of 140th st, commencing 445 ft. west of 5th av and running 100 ft., will be submitted to Local Board on April 28.

WEST 145TH ST.—Communication from Commissioner of Public Works received by Borough President Ahearn requesting repair of sidewalk on north side 145th st, 100 ft. east of 8th av, will be submitted to Local Board on April 28.

WEST 215TH ST.—Petition received by Borough President Ahearn for laying out an extension from Park terrace east to Broadway, at width of 60 ft., and change of grade of West 215th st, from Seaman av to Broadway, will be submitted to Local Board on April 28.

WEST 172D ST.—Petition received by Borough President Ahearn requesting the paving with asphalt block and recurb-ing, etc., of 172d st, from Amsterdam av to Audubon av, will be submitted to Local Board on April 28.

EAST 97TH ST.—Communication from Commissioner of Public Works received by Borough President Ahearn requesting repair of sidewalk on south side of 97th st, commencing 100 ft. east of Madison av, will be submitted to Local Board on April 28.

WEST 140TH ST.—Communication from Commissioner of Public Works received by Borough President Ahearn requesting fencing of vacant lot on south side of 140th st, commencing 445 ft. west of 5th av and running 100 ft., will be submitted to Local Board on April 28.

CHURCH ST.—Petition received by Borough President Ahearn requesting alteration and improvement to sewer in Church st, between Liberty and Cortlandt st, will be submitted to Local Board on April 28.

CENTRE ST.—Change of grade between Duane st and Worth st, and between Franklin st and Canal st. Board of Estimate will consider on April 24.

PARK ST.—Change of grade between Pearl st and summit southwesterly therefrom, and in intersecting streets affected thereby. Board of Estimate will consider on April 24.

FORT SCHUYLER ROAD.—To lay out street system within the area bounded by Fort Schuyler road, Eastern boulevard, Waterbury av, Long Island Sound, Fort Schuyler Reservation and the East River. Board of Estimate will consider on April 24.

ROSELLE ST.—Extension from Silver st to West Farms road. Recommended by the Local Board of Chester.

EAST 218TH ST.—Acquiring title from White Plains rd to Ash av. Proceedings initiated by Local Board.

EDENWALD AV.—Regulating, grading, etc., between East 233d st and boundary line between New York and Mount Vernon. Petition recommended by Local Board.

PUGSLEY AV.—Acquiring title from McGraw av to Clasons Point road. Proceedings initiated by Local Board.

EAST 237TH ST.—Acquiring title from White Plains road to Barnes av. Proceedings initiated by Local Board.

ASSESSMENTS.

WEST 39TH ST.—Sewer, alteration and improvement between Hudson River and 11th av, and new outlet under pier foot West 39th st. Assessment completed and ready for examination.

EAST 178TH ST.—Regulating, grading, etc., from Crotona av to Southern boulevard. Assessment completed and ready for examination.

ELSMERE PL.—Paving with sheet asphalt between Prospect av and Marmion av. Assessment completed and ready for examination.

EAST 135TH ST.—Repairing sidewalk on north side, from a point 95 ft. east of Cypress av; on Cypress av, between 135th st and 136th st, and on 136th st for 95 ft. east of Cypress av, and placing guard rail where necessary. Assessment completed and ready for examination.

EAST 149TH ST.—Repairing sidewalk on south side of East 149th st, from Tinton av to Union av; on the east side of Tinton av, from East 149th st to a point 175 ft. southerly therefrom, and on the west side of Union av, from East 149th st to a point 100 ft. southerly, and placing guard rail, filling and flagging where necessary. Assessment completed and ready for examination.

BATHGATE AV.—Sewer from East 188th st to Pelham av with necessary outlets and branches. Assessment completed and ready for examination.

TELLER AV.—Sewer between East 170th st and the summit southerly therefrom. Assessment completed and ready for examination.

FRANKLIN AV.—Repairing east sidewalk from a point 160 ft. north of 3d av to 270 ft. north of 3d av, and placing guard rail and flagging where necessary. Assessment completed and ready for examination.

POND PL.—Repairing sidewalk on west side of Pond pl, from the intersection of 197th st to a point 50 ft. north, and erecting fence on northwest corner of 197th st and Pond pl. Assessment completed and ready for examination.

3D AV.—Repairing sidewalk and placing guard rail on west side of 3d av, about 230 ft. north of East 172d st, and filling where necessary. Assessment completed and ready for examination.

CONDEMNATION PROCEEDINGS.

WEST 167TH ST.—Opening from Amsterdam av to St. Nicholas av. Commissioners W. J. Kenny, Michael B. Stanton and Richard T. Lynch will present a supplemental and additional bill of costs and expenses in this proceeding to the Supreme Court on April 29.

WEST 167TH ST.—Opening from Broadway to St. Nicholas av; public place, bounded by Broadway, St. Nicholas av and West 167th st; public place, bounded by West 167th st, St. Nicholas av, West 167th st and Broadway. John P. Dunn, clerk, gives notice that the Commissioners of Estimate and Assessment in this proceeding have completed their estimate and assessment, and that objections may be presented in writing on or before May 6 at 90 and 92 West Broadway.

EAST 222D ST.—Opening and extending from Bronx River to Seventh st. Commissioners Michael E. Devlin and Louis Falk have completed their estimate and assessment. Objections may be presented in writing at their office, 90-92 West Broadway, on or before May 5. The limits of their assessment is as follows:

Beginning at a point formed by the intersection of the easterly line of the Bronx River and the westerly prolongation of the middle line of the blocks between East 227th st and East 228th st, running thence easterly along said westerly prolongation and middle line and its easterly prolongation to its intersection with a line parallel to and distant 200 ft. east of the easterly line of 7th st; thence southerly along said parallel line to its intersection with the easterly prolongation of the middle line of the blocks between East 216th st and East 217th st, thence westerly along said easterly prolongation and middle line and its westerly prolongation to its intersection with the easterly line of Bronx River; thence northerly along said easterly line of the Bronx River to the point or place of beginning, excepting from said area all streets, avenues and roads or portions thereof heretofore legally opened, as such area is shown upon our benefit maps, deposited as aforesaid.

EAST 12TH ST.—Acquiring title for a site for school purposes, between Avs B and C. Commissioners Adam Wiener, Lewis A. Abrams and James S. Meny have completed their estimate of loss and damage, and have filed report in the office of Board of Education for inspection.

EAST 120TH ST AND THE HARLEM RIVER.—Acquiring title for site for sub-station for Harbor Police. Corporation Counsel Pendleton gives notice that the lands so to be acquired are described as follows: Beginning at a point on the northerly side of 120th st distant 291 ft. 8½ ins. easterly from the north-easterly corner of 120th st and Av A; running thence easterly along 120th st 357 ft. 1 in., more or less, to the Harbor Commissioner's exterior bulkhead line of the Harlem River; thence northerly along said bulkhead line 112 ft. 7 ins. to a point where the centre line of the block between 120th and 121st sts would, if continued, intersect said bulkhead line; thence westerly along said centre line 307 ft. 2¼ ins., more or less, to a point thereon distant 291 ft. 8½ ins. easterly from Av A; thence south parallel with Av A 100 ft. 11 ins. to the northerly side of 120th st, the point or place of beginning.

REALTY LEAGUE MEETING.—A special meeting of the board of directors of the Realty League was held at Hotel Astor on April 10. Many matters of interest to property owners were discussed and resolutions were adopted opposing the passage of Senate Bill 968 in reference to the amendment of the Greater New York charter, relative to inspection of boilers and engines and the qualification and licensing of engineers. Resolutions were also adopted in opposition to the passage of Assembly Bill 1169, being an act to amend the Greater New York charter in relation to the supply of water by meters. The directors placed themselves on record as favoring the passage of an act to amend Chapter 683, Laws of 1892, relating to notaries public.

WHERE YOUR CUSTOMER BUYS.—If you intend to approach a possible purchaser, it is well to know where else he owns property. This is given in the property owners' list of the Real Estate Directory.

PLAIN SAILING.

It is expected that the Board of Estimate will shortly act in the matter of widening the roadway of Fifth av north of 25th st, since more than one-half of the 188 property owners served by the Corporation Counsel have already signified their willingness to comply with the mandate requiring them to remove such projections and vaults as may be necessary.

In its agreement with the property owners the city stipulates that it will refrain from commencing any proceedings to remove encroachments until after the first of January, 1909, and the owners of property affected likewise agree at any time after that date to remove encroachments so far as may be necessary to permit of the proposed widening.

The entire width of Fifth av is 100 feet, the roadway being 40 ft. and the sidewalks 30 ft. wide. The plan is to set back the curb 7½ ft. on each side and that all obstructing encroachments upon the sidewalks be removed. In this connection, the City's Chief Engineer is of the opinion that the proposition for widening the roadway as mentioned, including the restriction of all projections to at least 2½ ft. from the property line, will be satisfactory and should be carried out.

VAULTS MAY REMAIN.

With respect to the vaults, Engineer Geo. W. Tillson in a recent communication to the Commissioner of Public Works says: "Wherever vaults project at the corners of the streets the vault walls should be cut across the corner so that the new basins can be built at the corners outside of the vault. In regard to the vaults themselves, I see no reason why they should not continue for their present size under the widened roadway, provided that the roof of the vault shall be made strong enough to sustain the traffic of the street and kept down to a depth of about three feet below grade in order to provide for any subsurface construction, if necessary. The connections from the different subsurface structures, etc., can be continued in the vaults, the same as at present, and the continuation of the connections to the electric lampposts on the street can be accommodated in the vault at comparatively little expense and inconvenience to the property owners. If, therefore, the property owners agree to make the satisfactory roof to their vaults, as indicated above, and provide for the expense of making all necessary connections, I see no reason why the vaults should not be allowed under the roadway."

In alluding to the proceedings, Assistant Corporation Counsel Edward Maxson asserted that notices have been served upon all owners of property from 26th st to 47th st, and that so far it has been found unnecessary to institute suits.

Among those who will likely be required to remove large encroachments are the Hotel St. Regis, which maintains an elevated courtyard extending out 15 ft.; St. Thomas Church, Union Club, Waldorf-Astoria and others.

DISCOURAGES PRIVATE SEWER WORK.

A recent report of the chief engineer and acting superintendent of sewers shows that there was constructed in Manhattan during 1907 6.09 miles of sewers and 80 receiving basins. New sewers paid for by assessments equaled in length 2.85 miles; alteration and improvement to sewers paid by assessment, 1.18 miles; repairs and reconstruction, 71 miles; new sewers built by private parties under permit from the bureau, 1.35 miles. Of the receiving basins, 68 were new and 12 were reconstructed. All told, there are 517.97 miles of sewers and 6,271 receiving basins in the borough's system.

The chief engineer discourages private construction in the building of sewers, and argues that when such permits are granted, although the conditions imposed, so far as possible, safeguard the city's interest, in the nature of such work, it does not in all instances conform with the standard conditions required by the city, and when the work is completed and passed over, only flagrant deficiencies would justify the tearing up and rebuilding of such improvements. In this manner, he asserts, the city often becomes charged to maintain sewers which might possibly prove a source of trouble in the future.

INADEQUATE SUBWAY SERVICE.—As a result of the complaints of residents and property owners in the Kingsbridge section with respect to the inadequate train service on the Broadway subway, the Public Service Commission has fixed a public hearing on the matter for April 22. Recently, the Commission adopted an order calling upon the Interborough Company to show cause why all the express trains on the Broadway division now running only to Dyckman st should not be run through to Kingsbridge station, at 230th st. The order likewise covers complaints that local trains on that division now running only as far as 137th st, should make through runs to Dyckman st. It is maintained by real estate men that this unnecessary crowding of cars is one of the chief deterrents to the rapid upbuilding of the territory affected. It is understood that the Commission's consulting engineer will shortly report on the capacity of the present underground road and the means to enlarge it. One of the suggestions of importance is a plan to double-deck the tracks at stations thereby permitting two trains moving in the same direction to stand at the station at the same time.

NEW PUMPING STATION NECESSARY.

More than a score of representatives of the House and Real Estate Owners' Association of the 12th and 19th Wards met by appointment on Monday at the office of Comptroller Metz to urge that official to lend assistance in securing an adequate water pumping station of high pressure upon the city's land at 90th to 91st sts, east of Av A, to supply not only the 19th Ward high hills from 72d to 85th sts, but adjacent sections as well.

In a petition presented to Mr. Metz by Chairman Chas. H. Schnelle, of the Committee on Law and Legislation, 400 property owners complain of the scarcity of water on the Upper East Side. It is addressed to the Board of Estimate and reads as follows:

We, the undersigned, residents and owners of real estate situated in the 19th Ward, Borough of Manhattan, City of New York, do hereby respectfully petition your honorable board to authorize the appropriation of funds sufficient for the construction and maintenance of a high pressure service pumping station in the 19th Ward, preferably on a portion of the land now owned by the city, situated along the East River, between 90th and 91st sts, in this city.

The scarcity of water in the said neighborhood is so alarming as to be a menace to the health and comfort of the people, and it is absolutely essential that a more abundant supply of water be furnished without delay.

In its brief to the Comptroller the Committee argues that in the event of the erection of the proposed plant within the limits mentioned, the present 4-ft main at Second av and 91st st can act as a supply and discharge pipe, or a supply taken from the large reservoir of the Park and a discharge main pipe from the pumps to connect with the several avenue 12-in. mains, would supply the affected section at a cost approaching \$150,000.

EXPOSITION OF SAFETY DEVICES.

The Exposition of Safety Devices and Hygiene opened on April 13 in the McGraw Building, 231 West 39th st. There are a number of interesting exhibits shown, and it will be well worth a person's while to go and look them over. Many useful devices are on exhibition not only to real estate owners but also to tenants. For example, a safety lamp is shown which will not explode when tipped upside down; lamps which if upset will right themselves; non-explosive heaters (oil) for which their inventors claim effect a reduction of about one-third in oil consumed. Fire detecting devices are also shown, safety gas cocks, automatic doors, metal-covered floor devices, automatic elevator safety lock, asbestos and magnesium materials, fireproof building materials, wire glass doors and windows and many other novelties. This is not in any way a money making exposition. No admission fee is charged.

CITY TO ACQUIRE CEMETERY.—At a recent meeting of the Bronx Local Boards a resolution was adopted initiating proceedings to acquire title to the old West Farms Cemetery. The matter was brought to a focus in response to a strong public sentiment in favor of preserving the graves of Civil War heroes interred in that burying-ground. Credit for the success of this movement is due Captain Baxter and the Joint Committee of Military and Civic Associations.

CLEANING STREETS AT NIGHT.—Street Cleaning Commissioner Crowell is going to make a change in the system of street cleaning. At the present time the streets in the financial district and some of the downtown thoroughfares are cleaned after nightfall. It is his intention to inaugurate this system in certain uptown streets. The lower and upper East Side and the lower West Side districts will also come in on the new schedule. This new arrangement will in no way interfere with the present daily schedule. This will be also continued. To carry on this additional work a force of 300 sweepers, 80 sweeping machines, 40 sprinklers and 150 carts will be used.

A POINT WORTH NOTING.—Quite frequently it is peculiarly to the advantage of property owners to install modern steam heating plants in old buildings. Many instances are known in which owners have profited well by foresight in this direction. It would be well, however, before undertaking work of this character, to carefully calculate the total area of radiation in order to preclude the possibility of a mistake in securing the proper size plant. There are many approximate rules for obtaining the desired result; some are based upon exposed wall area, and others upon the cubic contents. Backed by practical experience, the following rule has given excellent results in ascertaining the square feet of steam radiation for a ground or first floor: Add together the square feet of exposed glass area, 25 per cent of the exposed wall area, and 4 per cent of the cubic feet of room volume, then take 30 per cent of this sum as the number of square feet of heating surface for that room. For rooms above the first floor, use 2 per cent of cubic contents of room instead of 4 per cent. Exposed wall area is defined by a well-known authority as any wall, ceiling or floor exposed to a temperature lower than that of the room.

The directors of the United States Realty Co. declared a quarterly dividend of 1 per cent. This is a reduction compared with 1½ per cent. three months ago. The dividend is payable May 1.

MISCELLANEOUS.

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REAL ESTATE
AUCTIONEER AND APPRAISER
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WILLIAM N. HARTE, Treasurer
Hon. ABRAHAM R. LAWRENCE, Counsel

NOTICE TO PROPERTY OWNERS.

HEARINGS FOR THE COMING WEEK.
At 90-92 West Broadway.
Monday, April 20.
Knox pl, opening, from Mosholu Parkway to Gun Hill rd, at 1 p m.
Boston rd, opening, between White Plains rd and north line city, at 2 p m.
Strip of land at Boulevard Lafayette, at 4 p m.
A new street, opening, from Broadway to Elm st, at 3 p m.
Fairview av, opening, from 11th av to Broadway, at 1.30 p m.
First av (Richmond), opening, from Jersey st to Pine st, at 1 p m.
Highbridge Park extension, 159th to 172d st, at 1 p m.
East 210th st, &c, opening, at 3 p m.
Sedgwick av, &c, widening, at 4 p m.
A new street, opening, from Fort Washington av to Haven av, at 10 a m.
Richard st, opening, from Bronx and Pelham Parkway to Morris st, at 12 noon.
West 177th st, opening, from Amsterdam av to Riverside Drive, at 1 p m.
Seaview av (Richmond), opening, from Richmond rd to Southfield Boulevard, at 2 p m.
West Farms rd, opening, from Bronx River to Westchester Creek, at 3 p m.
Main st, City Island, opening, from east approach of bridge to Sound, at 3 p m.
Eastern Boulevard, opening, from railroad to Hunts Point rd, at 12 noon.
Ditmars av (Queens), opening, from Steinway av to Old Bowery Bay rd, at 11 a m.
Beck st, opening, from Longwood av to Leggett av, at 2 p m.
Tuesday, April 21.
Tremont av, opening, from Aqueduct av to Sedgwick av, at 2 p m.
De Kalb av, opening, from East 208th st to Gun Hill rd, at 3 p m.
Crotona Park, addition, at 1 p m.
West 162d st, opening, from Broadway to Riverside Drive, at 11 a m.
Astor av, opening, between Olinville av and White Plains rd, at 2 p m.
Seneca av, opening, from Hunts Point rd to Bronx River, at 3 p m.
City Island Bridge, at 1 p m.
Bronx st, opening, from Tremont av to East 180th st, at 1 p m.
Morris av, closing, from railroad to Concourse, at 11 a m.
Riverside Drive, widening, between 139th and 142d sts, at 2 p m.
Benson av, &c, opening, at 11.30 a m.
Northern av, opening, north of 181st st, at 4 p m.
Unnamed street (Bennett av), opening, at 2 p m.
Wednesday, April 22.
West 150th st, opening, from Broadway to Riverside Drive, at 2 p m.
Burnett pl, opening, between Garrison av and Tiffany st, at 3 p m.
Trafalgar pl, opening, from 175th to 176th st, at 4 p m.
East 140th st, opening, from Park av to Morris av, at 11 a m.
Thursday, April 23.
3d av, widening, at 149th st, at 4 p m.
Sewerage District, No. 43, at 1 p m.
Friday, April 24.
Fifth new street north of 181st st, opening, at 3 p m.
Castle Hill av, &c, opening, at 11 a m.
Broadway (Richmond), opening south of Elizabeth st, at 11 a m.
Jay st (Richmond), opening, at 12 noon.
Zerega av, &c, opening, at 1 p m.

AUCTION SALES OF THE WEEK.

The following is the complete list of the property sold, withdrawn or adjourned during week ending April 17, 1908, 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 Advertisd Legal Sales.

*Indicates that the property described was bid in for the plaintiff's account.
JOSEPH P. DAY.
5th av, No 218 | n w s intersec n e s 26th st, 26th st, Nos 3 to 9 | runs n w 127.6 x n e 58 x s e 27.6 x s w 23.4 x s e 100 x s w 34.4 to beg, 6-sty stone front office and store building. (Sheriff's sale of all right, title, &c.) Withdrawn
60th st, No 22, s s, 287.6 e Columbus av, 37.6 x 100, 5-sty brk tenement. (Sheriff's sale of all right, title, &c.) Withdrawn
Zuleite av | s w cor Mapes av, 100x100, West-Mapias av | chesler. (Amt due, \$3,099.51; taxes, &c, \$72.) Wm Ebling
*2d av, No 1840 | n e cor 95th st, 25.8x100, 5-sty 95th st | brk tenement and store. (Amt due, \$13,454.05; taxes, &c, \$1,100; sub to a first mort of \$28,000.) Samuel Golde...42,272

Broadway | w s, 28 n 185th st, 34x201.8 to Ben-Bennett av | nett av. (Partition.) S Kleinberger
Bennett av, w s, — n 185th st, 34x51.1x34x50.10, vacant. (Right, title and int; partition.)
Mary Conklin, party in interest.
4th st, No 16 | s w cor Mercer st, Mercer st, Nos 257 and 259 | 25x91.2x25x91.1, 4-sty brk loft and store building.
4th st, No 35 | n w cor Greene st, 25x95.4, Greene st, No 237 | 4-sty brk loft and store building. (Partition.) Adj sine die
2d av, No 1952, e s, 75.11 n 100th st, 25x100, 5-sty brk tenement and store. (Amt due, \$4,540.56; taxes, &c, \$451.20; sub to a first mort of \$19,000.) Louis B Wasserstrom.23,777
*Beck st | s w cor Av St John, runs s 250 to Av St John | Fox st, x w 100 x n 250 x e 100 to Fox st | beg, vacant. (Amt due, \$36,698.46; taxes, &c, \$6,500.) Lawyers Title Ins & Trust Co.
46th st, No 148, s s, 168 e Lexington av, 15x 100.5, 4-sty stone front dwelling. (Amt due, \$13,812.15; taxes, &c, \$207.89.) Peter J Shield
Washington av, No 1432 | s e cor St Pauls pl, St Pauls pl, No 480 | 40.2x100, 2-sty frame dwelling and vacant. (Amt due, \$8,668.80; taxes, &c, \$229.03.) Withdrawn
St Pauls pl, No 490, s s, 100 e Washington av, 40.4x122x40.2x122, 2-sty frame dwelling, vacant. (Amt due, \$4,472.37; taxes, &c, \$602.99.) Withdrawn
35th st, Nos 29 and 31, n s, 405 w 5th av, 40 x98.9, 3-sty brk store. (Amt due, \$47,782.32; taxes, &c, \$2,245.88.) John C Barr, representing a party in interest
Robbins av | s w cor 140th st, 100.10x92.2, va-140th st | cant. (Amt due, 10,732.44; taxes, &c, \$4,139.68.) Gerhard Kuehne, Jr, representing a party in interest
Robbins av | n w cor 139th st, 100.10x92.2, va-139th st | cant. (Amt due, 10,902.72; taxes, &c, \$4,139.68.) Gerhard Kuehne, Jr, representing a party in interest
96th st, No 208, s s, 175.4 w Amsterdam av, 31.11x100.9x30.8x100.9, vacant. (Partition.) Adolph Behn, party in interest.
*8th av, No 916, e s, 62.11 n 54th st, 23.8x 80, 4-sty brk tenement and store. (Amt due, \$4,488.54; taxes, &c, \$450.) George Ehret.
*Broadway | s w cor 152d st, 99.11x100, vacant. 152d st | (Amt due, \$10,099.89; taxes, &c, \$3,501.24; sub to a mort of \$56,000.) Jennie Weill
*152d st, s s, 100 w Broadway, 50x99.11, 3-sty frame dwelling. (Amt due, \$2,588.91; taxes, &c, \$1,326.50; sub to a mort of \$11,200.) Jennie Weill
Allen st, No 80, e s, 112.4 s Broome st, 24.10 x87.6x25x87.6, 6-sty brk tenement and store. (Partition.) Samuel Fleck, Jr., party in interest
Barclay st, No 87 | n e cor Wash-Washington st, Nos 225 and 227 | ington st, runs n 62.8 x e 76.2 x s 21.1 x w 57 x s 48.5 x w 19.7 to beg, one 4 and one 5-sty brk loft and store buildings. (Amt due, \$46,057.74; taxes, &c, \$879.43.) Adj to April 30
118th st, Nos 539 to 555 | n e, 498 e Pleasant av, 119th st, No 542 | runs n 201.10 to 119th st, x e 25 x s 100.11 x e 286.1 to bulkhead line Harlem River, x s e 106.10 x w 346.2 to beg, 2-sty brk factory and vacant. (Amt due, \$80,651.16; taxes, &c, \$2,927.69; sub to prior mort aggregating \$68,500.) Wm H Schmohl
51st st, No 37, n s, 341.5 e 6th av, 21.5x100.5, 5-sty stone front dwelling. (Amt due, \$27,351.19; taxes, &c, \$1,274.69; sub to a first mort of \$50,000.) John Brown
Jennings st, Nos 1111 and 1113, n s, 106.3 w Wilkins pl, 75x100.2x70.1x100, two 5-sty brk tenements. (Amt due, \$11,159.88; taxes, &c, \$161; sub to three prior mort aggregating \$42,781.69.) Wm H Ehrlich, representing a party in interest
BRYAN L. KENNELLY.
Lexington av, Nos 767 to 771 | n e cor 60th st, 60th st, No 141 | runs n 100.5 x e 45 x s 20 x w 20 x s 80.5 x w 25 to beg, 4-sty brk tenement, store and 1-sty brk store and 2-sty brk dwelling. (Partition.) Henry F Dean
JAMES L. WELLS.
*148th st, No 518, s s, 150 e Brook av, 16.8x 99.11, 2-sty frame dwelling. (Amt due, \$2,239.52; taxes, &c, \$94.57; sub to a mort of \$3,500.) The Bungay Co.
PETER F. MEYER.
*Washington av, No 1432 | s e cor St Pauls pl, St Pauls pl, Nos 480 to 490 | runs s 40.2 x e 100 x s — x e 40.2 x n 123.3 x w 140.5, two 2-sty frame dwellings. (Amt due, \$10,266.21; taxes, &c, \$603.79.) Walter Rukeyser...18,476
Total
Corresponding week, 1907
Jan. 1st, 1908, to date.
Corresponding period, 1907.

VOLUNTARY AUCTION SALES.

April 21.
D. PHOENIX INGRAHAM.
Broadway, s e cor 170th st, 111.88x215, 9 vacant lots.
April 22.
BRYAN L. KENNELLY.
78th st, No 315 West, 4 1/2-sty brk and stone dwelling, 16x102.2.
71st st, No 339 West, 4 1/2-sty brk and stone dwelling, 16x100.5.
98th st, No 60 West, 5-sty brk and stone apartment, 25x100.11.

ADVERTISED LEGAL SALES.

Sales to be held at the Real Estate Exchange, 14 and 16 Vesey st, except as elsewhere stated.
April 18.
No Legal Sales advertised for this day.
April 20.
Hamilton pl | s w cor 144th st, 108.6x82.7x 144th st, No 500 | 99.11x125, 6-sty brk tenement and store. The Germania Life Ins Co agt John V Signell Co et al; Action No 1; Dulon & Roe, att'ys, 41 Park Row; John Frankenhaimer, ref. (Amt due, \$179,059.79; taxes, &c, \$1,268.34.) Mort recorded May 9, 1906. By Joseph P Day.
Hamilton pl, No 130 | n w cor 143d st, 108.6x 143d st | 132.7x99.11x90.2, 6-sty brk tenement and store. Same agt same; Action No 2; same att'ys; same ref. (Amt due, \$179,157.04; taxes, &c, \$1,406.49.) Mort recorded May 9, 1906. By Joseph P Day.
Broadway, No 3500 | n e cor 143d st, 99.11x100, 143d st | 6-sty brk tenement and store. Same agt same; Action No 3; same att'ys; same ref. (Amt due, \$178,632.85; taxes, &c, \$1,150.86.) Mort recorded Feb 27, 1907. By Joseph P Day.
80th st, Nos 512 to 516, s s, 223 e Av A, 75x 102.2, two 6-sty brk tenements and stores. Joseph Guzy et al agt John Rumore et al; Max Silverstein, att'y, 309 Broadway; Paul L Kiernan, ref. (Amt due, \$10,437.03; taxes, &c, \$100.) Mort recorded Feb 21, 1907. By Joseph P Day.
Morris av, w s, 172 n 183d st, 25x106x25x106.5, vacant. Mary Ford agt Francis Treanor et al; James C McEachen, att'y, 45 Broadway; Walter B Caughlan, ref. (Partition.) By Joseph P Day.
68th st, Nos 433 and 433A, n s, 150 w Av A, 50x100.5, 6-sty brk tenement. Pincus Lowenfeld et al agt Richard Cross et al; Arnstein & Levy, att'ys, 128 Broadway; Geo W Olvany, ref. (Amt due, \$8,486.80; taxes, &c, \$1,063.44.) Mort recorded Nov 22, 1906. By Joseph P Day.
Fox st | s e cor 156th st, runs 156th st, Nos 1010 to 1026 | s 100 x e 210 to South-Southern Boulevard | ern Boulevard x n 100 x w 210 to beg, five 5-sty brk tenements and stores on corners. James P Robertson agt Bauhahn Realty Co et al; Arthur Knox, att'y, 198 Broadway; Samuel Cohn, ref. (Amt due, \$11,610.34; taxes, &c, \$2,880; sub to two mort aggregating \$160,260.) Mort recorded Oct 13, 1905. By Joseph P Day.
Riverside drive, No 524, e s, 600.2 s 127th st, 75x86, 6-sty brk tenement. The Metropolitan Improvement Co agt The Rutland Realty Co et al; Clarence L Westcott, att'y, 100 Broadway; Walter B Caughlan, ref. (Amt due, \$58,149.85; taxes, &c, \$—.) Mort recorded June 30, 1905. By Joseph P Day.
Riverside Drive, No 524, e s, 600.2 s 127th st, 75x86, 6-sty brk tenement. Commonwealth Mortgage Co agt The Rutland Realty Co et al; Clarence L Westcott, att'y, 100 Broadway; Walter B Caughlan, ref. (Amt due, \$66,723.94; taxes, &c, \$3,976.84.) By Joseph P Day.
Vandewater st, No 36, s s, 106.11 w Pearl st, runs s 28.2 x w 2.9 x s 21.10 x w 14.4 x n 50.2 x e 17.4 to beg, 2-sty brk tenement. The United States Savings Bank of the City of N Y agt Jane Vause et al; Merrill & Rogers, att'ys, 31 Nassau st; S Howard Cohen, ref. (Amt due, \$8,172.78; taxes, &c, \$89.09.) Mort recorded April 29, 1907. By Joseph P Day.
April 21.
Church st, No 316, w s, 69.7 s Lisenard st, 24.10x75.2x24.10x75.4, 5-sty brk loft and store building. Maximilian Weinstein agt Mayer J Weinstein et al; Samuel M Fischer, att'y, 34 Pine st; Joseph N Tuttle, ref. (Partition.) By L J Phillips & Co.
Washington av, No 1115, w s, 268.10 n 166th st, 16x93, 4-sty brk tenement. Chas A Laumeister agt Morris Haber et al; Sidwell S Randall, att'y, 1323 Franklin av, Bronx; Eugene N Robinson, ref. (Amt due, \$2,281.63; taxes, &c, \$176.49.) Mort recorded Jan 4, 1906. By Joseph P Day.
138th st, n s, 344.2 e Southern Boulevard, 225x 100, vacant. The Mutual Life Ins Co of N Y agt Broadway Reliance Realty Co et al; James

(Continued on page 729.)

OFFICIAL LEGAL NOTICES

PUBLIC NOTICES.

ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD OF April 9 to 23, 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 8, WEST 214TH STREET—SEWER, between the Harlem River and 10th Avenue.

HERMAN A. METZ,
Comptroller.

City of New York, April 7, 1908. (2689)

ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD OF April 9 to 23, 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 QUEENS:

1ST WARD, 10TH AVENUE (STEINWAY AVENUE) west side—REGULATING, GRADING AND FLAGGING, from Grand Avenue to Vandeventer Avenue.

HERMAN A. METZ,
Comptroller.

City of New York, April 7, 1908. (2610)

ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD OF April 10 to 24, 1908, 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, 9TH AVENUE—REGULATING, GRADING, CURBING, FLAGGING AND LAYING CROSSWALKS, from Grand to Flushing Avenues, JAMAICA AVENUE—RECURBING AND PAVING, from Boulevard to Steinway Avenue.

HERMAN A. METZ,
Comptroller.

City of New York, April 9, 1908. (2715)

ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD OF April 9 to 23, 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 RICHMOND:

3D WARD, CONSTRUCTING TEMPORARY SEWER IN ANN STREET, from Avenue B to Heberton Avenue; and in AVENUE B, from Ann Street to Bennett Street.

HERMAN A. METZ,
Comptroller.

City of New York, April 7, 1908. (2620)

ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD OF April 10 to 24, 1908, of the confirmation by the Board of Revision of Assessments, and the entering in the Bureau for the Collection of Assessments and Arrears, of assessments for LOCAL IMPROVEMENTS in the BOROUGH OF THE BRONX:

23D WARD, SECTION 10, KELLY STREET—REGULATING, GRADING, CURBING FLAGGING, LAYING CROSSWALKS, BUILDING APPROACHES AND ERECTING FENCES, between Westchester Avenue and Intervale Avenue, north of 167th Street. 24TH WARD, SECTION 11, EAST 167TH STREET—REGULATING, GRADING, CURBING, FLAGGING, LAYING CROSSWALKS, BUILDING APPROACHES AND PLACING FENCES, from Arthur Avenue to the Southern Boulevard.

HERMAN A. METZ,
Comptroller.

City of New York, April 9, 1908. (2734)

ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD OF April 10 to 24, 1908, 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:

17TH WARD, SECTION 2, EAST 12TH STREET—REPAIRING SIDEWALK, in front of Nos. 503 and 505.

HERMAN A. METZ,
Comptroller.

City of New York, April 9, 1908. (2725)

ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD OF April 10 to 24, 1908, 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 RICHMOND:

1ST WARD, REGULATING, GRADING AND PAVING THE ROADWAYS OF MAINE AVENUE, from Jewett Avenue to second proposed street east; OHIO PLACE, from College to Maine Avenues; NEW YORK AVENUE, from Jewett Avenue to Station 10 + 36; BOULEVARD, from Jewett to Fisk Avenues; DAKOTA PLACE, from Washington Place to Waters Avenue; DEEMS AVENUE, from Washington Place to Boulevard; NEAL DOW AVENUE, from Watchogue Road to Indiana Avenue; ST. JOHNS AVENUE, from Watchogue Road to Lathrop Avenue; WARDWELL AVENUE, from Washington Place to Indiana Avenue; WASHINGTON PLACE, from Jewett to Wardwell Avenues, and WOODBRIDGE PLACE, from Willard to Fisk Avenues.

HERMAN A. METZ,
Comptroller.

City of New York, April 9, 1908. (2748)

PUBLIC NOTICES.

CORPORATION SALE OF BUILDINGS AND APPURTENANCES THERETO ON CITY REAL ESTATE.

AT THE REQUEST of the Bridge Commissioner, public notice is hereby given that the Commissioner of the Sinking Fund, by virtue of the powers vested in them by law, will offer for sale at public auction, all the buildings, parts of buildings, etc., now standing upon property owned by the City of New York, acquired for bridge purposes, in the

BOROUGH OF BROOKLYN.

BEING all those buildings, parts of buildings, etc., lying within the limits of the right of way of the bridge in the Borough of Brooklyn, between Front and Nassau streets, which were acquired for bridges, and which are more particularly described on a certain map on file in the office of the Collector of City Revenue, Department of Finance, Room 141, No. 280 Broadway, Borough of Manhattan.

PURSUANT to a resolution of the Commissioners of the Sinking Fund, adopted at a meeting held October 9, 1907, the sale of the above described buildings and appurtenances thereto will be held by direction of the Comptroller, on

MONDAY, APRIL 20, 1908.

Conditions as appearing in the City Record.

(Signed) H. A. METZ,
Comptroller.
(2542)

CORPORATION SALE OF BUILDINGS AND APPURTENANCES THERETO ON CITY REAL ESTATE.

AT THE REQUEST of the President of the Borough of Queens, public notice is hereby given that the Commissioners of the Sinking Fund, by virtue of the powers vested in them by law, will offer for sale at public auction all the buildings, and parts of buildings, now standing on property owned by The City of New York, acquired by it for the proposed extension of Crescent Street in the

BOROUGH OF QUEENS.

Being all those buildings, parts of buildings, etc., situated on the south side of Thomson Avenue near the Court House, First Ward, Borough of Queens, two 2-story frame buildings within the lines of the proposed extension of Crescent Street, First Ward, Borough of Queens, and which are more particularly described on certain maps on file in the office of the Collector of City Revenue, Department of Finance.

PURSUANT to a resolution of the Commissioners of the Sinking Fund, adopted at a meeting held April 1, 1908, the sale of the above described buildings and appurtenances thereto will be held by the direction of the Comptroller on

THURSDAY, APRIL 23, 1908,

at 11:30 o'clock A. M., on the premises, upon conditions appearing in the City Record.

HERMAN A. METZ,
Comptroller.

City of New York, April 10, 1908.

CORPORATION SALE OF BUILDINGS AND APPURTENANCES THERETO ON CITY REAL ESTATE.

At the request of the Superintendent of Street Cleaning, Borough of Richmond, public notice is hereby given that the Commissioners of the Sinking Fund, by virtue of the powers vested in them by law, will offer for sale, at public auction, the building now standing on property owned by the City of New York, acquired for street opening purposes in the

BOROUGH OF RICHMOND.

Being a two-story frame house on the property owned by the City of New York on Tompkins Street near the S. I. R. T. R. crossing, Clifton, S. I., Borough of Richmond, and which is more particularly described on a certain map on file in the office of the Collector of City Revenue, Department of Finance, Room 141, 280 Broadway, Borough of Manhattan.

PURSUANT to a resolution of the Commissioners of the Sinking Fund adopted at a meeting held April 1, 1908, the sale of the above described building will be held by the direction of the Comptroller on

TUESDAY, APRIL 28, 1908.

at 11 o'clock a. m., on the premises on conditions as appearing in the City Record.

(2703) H. A. METZ,
Comptroller.

CORPORATION SALE OF BUILDINGS AND APPURTENANCES THERETO ON CITY REAL ESTATE.

At the request of the Bridge Commissioner for the Boroughs of Brooklyn and Queens, public notice is hereby given that the Commissioners of the Sinking Fund, by virtue of the powers vested in them by law, will offer for sale, at public auction, all the buildings, parts of buildings, etc., now standing upon property owned by the City of New York, located in the

BOROUGH OF BROOKLYN.

Being the building known as St. James School, situated on Jay Street and occupying the northwest corner of McLaughlin Park, but which is more particularly described on a certain map on file in the office of the Collector of City Revenue, Department of Finance, 280 Broadway, Borough of Manhattan.

PURSUANT to a resolution of the Commissioners of the Sinking Fund adopted at a meeting held April 1, 1908, the sale of the above described building and appurtenances thereto will be held by direction of the Comptroller on

MONDAY, APRIL 20, 1908.

at 10 o'clock a. m., on the premises on conditions as appearing in the City Record.

(2700) H. A. METZ,
Comptroller.

CORPORATION SALE OF BUILDINGS AND APPURTENANCES THERETO ON CITY REAL ESTATE.

AT THE REQUEST of the President of the Borough of The Bronx, public notice is hereby given that the Commissioners of the Sinking Fund, by virtue of the powers vested in them by law, will offer for sale at public auction all the buildings and parts of buildings owned by The City of New York, located in the

BOROUGH OF THE BRONX

acquired by it for street opening purposes, being all those buildings, and parts of buildings, etc., lying within the lines of the Parkway, between Morris Avenue and Weeks Avenue in the 24th Ward, Borough of The Bronx, and which are more particularly described on a certain map on file in the office of the Collector of City Revenue, Department of Finance, Room 141, No. 280 Broadway, Borough of Manhattan.

PURSUANT to a resolution of the Commissioners of the Sinking Fund, adopted at a meeting held April 1, 1908, the sale of the above described buildings and appurtenances thereto will be held by the direction of the Comptroller on

TUESDAY, APRIL 21, 1908,

at 11 A. M., on the premises, upon conditions as appearing in the City Record.

HERMAN A. METZ,
Comptroller.

City of New York, April 10, 1908.

CORPORATION SALE OF BUILDINGS AND APPURTENANCES THERETO ON CITY REAL ESTATE.

At the request of the President of the Borough of Brooklyn public notice is hereby given that the Commissioners of the Sinking Fund, by virtue of the powers vested in them by law, will offer for sale, at public auction, the building now standing upon property owned by the City of New York, acquired by it for street opening purposes in the

BOROUGH OF BROOKLYN.

Being the building situated on the northwest corner of 12th Street and Surf Avenue, in the 31st Ward, Borough of Brooklyn, City of New York, taken for the opening of 12th Street, in the former Town of Gravesend, and which is more particularly described on a certain map on file in the office of the Collector of City Revenue, Department of Finance, Room 141, 280 Broadway, Borough of Manhattan.

PURSUANT to a resolution of the Commissioners of the Sinking Fund adopted at a meeting held April 1, 1908, the sale of the above described building will be held by direction of the Comptroller on

MONDAY, APRIL 27, 1908,

at 11 o'clock a. m., on the premises on conditions as appear in the City Record.

(2691) H. A. METZ,
Comptroller.

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 BROOKLYN.

List 9554, No. 1—Regulating, grading, curbing, and laying cement sidewalks on Seventy-third street, between New Utrecht avenue and Eighteenth avenue.

List 9566, No. 2—Regulating, grading and curbing East Fifth street, from Vanderbilt street to Greenwood avenue.

List 9757, No. 3—Paving with asphalt Avenue J, from Flatbush avenue to Brooklyn avenue.

List 9763, No. 4—Grading lots on the south side of Fortieth street, between Fourth and Fifth avenues; Lots Nos. 17 and 22 of Block 714.

List 9758, No. 5—Grading lots on the south side of Eighty-third street, and on the north side of Eighty-fourth street, between Tenth and Eleventh avenues; Lots Nos. 1, 12 and 68 of Block 6022.

List 9759, No. 6—Grading lots on the north side of Eighth street, between Eighth avenue and Prospect Park West; Lot No. 40 of Block 1089.

List 9760, No. 7—Paving, curbing and laying cement sidewalks on East Twelfth street, between Corleyou road and Dorchester road.

List 9762, No. 8—Grading lot on the south side of Eightieth street, between Third and Fourth avenues; Lot No. 26 of Block 5988.

List 9764, No. 9—Grading lots on the north side of Forty-sixth street, between Seventh and Eighth avenues; Lots Nos. 64 and 68 of Block 750.

