

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

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No. 2095

THE Mason Builders' Association of this city is opposed to the idea of having a body of men to be called "registered constructors" in possession of the exclusive privilege of submitting plans and specifications and superintending the construction of buildings and alterations in New York. A provision which would bring such a privileged class into existence was incorporated into the building code, which last year's commission recommended, and the architectural profession is represented as being in favor of retaining this provision. It would be the exclusive right of a registered constructor to certify upon the completion of a building that the work had been carried on in accordance with the plans and specifications filed, and until such a certificate of proper performance was received the Building Bureau would not have the power to issue a permit for the occupancy of the building. In order to obtain registry as a competent constructor an applicant would appear before a board of examiners and give evidence of his capacity, and it is very probable that some of those who have been carrying on business as general contractors and builders would fail to pass the examination. This of itself might not be a matter of much regret, but the power which the successful ones would hold in their hands is contemplated with apprehension. Should a registered architect decline to issue a construction certificate upon the completion of a work, for any cause, the owner and builder would be placed in a serious position. Unquestionably the intention of the commission of last year was to ensure a proper enforcement of the building laws, but the builders are apprehensive that in actual practice, under a law of that sort, far greater evils would germinate. A recommendation which they regard more favorably is that the superintendent, in the exercise of his discretionary power, shall make a public record of his decisions and that it shall be allowable to cite these as precedents in subsequent cases. Between this new safeguard and the right to appeal to the present Board of Examiners there would seem to be no possible way for an injustice to be permitted or a mistake to happen.

THE latest announcement is that the block between Sixth and Seventh avenues, Thirty-first and Thirty-second streets, will be improved by a department store rather than a hotel. If this announcement proves to be correct, the store will be of more benefit to the neighborhood than a hotel would have been. A huge department store attracts more people into its vicinity than does any other class of business enterprise. It makes other property in the same neighborhood more than ever available for general business purposes; and its effect will be to increase the value of good business sites both on Sixth and Seventh avenues. Moreover, we imagine that a department store on this block will be a more profitable enterprise than a hotel would have been. The Pennsylvania Railroad terminal will of course. deposit thousands of passengers from all over the country at Seventh avenue and Thirty-second street, but for every one long-distance traveler who uses the terminal there will be ten or twenty suburban residents of Long Island and New Jersey. A department store would be much more useful to the suburban passenger than would a hotel, and it is his needs which are likely to be consulted. The whole future of this neighborhood will be determined to a considerable extent by the wants of the prosperous inhabitants of New Jersey and Long Island. In this connection it is interesting to note that a recent prophecy of the Record and Guide is already by way of being fulfilled. The prediction was made that the first signs of a revived speculative interest in real estate would be exhibited in the so-called Pennsylvania district, and such has in a measure already proved to be the case. A certain buying movement on Sixth avenue, between Twenty-third and Thirty-first streets, has already put in an appearance, and the neighboring side streets are also being affected by a similar agitation. There can be little doubt that this district will offer the best opportunity for profitable purchases during the next few years.

N OW that the Legislature has granted to the Public Service Commission the power of engaging the assistance of private capitalists in the important work of subway construction, it is to be hoped that no time will be lost in planning to take advantage of this power. The commission is under no necessity of proceeding with the same caution that it was obliged to use when its action was restricted by the possible borrowing power of the city. It can plan a fairly comprehensive system of Manhattan subways-together with certain Bronx connections; and in making such a plan it will be restricted only by the consideration that the attempt to construct too many subways all at once will alienate rather than attract private capital. The number of subways which can be built is limited because only a limited number possess a good chance of being immediately profitable. But this limit will leave room for the immediate building of several tunnels—provided the routes of these tunnels are laid out to supplement rather than to compete one with another. This last proviso is, however, extremely important. New subways which compete sharply either with existing subways or with each other have a much smaller chance of being profitable than subways which do not so compete; and in case the Public Service Commission wishes to arrange for the largest possible increase in the means of rapid transit, it should avoid in the routes selected the danger of competition. It should lay out a system of new subways, which supplement one another in creating new traffic rather than interfere with one another or with existing subways merely by redistributing traffic which already exists. The first condition, consequently, of laying out a tolerably complete system of new subways is the abandonment of the Broadway-Lexington avenue route upon which the commission is already working. The laying out of this route may have been justified when it was a question of building only one longitudinal subway, but it is wholly unjustifiable now that the opportunity is presented of planning a more comprehensive system. The proposed Broadway-Lexington avenue route interferes absolutely with the construction of an economical and comprehensive subway system. To build it as it is laid out would be to waste many million dollars in useless competition, and in this way to diminish by just so much the value to the public of the money invested in additional means of transit.

THE Broadway-Lexington avenue route would in that portion north of Forty-second street, meet the most critical current need for the construction of a new subway. The upper East Side undoubtedly has a better title to a new subway than has any other portion of the city, and any arrangements that are made should provide for the construction of such a tunnel with the least possible delay. But the obviously economical manner of laying out an Upper East Side subway is to connect it with the existing subway at Forty-second street. To provide an independent route to the Battery for an Upper East Side tunnel means that south of Forty-second street the city will have two subways within a block one of another, and none at all in the many blocks farther to the east and the west. Competition is provoked under conditions which make it useless, because the rates of fare and the train schedules are fixed in advance. It strains the resources of the two competing corporations without benefiting the public, and it diminishes by just so much the efficiency of the rapid transit system of Manhattan. It all comes to the following conclusion: that the Public Service Commission cannot do better than to return to the system of new subways laid out by the old Rapid Transit Commission. That system provided admirably for every possible contingency. It provided for an upper East Side and a lower West Side subway; and it provided for them under conditions which secured every public interest and anticipated every reasonable capitalist demand. If the Interborough Company could afford to offer more advantageous terms for these two extensions, that company could secure the right

to build and operate them in connection with its present system. On the other hand, should an independent corporation be in a position to offer the city better terms for an independent system, it was arranged that the upper East Side and the lower West Side subways could be extended by lower East Side and upper West Side connections. The question was fairly and conclusively asked whether the city had more to gain from building a new and independent subway system or from the extension of the existing subway. No answer was obtained at the time, because the terms in general did not prove attractive to private capitalists, but if a similar question were asked at the present a decisive and profitable answer would be evoked. A franchise with fifty years to run would arouse active competition between the Interborough Company and any other possible combinations of capital at the moment when alone competition would be useful-viz., at the time when the franchises were granted. The objection which the Record and Guide has to the Broadway-Lexington avenue route is that it judges the whole question in advance. It decides in favor of a new and independent system of subways without any preliminary test of the comparative public advantage of a policy of extending the existing subway or of the opposite policy. By the mere fact of laying out a route which parallels the present subway from Forty-second street to the City Hall it diminishes competition at the time when it is useful, only to increase it at the time when it is useless. The desirable competition between rival rapid transit companies must take place rather when the contracts are being let than when the trains are being operated, and the only way to secure such desirable competition is to lay out two alternative routes—one connecting with the present subway both on the east and the west sides, and one independent of it. That is what the old Rapid Transit Commission did, and the Public Service Commission cannot do better than to follow this example. The Legislature has freed its hands absolutely in the matter by allowing it to grant franchises for fifty years and by allowing it to arrange for extensions with existing companies, and the policy adopted by the commission should be as broad and comprehensive as are the powers which have been lodged in its hands.

AS TO THE PLACE FOR LEGAL SALES.

To the Editor of the Record and Guide:

In your last issue, on page 823, you have an article headed "Bill Regulating Auction Sales," in which article Mr. Bryan L. Kennelly makes some statements which need correction.

His entire argument is that the Vesey Street Auction Room is the best place to sell Bronx real estate—because the moneyed people are in Manhattan, all the large institutions are in Manhattan, and lawyers interested are in Manhattan. I would call his attention, as well as that of others, to the same issue, on page 830, where it is shown that Bronx real estate sold in Manhattan does not bring a fair amount of money, but in most cases is sold to the plaintiff with a deficiency judgment against the man who loses his property. On that page you will find some sales, amongst which are these:

Freeman st, n e s, 100 ft. s e of West Farms road, 84.5x60.11x 133.9x131.9; amount due, \$4,414.45, taxes, &c, \$14.48; and yet this property was sold for \$4,300.

Southern Boulevard, 54.7 e of Av St John, 420.7x102.6, &c, vacant; amount due, \$37,583.67, taxes, \$2,211.85; sold to the Mutual Life Insurance Co. for \$30,000.

149th st, No 202; amount due, \$6,471.87, taxes, \$296.99; first mortgage, \$18,000; sold to the Mutual Life Insurance Co. for \$20,650.

Lyman places intersection 7th

\$20,050. Lyman pl, e s, intersection 7th av, vacant; amount due, \$13,-536.50; sold to the Lawyers Title Insurance Co. for \$9,500. No. 1727 Washington av; amount due, \$4,449.11; first mortgage, \$10,000; sold for \$14,105, in each case leaving a deficiency judgment.

If these properties had been sold in the Bronx and properly advertised, as foreclosure sales should be, they would in most cases bring at the lowest the amount of mortgage and the cost of foreclosure.

You may look over the records as far back as you like, and you will find that in at least 60 per cent. of the foreclosure sales of Bronx property in Manhattan a deficiency judgment has been recorded against the person who loses his property. our opinion, is wrong. We believe that it is bad enough for a man to lose his property without being punished with a deficiency judgment.

Hoping that the Governor will sign the bill, I am most respectfully yours,

JULIUS H. HAAS.

MR. SAMUEL B. DONNELLY, secretary of the General Arbitration Board of the New York Building Trades, left this week for the Panama zone. He was accompanied by Mr. Jas. B. Reynolds, former secretary to ex-Mayor Seth Low. It is understood that Mr. Donnelly's trip is primarily to look into the labor problems at the isthmus, at the instance of President Roosevelt. He will be away six or seven weeks,

CELLAR OCCUPANCY IN TENEMENT HOUSES.

The decision of the Appellate Division of the Supreme Court relative to cellar occupancy in tenement houses, in relation to the houses on the southerly side of 140th st, between 7th and 8th avs, as reviewed in the Record and Guide two weeks ago, is of such a character that it seriously interferes with what has been the practice of the Tenement House Department in regard to the occupancy of rear cellar rooms, which has been uniformly allowed for the past few years, where the ceiling is but 2 ft. above the curb whenever the yard is excavated to a depth of 6 ins. below the cellar floor.

Under this sweeping decision all such occupancy is illegal, notwithstanding the permits which have been obtained from the Tenement House Department, and many owners are thereby placed in a most peculiar position.

In order to meet this situation and to square the law with the practice of the Tenement House Department, Senate bill No. 1224 was introduced late in the season and has passed both houses and is now in the hands of the Governor. Bill amends sub-divisions 2 and 4 of Section 91 of the Tenement House Act, so as to be in accord with existing practices and allows the occupancy of rear cellar rooms if the ceiling is 2 ft. above the curb and the yard and courts are excavated to a depth of 6 ins. below the floor. It, however, restricts such occupancy exclusively to that of the janitor and his family. It limits the number of rooms to 5. It further provides that there shall be no interior apartments and that no apartment can extend more than 25 ft. from the front or rear, and provides further that all apartments must be on the street or yard. If apartments are placed upon the street they must be in accord with the decision of the court previously referred to. This decision is retroactive only in so far as it gives relief to certain types of apartments where the occupancy of the fronts of the cellars have been declared illegal by reason of the ceiling not being 4 ft. 6 ins. above the curb, and allows the cellars to be occupied at the rear if adjoining yards and courts are excavated as above described.

We are informed, however, that it offers no relief to the houses built in conformity with this ruling upon permits issued before the decision of the Appellate Division.

SEVERE FIRE TEST FOR SKYSCRAPER.

There have been several fires in "skyscrapers" within a few years, but perhaps none of them has afforded such a thorough test of modern fireproof construction as that which occurred recently on the eighteenth floor of the Tribune Building in Chicago. It is said to have been the highest fire, worthy of the name, that has ever occurred in any building. That the fire was an exceedingly hot one is shown by the fact that it entirely destroyed the asbestos covering of a pipe.

The Tribune Building is eighteen stories high, with storage rooms on the Dearborn st side of the top floor. The fire started, from some unknown cause, in one of these rooms, just under the roof. It had gained great headway before an alarm was turned in. The glass skylight, with reinforcing wire, melted in spots, and in others became so soft that it dropped down in fantastic shapes.

The significant feature of the fire, from the viewpoint of the constructor, was that it was confined to three small storage The firemen reported that it would probably have rooms. been confined to one had it not been for small windows in the partitions of hollow terra cotta blocks. These partitions were not damaged by the fire, though there was nothing left, afterward, of the abestos composition covering a six-inch water pipe that ran through the room. The pipe itself was heated to a cherry red, indicating the intensity of the fire.

When the fire reached a hollow-tile partition without a window, it could go no farther. The terra cotta prevented any damage to the steel, and the partitions were intact after it was all over. The floor beams of the same material were found to be uninjured, though the wooden finish flooring was burned entirely through at several places.

In an adjoining room were stored the records of the auditing department and the files of the Tribune for the sixty-seven years that have passed since the paper was established. Though the fire raged for some time on the other side of a partition from them, the records and files were not damaged.

OBITUARY NOTE.

Last Monday there passed from the field of architecture and building one of its oldest members-Mr. Bartolomew Walther, 147 East 125th st. He was born in Germany Jan. 2, 1833, and, coming to New York with his father and mother in 1837, was apprenticed to the carpenter trade in this city in 1848. He erected his first building for his father in 1853, in Harlem, and was ever after identified with building interests. He had graduated from the carpenter boy to carpenter boss, and to be the respected and oldest architect in Harlem.

HOW OPERATORS CONCENTRATE.-The tendency of the wise operator is to concentrate his holdings in one locality. a basis for making trades the alphabetical list of the Real Estate Directory is unsurpassed. It gives a list of the holdings of each owner of Manhattan property.



CONSTRUCTION



POWERS OF THE BUILDING CODE COMMISSION.

A T a hearing given by a committee of the Building Code Revision Commission, which committee has in charge the matter of the discretionary power of the Superintendent of Buildings, the speakers were Messrs. Jesse D. Crary, secretary of the New York Lumber Trade Association; Wesley D. Bush, of the Brooklyn Builders' Exchange; John C. Coleman, of the West End Association; Charles H. Israels and E. D. Litchfield, of New York Chapter of the American Institute of Architects; Warren A. Conover and Charles A. Cowen, of the Mason Builders' Association, and Richard Gordon Babbage, of the Allied Real Estate Interests.

The proposition embodied in the code reported by the last commission, providing for the publication of the decisions of the superintendents, and for keeping an accessible record thereof, was generally approved. The views of the architectural profession were presented by Mr. Israels. The project to have "registered constructors," as proposed in the code recommended last year, was brought up by Mr. Litchfield, in some favorable remarks, and was vigorously opposed by Mr. Conover, who said that it would be productive of "graft" and give rise to a great deal of trouble.

Mr. Conover asked the chairman if the regulation for registration meant license, and the chairman answered that, while the present commissioners were in no wise bound by the action of last year's body, he thought that what was referred to when the question of registration was under consideration was license; but he did not know that the Commission had the power to establish a board of examiners and to do other things in order to carry out the plan for licensing constructors.