List 9765, No. 10—Paving with asphalt, curbing and laying cement sidewalks on Fifty-second street, between Sixth and Seventh avenues.

List 9766, No. 11—Paving with asphalt, curbing and laying cement sidewalks on Heyward street, between Wythe avenue and Wallabout street.

List 9767, No. 12—Grading lots on the southeast side of Little street, between Evans street and United States street; Lots Nos. 15, 16 and 17 of Block 24.

List 9772, No. 13—Grading one-half of the lot lying on the west side of Tenth avenue, between Fifteenth and Sixteenth streets, known as Lot No. 38, Block 1106.

List 9773, No. 14—Grading lot on the east side of Underhill avenue, between Sterling place and St. Johns place; Lot No. 2, Block 1173.

List 9775, No. 15—Paving with asphalt and guttering East Twelfth street, from Dorchester road to Ditmas avenue.

List 9776, No. 16—Grading a lot on the south

PUBLIC NOTICES.

side of Myrtle avenue, between Lewis avenue and Broadway; Lot No. 14, Block 1586.

List 9778, No. 17—Laying crosswalks on Lotts lane, at the intersections of Forty-second and Forty-third streets.

List 9779, No. 18—Laying cement sidewalks on the south side of Fifteenth street, between Prospect Park West and Tenth avenue; north side of Prospect place, between Franklin and Classon avenues; on the west side of Franklin avenue, between Prospect place and St. Marks avenue; west side of Tenth avenue, between Windsor place and Prospect avenue; east side of Tenth avenue, between Sherman street and Prospect avenue; and both sides of Tenth avenue, between Fifteenth and Sixteenth streets.

List 9781, No. 19—Laying crosswalks on the north side of Seventy-fifth street, across Second avenue.

List 9795, No. 20—Laying cement sidewalks on the north side of Seventy-ninth street, between Third and Fifth avenues; and on the south side of Seventy-ninth street, between Shore road and Fort Hamilton 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 May 12, 1908, at 11 a. m., at which time and place the said objections will be heard and testimony received in reference thereto.

For full particulars see City Record.

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

WILLIAM H. JASPER,
Secretary.

No. 320 Broadway.
City of New York, Borough of Manhattan,
April 11, 1908. (2644)

CORPORATION SALE OF BUILDINGS AND APPURTENANCES THERETO ON CITY REAL ESTATE.

At the request of the President of the Borough of Brooklyn, public notice is hereby given that the Commissioners of the Sinking Fund, by virtue of the powers vested in them by law, will offer for sale, at public auction, the buildings owned by the City of New York acquired for street opening purposes in the

BOROUGH OF BROOKLYN.

Being a three-story and basement frame building on Oak Street near Guernsey Street, Borough of Brooklyn, and which is more particularly described on a certain map on file in the office of the Collector of City Revenue, Department of Finance, Room 141, 280 Broadway, Borough of Manhattan.

Pursuant to a resolution of the Commissioners of the Sinking Fund adopted at a meeting held April 1, 1908, the sale of the above described building and appurtenances thereto will be held by the direction of the Comptroller on

WEDNESDAY, APRIL 29, 1908,
at 10 o'clock a. m. on the premises on conditions as appearing in the City Record.

H. A. METZ,
Comptroller. (2697)

CORPORATION SALE OF BUILDINGS AND APPURTENANCES THERETO ON CITY REAL ESTATE.

At the request of the Commissioner of Parks for the Boroughs of Brooklyn and Queens, public notice is hereby given that the Commissioners of the Sinking Fund, by virtue of the powers vested in them by law, will offer for sale, at public auction, the power plant now existing upon property owned by The City of New York, acquired by it for Park purposes in the

BOROUGH OF BROOKLYN.

Being the power plant at the Brooklyn Institute of Arts and Sciences, Eastern Parkway, consisting of the following:

- 2-75-h. p. horizontal tubular boilers and fronts.
- 2-4" lever safety valves.
- 2-4" spring safety valves, about 44 ft. of 7" steam pipe.
- 2-4" globe valves.
- 1-120-h. p. Harrisburg Ideal D. C. Engine with throttle valve and exhaust.
- 1-75-h. p. Harrisburg Ideal D. C. Engine with throttle valves and exhaust.
- 1-75-k. w. General Electric Dynamo D. C., 115 volts.
- 1-50-k. w. General Electric Dynamo D. C., 115 volts.

Pursuant to a resolution of the Commissioners of the Sinking Fund adopted at a meeting held April 1, 1908, the sale of the above power plant and machinery thereto will be held by the direction of the Comptroller on

WEDNESDAY, APRIL 29, 1908,
at 11 a. m. on the premises on conditions as appearing in the City Record.

H. A. METZ,
Comptroller. (2694)

NOTICE IS HEREBY GIVEN, in accordance with section 432 of the Charter of The City of New York, that communications signed by the Commissioner of Public Works requesting the repair of sidewalk on the south side of Ninety-seventh street, commencing 100 feet east of Madison avenue.

Requesting the fencing of vacant lot on the south side of One Hundred and Fortieth street, commencing 445 feet west of Fifth avenue and running 100 feet.

Requesting the repair of sidewalk on the south side of One Hundred and Fortieth street, commencing 445 feet west of Fifth avenue and running 100 feet, have been filed in this office, and are now ready for public inspection, and that a meeting of the Board of Local Improvements of the Harlem District for Local Improvements will be held in the Borough Office, City Hall, on the 28th day of April, 1908, at 11.15 a. m., at which meeting said communications will be submitted to the Board.

JOHN F. AHEARN,
President.

BERNARD DOWNING,
Secretary. (2765)

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 MANHATTAN.

List 9426, No. 1. Alteration and improvement to sewer in Thirty-ninth street, between the Hudson River and Eleventh avenue, and new outlet under pier at the foot of East Thirty-ninth street.

BOROUGH OF THE BRONX.

List 9544, No. 2. Regulating, grading, curbing, flagging, laying crosswalks, building approaches and placing fences in East One Hundred and Seventy-eighth street, from Crotona avenue to Southern boulevard.

List 9665, No. 3. Paving with sheet asphalt and curbing Elmsere place, between Prospect avenue and Marmon avenue.

List 9682, No. 4. Sewer in Bathgate avenue, from East One Hundred and Eighty-eighth street to Pelham avenue, with necessary outlets or branches.

List 9687, No. 5. Sewer in Teller avenue, between East One Hundred and Seventieth street and the summit southerly therefrom.

List 9731, No. 6. Repairing the east sidewalk of Franklin avenue, from a point 160 feet north of Third avenue to 270 feet north of Third avenue, and placing guard rail and flagging where necessary.

List 9732, No. 7. Repairing sidewalk on the north side of One Hundred and Thirty-fifth street, from a point 95 feet east of Cypress avenue; on Cypress avenue, between One Hundred and Thirty-fifth and One Hundred and Thirty-sixth streets, and on One Hundred and Thirty-sixth street for 95 feet east of Cypress avenue, and placing guard rail where necessary.

List 9733, No. 8. Repairing sidewalk on south side of East One Hundred and Forty-ninth street, from Tinton avenue to Union avenue, on the east side of Tinton avenue, from East One Hundred and Forty-ninth street to a point 175 feet southerly therefrom, and on the west side of Union avenue, from East One Hundred and Forty-ninth street to a point 100 feet southerly, and placing guard rail, filling and flagging where necessary.

List 9734, No. 9. Repairing sidewalk on west side of Pond place, from the intersection of One Hundred and Ninety-seventh street to a point 50 feet north and erecting fence on north-west corner of One Hundred and Ninety-seventh street and Pond place.

List 9735, No. 10. Repairing sidewalk and placing guard rail on west side of Third avenue, about 230 feet north of East One Hundred and Seventy-second street, and filling where necessary.

BOROUGH OF QUEENS.

List 9472, No. 11. Regulating, grading, curbing, flagging and laying crosswalks on Jamaica avenue, between Steinway avenue and intersection of Newtown road and Thirteenth avenue, First Ward.

List 9492, No. 12. Regulating, grading, curbing, flagging and laying crosswalks in Fifteenth avenue, from Vanderverter avenue to Flushing avenue, First Ward.

List 9534, No. 13. Grading, flagging and curbing Taylor street, from Van Alst avenue to Hopkins avenue, First Ward.

List 9549, No. 14. Grading, paving with asphalt and curbing Eighth street, from Jackson avenue to East avenue, First Ward.

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 May 19, 1908, at 11 A. M., at which time and place the said objections will be heard and testimony received in reference thereto.

For full particulars see City Record.

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

WILLIAM H. JASPER,
Secretary.

No. 320 Broadway.
City of New York, Borough of Manhattan,
April 16, 1908. (2773)

ADVERTISED LEGAL SALES.

(Continued from page 727.)

McKeen, att'y, 55 Cedar st; Wm H Black, ref. (Amt due, \$38,417.58; taxes, &c, \$534.59.) Mort recorded Sept 21, 1905. By Joseph P Day.

Rogers pl, w s, 383.10 n Westchester av, 25x72 x25x72.4, vacant. Nelson Smith agt Harry B Buffington et al; Nelson Smith, att'y, 141 Broadway; John J Walsh, ref. (Amt due, \$1,571.30; taxes, &c, \$61.70.) Mort recorded May 3, 1906. By Joseph P Day.

92d st, Nos 403 and 405, n s, 94 e 1st av, 40x 100.8, 6-sty brk tenement and store.

92d st, Nos 411 and 413, n s, 179 e 1st av, 40x 100.8, 6-sty brk tenement and store.

The State Bank agt Harris Kahn et al; Julius J & A Lyons, att'ys, 76 William st; Ferdinand R Minrath, ref. (Amt due, \$19,664.22; taxes, &c, \$1,706.18; sub to two mortg aggregating \$66,000.) Mort recorded Oct 27, 1905. By Samuel Goldstickler.

131st st, Nos 528 to 532, s s, 90 e Old Broadway, 85.3x107x75x66.1, two 6-sty brk tenements. North American Mortgage Co agt The J Goldman Realty & Construction Co et al; Clarence L Westcott, att'y, 100 Broadway; Lytleton Fox, ref. (Amt due, \$20,764.91; taxes, &c, \$1,034.26.) Mort recorded Aug 20, 1906. By Bryan L Kennelly.

April 22.

128th st, No 52, s s, 277.6 e Lenox av, 20x 99.11, 3-sty and basement brk dwelling. Sara V B Meer agt Anna F Haendle et al, exrs, &c; John H Henshaw, att'y, 20 Nassau st; Alfred J Talley, ref. (Amt due, \$10,722.79; taxes, &c, \$1,001.16.) By Joseph P Day.

Wadsworth av, No 141 n e cor 180th st, 119.6x 180th st, [100, three 5-sty brk tenements. North American Mortgage Co agt Tyler Realty & Mortgage Co et al; Clarence L Westcott, att'y, 100 Broadway; Arthur J McClure, ref. (Amt due, \$87,741.79; taxes, &c, \$1,069.17.) Mort recorded June 7, 1907. By Joseph P Day.

April 23.

Morris av, No 1067, w s, 375.10 n 165th st, 25x 100.6x25x100.7, 2-sty brk dwelling. Mary V Hill agt Bronx Home Realty Co et al; Action No 1; Edw S Clinch, att'y, 41 Park Row; Dudley F Malone, ref. (Amt due, \$8,628.77; taxes, &c, \$2,090.) Mort recorded June 28, 1905. By Joseph P Day.

Morris av, No 1065, w s, 350.10 n 165th st, 25x 100.7x25x100.10, 2-sty brk dwelling. Same agt same; Action No 2; same att'y; same ref. (Amt due, \$8,623.77; taxes, &c, \$1,725.) Mort recorded June 28, 1905. By Joseph P Day.

Madison av, No 1845, e s, 51.4 n 120th st, 16x 83, 3-sty stone front dwelling. Katherine Elias, gdn, agt Marie R Winters et al; Cary & Robinson, att'ys, 59 Wall st; Joseph T Ryan, ref. (Amt due, \$11,770.98; taxes, &c, \$207.89.) Mort recorded May 15, 1907. By Joseph P Day.

145th st, s s, 300 e Barry st, late Leggett av, 25x156x25x152, vacant. Katie T O'Neill agt Owen Costello et al; Hardman & McGoldrick, att'ys, 27 William st; Jacob E Salomon, ref. (Amt due, \$1,262.23; taxes, &c, \$567.21.) Mort recorded Jan 27, 1896. By Joseph P Day.

Jerome av, w s, 262.6 s Kingsbridge road, 100 x113.7x100.9x114.2, vacant. Empire Mortgage Co agt Henry B Cocheu et al; Seth S Terry, att'y, 66 Broadway; Charles Firestone, ref. (Amt due, \$6,942.24; taxes, &c, \$903.84.) Mort recorded June 9, 1905. By Joseph P Day.

100th st, No 156, s s, 275 w 3d av, 25x100.11, 5-sty brk tenement. Isaac Rosenwasser et al agt Max Mayerson et al; Gross & Rosenwasser, att'ys, 132 Nassau st; Robert Townsend, ref. (Amt due, \$1,253.70; taxes, &c, \$276.59.) Mort recorded Aug 3, 1893. By Joseph P Day.

Central Park West, No 241 n w cor 84th st, 25x 84th st, No 1 [100, 4-sty and basement stone front dwelling. Bankers Life Ins Co of the City of N Y agt John A Donnegan et al; Van Schaick & Brice, att'ys, 100 Broadway; Edward Browne, ref. (Amt due, \$78,545.07; taxes, &c, \$1,039.49.) Mort recorded May 5, 1906. By Peter F Meyer.

165th st, No 460, s s, 325 e Amsterdam av, runs s 73.9 x n w 25.2 x s 32.1 x e 50 x n 102.6 x w 25 to beg, 3-sty fr dwelling. Henry Uebelacker agt Charles Uebelacker et al; I Newton Williams, att'y, 25 Liberty st; Geo J Gillespie, ref. (Partition.) By Joseph P Day.

April 24.

Tiffany st, w s, 356.3 n 165th st, 90x100, vacant. The Twelfth Ward Bank of the City of N Y agt Ida L Alexander et al; E L Barnard, att'y, 271 Broadway; Denis A Spellissy, ref. (Amt due, \$10,672.33; taxes, &c, \$550.) Mort recorded Feb 7, 1905. By Bryan L Kennelly.

Hudson st, No 639 1/2, w s, 39.4 n Horatio st 19.8x65.4x19.7x63.4, 3-sty brk tenement and store. Thomas C Stephens agt John J Flammer et al; James E Carpenter, att'y, 90 West Broadway; Peter J Everett, ref. (Amt due, \$4,460.17; taxes, &c, \$1,562.) By Joseph P Day.

7th av, Nos 2167 to 2177 [s e cor 129th st, 99.11 on map Nos 2169 to 2177]x75, 6-sty brk tenement and store. Isaac Liberman et al agt Leo S Greenbaum et al; J C Levi, Weil & Newhouse, att'ys; Edw W McDonald, ref. (Amt due, \$30,121.69; taxes, &c, \$1,982.51; sub to a first mort of \$170,000 and a mechanics lien of \$292.69 and a chattel mort of \$1,150.) Mort recorded June 4, 1907. By Joseph P Day.

25th st, No 32, s s, 375 e 6th av, 25x98.9, 4-sty stone front dwelling. Warren McConihe agt Minnie V Telfair et al; Warren McConihe, att'y, 42 Broadway; Chas S Guggenheimer, ref. (Amt due, \$3,002.63; taxes, &c, \$—; sub to mortg aggregating \$51,000.) Mort recorded March 26, 1907. By Bryan L Kennelly.

April 25.

No Legal Sales advertised for this day.

April 27.

Tremont av/s s, 31.6 w Morris av, runs s 104.11 Morris av [x e 64.7 to Morris av x s 50 x w 135 x n 50 x e 17.3 x n 126.9 x e 50.2 to beg, vacant. Nellie Morse agt Gus C Odell et al; Quackenbush & Adams, att'ys, 25 Broad st; Frank T Fitzgerald, ref. (Amt due, \$5,837.73; taxes, &c, \$1,607.60.) Mort recorded March 3, 1905. By Joseph P Day.

151st st Nos 535 and 537 n s, 150 e Broadway, 75 152d st, Nos 534 and 536 x— to 152d st, two 6-sty brk tenements. Scheer Ginsberg Realty & Construction Co agt Charles Lowe et al; Morris H Hayman, att'y, 198 Broadway; Patrick F McSorley, ref. (Amt due, \$19,637.63; taxes, &c, \$—; sub to four mortg aggregating \$142,959.40.) Mort recorded Feb 2, 1907. By J Barry Lounsbury.

10th av, No 163, w s, 46 s 20th st, 23x100, 4-sty brk tenement and store. Frederic Currie et al, exrs, &c, agt Mary O'Sullivan et al; Thomas D Day, Jr, att'y, 27 William st; Sampson H Weinhandler, ref. (Amt due, \$16,773.90; taxes, &c, \$791.97.) Mort recorded May 14, 1902. By Joseph P Day.

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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

April 10, 11, 13, 14, 15 and 16. (No. 16.)

BOROUGH OF MANHATTAN.

- Allen st, No 19, w s, 75 n Canal st, 25.2x65.7, 5-sty brk tenement and store. Lippe Scheinhaus et al to Morris Kalman. Correction deed. Apr 8. Apr 11, 1908. 1:300—28. A \$16,000—\$22,000. other consid and 100
- Allen st, No 19, w s, 75 n Canal st, 25.2x65.7, 5-sty brk tenement and store. Morris Kalman to Ike Brook. Mort \$28,750. Apr 10. Apr 11, 1908. 1:300—28. A \$16,000—\$22,000. other consid and 100
- Bank st, No 67, n s, 177.9 w 4th st, 25x100, 3-sty brk tenement. Jean G Deane to Parker K Deane. B & S. Apr 17, 1906. Apr 11, 1908. 2:624—61. A \$11,500—\$14,000. nom
- Baxter st, No 38, w s, 87.11 s Leonard st, 17.6x90.
- Baxter st, No 40, w s, 70.3 s Leonard st, 17.8x90x17.6x90. two 6-sty brk tenements and stores and two 6-sty brk tenements in rear.
- Pasquale Cellilo to Federico Panara. All liens. April 9. Apr 10, 1908. 1:166—47 and 48. A \$32,000—\$53,000. nom
- Same property. Federico Panara to Pasquale Cellilo and Magdalena C his wife, tenants by entirety. All liens. April 10, 1908. 1:166. nom
- Broome st, No 568, n s, 288.10 e Hudson st, 22.6x84.3, 2-sty brk tenement. Geo D Bartholomew to Anna Schneider. Mort \$8,000. Apr 15, 1908. 2:578—75. A \$9,000—\$10,000. nom
- Canal st, No 401, n s, 25 w Thompson st, runs n 42.3 and 33.2 x w 18.4 x s 71.10 to st, x e 21.7 to beginning, 3 and 4-sty brk tenement and store. Charles H Kowskie to Belinda Kowskie. All liens. April 14. April 16, 1908. 1:227—33. A \$15,000—\$20,500. other consid and 100
- Canal st, No 132, s s, 120.8 e Bowery, 23x75.1, 4-sty brk loft and store building. Robt R Perkins et al EXRS Hosea B Perkins to the City of N Y. Feb 25. Apr 11, 1908. 1:290—20. A \$18,000—\$25,000. 46,125
- Charles st, No 27, n s, 50 w Waverly pl, 25x95, 5-sty brk tenement.
- Charles st, No 25, n s, 28 w Waverly pl, runs n 41.1 and 34.1 x w 22.2 x s 75 to st, x e 22.2 to beginning, 5-sty brk tenement. Henry Kopf to said Henry Kopf and Margaretha his wife, joint tenants. All liens. Oct 17, 1907. April 14, 1908. 2:612—26 and 27. A \$20,500—\$41,000. nom
- Cornelia st, Nos 29 and 29½, n s, 122.3 e Bleecker st, 42.2x97.6, 6-sty brk tenement and store. Max Kotzen to Eva Kotzen his wife. ½ part. All liens. Nov 3, 1904. April 13, 1908. 2:590—45. A \$18,000—\$50,000. other consid and 100
- Division st, No 80, n s, 74.11 w Eldridge st, runs w 2.4 to an angle x n w 26.11 x n e 38.8 x s e 41.8 x s w 7.8 to beginning. Plot begins on n e s of lands acquired for Manhattan Bridge at point 7.2 n w of n s of Division st, runs n w 41.8 x n e 37.2 x s e 26.10 x s e 3.3 x s w 64.6 to beginning, 5-sty brk tenement and store.
- Morris Singer to the City of N Y. Q C. Apr 14. Apr 15, 1908. 1:292—35. A \$21,000—\$30,000. 50,000
- Division st, No 80, n s, 74.10 w Eldridge st, 29.1x76x29.4x75.4, 5-sty brk tenement and store. Morris Singer to the City of New York. Apr 14. Apr 15, 1908. 1:292—35. A \$21,000—\$30,000. 50,000
- Forsyth st, Nos 9, 11 and 11½, on map Nos 9 and 11, w s, 125 n Bayard st, 50x100, two 5-sty brk tenements and stores.
- Forsyth st, No 7, w s, abt 100 n Bayard st, 25x100, 5-sty brk tenement and store.
- Henry Korn to the City of New York. Apr 14. Apr 15, 1908. 1:291—27. A \$54,000—\$95,000. 147,500
- Forsyth st, Nos 7 to 11, w s, 100.2 n Bayard st, 75.9x99.10x75.6x100.1, three 5-sty brk tenements and stores. Henry Korn to the City of New York. Q C. Apr 14. Apr 15, 1908. 1:291—27. A \$54,000—\$95,000. nom
- Goerck st, No 33, w s, 150.2 n Broome st, 24.11x100, 5-sty brk tenement and store. Bere Klansky et al to Harry Hellinger. 3-5 parts. Mort \$24,500. Mar 30. Apr 11, 1908. 2:327—58. A \$12,000—\$28,000. other consid and 100
- Goerck st, Nos 120 and 122 | n e cor Stanton st, 70x32.2, 5-sty brk Stanton st, Nos 322 and 324 | tenement and store. Sarah Skrilow and ano to Max Schenkman. All title. Apr 10. Apr 11, 1908. 2:325—40. A \$18,000—\$35,000. other consid and 100
- Ludlow st, No 16, e s, abt 155 n Canal st, 19x87.6, 5-sty brk tenement and store. Louis Herman to Mary Krouse. Morts \$25,625. April 15. April 16, 1908. 1:297—5. A \$15,000—\$22,000. other consid and 100
- Macdougall st, No 179, w s, 205.10 n Waverly pl, runs w 102.4 x n 20.11 x e 39.5 x n 2.8 x e 64.5 to st x s 25 to beginning, 3-sty brk hotel. 2:553—25. A \$17,500—\$21,000.
- 8th st W, Nos 40 and 42, late Clinton pl, Nos 108 and 110, s s, 60.5 w Macdougall st, runs s 23.10 x w 5.7 x s 1.2 x w 39.5 x n 25.1 x e along st 45 to beginning, 4-sty brk hotel. 2:553—21 and 22. A \$10,500—\$12,000.
- Agreement not to sell, encumber or enforce payment of certain mortgages without consent of each other, &c, during life of Joseph O B Webster, Ramsay, Jules J and Eliza H Peugnet each with the other. Dec 18, 1907. Apr 11, 1908. 2:553. nom
- Same property. Joseph O B Webster to Ramsay, Jules J and Eliza H Peugnet surviving children of Clara M Webster dec'd. All title to life estate, &c. All liens. Dec 18, 1907. Apr 11, 1908. 2:553. nom
- Madison st, No 365, n s, 295 w Jackson st, 20x95, part 6-sty brk tenement and store. Russell & Erwin Mfg Co to Marcus L Osk and Isidore Edelstein. B & S and confirmation deed. Apr 10. Apr 15, 1908. 1:267—assessed with lot 34. nom
- Mulberry st, Nos 280 and 282, e s, 131.6 s Houston st, 40x90.7x40x89.7, 6-sty brk tenement and store. Michael Brigando or Brigante to Michael Brigante Co, a corpn. Mort \$20,000. Apr 14. April 16, 1908. 2:509—14 and 15. A \$22,000—\$. nom
- Rivington st, Nos 173 and 175, s s, 90 e Clinton st, runs e 40 x s 80 x w 20 x s 20 x w 20 x n 100 to beginning, 3-sty brk school. Israel Cohen to Abraham L Kass, of Brooklyn. Mort \$64,000. Apr 9. Apr 11, 1908. 2:348—53. A \$30,000—exempt. other consid and 100
- Ryder st, or alley | all land in roads or alleys so far as same abut Edens alley | upon lands Nos 19 to 23 Cliff st and 36 Gold st, as conveyed to Golden Hill Corpn and to c l of said roads and alleys deed recorded April 21, 1904. Arthur C James and ano, EXRS, &c, D Willis James to Golden Hill Corpn. B & S and confirmation deed. Mar 26. April 16, 1908. 1:76. nom
- Same property. Cleveland H Dodge et al EXRS, &c, Wm E Dodge to same. B & S and confirmation deed. Mar 26. April 16, 1908. 1:76. nom
- South st, No 187 | s w cor James slip, 36.2x21.11, 4-sty brk tenement and store. Susan A Beadleston et al TRUSTEES, &c, Wm H Beadleston to Julia Volckhausen. Q C and confirmation deed. Feb 13. April 13, 1908. 1:110—7. A \$10,000—\$13,500. 85
- Suffolk st, No 25, w s, 128.7 s Grand st, 28.2x100, 5-sty brk tenement and store. Morris Plapinger to Morris Gerstenfeld. Mort \$25,000. April 15. April 16, 1908. 1:312—25. A \$22,000—\$36,000. other consid and 100
- Sullivan st, Nos 137 and 139, e s, 132.6 n Prince st, 37x100, 6-sty brk tenement and store. Francesco Viggiano et al to Giovanni B Claps. Morts \$57,875. April 14, 1908. 2:517—3. A \$23,000—\$62,000. other consid and 100
- Thompson st, Nos 210 to 214, e s, abt 128 n Bleecker st, —x—, one 2, one 3 and one 4-sty brk tenements and stores. 2:537—2 to 4. A \$45,000—\$53,500.
- West Broadway, Nos 528 to 532, w s, abt 128 n Bleecker st, —x—, 5-sty brk loft and store building and 5-sty brk tenement and store. 2:537—29 to 31. A \$51,000—\$67,000.
- Houston st, Nos 100 and 102, n s, abt 40 e Thompson st, —x—, 6-sty brk loft and store building. 2:525—61. A \$23,000—\$40,000.
- Release dower. Teresa Cella to Victoria M Cavagnaro and Anna M Pisarra. All title. Q C. Mar 21. April 9, 1908. Corrects error in last issue when Thompson st, Nos were 510 to 514. nom
- Waverly pl, No 166, s s, 83.9 e Grove st, runs s 97 x w 29 x n w 16.4 x n 87 to pl x e 43.8 to beginning, with strip or gore adjoining on east, —x—, vacant. Jacob Katz to Nathan Povill. Mort \$58,500. Apr 15, 1908. 2:592—50. A \$26,000—\$. other consid and 100
- West st, No 154, e s, 84.3 s Park pl, 19.8x83.9x20x84.3, 4-sty brk loft and store building. Eliza L Edgar widow to Matilda O Rhinlander. B & S. Mar 26. Apr 15, 1908. 1:128—34. A \$17,000—\$19,500. other consid and 100
- West st, Nos 239 to 243 | s e cor Hubert st, 100.6x81.2x100.6x80.8, Hubert st, No 47 | 2-sty brk stable and 1 and 2-sty brk and frame iron works. Ogden Brower and ano TRUSTEES John L Brower to Susan W Duncan. Apr 14. Apr 15, 1908. 1:216—4 and 6. A \$79,000—\$85,500. 109,500
- 5th st E, No 338, s s, 125 w 1st av, 25x96.2, 5-sty brk tenement. David Hinderstein to Rosie Hinderstein. Mort \$38,500. Mar 30. Apr 11, 1908. 2:446—27. A \$18,000—\$35,000. other consid and 100
- 5th st E, No 640, s s, 139.6 w Av C, 24.9x96.2.
- 5th st E, No 644, s s, 90 w Av C, 24.9x96.2. two 5-sty brk tenements and stores.
- Isaac Marx to Emilie Moser. Q C. ½ part. All title. Feb 11, 1903. April 14, 1908. 2:387—30 and 32. A \$30,000—\$50,000. nom
- 9th st E, Nos 713 and 715, n s, 165 e Av C, 43x92.3, 6-sty brk tenement and stores. Saml Weinstock et al to Rachel Levine. Mort \$65,000. April 15. April 16, 1908. 2:379—57. A \$27,000—\$64,000. nom
- 10th st W, Nos 141 and 143, n s, 176.3 w Greenwich av, 44x95, 6-sty brk tenement and store. Joseph Rosenberg to Morris B Goldberger. Mort \$47,500. April 15. April 16, 1908. 2:611—70. A \$22,000—\$60,000. 100
- 11th st E, No 341, n s, 100 w 1st av, runs n 138.2 x w 63.3 x s e 72.6 x s 86.10 to st x e 25 to beginning, 5 and 6-sty brk loft and store building. PARTITION, Mar 31, 1908. Henry M Stevenson (Ref) to Rosa Greenhoot. Mort \$31,000 and all liens. Apr 15, 1908. 2:453—44. A \$18,000—\$30,000. 51,150
- 11th st E, No 617, n s, 243 e Av B, 25x103.3, 5-sty brk tenement and store. Charles L Burr to William Hahn. Q C. Morts \$17,000. April 14, 1908. 2:394—60. A \$15,000—\$22,000. nom

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13th st W, No 226, s s, 212.7 e Greenwich av, runs w 20 x s 63.1 x e 21 x n 69.8 to beginning, 2-sty brk tenement and 2-sty brk tenement in rear. Meta C Woods to Henry A Bock. Apr 10, 1908. 2:617-43. A \$7,000-\$9,000. other consid and 100

15th st W, Nos 234 to 242, s s, 444.4 w 7th av, 90x103.3, five 3-sty brk dwellings. Elizabeth Smith and ano to Joseph L Buttenwieser. Mort \$45,000. Apr 15, 1908. 3:764-57 to 61. A \$37,500-\$45,000. other consid and 100

19th st W, Nos 527 and 529, n e s, 350 w 10th av, 50x91.11, 1 and 2-sty brk and frame stable. Eliz C Many to Charlotte H Many, of Redbank, N J. All liens. Dec 13, 1907. Apr 10, 1908. 3:691-17 and 18. A \$15,000-\$15,500. other consid and 100

19th st E, No 145, n e s, 100 n w 3d av, 20x75, 3-sty brk dwelling. Geo W May et al EXRS Mary A May to Louise F Kautz, of Portsmouth, N H. Mort \$13,500. April 10, April 14, 1908. 3:875-37. A \$14,000-\$17,000. nom

19th st E, No 137, n e s, 183 n w 3d av, 23x75, 3-sty brk dwelling. Ellen T Clancy to Elsie E Ommen and Mary J Burns. Mar 4, April 16, 1908. 3:875-33. A \$16,000-\$18,500. 100

19th st E, No 145, n e s, 160 n w 3d av, 20x75, 3-sty brk dwelling. Louise F Kautz to Mary A wife of Fredk H Wright. Mort \$13,500. April 14, April 16, 1908. 3:875-37. A \$14,000-\$17,000. nom

20th st W, No 234, s s, 322.10 e 8th av, 22x90.7x22x91.3, 5-sty brk tenement and store. Samuel C Corse and Daniel Levy EXRS Samuel Corse to Wm D Du Bois. Morts \$12,250. Apr 15, 1908. 3:769-57. A \$8,500-\$15,000. 17,500

26th st W, Nos 22 to 24, s s, 375 e 6th av, 50x98.9, 4-sty stone front dwelling and 4-sty stone front building and store. Abraham Goldsmith et al to Charles Kaye. Mort \$35,000. Apr 10, Apr 15, 1908. 3:827-60 and 61. A \$84,000-\$95,000. other consid and 100

27th st W, No 343, n s, 333.9 e 9th av, 21.3x98.9, 3-sty brk dwelling. Thos E Starr et al to Cecilia A Starr. Mort \$5,000. Mar 2, Apr 11, 1908. 3:751-17. A \$9,000-\$10,500. nom

28th st W, No 455, n s, 75 e 10th av, 25x49.4, 3-sty brk tenement and store. Amos W Wright et al EXRS Mary W Wright to James Doyle. Apr 7, Apr 15, 1908. 3:726-5. A \$5,000-\$5,500. 9,100

29th st W, No 317, n s, 246 w 8th av, 22x98.9, 4-sty brk dwelling. Maria S wife James M Simpson to Martha McLellan. Morts \$13,000. Apr 4, Apr 15, 1908. 3:753-27. A \$11,000-\$15,500. nom

30th st W, No 316, s s, 224 w 8th av, 22x98.9, 4-sty brk dwelling. Maria S wife James M Simpson to Jennie E McLellan. Mort \$15,000. Mar 28, Apr 15, 1908. 3:753-52. A \$11,000-\$15,000. nom

30th st E, No 148, s s, 170 w 3d av, 25x98.9.

30th st E, No 146, s s, 195 w 3d av, 25x98.9. two 5-sty stone front tenements. Victor Kranich to Helen B wife of Victor Kranich. 1-10 part. B & S. April 9, April 13, 1908. 3:885-54 and 55. A \$30,000-\$64,000. nom

Same property. Arthur G Kranich to Mary Kranich. 1-10 part. B & S. April 9, April 13, 1908. 3:885. nom

31st st W, No 416, s s, 533.4 e 10th av, 16.8x78x16.8x77.1, 3-sty frame tenement and store and 3-sty brk tenement in rear. Johanna Pape et al HEIRS, &c, John Pape to The Edgar Improvement Co. April 10, April 13, 1908. 3:728-47. A \$4,000-\$5,000. nom

31st st E, No 114, s s, 200 e 4th av, 21.3x98.9, 3-sty brk dwelling. Herman Masemann to Jessie Fara. Mort \$15,000. April 11, Apr 13, 1908. 3:886-79. A \$19,000-\$22,500. other consid and 100

36th st W, Nos 149 and 151, n s, 195.7 e 7th av, 39.7x98.9, two 3-sty stone front dwellings. Gem Realty Co to Mayer S Auerbach. Mort \$64,000. April 10, April 13, 1908. 3:812-13 and 14. A \$67,000-\$71,000. other consid and 100

36th st W, Nos 355 and 357, n s, 158.4 e 9th av, 33.4x98.9, two 3-sty brk tenements. Wm L Miller to Joseph E Johnson. Mort \$24,800. Oct 4, 1906. April 16, 1908. 3:760-10 and 11. A \$13,000-\$16,000. other consid and 100

37th st W, Nos 221 and 223, n s, 275 w 7th av, 35.8x98.9, two 3-sty stone front dwellings. Joseph L Buttenwieser to Esther wife Daniel S Dryer. Morts \$15,000. Apr 14, Apr 15, 1908. 3:787-31 and 32. A \$22,000-\$29,000. other consid and 100

46th st E, No 343, n s, 140 w 1st av, 20x100.5, 4-sty brk tenement and store with 1-sty brk extension. Otto Stahl to Victor Stapf. Mort \$5,000. April 1, April 10, 1908. 5:1339-20½. A \$7,000-\$10,000. other consid and 100

47th st E, No 7, n s.

47th st E, No 5, n s. Party wall agreement. Wm B Dinsmore et al with Harriet Hayden. Mar 28, April 13, 1908. 5:1283. nom

47th st E, No 7.

47th st E, No 9. Party wall agreement. Wm B Dinsmore et al with Adele A Dortic. Mar 30, April 13, 1908. 5:1283. nom

47th st E, No 7, n s, 175 e 5th av, 25x100.5. Power of attorney as to party wall, &c. Wm B Dinsmore et al to T M R Meikleham. Feb 11, April 13, 1908. 5:1283.

47th st W, No 413, n s, 150 w 9th av, 25x100.5, 5-sty stone front tenement. Mary J Kissam to Ludwig Klees. Apr 14, Apr 15, 1908. 4:1057-26. A \$11,000-\$16,000. other consid and 1,000

48th st E, No 317, n s, 225 e 2d av, 25x100.5, 5-sty brk tenement and store. Joseph Mahl to Felix Kunstler. ½ right, title and interest. Sub to ½ of all liens. April 7, April 10, 1908. 5:1341-10. A \$9,000-\$22,000. other consid and 100

55th st W, Nos 139 to 145, n s, 175 e 7th av, 100x100.5, four 3-sty brk stables. John O Baker to Lilly W Barney DEVISEE. Chas T Barney decd. B & S. All liens. Jan 17, April 13, 1908. 4:1008-8 to 11. A \$116,000-\$146,000. nom

Same property. Lilly W Barney to Barney Estate Co, a corpn. Mts \$80,000. April 13, 1908. 4:1002. nom

58th st W, No 30, s s, 400 w 5th av, 25x100.5, 4-sty and basement stone front dwelling. Grace W Pierce to Solomon A Fatman. All liens. April 14, 1908. 5:1273-54. A \$70,000-\$86,000. 100

59th st E, No 124, s s, 140 w Lexington av, 25x100.5, 4-sty and basement stone front tenement and store. G Willett Van Nest to the City of N Y. April 10, April 13, 1908. 5:1313-62. A \$35,000-\$40,000. 43,500

60th st E, No 229, n s, 255 w 2d av, 20x100.5, 4-sty and basement stone front dwelling. Albert F Mandó to Jane Gippard. Morts \$12,000. Apr 11, Apr 15, 1908. 5:1415-14. A \$11,000-\$16,000. other consid and 100

62d st E, No 220, s s, 236.3 e 3d av, 18.9x100.5, 3-sty and basement stone front dwelling. John Bozzuffi to Domenico Merlini. Mort \$11,000. Mar 30, April 10, 1908. 5:1416-39. A \$10,000-\$14,000. 4,000

62d st W, Nos 228 and 230, s s, 350 e West End av, 50x100.5, two 5-sty brk tenements and stores. Celia Siegel to Benjamin J Weil. Morts \$36,850 and all liens. April 14, 1908. 4:1153-49 and 50. A \$12,000-\$30,000. other consid and 100

63d st E, No 29, n s 120 e Madison av, 20x100.5, 4-sty and basement stone front dwelling. Abraham Jacobi and ano EXRS Jacob Meyer to Henry J Burchell Jr. Apr 13, 1908. 5:1378-26. A \$35,000-\$42,000. 53,000

71st st E, No 310, s s, 175 e 2d av, 25x100.4, 5-sty brk tenement and store. Leopold Kaufmann to Sophia Mayer. Apr 9, Apr 13, 1908. 5:1445-45. A \$9,000-\$23,000. other consid and 100

72d st E, Nos 241 to 251, n s, 75 w 2d av, 100x102.2, six 3-sty stone front dwellings. Pauline Gomprecht to Birdie Gomprecht. All title. April 1, April 10, 1908. 5:1427-18 to 20¾. A \$48,000-\$69,000. other consid and 100

72d st E, No 216, s s, 199.3 e 3d av, 17.10x102.2, 3-sty and basement stone front dwelling. J Cooper Mott to Richard W Meade. Apr 13, Apr 15, 1908. 5:1426-40½. A \$9,000-\$13,000. other consid and 100

72d st W, No 224, s s, 450 e West End av, 20x102.2, 4-sty and basement stone front dwelling. Thomas S Ormiston to Walter J Clarke. Mort \$45,000. Apr 8, April 14, 1908. 4:1163-46. A \$25,000-\$43,000. other consid and 100

78th st E, No 419, n s, 294 e 1st av, 25x102.2, 4-sty brk tenement. Richard Landwehr to Chas C Klingler. Mort \$8,500. April 16, 1908. 5:1473-13. A \$8,000-\$14,000. other consid and 100

78th st W, No 225, n s, 281 w Amsterdam av, 19x102.2, 3-sty and basement stone front dwelling. Cortlandt F Bishop et al EXRS, &c, Matilda W White to Chas F Schorer. Mar 3, Apr 15, 1908. 4:1170-20½. A \$15,000-\$20,000. other consid and 100

79th st W, No 189, n s, 85 e Amsterdam av, 20x102.2, 5-sty stone front tenement. John H Deeves as TRUSTEE for Ella F Dixon to Ella F Dixon. B & S and confirmation deed. Mort \$15,000. April 4, April 10, 1908. 4:1210-4½. A \$16,000-\$25,000. nom

80th st W, No 184, s s, 85 e Amsterdam av, 20x102.2, 5-sty stone front tenement. John H Deeves as TRUSTEE for Eliza J Pratt to Eliza Jane P Quinn. B & S and confirmation deed. Mort \$12,500. April 4, April 19, 1908. 4:1210-60½. A \$11,500-\$23,000. nom

80th st E, No 116, s s, 239.2 w Lexington av, 18.4x102.2, 3-sty stone front dwelling. Helene Kirsch to Louis G Friess. Mort \$16,000. Apr 15, 1908. 5:1508-66. A \$11,500-\$16,500. other consid and 100

80th st W, No 211, n s, 175 w Amsterdam av, 25x102.2, 5-sty brk tenement. Philip Eckel to Claus H Steffens. Mort \$25,000. Apr 2, April 16, 1908. 4:1228-25. A \$15,000-\$29,000. other consid and 100

81st st E, No 513, n s, 198 e Av A, 25x102.2, 5-sty brk tenement. Leopold Kaufmann to Sophia Mayer. Apr 9, Apr 13, 1908. 5:1578-9. A \$7,500-\$18,500. other consid and 100

81st st E, No 311, n s, 200 e 2d av, 25x102.2, 5-sty stone front tenement. Samuel Einhorn to Delta Realty Co, a corpn. Mort \$24,500. Apr 13, Apr 15, 1908. 5:1544-9. A \$8,500-\$20,000. other consid and 100

84th st E, No 327, n s, 310 e 2d av, 20x102.2, 2-sty frame dispensary. Frederic J Fuller to James N Baker. B & S. May 8, 1906. Apr 11, 1908. 5:1547-13. A \$6,500-\$7,000. other consid and 100

84th st E, No 329, n s, 330 e 2d av, 20x102.2, 3-sty frame dwelling. Mary H Keep to James N Baker. Jan 10, Apr 11, 1908. 5:1547-14. A \$6,500-\$7,500. nom

84th st E, No 124, s s, 92.9 w Lexington av, 25.6x102.2, 5-sty brk tenement. Samuel Einhorn to Delta Realty Co, a corpn. Mort \$26,000. Apr 13, Apr 15, 1908. 5:1512-60. A \$15,000-\$29,000. other consid and 100