Mr. Conover then said that the New York State Builders' Association was opposed to licensing, and he thought that the Mason Builders' Association of this city would take a similar stand. In the State association it was felt that if such a measure were ever enacted it should be part of the law of the State of New York.

During the hearing a new point in building legislation was brought out in an interesting colloquy which took place between Mr. Israels, who appeared on behalf of the New York Chapter of the American Institute of Architects, and Mr. Edward B. La Fetra, who was acting as chairman of the committee. In the course of his remarks Mr. Israels called attention to section 410 of the charter and assumed that any changes that might be made in the code would have to be consistent therewith. The chairman thereupon stated that it was an open question whether the Building Code Revision Commission had not the power to alter the charter itself, so far as it referred to building matters, on account of the broad provisions contained in section 407 of this instrument. If this be true it opens the way to a considerable amount of remedial legislation, which is not generally considered as being within the province of the Building Code Revision Commission.

After the hearing Mr. Israels said that the proposition was so new to him that he did not care to express an opinion on the subject, but that he would secure legal advice and transmit any opinions that he might be able to get to Mr. La Fetra, as he had requested. Mr. Israels also said that he had referred the matter to Mr. Babbage, of the Allied Real Estate Interests, and to Mr. Walter Lindner, of the Title Guarantee and Trust Company.

He further said that, while it was his general opinion that no purely municipal body had the right to supersede any of the acts of the State Legislature, it was his opinion that the provisions of this section were so broad that a number of municipal ordinances, such as those in relation to projections of bay windows and ornamental propections, might be validated if included in the code, on account of the broad provisions of section 407, which stated that the "Board of Aldermen shall have power, from time to time, to amend such Building Code and such laws to provide therein for ALL matters affecting or relating to the construction, alteration or removal of buildings or structures erected or to be erected in the City of New York," and by stretching this interpretation still further it might be possible to include even such matters as are charter provisions themselves.

Mr. Israels further stated that he had heard that the proposition was even being considered to stretch this provision so as to include the Tenement House Act within the code.

Notice is given that a public hearing will be given by the Committee on Fire Limits on Wednesday, May 13, at 2 o'clock, in the Aldermanic Chamber, City Hall. The meeting will be for the purpose of hearing suggestions for the amendment of the Building Code in relation to location of the boundaries of

the fire limits, and all persons interested in the subject will receive a hearing.

The committee is composed of Messrs. Thomas L. Hamilton, chairman; Edward F. Croker, Charles G. Smith, J. D. Moore, Washington Hull, Edward S. Murphy, Superintendent of Buildings, Borough of Manhattan; David F. Moore, Superintendent of Buildings, Borough of Brooklyn; P. J. Reville, Superintendent of Buildings, Borough of the Bronx; Carl Berger, Superintendent of Buildings, Borough of Queens; John Seaton, Superintendent of Buildings, Borough of Richmond.

Notice is also given that a public hearing will be given by the committee on carpenter work and woodwork on Wednesday, May 20, at 2 o'clock, in the Aldermanic Chamber, City Hall. The committee is composed of Messrs. Thomas L. Hamilton, chairman; Charles B. Meyers, Charles H. Cullen, Daniel Callahan, J. D. Moore.

THE LOWER COST OF BUILDING.

Mr. J. Henry Deeves, the builder, is of the opinion that the cost of building construction is twenty per cent. less than about two years ago.

"While there has been no reduction in the labor market," said Mr. Deeves, "the material market has decreased, and all classes of trades and employers in the building trades are doing work with little or no profit simply to keep their plants going during this present financial depression. This is particularly true in the iron foundries and the steel fabricating plants, where a certain amount of their fixed charges have to go on whether they have business or not. The work they are taking at cost to carry them over for a number of months is better than closing up their plants entirely and paying fixed charges.

"To my mind, the factor which enters most into the decreased cost of building is the willingness of labor to work and the necessities of employers to have business to keep them going."

Mr. Deeves said he could not give precise facts for the relative cost of typical buildings then and now, as he did not have in mind any building project that was abandoned several years ago on account of cost that has since been started up. He added:

"I feel that anybody who wishes to build cheaply must build quickly, as the crux of the whole situation is in the necessities of employers to get the business and the employees to sell their labor; and as soon as they get even a little work under way with the prospects brightening, prices will immediately enhance, and the very cheap buildings will be for those who build now."

For a specific case of a cheap building, Mr. Deeves said he knew of a 6-sty fireproof stable, 50x100, that is being built for $13\frac{1}{2}$ cents per cubic foot, which contract has been awarded within a month.

IN BROOKLYN.

Mr. Benjamin Driesler, of 13 Willoughby st, Brooklyn, speaking of conditions in that borough, considered that the Record and Guide's inquiry into the present cost of building, for the purpose of giving public information on the subject, was timely and should encourage those who are half hearted to go into investment on lines of building. Mr. Driesler further said:

"I have personally induced and convinced several clients of the opportunities presented at the present time to take advantage of a decided reduced cost of construction: a drop in cost I dare say of almost 10 to 15 per cent., more noticeable on brick building construction than on frame house construction; that being by reason that bulk materials such as brick are very cheap; this holds particularly good upon the buildings not exceeding \$10,000 to \$15,000; the saving on larger buildings and more costly is not so noticeable.

"I hardly dare say much about the reduction in labor, for the reason that the union wage scale is presumed to be still maintained, but I have reason to believe that building labor by contract has shown a decided reduction. For the fact may be surmised that skilled labor, as well as unskilled labor, can be obtained of the same quality as before at slight reduction from the average scale of union wages. I presume also, of course, that the bosses are willing to allow themselves very little profit in order to keep doing something.

"Tenement and apartment houses present a special opportunity at present in certain Brooklyn locations, if built by clever, skilled builders; in other words, built substantially and to stay. I am afraid that during the past few years there has been considerable shoddy buildings erected by people not understanding building at all, and has worked, if anything, detrimentally to this class of investment.

SINGLE FAMILY DWELLINGS.

"Where land value has not yet soared beyond reach of the average man with an income of say \$1,500 to \$2,000 a year, he can again build a very comfortable frame cottage, contain(Continued on page 662.)



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



PROBLEMS IN DESIGNING THE MUNICIPAL BUILDING.

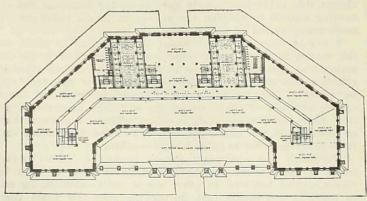
The peculiar shape of the lot on which the new Municipal Building is to stand, at the entrance to the Brooklyn Bridge, made the architectural problem, as well as the problem of light and air an unusual one, the terms of the competition involving the solution of the problem of construction over the subway without interfering with the passage of trains, and also the provision of the uninterrupted passage through the building



ACCEPTED DESIGN FOR MUNICIPAL BUILDING.

Park Row. McKim, Mead & White, Architects.

of Chambers st. In the plan presented as much of the entire lot was covered as was possible consistently with the symmetry which would lend itself to architectural treatment. It was believed that all interior courts in a building of that height would become simple air shafts, affording no light to the lower stories. Accordingly, the plan was so arranged that all the light was direct, and no interior courts occur whatever.



TYPICAL FLOOR PLAN.

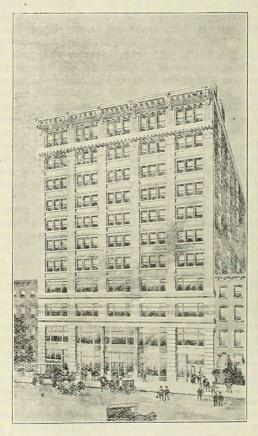
The open court facing the west not only secured an uninterrupted light, but was valuable from an architectural point of view in that it recognizes by its shape and position the approach and absorption of a great thoroughfare. That part of the first floor devoted to the subway stations is accessible directly to a

large number of entrances unincumbered with steps, the plane of the floor being coincident with that of the sidewalk. The corridors containing the staircase and elevators for the office floors are also directly accessible, both on the eastern and western sides and form thoroughfares through the building.