85th st W, Nos 21 to 27, n s, 170 w Central Park West, 80x102.2, four 5-sty stone front dwellings. Emma L Carlew to James Carlew. B & S. All liens. April 16, 1908. 4:1199-23 to 26. A \$60,000-P \$100,000. other consid and 100

86th st W, No 276, s s, 159.6 w Broadway, 20x102.2, 5-sty stone front dwelling. Lilly W Barney to Thomas Morgan. B & S and correction deed. Apr 9, Apr 13, 1908. 4:1233-59. A \$15,000-\$31,000. nom

90th st E, Nos 49 and 51, n s, 62.2 e Madison av, 51.1x100.8, two 5-sty brk tenements. Ellen T Clancy to Elsie E Ommen and Mary J Burns. Mar 4, April 16, 1908. 5:1502-23 and 24. A \$42,000-\$73,000. 100

94th st W, No 106, s s, 100 w Columbus av, 17.2x100.8, 3-sty and basement stone front dwelling. Ann Collins to Annie M Keenan. Morts \$12,000. Apr 11, Apr 13, 1908. 4:1224-37. A \$8,000-\$14,500. other consid and 100

95th st W, No 56, s s, 208 e Columbus av, 19x100.8, 3-sty and basement brk dwelling. Sophia Eisner to Bertha Alsberg. April 16, 1908. 4:1208-56. A \$10,500-\$16,000. other consid and 100

97th st E, No 301, n s, 74.6 e 2d av, 25.6x100.11x24.10x100.11, 4-sty brk tenement and store. Irving Bachrach et al to William Weinstock. All liens. April 8, April 10, 1908. 6:1669-1½. A \$5,200-\$12,500. 100

98th st E, No 216, s s, 260 e 3d av, 25x100.9, 5-sty brk tenement and store. Kesil Leibowitz to Risse Glaubman, of Brooklyn. ½ right, title and interest. Mort ½ of all liens. Mar 30, Apr 13, 1908. 6:1647-38. A \$8,000-\$19,000. other consid and 100

98th st W, No 48, s s, 475 w Central Park West, 25x100.11, 5-sty stone front tenement. Niels D W Jorgensen to Maria Chevanney. Morts \$28,000. Apr 1, Apr 15, 1908. 7:1833-52. A \$11,000-\$26,000. other consid and 100

- 99th st W, Nos 159 and 161, on map Nos 157 and 159, n s, 150 e Amsterdam av, 45x100.11, 6-sty brk tenement and store. Hedwig Glass to Hannah Hoffman. Mort \$61,500. April 15. Apr 16, 1908. 7:1854-7. A \$18,000-\$62,000. other consid and 100
- 99th st E, No 209, on map Nos 207 and 209, n s, 142.6 e 3d av, 37.6x100.11, 6-sty brk tenement and store. Antonio Orlando to Joseph Golding. Morts \$43,800. Apr 13. Apr 15, 1908. 6:1649-7. A \$12,000-\$45,000. other consid and 100
- 99th st E, No 205, n s, 105 e 3d av, 37.6x100.11, 6-sty brk tenement and store. Antonio Orlando to Frank Hillman. Mort \$33,500. Apr 13. Apr 15, 1908. 6:1649-5. A \$12,000-\$45,000. other consid and 100
- 99th st W, No 262, s s, 80 e West End av, 20x100.11, 3-sty stone front club house. FORECLOS. Feb 10, 1908. H Schieffelin Sayers referee to John J White. Mort \$18,000. Apr 10. Apr 11, 1908. 7:1870-60½. A \$11,000-\$24,000. 3,000
- 101st st E, No 136, s s, 92.4 w Lexington av, 17x100.11, 3-sty brk dwelling. Abraham A Silberberg to Isaac Silberberg. Mort \$6,000. April 13. April 14, 1908. 6:1628-60. A \$6,500-\$8,000. other consid and 100
- 102d st E, Nos 119 and 121, n s, 227.6 e Park av, 50x100.11, 6-sty brk tenement. Freehold Construction Co to Eliza Palumbo. Mort \$40,000. Apr 10. Apr 11, 1908. 6:1630-10. A \$16,000-\$35,000. other consid and 100
- 102d st E, No 320, s s, 300 w 1st av, 25x100.11, 5-sty brk tenement. Herman Ahrens and ano to Ernesta Castellano. Mort \$13,000. April 16, 1908. 6:1673-39. A \$6,000-\$20,000. other consid and 100
- 103d st E, No 320, s s, 287.6 e 2d av, 37.6x100.11, 6-sty brk tenement and store. Annie Orensoff to Rachael Schmidt. Mort \$46,900 and all liens. April 15. April 16, 1908. 6:1674-40. A \$10,000-\$45,000. nom
- 103d st E, Nos 218 and 220, s s, 205 e 3d av, 50x100.9, two 4-sty stone front tenements. Kesil Leibowitz to Risse Glaubman, of Brooklyn. ½ right, title and interest. Mort ½ of all liens. Mar 30. Apr 13, 1908. 6:1652-39 and 40. A \$16,000-\$26,000. other consid and 100
- 104th st E, No 123, n s, 200 e Park av, 20x100.11, 4-sty stone front tenement. Kate Shanley to Edward Jones. Mort \$9,000. April 15. April 16, 1908. 6:1632-9. A \$8,000-\$11,000. nom
- 104th st E, No 242, s s, 150 w 2d av, 25x100.11, 6-sty brk tenement and store. Ethel Heller to Konrad Guhring and Rose Hutter. Mort \$33,500. Apr 14. Apr 15, 1908. 6:1653-31. A \$8,000-\$20,000. other consid and 100
- 105th st E, Nos 239 to 249, n s, 136.3 w 2d av, 81.3x100.9, two 6-sty brk tenements and stores. Mania Rothbard to Elias A Cohen. Mort \$105,600. Apr 2. Apr 11, 1908. 6:1655-16 and 18. A \$24,000-\$100,000. nom
- 106th st W, No 202, s s, 100 w Amsterdam av, 25x100.11, 5-sty brk tenement. Michael J Quinn and ano to John and Julia McNamara. Mort \$32,500. Mar 4. April 10, 1908. 7:1877-37. A \$14,000-\$30,000. nom
- 109th st E, No 232, s s, 360 e 3d av, 25x100.11, 5-sty brk tenement and store. Frank Taus to Wm A Hanousek. Correction deed. Mort \$21,900. Apr 10. Apr 11, 1908. 6:1658-34. A \$7,000-\$22,000. other consid and 100
- 109th st E, No 232, s s, 360 e 3d av, 25x100.11, 5-sty brk tenement and store. Wm A Hanousek to Fannie Taus. Mort \$21,000. Apr 10. Apr 11, 1908. 6:1658-34. A \$7,000-\$22,000. other consid and 100
- Same property. Fannie Taus to Mark Weiss. Mort \$21,000. Apr 10. Apr 11, 1908. 6:1658. other consid and 100
- 110th st E, s s, 300 e 2d av, 50x100.11, vacant. Eliseo Saggese to Alberto Saggese. All liens. Dec 21, 1907. Apr 13, 1908. 6:1681-39 and 40. A \$12,000-\$12,000. nom
- 110th st E, No 108, s s, 80 e Park av, 25x75.11, 4-sty brk tenement and store. Mary J McDonald to Cora Lowenstein. Morts \$12,000. Feb 1. April 10, 1908. 6:1637-68. A \$8,000-\$10,000. other consid and 100
- 112th st E, No 21, n s, 301 e 5th av, 19x100.11, 5-sty brk tenement. Isaac Schreiber to Sophia M Krulewitsch. Mort \$19,000. Mar 31. April 14, 1908. 6:1618-13. A \$8,500-\$16,000. other consid and 100
- 113th st E, No 236, s s, 175 w 2d av, 25x100.8.
- 113th st E, No 234, s s, 225 w 2d av, runs s 93.7 x s e — to c l block, x e — x n 100.8 to st, x w 25 to beginning, 6-sty brk tenement and store. Biagio Pernetti to Tommasina Pernetti his wife. Morts \$50,000 and all liens. Mar 28. April 14, 1908. 6:1662-33. A \$15,000-\$61,000. nom
- 113th st W, No 61, n s, 291 e Lenox av, 17x100.11, 3-sty and basement stone front dwelling. Julia A wife of Wm H Picken to David Rosing. Mort \$11,500. April 6. April 10, 1908. 6:1597-13½. A \$8,000-\$10,500. other consid and 100
- 113th st E, No 73, n s, 177.2 w Park av, 26.3x100.11, 5-sty brk tenement and store. Josephine J Schnurmacher to Fanny Lasser and Sarah Palestine of Mt Vernon, N Y. Mort \$23,000. Apr 15. April 16, 1908. 6:1619-28. A \$10,500-\$18,500. other consid and 100
- 114th st E, No 350, s s, 125 w 1st av, 25x100.10, 6-sty brk tenement and store. Domenico Vuono to Charles Greenberg. All liens. April 6. April 10, 1908. 6:1685-34. A \$6,000-\$29,000. other consid and 100
- 115th st E, No 73, n s, 115 w Park av, 25x100.10, 5-sty brk tenement. Jennie Reichman to Bertha Michaels. Morts \$23,200 and all liens. Apr 10. Apr 13, 1908. 6:1621-31. A \$10,000-\$18,000. nom
- 116th st E, No 309, n s, 140 e 2d av, 20x100.11, 3-sty stone front dwelling. Biagio Pernetti to Tommasina Pernetti his wife. Mort \$12,500. Mar 28. April 14, 1908. 6:1688-6½. A \$5,500-\$10,000. nom
- 118th st E, No 343, n s, 150 w 1st av, 25x100.10, 5-sty brk tenement. Joseph Adolph to Jennie Weill. Morts \$20,000. April 10, 1908. 6:1795-21. A \$7,000-\$20,000. other consid and 100
- 118th st E, No 121, n s, 200 e Park av, 20x100.11, 4-sty stone front tenement. The Sisters of Charity of Saint Vincent De Paul to Gertrude Tinsley. C a G. Apr 10. Apr 15, 1908. 6:1767-9½. A \$6,000-exempt. 13,000
- 119th st E, Nos 433 to 439, n s, 213 w Pleasant av, 75x100.11, two 6-sty brk tenements and stores. Sigmund Rabinowitz to Selma Alexander. Mort \$91,000. April 8. April 10, 1908. 6:1807-15 and 16. A \$17,000-\$86,000. other consid and 100
- 121st st W, No 205, n s, 111 w 7th av, 16x100.11, 3-sty and basement brk dwelling. Bertha Herbst to Joseph Herbst. Apr 10. Apr 13, 1908. 7:1927-27. A \$7,000-\$13,000. other consid and 100
- 123d st E, No 59, n s, 138.4 w Park av, 19.5x100.11, 3-sty stone front dwelling. Geo W May et al EXRS Mary A May to Joseph Riley. Mort \$10,000 and all liens. April 9. April 10, 1908. 6:1748-49. A \$7,800-\$11,500. 13,500
- 123d st E, No 52, s s, 100 e Madison av, 18.9x100.11, 3-sty stone front dwelling. Gussie Freund to Isaac Mendoza. Mort \$10,000. Apr 15, 1908. 6:1748-30. A \$7,500-\$11,000. other consid and 100
- 124th st E, No 357, n s, 75 w 1st av, 19x100.11x18.9x100.11.
- 124th st E, No 355, n s, 94 w 1st av, 18.8x100.11x18.9x100.11, two 3-sty stone front dwellings. Marcus L Osk et al to Alfred Frankenthaler and Joseph Sapinsky. ½ part. Mort \$11,500. Dec 1, 1905. April 10, 1908. 6:1801-22 and 22½. A \$8,000-\$15,000. nom
- 125th st W, Nos 127 and 129, n s, 322.6 w Lenox av, 38.9x99.11, 3 and 4-sty brk and stone stores. N Y Operating Co to John D Beals. Mort \$110,000. April 15. April 16, 1908. 7:1910-18. A \$75,000-\$85,000. exch
- 125th st W, Nos 127 and 129, n s, 322.6 w Lenox av, 38.9x99.11, 3 and 4-sty brk and stone stores. John D Beals to Robert Reid Co, a corp. Mort \$122,000. April 15. April 16, 1908. 7:1910-18. A \$75,000-\$85,000. other consid and 100
- 125th st W, No 536, s s, 279 e Broadway, 27x100.11, 5-sty brk tenement and store. Lizzie Eder to Blanche M Corse. Mort \$20,000. Apr 14. Apr 15, 1908. 7:1979-52. A \$10,500-\$26,000. 100
- 126th st E, Nos 121 and 123, n s, 290 e Park av, 50x99.11, two 6-sty brk tenements and stores. David Klein to Daniel C Moynihan. Morts \$82,000. Apr 9. Apr 11, 1908. 6:1775-13. A \$16,000-\$65,000. other consid and 100
- Same property. General release of morts, &c. Daniel C Moynihan to Samuel Loewy. Apr 11, 1908. nom
- 127th st E, Nos 170 and 172, s s, 117 w 3d av, 34x99.11, two 3-sty brk dwellings. Eliza J Armour to Alfred A Liscomb. Q C. All title. Aug 30, 1905. Apr 13, 1908. 6:1775-41½ and 42. A \$10,000-\$13,000. nom
- 128th st W, No 1, n s, 75 w 5th av, 17.6x99.11, 3-sty and basement stone front dwelling. Laura W Parsons to Helena Jones. Mort \$7,000. Apr 14. Apr 15, 1908. 6:1726-33½. A \$7,500-\$11,500. other consid and 100
- 130th st W, No 513, n s, 223 w Amsterdam av, runs n e 37.8 x n w 5 x n e 133 x n w 25 x s w 133 x s e 5 x s w 51.3 to st x e 28.2 to beginning, 2-sty frame tenement.
- 130th st W, No 515, n s, 251.2 w Amsterdam av, runs n e 51.3 x n w 5 x n e 121 x n w 25 x s w 121 x s e 5 x s w 64.10 to st x e 28.2 to beginning, 2-sty frame tenement and store. Harris Schwartz et al to Louis Manheim. ½ part. All title. Mort \$12,000. Apr 8. Apr 11, 1908. 7:1985-20 and 21. A \$19,500-\$19,500. other consid and 100
- 131st st W, No 604, s s, 125 w Broadway, 25x99.11, vacant. Joseph A McDermott to Geo W Larson. Feb 28. April 10, 1908. 7:1997-39. A \$5,500-\$5,500. other consid and 100
- 132d st W, No 124, s s, 266.8 w Lenox av, 16.8x99.11, 3-sty stone front dwelling. Fannie Birkenfeld to Joseph S Sullivan. Mort \$8,000. April 15. April 16, 1908. 7:1916-44½. A \$6,600-\$11,500. other consid and 100
- 133d st W, Nos 138 to 142, s s, 324.10 e 7th av, 75x99.11, three 4-sty stone front tenements. Aaron Coleman to Alfred Pionier. Morts \$47,000. Apr 9. Apr 11, 1908. 7:1917-48 to 50. A \$30,000-\$54,000. nom
- 133d st W, Nos 138 to 142, s s, 324.10 e 7th av, 75x99.11, three 4-sty stone front tenements. Alfred Pionier to Louis Meyer Realty Co. Morts \$47,000. Apr 10. Apr 11, 1908. 7:1917-48 to 50. A \$30,000-\$54,000. nom
- 134th st E, Nos 60-64, on map Nos 60 and 62, s s, 140 w Park av, 75x99.11, two 6-sty brk tenements. Isidor C Greenblatt to Samuel Chudnoff. All liens. Mar 28. Apr 13, 1908. 6:1758-43 and 45. A \$16,000-\$84,000. nom
- 135th st W, No 112, s s, 200 w Lenox av, 25x99.11, 5-sty stone front tenement. Maximilian Weinstein et al to Harry Braun. Mt \$18,000. April 7. April 10, 1908. 7:1919-42. A \$12,000-\$23,000. nom
- Same property. Harry Braun to Maximilian, Mayer J and Gaston Weinstein. Mort \$18,000. April 8. April 10, 1908. 7:1919. nom
- 135th st W, Nos 41 and 43, n s, 372.6 e Lenox av, 37.6x99.11, 6-sty brk tenement and store. Arthur W Wall to David Angermann. All liens. April 7. April 10, 1908. 6:1733-17. A \$18,500-\$53,000. 100
- 135th st W, Nos 45 and 47, n s, 335 e Lenox av, 37.6x99.11, 6-sty brk tenement and store. Louis Meyer Realty Co to Aaron Coleman. Mort \$47,000. Apr 10. Apr 11, 1908. 6:1733-15. A \$18,500-\$53,000. other consid and 100
- 137th st W, No 515, n s, 190 w 8th av, 15x99.11, 3-sty brk dwelling. Edw A Reilly to George Ferguson. Mort \$7,500. Apr 15, 1908. 7:2041-8. A \$3,900-\$8,500. other consid and 100
- 141st st W, Nos 313 and 315, n s, abt 98 e Edgecombe av, 25x99.11, two 3-sty frame tenements and stores and 2-sty frame building in rear. Isaac Liberman et al to Laura Dreher. Mort \$19,000. Apr 10. Apr 11, 1908. 7:2043-5. A \$10,000-\$14,000. other consid and 100
- 141st st W, Nos 231 and 233, n s, 250 e 8th av, 62.6x99.11, 6-sty brk tenement. Delta Realty Co to Samuel Einhorn. Morts \$72,750. Apr 13. Apr 15, 1908. 7:2027-11. A \$22,500-\$78,000. other consid and 100
- 141st st W, Nos 552 and 554, on map Nos 564 and 566, s s, 170 e Broadway, 55x99.11. Declaration and agreement that ownership over and above morts of \$72,000 is as follows: John Schreyer in the sum of \$20,600; Karl R Finestone in the sum of \$3,634.09; Saffie Albert in the sum of \$3,634.09; Irving G Schreyer in the sum of \$3,634.09. April 13. April 14, 1908. 7:2072. nom
- 146th st W, Nos 540 and 542, s s, 450 w Amsterdam av, 75x99.11, 6-sty brk tenement. Hannah Hoffman to Hedwig Glass. Morts \$100,000. April 15. April 16, 1908. 7:2077-50. A \$30,000-\$90,000. exch and 100
- 147th st W, No 425, n s, 211 w St Nicholas av, 18x99.11, 3-sty stone front dwelling. John J Bell to Frank A Hodgman. Apr 15, 1908. 7:2062-24. A \$5,000-\$16,000. other consid and 100
- 152d st W, No 621, n s, 250 w Broadway, 50x99.11, 2-sty frame dwelling. Louis A Mitchell to James F McGarry. Mort \$12,500. April 15. April 16, 1908. 7:2099-20 and 21. A \$12,000-\$15,000. other consid and 100
- 153d st W, Nos 536 and 538, s s, 500 w Amsterdam av, 50x99.11, two 5-sty brk tenements. James J Martin to Loretta A Harrison. Mort \$51,000. April 15. April 16, 1908. 7:2084-53 and 54. A \$16,000-\$44,000. nom
- 153d st W, No 536, s s, 500 w Amsterdam av, 25x99.11, 5-sty brk tenement. John J Rothwell to William Kuhn and John Lawson. Mort \$21,000. April 14, 1908. 7:2084-53. A \$8,000-\$22,000. other consid and 100
- 153d st W, No 538, s s, 525 w Amsterdam av, 25x99.11, 5-sty brk tenement. Edna A wife of John J Rothwell to Wm Kuhn and John Lawson. Mort \$22,000. April 14, 1908. 7:2084-54. A \$8,000-\$22,000. other consid and 100

153d st W, Nos 536 and 538, s s, 500 w Amsterdam av, 50x99.11, two 5-sty brk tenements. William Kuhn et al to James J Martin. Mort \$43,000. April 14, 1908. 7:2084-53 and 54. A \$16,000-\$44,000. other consid and 100

163d st W, n s, 100 e Broadway, 265x99.11, vacant. Chas J Kroehle et al to Washington Holding Co. 2-9 parts. Mort \$80,000. Apr 8. Apr 15, 1908. 8:2122-127. A \$85,000-\$85,000. other consid and 100

Same property. George Backer to same. 1-3 part. Mort \$80,000. Apr 8. Apr 15, 1908. 8:2122. other consid and 100

Same property. Emanuel Arnstein et al to same. 1-3 part. Mort \$80,000. Apr 8. Apr 15, 1908. 8:2122. other consid and 100

Same property. Ernest Weill to same. 1-9 part. Mort \$80,000. Apr 8. Apr 15, 1908. 8:2122. other consid and 100

178th st W, n s, 101.9 e Broadway, 50x100, vacant. Jacob Willey to Robert Ferguson & Sons, a corpn. Mort \$6,000. April 14, 1908. 8:2163-23 and 24. A \$13,000-\$13,000. other consid and 100

179th st W, Nos 502 and 504, s s, 100 w Amsterdam av, 50x100, 5-sty brk tenement. Louis Mayer to Joe Ashkenas. All liens. Apr 13. Apr 15, 1908. 8:2152-15. A \$12,000-\$45,000. nom

Av A, No 184, e s, 51.9 s 12th st, 25.9x95.6, 4-sty brk tenement and store and 4-sty brk tenement in rear. Rosa Lewis to Hattie Lewis. Mort \$23,700. April 15. April 16, 1908. 2:405-6. A \$18,000-\$26,000. 100

Av A, No 1018, e s, 50.5 n 55th st, 25x79.8, 5-sty brk tenement. Sarah Weinstein to Benj M Gruenstein. Mort \$20,050. Apr 7. Apr 15, 1908. 5:1371-49. A \$8,000-\$18,000. other consid and 100

Av D, No 56 | s e cor 5th st, 22x78, 6-sty brk tenement and store. Wolf Rosenberg to Nancy Krakower. Mort \$31,000. April 3. April 10, 1908. 2:360-8. A \$20,000-\$30,000. other consid and 100

Amsterdam av, No 1307, e s, 75.11 n 124th st, 25x99.5, 5-sty brk tenement and store. August Muller to Fredk F Kortlucke. Mt \$15,000. April 1. April 10, 1908. 7:1965-4. A \$14,000-20,000. other consid and 100

Audubon av | s e cor 175th st, 78.8x19, 2-sty brk dwelling. 175th st, No 536 | John H Pratt to Joseph Brucker. Mort \$9,000. April 16, 1908. 8:2131-34. A \$4,500-\$10,500. other consid and 100

Audubon av | s e cor 188th st, 94.10x95, vacant. Jacob Herb to 188th st | Chas V Crofts. Mort \$20,000. Apr 11. Apr 13, 1908. 8:2159-5. A \$27,000-\$27,000. other consid and 100

Bowery, No 43, s e s, 165.1 n e Bayard st, 20.5x69.10x20.4x71.9, 5-sty brk loft and store building. Chas F Bauerdorf and ano EXRS Albert J Adams to the City of N Y. April 15. April 16, 1908. 1:290-8. A \$16,000-\$30,000. 41,000

Same property. Release dower. Isabella V Adams widow to same. April 15. April 16, 1908. 1:290. nom

Bowery, No 55, e s, 75.1 s Canal st, 25.3x149.5x25x146.3, 1 and 2-sty brk mission. Robert R Perkins et al EXRS Hosea B Perkins to the City of N Y. Feb 25. Apr 11, 1908. 1:290-14. A \$30,000-\$35,000. 63,875

Bloomingdale road, w s, 80.8 n 116th st, runs e 33.10 to c l said road, x n 27.5 x w 31.6 to said w s of road, x s 28.3 to beginning, vacant. Richard B Arden et al to Paterno Bros, a corpn. All title. B & S. Mar 31. April 16, 1908. 7:1990-part of lot 68. nom

Same property. Constance W Arden et al to same. All title. B & S. April 2. April 16, 1908. 7:1990. nom

Same property. Peter P Blanchard et al to same. All title. B & S. April 3. April 16, 1908. 7:1990. nom

Same property. James J Dunn to same. All title. B & S. April 3. April 16, 1908. 7:1990. other consid and 50

Same property. Wm M D DePeyster et al to same. All title. B & S. Mar 28. April 16, 1908. 7:1990. 1,400

Broadway, Nos 3361 to 3373 | n w cor 136th st, 99.11x100, 6-sty 136th st, No 601 | brk tenement and store. Times Realty & Construction Co to James Madden. Mort \$180,000. Apr 14. Apr 15, 1908. 7:2002-42. A \$76,000-\$100,000. other consid and 100

Broadway, No 2328, e s, about 100 s 85th st, 22x89.9x21.11x79, 3-sty brk tenement and store and 2-sty frame stable in rear. Edw Dumble to Laura W Parsons. Mort \$27,000. Apr 15, 1908. 4:1232-17. A \$26,000-\$28,000. other consid and 100

Columbus av, Nos 141 to 147 | n e cor 66th st, 100.5x100, 4-sty brk 66th st, No 71 | building and store. Lilly W Barney to Barney Estate Co. Mort \$150,000. Apr 13, 1908. 4:1119-1. A \$150,000-\$195,000. nom

Edgecombe av, w s, 215 s St Nicholas pl, 129x100x125x75.4, vacant. FORECLOS, July 2, 1907. Edward B La Fetra ref to Fredk N Du Bois of Catskill, N Y. Aug 5, 1907. April 14, 1908. 7:2054-64 to 68. A \$30,000-\$30,000. 50,600

Edgecombe av, w s, 344 s St Nicholas pl, 100x100, vacant. FORECLOS, July 2, 1907. Louis H Moos ref to Fredk N Du Bois of Catskill, N Y. July 29, 1907. April 14, 1908. 7:2054-60 to 63. A \$24,000-\$24,000. 40,800

Edgecombe av, w s, 444 s St Nicholas pl, 100x100, vacant. FORECLOS, July 2, 1907. Wm J A Caffrey ref to Fredk N Du Bois, of Catskill, N Y. July 31, 1907. April 14, 1908. 7:2054-56 to 59. A \$24,000-\$24,000. 41,000

Haven av | w s, 100 n from s s 170th st, produced, runs w Riverside Drive | 103.3 x again w 185.2 to e s Boulevard Lafayette or Riverside Drive, x s 51.6 x e 177.3 x n 25 x e 103.3 to av, x n 25 to beginning, with easement over strips for Drive-way, &c, vacant. John D Beals to New York Operating Co, a corpn. All liens. April 15. April 16, 1908. 8:2139-222 and 248. A \$5,300-\$5,300. other consid and 100

Lenox av, No 452, e s, 75 s 133d st, 24.11x84, 5-sty brk tenement and store. Max Strasser to Alex D Duff. Mort \$25,500. April 14. April 15, 1908. 6:1730-72. A \$13,000-\$26,000. other consid and 100

Lexington av, No 160 | n w cor 30th st, 19.9x80, 3-sty brk dwell-30th st | ing. John Cleary to N Y School of Applied Design for Women, a corpn. Mort \$28,000. April 15. April 16, 1908. 3:886-21. A \$25,000-\$32,000. nom

Lexington av, No 162, w s, 19.9 n 30th st, 19.9x80, 3-sty brk dwelling. John Cleary to N Y School of Applied Design for Women, a corpn. April 15. April 16, 1908. 3:886-22. A \$16,000-\$20,000. nom

Lexington av, No 1833, e s, 80.8 s 114th st, 20.3x78, 4-sty stone front tenement and store. Mabel L Port to Jacob T Hildebrandt. Mort \$17,000 and all liens. Jan 22. April 10, 1908. 6:1641-52. A \$8,500-\$14,000. nom

Madison av, Nos 161 and 163, e s, 98.9 n 32d st, 49.4x100, 11 and 12-sty brk and stone hotel. Ethel Potter to Howard N Potter. Mort \$393,000. April 3. April 10, 1908. 3:862-53. A \$140,000-\$365,000. nom

Madison av, No 961, e s, 81.10 n 75th st, runs n 20.2 x e 100 x n 0.1 1/2 x e 5 x s 20.4 x w 105 to beginning, 4-sty brk dwelling. Gem Realty Co to Edward Milch. Mort \$30,000. Apr 10. Apr 11, 1908. 5:1390-21. A \$40,000-\$46,000. other consid and 100

Madison av, No 1527, e s, 17.7 s 104th st, 16.8x70, 3-sty brk dwelling. FORECLOS, Mar 11, 1908. Frank T Fitzgerald ref to Adam Moran. All liens. Mar 25. April 16, 1908. 6:1609-52. A \$7,500-\$9,500. 10,050

Same property. Wm M Scott HEIR, &c, Wm H Rayner to same. All title. Ca G. July 13, 1907. April 16, 1908. 6:1609. nom

Madison av, No 2102 | n w cor 132d st, 19.11x80, 4-sty stone 132d st, Nos 31 and 33 | front tenement and store with 1-sty brk store in st. Emil Christensen to Jacob Greenfield. Mort \$20,000. April 15. April 16, 1908. 6:1757-14. A \$9,500-\$17,000. nom

Madison av, No 1555 | n e cor 105th st, 25.11x69.11x25.11x 105th st, Nos 51 and 53 | 69.10, 5-sty brk tenement and store. Max Levitz to Philip L Liebman. 1/2 of 1/2 part mort \$35,000. April 11. April 16, 1908. 6:1611-23. A \$19,000-\$32,000. nom

Post av, n s, 200 e Dyckman st, 50x150, vacant. Blanche M Corse to Lizzie Eder. Mort \$3,500. April 15, 1908. 8:2220-43 and 44. A \$6,000-\$6,000. other consid and 100

Riverside Drive, No 152, e s, 75 s 88th st, 25.8x100, vacant. Henry D Pierce to Wm B Walker. Mort \$20,000 and all liens. Apr 11. Apr 13, 1908. 4:1249-60. A \$32,000-\$32,000. 45,000

Riverside Drive, No 146, e s, 25 s of the n e cor 87th st (?), 23x 100, 4-sty and basement brk dwelling. Josephine B Martin to Mrs W H Barnes. Apr 7. Apr 13, 1908. 4:1248-58. A \$28,000-\$58,000. nom

Riverside Drive, No 80 | n e cor 80th st, runs e 41.9 x n 32.4 x e 80th st, No 325 | 5 x n 8 x w 17.9 x n 0.8 x w 22.1 to Drive, x s 41.6 to beginning, 4 and 5-sty brk and stone dwelling. Sarah W Alexander to Andrew J Kerwin, Jr. Mort \$50,000. Mar 1, 1904. (Re-recorded from Mar 1, 1904). April 14, 1908. 4:1244-33. A \$33,000-\$58,000. nom

Same property. Mary A Jeffery to Frank L Sheldon. Mort \$50,000. April 14, 1908. 4:1244. other consid and 100

Riverside Drive, e s, 80.8 n 116th st, runs n 26.10 x e 112.3 to c l Old Bloomingdale road closed, x s w 17.11 and s w 10.5 x w 104 to beginning, vacant. Joseph Larocque to Paterno Bros (Inc) a corpn. C a G. Mort \$25,000. Feb 8. April 14, 1908. 7:1990-68. A \$21,000-\$21,000. other consid and 100

St Nicholas av, No 1480 | n e cor 184th st, 49.11x100, 5-sty brk 184th st | tenement and store. William Kuhn et al to John J Rothwell and Edna A his wife, joint tenants. Mort \$57,000. April 14. April 15, 1908. 8:2157-1. A \$25,000-\$50,000. other consid and 100

St Nicholas av | n w cor 172d st, 169.6x100, vacant. Alonzo B 172d st | Kight to the Barnard Realty Co, a corpn. Mort \$37,000. April 1. April 15, 1908. 8:2141-43 to 48. A \$50,000-\$50,000. other consid and 100

St Nicholas av, No 876, e s, 114.10 n 153d st, 40x106.7x32.7x98.9, 3-sty brk dwelling. Frederick N DuBois to Frederick D Blauvelt. Feb 19. April 14, 1908. 7:2069-46. A \$14,000-\$20,000. nom

St Nicholas av, e s, 154.11 s c l 148th st, 25x100, vacant. Louis J Gold to Anna L Armstrong. All liens. Mar 31. Apr 13, 1908. 7:2053-52. A \$9,500-\$9,500. nom

St Nicholas av, Nos 1448 to 1458 | s e cor 183d st, 104.11x25, two 183d st, No 586 | 3-sty brk tenements and stores. Alex D Duff et al to Max Strasser. Mort \$45,000. Apr 15. April 16, 1908. 8:2154-39. A \$17,000-\$33,000. other consid and 100

West End av, No 864, e s, 40.11 n 102d st, 20x92, 4-sty brk dwelling. Jere C Lyons to Victor M Earle. Mort \$23,000. Apr 15. April 16, 1908. 7:1874-3. A \$13,500-\$29,000. 100

1st av, Nos 2225 and 2227, w s, 50.10 n 114th st, 50x100, 3-sty brk tenement and store, 1-sty frame store and 2-sty brk building in rear. Biagio Perneti to Tommasina Perneti his wife. All liens. Mar 28. April 14, 1908. 6:1686-25 and 26. A \$16,000-\$23,500. nom

1st av, Nos 2401 and 2403 | s w cor 123d st, 49.10x82.2, two 4-sty 123d st, Nos 366 and 368 | brk tenements and stores. Jacob Boettiger to Adam Boettiger. Mort \$25,000. April 13. April 14, 1908. 6:1799-32 and 33. A \$17,000-\$31,000. 100

1st av, Nos 1949 and 1951 | s w cor 100th st, 40.11x100, 6-sty brk | 100th st, Nos 342 and 344 | tenement and store. 1st av, Nos 1937 and 1939, w s, 40.11 n 99th st, 40x100. 1st av, Nos 1933 and 1935 | n w cor 99th st, 40.11x100, three 6-sty | 99th st | brk tenements and stores. Salvatore Genevese to Maurice Cohen. Mort \$185,140. April 13. April 14, 1908. 6:1671-23, 25 and 30. A \$47,000-\$159,000. other consid and 100

1st av, No 2209, w s, 50 n 113th st, 25x75, 5-sty brk tenement and store. Salvatore Laino to Antonio and Daniello or Daniel Laino, Caterina Innella and Nicolo Laino. 1-10 part. Mort \$10,500. Apr 8. Apr 10, 1908. 6:1685-27. A \$7,000-\$17,000. 1,450

Same property. Chester A Luff to same. 1-10 part. B & S. Mort \$10,500. Apr 8. Apr 10, 1908. 6:1685. 1,450

1st av, No 2209, w s, 50 n 113th st, 25x75, 5-sty brk tenement and store. Catarina Innella to Gennarino Innella. 1/2 part of all right, title, &c. Q C. Apr 10, 1908. 6:1685-27. A \$7,000-\$17,000. nom

2d av, No 2357 | s w cor 121st st, 25.2x80, 5-sty brk tenement 121st st, No 250 | and store. Chas A Wingert to Lawrence P Kinsella. Mort \$37,000. April 14. April 16, 1908. 6:1785-29. A \$13,000-\$30,000. other consid and 100

2d av, No 935, w s, 65.9 s 50th st, 21.3x80, 4-sty stone front tenement and store. Celia Lent to Louis S Greenberg. Mort \$11,000. April 15. April 16, 1908. 5:1323-27. A \$11,000-\$14,000. other consid and 100

2d av, No 2093 | s w cor 108th st, 25.10x75, 4-sty brk tenement 108th st, No 242 | and store. Gussie Rosenberg to Benjamin Abraham. All liens. Feb 11. Apr 11, 1908. 6:1657-28. A \$13,000-\$22,000. 100

2d av, No 1033, w s, 50.5 n 54th st, 25x75, 4-sty and basement brk tenement and store. Geo H Breen to Franz Flory. Mort \$14,000. April 10, 1908. 5:1328-23. A \$13,000-\$19,000. nom

2d av, No 1840 | n e cor 95th st, 25.8x100, 5-sty brk tenement and 95th st | store. FORECLOS, April 13, 1908. Francis W Pollock ref to Samuel Golde. Mort \$28,000. April 14, 1908. 5:1558-1. A \$19,000-\$30,000. 14,000

2d av, No 2208, e s, 80.11 n 113th st, 20x80, 4-sty stone front tenement and store. Biagio Perneti to Tommasina Perneti his wife. All liens. Mar 28. April 14, 1908. 6:1685-4. A \$6,500-\$12,000. nom

2d av, No 2151, w s, 50.10 s 111th st, 25x79, 4-sty brk tenement and store. Samuel Ellsberg to Barnet Kleinberg. Mort \$16,000. April 13. April 14, 1908. 6:1660-26. A \$8,500-\$16,000. other consid and 100

- 5th av, No 954, e s, 72.2 s 77th st, 30x100, 6-sty stone front dwelling. J Horace Harding to Samuel W Bridgham, of East Providence, R I. April 8. April 14, 1908. 5:1391—assessed with lot 72. other consid and 100
- 5th av, No 802, e s, 52.7 n 61st st, 22.9x98, 5-sty stone front dwelling. Julia W Bradley and ano to Albert C Bostwick, of Mamaroneck, N Y. April 7. April 15, 1908. 5:1376—3. A \$160,000—\$185,000. other consid and 100
- 5th av, e s, 24.11 s 128th st, 50x110, vacant. Liebenthal Construction Co, a corpn, to Sundel Hyman. Morts \$37,500. April 13. April 14, 1908. 6:1752—70 and 71. A \$34,000—\$34,000. other consid and 100
- 5th av, Nos 2209 to 2217 | s e cor 135th st, 99.11x100, 5-sty brk 135th st, No 2 | tenement and stores.
- 134th st W, Nos 233 and 235, n s, 415 e 8th av, 40x99.11, 5-sty brk tenement.
- Monson Morris EXR Alonzo C Monson to Monson Morris INDIVID, of Jericho, L I. ½ part. All title. Apr 3. Apr 13, 1908. 6:1759—69 to 71. A \$41,000—\$76,000; 7:1940—18. A \$1,600—\$31,000. nom
- 6th av, No 807, w s, 60 s 46th st, 20x80, 4-sty brk tenement and store. Joseph O B Webster to Ramsay, Jules J and Eliza H Peugnet surviving children of Clara M Webster dec'd. All title to life estate, &c. All liens. Dec 18, 1907. Apr 11, 1908. 4:998—34. A \$30,000—\$35,000. nom
- Same property. Agreement not to sell, encumber or enforce payment of certain morts without consent of each other, &c, during life of Joseph O B Webster. Ramsay, Jules J and Eliza H Peugnet each with the other. Dec 18, 1907. Apr 11, 1908. 4:998. nom
- 7th av, No 148 | s w cor 19th st, 23x44, 2-sty frame tenement 19th st, No 200 | and store. PARTITION, Mar 19, 1908. Emil Goldmark ref to Margt L Slevin. April 15. April 16, 1908. 3:768—41. A \$17,000—\$18,000. 31,600
- 7th av, No 363, e s, 23.3 n 30th st, 23x75, 4-sty brk tenement and stores and 2-sty brk tenement in rear. Ray Weill to Maurice Myers. Mort \$46,000. Dec 6, 1907. April 16, 1908. 3:806—2. A \$39,000—\$42,000. other consid and 100
- 7th av, No 2275 | s e cor 134th st, 24.11x75, 5-sty brk tenement 134th st, No 198 | and store. Pincus Lowenfeld et al to Charles Polifeme. Mort \$37,000. April 9. April 10, 1908. 7:1918—60. A \$20,000—\$38,000. other consid and 100
- 7th av, No 277, e s, 40.1 s 26th st, 19.4x70, 4-sty brk tenement and store. Isabella L Ryttenberg to Henry Voorhis, of River Edge, N J. Mort \$24,000. April 10, 1908. 3:801—79. A \$14,500—\$17,500. other consid and 100
- 7th av, No 2295, e s, 41.6 s 135th st, 16.7x75, 3-sty stone front tenement and store. Louis Feist Jr to Julia T Feist. ½ part. Mort \$15,500. Mar 30. Apr 13, 1908. 7:1919—61½. A \$8,500—\$12,500. 100
- 8th av, No 888 | s e cor 53d st, 22x80, 4-sty brk tenement and 53d st, No 268 | store. Robt T Oxley to Henry A Jackson Jr. 1-15 part. All title. Sub to dower of Maria L Oxley. Apr 9. Apr 11, 1908. 4:1024—61. A \$38,000—\$46,000. nom
- 8th av, Nos 539 and 541 | n w cor 37th st, runs n 28 x w 75 x n | 37th st, Nos 301 to 305 | 21.3 x w 25 x s 49.4 to n s 37th st, x e 100 to beginning, 6-sty brk loft and store building. | Chas F Bauerdorf and ano EXRS Albert J Adams to Milrow Realty Co, a corpn. Mort \$50,000. April 15. April 16, 1908. 3:761—31. A \$72,000—\$107,000. 110,000
- Same property. Release dower. Isabella V Adams widow to same. April 15. April 16, 1908. 3:761. nom

MISCELLANEOUS.

- Power of attorney. Caroline C Grimm to Fred J C Fitzgerald. Apr 15. April 16, 1908.
- Power of attorney. Friedrich Goetz to William F Wright. Oct 26, 1905. Apr 10, 1908.
- Power of attorney. Martha wife Friedrich Goetz to Willis B Dowd. June 12, 1906. Apr 10, 1908.
- Power of attorney. Susanne L Green to Francis Speir, of South Orange, N J. Jan 28. Apr 10, 1908.
- Power of attorney. Ernst Leitz to Chas J Rheinboldt, of Weehawken, N J. Aug 21, 1907. Apr 13, 1908.
- Power of attorney. Kath E Moore to Wm J Wells. Mar 28, 1908. April 14, 1908.
- Power of attorney. Sadie V Levy to Emanuel Arnstein. Mar 21. April 15, 1908.
- Substitution of power of attorney. Wm F Wright to Willis B Dowd. Oct 26, 1905. Apr 10, 1908.

BOROUGH OF THE BRONX.