In studying the problem, it was the aim of the architects, while keeping in mind the practical uses of the building, to give it the municipal character which such a building should possess. The classic style was chosen, both as following the accepted traditions of buildings of a civic character throughout the country from the earliest times down, and on account of the proximity of the Hall of Records, the Court House and the City Hall, all of them classic, or in styles derived therefrom.

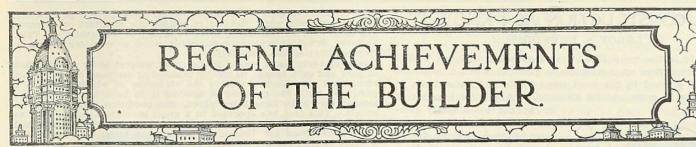
A MODERN MERCANTILE BUILDING.

Old buildings are now being demolished at Nos. 45, 47, 49 and 51 West 25th st, on which will soon be erected an 11-sty and basement fireproof mercantile structure illustrated herewith. The site, being a plot of 100×98.9 ft., is situated in the heart of the new wholesale district, being near the junction of Broadway, 5th av and Madison sq. The construction in every way will be fireproof, and will contain store, basement and ten floors or lofts, with light on all sides. There will be four large electric elevators of the highest type and the building will be wired throughout for electric power, lighting and piped for gas. The lavatories will be exceptionally large and contain all the latest sanitary improvements. The exterior will be of Indiana limestone, light buff brick, and terra cotta. All side and rear windows, sash and frames will be of metal, with wire glass. There will be two stairways and only four columns in the width of the building on each floor spaced about 25 ft. apart. The main halls will be finished in marble, with



NEW UPTOWN LOFT BUILDING.
Nos. 45 to 51 West 25th St. Wm. H. Birkmire, Architect.

mosaic floors, and all the interior woodwork will be of hardwood. The Cornell Iron Works, of 11th av and 26th st, have obtained the steel work; the general contract has not yet been placed. The actual starting of building operations will begin by the end of May, and the structure is to be ready for occupancy by January, 1909. The cost is estimated at about \$400,000. William H. Birkmire, of 396 Broadway, is the architect, and the Building & Engineering Co., 53 West 24th st, of which William Birkmire is president, and Andrew J. Kerwin, Jr., secretary and treasurer, is the owner.



FIRE TESTS OF BUILDING MATERIAL.



HE conflagration at Chelsea, Mass., has added much significance to the fire tests of building materials that have been conducted recently by the United States Geological Survey in behalf of the Government.

The Government engineers have long contended that with present methods of construction, a conflagration, resulting in the destruction of millions of dollars worth of property and

the sacrifice of human life, is possible in every city of any size in the country. It is the belief of the engineers that these great fires are unnecessary and can be prevented by the erection of proper fireproof buildings. The Government does not insure its buildings, but bends its energies toward making the structures fireproof. A small fraction of what would be paid to insurance companies in premiums is being spent in finding out the materials that are best adapted to resist fire.

The first of a series of elaborate tests have just been completed by the Structural Materials Laboratories of the Geological Survey, under the direction of Richard L. Humphrey, engineer in charge. The tests were conducted at the Fire Underwriters' Laboratories in Chicago and were made possible by the co-operation of the National Board of Fire Underwriters' and the National Fire Protection Association. Thirty panels of various building materials, including concrete building blocks, common hydraulic pressed and sand-lime brick; concrete of gravel, cinder, limestone and granite; glazed building and partition terra cotta tile; sandstone, granite and marble building stone The materials were subjected to the direct appliwere tested. cation of heat for two hours and were then immediately quenched with water. An effort was made to obtain a maximum temperature of 1,700 degrees Fahrenheit within half an hour after starting the tests and to maintain this temperature as nearly as possible constant through the succeeding half hours.

The building materials were placed in a sliding panel, which, when arranged for the fire tests, formed one side of the furnace. In the furnace, gas flames were forced by a blast of air against

of the old bricks were not damaged. The bricks at the back of the panel were entirely unaffected. The hydraulic pressed brick stood the test better than any other material. No damage was apparent whatever after the firing and before the water was applied, and although a number of the bricks cracked, seventy per cent of them were found to be sound after quenching. There was apparently little difference in the strength of the bricks before and after firing. The natural building stones behaved the worst of all the material tested. The almost complete desruction of these stones precludes any comparison between them. The sandstone panel entirely collapsed soon after the test was started."

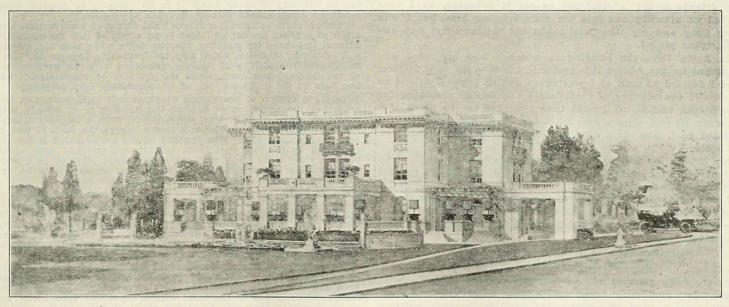
The testing engineers report that it was difficult to determine whether the concrete made of limestone, granite, gravel or cinders sustained the least damage. Their surfaces were all rather badly pitted by the fire and washed away by the stream of water. The test was unfair to cinder concrete, as the sample of cinder was very poor, containing a large percentage of unburned coal, which ignited and left the surface of the concrete badly pitted. The granite concrete probably behaved the best. The damage in no case extended very far into the concrete, probably not more than one and one-half inches. The evidence shows that even at this depth, the temperature was compara-

(Continued on page 661.)

AN EXAMPLE OF STUCCO FINISH.

We produce herewith the architect's color drawing of the new country_residence for Jacob Rothschild, Esq., at Ocean and Runyan avs, Deal Beach, N. J. The size of the main building is 58 ft. x 120 ft., exclusive of porches, with a wing on the rear 33 ft. x 60 ft., containing the servants' quarters. The size of the ground is 260x500 ft. The exterior of the house is stucco on brick. The general feeling of the detail throughout the exterior and interior is Louis XVI. in spirit and is very sir ple.

The ground floor of the main house includes an elliptical entrance vestibule, a reception room, living room, billiard room, library, dining room, breakfast room and outside dining terrace, while in the extension are butler's pantry, kitchen, ser-



Deal Beach, N. J.

COUNTRY RESIDENCE FOR JACOB ROTHSCHILD,

Albert S. Gottlieb, Architect.

one side of the panel. After two hours, the panel was brought from the furnace and the water turned on from a hose with a pressure of fifty pounds to the square inch.

The conditions under which these tests were made were unusually severe, and as none of the materials passed perfectly, it proved a good test for comparative purposes. The temperatures used would hardly be reached in an ordinary fire, but might be in a conflagration.

"While these tests are not conclusive, being but the beginning of a general line of investigation," said Director Smith, of the Geological Survey, "they bring out a number of important facts. The brick panels probably withstood the tests better than any other materials. There were two lots of common brick tested—one was an unused, recently manufactured brick, and the other a brick that had been in an engine foundation for some years. The latter seemed to withstand the test the better. Fifty per cent of the new brick were split, while sixty to seventy per cent

vants' hall and laundry. On the two upper floors are twelve chambers, each one with its own bath and dressing room, or boudoir. In the servants' wing there are eight rooms and a bath for the women servants and two rooms with a bath for the men servants. There is also a room specially fitted up as a sewing room for the maid and a clothes pressing and repairing room for the valet.

The house also contains a passenger elevator, which was furnished by Chas. W. Hoffman Co., 223 West 28th st, Manhattan. The grounds are laid out with formal gardens, pergolas, lily pool, belvidere, tennis and croquet courts. On a separate plot within three blocks of the house stands the barn and garage for horses and cows, carriages and automobiles on the ground floor and quarters for the coachman, chauffeur and gardener on the second floor. On this plot there will also be a dairy, henneries and a large vegetable garden. Albert S. Gottlieb, 156 5th av, Manhattan, is the architect.

STEEL CONSTRUCTION AS I KNOW IT.

By LEROY S. BUFFINGTON.

It was late in the year 1881. I was glancing through Viollet Le Duc's Discourses on Architecture (Vol. 2) when a sentence on page 128 seemed to me most remarkable and caused me to stop and give it more careful thought. "A practical architect



LEROY S. BUFFINGTON.

might not unnaturally conceive the idea of erecting a vast edifice, whose frame should be entirely of iron, and clothing that frame, preserving it by means of a casing of stone."

Again I took up the book and further along I read: "But it cannot too often be repeated, Iron should be left independent—it cannot be allied with masonry." Here I was back in the same hole I came out of; but erecting a vast edifice whose frame should be entirely of iron was an independent idea and set me to work. I read this book through, but found nothing further that would help me.

The lot of an architect who had to use unseasoned lumber and poor brick in those days was not as rosy as to-day, when he has steel columns and beams, but here was a chance to find something better in building, and I went at it with a will. And many nights and Sundays at home, with other work forgotten, I sat at my library table and puzzled and studied over this vast edifice.

A building whose frame should be of iron clothed with masonry was the problem I set myself to solve. This meant the rear wall, the side walls, the front wall and the interiora skeleton of metal. A skeleton: the principal part that supports the rest. Why not use a shelf fastened to this skeleton to carry the masonry? This was the final line along which my reason led me. I made many sketches showing various constructional designs for this building, and these studies, collected after so many years, seem a waste of time on so simple an idea. So this and the next winter passed.

In the winter of '83 and '84 I again took up the design of the exterior, as a working basis must be reached before I could go any further. Finally I decided to take a column for my model—a solid base, a plain shaft and a beautiful cap and skyline to finish—this is the design of my 28-story building. My friends finally advised me to get it patented, so I consulted an attorney and laid the matter before him, but I was very busy and my time was taken up continuously, and another year passed.

In April, 1886, the building in which I had my office was damaged by fire. Then this problem was brought face to face, and I decided as soon as I was again settled I would attend to So in the summer of that year I commenced preparing for the patent, and at my leisure time I worked on the plans of a building 80 feet square and 28 stories high, not including the pointed roof, five more stories. This building was lighted on all sides.

My application for patent was filed November 14, 1887. The patent was issued May 22, 1888, No. 383,170, my foreign patents bearing the same date.

I was now ready to display to the public an invention that I had conceived nearly seven years before. So imbued was I with the possibilities that I was not prepared for the abuse and jeers I received.

"Whether we drive, or whether we are driven, If ill, 'tis ours; if good, the act of Heav'n."

In the early summer after I had received my patent papers, I published and issued in pamphlet form, describing and illustrating my method of construction for this 28-story building and distributed about 2,500 copies to architects, engineers, contractors, manufacturers and others interested in building in the United States. Following is from the publication in the Northwestern Architect, 1888:

Northwestern Architect, 1888:

The famous towers of Cologne's great cathedral, six centuries in building, soar, in stone, to the height of five hundred and one feet, overtopping at the time of their completion any known existing structure. To-day an engineer merely as an ornament to the grounds of an industrial exposition in France, rears to the dizzy height of one thousand feet a tower of iron, and does not find himself in the slightest degree annoyed by the fact that he has but a single year in which to accomplish the gigantic task. The shipwright of bygone days was satisfied, if in wood, he could produce a hull that would weigh fifty per cent, of its total displacement; to-day the naval architect knows that with the use of iron he will be obliged to place but thirty-eight per cent, in the hull of the same dimensions and lines.

The manufacture of innumerable labor-saving appliances, which

The manufacture of innumerable labor-saving appliances, which are in use to-day, is only made possible by the use of iron, and in all trades and industries save that of building alone, iron enters as one of the most important elements. True, iron has been used

to a certain extent in building processes, but only in a perfunctory and unintelligent way. Heretofore neither the architect or engineer has succeeded in combining masonry and iron successfully. This, however, is not difficult of explanation, when we consider the peculiar analysis of the material.

has succeeded in combining masonry, and non succession. This, however, is not difficult of explanation, when we consider the peculiar qualities of the material.

Iron in every form, owing to its great susceptibility of extremes of heat and cold, cannot be rigidly confined or fastened without great stress and consequent harm to the structure of which it forms a part, and until the problem of causing it to have a never-varying temperature shall have been solved, this condition will continue to obtain. This fact has operated in a great measure to cause iron to be regarded with distrust by builders, and as before mentioned its use has been but limited in building operations. Substituting a shaft of iron for a column of granite or marble is all very well, but it is not an innovation or the adoption of a new principle; also no great intelligence is necessary to replace a lintel of wood or stone by an iron joist. But substituting iron for the very essence of the building, the frame itself, may assume a very high degree of importance, and lead to novel contrivances and enable us to attempt undertakings of which the former ages had only a vague presentment.

of the building, the frame itself, may assume a very high degree of importance, and lead to novel contrivances and enable us to attempt undertakings of which the former ages had only a vague presentment.

But how is this fact to be accomplished? If the architect would approach the problem with frankness, and without fear of precedent, approach it as Stephenson did the problem of the locomotive, Whitney the cotton gin, or Morse the electric telegraph, most of the difficulties would be found to exist in name only. It is obvious to the most unscientific that a building of iron may possess strength, lightness, economy of construction, not approached by one of any of the other materials; and would be equally or more permanent were the racking effects of expansion and contraction eliminated. It is also understood that the lattice form of riveted girder is the most economical and strongest form of construction known. Imagine then if you please a building framed complete of latticed riveted girders of iron, and covered with an envelope of light, cheap and absolutely non-conducting substance, which admits of forms of great beauty, and corrects entirely the only trouble that might arise in a structure of this nature. To speak more particularly, the system of building which is recommended herein may be described as a series of laminated riveted iron posts, diminishing in size as they ascend from the foundation, and braced diagonally after the manner of lattice girders, as well as by the horizontal bracing of the iron beams of each floor which form an integral portion of the main structure, and are no small factor in its stability; and the frame covered with a thick coating of a non-conducting substance of absolute reliability.

The exterior is formed of stone, brick or terra cotta, supported on shelves fastened to the skeleton, which further precludes any expansion or contraction of theiron, and which gives to us a building which is free from any degree of settlement and the resultant dilapidations which in the average bu

bug-bear of the architect, one of comparatively easy solution.

Having a system of ventilation which is well nigh perfect, it follows that the operation of heating the building is of equally easy execution, and it is done with the minimum cost, a consideration of much moment in our northern latitudes, where the item of fuel is one of such magnitude. The rapidity of the construction is further expedited by the fact that there is only one material with which to deal, thus doing away with the many delays incident to a multiplicity of artisans, differing in occupation, which are to be encountered on any building of large proportions.

The fact also that iron alone is dealt with makes it possible to construct as well in winter as in summer, thus increasing the building season from eight to twelve months in the year. The rapidity of construction does not carry with it that element of uncertainty which is apt to be present in ordinary buildings, as there can be no mistakes, every piece of metal used having its proper dimensions accurately calculated for the function it has to perform.

With regard to the arrangement of the interior of this species

accurately calculated for the function it has to perform.