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

- *Byron st, w s, 220 s 237th st, 50x95. Alfred Benson to Christiana Benson. April 11. April 16, 1908. nom
- *Carlisle pl, w s, 100 s 213th st, 25x100. A Shatzkin & Sons to Frank Demucci. Mort \$600. April 14. April 16, 1908. other consid and 100
- Charlotte st, e s, 115.3 s Boston road, 250x100, vacant. Geo F Johnson Jr to Geo F Johnson. 1-3 part. All title. B & S and C a G. Dec 30, 1907. Apr 10, 1908. 11:2966. other consid and 100
- Coster st, e s, 125 s Eastern Boulevard, 25x100, vacant. Release mort. The Trust Co of America to East Bay Land and Impt Co. April 9. April 15, 1908. 10:2772. nom
- Same property. East Bay Land and Impt Co to Francesco Gallucci. April 15, 1908. 10:2772. other consid and 100
- *Edgewater terrace, w s, 25.3 s Barkley av, 25.3x110x25x113. Fremont Realty Co to Julius Figliuolo. Mort \$700. Apr 10. Apr 16, 1908. other consid and 100
- Faille st, No 1018, e s, 180.8 n Aldus st, 20x100, 3-sty brk dwelling. Michael Herbert to Bertha Herbert. ½ part. April 15, 1908. 10:2748. nom
- Faille st, No 1035, w s, 289.6 s Bancroft st, 20x100, 3-sty brk dwelling. American Real Estate Co to Louis G Markert. April 16, 1908. 10:2749. other consid and 100
- Faille st, No 1051, w s, 129.6 s Bancroft st, 20x100, 3-sty brk dwelling. American Real Estate Co to Eveline L Spencer. Apr 10, 1908. 10:2749. other consid and 100
- Fox st, n w cor 167th st, runs n 88.7 x w 53 and 61.1 x s 113.2 to 167th st x e 78.8 to beginning, vacant. Isadore S Becker to Mabelle Gaffney. All title. Q C and confirmation deed. Apr 9. Apr 13, 1908. 10:2718. nom
- *Leland st, e s, 325 n 152d st, 25x100. Hudson P Rose Co to Sebastiano Russo. Feb 4. April 14, 1908. nom
- *Marvin pl, e s, abt 189 n 4th st, 22.5x91x20.9x87.3 and being lot 37 map No 1069 of Nellie Marvin at Westchester. Emile T Vielt to Victoria D'Andrea. Mort \$225. April 6. April 15, 1908. other consid and 100
- Minford pl, w s, 132.7 s Boston road, 41.3x100x20.3 and 7.3x81, vacant. Geo F Johnson Jr to Geo F Johnson. 1-6 part. B & S and C a G. Dec 30, 1907. Apr 10, 1908. 11:2977. other consid and 100
- *Myrtle st, s w cor Troy av, —, and being plot 409 map No 1106 Arden property at East and Westchester. Walter W Taylor to Rosa Zeilsky. All liens. Apr 10. Apr 15, 1908. other consid and 100
- Rogers pl, No 961, w s, 458.10 n Westchester av, 16.8x71.10, 2-sty frame dwelling. Kresenzia Winter to Emily Winter. ½ part. All title. Mort \$2,800. Apr 11. Apr 13, 1908. 10:2698. 250
- *Storrow st, n e cor Benedict av, 25x101.7x25x101.11. Mary A Corman to James Purcell. April 14. April 15, 1908. other consid and 100
- *Victor st, w s, plot begins 195 w White Plains road at point 445 n along same from Morris Park av, runs n 50 x w 100 x s 50 x e 100 to beginning, with right of way over strip to Morris Park av. Mary A Robinson to Esther Wieser. Mort \$2,500 and all liens. April 14. April 15, 1908. other consid and 100
- *Same property. Agreement as to restrictions, &c. Esther Wieser with Mary A Robinson. April 14. April 15, 1908. nom
- *Wilcox st, w s, 250 s Town Dock road and being lot 125 and n ½ lot 126 map property formerly St Joseph's Orphan Asylum. 37.6 x100. Helen Duffy to Bella Petersen. April 10. April 14, 1908. other consid and 100
- *Willow lane, w s or s w s at n s Elliott av, runs w 158 x n 90 x e 176.6 to lane, x s 102 to beginning, Westchester. FORECLOS, July 1, 1891. Chas G Banks ref to David Verplanck of White Plains, N Y. July 31, 1891. Apr 13, 1908. 900
- *Same property. David Verplanck to Georgianna and Wm C Lather and Maude Caro. B & S. Oct 19, 1907. April 13, 1908. nom
- *Willow lane, w s, or s w s, 34 n or n w Elliott av, 68x176.6x60x161, Westchester. FORECLOS, July 1, 1891. Chas G Banks ref to David Verplanck, of White Plains, N Y. July 31, 1891. Apr 13, 1908. 2,100
- 135th st, No 687, n s, 104 e Southern Boulevard, 16.8x75, 2-sty brk dwelling. Gesiene Siegel to Augustin Schussler, of Brooklyn. Mort \$3,000. Apr 6. Apr 10, 1908. 10:2564. nom
- 135th st, No 521, n s, 181.4 e Brook av, 27x100, 5-sty brk tenement. Rebeca Rosenberg to Jacob Brown. Mort \$22,500. Jan 19. April 14, 1908. 9:2263. 100
- 138th st, No 748, old No 1022, s s, 115 e Southern Boulevard, 15x100, 2-sty brk dwelling. Wm O Campbell to John J Hayden. B & S and confirmation deed. Mort \$2,500. Mar 6. Apr 11, 1908. 10:2566. 1,000
- 138th st, No 748 (1022), s s, 115 e Southern Boulevard, 15x100, 2-sty brk dwelling. Thos P Hayden to John J Hayden. Q C. Mar 27. Apr 11, 1908. 10:2566. nom
- 138th st, No 748 (1022), s s, 115 e Southern Boulevard, 15x100, 2-sty brk dwelling. John J Hayden to Albert H Gleason. Mort \$2,500. Mar 30. Apr 11, 1908. 10:2566. 1,000
- 141st st, s s, 152 e Southern Boulevard, runs e 64.9 x s 148.9 x w 32.3 x n — x w 25 x n 131.4 to beginning, vacant. Wm F Olpp to Empire Title Guarantee Co, a corpn. Mort \$5,000. Aug 28, 1907. April 16, 1908. 10:2592. other consid and 100
- 141st st, Nos 247 to 251, n s, 200 w College av, 50x100, 2-sty frame dwelling and 1-sty frame stable and vacant. John Gormley to Katherine McMahon. Mort \$3,000. July 22, 1907. Apr 14, 1908. 9:2334. nom
- 145th st, No 356, s s, 78.4 e 3d av, 25x100, 2-sty frame (brk front) dwelling. Luigi Infante to Alexandro Borsella. Mort \$6,500. Mar 3. Apr 13, 1908. 9:2306. 10,800
- 148th st, No 545 (803), n s, 99.6 w St Anns av, 25x100, 5-sty brk tenement. Mort \$14,000
- Hoffman st, Nos 2468 and 2470, e s, abt 65 s 189th st, 50x119.7 x—x118.9, two 3-sty frame tenements. Morts \$13,000. Margaret A Downey to Lillie T Cooney. Oct 21, 1907. Apr 13, 1908. 11:3066, 9:2275. other consid and 100
- 149th st, s s, 149.4 w St Anns av, 200x100, vacant. Release mort. Central Trust Co of N Y TRUSTEE Jason Rogers to Moorehead Realty and Construction Co. April 15. April 16, 1908. 9:2275. 40,000
- 150th st, No 254, s s, 125 w Morris av, 25x100, 5-sty brk tenement and store. FORECLOS, Mar 31, 1908. Wm H Black referee to Harry Mayer. Apr 10, 1908. 9:2338. 23,750
- 152d st, No 821, n s, 40 w Union av, 20x50, 3-sty frame tenement. John J Brennan to John Ohl. Mort \$3,000. April 14. April 15, 1908. 10:2665. other consid and 100
- 153d st, No 315, n s, 425 w Courtlandt av, 27.3x100, 3-sty frame dwelling. Wilhelmine wife of Emil L Kieger to Lawrence Kreap-pel. Mort \$4,500. April 16, 1908. 9:2413. other consid and 100
- 159th st, No 381 (633), n e s, 300 s e Courtlandt av, 25x100, also the strip in front bet old n s of Waverly st and new n s of 159th st, 1-sty frame dwelling. Mary Andreas to John Theiss. Apr 11. Apr 13, 1908. 9:2406. other consid and 500
- 159th st, n s, strip bet n s new line 159th st, and old n s of Waverly st, lying in front of and adj w ½ of lot 81 map of Melrose, &c. John Binder et al heirs, &c, John Binder decd to Mary Andreas. Q C. April 8. April 13, 1908. 9:2406. 250
- 159th st, No 381, n e s, 300 s e Courtlandt av, 25x100, 1-sty frame dwelling. Also strip lying bet n s Waverly st as on map Melrose and n s | 159th st, as legally opened. | John Theiss to Joseph Theiss. April 11. April 15, 1908. 9:2406. other consid and 100
- 165th st, s s, 60 w Tinton av, 29.10x90, 4-sty brk tenement and store. Lena Crossmon to Louis Lahrmann. Morts \$14,000. Apr 1. Apr 16, 1908. 10:2659. other consid and 100
- 165th st, Nos 509 to 513, n s, 76.2 w 3d av, 50x137, 1-sty brk building, two 2-sty brk buildings in rear and vacant. Peter J Cooney to John F Helmecke. Q C. April 10. April 16, 1908. 9:2370. nom
- Same property. Kath E Broseman and ano to John F Helmecke. Q C. April 11. April 16, 1908. 9:2370. nom
- Same property. John F Helmecke to Robt C Winters. Apr 15. April 16, 1908. 9:2370. other consid and 100
- 167th st, n s, 43.8 e Stebbins av, 50x81.1x51.10x94.10, vacant. David Lachtenbruch to Jacobina Kaufman. Mort \$4,000. May 17, 1907. Apr 11, 1908. 10:2692. other consid and 100
- 170th st, No 457, n s, 65 w Washington av, runs n 73.7 x w 20 x n 24.8 x w 31 x 96.11 to st x e 51 to beginning, 2-sty frame dwelling. Anna B Weiler to Leon Pierce. Apr 9. Apr 10, 1908. 11:2902. other consid and 100
- 171st st, No 541, n s, 155.2 e 3d av, | | 171st st, n s, adj above on west. | Agreement as to encroachment. Emma L Kuhne and Eliz T Ringe with Teresina Pizzutiello. April 7. April 15, 1908. 11:2928. nom

- *173d st, w s, 97 s Westchester av, 25x100, 2-sty frame dwelling. James Garvey to Louisa Burkhardt. Mort \$3,500. Apr 11, 1908. other consid and 100
- *173d st, e s, 300 n Gleason av, 25x100. James Purcell to James Garvey. Apr 10. Apr 13, 1908. other consid and 100
- 176th st, No 109, n s, 175 w Fleetwood av, 25x125, 2-sty frame dwelling. Helen Mathews to Annie Ridal. Mar 12. April 16, 1908. 11:2827. nom
- 179th st, No 226, s s, 155.2 w Anthony av, 25x74.6x25x73.3, 2-sty frame dwelling. Amelia Schlesinger to Simon A Hirshbaum. Apr 13. Mort \$2,500. April 14, 1908. 11:2811. other consid and 100
- 179th st, s e cor Creston av, 22.3x80.9x51.2x86, vacant. Christine Wenigmann to Charles Reinhart. April 13. April 14, 1908. 11:2808. nom
- 179th st, s s, 22.3 e Creston av, 25x80.6x25x80.9, vacant. Kate Fuesel to Charles Reinhart. April 13. April 14, 1908. 11:2808. other consid and 100
- 179th st, No 213, late Berry st, n s, 250 w Anthony av, 25x90, 2-sty frame dwelling. Robert N Cleverdon to Charlotte Recke. Mort \$3,000. Apr 8. Apr 10, 1908. 11:2812. nom
- 180th st, No 410, on map No 408 (660) s s, 114.6 w Park av, runs s 113.10 x w 17.11 x n 64 x w 0.1½ x n 49.8 to st, x e 18 to beginning, 2-sty frame dwelling. Nicholas Eckert to Frederick Slater. April 15. April 16, 1908. 11:3029. other consid and 100
- 181st st, n s, 29.8 w Mohegan av, 50.6x90, 1-sty frame dwelling. Basilius Busch to North Borough Development Co, a corpn. Mort \$3,500. April 14. April 15, 1908. 11:3119. other consid and 100
- 190th st, No 337, late St James st | n s, 100 w Davidson av, 88.2 Grand av | to e s Grand av, late Edenwood av, x144.8x100x153.10, 2-sty frame dwelling and vacant. Chas B J Snyder to Harriet K Snyder. April 14. April 16, 1908. 11:3204. nom
- 190th st | s w cor Parkview pl, runs w 46.2 to Tee Taw av, x s Tee Taw av | w 159.5 x s e 102.3 x n 192.2 to beginning, vacant. Emil N Sorgenfrei to Anthony W Eustis. Mort \$5,000. April 15, 1908. 11:3219. other consid and 100
- *213th st, n s, 100 w Maple av, 50x100, Williamsbridge, with all title to assets of co-partnership names as Lo Curto, Colletti & Co. Leopoldo Badolato et al to Vincenzo and Bernardo Colletti, Rosolino Lo Curto and Giovanni Di Nicola. Mort \$17,000. Apr 10. April 14, 1908. other consid and 100
- *216th st, s e cor Barnes or 4th av, runs e 80.7 x s 24.8 x w 0.7 x s 40.4 x w 80 to e s 4th av, x n 74 to beginning. Release mort. Hamilton Bank of N Y to Martin Tully. April 14. April 15, 1908. 19,000
- *221st st, n s, 255 e 4th av, 50x114, Wakefield. A Shatzkin & Sons to Thomas Trainor. Mort \$2,300. April 14, 1908. 100
- *224th st (10th av), s e cor 4th av (4th st), 105x114, Wakefield. Abram Abramowitz to Harry Bauman. Mort \$5,200. Mar 30. April 15, 1908. other consid and 100
- *224th st (10th av), s e cor 4th av, 105x114, Wakefield. Harry Bauman to Bernardo Castellano and Michele Rinato. Mort \$5,200. April 14. April 15, 1908. other consid and 100
- *224th st, s s, 100 e Paulding av, 41.7x109.6. Tri-Centennial Realty Co to Mildred I Boykin. Mort \$822.50. Apr 3. Apr 11, 1908. other consid and 100
- 227th st, late Sidney st | s s, 31.9 e Westchester av, 94.5x310.3 to Westchester av | n s Westchester av x105.9 on curve x265.6, 2 and 4-sty frame dwelling and 2-sty frame stable. Mary J Heuer to Frank B French. Mort \$10,000. Apr 10. Apr 11, 1908. 13:3407. other consid and 100
- *228th st (14th av), n s, 305 w 4th av, 25x114, Wakefield. Andrew Owsian to Martin Suchy. Sub to life estate of Lukasz Owsian. Apr 10. Apr 11, 1908. nom
- *231st st, late 17th st, n s, 505 e 4th av, 75x114, 231st st, late 17th st, n s, 205 w 5th av, 25x114, Wakefield. Joseph Schneider to Emma N Polak. April 8. April 14, 1908. other consid and 100
- *239th st, n e cor Catharine st, lots 61 and 62 map South Washingtonville, 100x100. Mort \$2,292. Marion st, w s, 103 s 239th st, 68x145, Wakefield. Mort \$1,333. Lot 541 map (No 208) showing addition of plots 533 to 560 of Arden property. Mort \$800. Fanny Lasner and ano to Josephine J Schnurmacher. Apr 15. April 16, 1908. exch and 100
- Av St John | n e cor Kelly st, runs n 186.1 x s e 105.10 x s 172.11 Kelly st | to n s Kelly st x w 105 to beginning, vacant. FORECLOS, Feb 18, 1908. Donald McLean referee to Emma Kramer. Mar 18. Apr 14, 1908. 10:2686. 37,000
- Anderson av, s e s, 727.6 n e from n w s Jerome av, 50x170.6x50.2x166.2, vacant. Adolph Hirsch to John F Kaiser, of Mt Vernon, N Y. All title. April 10. April 14, 1908. 9:2504. other consid and 100
- Andrews av, w s, 450 s Fordham road, 25x125, vacant. Fleischmann Realty & Construction Co to Colden Realty Co, a corpn. Apr 15, 1908. 11:3225. other consid and 100
- Same property. Release mort. The Corn Exchange Bank to Fleischmann Realty & Construction Co. Apr 14. Apr 15, 1908. 11:3225. 2,000
- Aqueduct av, w s, — s Boscobel pl, 50x100, and being lots 6 and 7 parcel 24 map subdivision estate Wm D Ogden at Highbridge filed May 24, 1907, vacant. Isidore S Chirurg to Wm H Gunnell. Mort \$5,390. Apr 15. Apr 16, 1908. 9:2533. other consid and 100
- Arthur av, w s, 115 s 189th st, 50x119.5x50x119.7, except part for av, vacant. Wm Stonebridge to Ella A Arnold. Q C and correction deed. Mar 27. April 14, 1908. 11:3066. nom
- Same property. Ella A Arnold to Edw A Bell. Mort \$3,500. Apr 8. April 15, 1908. 11:3066. other consid and 100
- Bathgate av, No 2412, e s, 194.10 n 187th st, 20x90, 3-sty brk dwelling. Release mort. Hamilton Bank of N Y to German Construction Co. Apr 8. April 15, 1908. 11:3056. 100
- Bathgate av, No 2406, e s, 134.10 n 187th st, 20x89.11, 3-sty brk dwelling. German Construction Co to Minnie Roberts. Mort \$6,000. April 16, 1908. 11:3056. other consid and 100
- *Bassett av, w s, abt 300 n Saratoga av, 24.7x100x—x100. Eastchester road, e s, 51.6 n McDonald st, 25.9x108.7x20x102.4. Release mort. John J Brady to Hudson P Rose Co. April 14. April 16, 1908. 700
- Belmont av, w s, 200 s Tremont av, deed reads plot begins at n s lot 84 and w s lot 90 at point 200 s Locust av, runs s 100 x e 50 to Belmont av x n 100 to lot 84 x w 50 to beginning, being part lot 84 map Fairmount, vacant. Edwin Shuttleworth to Agnes K Mulligan. Apr 6. Apr 10, 1908. 11:2947. other consid and 100
- Boston road, n w s, — n 178th st and opposite residence of Dr Wm Bayard at West Farms and adj lands of Crossin, Yoe, Ray et al 50x217, 2-sty frame building. 178th st, late Mechanic st, n e s, 134 n w Boston road, runs n w 16 x n e 74 x s e 50 to land of Crossin, x s w 30 x n w 34 x s w 44.8 to beginning, vacant. 178th st, late Mechanic st, n e s, 150 n w Boston road, runs n e
- along land of Yoe, x n e — to 1st parcel above, x n w 37.6 to land of Ray, x s w — x s e along st, 37.6 to beginning, except parts for Boston road and 178th st, vacant. Geo F Johnson, Jr, to Geo F Johnson. ¼ part. B & S and C a G. Sub to ¼ of all liens. Dec 30, 1907. April 10, 1908. 11:3136. other consid and 100
- *Briggs av, n w cor 5th av, 30x212x120x232. Morris Brosterman to Max Gotthelf. ½ part. Mort \$3,000. Apr 1. Apr 10, 1908. 100
- Brook av, No 1523, w s, 100 s Wendover av, runs s 95.2 x w 37 x n 47.9 and 55.7 x e 60 to beginning, 6-sty brk tenement and store. Max Siff to Edward Cohn. ½ right, title and interest. All liens. April 13. April 14, 1908. 11:2896. nom
- Bryant av, No 1496, e s, 125 s 172d st, 25x100, 3-sty brk dwelling. Samuel Roberts to Gussie and Sara Sheinart. Mort \$10,000. Apr 8. Apr 11, 1908. 11:3000. other consid and 100
- Burnside av, n s, 108.5 e Anthony av, 50.10x99.9x42.1x72.9, vacant. FORECLOS, Feb 4, 1908. James P Keenan ref to James A Regan and Wm R Sanders. Apr 15, 1908. 11:3156. 7,000
- Cambreleng av n e cor 189th st, runs e 149.6 to w s Beaumont av Beaumont av | x n 40 x w 150.7 to Cambreleng av, x s 40 to beginning, vacant. Joseph Rosenzweig to Sarah Cohen. April 14, 1908. 11:3090 and 3091. nom
- *Cleveland av, n s, 150 w 2d st, 50x103x50x113, Penfield property, South Mt Vernon. Harry Friedman et al to Jacob, Samuel and Louis Friedman. Mort \$900 and all liens. Mar 19. April 16, 1908. other consid and 100
- Clay av, No 1062, e s, 330 n 165th st, 27x80, 3-sty brk dwelling. Henry Feder to Simson Strauss. Mort \$8,000. April 10. Apr 16, 1908. 9:2425. other consid and 100
- Crotona av, No 1980 | s e cor 178th st, 25x96.1, 2-sty frame dwelling. Wm G Mulligan to Fredk W Marthens. Mort \$4,500. Apr 9. Apr 10, 1908. 11:3092. other consid and 100
- Decatur av | n w cor 198th st, 25x92.10x25.2x91.11, vacant. Mort | 198th st | \$2,250. Decatur av, w s, 25 n 198th st, 63.7x94.8x61.2x92.10, vacant. Mort | \$5,500. Edw H Kelly to Wm C Bergen. April 14. April 15, 1908. 12:3284. 100
- Daly av, e s, 280.10 s Tremont av, 21.8x152.3, vacant. Wm C Kelly to John C Ferrier. Mort \$6,000. April 15. April 16, 1908. 11:2992. other consid and 100
- *Eastchester road, e s, abt 101 s Saratoga av, 26.6x76.9x25x84.3. Hudson P Rose Co to Mary E Shute. April 15. April 16, 1908. nom
- *Eastern Boulevard, n s, 50 e Quincy st, 27.6x112.6x79.1x100. Eastern Boulevard, n w cor Quincy st, 25x100. Gifford av, s s, 203.10 e Balcom av, 50x100. Mort \$1,935. Westchester. Lots 319 and 320 map portion of Penfield property lying east of White Plains av at Wakefield. Mort \$1,100. Isidore Lesner et al to Josephine J Schnurmacher. April 15. April 16, 1908. exch and 100
- *Edison av, w s, 300 n Tremont road, 50x145.5x61.4x181, Tremont terrace. Release mort. A Morton Ferris to Bankers Realty and Security Co. April 9. April 16, 1908. 750
- *Same property. Bankers Realty and Security Co to Mary A Nally. All liens. April 10. April 16, 1908. 100
- *Ferris av, w s, 303.5 s of lands of St Josephs Institute for Deaf Mutes, &c, 246.1x1,012.5 to high water mark Westchester Creek x irreg x1,104.5 to beginning, with all title to land under waters of said Creek, Throggs Neck. Geo S Fulton to J Harold McLaine, 10-20 parts, Geo M Beerbower, 3-20 parts, John A Boyajeau, 5-20 parts, Augustine Constantian, 2-20 parts. All liens. Mar 30. Apr 10, 1908. nom
- *Ferris av, w s, 549.6 s lands as above, 266.9x892.10 to said Creek x irreg x1,012.5, with all title to land under waters of said Creek. Same to same. Similar interests. All liens. Mar 30. Apr 10, 1908. nom
- Fordham road | n w s, at w s Kingsbridge road, runs s w along Kingsbridge road | Fordham road 87.9 x n 106.6 x n 44 x n 58.5 x e 81.8 x s w 77.3 x s e 26.6 x s e 107.3 to w s Old Kingsbridge road x s w 63 to beginning, except parts for roads, two 2-sty frame dwellings and stores. Agreement not to sell, encumber or enforce payment of certain mortgages without consent of each other, &c, during life of Joseph O B Webster. Ramsay, Jules J and Eliza H Peugnet each with the other. Dec 18, 1907. Apr 11, 1908. 11:3154. nom
- Same property. Joseph O B Webster to Ramsay, Jules J and Eliza H Peugnet surviving children of Clara M Webster dec'd. All title, &c, to life estate. All liens. Dec 18. Apr 11, 1908. 11:3154. nom
- Forest av, No 1155, w s, 47.8 n Home st, 19.8x96.11, 3-sty frame tenement. Anna Noonan to Richard, Robert, Grace A and Margaretta Edwards and Eliz E Van Winkle. April 15. April 16, 1908. 10:2652. other consid and 100
- Forrest av, No 1049, w s, 233.10 n 165th st, late Wall st, 37.6x87.6, 5-sty brk tenement. Edward Muller to John H Lankenau. Mort \$25,000. April 4. April 16, 1908. 10:2650. other consid and 100
- *Fort Schuyler road, e s, at line between lands of Brown & Jackson, runs to Weir or Wire Creek and to w s Pennyfield road, contains 34 893-1,000 acres, with all title to land under waters of said Creek, Throggs Neck. John F Jacobs to The Jackson Estate Impt Co, a corpn. Mort \$136,120. Mar 31. April 14, 1908. other consid and 100
- *Grace av, n s, 175 e Lyon av, 50x130, Westchester. Release mort. Marcus Nathan to Chester Impt Co. Mar 31. April 16, 1908. 100
- *Same property. Release mort. Sound Realty Co to same. Apr 14. April 16, 1908. 800
- Grand av | w s, 50 n North st, 25x161.10 to e s Aqueduct Aqueduct av | av E, x25.4x166.1, vacant. J Romaine Brown to Chas E Bensel, Jr. April 14, 1908. 11:3209. other consid and 100
- Grand av, No 2469 (6th av), c 1 293.2 n Fordham road, late Fordham Landing road, runs n 41.2 x w 132.3 to e s Croton Aqueduct, x s 41.2 x e 132.2 to beginning, except part for Grand av, 2-sty frame dwelling. Chas S Hills to Annie J Regan. Mort \$5,000. Apr 4. April 15, 1908. 11:3213. other consid and 100
- Grant av | n e cor 169th st, runs n 18.10 x e 202.1 to w s Morris Morris av | av, x s 49.11 to n s 169th st, x w 200 to beginning. 169th st | Grant av, n w cor 169th st, runs n 10.1 x w 52.7 to n s 169th st, x e 52.1 to beginning, vacant. Newbold Morris et al to Archibald Rogers of Hyde Park, N Y. April 4. April 15, 1908. 11:2816 and 2830. other consid and 100

THE GEORGE A. JUST CO. IRON WORK

239 VERNON AVENUE FOR BUILDINGS

LONG ISLAND CITY NEW YORK

Hoe av, Nos 1238 and 1240 | n e cor Freeman st, 54.5x100x12.6x
 Freeman st, No 1215 | 97.7, 3-sty frame tenement and
 store and 1-sty brk store in st. Geo Rubenstein to Wolf Malino.
 B & S. All liens. April 14. April 15, 1908. 11:2987.
 other consid and 100
 Same property. Wolf Malino to Sigmund Lewy and Henry Holler-
 ith. Mort \$22,500. April 14. April 15, 1908. 11:2987.
 other consid and 100
 Hull av, w s, 29.6 n 205th st, 25x100, vacant. Sophie Muller to
 Henry F A Wolf Co, a corpn. April 13. April 14, 1908. 12:-
 3346. nom
 Jerome av, e s, 231.2 s Burnside av, 75x100, vacant. Whitehall
 Realty Co, a corpn, to Nathan Sickele, of Newark, N J. Mort
 \$11,250. April 2. April 14, 1908. 11:2854.
 other consid and 100
 *Johnson av, e s, 225 n Nelson av, 25x100. Land Co D of Eden-
 wald to John McCauley. Apr 6. Apr 11, 1908. nom
 *Madison av | n s, 400 w Robin av, runs n 79 to s s Pelham road
 Pelham road | x s w 77.1 to e s Amsterdam av x s 30.10 to n s
 Amsterdam av | Madison av x e 60 to beginning, Tremont Ter-
 race. Bankers Realty & Security Co to Josephine T Deady, of
 Mt Vernon. All liens. Feb 10. Apr 10, 1908. 100
 *Mapes av, n e cor Green av, 50x100, Westchester. Munnica
 Clougherty to John Moylan. Apr 8. Apr 10, 1908.
 other consid and 100
 *Minnieford av, w s, 225 n Beach st, 25x100, City Island. John H
 Andrews to John Fenn. Apr 8. Apr 10, 1908. 150
 *Morris Park av, s s, 50 e Adams st, 25x100, except part for
 Morris Park av. Luise Riegler to Francesco Pellegatti. Apr 10.
 Apr 13, 1908. other consid and 100
 Norwood av, late Decatur av, w s, 50 s 209th st, 25x100, 2-sty
 frame dwelling. Jacob H Amsler et al to Louis F Hofman.
 Mort \$5,000. Apr 1. Apr 10, 1908. 12:3351.
 other consid and 100
 Park av, No 2962 | s e cor 153d st, 54.7x109.7x50x87.8, 1-sty
 153d st | frame market. Payne Estate to Felix J
 Bernstein. Apr 11. Apr 13, 1908. 9:2442. other consid and 100
 Park av, e s, 90 s 183d st, runs e 97.2 x s 10 x e 50 x s 38 x w
 145.10 to av x n 48 to beginning, except part for av, vacant,
 Emma M Mellert to Fredk M Mellert. Mort \$7,000. Mar 31.
 Apr 13, 1908. 11:3038. other consid and 100
 Park av, No 4124, e s, 125 n 181st st, 25x141, 2-sty brk dwelling.
 Karneg M Murgdichian to Margaret Haggerty. Mort \$4,600.
 Apr 9. Apr 10, 1908. 11:3037. nom
 *Parker av, s s, 200 s e Lyon av, 25x100, Westchester. Release
 mort. Marcus Nathan to Chester Impt Co. Mar 31. April 16,
 1908. 100
 Perry av, e s, 100 s Woodlawn road, 25x110, vacant. Bernard Mc-
 Garry to Hannah M Sammons. April 15, 1908. 12:3333.
 other consid and 100
 Prospect av | n e cor Crotona Park North, 100x40, vacant.
 Crotona Park North | Henry Hunneke to Wm H Penfold TRUSTEE
 George Faile. All title. B & S. Apr 7. Apr 13, 1908. 11:2952.
 nom
 Same property. Wm H Penfold TRUSTEE George Faile to Geo J
 A Guigues, of Bristol, Pa. All title. Correction deed. All liens.
 Apr 8. Apr 13, 1908. 11:2952. other consid and 750
 Prospect av, Nos 849 to 859, w s, 77.2 n 160th st, runs n 120.1
 x w 210 x s 100.1 x w 5 x s 20 x e 215 to beginning, six 1-sty
 brk stores. Frederick Johnson to William J Ehrlich. 1-3 part.
 All title. B & S and C a G. Mort \$75,000. Apr 13, 1908.
 10:2677. other consid and 100
 Prospect av | n w cor 179th st, 50x100x49.11x100, vacant. Sig-
 179th st | mund Lewy et al to Wolf Malino. Mort \$6,000. Apr
 13. April 15, 1908. 11:3094. other consid and 100
 Robbins av, e s, 100 s 151st st, runs e 104 x s 5 x e 50 x s 70
 x w 50 x n 25 x w 104 to av, x n 50 to beginning, except part for
 av, vacant. FORECLOS. Mar 19, 1908. Martin H Vogel ref to
 Eva K Bopp. Mort \$5,000. April 14. April 16, 1908. 10:2642.
 (See part of lot 292.) 5,000
 St Anns av, Nos 816 and 818 | s e cor 159th st, 100.2x118x100x122,
 159th st, No 550 | 2-sty brk building and vacant. Agnes
 Kromer to Our Realty Co, a corpn. Apr 11, 1908. 10:2618. nom
 Sherman av | s e cor 167th st, 100x200 to w s Grant av, vacant.
 Grant av | The Northside Realty and Impt Co to Samuel Zeit-
 167th st | lin. All liens. April 14. April 16, 1908. 9:2452.
 other consid and 100
 Southern Boulevard, No 1310, e s, 97.8 n Freeman st, 17.9x102.7
 x13.10x103.3, 2-sty frame dwelling. Solomon Racion and ano to
 Emily, Alma and Adolph Trube. Mort \$3,560 and all liens.
 April 11. April 16, 1908. 11:2980. other consid and 100
 Stebbins av, e s, 303.8 n Westchester av, 50x80, two 3-sty frame
 tenements. Ella A Arnold and John F Egan to Edward A Bell.
 Mort \$5,000. Apr 3. Apr 15, 1908. 10:2698.
 other consid and 100
 Tyndall av, late Hill st, e s, 20 s of 259th st, late Rock st, 25x
 100, vacant. Marion Tully by GUARDIAN to Chas G A Hohle.
 B & S. All title. Apr 13. Apr 14, 1908. 13:3423. 600
 Tinton av, No 1243, w s, 110.4 s 169th st, 28.6x86.11x25x73.3, 2-
 sty frame dwelling. Louis H Giraud to Daniel J Roke. Mort
 \$3,500. Apr 10, 1908. 10:2663. other consid and 100
 Topping av, No 1686, e s, 59.9 n 173d st, 39.8x21, 1-sty frame
 store. Robt W Todd to Mary S Todd. B & S. Mar 18. April
 14, 1908. 11:2790. 100
 Topping av, No 1741, w s, 100 n 174th st, 32.6x95, 3-sty frame
 dwelling. Henrietta Herter to Annie G Dixon. Mort \$9,000.
 Apr 11. Apr 13, 1908. 11:2798. nom
 Trinity av, No 893, w s, 175 n 161st st, 25x100, 3-sty frame tenement.
 Henry Bruckner to Carrie Goertz. Mort \$5,000. April
 15. April 16, 1908. 10:2631. other consid and 100
 Union av | n w cor 168th st, 26.7x96.1x22.6x96.2, 5-sty brk
 168th st, No 801 | tenement. Meta Deiches to Ida Kraus. Mort
 \$32,000. Mar 31. Apr 13, 1908. 10:2673.
 other consid and 36,000
 *Unionport road, e s, 275 n Sagamore st, 47x105.4x—x—. CON-
 TRACT. Gustavus E Greene with Emil Lichtenfels. Apr 2. Apr
 10, 1908. 750
 Valentine av, w s, 192.6 n Bedford Park Boulevard (200th st), 25x
 125, 2-sty frame dwelling. Wm C Bergen to Edw H Kelly. Mort
 \$7,000. April 15, 1908. 12:3306. other consid and 100
 Vyse av, No 1524, e s, 100 n 172d st, 25x100, 2-sty frame dwell-

ing. Alfred Benson to Christiana Benson. April 11. April
 16, 1908. 11:2996. nom
 Vyse av, No 1905, n w s, abt 262 n Boston road, 25x145, 2-sty
 frame dwelling. Margt J wife of Charles Billet to Christian Brau-
 neck. Mort \$5,000. April 14. April 15, 1908. 11:2992.
 other consid and 100
 Washington av, No 2089, w s, 21.6 s 180th st, 21.4x98, 2-sty frame
 dwelling. Catherine M McGee to William T Morris. Mort \$5,000.
 Apr 6. Apr 13, 1908. 11:3036. other consid and 100
 Washington av, No 1238, e s, 109.1 n 168th st, 37.6x113.9x37.6x
 114.8, 6-sty brk tenement and store. Release mort. Ida Oshlag
 to The Diamond Construction Co. April 9. April 15, 1908. 9:-
 2373. 1,000
 Washington av, No 1242, e s, 146 n 168th st, 37.6x112.11x37.6x
 113.9, 6-sty brk tenement and store. Release mort. North
 American Mortgage Co to The Diamond Construction Co. April
 15, 1908. 9:2373. 26,921.67
 Wendover av, No 480 | s e cor Washington av, 25.3x91.3x25x
 Washington av, No 1570 | 94.10, 4-sty brk tenement and store.
 Regina Lindenbaum et al to Solomon Adolph. Mort \$35,500.
 Dec 12, 1907. Apr 10, 1908. 11:2912. nom
 *2d av, w s, 450 s 215th st, late 1st st, 25x100, Williamsbridge.
 Patrick McCluskey to Margt A McCluskey. Feb 5, 1902. April
 14, 1908. nom
 *Same property. Bridget McCluskey widow to same. Q C. Mar
 28. April 14, 1908. nom
 *Same property. Mary T Daly widow to same. Q C. April 7. Apr
 14, 1908. nom
 *Same property. Margt A McCluskey to Grace W Heberd. April
 7. April 14, 1908. other consid and 100
 3d av, Nos 4058 and 4060, e s, 323.2 n 174th st, 33x100, 5-sty
 brk tenement and store. Morris P Cohen to Lulu Banford. All
 liens. April 15, 1908. 11:2930. nom
 *Lots 13, 14 and 15 map No 426 of lots near Williamsbridge Sta-
 tion. Bernhard Lipset to Barnett Friedman. Mort \$1,620.
 Dec 24, 1907. April 16, 1908. other consid and 100
 Part lot 292 map Wilton, &c, begins at point in n w s lot 292
 being a point in s e s lot 295 and 5 s w from n e s lot 295,
 runs s e — with 151st or Pontiac st, 50 ft to s e s lot 292 x s w
 70 x n w parallel with 151st st, 50 x n e parallel with Rob-
 bins av, 70 to beginning. Release mort. N Y Skin and Cancer
 Hospital to Eva K Bopp. April 14. April 16, 1908. 10:2642.
 (See Robbins av.) 1,000
 Same property. Eva K Bopp to Nicholas Siems. April 14. Apr
 16, 1908. 10:2642. nom
 *Plot begins 590 e White Plains road at point 570 n along same
 from Morris Park av, runs e 100 x n 25 x w 100 x s 25 to be-
 ginning, with right of way over strip to Morris Park av. Ike
 Melnik to Jan Kacin and Anna his wife, tenants by entirety. Mt
 \$3,500. April 15. April 16, 1908. other consid and 100
 *Plot begins 840 e White Plains road at point 695 n along same
 from Morris Park av, runs e 100 x n 25 x w 100 x s 25 to be-
 ginning, with right of way over strip to Morris Park av. Hugo
 Martins to Ellen Gallagher. Mort \$4,000. April 13. April 14,
 1908. other consid and 100
 *Plot begins at division line between land formerly Geo B Brown
 and land Sarah L Jackson, distant 1,069 n Fort Schuyler road,
 runs s 284 x e 117 x n e 148.3 to Weir Creek, x n 239.9 to a
 point in said creek, x w 177 to beginning, contains 1 378-1,000
 acres; Throggs Neck. John F Jacobs to Jackson estate Impt Co.
 B & S. Mar 31. April 14, 1908. other consid and 100
 *Plot begins 195 e White Plains road at point 650 n along same
 from Morris Park av, runs w 95 x n 50 x e 95 x s 50 to begin-
 ning, with right of way over strip to Morris Park av. Fredk
 G Durr to Emma Teller. Mort \$1,270. Apr 2. Apr 10, 1908.
 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.

April 10, 11, 13, 14, 15 and 16.

BOROUGH OF MANHATTAN.

Baxter st, No 15, store, &c. Vito A Camperlengo and ano to
 Giuseppe Casazza and ano; 3 years, from May 1, 1908. Apr
 10, 1908. 1:161..... 1,200
 Same property. Assign lease. Giuseppe Casazza and ano to The
 Saranac Realty Co. Apr 10, 1908. 1:161..... nom
 Bleecker st, No 293, s e cor Barrow st, store, &c. Chas F Pfizen-
 meyer to John Donlin; 5 years, from May 1, 1908. April 16,
 1908. 2:590..... 1,560
 Broome st, No 377. Surrender lease. Pietro Sirignano to Alessan-
 dro Delli Paoli. All title. Feb 26. April 15, 1908. 2:471.
 1,200
 Broome st, No 169, two stores, 1 upper store and 1 basement store.
 Esther Natelson to Hyman Cherrney; 5 years, from May 1, 1908.
 April 15, 1908. 2:346..... 1,050 and 1,100
 Church st, w s, bet Cortlandt and Dey sts, space in 1st sty. Hudson
 and Manhattan R R Co to "Huylers", a corpn; 12 years, from
 May 1, 1908. April 14, 1908. 1:61..... 4,500 to 10,000
 Clinton st, No 133, all. William Kornreich with Samuel Hoff-
 man and ano; 15 years, from May 1, 1908. Apr 11, 1908. 2:347.
 2,200
 De Peyster st, No 7. Assign lease. Valentine Bausch to Mutual
 Woodworking Co. All ttle. April 4. April 14, 1908. 1:38..... nom
 De Peyster st, No 7, all. James M Brennan to Valentine Bausch;
 5 years, from May 1, 1908. Apr 11, 1908. 1:38..... 1,500
 Division st, No 80. General release of lease, &c. Gustave and
 Max Becker to Morris Singer. Oct 13, 1907. April 15, 1908.
 1:292..... 404.38
 Greenwich st, No 481, all. Geo N Bohken and ano EXRS, &c,
 John Bohken to Biase Messina; 5 years, from May 1, 1908. Apr
 13, 1908. 2:594..... taxes, &c, and 900

HECLA IRON WORKS

Architectural Bronze

North 10th, 11th and 12th STREETS

AND

BROOKLYN,

NEW YORK

IRON WORK

Hester st, No 23, 1st floor, &c; also rear building.....

Hester st, No 21, rear building, whole of yard and extension, &c. David Warshawsky to Hana Bram; 4 2-12 years, from Mar 1, 1908. Apr 10, 1908. 1:312.....3,240

Hester st, No 95, n e cor Allen st, all. Isaac E Smith to Morris Jacobs; 5 years, from May 1, 1908. Apr 10, 1908. 1:308.....3,000

Houston st, No 63 East, all. Johanna Habermann to Max Hayman; 3 years, from May 1, 1908. April 16, 1908. 2:508.....1,350

Ludlow st, No 175, all. Joseph Rabinowitz to Abraham Berkowitz; 5 years, from May 1, 1908. April 14, 1908. 2:412.....2,850

Mulberry st, No 80, store, &c. Feliciano Acierno to Tomaso Astorino and ano; 3 7-12 years, from June 1, 1906. Apr 10, 1908. 1:290.....1,200

Mulberry st, No 118, store and two basements. Domenico Volpe to Saverio Astorino; 5 years, from May 1, 1908. Apr 10, 1908. 1:205.....2,160

Nassau st, No 35 s w cor Nassau st, rooms 1403b, Liberty st, Nos 54, 56 and 58 1404 and 1405, on 14th floor. Provident Savings Life Assurance Soc of N Y to David P Fackler; 3 years, from May 1, 1908. April 14, 1908. 1:48.....1,300

Spring st, No 256 hotel, &c. Ellen O'Grady to Max R Schnabel; Varick st, No 154 5 years, from April 1, 1908. April 16, 1908. 2:491.....2,100

Sullivan st, Nos 137 and 139. Surrender lease. Gennaro Samela to Francesco Viggiano and ano. All title. April 14, 1908. 2:517.....nom

2d st, No 219, store, &c. Isaac Greenman and ano to Chaskel Lerner and ano; 8 years, from May 1, 1908. April 14, 1908. 2:384.....960

3d st, No 90 East. Surrender lease. M Zimmermann Co to Thos R Sager. All title. Feb 5. April 15, 1908. 2:444.....nom

19th st, No 39 West, basement floor. Annie Seibel to Isidor Cohn; 2 years, from May 1, 1908. April 15, 1908. 3:821.....850

21st st, Nos 264 and 266, s w s, 57.3 s e 8th av, 51.8x25. Assign lease. Joseph W Sandford, Jr, with consent of Casimir de R Moore to Wm J Roome. April 14. April 15, 1908. 3:770. 100

23d st, No 463, n e s, 305 n w from a point equi-distant between 9th and 10th avs, runs n e 117.6 s e 22 x s w 117.6 to st, x n w 22 to beginning. Consent to assign lease. Kath E Moore to Fredk and Henry V Allien TRUSTEES Henry V Allien. April 14. April 16, 1908. 3:721.....