With regard to the arrangement of the interior of this species of building, unlike one of masonry, which has its upright partitions fixed and immutable portions of the structure, the stability of the iron building is not in the least degree dependent upon them, but on the contrary they may be moved about at will and the solidity of the edifice remain intact; the partitions being in point of fact simply permanent screens. The advantages of this method is obvious, as any subsequent alteration can be made without disturbing the building in the slightest, each floor being for all practical purposes one immense hall, which may be divided or subdivided as the circumstances of the case may demand.

From the foregoing it will be seen that this system of construc-

circumstances of the case may demand.

From the foregoing it will be seen that this system of construction has the merit of being cheaper than any other. More quickly built than any other. Has thener walls and consequently greater floor space than any other. Owing to the thinness of the walls and the slightness of the framing, more light, if desired, than any other. As shown, better ventilation than any other, as well as more cheaply heated than any other. A lack of settlement not found in any other. No waiting for the walls to dry, which is not found in any other. Only one material to handle, not found in any other. Ability to build in winter as well as in summer, a quality not found in any other. An absolute reliance on the strength of the structure, rarely found in any other. A faculty of alteration not found in any other. An array of advantages which must seriously commend themselves to men who think practically and scientifically upon matter of this nature.

(To be continued)

(To be continued.)

WHO'S WHO IN BUILDING-8.

PERHAPS no man identified with the building industry of New York City is better or more favorably known to the readers of this publication than Mr. Andrew J. Robinson, a speaking likeness of whom we have obtained to embellish this notice. There are few important thoroughfares in this city where one would go very far without finding a substantial



ANDREW. J. ROBINSON.

building erected by this eminent builder. Such structures as the St. Paul Building, the Blair & Co. banking house, the Silversmiths' Building, the New York Hospital, St. Luke's Hospital, Barnard College. the Messiah Home, the Hotel Essex, the Stuyvesant Fish residence, the Elihu Root residence, the H. O. Havemeyer dence, the Borden Building, Christ Church, the Church of the Holy Trinity, the Arts Club, the New York Historical Society, the Queens County Trust Building, and hundreds of other buildings of the highest type attest the part Mr. Robinson has had in the building of this great city during an active career extending over forty years.

A matter of comment throughout the trade just now is the rapidity with which the Silversmiths' Building, at Nos. 15-17-19 Maiden lane, through to John st, was completed. Mr. Robinson undertook to complete this 20-sty building in ten months; he did better; he took possession of the site July 5, 1907, and through his unremitting vigilance, the end of March last found the building tenantable. This is conceded to be record time.

Mr. Robinson's experience and wide acquaintance with building matters has made his advice and counsel much sought by property owners and real estate men contemplating the erection of important buildings. He was one of the founders of the present Mason Builders' Association; he has been for thirty-one years a member of the General Society of Mechanics and Tradesmen; he is a member of the Chamber of Commerce, the Metropolitan Museum of Art, the Transportation Club, the Aldine Association, and numerous other organizations.

Mr. Robinson has also erected various out-of-town buildings, among which might be mentioned the Security Mutual Life Insurance Building at Binghamton, N. Y.; the Rensselaer Polytechnic Institute buildings (2), at Troy, N. Y.; the Columbia County Court House at Hudson, N. Y.; the Manufacturers' Association Building at Baltimore, Md.; the Pierson High School at Sag Harbor, L. I.; the M. L. Beltzhoover residence at Irvington, N. Y.; the C. M. Pratt residence at Glen Cove, L. I., and the Nassau Union Bank at Glen Cove.

Every reputable builder has his trademark, whether he knows it or not. The uniformly good character of Mr. Robinson's work has created a public sentiment in his favor which nothing can obliterate, and this trademark is one of his biggest assets. The building business of this city is the better for the influence Mr. Robinson has had upon it.

FIRE TESTS OF BUILDING MATERIALS.

(Continued from page 659.)

tively low. The rapid heating of the face of the concrete, while the back remained cool, caused the concrete to crack vertically for some distance back from the face. The cracking of the concrete can be avoided, it is believed, by using metal reinforcement, which would distribute the effect of the expansion. The tests also brought out most clearly the low rate at which the heat travels through concrete. This is one of the desirable qualities in materials intended for fireproofing purposes.

Linen tags, which were placed in the hollow concrete blocks when they were molded, were found to be undamaged after the fire test. In many instances, the hollow blocks split after being subjected to the fire and water test. It was noticeable that the richer the mortars used in these blocks, the less they were affected by the test. The mortars mixed with the greatest percentage of water gave the best results. The wetter, richer mixtures in these tests stood out apparently undamaged in contrast with the damaged faces of the leaner, dryer blocks. It is apparent that one of the causes of weakness in the hollow cement building blocks is in the weakness of the concrete, due to a too dry and thin mixture, which coupled with the thinness of the webs—the thin pieces connecting the walls of the blocks to give strength—provides insufficient strength to resist the rapid expansion of the face of the blocks under test. By making the webs thicker, they can be made to stand the fire test satisfactorily.

THE MAN ON THE STREET.

THE famous voyage of the U. S. warship Oregon is now a decade past. Chief Engineer Milligan knew that her run depended on fresh water for the boilers, and feeling that he was right, he reduced the drinking supply to a minimum and held steadfastly to his purpose, becoming the most unpoplar man on the ship—but he knew his book, and the Oregon got there.

When a man starts out to do the right thing he will often find himself misunderstood, and the centre of a bitter attack from many well-meaning people, and also those who are not. If he is weak, he wavers and fails. If he is strong, he wins out. In no branch of creative activity is this more true than in the building trade, and architects, builders and all the subs may well light their binnacles with this truth. As Charles T. Wills once said: "If a man is honest you cannot hurt him much," and he ought to know. So, young men and old, keep a firm grip on the wheel, and knowing you are right, keep on your course, blow as it will, and there will be no "moaning of the bar" when you put out to sea.

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"I believe that gentleness is a greater power than force, and that sympathy is a surer power than intellect." So wrote a man who has built many millions' worth of the best American buildings. He should certainly be qualified to have our listening ear, for this statement was made in his full maturity as part of a responsible statement to a younger generation. It's all wool and seventy-two inches wide.

* * *

He generally crosses to the other side of the street when approaching a building under course of construction. To avoid physical danger of accident? Not exactly. He has faced that too many years with as careful an eye as when crossing trolley lines.

No, it's the group of men waiting for possible employment in the face of the signs of—"No more men wanted." There are all grades of intelligence and efficiency among them, and all sorts of hope and expectancy. Most of them, unfortunately, have little chance. The ranks are already filled. When the women question comes before one, it is even harder to see.

Our office had occasion to advertise a short while ago for some young girls, "to call at nine o'clock." At eight the entrance enclosure was filled like a police court pen after a holiday, and the overflow filled the hall. Among them were pretty much all types of girls, but one was an old woman, who was small and had been crowded against the rail. Some of the employees thought the whole matter very funny, but somehow it all got in on the nerves of the Man on the Street. "Don't carry your heart on your sleeve," is an old adage, but how can a man help being a human being even in this great whirling maelstrom of life—the modern city.

* * *

It is hard to stay in the city nowadays. It is a matter of the call of the woods. The Man on the Street would like to go to Virginia, or the Alleghenies, south of where Sheridan made his famous ride, and where "Shenandoah" was founded. And there is a good horse, "Right-of-Way," at Hot Springs, Va., known perhaps to some other architects and builders.

This animal is capable of great sustained effort, a quality necessary to draftsmen especially, in such a competition as has been recently closed for our new Municipal Building where it was a question of ever keeping at it night as well as day. When the brain grows weary of the Sturm und Drang of the city's building, then is the time to get a new hold on vitality in the Sunny South. Almirall knows this as well as I do, and perhaps some of the great library plan in Brooklyn is a reflex of our walls along Virginia's roads.