Same property. Assign lease. Fred and Henry V Allien TRUSTEES Henry V Allien to Eliphalet L Davis. April 14. April 16, 1908. 3:721..... other consid and 100

25th st, Nos 254 to 258 West, all. Edw W Browning to New York Leasing Co; from May 10, 1907, to Oct 1, 1917. Apr 10, 1908. 3:774.....taxes, &c, and 9,500

33d st, No 62 West, store and basement. Geo B Wilson to Edward Michels and Wm B Kelly; 5 years, from May 1, 1908. Apr 15, 1908. 3:834.....3,250 and 4,000

42d st, No 222 East, all. William Gussow to Charles Prill; 4 yrs, from May 1, 1908. April 16, 1908. 5:1315.....1,800

43d st, Nos 318 to 322 West, all, with machinery, &c. Mary C Pease to Harry W Flint; 10 years, from May 1, 1908. Apr 10, 1908. 4:1033.....6,000 and 7,000

46th st, No 347 East, store, &c. Marcus Rosenthal to Luigi Deconsoli; 3 years, from Mar 1, 1908. April 14, 1908. 5:1339.....420

50th st, No 126 West, store and front part of cellar. Lawrence C Hafner and ano EXRS and TRUSTEES Francis McCabe to Bernard J White and Michael Gilmartin; 5 years, from April 15, 1908. April 14, 1908. 4:1002.....780

50th st, No 126 West. Assign lease. Bernard J White and ano to Wm Zoll. April 14. April 16, 1908. 4:1002.....nom

50th st, No 53, n s, 636 w 5th av, 15x100.5, all. TRUSTEES of Columbia College to Amelia A W Peck; 21 years, from Aug 1, 1889. Apr 13, 1908. 5:1266.....taxes, &c, and 543

Same property. Same to same; 21 years, from Aug 1, 1910. Apr 13, 1908. 5:1266.....taxes, &c, and 1,225

53d st, Nos 154 and 156 East, all. Amelia Herman to Otto Stegemann; -0 years, from May 1, 1908. April 14, 1908. 5:1307.. 3,000

63d st, No 312 East, all. August Kampfer to Martin Fogarty; 5 years, from April 1, 1908. April 16, 1908. 5:1437..... 780

66th st, Nos 42 to 46 West. Assign lease. J Harry Lubs to St Clair Smith, Jr. April 8. April 14, 1908. 4:1118.....nom

66th st, Nos 42 to 46 West, all. Jacob Schattman to J Harry Lubs; from Oct 1, 1907, until July 31, 1912. April 14, 1908. 4:1118.....7,500

76th st, No 320 West, all. Edw H White to Andrew C Benedict; 3 years, from Oct 1, 1908. Apr 10, 1908. 4:1185.....2,100

77th st, No 404 East, all. Benjamin Bernard and ano to Stephen J Scherer; 10 years, from May 1, 1908. April 16, 1908. 5:1471.....1,800 and 2,000

79th st, No 205 East, 2d store from east end of building. Samuel D Davis to Joseph Fascetta; 5 years, from May 1, 1908. April 16, 1908. 5:1525.....420

85th st, No 26 East, all. Mary P McManus to Alexander Harris; 5 years, from May 1, 1908. Apr 10, 1908. 5:1496.....1,200

102d st, No 164, s s, 245 w 3d av, 20x100.11. Assign lease. Joseph Borelli to Lucia Lenardi. Apr 9. Apr 16, 1908. 6:1702.....nom

104th st, No 424, s s, 363 e 1st av, 25x100.11. Assign lease. Jos P Zurla to John R Nuss, of Brooklyn. Apr 15. Apr 16, 1908. 6:1697.....nom

104th st, No 420, s s, 313 e 1st av, 50x100.11. Assign lease. Jos P Zurla to John R Nuss. Apr 15. Apr 16, 1908. 6:1697.....nom

108th st, Nos 339 and 341 East. Assign lease. Joseph Bianco to Thomas Bonfrisco. All title. April 15. April 16, 1908. 6:1680.....nom

115th st, No 335 East, west store, &c. Luigi Granite to Giovanni Cerrato; 5 years, from Apr 1, 1908. Apr 13, 1908. 6:1687.. 456

119th st, No 413 East, brk building. Henry Berghorn to Joseph Gurth; 5 years, from May 1, 1908. Apr 13, 1908. 6:1807.....720

116th st, Nos 416 and 418 East, all. Samuel Fine to Filippo and Giovanni Quaglino; 5 years, from Apr 1, 1908. Apr 10, 1908. 6:1709.....3,400

122d st, No 404 East. Assign lease. John Panagrosso to Samuel Krasnoff and Jacob Lichtman. April 13. April 14, 1908. 6:1809.....300

125th st, No 60 East. Assign lease. Emilie A Valaille to Lucie Darval. All title. Mar 6. April 14, 1908. 6:1749.....nom

Av A, No 1406, store. Nettie Davidov and ano to Frank Nemceek; 3 years, from May 1, 1907. April 14, 1908. 5:1486...360

Amsterdam av, No 561, corner store, &c. Marie L McCool to Charles Ficken; 3 yrs, from May 1, 1908. Apr 11, 1908. 4:1218.....1,500

Amsterdam av, No 2110, store, &c. Mary J Heuer to Henry Boehm; 6 years, from May 1, 1908. Apr 10, 1908. 8:2121...1,400

Broadway s w cor 58th st, two stores. Columbus Circle Arcade 58th st Co to Edw J Kelly; 10 years, from Nov 1, 1907. Apr 14, 1908. 4:1029.....6,000

Broadway, s w cor 58th st, two stores. Assign lease. Edw J Kelly to Saranac Realty Co, a corp. April 14. April 16, 1908. 4:1029.....nom

East End av, No 92, north store, &c. Max Lowenstein to John Maier; 3 years, from May 1, 1908. Apr 11, 1908. 5:1580.....660

Lexington av, No 679, 3-sty dwelling. Julius Marquser to Dr Ernesto Blasucci; 2 years, from May 1, 1908; 1 year renewal at \$1,500. April 14, 1908. 5:1311.....1,400

Madison av, No 177, e s, 74 s 34th st, 24.8x100, all. Samuel H Valentine to Wm J Roome; 10 years, from May 1, 1908. Apr 13, 1908. 3:863.....4,500

Pleasant av, No 287, all. Teresa Casassa to Guisepe Piersante; from Oct 1, 1907, to June 30, 1912. Apr 10, 1908. 6:1709..... 540 to 576

Park av, No 1110, store, &c. Henry H Andereya to Julius Daub; 5 years, from May 1, 1908. Apr 11, 1908. 5:1501.....960

St Nicholas av, s e cor 181st st, 100x25. Subordination of lease to mort. Timothy J Shine with Bettie Rothfield et al, &c, Sigmund Rothfeld and Arthur Jost. Subordination agreement and consent to same. Mar 28. April 14, 1908. 8:2153..... nom

West Broadway, n w cor Park pl, 15x130.3x15x130.2. Assign lease. Milton Mayer to Helen Mayer. All title. April 14. April 15, 1908. 1:127..... nom

1st av, No 1474, all. Rosa Haft et al to Stephen J Scherer; 10 years, from May 1, 1908. April 16, 1908. 5:1471.....2,700

1st av, No 82. Assign lease. Charles Schanz and ano to Sydney Bernheim. April 14. April 16, 1908. 2:432.....nom

1st av, No 82, s e cor 5th st, 5-sty building. Melville H Bears to Charles Schanz and George Aldag; 5 1-12 years, from April 1, 1908. April 15, 1908. 2:432.....3,250 and 3,350

2d av, No 2306, all. Samuel Cohen and ano to Giovanni Messina; 3 years, from Apr 1, 1908. Apr 10, 1908. 6:1795.....2,000

3d av, No 1441, store, &c. Ferdinand F Brakmann to Fredk Bartenwerffer; 5 years, from Nov 1, 1907. Apr 13, 1908. 5:1527.....1,800

3d av, No 1426, s w cor 81st st, store, &c. Hyman Freund to Louis Heller; 4 8-12 years, from Sept 1, 1908, with 5 years renewal. Apr 10, 1908. 5:1509.....2,100

3d av, No 108, all. George Schade et al to John Oed; 5 years, from May 1, 1905. April 16, 1908. 2:559.....3,600

Same property. Assign lease. John Oed to Diedrich Muller. Apr 16, 1908. 2:559.....nom

Same property. George Schade et al to same; 3 years, from May 1, 1910. April 16, 1908. 2:559.....4,000

3d av, No 2113, store, &c. Adolph Becker to Fritz Wunsch; 5 years, from May 1, 1908. April 15, 1908. 6:1665.....1,620

5th av, No 1366, 1st floor above ground floor. Louis Maas to Samuel Rose and ano; Apr 1, 1908, to Apr 30, 1910. Apr 11, 1908. 6:1597.....900

8th av, No 2687, store, &c. Thomas Scholes to Jacob Frank and ano; 5 years, from May 1, 1908. Apr 13, 1908. 7:2043.....1,500

8th av, No 354, all. Jane M Cudlipp to Wm A Smith; 5 years, from May 1, 1908. April 14, 1908. 3:777.....2,352

8th av, No 2924, all. John W Goff to Henry Polle; 5 years, from May 1, 1908. April 14, 1908. 7:2040.....taxes, &c, and 1,200

8th av, No 2916, store, &c. Jacob Loewenthal to Victor Stachnik; 3 years, from May 1, 1908. Apr 11, 1908. 7:2040.....900

8th av, No 2859. Assign lease. Ida E Moor to Gibson P Muckler and ano. Apr 9. Apr 10, 1908. 7:2046..... nom

9th av, Nos 183 and 185 Surrender lease. Wm Thunhorst to 21st st, No 401 West Lillian E Terry EXTRX Caroline A Livingston. All title. Apr 10. Apr 11, 1908. 3:719.....nom

10th av, Nos 767 and 769, s w cor 52d st. Assign lease. James P Hannon and ano to John D Haase. April 14. April 16, 1908. 4:1080..... nom

10th av, No 769, s w cor 52d st, two stores, &c. Jacob H Becker to James P Hannon and ano; 10 years, from May 1, 1908. Apr 15, 1908. 4:1080.....2,100

BOROUGH OF THE BRONX.

*10th st, n s, 280 w Havemeyer av or Av B, Unionport, 2-family house. Guisepe and Francesco Tacinelli to James O'Brien; 3 years, from Apr 15, 1908. Apr 13, 1908..... 384

Brook av, No 986, n e cor 164th st. Assign lease. Beny Rowohlt to Davies J Marshall. Mort \$1,800. Apr 9. Apr 10, 1908. 9:2386..... nom

Same property. Reassign lease. Davies J Marshall to Beny Rowohlt. Apr 10, 1908. 9:2386..... nom

Erook av, No 436, store, &c. Charles Singer to Sarah Spiegelman; 1 year, from May 1, 1909. Apr 11, 1908. 9:2271.....540

College av, No 421, 24x60, 1 and 2-sty building. Chas Van Riper to Chas F Bosch; 3 years, from April 1, 1908. April 15, 1908. 9:2325..... 600

Courtlandt av, No 824, n e cor 159th st, 51.6x92, 2-sty frame store and dwelling and frame stable. Frederick Dillemath to Susanna Glum; 3 years, from May 1, 1908. April 16, 1908. 9:2406.....780

Hoe av, s e cor Freeman st, store, &c. James C Gaffney to Fred A Harras; 5 years, from Mar 1, 1908. Apr 10, 1908. 11:2986.. 900 to 1,140

Morris av, No 688, store, &c. Antonio Marino to George Gennett and ano; 5 years, from May 1, 1908. April 15, 1908. 9:2414.. 900 and 960

Morris av, s e cor 155th st, store, &c. Assign lease. Henry S Heitmann to Alfred Johansen. Mar 1. Apr 11, 1908. 9:2414.....nom

Ogden av, No 998, store, &c. Josephine M Kenney to Victor Stachnik; 5 2-12 years, from Mar 1, 1907. Apr 11, 1908. 9:2511.....900 and 1,000

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.

Prospect av, No 1404, store, bakery, &c. Morris Kohn to Henriette Abraham; 3 years, from Aug 1, 1907. April 14, 1908. 11:2963..... 900
St Anns av, No 209, s w cor 137th st, store, &c. William Rudolph to Fredk Brunckhorst; 5 7-12 years, from Oct 1, 1905. Apr 13, 1908. 9:2264..... 1,080 and 1,200
Tinton av, No 1153, store, &c. Fred Kriete to Paul de Haas; 3 years, from May 1, 1908. Apr 10, 1908. 10:2661.... 420 to 480

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.

April 10, 11, 13, 14, 15 and 16.

BOROUGH OF MANHATTAN.

Auchincloss, Hugh D to The Domestic and Foreign Missionary Soc of the Protestant Episcopal Church in U S. 68th st, No 32, s, s, 95 e Madison av, 20x100.5. April 13, due May 1, 1911, 5%. April 15, 1908. 5:1382. 50,000
American Mortgage Co with James S Lemon et al. 6th av, No 57, and West Washington pl, No 104. Extension mort. Feb 12, April 15, 1908. 2:592. nom
American Mortgage Co with James S Lemon et al. 6th av, No 57, and West Washington pl, No 104. Extension mort at increased interest from 4½% to 5½%. Feb 12. April 15, 1908. 2:592. nom
American Mortgage Co with James S Lemon et al. 6th av, No 57, and West Washington pl, No 104. Extension mort at increased interest from 4½% to 5½%. Feb 12. April 15, 1908. 2:592. nom
Arnstein, Sigmund with Rosa Herzog. 3d av, Nos 1160 and 1162, w s, 25.5 s 68th st, 50x100. Extension mort. Apr 14. Apr 15, 1908. 5:1402. nom
Alexander, Grace G and Sidney C and Myron I Borg exrs Simon Borg with Wm B Coley. 47th st, No 42, s s, 510 w 5th av, 20x 100.5. Extension mort. Apr 4. Apr 11, 1908. 5:1262. nom
Adelson Realty Co to MIDDLETOWN SAVINGS BANK. 178th st, s s, 150 w St Nicholas av, 50x99.11. Apr 13, 1908, due May 1, 1911, 5½%. 8:2144. 40,000
Same to same. Same property. Certificate as to above mort. Apr 13, 1908. 8:2144.
Same and Herman Kertscher, Stanley E Keller and Patrick E Whalen with same. Same property. Subordination agreement. Apr 13, 1908. 8:2144. nom
Same with same. Same property. Subordination agreement. Apr 13, 1908. 8:2144. nom
Adelson Realty Co and Audubon Mortgage Co with same. Same property. Subordination agreement. Apr 13, 1908. 8:2144. nom
American Mortgage Co with Jonas Weil and ano. 2d av, No 2452. Agreement as to ownership of mort. April 13. April 14, 1908. 6:1802. nom
Adelson Realty Co and Tremont Construction Co with MIDDLETOWN SAVINGS BANK. 178th st, s s, 150 w St Nicholas av, 50x99.11. Subordination agreement. April 13, 1908. 8:2144. nom
Bonaventure, Edmund to LAWYERS TITLE INS AND TRUST CO. 106th st, No 318, s s, 123 e Riverside Drive, 22x100.11. April 14, 1908. 3 years, 5%. 7:1891. 22,000
Boesch, Irene L to Eliz Gamble. Lexington av, No 321, e s, 62.8 n 38th st, 20x80. Prior mort \$16,500. April 14, 1908, due, &c, as per bond. 3:894. 3,000
Burchell, Henry J, Jr, to Abraham Jacobi and ano exrs Jacob Meyer. 63d st, No 29, n s, 120 e Madison av, 20x100.5. P. M. April 13, 1908, 3 years, 5%. 5:1378. 33,000
Boyance Joseph to Beadleston & Woerz. 63d st, No 105 East. Saloon lease. April 11, demand, 6%. April 14, 1908. 5:1398. 300
Bloch, Charlotte, Pauline Ehrlich and Bernard Offner to Hebrew Mutual Benefit Society in City N Y. 49th st, No 308, s s, 125 e 2d av, 25x100.5. April 14, 1908, due, &c, as per bond. 5:1341. 10,000
Bernstein, Harris with Henry A C Taylor. 116th st, Nos 220 and 222 West. Extension mort. Mar 16. Apr 13, 1908. 7:1831. nom
Baer, Isaac to Mabel M Johns. Av A, No 1743, w s, 25.10 s 91st st, 25x94. Apr 7, 5 years, 5½%. Apr 13, 1908. 5:1570. 12,000
Barter Realty Co to TITLE GUARANTEE & TRUST CO. Bleecker st, No 283, e s, 25 n Jones st, 25x75. Apr 10, 1908, due, &c, as per bond. 2:590. 18,000
Same to same. Same property. Certificate as to above mort. Apr 8. Apr 10, 1908. 2:590.
Bettmann, Matilda to Moritz Rosett. 108th st, Nos 116 and 118, s s, 178.6 e Park av, 51x100.11. P. M. Prior mort \$59,000. Mar 2, 1 year, 6%. Apr 10, 1908. 6:1635. 2,000
Braun, Harry to American Mortgage Co. 135th st, No 112, s s, 200 w Lenox av, 25x99.11. P. M. Apr 10, 1908, 5 years, 5½%. 7:1919. 18,000
Burchell, Henry, J Jr to John S Bussing. Lexington av, No 669, e s, 60.5 s 56th st, 20x78. Apr 9, 5 years, 5%. Apr 10, 1908. 5:1310. 15,000
Barton, Henry S to Julia E Glover and ano. Lexington av, No 1894, w s, 17.7 s 118th st, 16.8x55. Apr 10, 1908, 3 years, 5½%. 6:1645. 8,000

Bock, Henry A to Meta C Woods. 13th st, No 226, s s, 212.7 e Greenwich av, runs w 20 x s 63.1 x e 21 x n 69.8. P. M. Apr 10, due, &c, as per bond. Apr 11, 1908. 2:617. 5,500
Brook, Ike to Morris Kalman. Allen st, No 19, w s, 75 n Canal st, 25.2x65.7. P. M. Prior mort \$18,000. Apr 10, 5 years, 6%. Apr 11, 1908. 1:300. 8,200
Same to same. Same property. Prior mort \$26,200. Apr 10, due Apr 1, 1909, 6%. Apr 11, 1908. 1:300. 2,500
Bohemian-American Workingmens Gymnastic Assoc (Sokol), a corp, to Vaclav Nemecek. 75th st, No 435, n s, 125 w Av A, 37.6x102.4. Prior mort \$24,000. Apr 6, 1908, 5 years, 6%. 5:1470. Corrects error in last issue, when location read 75th st, No 435, n s, 125 w Av, 37.6x102.4. 10,000
Brigante (Michael) Co to J Van Beuren Mitchell. Mulberry st, Nos 280 and 282, e s, 131.6 s Houston st, 40x90.7x40x89.7. Apr 16, 1908, 3 years, 6%. 2:509. 42,000
Same to same. Same property. Certificate as to above mort. Apr 15. Apr 16, 1908. 2:509.
Same and ITALIAN-AMERICAN TRUST CO with same. Same property. Subordination agreement. Apr 15. Apr 16, 1908. 2:509. nom
Burkhard, Jacob with Society for the Relief of the Destitute Blind of City N Y. Goerck st, Nos 55 and 57. Extension mort at increased interest from 4½% to 5%. Apr 15. Apr 16, 1908. 2:328. nom
Bohemian Slavonian Realty Assoc Prague to Adolf Konas. 90th st, No 409, n s, 169 e 1st av, 25x100.8. Prior mort \$15,000. Apr 16, 1908, 3 years, 6%. 5:1570. 7,000
Bohemian Slavonian Realty Assoc Prague, a corp, to Anton M Lacina. 90th st, No 407, n s, 144 e 1st av, 25x100.8. Prior mort \$15,000. Apr 16, 1908, 3 years, 6%. 5:1570. 6,000
Bernstein (Morris) Realty & Construction Co to Emilie Uthe. 182d st, s e cor Wadsworth av, 70x50. Certificate as to mort for \$10,000. Dec 2, 1907. Apr 16, 1908. 8:2165.
Bonfrisco, Thomas to Joseph Doelgers Sons. 108th st, Nos 339 and 341 East. Saloon lease. Apr 15, demand, 6%. Apr 16, 1908. 6:1680. 550
Bohemian Slavonian Realty Assoc Prague, a corp, to TITLE GUARANTEE & TRUST CO. 90th st, Nos 407 and 409, n s, 144 e 1st av, 25x100.8. 2 mort, each \$15,000. Apr 16, 1908, due, &c, as per bond. 5:1570. 30,000
Same to same. Same property. 2 certificates as to above mort. Apr 16, 1908. 5:1570.
Beals, John D to N Y Operating Co. 125th st, Nos 127 and 129, n s, 322.6 w Lenox av, 38.9x99.11. P. M. Prior mort \$110,000. Apr 15, due, &c, as per bond. Apr 16, 1908. 7:1910. 12,000
Bohland, Charles H and Arthur Alkier to U S TRUST CO of N Y. Rivington st, Nos 27 and 29, s s, 50 w Forsyth st, 50x75. Apr 15, 1908, 3 years, 5½%. 2:420. 50,000
Butler, Myron to Robert E McDonnell et al exrs Peter McDonnell. 120th st, No 56, s s, 121 e Madison av, 27x100.11. Apr 8, 3 years, 5½%. April 15, 1908. 6:1746. 23,000
Same and Edw E Slumasky with same. Same property. Subordination and extension agreement. April 8. April 15, 1908. 6:1746. nom
Butler, Myron and Benj and Abraham Bernstein with same. Same property. Subordination agreement. April 15, 1908. 6:1746. nom
Bohland, Chas H and Arthur Alkier and Harris Mandelbaum and Fisher Lewine with U S TRUST CO of N Y. Forsyth st, Nos 159 to 163; Rivington st, Nos 27-35. Subordination agreement. April 14. April 15, 1908. 2:420. nom
Bohland, Charles H and Arthur Alkier to U S TRUST CO of N Y. Forsyth st, Nos 159 to 163, s w cor Rivington st, Nos 33 and 35, 50x75. April 15, 1908, due May 1, 1911, 5½%. 2:420. 70,000
Brenen, Mark W and Cath widow to BOWERY SAVINGS BANK. Manhattan av, Nos 50 to 56 n e cor 102d st, No 19, 100.11x 95. April 14, 5 years, 5%. April 15, 1908. 7:1838. 65,000
Brill, Sadie and Morris and James Jarcho with Charles E Murtha, Jr. 105th st, Nos 22 to 26, s s, 275 e 5th av, 75x100.9. Agreement apportioning mort. Feb 9. April 15, 1908. 6:1610. nom
Barnard Realty Co to City Mortgage Co. St Nicholas av, w s, 25 s 173d st, 75x100. April 14, demand, 6%. April 15, 1908. 8:2141. 70,000
Same to same. Same property. Certificate as to above mort. Apr 14. April 15, 1908. 8:2141.
Corey, Edw B with Maria A Sherman. 69th st, No 76, s e cor Columbus av, Nos 191 to 199. Extension mort. April 10. Apr 15, 1908. 4:1121. nom
Corse, Blanche M to Lizzie Eder. 125th st, No 536, s s, 279 e Broadway, 27x100.11. P. M. Prior mort \$—. April 15, 1908, due Jan 15, 1911, 6%. 7:1979. 5,000
Charlton Contract Co to Earl A Smith. Greenwich st, No 533, n e cor Vandam st. Certificate as to mort for \$4,500. Feb 21. Apr 16, 1908. 2:597.
Charlton Contract Co to Arthur J Collins. Charlton st, No 108, s s, 100 e Grenewich st, abt 25x100; Charlton st, No 110, s s, 78 e Greenwich st, abt 22x50. P. M. Prior mort \$46,250 and equal lien with mort for \$5,500. Dec 2, 1907, demand, 6%. Re-recorded from Dec 4, 1907. Apr 16, 1908. 2:597. 11,500
Charlton Contract Co to Earl A Smith. Vandam st, No 103, n e cor Greenwich st, No 533, 51x25. Prior mort \$12,250. Apr 2, due Oct 2, 1908, 6%. Apr 16, 1908. 2:597. 10,000
Same to same. Same property. Certificate as to above mort. Apr 2. Apr 16, 1908. 2:597.
Same and James H Cruikshank with same. Same property. Subordination agreement. Apr 2. Apr 16, 1908. 2:597. nom
Same to same. Same property. Certificate as to above. Subordination agreement. Apr 2. Apr 16, 1908. 2:597.
CITIZENS SAVINGS BANK with The Calender Realty Co. 129th st, Nos 51 to 55 East. Extension agreement at interest increased from 4½% to 5%. Apr 16, 1908. 6:1754. nom
Castellano, Ernesta to Herman Ahrens. 102d st, No 320, s s, 300 w 1st av, 25x100.11. Prior mort \$13,000. Apr 16, 1908, due May 1, 1913, 6%. 6:1673. 6,000
Curry, Eliz F to TITLE INS CO of N Y. 115th st, No 224, s s, 375 e 3d av, 25x100.11. Apr 10, 3 years, 5%. Apr 11, 1908. 6:1664. 15,000
Carlip, Selig and Wolf Rudinsky to Samuel Kaufman. 3d st, No 60, s w s, abt 205 e 2d av, 22.9x101.5x22.9x101.4 s e s. Apr 9, 3 years, 6%. Apr 11, 1908. 2:444. 2,000

JOHN C. ORR CO., India, Java and Huron Sts. and East River
City of New York, Borough of Brooklyn
SASH, DOORS, BLINDS AND HOUSE TRIM LUMBER OF ALL KINDS FOR BUILDERS Telephone 948 Greenpoint

CITIZENS SAVINGS BANK with Ike Brook. Allen st, No 19. Extension mort. Apr 1. Apr 11, 1908. 1:300. nom
Cedar Street Co with Columbus Circle and ano. The blk bounded e by Broadway, w by 8th av, n by 58th st and s by 57th st. Certificate that \$100,000 has been expended for improvements on mortgaged lands, &c. Mar 25. Apr 10, 1908. 4:1029. —
Charlton Contract Co to Rose Fox. Beach st, No 10, s s, abt 120 w West Broadway, 27.3x73.7x25x85. Building loan. Apr 10, 1908, due Sept 15, 1908, 6%. 1:190. 20,000
Same to same. Same property. Consent to above mort. Apr 10, 1908. 1:190. —
Same to same. Same property. Certificate as to above mort. Apr 10, 1908. 1:190. —
Same to same. Same property. Resolution as to above mort. Apr 8. Apr 10, 1908. 1:190. —
Same and James H Cruikshank with same. Same property. Subordination agreement. Apr 10, 1908. 1:190. nom
Court, Angeline to Ernest M and Robert Schaffner. 6th av, No 134, e s, 25 n 10th st, 21x52.2. Prior mort \$17,500. Apr 10, 1908, 1 year, 6%. 2:574. 1,000
Cushman, Vera S to FARMERS LOAN AND TRUST CO. 23d st, No 418, s s, 172 w 9th av, 26.6x98.9. April 14, 1908, 3 years. —%. 3:720. 18,000
Crystal, Israel to Charles Kaufmann. 2d av, No 1449, w s, 78.9 s 76th st, 25x105. Sept 13, 1907, due May 20, 1908, 6%. Apr 13, 1908. 5:1430. 1,500
Dryer, Esther wife of Daniel S to Joseph L Buttenwieser. 37th st, Nos 221 and 223, n s, 275 w 7th av, 35.8x98.9. P M. Prior mort \$15,000. April 14, 1 year, 6%. April 15, 1908. 3:787. 13,000
Doris, Mary A to Rose Bannon. Lexington av, No 288, w s, 49.5 s 37th st, 24.6x84. P M. May 25, 1907, 3 years, 6%. Apr 16, 1908. 3:892. 10,000
Deffaa, Louis P to Louis S Brush. 6th st, No 543, n s, 70 w Av B, 20x90.10. Estoppel certificate. Apr 16, 1908. 2:402. nom
Dietz, Babette to Madeleine Dietz. 15th st, No 140, s s, 122.6 w 3d av, 23.6x84. Prior mort \$16,000. Apr 10, 2 years, 6%. Apr 11, 1908. 3:870. 3,500
Deane, Parker K, of Cornwall, N Y. to T Francis Kelly. Bank st, No 67, n s, 177.9 w 4th st, 25x100. Prior mort \$10,000. Apr 7, 1 year, 6%. Apr 11, 1908. 2:624. 1,000
De Bellis, Giovanni A to Carolina R Dursie and ano. 12th st, No 413, n s, 173 e 1st av, 24.4x103.3. Apr 10, due Oct 10, 1908, 6%. Apr 11, 1908. 2:440. 3,000
Damrauer, Isidor to LAWYERS TITLE INS & TRUST CO. Av A, No 188, s e cor 12th st, No 500, 25.9x67.3. Apr 9, 3 years, 5½%. Apr 10, 1908. 2:405. 28,000
Doelger, Chas P to GERMAN SAVINGS BANK. 1st av, No 1666, s e cor 87th st, No 400, 25.7x74. Apr 10, 1908, 1 year, 5%. 5:1566. 15,000
Damrauer, Isidor to LAWYERS TITLE INS & TRUST CO. Av A, No 186, e s, 25.9 s 12th st, 26x67.3. Apr 9, 3 years, 5½%. Apr 10, 1908. 2:405. 16,000
Doelger, Charles P to GERMAN SAVINGS BANK. 76th st, No 207, n s, 115 w Amsterdam av, 25x102.2. Apr 10, 1908, 1 year, 5%. 4:1168. 15,000
Doelger, Chas P to GERMAN SAVINGS BANK. 75th st, No 11, n s, 212.9 w Central Park West, 23x102.2. Apr 10, 1908, 1 year, 5%. 4:1128. 25,000
Day, Charlotte A, Lilian M, Fanny A, Mabel V V and Ella D Endicott widow to BOWERY SAVINGS BANK. Rivington st, No 25, s s, 75 e Chrystie st, 25x100. April 14, 1908, 3 years, 5%. 2:420. 16,500
Earle, Eugene M and May S his wife to Frank T Earle. 23d st, No 26, s s, abt 285 w 5th av, —x—; 57th st, No 12, s s, abt 175 w Madison av, —x—; 57th st, No 146, s s, abt 180 e Lexington av, —x—, and being all title to that portion of estate, real and personal, of W P Earle, dec'd, remaining undivided and undistributed. June 30, 1905, due, &c, as per bond. Apr 13, 1908. 3:824 and 5:1292 and 1311. 25,000
Ehrlich, William to Frederick Herrmann. East End av, No 65, late Av B, e s, 51.5 n 82d st, 25.6x100. All title. Prior mort \$15,500. Apr 8, due Oct 8, 1908, 6%. Apr 13, 1908. 5:1590. 950
Fara, Jessie to Herman Masemann. 31st st, No 114, s s, 200 e 4th av, 21.3x98.9. P M. Prior mort \$15,000. April 11, 3 years, 6%. April 14, 1908. 3:886. 15,000
Ferguson (Robert) & Sons, a corpn, to Jacob Willey. 178th st, n s, 101.7 e Broadway, 50x100. P M. April 14, 1908, due, &c, as per bond. 8:2163. 12,000
Feuer, David and Michael Spinrad to George Kocher and ano. Lewis st, No 117, w s, abt 125 s Houston st, 25x100. Prior mort \$35,450. Apr 10, 1908, 2 years, 6%. 2:330. 1,000
Florio, Antonio to Mitchel Valentine. 1st av, No 2030, e s, 126.1 n 104th st, 25x100. Apr 3, 5 years, 5½%. Apr 10, 1908. 6:1698. 16,000
Folsom, Lydia F wife Wm H to Edward L Weiss. 52d st, No 57, n s, 222.4 w Park av, 13.9x100.5. Apr 14, 2 years, 6%. Apr 16, 1908. 5:1288. 4,000
Farese, Thomas with Frederic de P Foster and ano trustees. Mulberry st, No 172. Extension mort at increased interest from 4½% to 5%. Apr 16, 1908. 2:471. nom
Floersheim, Samuel with Isabella Heimath a corpn. 84th st, No 124, s s, 92.9 w Lexington av, 25.6x102.2. Extension mort. June 5, 1906. Apr 15, 1908. 5:1512. nom
Friess, Louis G to Warren E Sammis. 80th st, No 116, s s, 239.2 w Lexington av, 18.4x102.2. P M. Prior mort \$16,000. April 15, 1908, 1 year, 6%. 5:1508. 4,000
Fisher, Helen L to LAWYERS TITLE INS AND TRUST CO. St Nicholas av, No 844, e s, 47.5 n 152d st, runs e 67.7 x n 3.6 x w 2.4 x n 17 x w 3.4 x n 0.6 x w 66.4 to av, x s 21.5 to beginning. Apr 7, 3 years, 5½%. April 15, 1908. 7:2067. 14,000
Gallon, Thomas J to German Hospital and Dispensary in City of N Y. 85th st, No 205, n s, 100 e 3d av, 25x104.4. April 15, 1908, 5 years, 5%. 5:1551 or 1531. 15,000
Grand Lodge of the U S of the Independent Order Free Sons of Israel, a corpn, with Elias Neuman. 24th st, No 337 East. Extension 2 mort. Nov 6, 1907. Apr 16, 1908. 3:930. nom
Grand Lodge of the U S of the Independent Order Free Sons of Israel, a corpn, with Charles Malawista. 71st st, No 240 East. Extension mort. Nov 11. Apr 16, 1908. 5:1425. nom
Grand Lodge of the U S of the Independent Order Free Sons of Israel, a corpn, with Philip Fisher. Columbus av, No 744. Extension mort. Apr 16, 1908. 7:1851. nom

Grand Lodge of the U S of the Independent Order Free Sons of Israel, a corpn, with Philip Fisher. 2d av, No 1564. Extension mort. Nov 1, 1907. Apr 16, 1908. 5:1544. nom
Grand Lodge of the U S of the Independent Order Free Sons of Israel with Lazarus Levy Sheriff st, No 61, Extension mort. Nov 26, 1907. Apr 16, 1908. 2:338. nom
Grand Lodge of the U S of the Independent Order of Free Sons of Israel, a corpn, with Herman Mandelbaum. 1st av, No 1306. Extension mort. Nov 1. Apr 16, 1908. 5:1465. nom
Grand Lodge of the U S of the Independent Order Free Sons of Israel, a corpn, with Julia Heusch. 9th st, No 431 East. Extension mort. Nov 4, 1907. Apr 16, 1908. 2:437. nom
Grand Lodge of the U S of the Independent Order Free Sons of Israel, a corpn, with Gerson and William Bieber. 2d st, No 242. Extension mort. Nov 4. Apr 16, 1908. 2:385. nom
Grand Lodge of the U S of the Independent Order Free Sons of Israel, a corpn, Av A, No 1619. Extension mort. Nov 1, 1907. Apr 16, 1908. 5:1565. nom
Grand Lodge of the U S of the Independent Order Free Sons of Israel, a corpn, with David Zabinski. 4th st, No 105 East. Extension mort. Oct 5, 1907. Apr 16, 1908. 2:446. nom
Grand Lodge of the U S of the Independent Order of Free Sons of Israel, a corpn, with Herman Breitenbach. 1st av, No 1641. Extension mort. Nov 20, 1907. Apr 16, 1908. 5:1548. nom
Grand Lodge of the U S of the Independent Order of Free Sons of Israel, a corpn, with Gustav Kaliski. 88th st, No 217 East. Extension mort. Nov 13, 1907. Apr 16, 1908. 5:1534. nom
Grand Lodge of the U S of the Independent Order of Free Sons of Israel, a corpn, with Jennie Levy. 1st av, No 1591. Extension mort. Nov 11, 1907. Apr 16, 1908. 5:1545. nom
Grand Lodge of the U S of the Independent Order Free Sons of Israel, a corpn, with Henry Phillips. Division st, Nos 17 and 17½. Extension mort. Nov 27, 1907. Apr 16, 1908. 1:281. nom
Gerstenfeld, Morris to Morris Plapinger. Suffolk st, No 25, w s, 128.7 s Grand st, 28.2x100. P M. Prior mort \$25,000. Apr 15, 2 years, 6%. Apr 16, 1908. 1:312. 10,000
Greenfield, Jacob to Emil Christensen. *Madison av, No 2102, n w cor 132d st, Nos 31 and 33. 19.11x80. P M. Prior mort \$20,000. Apr 15, due Nov 9, 1908, 6%. Apr 16, 1908. 6:1757. 925
Gideon, David to Robert L Luckey. 79th st, No 159, n s, 318.6 w 3d av, 15.6x102.2. Apr 7, 1 year, 6%. Apr 11, 1908. 5:1508. 10,000
Garone, Martin to A Gertrude Cutter. 18th st, No 419, n s, 340 w Av A, 25x92. Apr 10, 3 years, 5½%. Apr 11, 1908. 3:950. 12,000
Same to Hannah and Henry C Taylor. Same property. Prior mort \$12,000. Apr 10, due Oct 10, 1910, 6%. Apr 11, 1908. 3:950. 4,500
Ginsburg, Simon to Josephine Stein guardian Ella and Carl Stein. 141st st, Nos 75 and 77, n s, 100 e Lenox av, 50x99.11. Apr 9, 5 years, 5½%. Apr 11, 1908. 6:1739. 37,000
Same and STATE BANK with same. Same property. Subordination agreement. Apr 7. Apr 11, 1908. 6:1739. nom
Ginsburg, Simon and Leon Tuchmann with same. Same property. Subordination agreement. Apr 9. Apr 11, 1908. 6:1739. nom
Ginsburg, Simon and Aaron Goodman with Josephine Stein as guardian Ella and Carl Stein. 141st st, Nos 75 and 77, n s, 100 e Lenox av, 50x99.11. Subordination agreement. Apr 6. Apr 11, 1908. 6:1739. nom
Ginsburg, Simon and Maurice Cohen with Josephine Stein guardian Ella and Carl Stein. 141st st, Nos 75 and 77, n s, 100 e Lenox av, 50x99.11. Subordination agreement. Apr 9. Apr 11, 1908. 6:1739. nom
Goodman, Aaron to EQUITABLE LIFE ASSUR SOC of the U S. 3d av, Nos 1551 and 1553, n e cor 87th st, Nos 201 to 205, 50x90. Apr 9, due Jan 1, 1911, 5½%. Apr 10, 1908. 5:1533. 75,000
Same and STATE BANK with same. Same property. Subordination agreement. Apr 10, 1908. 5:1533. nom
Goodman, Aaron to Hugo Gorsch. Same property. Prior mort \$75,000. Apr 9, 3 years, 6%. Apr 10, 1908. 5:1533. 15,000
Same and STATE BANK with same. Same property. Subordination agreement. Apr 10, 1908. 5:1533. nom
Goldstein, Philip to Caroline Frank. 118th st, No 6, s s, 127.9 w 5th av, 27.3x100.11. April 14, 1908. 5 years, 5½%. 6:1717. 23,000
Gibbons, John J with the SEAMANS BANK FOR SAVINGS. Riverside av, No 496, e s, 75 s 122d st, 50x100; Claremont av, w s, 100 s 122d st, 25.6x100. Extension agreement at interest increased from 4% to 4½%. April 11. April 13, 1908. 7:1991. nom
Hodgman, Frank A to John J Bell. 147th st, No 425, n s, 211 w St Nicholas av, 18x99.11. P M. April 15, 1908, 5 years, 5%. 7:2062. 12,000
Herrick, Elias J with the SEAMENS BANK FOR SAVINGS in City of N Y. Broadway, No 1178. Extension agreement. April 14. April 15, 1908. 3:830. nom
Henry, Annie P to Walter S Latting et al trustee for Isabella C Latting will James Carter. 49th st, No 47, n s, 209 e Madison av, 21x100. April 14, 2 years, 6%. April 15, 1908. 5:1285. 6,800
Huntingfield Construction Co to LAWYERS TITLE INS AND TRUST CO. 113th st, Nos 615 and 617, n s, 250 w Broadway, 50 x100.11. Apr 15, 1908, 3 years, 5½%. 7:1895. 110,000
Same to same. Same property. Certificate as to above mort. April 13. April 15, 1908. 7:1895. —
Hauck, Katharina to Jacob Schmidt. 49th st, No 424 s s, 300 w 9th av, 25x100.5. April 14, 1908, 5 years, 5%. 4:1058. 7,000
Hershfield, Henrietta wife of Mitchell to TITLE GUARANTEE & TRUST CO. 64th st, No 159, n s, 320 w 3d av, 20x100.5. Apr 13, due, &c, as per bond. April 14, 1908. 5:1399. 17,000
Hahn, Wm to Julius Hanitsch. 11th st, No 617, n s, 243 e Av B, 25x103.3. Prior mort \$17,000. April 14, 1908, 3 years, 6%. 2:394. 3,000
Hubner, Louis and Martin Escher to Chas H Reed. Downing st, Nos 24 to 28, s s, 75 e Bedford st, 60x75. Prior mort \$55,000. April 13, due July 1, 1911, 6%. April 14, 1908. 2:527. 5,000
Hurwitz, Meyer to Samuel P Herbst. Madison st, No 397, n s, 100 e Jackson st, 25x37.2x25x38.10. ¼ mort. Given as collateral security for payment \$1,000 on leasehold premises No 434 E 16th st. Apr 9, 1 year, 6%. Apr 13, 1908. 1:265. 1,000
Hummel, Fredk P with Mabel M Johns. Av A, No 1743. Subordination agreement. Apr 7. Apr 13, 1908. 5:1399. nom

ATLAS PORTLAND CEMENT

30 BROAD STREET, NEW YORK

Hurwitz, Meyer to Samuel P Herbst. 16th st, No 434, s s, 119 w Av A, 25x103.3. Leasehold. Apr 9, installs, 6%. Apr 13, 1908. 3:947. 1,000	Lockwood, Isaac S to Harold S Lockwood. 126th st, No 56, s s, 190 w Park av, 20x99.11. Mar 23, 5 years, 5%. Apr 10, 1908. 6:1750. 10,000
Hoe, Wm A with THE SEAMENS BANK FOR SAVINGS in City N Y. 113th st, No 263 West. Extension agreement. Apr 10, Apr 13, 1908. 7:1829. nom	Lichtenauer, Rebecca D with Louise A Phillips. 30th st, No 139 East. Extension mort. Mar 19, Apr 13, 1908. 3:886. nom
Horwitz, Hyman to LAWYERS TITLE INS & TRUST CO. 124th st, Nos 218 and 220, s s, 225 e 3d av, 38.8x100.11. Apr 10, 1908, 5 years, 5½%. 6:1788. 34,000	Laino, Antonio and Danielle or Daniel, and Catarina Innella heirs Catarina Laino to Gennarino Innella. 1st av, No 2209, w s, 50 n 113th st, 25x75. Prior mort \$10,500. Apr 10, 1908, 5 yrs, 6%. 6:1685. 800
Hudson Mortgage Co with Josephine Stein guardian Ella and Carl Stein. 141st st, Nos 75 and 77 West. Subordination agreement. Apr 10, Apr 11, 1908. 6:1739. nom	Levy, Morris, Friedericke and Minnie Frey to Charles Bernstein. 87th st, No 530, s s, 348 e Av A, 18.3x62.5x18.3x62.6. Apr 13, 1908, 3 years, 6%. 5:1583. 2,000
Huntingfield Construction Co and Edw J Moloughney with LAWYERS TITLE INS & TRUST CO. 113th st, Nos 615 and 617, n s, 250 w Broadway, 50x100.11. Subordination agreement. Apr 13, Apr 16, 1908. 7:1895. nom	Lyman, Jennie to Leon Levy. 122d st, No 51, n s, 280 w Park av, 25x100.11. April 13, 3 years, 6%. April 14, 1908. 6:1748. 6,000
HUDSON CITY SAVINGS INSTN with Chas B Dillingham. 45th st, No 154, s s, 214.8 e 6th av, 25x100.5. Extension mort at increased interest from 4½% to 5½%. Apr 2, Apr 15, 1908. 4:997. nom	Lyons, Jeremiah C to Real Estate Mortgage Co of N J. 56th st, No 57, n s, 100 e Madison av, 25x100.5. Prior mort \$60,000. Apr 14, 1908, 2 years, 6%. 5:1292. 12,500
Harrison, Loretta A to James J Martin. 153d st, Nos 536 and 538, s s, 500 w Amsterdam av, 50x99.11. Apr 15, 1 year, 6%. Apr 16, 1908. 7:2084. 1,000	Lomas, Ruth J with Swedish Methodist Episcopal Church. Lexington av, No 588, w s, 60.5 s 52d st, 20x90. Extension mort. Mar 31, Apr 16, 1908. 5:1306. nom
Hoffman, Hannah with Ann McGuire. 146th st, Nos 540 and 542, s s, 450 w Amsterdam av, 75x99.11. Extension mort. Jan 28, Apr 16, 1908. 7:2077. nom	Mortgage-Bond Co of N Y with Leonard J and Leah K Obermeier. Lexington av, No 728, w s, 60.5 n 58th st, 20x70. Extension agreement at interest increased from 5% to 6%. Apr 14, Apr 16, 1908. 5:1313. nom
Hennen, Madge I to LAWYERS TITLE INS & TRUST CO. 84th st, No 206, s s, 150 w Amsterdam av, 20x102.2. Apr 15, 3 years, 5½%. Apr 16, 1908. 4:1231. 18,000	McMichael, Wm J to TITLE GUARANTEE AND TRUST CO. Lexington av, No 170, w s, 79 s 31st st, 19.9x80.6. April 14, 1908, due, &c, as per bond. 3:886. 15,000
Hoffman, Hannah wife Carl to James Devlin. 146th st, Nos 540 and 542, s s, 450 w Amsterdam av, 75x99.11. Apr 15, due, &c, as per bond. Apr 16, 1908. 7:2077. 80,000	Martin, James J to Wm Kuhn. 153d st, No 538, s s, 525 w Amsterdam av, 25x99.11. P M. Prior mort \$21,000. April 14, 1908, due, &c, as per bond. 7:2084. 4,500
Jones, Helena to Edwin Dumble. 128th st, No 1, n s, 75 w 5th av, 17.6x99.11. P M. Prior mort \$7,000. April 15, 1908, due, &c, as per bond. 6:1726. 3,250	Martin, James J to John Lawson. 153d st, No 538, s s, 525 w Amsterdam av, 25x99.11. P M. Prior mort \$22,000. April 14, 1908, due, &c, as per bond. 7:2084. 3,500
Johannes, Michael to Anna Sincsak. 2d av, No 1546, e s, 76.8 s 81st st, 25.3x100. Prior mort \$22,500. April 15, 1908, 3 years, 6%. 5:1543. 3,000	Morris, Monson, of Jericho, L I, to Chelsea Realty Co. 134th st, Nos 233 and 235, n s, 415 e 8th av, 40x99.11; 5th av, s e cor 135th st, 99.11x100. ½ part. All title. Apr 3, 3 years, 6%. Apr 13, 1908. 7:1940, 6:1759. 25,000
Jones, Edward to Kate Shandley. 104th st, No 123, n s, 200 e Park av, 20x100.11. P M. Apr 15, 1 year, 6%. Apr 16, 1908. 6:1632. 1,000	McCormick, Maria T to John B McKean. 8th av, No 2350, n e cor 126th st, No 271, 24.11x100. Apr 13, 1908, due Dec 3, 1908. 6%. 7:1932. 1,500
Janos, Morris and Jacob to Hyman Janos. Av B, No 30, w s, 139.7 n 2d st, 24.2x80; Av B, No 32, w s, 163.9 n 2d st, 24.4x80. Apr 13, due, &c, as per bond. April 14, 1908. 2:398. 5,200	Moore, Wm H H to BANK FOR SAVINGS in City N Y. 33d st, No 22, s s, 98 w Madison av, runs s 49.4 x e 3 x s 49.4 x w 25 x n 98.9 to st x e 22 to beginning. Apr 9, 3 years, 5%. Apr 10, 1908. 3:862. 20,000
Kratsch, Wilhelmina with Leopold Hutter. 60th st, No 213, n s, 200 w Amsterdam av, 25x100.5. Extension mort at reduced interest of 4½%. April 1, April 13, 1908. 4:1152. nom	Moore, Wm H H with BANK FOR SAVINGS in City N Y. 33d st, No 22 East. Extension mort at increased interest from 4% to 5%. Apr 9, Apr 10, 1908. 3:862. nom
Kornreich, William to Bernheimer & Schwartz. Clinton st, No 133. Saloon lease. Aug 3, 1905, demand, 6%. Apr 13, 1908. 2:347. 2,000	McDonald, Mary J with Benj F Feiner. 110th st, No 108 East. Extension mort. Dec 14, 1907. Apr 10, 1908. 6:1637. nom
Keenan, Annie M to Ann Collins. 94th st, No 106, s s, 100 w Columbus av, 17.2x100.8. P M. Prior mort \$12,000. Apr 11, due, &c, as per bond. Apr 13, 1908. 4:1224. 4,000	Marks, Eliz to Bernard Loth. 149th st, No 512, s s, 190 w Amsterdam av, 15x99.11. Apr 9, 3 years, 5½%. Apr 10, 1908. 7:2080. 10,000
Klein, Jacob with Mabel M Johns. Av A, No 1743. Subordination agreement. Apr 4, Apr 13, 1908. 5:1399. nom	Same to Ida Hegeman. Same property. Prior mort \$10,000. Apr 9, 1 year, 6%. Apr 10, 1908. 7:2080. 1,000
Kortlucke, Frederick F to August Muller. Amsterdam av, No 1307, e s, 75.11 n 124th st, 25x99.5. P M. Apr 1, 5 years, 6%. Apr 10, 1908. 7:1965. 10,000	Melia, Mary wife of and John to Anna Flanagan. 74th st, No 203, n s, 71 e 3d av, 19x62.2. Mar 23, due Jan 1, 1911, 4%. Apr 10, 1908. 5:1429. 1,000
Same to same. Same property. P M. Apr 1, 2 years, 6%. Apr 10, 1908. 7:1965. 4,000	Manheim, Louis to Harris Schwartz. 130th st, No 513, n s, 223 w Amsterdam av, runs n e 37.8 x n w 5 x n e 133 x n w 25 x s w 133 x s e 5 x s w 51.3 x e 28.2 to beginning, except part lying east of line 150 w Amsterdam av; 130th st, No 515, n s, 251.2 w Amsterdam av, runs n e 51.3 x n w 5 x n e 121 x n w 25 x s w 121 x s e 5 x s w 64.10 to st x e 28.2 to beginning. Prior mort \$12,000. Apr 8, 2 years, 6%. Apr 11, 1908. 7:1985. 2,000
Klein, Elizabetha widow with THE BOWERY SAVINGS BANK. 30th st, No 206 West. Extension agreement at interest increased from 4% to 5%. Apr 14, Apr 16, 1908. 3:779. nom	Moller, Christopher with Henry Meyers. Lexington av, No 1032, w s, 85.2 s 74th st, 17x93.9. Extension mort at increased interest from 5% to 5½%. Mar 30, Apr 10, 1908. 5:1408. nom
Klein, Elizabetha widow John Klein to BOWERY SAVINGS BANK. 30th st, No 206, s s, 98.2 w 7th av, runs w 22.10 x s 98.9 x e 23 x n 54.7 x w 0.2 x n 44.2 to beginning. Apr 14, 1908, 3 years, 5%. 3:779. 5,000	Markel, Max and North American Mortgage Co with Hannah Jacobs. Wadsworth av, s e cor 182d st, 75x50. Subordination agreement. Apr 16, 1908. 8:2165. nom
Kautz, Louise F to Geo W May et al exrs Mary A May. 19th st, No 145, n e s, 100 n w 3d av, 20x75. P M. Apr 10, 3 years, 5%. Apr 14, 1908. 3:875. 13,500	McGuire, Ann with James Devlin. 146th st, Nos 540 and 542, s s, 450 w Amsterdam av, 75x99.11. Subordination agreement. Apr 15, Apr 16, 1908. 7:2077. nom
Klein, Eliz to Eliz J C Ernst. 30th st, No 206, s s, 98.2 w 7th av, runs w 22.10 x s 98.9 x e 23 x n 54.7 x w 0.2 x n 44.2 to beginning. Prior mort \$13,000. Apr 14, 1908, 3 years, 4%. 3:779. 2,000	McCoy, Annie to Thomas F Devine. 65th st, Nos 214 and 216, s s, 200 w Amsterdam av, 50x100.5. Prior mort \$27,000. Apr 15, due, &c, as per bond. Apr 16, 1908. 4:1156. 7,000
Klein, Louis to Max Benjamin. 73d st, No 414, s s, 238 e 1st av, 25x102.2. Apr 15, 3 years, 6%. Apr 16, 1908. 5:1467. 6,000	Miller, Jacob to Meyer Solomon. 24th st, No 341, n s, 125 w 1st av, 25x98.9. Prior mort \$11,000. Apr 15, due June 19, 1909, 6%. Apr 16, 1908. 3:930. 2,500
Krouse, Mary to Louis Herman. Ludlow st, No 16, e s, abt 155 n Canal st, 19x87.6. P M. Prior mort \$16,000. Apr 15, 3 yrs, 6%. Apr 16, 1908. 1:297. 900	Miller, Jacob to CENTRAL TRUST CO of N Y. 24th st, No 341, n s, 125 w 1st av, 25x98.9. Apr 15, 5 years, 5%. Apr 16, 1908. 3:930. 11,000
Kaye, Charles to Abraham Goldsmith et al. 26th st, Nos 22 and 24, s s, 375 e 6th av, 50x98.9. P M. Prior mort \$35,000. April 10, 3 years, 5½%. April 15, 1908. 3:827. 72,000	Murphy, Emma to LAWYERS TITLE INS & TRUST CO. 33d st, n s, 155 w 2d av, 15x98.9. Apr 15, 5 years, 5½%. Apr 16, 1908. 3:914. 7,000
Kaskel, Paul and Abe Gruber and Frank Hahn to Frank Hahn. 43d st, No 356, s s, 125 e 9th av, 25x100.4. Prior mort \$23,000. April 15, 1908, due Jan 1, 1911, 6%. 4:1033. 10,000	Myers, Philipp V to Oakley Myers. 83d st, No 10, s s, 148 w 8th av, 17x102.2. Prior mort \$14,000. Apr 16, 1908, due, &c, as per bond. 4:1196. 4,500
Klees, Ludwig to GREENWICH SAVINGS BANK. 47th st, No 413, n s, 150 w 9th av, 25x100.5. P M. April 15, 1908, 3 yrs, 5%. 4:1057. 8,000	Moran, Adam to Julia M Haskell. Madison av, No 1527, e s, 17.7 s 104th st, 16.8x70. P M. Mar 25, 3 years, 5½%. Apr 16, 1908. 6:1609. 8,500
Levy, Abraham A to Sadie Jacobs. 3d st, No 69, n s, 305 e 2d av, 20x96.2. Prior mort \$18,000. April 10, 3 years, 6%. April 15, 1908. 2:445. 3,500	Myers, Maurice to LAWYERS TITLE INS & TRUST CO. 7th av, No 363, e s, 23.3 n 30th st, 23x75. P M. Apr 15, 3 years, 5½%. Apr 16, 1908. 3:806. 33,000
Livingston, Philip, of Morristown, N J, to Havens Relief Fund Soc. 26th st, No 17, n s, 500 e 6th av, 25x98.9. April 15, 1908, 3 years, 5%. 3:828. 50,000	Milrow Realty Co to Annie M Rohe. 8th av, Nos 539 and 541, n w cor 37th st, Nos 301 to 305, runs n 28 x w 75 x n 21.3 x w 25 x s 49.4 to st x e 100 to beginning. P M. Apr 15, 1 year, 6%. Apr 16, 1908. 3:761. 20,000
Lawyers Mortgage Co with Medcef Eden Realty Corp and Judith W Richardson. 44th st, Nos 120 to 126, s s; 243.9 w 6th av, 75x100.4. Extension mort at increased interest from 4% to 6%, and consent to same. April 10, April 14, 1908. 4:996. nom	Same to same. Same property. Certificate as to above mort. Apr 11, Apr 16, 1908. 3:761. —
Lenane, Thomas with Mary M Snowber. 134th st, n s, 500 w Broadway, 75x99.11. Extension mort. April 14, 1908. 7:2001. nom	Meade, Richd W to TITLE GUARANTEE AND TRUST CO. 72d st, No 216, s s, 199.3 e 3d av, 17.10x102.2. April 15, 1908, due, &c, as per bond. 5:1426. 12,000
Lawyers Mortgage Co with William Fox. 3d st, Nos 50 and 52, s s, 86.1 e West Broadway, 43x75. Extension mort at increased interest from 4% to 5%. Apr 14, Apr 15, 1908. 2:536. nom	Same to Jos C Mott. Same property. P M. Prior mort \$12,000. April 15, 1908, 2 years, 5%. 5:1426. 4,000
La Cagnina, Orazio, Paul Vitale, Paolo Tumminelli to Benedict S Vitale. 14th st, No 503, s s, 121 e Av A, 25x103.3. Prior mort \$16,000. Apr 11, 1908, due Feb 2, 1909, 6%. 2:407. 6,000	

<p style="text-align: center;">GERMAN AND AMERICAN</p> <p style="text-align: center;">Sales Offices 45 B'way, N. Y. City</p> <p style="text-align: center;">WORKS</p> <p style="text-align: center;">HAMBURG - GERMANY ALSEN ON HUDSON RIVER, N. Y.</p>	<p>ANNUAL CAPACITY ABOUT 3,000,000 BARRELS</p> <h1 style="margin: 0;">ALSEN</h1> <p>"THE ABSOLUTELY SAFE CEMENT"</p>	<p style="text-align: center;">This Brand</p> <p style="font-size: small;">of Portland Cement is too favorably known in EVERY COUNTRY where cement is used to need further description.</p>
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Mendoza, Isaac to Gussie Freund. 123d st, No 52, s s, 100 e Madison av, 18.9x100.11. P M. April 15, 1908, 1 year, 6%. 2,000
6:1748.

New York Trust Co with MIDDLETOWN SAVINGS BANK. 178th st, s s, 150 w St Nicholas av, 50x99.11. Subordination agreement. April 13, 1908. 8:2144. nom

Noel Realty & Construction Co to J Charles Weschler. Riverside Drive or Parkway, s e cor 137th st, 102.6x122.10x99.11x100. Prior mort \$165,000. Apr 7, due Mar 1, 1911, 6%. Apr 10, 1908. 7:2002. 30,000

Same to same. Same property. Certificate as to above mort. Apr 7. Apr 10, 1908.

NEW YORK LIFE INS CO with Fannie Birkenfeld. 132d st, No 124, s s, 266.8 w Lenox av, 16.8x99.11. Extension mort. Sept 24, 1907. Apr 16, 1908. 7:1916. nom

O'Reilly, Maria to TITLE GUARANTEE AND TRUST CO. 96th st, No 31, n s, 393 w Central Park West, 18x100.11. April 15, 1908, due, &c, as per bond. 7:1832. 16,000

136 West 57th Street, a corpn to METROPOLITAN LIFE INS CO. 57th st, Nos 134 to 140, s s, 310 e 7th av, 80x100. April 14, 1908, due May 1, 1912, 6%. 4:1009. 475,000

Same to same. Same property. Certificate as to above mort. April 14, 1908. 4:1009.

Osk, Marcus L and Isidore Edelstein to Alfred Frankenthaler and ano. 124th st, No 357, n s, 75 w 1st av, 19x100.11x18.9x100.11; 124th st, No 355, n s, 94 w 1st av, 18.8x100.11x18.9x100.11. 1/2 part. P M. Dec 1, 1905, 1 year, —%. Apr 13, 1908. 6:1801. 1,183.32

Povill, Nathan to Jacob Katz. Waverly pl, No 166, s s, 83.9 e Grove st, runs s 97 x w 29 x n w 16.4 x n 87 to pl, x e 43.8 to beginning, with strip on east. P M. Prior mort \$58,500. Apr 15, 1908, 2 years, 6%. 2:592. 8,000

Peterson, Peter A, of Perth Amboy, N J, to TITLE GUARANTEE AND TRUST CO. Park av, No 1217, s e cor 95th st, No 110, 20.8x69. April 14, due, &c, as per bond. April 15, 1908. 5:1523. 18,000

Same to Arthur C Rowe. Same property. Prior mort \$18,000. April 14, 1 year, 6%. April 15, 1908. 5:1523. 6,000

Pell, Francis L and James D and Walden to Isaac L Kip as trustee Cornelia B Kip. 50th st, No 58, s s, 53 w Park av, 19x 100.5. April 14, 3 years, 4 1/2%. April 15, 1908. 5:1285. 23,000

Peirano, John B to TITLE INS CO of N Y. Mulberry st, No 24, e s, abt 55 s Park st, 27x85x25x85; Mulberry st, No 22, e s, 80.8 s Park st, 27x90x25x88. Apr 16, 1908, 3 years, 5%. 1:161. 20,000

Pionier, Alfred to Aaron Coleman. 133d st, No 138, s s, 374.10 e 7th av, 25x99.11. P M. Prior mort \$10,000. Apr 9, 3 years, 6%. Apr 11, 1908. 7:1917. 2,500

Pionier, Alfred to Aaron Coleman. 133d st, No 142, s s, 324.10 e 7th av, 25x99.11. P M. Prior mort \$6,500. Apr 9, 3 years, 6%. Apr 11, 1908. 7:1917. 2,500

Pionier, Alfred to Aaron Coleman. 133d st, No 140, s s, 349.10 e 7th av, 25x99.11. P M. Prior mort \$2,000. Apr 9, 3 years, 6%. Apr 11, 1908. 7:1917. 6,000

Palumbo, Eliza to Freehold Construction Co. 102d st, Nos 119 and 121, n s, 227.6 e Park av, 50x100.11. P M. Prior mort \$40,000. Apr 10, 5 years, 6%. Apr 11, 1908. 6:1630. 16,500

Penco Realty Co and Noel Realty & Construction Co with J Chas Weschler. Riverside Drive or Parkway, s e cor 137th st, 102.6 x122.10x99.11x100. Subordination agreement. Apr 7. Apr 10, 1908. 7:2002. nom

Poggi, James and Antonio, and Maria Rapuzzi to Assunta Barbieri. Roosevelt st, Nos 18 and 20, e s, 34.4 s Park row, runs e 100.4 x s 8.11 x w 0.11 x s 25.9 x w 133.10 to Roosevelt st x n 34.9 to beginning. P M. Prior mort \$43,500. Apr 1, 5 years, 5%. Apr 13, 1908. 1:117. 6,625

Peck, Amelia A W to Mary N Mayo. 50th st, No 53, n s, 636 w 5th av, 15x100.5. Leasehold. Apr 11, due Apr 13, 1911, 6%. Apr 13, 1908. 5:1266. 5,000

Peck, Amelia A W and Douglas and Eva W with Mary N Mayo. 50th st, No 53 West. Leasehold. Subordination of mort of \$12,000 on lease to mort for \$5,000. Apr 11. Apr 13, 1908. 5:1266. nom

Paterno Bros, Inc, to Joseph Laroque. Riverside Drive, e s, 80.8 n 116th st, runs n 26.10 x e 112.3 to e 1 Old Bloomingdale road (closed), x s w 17.11 x s w 10.5 x w 104 to beginning. P M. Feb 8, due, &c, as per bond. April 14, 1908. 7:1990. 25,000

Peoli, Fanny C with Maria L Beebe. 147th st, No 461 West. Extension mort at increased interest from 5 to 5 1/2%. Mar 26. Apr 14, 1908. 7:2062. nom

Quinn, Joseph to Jennie B Gasper. 15th st, No 34, s s, 475 w 5th av, 25x103.3. Apr 15, 5 years, 5%. Apr 16, 1908. 3:816. 55,000

Rhineland Real Estate Co with Society of the N Y Hospital. 68th st, n s, 261 w Columbus av, 97.6x112.10x149.1x100.5. Extension mort. Mar 24. Apr 15, 1908. 4:1140. nom

Russell, James C with Realty Transfer Co. 124th st, No 325 East. Extension agreement. Apr 15. Apr 16, 1908. 6:1801. nom

Robert, Marie to GERMAN SAVINGS BANK. 84th st, No 48, s s, 239 e Columbus av, 17.9x102.2. Apr 16, 1908, 3 years, 5%. 4:1197. 14,000

Rhineland, Matilda O to FARMERS LOAN AND TRUST CO. West st, No 154, e s, 84.3 s Park pl, 19.8x83.9x20x84.3. P M. April 15, 1908, 3 years, —%. 1:128. 22,000

Rosansky, Kavy to TITLE GUARANTEE AND TRUST CO. 3d av, No 1766, w s, 25.11 s 98th st, 25x100. April 15, 1908, due, &c, as per bond. 6:1625. 19,000

Rosenbaum, Herman to Jossef Stern. 5th st, Nos 313 and 315, n s, 150 e 2d av, 50x97. April 14, 3 years, 4%. April 15, 1908. 2:447. 1,500

Rothwell, John J with Edna A Rothwell. 153d st, No 538, s s, 525 w Amsterdam av, 25x99.11. Extension mort. April 10. April 14, 1908. 7:2084. nom

Reinthal, Jonas E to Gussie Westheimer. 81st st, No 80, s s, 360 e Madison av, 20x102.2. April 13, due April 14, 1910, 5%. April 14, 1908. 5:1492. 21,000

Rafter, Edward to Frederick A Clark. Wadsworth av, s e cor 181st st, 100x25. Mar 7, due, &c, as per bond. April 14, 1908. 8:2161. 12,000

Rafter, Edward to Fredk A Clark. Wadsworth av, s w cor 181st st, 100x25. Mar 7, due, &c, as per bond. April 14, 1908. 8:2165. 12,000

Rafter, Edward to Frederick A Clark. Wadsworth av, n e cor 181st st, 100x25. Mar 7, due, &c, as per bond. April 14, 1908. 8:2165. 12,000

Rafter, Edward to Empire Mortgage Co. St Nicholas av, s e cor 181st st, 100x25. Prior mort \$35,000. April 14, 1908, 1 year, 5 1/2%. 8:2153. 5,000

Rafter, Edward to Bettie Rothfeld et al exrs, &c, Sigmund Rothfeld. St Nicholas av, s e cor 181st st, 100x25. Mar 31, 3 yrs, 5 1/2%. April 14, 1908. 8:2153. 35,000

Rudner, Samuel and Peter Roth to Adolph Flisser. 2d av, Nos 145 and 147, n w cor 9th st. Store lease. Feb 18, installs, —%. Apr 13, 1908. 2:465. 1,500

Rosenthal, Alex with LAWYERS TITLE INS & TRUST CO. Av A, No 188, s e cor 12th st, No 500, 25.9x67.3; Av A, No 186, e s, 25.9 s 12th st, 26x67.3x25.11x67.3. Subordination agreement. Apr 9. Apr 10, 1908. 2:405. nom

Rosing, David to Wm H Picken. 113th st, No 61, n s, 291 e Lenox av, 17x100.11. P M. Prior mort \$10,000. Apr 6, 1 year, 6%. Apr 10, 1908. 6:1597. 1,500

Riley, Joseph to Geo W May, of Brooklyn, et al exrs Mary A May. 123d st, No 59, n s, 138.4 w Park av, 19.5x100.11. P M. Apr 9, 3 years, 5%. Apr 10, 1908. 6:1748. 10,000

Rogers, Daniel to Anna H Boker. 12th av, e l, 105 n e l 183d st, runs n 50 x e 126.3 to w s Broadway x s 50.5 x w 133.1 to beginning. Apr 10, 1908, 3 years, 6%. 8:2180. 15,000

Schroeder, Geo to GERMAN SAVINGS BANK. 16th st, No 515, n e s, 214.3 s e Av A, 23.9x92. April 14, 3 years, 5%. April 15, 1908. 3:974. 8,000

Selby, Lillian E to Emma Pfizenmayer and ano. 55th st, Nos 236 and 238, s s, 105.10 w Broadway, 40x100.5. Prior mort \$70,000. April 15, 1908, 5 years, 6%. 4:1026. 30,000

Sroka, Louis to Ariston Realty Co. 56th st, No 233, n s, 250 w 2d av, 25x100.5. Prior mort \$20,000. April 14, 2 years, 6%. April 15, 1908. 5:1330. 5,000

Schorer, Charles F to Isaac L Kip trustee for Cornelia B Kip. 78th st, No 225, n s, 281 w Amsterdam av, 19x102.2. P M. Apr 14, 3 years, 5 1/2%. Apr 15, 1908. 4:1170. 18,000

Solomon, Sarah to Lillie Stone. 97th st, No 226, s s, 385 e 3d av, 25x100. Feb 1, 5 years, 6%. April 15, 1908. 6:1646. 2,500

Schwartz, Molly to Caroline Tanzer and ano. 57th st, No 453, n s, 113.5 w Av A, 16x100.5. April 14, 2 years, 6%. April 15, 1908. 5:1369. 1,000

Stetler, Alice A to LAWYERS TITLE INS & TRUST CO. 54th st, No 144, s s, 262.6 e 7th av, 18.9x102.2. Apr 13, 1908, 5 years, 5 1/2%. 4:1006. 15,000

Schreiber, Isaac to Sophia M Krulewitch. 47th st, No 258, s s, 150 e 8th av, 25x100.5. Prior mort \$33,000. Jan 2, 1 year, 6%. Apr 16, 1908. 4:1018. 4,000

Schieren, Charles A with U S TRUST CO of N Y. Fulton st, Nos 73 to 79, and Gold st, No 54. Subordination agreement. Apr 16, 1908. 1:94. nom

Slevin, Margt J, to Ralph Saier. 7th av, No 148, s w cor 19th st, No 200, 28x44. P M. Apr 15, due, &c, as per bond. Apr 16, 1908. 3:768. 17,500

Strauss Building and Realty Co to Frances Wallach. Park av, Nos 1120 to 1124, n w cor 90th st, No 73, runs n 60.8 x w 50.7 x s 1 x w — x s 58.11 to st, x e 85.6 to beginning. Prior mort \$110,000. April 10, due Nov 15, 1909, 6%. April 14, 1908. 5:1502. 50,000

Silverman, Clementine M and Milton M, firm C M Silverman & Son, to Jennie W Schiffer et al exrs and trustees Walter A Schiffer. Amsterdam av, Nos 1480 and 1482, n w cor 133d st, No 501, 40x 100. April 14, 1908, due April 14, 1913, 5 1/2%. 7:1987. 58,000

Stanford, Mary A to Andrew J Cregier and ano. 102d st, No 12, s s, 198 w Central Park West, 27x100.11. Prior mort \$22,000. April 14, 1908, due, &c, as per bond. 7:1837. 6,000

Shapiro, Louis to Jerome Steiner. 9th st, Nos 240 and 242, s s, 74.10 w 2d av, 45.2x46.8. Prior mort \$28,000. April 14, 1908, due, &c, as per bond. 2:464. 2,500

Sroka, Louis to Walter J Moore. 2d st, Nos 104 and 106, n s, 100.9 e 1st av, runs e 48.5 x n 100 x e 44.1 x n 21.11 x w 102.3 x n 0.6 x w 10.8 x s 129.11 to beginning. April 1, due Oct 1, 1908, 6%. April 14, 1908. 2:430. 10,000

Sroka, Louis and Grace K and Walter J Moore with Ariston Realty Co. 56th st, No 233, n s, 250 w 2d av, 25x100.5. Subordination agreement. April 14, 1908. 5:1330. nom

Sheppard, Thos W to Packard & Co. Broome st, No 424, n s, 75 e Crosby st, 25.4x106.2x25x107.7. Assigns rents to extent of \$600. Mar 11. Apr 13, 1908. 2:482. 600

Sutphen, Mary T with THE SEAMENS BANK FOR SAVINGS in the City of N Y. 72d st, No 311 West. Extension mort. Apr 9. Apr 13, 1908. 4:1184. nom

Stevens, John B exr, &c, John B Stevens with Zephy P McEntee. 173d st, No 511, n s, 109 w Amsterdam av, 18x100.11. Extension mort. Apr 3. Apr 11, 1908. 8:2130. nom

Stapf, Victor to Otto Stahl. 46th st, No 343, n s, 140 w 1st av, 20x100.5. P M. Prior mort \$5,000. Apr 1, 3 years, 6%. Apr 10, 1908. 5:1339. 3,000

Silverstein, Fannie to Winthrop A Chanler and ano exrs, &c, John W Chanler. Hester st, No 102, s s, abt 100 e Forsyth st, 25.7x100.9x25.9x103.9. Apr 10, 1908, 5 years, 5 1/2%. 1:301. 30,000

Switzer, Sarah to Margt A Goodridge. 33d st, No 12, s s, 175 e 5th av, 25x98.9. Apr 8, 1 year, 5%. Apr 10, 1908. 3:862. 30,000

Stella, Giuseppe with Cornelius F Kingsland trustee for Albert A Kingsland will of Albert A Kingsland the elder. 73d st, No 218 East. Extension mort. Apr 1. Apr 10, 1908. 5:1427. nom

Tiebout, John and James C Davies exrs John Tiebout to Phebe J and Margt B Tiebout joint tenants. Lewis st, No 191, w s, 73.4 n 5th st, 24.5x79.1x24.3x82.5. Apr 1, 3 years, 5%. Apr 13, 1908. 2:360. 2,500

Thomson, John W as committee estate of Louisa Myers with David Davis. Wooster st, No 31. Extension agreement at interest increased from 4% to 5%. Apr 7. Apr 13, 1908. 2:475. nom

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Tinsley, Gertrude to Henry McCaddin, Jr., Fund for the Education of Candidates for the Roman Catholic Priesthood in the Poorer Dioceses of the U S of A and Elsewhere, a corp. 118th st, Nos 121 and 123, n s, 200 e Park av, 40x100.11. P M. April 15, 1908, 1 year, 5%. 6:1767. 20,000

Tudor Realty Co to Anna C Kreuder. 43d st, Nos 451 and 451½, n s, 225 e 10th av, 25x100.4. Apr 14, 3 years, 5½%. Apr 16, 1908. 4:1053. 10,000

Same to same. Same property. Certificate as to above mort. Apr 14. Apr 16, 1908. 4:1053.

Van Nest, Margt T to Horatio C Kretschmar. 38th st, No 40, s s, 508 w 5th av, 21x98.9. April 13, due, &c, as per bond. Apr 15, 1908. 3:839. 40,000

Vanderpoel, Maria L with Ike Harrison. 2d av, No 2135, w s, 20 s 110th st, 27x73. Extension mort. Mar 5. Apr 15, 1908. 6:1659. nom

Vandewart, David with TITLE INSURANCE CO of New York. 115th st, No 224 East. Subordination agreement. Apr 10. Apr 11, 1908. 6:1664. nom

vom Saal, Lina J with Julia F Loew. 54th st, No 124 East. Extension mort at increased interest from 4½% to 5½%. Jan 20. Apr 11, 1908. 5:1308. nom

Welling (Charles H) Co to Margaret O Sage. 5th av, No 170, s w cor 22d st, No 2, 29x120. Apr 10, 1908, due Apr 1, 1910, 5½%. 3:823. 400,000

Same to same. Same property. Certificate as to above mort. Apr 10, 1908. 3:823.

Warshawsky, David with Hana Bram. Ludlow st, No 52. Agreement to secure return of \$2,000 deposit given by party 2d part to secure rent on lease of Nos 21 and 23 Hester st. See Leases. Mar 4, 1902, due at expiration of lease, 3%. Apr 10, 1908. 1:310. nom

Weiss, Moritz and Clementine Merzbach individ and as extrx and Max L Schallek and Michele Brigante with ITALIAN AMERICAN TRUST CO. Lafayette st, No 178, Subordination agreement. Jan 29. Apr 10, 1908. 2:473. nom

Wollstein, Louis with THE SEAMENS BANK FOR SAVINGS, N Y. 128th st, No 2 West. Extension agreement. Apr 11. Apr 13, 1908. 6:1725. nom

Williams, John M to TITLE GUARANTEE & TRUST CO. West Broadway, No 535, e s, 125 n Bleecker st, 25x100. Apr 4, due, &c, as per bond. Apr 13, 1908. 2:536. 16,000

Wolkenberg, Bertha to Flora Finkelberg. Av C, No 96, e s, 68.1 n 6th st, 22.8x83. Prior mort \$15,500. Apr 7, 1 year, 6%. Apr 11, 1908. 2:376. 5,000

Wilson, David to U S TRUST CO. Fulton st, Nos 73 to 79, n e s, at s e s Gold st, No 54, runs n e 59.4 x s e 54.5 x n 55 x s e 28 x s w 124.9 to Fulton st x n w 81.9 to beginning. Apr 16, 1908, 5 years, 5%. 1:94. 150,000

Wokoun, Frank to Eliz Minarek. Amsterdam av, No 1412, w s, 24.11 s 130th st, runs w 47 x s w 38.2 x s 6.1 x e 80 to av x n 25 to beginning. Prior mort \$10,000. Apr 16, 1908, due June 20, 1911, 6%. 7:1984. 5,000

Wilner Realty and Construction Co to David Podolsky. Broome st, No 109½, s s, 50 e Willett st, 25x75. P M. Mar 11, due May 1, 1910, 6%. April 15, 1908. 2:336. 4,000

Wingert, Henry A with Lawrence P Kinsella. 2d av, No 2357, s w cor 121st st, No 250, 25x80. Extension mort. Apr 15. Apr 16, 1908. 6:1785. nom

BOROUGH OF THE BRONX.

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

Bigley, Catherine as extrx Isabella Urban to Emilie Sounek. Union av, w s, 185 s 151st st, 20x100. Extension mort. April 6. Apr 10, 1908. 10:2664. nom

Bendit, Rosalie to Joseph Corbett. Teller av, w s, 140.7 s 164th st, 24x110. Apr 9, 8 years, 4%. Apr 10, 1908. 9:2423. 5,000

Burton, Cath S with TITLE GUARANTEE & TRUST CO. Forest av, No 1137. Subordination agreement. Apr 7. Apr 10, 1908. 10:2651. nom

Bernstein, Felix J to Payne estate, a corp. Park av, No 2962, s e cor 153d st, 54.7x109.7x50x87.8. P M. Apr 11, due Apr 1, 1913, 6%. Apr 13, 1908. 9:2442. 8,500

*Bally, Julian and August Tfelt to Bertha Schaefer. Robin av, e s, 200 s Tremont road, 25x100, Tremont Terrace. Apr 10, 1 year, 6%. Apr 13, 1908. 400

Brady, Daniel to Mary E Brady. Tremont av, s s, 25 w Marmion av, 25x100. Apr 4, 3 years, 5%. Apr 13, 1908. 11:2956. 3,500

Bensel, Chas E, Jr, to J Romaine Brown. Grand av, w s, 50 n North st, 25x161.10 to Aqueduct av E, x25.4x166.1. P M. Apr 14, 1908, 3 years, 5½%. 11:3209. 2,000

Bergen, Wm C to Thomas D Kreuter. Perry av, w s, 275 s Woodlawn road, 25x100. April 14, 1908, 3 years, 5½%. 12:3334. 5,000

Bartels, Henry to Charles L Adams. River av, n w cor 149th st, 62.2x59 to e s Exterior st, x60.2x30. April 14, 1908, 5 years, 6%. 9:2356. 25,000

Bartels, Henry and Consumers Brewing Co with Chas L Adams of Mt Vernon, N Y. River av, n w cor 149th st, 62.2x59 to e s Exterior st, x60.2 to 149th st, x30 to beginning. Subordination agreement. April 14, 1908. 9:2356. nom

Ceitlin, Bessie to Mathilde E Weber. Crotona av, No 2137, w s, 112.1 n e 181st st, 22.6x149.11x22.1x145.8. Mar 7, 3 years, 6%. April 14, 1908. 11:3083. 500

*Chester Improvement Co to Geo E Buckenham. Grace av, n e s, 175 s e Lyon av, 25x130. Apr 11, 3 years, 6%. Apr 16, 1908. 3,000

*Same to same. Same property. Certificate as to above mortgage. Apr 15. Apr 16, 1908.

*Same to Archibald G Buckenham. Parker av, w s, 200 s Lyon av, 25x130. Apr 11, 3 years, 6%. Apr 16, 1908. 4,000

*Same to same. Same property. Certificate as to above mortgage. Apr 15. Apr 16, 1908.

Cohen, Sarah to Joseph Rosenzweig. Cambreling av, n e cor 189th st, 40x150.6 to Beaumont av, x40x149.7. P M. Apr 11, due, &c, as per bond. Apr 14, 1908. 11:3090-3091. 1,173.20

*Caio, Philip J to Lizzie Scott. Columbus av, n s, 75 w Fillmore st, 25x100. April 11, 5 years, 5%. April 15, 1908. 3,450

Diamond Construction Co to Clarence Tucker et al trustees Geo. W Tucker. Washington av, No 1242, e s, 146 n 168th st, 37.6x 112.11x37.6x113.9. Apr 9, due Mar 1, 1913, 5½%. Apr 15, 1908. 9:2373. 30,000

Same to same. Same property. Certificate as to above mortgage. Apr 2. Apr 15, 1908. 9:2373.

Same and Ida Oshlag with same. Same property. Subordination agreement. Apr 9. Apr 15, 1908. 9:2373. nom

Davidson, Ellen with John Brodel, Maria Hirt and Hannah, Lena and Katherine Brodel. Tremont av, late Locust av, s s, 108.4 e Daly av, late Elm st, 51.4x130, except part for Tremont av. Extension mortgage. Apr 8. Apr 14, 1908. 11:2992. nom

Dixon, Annie G to Hannah Morgenroth. Topping av, No 1741, w s, 100 n 174th st, 32.6x95. P M. Apr 11, 2 years, 6%. Apr 13, 1908. 11:2798. 3,000

De Lorenzo, Filomena to Hieronimus Vierling. 179th st, s s, 100 e Clinton av, 21.8x95x21.7x95. Apr 2, 5 years, —%. Apr 13, 1908. 11:3093. 6,000

Damaire, Ernest to Joseph E Butterworth. Arthur av, No 2415, w s, 127.7 n 187th st, 25x113.3x25x113.5. April 9, due Oct 6, 1909, 6%. April 15, 1908. 11:3066. 1,000

Egan, John F and Ella A Arnold to Cornelius J Egan. Stebbins av, e s, 363.8 n Westchester av, 50x80. Mar 21, due Nov 14, 1909, 6%. Apr 15, 1908. 10:2698. 2,000

Fajen, Wm and Charles Reinecke to Theresa M Bang. Belmont av, n e cor 189th st, 90x100. Feb 1, 1907, 3 years, 5%. April 15, 1908. 11:3075 and 3091. 6,000

Fried, Lazarus and Eleanora Bash with Dora A Hamburg. Bailey av, No 2888. Subordination agreement. April 14. April 15, 1908. 12:3260. nom

Same with Eda Arkush. Bailey av, Nos 2878 to 2882 and 2886. Subordination agreement. April 14. April 15, 1908. 12:3260. nom

Same with Margt T Reagan. Bailey av, Nos 2872 and 2876. Subordination agreement. April 15, 1908. 12:3260. nom

Fox, Peter to Kate Mordecai and ano trustees Allen L Mordecai. Washington av, e s, 40 s 183d st, 50x100. April 15, 1908, due, &c, as per bond. 11:3050. 30,000

*Fenn, John to Sarah Wood. Minnieford av, w s, 225 n Beach st, 25x100, City Island. P M. Apr 9, 3 years, 6%. Apr 10, 1908. 1,500

*Same to Fredk E Wood. Same property. P M. Prior mort \$1,500. Apr 9, 3 years, 6%. Apr 10, 1908. 500

*Fulton, Geo A to Wm J Hyland. Ferris av, w s, at s s lands St Josephs Institute, 303.5x110.4.5 to high water line Westchester Creek x234.1x403. All title to land uner water Westchester Creek. Mar 30, 2 years, 6%. Apr 10, 1908. 10,000

Finkelstein, Saml with TITLE GUARANTEE AND TRUST CO. Trinity av, s e cor 156th st, No 896 East, 100x24.11x99x25. Subordination agreement. Mar 21. April 10, 1908. 10:2635. nom

Gallucci, Francesco to East Bay Land and Impt Co. Coster st, e s, 125 s Eastern Boulevard, 25x100. P M. April 15, 1908, 5 years, 5½%. 10:2772. gold, 800

German Construction Co to Eliz Reinhardt. Bathgate av, No 2412, e s, 194.10 n 187th st, 20x89.11. April 10, 3 years, 5½%. Apr 15, 1908. 11:3056. 6,000

Same to same. Same property. Certificate as to above mort. April 9. April 15, 1908. 11:3056.