* * *

My first job was a rather complicated institutional building erected some twenty years ago. The contractor was also building his first work for himself, though he had been for very many years a trusted assistant to a prominent contractor. He had watched at the bedside of this dying man, and had figured my building during this trying time. Naturally he was not keenly alive to his own interests, and he took the job very low. As I realized the situation, I tried to ease up on him where honestly possible, but when the owners showed a disposition to demand their pound of flesh, he always gave way at his own expense, so that the architect might not "get in trouble." It made the young architect mighty mad to have him do it, but he did. Somehow we never did anything together again. He went into speculative work and the architect into country house practice for some years. builder suffered some reverses, but after a long period of activity recently has reorganized his affairs in a corporate form and will, I know, pull out. Oh, King James, as my hair grows gray as yours was when first we met, do not think that any of your worth has been forgotten for a moment, and may you live long and prosper!

Our contractor was a man with an affected rough exterior. He would speak in a loud, harsh tone and hustle things up, but it was all external. Had an accident happened, his would have been the first hand to raise the poor maimed and bruised

form and stand the damages. His men were devoted to him. No sister of charity was ever passed on without remembrance in coin of the realm. For many years he has done his work in his own way, faithfully and well. The world needs many such.

The girl on the phone switchboard in a busy office has no sinecure. She has to keep thinking in many ways at once, like a watch officer on duty on the deck of a warship in a busy harbor with his fleet at anchor, but all sorts of launches coming and going, bringing visiting officers, etc., and with a constant eye on the order of his own ship. Unfortunately she has no master-at-arms to help, but has to depend on her own tact and patience. In our trade seconds count sometimes, and "busy" is enough to cause a man to use bad language, not, we hope, within earshot of the Girl at the Phone.

She has all the possibilities of damage of the office boy, but she is a woman, less slow to anger, and more plenteous in mercy, fortunately for the fat-headed man. We know one who is a darling in the true sense of the word, and there is not much that's good that gets by her without feeling better for her kindly smile. And when the day is done she eases up in a tuneful song to rest, and next day she is just as chipper as a lark.

Big Buck, not he of Williamsburgh bridge fame, my old structural engineer, grouched to me the other day about certain society men who base their business on film-flam rather than technical ability in consulting practice, and told some choice tales of the double shuffles of such. "Well," I said, "you kicked them back harder than they gave it to you, nicht wahr, and got their alley, you old two-hundred-and-fifty-pounds." (He also wears an 8½ hat.) "Yes," he said, "but it leaves sore spots on a man's own person."

Now, there must be wounds to both in a proper scrap, it seems to me, and how did the other fellow look? "Have at me, Denny!"

THE LOWER COST OF BUILDING.

(Continued from page 657.)

ing six to eight rooms, between \$3,000 and \$4,000, something we have not been able to do for the past two or three years; but very comfortable and higher grade houses can be built for about \$5,000, which would have cost a year ago \$6,000, and the more pretentious residences easily save \$500 to \$1,000 also.

"There is not much market or demand in the city of Brooklyn for a single private house, as a new venture, for the reason that there are many old dwellings that have been constantly treated, and suburban conditions offer better opportunities for comfortable homes; but there are a few opportunities in the better known suburbs along streets of denser population and consequent high valuation of land, which hold out fair inducements for the 1-family block house, dainty and modern; such houses have shown some activity in certain streets in Flatbush, and can be put up from about \$6,000 to \$7,000, and contain everything modern.

TWO-FAMILY DWELLINGS.

"The building of 2-family dwellings in the form of city block houses has been slightly overdone in the built-up sections of the city, as well as in some parts of the suburbs, and has had a tendency to run upon some freakish lines, the outgrowth of the keen competition. And I also find that while they are on the average a good investment for a man wishing to have his own roof over his head, with a tenant to help him along, the tenant seems to show a tendency to frequently move. In most of these cases I find that these houses are very nice and convenient for small families, but they do not seem to present room enough, or to have what you may term a spare room; and a good many have also been through keen competition built somewhat cheaply and poorly finished. I notice that all of the good ones built by good sound builders are able to hold their own. I have built a number for \$5,000 each, which I am sure will show now a reduction in cost of several hundred dollars.

"The 2-family house detached seems to be the attraction, and best proposition, and ought to be easily understood by the most fastidious man, as well as the man that is afraid. I do not know of any 2-family house that is not rented well, does not keep its tenants and bring actual returns on the money invested. I have recently had a house built by contarct from plans for a similar house built a year ago, which cost from \$6,500, and my estimates run from \$5,900 to \$6,200 during the month of March. I also know of a house costing \$8,400 a year ago (containing nine rooms for each family, and in good locality) for which I have estimates at \$7,600.

"I find that competition in all material supplies is keen, as shown by the enormous literature and forms of advertisements and price lists and catalogues received daily, and also by direct personal letters from contractors, builders, plumbers—in fact, from men in all trades wishing opportunities to figure on certain work, as they appear on the records or in the trade journals."

OPPORTUNITIES IN SOUTH AMERICA.

"The great future of South America is not realized in this country," said Mr. G. M. Murphy, of the Electric Cable Company, 17 Battery pl, when commenting upon foreign trade in general. "A visit to some of the large cities of the Middle States would be a revelation to some people. There are some remarkable construction projects on hand there. The time will come when there will be a closer bond between the United States and South American States, as the increasing trade with that part of the world will demand direct steamship lines."

Mr. Murphy was in South America several years ago and visited a number of the cities. The business of his concern, like that of a good many others, is growing with the peoples of the continent to the south of us. Many complaints are heard from exporting concerns about the fact that goods shipped to South America from North American ports frequently have to go via Great Britain or Germany, as there are regular boats between those countries and South America.

A SIGN OF CONFIDENCE.

Straws frequently show the way the wind is blowing, whether in a figurative or literal sense. A few weeks ago the Building Trades Employers' Association had occasion to float a bond issue among its members, and a committee was appointed for this purpose. The manner in which the proposition was taken up by the members in the period of a serious industrial depression astonished the committee. Before they had finished with 25 per cent. of the membership the bond issue was oversubscribed, although it was for \$30,000. The amounts taken varied from \$1,000 to \$100, the great majority of them being of \$100, indicating a general interest on the part of the members.

The officers of the association were elated over the success of the issue and felt that it was a proof that there is a strong undercurrent of confidence in business conditions, despite the discouraging reports given out by so many large contractors the last few weeks.

BUILDING A HOTEL IN CANADA.

Jas. Stewart & Co., 135 Broadway, are putting up a big annex to the historic Hotel Frontenac, which overlooks the St. Lawrence River at Quebec. The structure is owned by the Canadian Pacific Railroad and has few peers on the continent. The addition will provide for 250 rooms.

A representative of Stewart & Co. stated this week that there was more activity in the South and West at present than in the East, and that, in his opinion, there were no immediate prospects of a boom in New York. Stewart & Co. undertake practically all kinds of construction work, and the amount of estimating they do is indicative, to some extent, of conditions throughout the country.

MORE SPEED SPELLS ECONOMY.—More speed, more economy. This is the experience of the Equitable Life Assurance Society when it decided to install new elevators and fast cars in its 12-sty building in Boston, Mass. As a result of the three old elevators being replaced by three modern, high-speed tandem ones only two of the elevators are required for the work that had to be done by the former three, and the present third one is held as an auxiliary, or to be used in case of emergency. The contract was awarded to the National Elevator Company, 400 West 23d st, and the execution of it has just been completed. There was the least inconvenience caused during the change. Two of the old elevators were used while the first of the new ones was put in place, and when this was ready for service it did the work of the other while the secondand third modern ones were being installed.