*Geller, Saml to Eliz Reinhardt. Gleason av, s w cor 172d st, 25x 106.8. April 10, 3 years, 5½%. April 15, 1908. 5,500

*Same to same. Gleason av, s s, 25 w 172d st, 25x106.8. April 10, 3 years, 5½%. April 15, 1908. 3,500

Gannon, Frank S, Jr, John A and Mary C McCafferty to whom it may concern. Sheridan av, s w cor 162d st, 114.5x99.11x 115.8x100, also other property adjoining. Declaration that Frank S Gannon, Jr, holds a 5-6 interest, Mary McCafferty holds a 1-18 interest and John A McCafferty holds a 1-18 interest in eight morts. April 3. April 14, 1908. 9:2460. —

Gass, John to Victor Gerhards. Intervale av, w s, 183.5 n 169th st, 25x184.10. Prior mort \$4,000. Apr 9, due, &c, as per bond. Apr 10, 1908. 11:2973. 1,500

Griffin, Chas F to Laura Freudenthal. Oakland pl, No 749, n s, 100 w Prospect av, 24x107.3x24x106.7. Apr 8, 3 years, 6%. Apr 10, 1908. 11:3094. 4,500

Grand Lodge of The U S of the Independence Order Free Sons of Israel, a corp, with Adam Stein. 3d av, No 3052. Extension two mortgages. Nov 30, 1907. Apr 16, 1908. 9:2364. nom

Goertz, Carrie to Henry Bruckner. Trinity av, No 893, w s, 175 n 161st st, 25x100. P M. Prior mort \$5,000. Apr 15, 3 years, 6%. Apr 16, 1908. 10:2631. 4,000

*Gass, Frank to William Seitz and ano trustees for Joseph Ledogar will Joseph Messerschmitt. Classon Point road, w s, 50.6 n Merril st, 25.3x—x25x—. Apr 10, 3 years, 5½%. Apr 13, 1908. 2,500

Gustavson, Edward to TITLE GUARANTEE & TRUST CO. 139th st, s s, 100 e Rider av, runs s 100 x e 105.4 x n 80 to w s Morris av x n 21.3 to st x w 107.3. Apr 11, due, &c, as per bond. Apr 13, 1908. 9:2333. 15,000

*Hickox, Sidney B to Wm Seitz and ano trustees for Cath Ledogar and ano will Joseph Messerschmitt. 12th st, s s, 302 w Av B, 47.6x108. Unionport. April 10, 3 years, 5½%. April 15, 1908. 2,500

Herter, Henrietta widow with St Lukes Hospital. Topping av, No 1741. Extension agreement at 5½%. Apr 7. Apr 13, 1908. 11:2798. nom

*Hauser, Geo with Mary S Stone. St Lawrence av, e s, 200 n Mansion st, 25x100. Subordination agreement. Apr 16, 1908. nom

Houghton, Olivia E to Robt N Kenyon. Southern Boulevard, e s, 325 s Jennings st (Charlotte st), 75x100. Apr 15, 3 years, 6%. Apr 16, 1908. 11:2980. 10,500

Haggerty, Margaret to Karneg M Mugridichian. Park av, No 4424, e s, 125 n 181st st, 25x141. P M. Prior mort \$4,600. Apr 9, due, &c, as per bond. Apr 10, 1908. 11:3037. 900

Hofman, Louis F to Jacob H Amsler and ano. Norwood av, late Decatur av, w s, 50 s 209th st, 25x100. P M. Prior mort \$5,000. Apr 1, 2 years, 6%. Apr 10, 1908. 12:3351. 1,900

Hearle, Arthur C to Hyman Davis. Bryant av, No 1496. Certificate as to modification of mort. April 8. April 11, 1908. 11:3000. —

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Howley, Thomas P with John C Ferrier. Daly av, e s, 280.10 s Tremont av, 21.8x152.3. Extension mort. Apr 15. Apr 16, 1908. 11:2992. nom

Hecht, Ferdinand with Vincenzo Palmieri. Southern Boulevard, e s, 74.4 s Home st, or Lyon st, 50x100. Extension mort. Jan 27. Apr 16, 1908. 10:2745. nom

Jennewein, Rose with Daniel J Roke. Tinton av, No 1243. Extension mort. Apr 10. Apr 16, 1908. 10:2663. nom

Jordis, John to Lena Maier. Dawson st, e s, 225 n 156th st, 25x100. Apr 14, 5 years, 5%. Apr 16, 1908. 10:2701. 6,500

*Kieran, Kath to Jos Del Mastro. 218th st, late 4th av, s s, 131 e White Plains road, 50x114, Wakefield. Prior mort \$5,000. Feb 20, 1 year, 6%. Apr 10, 1908. 500

Kenney, Rose F to TITLE GUARANTEE & TRUST CO. Forest av, No 1137, w s, 110 s Home st, 20x87.6. Apr 9, due, &c, as per bond. Apr 10, 1908. 10:2651. 6,500

Kramer, Emma to Daniel G Griffin. Av St John, n e cor Kelly st, 186.1x105.10x172.11 to st, x105. P M. Prior mort \$27,000. Apr 13, due, &c, as per bond. Apr 14, 1908. 10:2686. 14,800

Kramer, Emma to LAWYERS TITLE INS & TRUST CO. Av St John, n e cor Kelly st, 186.1x105.10x172.11 to st x105. Apr 13, 2 years, 6%. Apr 14, 1908. 10:2686. 27,000

Kolbeck, Lena and Jacob with Mary F Sidman. Webster av, s e cor 173d st, 25x90. Extension agreement. Mar 23. April 14, 1908. 11:2897. nom

*Kelly, John T trustee with John Kerr. Lots 348, 349, 379 to 383, 661 and 662 map Eliz R B King at City Island. Extension mort. April 13. April 14, 1908. nom

Lampert, Nathan with John F Dennerlein individ and as attorney for James J Dennerlein et al heirs, &c, Julia Dennerlein. Pelham av, n s, abt 100(?) w Hoffman st, and being lots 197 and 182 map Union Hill, Powell estate at Fordham, 50x183 to s s College av. Extension agreement. Apr 6. Apr 15, 1908. 12:3273. nom

LAWYERS TITLE INS AND TRUST CO with George Barthold. Jerome av, n w s, 548.11 s w 190th st, 27x90. Extension agreement. April 8. April 13, 1908. 11:3199. nom

LAWYERS TITLE INS AND TRUST CO with Charles F Klingenschmitt. Jerome av, n w s, 575.11 s w 190th st, 27x90. Extension mort. April 4. April 13, 1908. 11:3199. nom

*Lather, Georgianna and Wm C and Maude Caro to Susan E Laytin. Willow lane, w or s w s at n s Elliott av, runs w along n or n w s Elliott av, 158 x n 90 x e 176.6 to lane, x s 102 to beginning, Westchester. Mar 2, 1 year, 6%. April 13, 1908. 5,635

Lockwood, Eveline V to Fredk W Schall. 234th st (Clinton av), n s, 525 e Katonah av, 25x100. April 14, 3 years, 6%. April 15, 1908. 12:3382. 4,500

Lewis, Daniel to N Y Physicians Mutual Aid Association, a corpn. 227th st, late Sidney st, s w s, at s e s Troy st, 290.6 to n w s Berrian st x121.8x271x115.4. Apr 13, 5 years, 5%. Apr 16, 1908. 13:3407. 11,500

Lankenau, John H to Edward Muller. Forrest av, w s, 233.10 n 165th st, 37.6x87.6. P M. Apr 15, 5 years, 6%. Apr 16, 1908. 10:2650. 3,000

Logue, Annie M to Victor Gerhards. Prospect av, e s, 50 n 169th st, 25x100. Apr 15, due, &c, as per bond. Apr 16, 1908. 11:2970. 1,000

*Levy, David M with Mary A Merrill. 223d st (9th av), s s, 605 e 4th av, 126x—, gore, Wakefield. Extension mort. Mar 9. April 10, 1908. nom

*McCauley, John to Land Co D of Edenwald. Johnson av, e s, 225 n Nelson av, 25x100, Edenwald. P M. Apr 10, 3 years, 5½%. Apr 11, 1908. 270

Mugrdichian, Karneg M with Eliz Gifford. Park av, e s, 125 n 181st st, 25x141. Extension mort. Dec 5, 1906. April 10, 1908. 11:3037. nom

Murphy, Geo F and Gertrude F and Alvina Mand and Jenny M Howell to Arnold E Fisher. 3d av, e s, 28 s 146th st, runs n 28 to 146th st, x e 72 x s 25 x w 84.7 to beginning. Prior mort \$5,000. April 11, 1908, 2 years, 6%. 9:2307. 9,500

*Moylan, John to James S Bolton Jr. Green av, n e cor Mapes av, 100x50. P M. Apr 8, 3 years, 6%. Apr 10, 1908. 1,500

*McLaine, J Harold, of Mt Kisco, N Y, and Geo M Beerbower and John A Boyajejan and Agustine Constantian, of N Y, to Geo S Fulton. Ferris av, w s, 303.5 s from east end of wall at s s lands St Josephs Institute for Deaf Mutes, runs s w 107.6 x s w 138.7 x s w 1,012.5 to high water line Westchester Creek x n w 38.8 x n w 221.3 x n e 1,104.5 to beginning, all title to land under water Westchester Creek in front of and adj above. P M. Mar 30, 2 years, 6%. Apr 10, 1908. 10,000

*McLaine, J Harold, of Mt Kisco, N Y, and Geo M Beerbower, John A Boyajejan and Agustine Constantian, of N Y, to Geo S Fulton. Ferris av, w s, 549.6 s land St Josephs Institute for Deaf Mutes, runs s 237.7 x s w 892.10 to high water line Westchester Creek x n 143.10 x s e 77.9 x n w 27.6 x n e 29.10 x n e 50.7 x n w 45.5 x n e 212.5 to beginning, all title to land under water Westchester Creek. Mar 30, 2 years, 6%. Apr 10, 1908. 10,000

Mapes, Wm A to The Havens Relief Fund Society. 179th st, n s, 156.5 w Boston road, runs w 54.11 x n 24.3 x n 79.9 x e 54 x s 102.8 to beginning. Apr 16, 1908, 3 years, 5½%. 11:3137. 26,000

Markert, Louis G to American Real Estate Co. Faile st, No 1035, w s, 289.6 s Bancroft st, 20x100. P M. Prior mort \$8,500. Apr 16, 1908, installs, 6%. 10:2749. 1,000

Same to same. Same property. P M. Apr 16, 1908, 5 years, 5½%. 10:2749. 8,500

Moorehead Realty & Construction Co to CENTRAL TRUST CO of N Y. 149th st, s s, 269.4 w St Anns av, 40x100. Apr 15, 3 years, 5½%. Apr 16, 1908. 9:2275. 31,000

Same to same. Same property. Certificate as to above mortgage. Apr 11. Apr 16, 1908. 9:2275.

McCarthy, Lizzie to Rena Sulzberger. Cauldwell av, e s, 133.4 s 163d st, 16.8x100. Prior mort \$3,700. Apr 1, 3 years, 6%. Apr 10, 1908. 10:2631. 600

McPartland, Stephen to Lena Helmuth. Anthony av, No 1807. Certificate as to payment of \$1,200 on account of mort. Feb 24. April 15, 1908. 11:2891.

McCarthy, Lizzie to LAWYERS TITLE INS & TRUST CO. Cauldwell av, e s, 133.7 s 163d st, 16.5x100. Apr 9, 5 years, 5½%, until Apr 9, 1909, and 6% thereafter. Apr 10, 1908. 10:2631. 3,700

Moorehead Realty and Construction Co to Chas E Appleby et al trustees Leonard Appleby. 149th st, s s, 149.4 w St Anns av, runs w 120 x s 100 x e 119.6 x n 15.1 x e 0.6 x n 84.11 to beginning. April 15, 1908, 3 years, 6%. 9:2275. 18,000

Same to same. Same property. Certificate as to above mort. Apr 11. April 15, 1908. 9:2275.

Moorehead Realty & Construction Co to Caroline F Searle. 149th st, s s, 309.4 w St Anns av, 40x100. April 15, 1908, 5 years, —%. 9:2275. 28,000

Same to same. Same property. Certificate as to above mort. Apr 11. April 15, 1908. 9:2275.

Mamlock, Albert to Eda Arkush. Bailey av, e s, 125 s 230th st, 4 lots, each 25x100.7. 4 mortg, each \$4,000. April 14, 3 years, 6%. April 15, 1908. 12:3260. 16,000

Same to Margt T Reagan. Bailey av, e s, 225 s 230th st, 25x100.10x25x100.7. April 14, 2 years, 5½%. April 15, 1908. 12:3260. 6,000

Same to same. Bailey av, e s, 250 s 230th st, 25x101.3x25x100.10. April 14, 2 years, 5½%. April 15, 1908. 12:3260. 6,000

Same to Dora A Hamburg. Bailey av, No 2888, e s, 100 s 230th st, 25x100.7. April 14, 3 years, 6%. April 15, 1908. 12:3260. 4,000

McVickar, Edw with J Frederic Kernochan. Ogden av, s e cor 165th st, 95x152.9 to w s Nelson av, x95.3x159.9. Subordination agreement. July 7, 1899. April 14, 1908. 9:2512. nom

McLaughlin, Lucerna M to Fredk J Riehm. Undercliff av, w s, 471.10 s Sedgwick av, 50x100. April 14, due, &c, as per bond. April 15, 1908. 11:2880. 1,000

Meehan, Joseph F to Mary Meehan guardian Lucy Shiel et al. Prospect av, No 723, w s, 141.1 s 156th st, 20x105.6x20x106.1. May 15, 1907, 2 years, 5%. April 14, 1908. 10:2675. 550

*McDonnell, John A to Daniel Ryer. Lot 153 map Section 2 St Raymond's Park. April 8, 3 years, 5½%. April 14, 1908. 2,500

*Nally, Mary A to Bankers Realty & Security Co. Edison av, w s, 300 n Tremont road, runs w 95 x w 86 x n e 61.4 x e 145.5 to av, x s 50 to beginning. P M. Apr 10, 1 year, 5%. Apr 16, 1908. 1,065

*Norwood Heights Realty & Construction Co to Alida McIlroy. Herschel st, No 107, s w s, 202.6 s e Halsey pl, 25.3x98.10x25x97.10. Certificate as to mort for \$3,500. April 7. April 15, 1908. —

*North Bronx Realty Co to Teresa V Keyes. Wilson pl, n s, 100 e Barker av, 75x125, Lester Park. Apr 11, 1 year, —%. Apr 13, 1908. 1,500

Oakley, Robt H trustee Thos F Cock with Albert Cahn. 136th st, No 596. East. Extension mort at increased interest from 5 to 6%. Nov 15, 1907. April 11, 1908. 10:2548. nom

Olmsted, Daniel S to TITLE GUARANTEE & TRUST CO. 156th st, No 896, s e cor Trinity av, 25x99.11x24.11x100. Apr 8, due, &c, as per bond. Apr 10, 1908. 10:2635. 10,000

Ormiston, Thos S trustee James Stuart with Gesiene Siegel. 135th st, No 687, n s, 104 e Southern Boulevard, 16.8x75. Extension mort. Apr 6. Apr 10, 1908. 10:2564. nom

*O'Rourke, Patrick to John O'Rourke. Elliot av, n w cor Juliana st, 100x125, Olinville. Apr 15, due Feb 15, 1909, 6%. Apr 16, 1908. 1,000

*Pletscher, Martin to Magdalena Messerschmitt. 12th st, s s, 130 e Av B, 25x108, Unionport. April 1, 3 years, 5½%. April 11, 1908. 3,000

Peugnet, Ramsay, Jules J and Eliza H to Joseph O B Webster trustee for Jane L W Webster will Josephine O B Webster. Valentine av, s s, 210.6 w McCombs Dam road, 250x250, except part for Valentine and Tiebout av and 189th st. Dec 18, 1907, due April 1, 1913, 5%. April 11, 1908. 11:3148. 12,000

Plundeke, Mathilda to Emma Kingsman. Freeman st, s w cor Chisholm st, 24x75. Prior mort \$10,000. Apr 15, 3 years, 6%. Apr 16, 1908. 11:2970. 1,000

Pierce, Leon to Anna B Weiler. 170th st, No 457, n s, 65 w Washington av, runs n 73.7 x w 20 x n 24.8 x w 31 x s 96.11 to st x e 51 to beginning. P M. Apr 9, 7 years, 5%. Apr 10, 1908. 11:2902. 7,500

*Pellegatti, Francesco to Luise Riegler. Morris Park av, s s, 50 e Adams st, 25x100, except part for Morris Park av. P M. Apr 10, 3 years, 5½%. Apr 13, 1908. 2,000

*Petersen, Bella to William Seitz and ano trustees for Madalaine Von Gerichten and ano will Joseph Messerschmitt. Wilcox st, w s, 150 n Barkley av, 50x100. Apr 8, 3 years, 6%. Apr 13, 1908. 2,500

Pizzutiello, Teresina wife of and Donato to Mary Mayer. 171st st, n s, 155.2 e 3d av, 20x116.4x20x117.4. Prior mort \$7,500. April 6, 1 year, 6%. April 14, 1908. 11:2928. 2,000

Pizzutiello, Teresina wife of and Donato to TITLE GUARANTEE AND TRUST CO. 171st st, n s, 155.2 e 3d av, 20x116.4x20x117.4. April 6, due, &c, as per bond. April 15, 1908. 11:2928. 75,000

Regan, James A and Wm R Sanders to Wm A Cameron. Burnside av, n s, 108.5 e Anthony av, 50.10x99.9x42.1x72.9. P M. Apr 15, 1908, 3 years, 5%. 11:3156. 6,000

Reinhart, Charles to Christine Wenigmann. Creston av, s e cor 179th st, 86x51.2x80.9x22.3. P M. April 13, due May 1, 1909, 5%. April 14, 1908. 11:2808. 2,100

Same to same. 179th st, s s, 22.3 e Creston av, 25x80.6x25x80.9. P M. April 13, due May 1, 1909, 5%. April 14, 1908. 11:2808. 1,900

Robinson, David to J Henry Alexandre. Teller av, w s, 159.6 n 165th st, 19.11x100. April 9, 5 years, 5½%. April 14, 1908. 9:2428, 2433. 7,500

Same and Adolf Mandel with same. Same property. Subordination agreement. April 9. April 14, 1908. 9:2433, 2428. nom

*Russo, Sebastiano to Hudson P Rose Co. Leland st, e s, 325 n 152d st, 25x100. P M. Feb 4, 3 years, 5½%. April 14, 1908. 400

Reynolds, Lottie S to Carrie Bauer. 165th st, No 858 (1028), s s, 103.3 e Prospect av, 18.3x91. Apr 6, 2 years, 5%. Apr 13, 1908. 10:2690. 5,000

MAPLEDORAM & CO. REAL ESTATE BROKERS

Bay Ridge Property FIFTH AVE. AND 79th ST. BROOKLYN, N. Y. Our Specialty TELEPHONE, 724 BAY RIDGE

38th st, Nos 257 and 259 West. Plymouth Hotel Co agt Plymouth Realty Co; action to declare lease valid; att'ys, Kuntz & Oppenheim.

April 17.

64th st, No 302 East. Kalt Lumber Co agt Peter Curran et al; action to foreclose mechanics lien; att'ys, Phillips & Avery.

Stanton st, No 116. Charles Bloom et al agt David Goldberg; action to foreclose mechanics lien; att'ys, Hillquit & Hillquit.

FORECLOSURE SUITS.

April 11.

Union av, w s, 78 n 168th st, 80x100. Title Ins Co of N Y agt Wall Exchange Realty Co et al; att'y, A L Wescott.

103d st, No 62. Beckie Kadin agt Sarah Wiener; att'y, I Cohn. Amsterdam av, s e cor 136th st, 100x99.11; two actions. Germania Life Ins Co agt Chas I Weinstein et al; att'ys, Dulon & Roe.

April 13.

Worth st, n e s, intersec w s Mulberry st, 41.4x 33.8x24.5. Pennington Whitehead, trustee, agt Peter P Acritelli et al; att'ys, Duer, Strong & Whitehead.

Madison av, s w cor 79th st, runs w 90 x s 102.2 x w 10 x s 49.2 x e 100 x n 151.4 to beg. Mutual Life Ins Co of N Y agt J C Lyons Building & Operating Co et al; att'y, J McKeen.

7th av, s e cor 133d st, 25x100. Charles Weisberger agt Helene Stein; att'y, A Lichtig. 161st st, n s, 190.11 e Broadway, 18.11x99.11. Margaret L Crow agt John A Donnegan et al; att'y, G Squires.

132d st, n s, 100 e 8th av, 16.8x99.11. Louise F Runk et al agt Jennie Thompson et al; att'y, C A Runk.

Sherman av, w s, 175 n Isham st, runs n w 124.7 x n e 140.11 x s e 59.6 x s w 125 to beg. Broadway, s s, about 300 e Dyckman st, 64x157x irreg.

Two actions. Geo J Gould et al agt Emil Bloch et al; att'y, D H Taylor.

April 14.

Elizabeth st, No 165. Edw F Burke agt Eliza O Hoyt et al; amended; att'y, J Bottomley. Washington av, n w cor 170th st, 38.3x65. Frederick Johnson agt Elias A Cohen et al; att'y, S T Stern.

Norfolk st, No 61. Benjamin M Gruenstein et al agt Judah Pinas et al; att'y, J Gordon. 111th st, Nos 234 to 238 West. Landu Heating Co agt Samuel Makransky et al; notice of levy; att'ys, Harris & Fischer.

106th st, No 22 East. Alexander D Lewis agt Maurice Sandberg et al; att'ys, Goldfogle, Cohn & Lind. 107th st, s s, 100 w 1st av, 37.6x100.11. Morris Kittenplan et al agt Simon Lefkowitz et al; att'ys, M S & I S Isaacs.

April 15.

West End av, s w cor 67th st, 80.10x100; two actions. Edward Tostman agt Ida Margolies et al; att'y, L H Moos. 28th st, No 208 West. Lily W Beresford agt Jonas Weil et al; att'ys, De Witt, Lockman & De Witt.

Fulton av, s w cor 174th st, 18.10x87.6x18.10x 88.5. Catherine Ridley agt Pietro Castro et al; att'ys, Bowers & Sands.

44th st, s s, 18.4 e Lexington av, 16.4x83.4. Chelsea Realty Co agt Emma F Kirby; att'y, A L Wescott.

Webster av, n s, 175 w Woodlawn rd, 50x120. Frederick P Fox agt Amalia Pirk; att'ys, Rounds & Schurman.

April 16.

St Nicholas av, w s, 94.10 n 187th st, 94.10x 100. Rachel H Pfeiffer agt Arthur Berel et al; att'y, M Stern.

Shakespeare av, e s, 139.9 s 170th st, 20x114. T O'Connor Sloane agt Giuseppe Fusco et al; att'ys, Mullan, Cobb & Mitchell.

151st st, n s, 325 e Amsterdam av, 37.6x99.11. Frances H Hanford agt McKinley Realty & Construction Co et al; att'y, T W Butts.

Manhattan av, No 498. Peter Korn agt Samuel Krulewitch et al; att'ys, Lese & Connolly.

79th st, n s, 153 w Av A, 26x102.2. Frances H Page agt Stephen R Volanth et al; att'y, J M Rider.

April 17.

Stuyvesant st, s s, 103.6 w 10th st, 50x55.2x52.1 x70. Otto Gerda agt Isaac Polstein et al; att'ys, Hoadly, Lauterbach & Johnson.

Creston av, e s, 93 s 183d st, 89.6x100. Eureka Realty Co agt Hillside Realty & Construction Co et al; att'y, L E Brown.

9th st, Nos 713 and 715 East. Louis Haims agt Samuel Weinstock et al; att'ys, Morrison & Schiff.

182d st, s s, 84.3 e Washington av, 18x72.11x irreg.

182d st, s s, 120.3 e Washington av, 18x65.4x irreg.

Two actions. Eureka Realty Co agt Hillside Realty & Construction Co et al; att'y, L E Brown.

JUDGMENTS.

April.

11*Alexander, Calligan—N Y Telephone Co. \$49.88

11 Ardagh, John C—the same 23.36

13*Altholz, Chas H—N Y Telephone Co. 35.82

13 Akontius, William—Universal Compound Co. costs, 73.88

13 Almy, Wm H, Jr—Robert B Welton. 29.40

13 Adler, Philip—Am Woolen Co of N Y. 1,107.51

13 the same—the same 1,111.50

13 the same—the same 1,086.85

14 Arango, David H—the same 758.22

14 Allen, Samuel—Chas L Adams et al. 1,548.28

14 Aratin, Philip—People, &c 1,000.00

14 Aronowitz, Louis—Ignatz Schneider et al. 215.96

14 Avery, Ledyard—Olin J Stephens, Inc. 62.67

13 Abels, Hugo—Bryan W Tichenor. 83.95

15 Arndtstein, Max—Peter Axelrod. 1,696.60

16 Alotta, Gaetano—Brooklyn Heights R R Co. 108.20

16 Aloise, Francesco—Interborough Rapid Transit Co. costs, 68.88

16 Abbot, Wm H—City of N Y. 480.86

16 Abramson, Louis, Minnie & Jakob—Jacob Held. 61.25

17 Aronov, Morris—David Saffir et al. 218.05

11 Baum, Gay H—St Josephs Seminary et al, costs, \$87.35; U. S. Trust Co, costs, \$86.67; Farmers Loan & Trust Co, costs, \$85.50; W C Flanagan et al, costs, \$98.57; Sisters of the Poor of St Francis, costs, \$85.00; Corpus Christi Monastery, costs, \$95.00; S A Hirschbaum. costs, 88.60

11 Butler, Wm C—N Y Telephone Co. 68.67

11 Bronstein, Max—the same 26.34

11 Briscoe, Harry F—the same 29.38

11 Becher, Mollie—the same 42.30

11 Brownell, Harold T—H King Sturdee et al. 70.95

11 Berger, Simon—the same 110.32

11 Bussey, Chas C—Hess Bright Mfg Co. 87.01

11 Baldwin, Geo E—Leonhard F Olt. costs, 73.93

11 Buermann, Charles & August—Margaret Lander. 984.76

11 Burdick, Anna C—Lang & Co. 413.87

11 Baker, Robert—Adolph Loewenstein. 43.15

13 Bloom, Harry—N Y Telephone Co. 45.34

13 Bergoffen, Samuel—the same 45.34

13 Balfe, Wm J—City of N Y. 111.05

13 Berrnan, Louis—the same 203.50

13 Blauvelt, Jennie F—J Wilford Allen. 183.91

13 Brown, Minnie T—Albert F Mando. costs, 41.71

13 Bershadsky, Meyer—Louis Conay. 519.31

13 Benjamin, Aaron—the same 519.31

14 Bremer, Minnie A—John C Bremer et al. costs, 74.43

14 Bennett, Harry N—Geo B Bretz. 372.10

14 Bowdoin, Harry L—John A Palmer. 545.40

14 Beizer, Meyer—Moquin Offerman Wells Co. Co. 1,265.57

14 Brown, Manuel—City of N Y. 573.32

14 Bell, Robert D—the same 61.71

14 Bohn, Rudolph—Harry Robinson. 125.03

14 Bingham, Wm H—Syracuse Co of N Y. 204.00

14 Bimberg, Bernard—Joseph Lang et al. 106.13

14 Bilot, Frank—Simon Manges et al. 30.93

14 Brennan, Richard—Isaac Sommers et al. 109.23

14*Bronk, La Vergne—Herman B Homan et al. 541.44

14 Borgia, Tomasso—Standard Damp Proofing & Roofing Co. 86.92

14 Brownell, Wm B—Anna B Graham. 2,238.42

14 Bonewur, Samuel—David Cohen. 47.84

15*Bristol, Albert M—N Y Telephone Co. 33.00

15 Brownell, Harold T—H King Sturdee et al. 139.44

15 Burnett, Wm E—Chas G Cornell Jr. 177.56

15 Bernikow, Abraham—Jacob Olman et al. 505.92

15 Boyd, John—Peck Bros & Co. 131.05

15 Bauer, Alfred G—Donald Nicoll et al. 72.09

15 Baron, Cyrus—William Sklansky et al. 217.55

15 Block, John—Emerich Kumptner. 260.35

15 Bates, Chas A—European-Am Bank. 5,246.57

15 Barr, Edward—Walter E Hildreth. 107.65

15 Beacher, Joseph—Louis Fishman et al. 519.40

15 Brady, Frank J—Joseph Beck et al. 118.48

15 Besse, Harry R—Warner Co. 43.63

15 Bogert, John L—Frank McLeer & Bros. 148.26

15 Borstleman, Wm L—N Y Telephone Co. 34.33

15 Basse, Frederick—Interborough Rapid Transit Co. costs, 67.88

15 Blanchard, Marie J—N Y City R R Co. costs, 67.88

15 Bornstein, Louis—McDermott Dairy Co. 116.05

15 Bennett, Hiram C & Edw H—Herbert B Shonk. 10,505.43

15 Bliss, Annie J—City of N Y. 573.32

15 Boslet, Frank S—the same 213.41

16 Booth, Ralph W—H M Storms Co. 2,273.50

16 Boyd, John—Morton Miller Construction Co. 149.41

16 Berliner, Carl—Harris Hausman. 36.77

16 Boyd, John—Lord & Burnham Co. 3,905.26

17 Balian, Gerabid—Raffaele Birano. 67.41

17 Bunnell, Irving—Louis Karasik. costs, 27.31

17 Bauernschmidt, Ella & Garrett—Malcolm M Hayward. 209.96

17 Bishop, Webster—Andrew Cose General Advertising Co. 217.87

17*Bernstein, Michael—Nathan Laehr. 272.57

17 Brooks, Max—Nathan Lyons. 175.58

17 the same—the same 280.32

17 Bornstein, Louis—Griffin Roofing Co. 280.47

17 Bohaty, Antonie—Bronx Investment Co. 463.99

17 Brooks, Max—Israel Pomeranz. 582.17

17 Booker, Anderson—Robert Johnson. 39.00

17 Bergan, Gus—Ferdinand Westheimer et al. 79.24

17 Berry, Chas S—Herman Harris. 47.11

11 Canavan, Ellen—N Y Telephone Co. 28.47

11 Cangro, Vincent—the same 77.75

11 Cipes, Jacob—Albert Plant et al. 689.51

11 Collet, Auguste—N Y Telephone Co. 49.88

11 Cochran, Charles—William Bradley. costs, 68.21

11*Clark, Edson L—John A Murray. 358.00

11 Clark, Clarence H—Joseph Horntal. 152.05

11 Cappel, Feodor—Solomon Goldberg et al. 28.15

11 Cassidy, Margaret W—Revillon Freres. 1,669.04

11 Cahen, Pelagia—Wm M Corner et al. 1,001.57

13 Clark, Bell—N Y Telephone Co. 34.72

13 Caros, James—the same 25.88

13 Chittick, Wm G, Jr—Am Surety Co of N Y. 352.66

13 Castellano, Joseph—Swift & Co. 92.04

13 Checkley, Richard S—City of N Y. 758.22

13 Chamberlain, Frederick O—the same. 943.23

13 Callan, Mary—Catherine F Callan. costs, 108.82

13 Cebulsky, Jacob—Ntl Alumni. 66.89

13 Carr, Wm G—Louis Hartwig. costs, 68.60

13 Clug, Simon—Am Woolen Co of N Y. 1,086.85

13 the same—the same 1,107.51

13 the same—the same 1,111.50

13 Ciolino, Pietro—Carlo Salmeiri. 77.15

13 Chilbaro, Antonio—the same. 77.15

13 Crasso, Vincenzo—the same. 77.15

14*Cusick, James F—Murray & Reid Co. 1,110.28

14 Coakley, John H—City of N Y. 115.07

14 Cytrayn, Elias—the same 203.50

14 Chenkin, Barnett—Leon Weiner et al. 166.08

14 Coleman, Peter—Kerin & Dunn. 169.91

14 Casale, Tony—the same 60.00

14 Cohen, Isidor L—Morris Brett. 1,905.66

14 the same—the same 1,084.09

14 Candee, Fernando C, Jr—Frank Lee. 149.29

14 the same—Christian Blayer. 74.04

15 Cohn, Hyman—Bernard Schnall. 141.38

15 Clarke, Frank M—Wm W Ford. 308.12

15 Cluney, John—V J Hedden & Sons Co. costs, 138.18

16 Capone, Mattia—N Y Telephone Co. 65.36

16 Cassidy, Joseph F—N Y City Ry Co. costs, 67.88

16 Cook, Sidney G—City of N Y. 573.32

16 Connor, Mary—William Simpson. costs, 107.45

16 Crystal, Isaac—Geo F Victor et al. 317.73

16 Coale, Harry E—Goldman & Co. 161.90

16 Cohen, Israel & Esther—Nathan Packerman. 105.01

17*Colby, Chas B—Broderick & Bascom Rope Co. 246.02

17 Carter, James—Arthur McMullen et al. costs, 108.18

11 Duffie, Archibald B—St Nicholas Club. 141.10

13 Dauman, Samuel S—N Y Telephone Co. 35.82

13 Dlouhy, Boleslav—the same 45.82

13 Dain, Maurice—the same 33.28

13 Dowe, Wm H—Am Surety Co of N Y. 82.41

13 Deiner, Frantz F—Alden H Weed Co. 12.13

13 Dubroff, Abraham—J C Turner Lumber Co. 519.69

13 Dembrosio, Sebastian—City of N Y. 203.50

13 Daley, Matthew, Jr—Wm A Leggett et al. 160.43

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15 Spector, Max—Philip Freeman et al. 138.84
15 Sakolski, Isaac—Thomas Simpson. (D) 158.64
15 Spruance, Daniel C—The Chelsea. 727.12
15 Stone, Sam G—Wm F Curtis. 12.65
15 Siegman, Aaron—Abraham Bernstein. 60.91
15 Seligman, Samuel* and Yoodle—Bertha F Hirsh 160.24
15 Seitzman, David—Brooklyn Heights R R Co. 112.40
15 Seitzman, Isaac—the same 116.90
15 Scofield, Geo S Jr—V Blotto Co. 108.98
15 Seligman, Abe S or Abraham—Louis Siff et al. 216.61
15 Sharps, Albert T—Joseph Jordan et al. 407.97
15 Solomon, Jennie—Ephron Lust. 86.94
15 Smith, A Homer—N Y Telephone Co. 36.49
15 Silverman, Abraham—Adolph Rosenberg et al. 233.13
15 Samuels, Max—Damarra Mfg Co. 104.86
16 Shmulewitz, Harry—Alexander Sperling. 310.33
16 Spitzer, Alexander—N Y City Ry Co. 67.88
16 Steinmetz, John—City of N Y. 1,128.05
16 Scortzelli, Eugenio, gdn—Leo Schlesinger. 111.79
16 Spiegel, Lajos—Lion Brewery of N Y City 1,491.60
16 Schwartz, Louis—Lino Paint Co. 59.50
16 Spero, Frank M—Ella Travis et al. 50.35
16 Story, Claude H—Thomas Daly 41.45
16 Solomon, Sigmund—Werner Co. 71.16
16 Shoben, Jacob—William Elson et al. 37.80
16 Schmookler, Isidor—Louis Spiegel. 27.81
16 Schmitt, George & Dora—Samuel West. 96.82
16 Smith, Austen W—City of N Y. 213.41
16 Smith, Edw D—Wm T Mapes. 89.72
17 Stange, Louis—John Wigmann. 84.49
17 Sachs, Isidore—Adolph Terker 89.35
17 Sozio, Antonio, Silvestio & Alfonso—Rudolph J Zatzkin 159.01
17 Stewart, James C—Oriental Bank. 9,055.69
17 Stoff, Harry M—Leon H Sonn et al. 275.83
17 Smith, James—Eugene Brucker. 5,643.40
17 Saunders, Sidley—Henry H Arthur et al. 49.45
11 Tucker, Preble—Charles Blandy. 154.96
11 Thomas, William—Phillip Waldheim. 299.25
13 Thorpe, Joseph—Albert Liebenau. 115.38
13 Timendorfer, Dagobert—Albert F Bokelman. 616.90
14 Tricker, Frank—Michael Isenberg. 624.85
14*Theobald, Alfred P—N Y Telephone Co. 122.95
14 Tarnofker, Pinkas—People, &c. 1,000.00
15 Tobias, Geo B—Louis Reiter et al. 108.94
15 the same—Samuel Hecht. 145.65
15 Tomashevsky, Abraham—Schwarzschild & Sulzberger Co. 44.62
15 Tepper, Ida—William Schlansky et al. 98.77
16 Trimpr, May A—N Y Telephone Co. 61.38
16 Trotta, Pasquale—the same 70.88
16 Tangrede, Nicola—N Y City Ry Co. 67.88
16 Tanenbaum, Emanuel—Ehrick K Rossiter. 964.42
16 Tugnot, Chas E—Isaac Huppert. 73.31
16 Taylor, Henry—Benjamin Jacobs et al. 25.41
16 Toscano, Francesco—Leon Lainowitz et al. 113.94
16 the same—the same 113.94
16 Thompson, Albert—Roebing Construction Co. 108.48
17 Tiltman, Ernest—Peoples Bank of City of N Y 1,721.13
17 Tuttle, Elbert V—Ridleys 34.76
17 Ullman, Phillip—John Hirshbrunner. 152.72
17 Upham, Wm A—Michael Uebele et al. 106.63
13 Vail, C Wilford—Julius Aderer. 20.23
14 Vischer, Alfred—Murray & Reid Co. 1,110.28
14 the same—the same 1,110.28
14*Van Bergen, Henry—Herman B Homan et al. 541.44
15 Vazakas, Alfred A—Solomon May. 248.65
15 Van Gilder, Joseph V exr—Annie Hogan. 258.41
15 Van Scoten, Katherine—Auto Supply Co. 40.65
16 Vogel, Florence & Mrs Frederick B—N Y Telephone Co. 31.26
16 Vitacco, Rocco—Brooklyn Heights R R Co. 108.20
16 Voight, Martin—N Y City Ry Co. 67.88
17 Vidaver, Maxwell—Powers Weightman Rosengarten Co. 49.71

- 17 the same—David Hoexter 101.90
17 Van Hoff, Loring—G & J Tire Co. 84.41
17 Van Brunt, Wm T—Oriental Bank. 9,055.69
11*Wollins, Harris—Haiman Shapiro. 29.65
11 Ward, Isabella A—Margaret A Redington. 178.57
11 Wollstein, Max—William Kerby. 26.16
11 Wollman, Samuel—Mayer Malbin et al. 1,283.02
11 Wolgest, Charles—Henry Kroeger. 32.72
11 Whitney, Emmett B—Nathan Snellenburg et al. 41.60
11 Woodruff, Chas W—Daniel Finnegan. 300.00
11 Woolchok, Isidore—Louis Balteransky. 38.15
11 Walters, Bertram H—Daniel B Butler et al. 106.33
13 Wallace, Gustavus S—Ellis G Welsh et al. 60.61
13 Ward, Chas M—Frank L Crocker. 34.41
13 Weinstein, Isaac—Philip Fogarty et al. 50.30
13*Wittenberg, Isaac—Joseph Wilson. 117.65
13 Wein, Charley* & Frank—Isaac Chausser et al. 744.41
13 Wood, Thomas C—Ruland & Whiting Co. 17.41
14 Wertheimer, Jacob—Richard Schimek. 289.01
14 Wallfisch, Isidor* & Henry—Blanche A Cahn 59.91
14 Wiedermann, Rosa—Louis Brachfeld. 41.23
14 Weiss, Edw L—Arthur F Gallagher. 46.70
14 Warner, Gordon Y—City of N Y. 93.31
14 Wittcover, Abraham—Levi A Fessenden. 84.66
14 Wagner, Leizer—Israel Leitman. 124.65
14 Winnick, Joseph—Julius M Merick. 97.77
15 Walton, Chas N—Joseph Hornthal. 230.17
15 Wemple, Edw L—Beaver Bldg Co. 431.71
15 Wallenstein, Saul—Adolph Rosenberg. 319.55
15 Weiss, Abraham—Schwarzschild & Sulzberger Co. 73.42
15 Walther, Max—Manhattan Electrical Supply Co. 519.67
16 Wallace, John C—N Y Telephone Co. 60.03
16 Walsh, Phoebe or Mrs Philip J—the same 68.97
16 Webb, Nellie—the same 43.30
16 Walsh, Paddy—the same 30.92
16 Weile, Frederick—Union Ry Co. 67.88
16 Wade, Joseph M—Louis Roseno et al. 145.01
16 Winnick, Josef—Lewis Laufer. 371.76
16 Wolchok, Israel—Jacob Levy. 179.53
17 Woodworth, Joseph V—Eugene S Baum. 224.65
17 Ward, Isabella A—Margaret A Redington. 178.99
17 Welch, Ben or Benjamin—L Lawrence Werber et al. 1,223.81
17 Wahl, Chas G F—Brooks Bros. 417.20
17 Wasserman, Rudolph—Western Electric Co. 147.45
17 Ward, Henry M—N Y Telephone Co. 66.38
17 Wasserman, Henry—Nathan Laehr. 272.57
17 White, Abraham—Russian Symphony Society of N Y 494.62
14 Yates, David G—John T Halliday. 255.76
15 Youmans, Edw T—Harley B Lindsay. 27.81
14 Zsemberg, Alexander—Lena Kern. 68.18
14 Zinkowitsky, Hyman gdn—Westcott Express Co. 117.72
15 Ziering, Philip—Jefferson Trust Co. 330.95
5 Zeiler, Solomon—Damarra Mfg Co. 104.86
16 Ziegler, Joe—N Y Telephone Co. 35.51

CORPORATIONS.

- 11 N Y City Ry Co—Alice Osborne. 342.32
11 Beresford, Sindara Co—N Y Telephone Co. 37.48
11 Mincker Independent Benevolent Ass'n—Jacob Zitron 534.49
11 U S Automatic Weighing Machine Co—Patterson, Gottfried & Hunter, Ltd. 595.63
11 Ritchings & Soutar—Levi E Dodd. 783.09
11 N Y City Ry Co—Alexander Osheroff. 300.00
11 Clarke Construction Co—Catherine A Graves. 1,477.06
11 Kingston Realty Co—D Winant Co. 1,444.84
11 L J Borgenski Co—Adolph Rusch et al. 73.90
11 W H Lindequist & Co—Rand, McNally & Co. 60.65
11 McKee Co—David Sheehline et al. 389.97
13 N Y City Ry Co—Elizabeth M Baker. 3,100.00
13 the same—Mary Taliafero. 800.00
13 Forty-Second Street, Manhattanville & St Nicholas Av R R Co—Lizzie Owen et al. 2,000.00
13 The Westminster Presbyterian Church of West 23d st—C Godfrey Patterson. 1,326.42
13 The Elliott Realty Co—N Y Telephone Co. 26.90
13 His Honor the Mayor Co—J Harvey Dayes. 519.73
13 The Spies Piano Mfg Co—A C Cheney Piano Action Co. 107.29
13 the same—the same 199.80
13 Interborough Rapid Transit Co—Julius Lewine 392.32
13 the same—Charlotte Frank. 843.98
13 Brooklyn Heights Improvement Co—Jamestown Mantel Co. 167.84
13 Electric Construction & Supply Co—Joseph Komar 1,159.32
13 Saint Paul Ins Co of St Paul—Davies Hyman 127.67
13 N Y City Ry Co—Eugene Arnell. 3,454.68
13 A J Hemphill Corp—Judson Governor Co. 131.64
13 N Y Tunnel Co—James Kelly. 9,128.62
13 Manhattan Freight & Passenger Elevator Co—Nathan Coleman et al. 2,770.72
13 Ruland & Whiting Co—Isaac J Greenwood et al. 17.41
13 J Frank Kelly Co—Joseph Harris. 519.31
13 People of the State of N Y—M Kerr et al. 126.40
14 Dumuth, Glass Mfg Co—Gavin Rowe. 775.57
14 City of N Y—Wilhelm Walter. 500.00
14 Warren Ball Bearing Fixture Co—City of N Y 206.02
14 Facial Cultivating Co—the same 44.62
14 Maryland Finance Co—N Y Telephone Co. 62.15

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14 M Schaffer Co—the same	109.92
14 Ritchings & Soutar Co—Alberene Stone Co.	78.87
14 Barnett Jackson Co—Reading Metal Body Co.	440.92
14 Jaffe Coffee Co—Butler Bros.	226.93
14 N Y City Ry Co—George Thorn	174.15
14 Wineburgh Advertising Co—City of N Y.	152.85
14 the same—the same	274.91
14 Nomordust Chemical Co—Louis Anspacher	25.01
14 The Aur Mino Co—Am Newspaper Pub Assn	390.03
14 American Spectacle Co—Arno Greiner	118.84
14 The Bankers Surety Co—M N Clement	\$1,821.32; \$1,821.32; \$1,821.32; \$1,838.46; \$1,845.36; \$1,821.32.
14 The Wallace Fertilizer Co—Mechanics Trust Co of N Y.	10,142.47
14 N Y City Ry Co—Samuel Shapiro	250.00
14 The Fidelity & Deposit Co of Maryland—Phoenix Iron Co.	140.67
14 Geo P Butterly Co—Frank Kiernan	79.48
14 Central R R of N Y—Julia W Dickinson.	costs, 101.89
14 N Y City Ry Co—Elizabeth Mitchell	3,137.99
14 the same—Elizabeth Lory	500.00
14 the same—Mary Gilbert	250.00
14 William McGonigal Co—H B Smith Co.	5,557.76
15 G Eduard Shaw Inc—N Y Telephone Co.	30.36
15 Sypher & Co—the same	27.33
15 Russian American Realty Co—the same.	30.45
15 N Y Heating & Power Co—the same.	185.35
15 Numerical Index Co—the same.	125.73
15 Aaron Miller Realty Co—Chas H Cone.	460.43
15 The Monarch Corp—Manhattan Rubber Mfg Co of N Y.	398.88
15 Meadows Chemical Co—Paul Cooksey.	192.40
14 Interborough Rapid Transit Co—Ida A Toohey	4,632.70
15 Federal Match Co—Moses Tanenbaum.	costs, 90.55
15 The City of N Y—Louise Egan	600.00
15 Daimler Mfg Co—Albion R Allen	3,543.09
15 New Amsterdam National Bank—Citizens Central Bank of N Y	2,115.33
15 Resht Realty Co—Anthony Speelmann.	63.76
15 N Y City Ry Co—Morris Gutterman	231.00
15 The American Diamond Rock Drill Co—Wm T Urquhart et al	581.05
15 Pontrich Black Print Paper Co—Paul J Meyland	72.41
15 City of N Y—Patrick Madigan	800.00
15 N Y City Ry Co—Lillie E Sternau	700.00
15 the same—Sigmund Stearnau	150.00
15 White Sewing Machine Co—John Feisel.	10,152.32
15 Union Ry Co of N Y City—Henry Faussett	200.00
15 N Y City Ry Co—Mathilda Thomson	125.00
15 the same—John Vitucci	75.00
16 South Elberon Land Co—N Y Telephone Co.	229.37
16 Whitehall Contracting Co—the same.	140.82
16 Regent Shirt Co—Blum Co.	386.81
16 Continental Art Glass & Brass Co—Samuel Weisberg	3,124.81
16 M McCormick Construction Co—Kertscher & Co	2,430.49
16 Acme Pharmaceutical Co—City of N Y.	37.08
16 Emanuel Realty Co—August Mugler	100.60
16 Spiegel Bar Fixtures Co—City of N Y.	92.56
16 Singer Sewing Machine Co—Thomas P Tunny	534.50
16 American Silk Journal Co—City of N Y.	67.24
16 The Adams Industrial Co—Henry F Van Loan	82.72
16 John J Moran, Inc—Fifth Av Bank.	829.29
16 The Bankers Surety Co—M N Clement.	1,880.82
16 the same—the same	1,878.82
16 the same—the same	1,821.32
16 N Y City Ry Co—George Mandel	500.00
16 Auburn Construction Co—Norman F Kerr	1,002.86
16 N Y City Ry Co—Nathan Brill	100.00
16 the same—Samuel J Leibman	100.00
16 the same—Mary Nekeman	351.00
16 C B Russell Co—Geo A Raferty	5,674.08
16 The Bankers Surety Co—M N Clement.	1,819.32
16 American Coinometer Co—Edw T Johnson.	5,024.37
16 Automobile Club of Am—William Sommer.	2,999.61
16 Trident Tire Co—European-Am Bank	5,246.57
16 Electric Rubber Co—the same	5,246.57
16 The Globe Muslin Underwear Co—Samuel Gordon	305.11
16 Aur-Mino Co—Lee A Agnew	84.55
16 N Y City Ry Co—Samuel J Black	400.00
16 City of N Y—Harvey Herb.	250.00
16 the same—Max Harber	1,500.00
16 Royal Bank of N Y—German-Am Ins Co.	92.50
17 Bloomingdale Leasing Co—Wheeling Corrugating Co.	1,249.04
17 Oppenheim Realty Co—Peter H Reilly et al.	31.56
17 N Y Central & Hudson R R R Co—Estelle Beyer	5,157.42
17 American Soda Fountain Co—Frank G Carrie et al	costs, 79.74

17 B & B Co—Anna M Hugo	1,100.00
17 N Y City Ry Co—Julia Fey	779.70
17 Edward Ney Co—Rudolph Loreck	1,219.02
17 N Y City Ry Co—Frank La Drew	200.00
17 The Pain Pyrotechnic Co—James E Bard.	42.43
17 The Onward Construction Co—Margaret P Humphrey	256.31
17 The L I R R Co—Nellie Healy	13,255.44
17 N Y City Ry Co—Anna Kleinberg	150.00
17 the same—Samuel Perlmutter	1,250.00
17 Aldous Construction Co—Harry W Bell.	107.66
17 United Provision Co—Ferdinand Aue	71.15
17 N Y City Ry Co—Wm J Boyd	750.00
17 the same—Carrie Schwab	834.92
17 American Skylight & Iron Works—Theodore W Morris et al	1,094.26
17 the same—the same	1,347.59
17 Manhasset Point Co—Frederick W Wright	costs, 79.93

SATISFIED JUDGMENTS.

April 11, 13, 14, 15, 16 and 17.

Allinger, Henry—C F Leining	1908.	35.62
Abeles, Pauline—L Rosenthal	1908.	75.26
Acritelli, Peter C—City of N Y	1908.	109.50
Buda, Rosario V—Western Sausage & Provision Co.	1901	30.81
Buge, Bernard A—I Crystal	1908.	110.32
Begal, Morris & Clara Eclison—H Content.	1899	419.32
Berls, Magdalene—A Mason	1908.	250.00
Same—same	1908.	250.00
Bodine, Horace W—S W Bodine	1900.	68.10
Corn, Henry—L A Burke	1906.	6,178.25
Same—same	1907	87.72
Conville, Wm T—Greenwich Printing Co.	1908.	266.61
Donohue, Timothy—H Leis	1908	195.55
Dent, T Ashley—Bonwit, Teller Co.	1908.	47.95
Davis, Matthew—Brandon Magnus Co.	1908.	101.80
Dodge, Catherine—A M Gushee	1908.	144.41
Davis, Rose—N Y City Ry Co.	1908.	108.88
Donohue, Timothy—H Leis	1907	1,022.26
Edwards, Edward—J J Flaherty	1906.	75.43
Ehrgott, Geo H—S M Barber	1908.	400.16
Efron, Jacob—City of N Y.	1908.	265.17
Eggers, Geo W—Metropolitan Life Ins Co.	1905	146.79
Same—same	1906	130.12
Same—same	1908	128.87
Frankel, Paul—Innis Speiden & Co.	1908.	79.11
Field, Harry N & Frances A Clark—N Y Beer Pump & Faucet Co.	1902.	192.00
Flam, Isaac—N Lebowitz	1908.	69.40
Fowler, Gustave H—A C Prentice	1908.	31.16
Fuchs, Charles & Paul Grillo—M Schneider.	1907	89.65
Fuchs, Charles & Paul Grillo—M Schneider.	1908	124.15
Glanz, Elmer E & Laura H—A Glanz	1896.	390.18
Goldgraben, Joseph—Roxbury Distributing Co.	1907	247.53
Goldgraben, Joseph—Roxbury Distributing Co.	1907	247.53
Geller, Mary—N Bien	1908.	107.65
Herrman, Isaac—J H Meyer et al	1908.	261.86
Hayden, Thomas P & John J—A Yankauer.	1907	107.78
Hall, Frank B—C H Dugliss	1889.	3,866.13
Helm, Gustave A—Ennis & Stoppani	1908.	478.93
Same—same	1908	79.72
Hunt, John—S P Jones et al	1908.	467.65
Haller, Chas W—J P Storm	1908.	49.81
Hillman, Alexander—B S Auslander	1908.	151.84
Hyman, William & Morris—S Schapiro.	1907.	385.64
Kwiatkowski, Frank—Pleasant Distillery Co.	1908	131.52
Kelley, Michael F, Arthur B Woodward and Wm H Meyer—H S Mack	1907	168.15
Kenner, Victor—J Courtney	1908.	32.00
Lee, Joseph D—J Murray et al	1907.	91.16
Lane, Robert E—S Schinasi et al	1908.	158.07
Same—same	1906	3,362.91
Same—same	1907	118.19
Lisanti, Michele & Guiseppe Quaranta—People, &c.	1906	1,500.00
Meyer, Louis G—Met St Ry Co.	1907.	47.90
Macauley, Margaret—J R Davies et al	1908.	189.33
McCarthy, Elizabeth—H Bernard	1905.	127.27
Mackson, Elias J—K Hovespian	1905.	385.41
Macauley, Celia—J R Davis et al	1908.	111.76
Morris, Julius—L Schlesinger	1906.	200.00
McGoughan, Henry—H O McGarren	1908.	2,291.09
Miller, Nathaniel H—T O Bullock et al	1892.	374.27
Meyer, Ernest—Merchants National Bank of Newark	1908	1,046.26
Meyer, Herman—L Fredericks	1907.	227.67
Miller, August—R Oppel	1908	413.33
Mackson, Joseph & Elias—R J Peterson.	1905	69.58
McDonnell, John W—I S Vought et al	1907.	141.78
Mastracchio, Antonio, Carmine Altieri & Paolo Silvestri—Casson Electrical Contracting Co.	1908.	674.41
Norris, Joseph R and Thomas D Hooper—M B Steele Jr et al	1908	112.10

*Neffelberger, Sigmund—J E Garner et al	1908	58.70
Perman, Samuel—L Schlesinger	1906.	500.00
Phelan, William & Walter Gaddes—S Williams	1898	58.79
Plunkett, Christopher—W H Hussey	1899.	1,961.31
Posner, Sarah S—J Solomon	1903.	859.44
Pocher, Mende—I Baer	1907	239.31
Phelan, William & George Adams—G Baub.	1903	244.90
Racien, Solomon—City of N Y	1908.	161.11
Same—same	1906	51.05
Rinaldo, Joseph—American Agricultural Chemical Co.	1906	17.82
Reilly, Jennie—C H R Woodward et al	1908.	220.55
Reilly, Jane—F Scherer, Jr	1908.	24.95
Roskoff, John—Phoenix Mills Distillery Co.	1908	72.76
Rapp, Max—M Rosen et al	1908.	46.41
Schnoering, Henry & Lewis Williams—Perkins Goodwin Co.	1908	113.30
Sakolski, Isaac—T Simpson	1907	158.64
Schnackenberg, Herman A—T Humphrey	1908.	73.31
Silverson, Abraham & Henry Kaufman—L C Lockwood	1907	276.21
Schwartz, Joseph L—M M Goldsmith et al	1908	85.31
Schmitt, Herman & Henry Gurion—Taylor & Co.	1908	205.56
*Samson, Daniel T—S M Rosenblatt et al	1898	262.70
*Sunderlin, Lewis—J S Sunderlin	1907.	1,508.56
Shodorov, Keba—S Salzman	1907.	884.88
Schrader, Frederick—W E Welch	1908.	125.08
Schoolmaker, Isaac—J Rosenheim	1907.	42.17
Schroeder, Charles—Ragus Tea & Coffee Co.	1907	21.38
*Strauss, Herman—H Metzler et al	1908.	697.28
Tinsley, Ida V—Simmons Pipe Bending Works.	1908	686.64
Wasserman, Samuel—H Brand	1898.	66.07
*Westerfeld, Mary J & Flora E Rogers—T Rogers	1901	935.00
*Same—R W Rogers et al	1901.	435.00
*Same—J Rogers	1901.	2,660.83
Wachowsky, Nathan & Joseph Sinel—M Cotts.	1907	214.65
*Warner, Alice & David Flatau—People, &c.	1908	500.00

CORPORATIONS.

Werner, John & Werner Drug & Chemical Co—D Friedberg	1908.	50.00
Clancy's Farm Dairy & Bakery—Curtis Blaisdell Co.	1908	69.06
Moffitt, Wm H Realty Co—J J Gauter	1908.	725.19
Ocean View Cemetery & Chas C Dickenson—Seth Thomas Clock Co.	1904.	708.40
Solomon's Independent Consumers Ice Co—L Solomon	1908	5,112.98
Louis Meyer Realty Co—H J Humphrey	1907.	116.96
The Warnicke Co—Remington Typewriter Co.	1908	265.90
*Nassau Bond Co—C M Wicker	1908.	1,863.20
*United States Fidelity & Guaranty Co—J Schneider	1907	984.47
General Supply & Construction Co.	1908.	506.90
Noel Realty & Construction Co—H W Bell.	1908.	253.61
Same—John A Philbrick & Bro.	1908.	165.91
Realty Protective Co—L J Earle	1906.	110.47
Same—same	1908	40.75
Wills, Chas T—Norcross Bros.	1908.	8,267.50
Manning, Maxwell & Moore, Inc—S A Clifford.	1908	108.15
Raymond Van Praag Supply Co—J Schlosser.	1908	220.27
Hempstead Greens Land Co—W K Jordan	1908.	263.05
American Diamond Rock Drill Co—W G Urquhart et al	1908	581.05
Cuban Production Co—J F Rodrigues	1907.	258.57
Same—same	1908	101.56

*Vacated by order of Court. *Satisfied on appeal. *Released. *Reversed. *Satisfied by execution. *Annulled and void.

MECHANICS' LIENS.

April 11.	
70—125th st, No 14 East. Berger Mfg Co. agt Adolf Krebs, Samuel M Stern and Aldous Construction Co.	\$163.52
71—42d st, No 561 West. Esther Roth agt Pauline Dastler and Valentine Dey	40.00
72—Bedford st, No 102. Same agt Richard Bogardus and Valentine J Dey	100.00
73—Mangin st, Nos 83 to 87. Harry Applebaum agt Sarah Sheinart and Morris Pevenson	450.00
74—Central Park West, s w cor 65th st, 100.5 x125. Walter Kidde agt Samuel B Haines or Haines Realty Corporation and Samuel B Haines	512.50
75—Amsterdam av, e s, whole front between 114th and 115th sts, 205x100. Markus Chajes agt Joseph Polstein	238.40

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April 13.

- 76-96th st, s s, 225 w West End av, 100.8x125. G H Gerard Son & Co agt Arnold Realty Co. 4,617.35
77-Fulton st, No 144. Edward Mullen agt Anna S De Selding, Lucretia C Tallmadge, Herman Raub and George Muhlofer. 1,187.77
78-110th st, No 221 East. Ike Falevitch agt Chas S and Louis Rosenthal and Louis Bornstein. 53.28
79-26th st, No 7 West. M Abbott's Sons agt Adelia D Ireland. 185.00
80-99th st, No 301 East. Isaac Mautner et al agt Matthew Kaicher, Leon Gulerbock and Joseph Newman. 918.00
81-Pearl st, No 534. Russell & Williams agt Estate Chas J Quackenbush and Haas & Freid, Inc. 215.00
82-Broadway, n e cor 64th st, 184x136x irreg to 65th st. Geo H Storm & Co agt Robert Goelet, General Supply & Construction Co and Harry B Bauer. 1,869.91
83-16th st, Nos 650 and 652 East. Frank J Tyler agt Folsom Bros and William Collins. 40.00
84-96th st, Nos 320 to 328 West. Seward Engineering Co agt Arnold Realty Co. 4,332.00
85-Park av, s e cor 146th st, 100.7x243.8x99.9 x259.6. Robert N Cleverdon agt Sigmund Ullman Co. 3,074.11
86-Lispensard st, Nos 23 and 25. Albert I Schiff agt Chas F Lunde. 288.05

April 14.

- 87-96th st, s s, 252 w West End av, 125x100. Lasette & Murphy agt Arnold Realty Co. 4,295.00
88-Same property. Guarantee Electric Co agt same. 850.00
89-Same property. B Bradley Currier Co agt same. 1,050.00
90-Riverside Drive, n e cor 94th st, 75.6x139.9 x irreg. Henry C Pelton agt Joseph Freedman. 2,125.00
91-96th st, s s, 225 w West End av, 125x100. Geo J Schnatz agt Arnold Realty Co. 2,863.00
92-40th st, No 10 West. Rochelle Roofing Co agt Gertrude B Miller and Ferdinand B Rain. 75.00
93-123d st, No 440 East. Hugo Nachmann agt Metropolitan Holding Co and Max Kramer, lessee. 20.49
94-96th st, Nos 320 to 328 West. Neal & Brinker Co agt Arnold Realty Co. 954.46
95-27th st, Nos 114 and 116 West. John J Stanton agt Felt Construction Co. 790.00
96-96th st, Nos 320 to 328 West. Cross, Austin & Ireland Lumber Co agt Arnold Realty Co. 1,829.83
97-Mott st, Nos 184 and 186. Albert Oliver agt Rosa Susswein, Oscar Herrmann and Eagle Artificial Stone Co. 120.00
98-13th st, Nos 410 to 426 East. John C Orr Co agt Wanderman Construction Co and S Wanderman & Sons. 6,279.66
99-58th st, No 5 West. Henry Newbury agt Caroline L Foley, William Naumann and Harlem Engineering & Construction Co. 106.38
100-3d av, 2d av, 65th st and 66th sts, whole block. Tren & Schaefer agt Third Ave R R Co and Christ Holst. 70.00
101-2d av, No 1587. Same agt Herman Ronner and Christ Holst. 130.00
102-16th st, Nos 650 and 652 East. Robert A Kaeck agt Ada C Williams, extrs, owner, and William Collins. 350.10
103-Satisfied.
104-Bryant st, w s, 100 s 172d st, 125x100. Raymond Van Praag Supply Co agt Davis & Silverman, Inc, and John V McEvily. 300.00
105-96th st, Nos 320 to 328 West. Universal Compound Co agt Arnold Realty Co. 406.50

April 15.

- 106-13th st, Nos 410 to 426 East. Katz & Kanter agt S Wanderman & Sons. 4,650.00
107-Satisfied.
108-13th st, Nos 410 to 426 East. Schwartz & Steiner agt S Wanderman & Sons and Wanderman Construction Co. 4,700.00
109-125th st, No 14 East. Sutphen & Meyer agt A Kerbs and Aldhous Construction Co. 252.68
110-27th st, Nos 114 and 116 West. Adin C Pierce Co agt Felt Construction Co. 1,600.00
111-Pelham rd, s s, 394.3 w Eastern Boulevard, 48.6x356.3x42.1x381.2. Geo C Karns agt Harry Westfield. 451.44
112-223d st, Nos 3911 to 3919 East. Joseph Belowitz agt Frank Boyle and Max Katzoff. 225.45
113-13th st, Nos 410 to 426 East. Abe Baum et al agt Wanderman Construction Co and Wanderman & Sons. 920.00
114-96th st, s s, 225 w West End av, 125x100. Frank Morell agt Arnold Realty Co. 4,000.00
115-118th st, No 12 West. Wm A Soles agt John Doe and Isadore Richter. 26.85

April 16.

- 116-13th st, Nos 410 to 426 West. White & Gallucci agt Wanderman Construction Co and S Wanderman & Sons. 5,538.85
117-Grand st, Nos 176 to 180. Brooklyn Vault Light Co agt William Vogel and Wm A Jacobs. 109.17

- 118-16th st, Nos 650 and 652 East. Guisepe I Mecco agt Ada C Williams and William Collins. 505.70
119-Westchester av, s e cor 172d st, 50x100. Bernhard Ebeling agt Joseph J Gleason. 150.00
120-205th st, s s, 431 w Mosholu Parkway, 22 x32. Bedford Park Plumbing Co agt Margaret Coiro and Nicholas Coiro. 84.00
121-Westchester av, s e cor 172d st, 45x55. Leo Weinberger agt Gleason Realty Co. 775.00
122-Madison av, No 766. Henry Ahr Iron Works agt Jeannette Busse, Bertha Ullman and Morgan & Wilson. 176.80
123-165th st, s s, 150 e Stebbins av, 25x88.1. Raffaell Stasi agt George Greenberger and Gertrude Greenberger. 150.00
124-Brook av, w s, whole front between 136th and 137th sts, 200x100. John Carboy agt Brook Construction Co and Cirrito Bros. 712.00
125-Broadway, No 206. Remington & Sherman Co agt Isaac Henderson, William Gow, Ministers, &c, of the Reformed Protestant Dutch Church of the City of N Y and International Trust Co. 5,231.28
126-Villa av, Nos 3148 and 3150. N Y Cornice & Skylight Works agt Toba Kleinberg and Mac Kleinberg. 200.00
127-Bryant av, w s, 175 s Jennings st, 125x100. Same agt Nathan Cohen and Nicholas Goldman. 175.00

April 17.

- 128-Brook av, e s, whole front between 136th and 137th sts, 200x100. John Carboy agt Brook Construction Co and Vincent & Michael Cirrito. 712.00
129-73d st, No 129 East. United States Mortar Supply Co agt Charles Guggenheimer and Mississippi Realty & Building Co. 183.50
130-8th st, No 405 East. Jennie Rubin agt sam Wohlstader and Kalman Goldman. 280.30
131-Av A, Nos 248 and 250. Baruch Birulak agt Harry Wasserman and Lena Welkowitz. 209.00
132-Audubon av, s e cor 166th st, 70.3x100x irreg. Anton Larsen agt Cohen & Levy. 60.00
133-110th st, Nos 229 to 233 West. Hyman & Brecker agt Harry Lehr. 252.00
134-Forsyth st, Nos 213 and 215. Benjamin Torgownick agt Israel Goldfarb. 53.50
135-1st av, No 2247. Albert Ascher agt Joseph Lovazlio, P Garofolo and J Colombo. 122.15
136-13th st, s s, 318.4 w Av A, 160.8x125.4x 160.8x103.3. Pardi & Zuila agt Charles, Isidore, Walter and Samuel Wanderman. 1,030.00
137-Kappock st, n s, 184.4 w Independence av, 599.5x irreg. Washington Heights Wall Paper Co agt Frank S Beavis, John J McKelvey and Stephen B Ayres. 565.59
138-173d st, s s, 25 w St Nicholas av, 75x100. Vincent Valentine agt A B Kight. 278.00
139-42d st, No 47 West. John Gray agt John Doe and Gignare & Everall. 41.69
140-Madison av, No 766. John Bell Co agt Jeanette Bussee, Bertha Ullman and Morgan & Wilson. 204.22
141-13th st, Nos 410 to 426 East. Solomon Frank et al agt Wanderman Construction Co and S Wanderman & Sons. 1,400.00

BUILDING LOAN CONTRACTS.

April 14.

- 5th av, Nos 99 and 101. Richard Sidenberg loans Adin G Pierce & Roswell F Easton to erect an 11-sty store and office bldg; 10 payments. 165,000

April 15.

- Columbus av, n s, 75 w Fillmore st, 25x100. Lizzie Scott loans Philip J Caro to erect a 2-sty dwelling; 3 payments. 3,450
57th st, s s, 310 e 7th av, 80x100. Metropolitan Life Ins Co loans 136 West 57th Street to erect a 14-sty apartment; 9 payments. 475,000
Gleason av, s w cor 172d st, 50x106.7. Elizabeth Reinhardt loans Samuel Geller to erect two 2-sty dwellings; 3 payments. 9,000
Adams pl, s w cor 183d st, 120x48. James G Wentz loans Chicchina Carrucci to erect a 5-sty apartment; 6 payments. 35,000
5th av, n w cor 23d st, runs w 239.8 x n 98.9 x w 49.10 x n 98.9 to 24th st, x e 265.7 to Broadway x s 62.8 to 5th av, x s 140 to beg. Metropolitan Life Ins Co loans Fifth Avenue Building Co to erect a 14-sty offices; 12 payments. 6,500,000

April 16.

- St Nicholas av, w s, 25 s 173d st, 75x100. City Mortgage Co loans Barnard Realty Co to erect a 6-sty apartment; 7 payments. 70,000
Greenwich st, No 533. Earl A Smith loans Charlton Contract Co to erect a 7-sty loft; 11 payments. 10,000

April 17.

- Parker av, w s, 200 s Lyon av, 25x130. Archibald G Buckenham loans Chester Improvement Co to erect a 2-sty dwelling; 5 payments. 4,000
Grace av, n e s, 175 s e Lyon av, 25x130. Geo E Buckenham loans same to erect a 2-sty dwelling; 2 payments. 3,000
217th st, s s, 230 w 5th av, 25x114. Antonio Loscalzo loans Matteo & Felice Bruccoli to erect a - sty building; 4 payments. 4,000
Park av, e s, 90.1 s 183d st, 24.1x93.7x irreg. Park av, e s, 114.1 s 183d st, 24.1x142.7x irreg. Herbert D Hotaling loans Frederick M Melkert to erect two 5-sty tenements; 8 payments. 32,000

SATISFIED MECHANICS' LIENS.

April 11.

- 20th st, No 9 West. Russell Electric Co agt Acme Building Co et al. (March 24, 1908). \$316.70
25th av, e s, 39.8 s 75th st. Elizabeth G Hautsche & Co agt J Horace Harding et al. (Dec 2, 1907). 5,434.42

April 13.

- Riverside Drive, s e cor 137th st. Abraham Stechler et al agt Noel Realty & Construction Co et al. (April 7, 1908). 2,750.00
Same property. N Y Moulding Mfg Co agt same. (Feb 25, 1908). 225.00
Same property. Wm M Moore agt same. (Nov 12, 1907). 1,750.00
Same property. Conroy Bros Inc agt same. (Feb 15, 1908). 1,011.12
Same property. Howden Tile Co agt same. (Jan 20, 1908). 109.00
Same property. Alfred Peats Co agt same. (Jan 16, 1908). 334.36
Same property. Geo H Storm agt same. (Jan 10, 1908). 1,698.55
Same property. Cambridge Tile Mfg Co agt same. (Nov 18, 1907). 700.00
Same property. Alfred Boote Co agt same. (Nov 16, 1907). 1,631.00
Same property. Paul B Pugh & Co agt same. (Dec 26, 1907). 3,561.00
Same property. Manhattan Window Shade Co agt same. (Dec 16, 1907). 510.00
Same property. Church E Gates & Co agt same. (Dec 27, 1907). 494.26
Same property. N J Terra Cotta Co agt same. (Dec 14, 1907). 900.00
Same property. Geo Crossman Co agt same. (Dec 31, 1907). 900.00
Same property. B Masor & Co agt same. (Dec 16, 1907). 2,072.00
Same property. Joseph Flanagan agt same. (Dec 16, 1907). 320.00
Same property. B F Elgar 2d et al agt same. (Nov 15, 1907). 2,020.40
Same property. Keefe & Murphy agt same. (Dec 20, 1907). 2,020.00
25th av, e s, 39.8 s 77th st. Caroline Haan agt J Horace Harding et al. (Oct 15, 1907). 225.00
3 Mulberry st, No 169. Michael Marx et al agt Antonio Cagliastro. (Aug 3, 1906). 766.00
27th st, Nos 114 and 116 West. Pittsburgh Plate Glass Co agt John Doe et al. (Feb 20, 1908). 268.00
11th and 12th avs, 58th and 59th sts, the block. Vulcan Iron Works agt Interborough Rapid Transit Co et al. (July 12, 1907). 500.00

April 14.

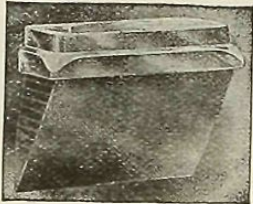
- 27th st, Nos 313 and 315 East. David Robb agt Ellen J Mooney et al. (March 31, 1908). 60.00
Daly av, e s, 259.3 s 177th st. Philip Yockel Bros agt Wm C Kelly et al. (March 23, 1908). 585.00
2d av, s e cor 15th st. George Vassars' Son & Co agt Hebrew Technical School for Girls et al. (June 4, 1906). 20,692.25

April 15.

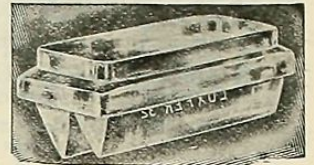
- 17th st, No 426 East. Louis Feinberg agt S Lopuuelo et al. (Nov 20, 1907). 800.00
Same property. Morris Grossman agt same. (Nov 20, 1907). 600.00
Forsyth st, No 188. Jacob Deutsch agt Samuel Mann et al. (Dec 30, 1907). 100.00
Same property. Solomon Levinsky agt David Mann et al. (Jan 7, 1908). 150.00
8th st, No 371 East. Morris Hochberg agt David Mann et al. (Feb 5, 1908). 50.00
Same property. Solomon Levinsky agt same. (Jan 7, 1908). 225.00
1 Bradhurst av, e s, 39.11 s 153d st. Anton Larsen agt Louis B Block et al. (Feb 5, 1908). 35.00
96th st, Nos 35 to 39 West. George L Holshub agt Woytisek Construction Co. (April 14, 1908). 100.99
218th st, Nos 157 and 159 West. John Callahan agt Linda S Rau et al. (Dec 31, 1907). 951.00
5th av, No 956. H Krantz Mfg Co agt J Horace Harding et al. (Nov 29, 1907). 203.00
5th av, No 954. Same agt same. (Nov 29, 1907). 132.40

April 16.

- 4th st, No 249 East. Av B, Nos 63 and 65. A Antonio agt George Folsom et al. (Dec 31, 1907). 31.07
Same property. M Vincenzo agt same. (Dec 31, 1907). 21.37
Same property. S G Ruggia agt same. (Dec 31, 1907). 47.86
Same property. D Salvatore agt same. (Dec 31, 1907). 20.81
Same property. C Di Giacomo agt same. (Dec 31, 1907). 11.25
Same property. A Davidio agt same. (Dec 31, 1907). 25.00
Same property. G Ceriale agt same. (Dec 31, 1907). 28.32
Same property. Frank J Tyler agt Geo F Folsom et al. (March 27, 1908). 77.00
4th st, No 249 East. Same agt same. (March 27, 1908). 20.00
125th st, Nos 16 to 20 East. Edward Segal agt John Doe et al. (Oct 4, 1907). 200.00
125th st, No 22 East. Estate Jos B Friedlander agt Hart Estate et al. (Jan 10, 1908). 39.73



LUXFER has demonstrated its daylighting efficiency in over 5000 installations in New York alone. We are making over 90 per cent. of the installations in the U. S. There's a reason. **AMERICAN LUXFER PRISM CO., 160 Fifth Ave., Tel., Gram. 3276 N. Y.**



West End av, No 864. M Abbott's Sons agt J C Lyons et al. (Dec 24, 1907)\$3.10
Hester st, No 55. Harry B Senft agt Reuben Satenstein et al. (March 16, 1908) ...300.00
April 17.

74th st, No 19 West. Griffin Roofing Co agt David T Kennedy. (Sept 13, 1907)70.00
178th st, n s, 100 w Audubon av. 125x100. J Johnson agt Louis Cohen. (April 19, 1907)250.00
1 Charlton st, Nos 108 and 110. John C Orr Co agt Charlton Contract Co. (April 15, 1908)1,043.83
37th st, No 428 West. Dey Architectural Iron Works agt Elizabeth Grossman. (April 13, 1908)62.00
Riverside Drive, s e cor 137th st. Anton Larsen agt Noel Realty & Construction Co et al. (Jan 23, 1907)222.00
Riverside Drive, n e cor 95th st. Herman Miller agt Geo W Levy Building Co. (Oct 19, 1907)1,013.90

1Discharged by deposit.
2Discharged by bond.
3Discharged by order of Court.

ORDERS.

April 13.
145th st, n s, 300 w 7th av, 120x100. Reynolds & McMahon on W & B Construction Co to pay Dimock & Fink Co\$3,000.00

ATTACHMENTS.

April 9.
A L Clarke & Co Ltd; Henry Hart; \$2,700; Olney & Comstock.
Young, Augustus F; Peoples Bank of the City of N Y; \$2,000; Hirsch, Scheurman & Limburg.

April 13.
Cuba Eastern R R Co; W W Lindsay & Co; \$1,549.14; Moses, Morris & Henderson.
Same; John E Berwind; \$7,395.25; Wethersorn & Link.

April 15.
Olive Street Bank; Prudential Ins Co of America; \$6,000; W O Campbell.
Toledo Interurban Construction Co; Chas R Hoffman; \$5,000; E S Griffing.
American Skylight & Iron Works; Theodore W Morris et al; Moses, Morris & Henderson.
Levee, Jeanie M; William Hawley & Co; \$74,698.50; Osborn & Lamb.

CHATTEL MORTGAGES.

AFFECTING REAL ESTATE.
April 10, 11, 13, 14, 15 and 16, 1908.
Arnold Realty Co. S s 96th st, 225 ft w of West End av..Con C Co. Gas Fixtures. 1,650
Arnold Realty Co. 328 W 96th..L H Mase & Co. Refrigerators. 6 at 5.00, 18 at 8.50
Banford, L. 4058-60 3d av..A Spiro. Gas Fixtures. 350
Diamond Bros..E J Gillies & Co. Refrigerators. 170
Dellon, G. 149-51 E 67th..G E Sealy. Boilers. 250
Flig, L. 315-325 W 69th..T F McCaul Con Co. Plumbing Fixtures. 1,500
Greenstein, S. Av A and 16th st..Con C Co. Gas Fixtures. 400
Hecht, M..S Sussman. Gas Fixtures. 85
Kurzrok, P. N s 108th st, 100 ft w 1st av.. Silberstein & S. Mantels. 2,475
Nevins, W F. 143d st and Lenox av..Union G F Co. Gas Fixtures. 200
Norwood Hill Realty Co. 2d house e s Kepler av, 100 n 237th st..Eureka C Co. Gas Fixtures. 65
Paulsen, O..E J Gillies & Co. Refrigerator. 140
Schroeder B..E J Gillies & Co. Refrigerator. 130

BUILDING OPERATIONS.

(Continued from page 711.)

NEW BRUNSWICK, N. J.—Work is now well under way for the erection of the new engineering building for Rutgers College, which is to be located at Seminary pl and Bleecker pl, opposite the Theological Seminary of the Reformed Church. The building is to stand some distance back from the street line to allow for a number of tennis courts. These are now being laid out. The structure, when completed, will cost something like \$50,000.

Stables.

NEWARK, N. J.—The contract to erect the city stable on South 8th st, Newark, has been awarded to Walter Issets, 16 N. 13th st, at \$18,068.

Theatres.

ASBURY PARK, N. J.—The general contract for the new Casino, which is to be built on Fourth av and Beach st, Asbury Park, has been awarded to I. R. Taylor & Co., of that place. E. A. Arend, Asbury Park, is the architect.

Warehouses and Factories.

NEWARK, N. J.—The Celluloid Company will alter a warehouse at 55 to 59 Magazine st, Newark, expending about \$20,000 for the same.

JERSEY CITY, N. J.—J. E. Crossley has received a building permit through Frank Grad, architect, to erect a brick warehouse, three stories high, and 25x100 ft, at Broome and Mercer sts. The estimated cost is \$25,000.

FLUSHING, L. I.—Work will be pushed on the new factory, 3 and 5 stys, brick, to be erected on Jefferson st, n s, 600 w Lawrence st, Flushing, by the Hemrich Franck Shore Co. Wm. Birkmire, Manhattan, is the architect; 46 x 193, cost, 40,000.

NEWARK, N. J.—The contract for the erection of the 3-sty brick factory for Max Hertz, on Oliver, near McWhorter st, Newark, has been issued to the Lewis Parker Building & Construction Co. Jas. S. Pigott is architect. The estimated cost is about \$19,000.

Government Work.

Fort Totten, N. Y.—Sealed proposals will be received April 29 for addition to wharf here. Chas. A. Clark, 1st Lieut., C. A. C., Q. M.

Fort Schuyler, N. Y.—Sealed proposals will be received April 20 for repairing, painting and installing plumbing fixtures,

post hospital. Address Lieut. Chas. L. Fisher, Q. M.

U. S. Engineer Office, Boston, Mass.—Sealed proposals for dredging in Dorchester Bay and Neponset River, Mass., will be received April 30. Edw. Burr, Lieut. Col., Engrs.

Office of Constructing Q. M., Fort Hamilton, N. Y.—Sealed proposals will be received April 30 for constructing a workshop building. Address Constructing Q. M., at Fort Hamilton, Brooklyn, N. Y.

U. S. Engineer Office, Wilmington, Del.—Sealed proposals, subject to the usual conditions, for furnishing and delivering two ammunition hoists at Fort Mott, N. J., will be received April 30. C. A. F. Flagler, Maj., Engrs.

U. S. Engineer Office, Army Building, New York.—Sealed proposals for removal of pot rock, Frying Pan Reef and Middle Reef and Hell Gate, East River, New York, will be received April 28. John G. D. Knight, Col., Engrs.

Key West, Fla.—Bids will be received until May 1 for constructing at Fort Taylor, this city, a reinforced concrete sea wall about 2,200 ft. long; and for making a fill in rear of same about 250,000 cu. yds. Capt. C. H. Lanza, Q. M.

Sealed proposals will be received at the office of the light house inspector, Tompkinsville, N. Y., April 28 for furnishing and delivering mineral oil and lard oil of the quality required for the light house service, for the fiscal year ending June 30, 1909.

Washington, D. C.—Sealed proposals will be received the 12th day of May for the enlargement, extension, remodeling, etc. (including plumbing and water supply system, etc.), of the U. S. Assay Office at New York. James Knox Taylor, Supervising Architect.

Sandy Hook Proving Ground, P. O. Fort Hancock, N. J.—Sealed proposals will be received May 1 for furnishing hardware, lumber, forage, oils, etc., during the year ending June 30, 1909. Information furnished on application. Col. R. Birnie, commanding.

The Murray Contracting Co., of New York City, presented the successful bid for remodeling old consolidated mess building into administration building and storehouse for quartermaster and commissary depots at Madison Barracks, N. Y.: Construction work, \$9,051; plumbing, \$1,734; heating, \$700.

Bureau of Engraving and Printing, Washington, D. C.—Sealed proposals will be received May 4 to furnish during the fiscal year beginning July 1, 1908, brass

castings and iron castings. Awards will be made only to established manufacturers of or dealers in the articles. Thos. J. Sullivan, Director of Bureau.

West Point, N. Y.—Sealed proposals will be received May 6 for supplying the U. S. Military Academy with building materials, plumbing materials, gas and steam fittings, hardware, paints, glass, and other miscellaneous stores specified in schedules to be had on application to this office. Address Quartermaster, West Point, N. Y.

Foreign Trade Opportunities.

(Inquiries in which addresses are omitted are on file at United States Bureau of Manufacturers. In applying for addresses refer to file number.)

No. 2154. Steam Turbines and Gas Generators.—A report has been received from an American consul in a European city, in which he states that an inquiry has been made at his office for steam turbines and gas generators. The turbines are wanted for paper mills and should have 2,000 horsepower. Twelve are required for immediate shipment and the name of the person to whom communications should be addressed has been forwarded by the consul.

No. 2158. Doorknobs, Locks, and Door and Window Fixtures.—An American consular officer in Northern Europe reports that a firm in his district has expressed a desire to be placed in communication with American firms manufacturing doorknobs and locks, as well as factories engaged in the manufacture of door and window fixtures.

No. 2160. Public Works and Improvements.—Consul-General Richard Guenther, of Frankfort, Germany, reports that the Municipal Executive Board of Frankfort has presented a plan for public improvements, including the enlargement of the city's electric plant, the building of additional tramway lines, the extension of the water, gas and sewage works, construction of harbor works, depots, an electric testing station and other electric appurtenances. The improvements will call for an expenditure of \$12,400,000. The city of Wiesbaden has received permission to issue a loan of \$5,500,000 to be expended for the following improvements: Construction of electric tramway lines, extension of the municipal gas, water and electric works, the building of a new hospital, a museum and a new bathing house. The city of Mainz, Germany, will build a new hospital to contain 650 beds, the estimated cost of which will be \$942,000.