SENDS REPRESENTATIVE TO CHICAGO.—The Turner Construction Company, 11 Broadway, has sent one of its superintendents to Chicago to direct the erection of an addition to the plant of the Murphy Varnish Company. The Murphy Company has factories scattered all over the country, the three principal ones being in Cleveland, O., Newark, N. J., and Chicago, Ill. All of the constant improvements required at the factories are made by the Turner Company. This is the tenth time that the company's services have been needed at the Chicago plant, increasing business demanding frequent repairs and additions.

ORDINANCE REGULATING COURTYARDS.—A recent ordinance passed by the Board of Aldermen provides that hereafter there shall not be built or erected or made upon Van Buren st (at its present width), between Morris Park av and West Farms road, any areas, steps, court yards, or other projections, except show windows not exceeding 18 in. in width and signs not projecting more than 12 in. from the house lines. The provisions of this ordinance also applies to Melville st (roadway to be 30 ft. and sidewalk 10 ft), between Morris Park av and West Farms road. Violations of the ordinance are punishable by a fine of \$10 for each offense, and to a penalty of \$10 for each and every day such offense shall continue.

BUILDING MATERIAL AND EQUIPMENT.

And News Regarding Source of Supply

Fireproof Doors Lead in Exhibition.

To date fireproof doors are the best represented in the contracts signed for space in the exhibition of building material on the second floor of the Builders' Exchange Bldg. Those who will have displays of this article are John W. Rapp, 1 Madison av: the Manhattan Fireproof Door Company, 412 E. 125th st,; Arthur E. Rendle, Hermann & Grace Co., Howell & Lawrence, 404 E. 93rd st, and the J. F. Blanchard Co., Fuller Bldg.

The other individuals and firms that have taken one or more spaces include D. Shuldiner, glass, 319 to 325 E. 64th st.; the Universal Iron Works, vaultlights; the T. New Construction Co., roofing and waterproofing; the Universal Compound Co., roofing and waterproofing; P. & F. Corbin, hardware, 11 Murray st; the Metropolitan Switchboard Co., electrical goods, 532 W. 22nd st; the Mycenian Marble Co., marble, 524 W. 34th st; the Yule Marble Co., marble; the Traitel Marble Co., marble; Norcross Bros. Co., 160 5th av, marble and stone; the American Encaustic Tiling Co., tiles; R. Schroeder, tiles; U. T. Hungerford Brass & Copper Co., plumbers' supplies, Pearl st; the Truss Metal Lath Co., 147 4th av; the Pelham Operating Co., hoisting appliances, 410-418 W. 26th st; Wm. H. Jackson Co., grates and mantels, 224 W. 28th st; Wm. T. Ritch, 1123 Broadway; Toch Bros., paints, 320 5th av; Brunswick-Balke-Collender Co., cabinet works, 29 E. 22d st; Hinkle Iron Co., 534 W. 56th st, orna-mental iron; M. F. Westergreen, fire-proof doors, and E. Shuttenworth, stone and marble.

Record and Guide Arouses Interest.

The article published April 11 last in the Record and Guide regarding the broadening out of the local Building Trades and Employers' Association and the opening of the permanent exhibition of building material created enough interest to inquiries from distant points for both further information and copies of the issue. Mr. Wm. J. Holmes, secretary of the association, received two requests from organizations desiring to have copies-one from the Builders' Exchange of Louisville, Ky., through its secretary, E. A. Quarles, and one from the Masons and Contractors' Association of Chicago, through its secretary, E. M. Craig. The venture of the local association in leasing the entire second floor of the new Builders' Exchange Bldg, in 33rd st, for the exhibition is being applauded on all sides, and its progress is being watched by out of town as well as local contractors and supply

Acres of Glass in One Building.

A twelve-acre field could be almost covered with the window glass required for the Hudson Terminal Bldgs. It is estimated that there are over 500,000 sq. ft. of glass in these two structures, all of it having been supplied by D. Shuldiner, 321 There are in all over 10,000 panes of polished plate glass in the exterior windows alone. Some six thousand glass panels were required for the partition sashes of the offices and 3,000 glass panels required for the doors. Fully 300,-000 sq. ft. of polished plate glass were consumed in the glazing of the windows and 150 sq. ft. of plain maze glass were needed for the bulk of the partition sash, doors and transoms. In the fireproofing over 50,000 sq. ft. of wire glass were used. The contract is the largest glazing one in the building industry, involving an expenditure of \$200,000.

Fast Demolition of a Hotel.

The Rheinfrank House Wrecking Company, 620 E. 14th st, is making good its promise to establish a record in the razing of the old Fifth Avenue Hotel. About 200 loads of debris and material are being carted away every working day, despite the fact that so little dust and fuss are raised as to cause many of the pedestrians in 23rd st to pass unconscious of the big task in progress. The chutes to the street level are well covered and the demolition is proceeding rapidly and quietly.

"Men are scarce," was the rather extraordinary remark made by Mr. Walter G. Earl, superintendent for the company. When asked why this was the case in the face of such a vast army of unemployed in New York at present he said:

"I mean the bar men who work on the walls of buildings in taking them down. Skill, care and experience are required of men who are employed for this particular work, and when there is much wrecking in progress it is difficult to secure a large number of good men in this line."

Anyone observing the bar men at work on a high building, in a crowded, business section will appreciate the significance of Mr. Earl's assertion. Practically all of the material in the walls has to be forced inwards, so as not to endanger the lives of people on the pavements. To do this quickly and carefully demands qualities which come only through experience. The demolition of the theatre behind the Fifth Avenue Hotel, with its high roof, was a good illustration of this.

The company has been working 24 hours a day to execute the big contract it undertook. To facilitate this and to overcome the difficulties caused by wet weather scores of oilskins, such as used by sailors, were purchased and are kept in lockers right on the scene of operations. As soon as rain begins to fall the oilskins are donned. There is consequently no interruption in the work.

Buffalo Learns About Concrete.

A compliment was paid to the Turner Construction Company, 11 Broadway, when the Merchants' Association of Black Rock, Buffalo, N. Y., requested the company to send a representative to attend a meeting held April 22, and explain the modern uses of reinforced concrete. Mr. J. P. H. Perry, of the Turner Company, was delegated to give the lecture. Mr. Perry took along some fifty stereopticon views, which made his talk doubly instructive and entertaining. He explained in detail the various ways in which reinforced concrete is used, illustrating every Mr. Perry was received very cordially by the members of the association, who extended their thanks to both him and his company. He will visit another city in this State very shortly on a like mission.

Mr. Perry states that Buffalo is just wakening up to the value of concrete in heavy construction work. Those of that city interested in construction of any kind were stirred by the cement exhibition held there recently and one of the results of it was Mr. Perry's lecture.

HEAVY MACHINE ON EXHIBITION.—
The big electrical hoisting machine that was used to raise material for the construction of the Singer Bldg has been installed in one of the spaces of the Building Material Exhibition, second floor of the Builders' Exchange Bldg, 33rd st. The machine, which is owned by the Pelham Operating Company, 410-418 West 26th st, weighs about 6,700 lbs. Its wheels make 1,400 revolutions a minute,

Fireproofing a Roof.

HOW TILYOU'S MAMMOTH DANC-ING PAVILION IS PROTECTED.

They are men of inventive genius at Coney Island these days. They realize a want and are quick to supply it regardless of precedent. Even the builders have become imbued with the spirit of solving modern problems as they meet them. Immediately after the disastrous fire in Tilyou's last summer, they set about preventing a similar conflagration.

Mr. Tilyou has built on the ashes of the old building a mammoth dancing pavilion of steel construction. Realizing that most fires are caused by sparks on the roof, he covered the entire roof boards with Duffy Plaster Boards and then applied layers of tar paper and gravel. A fire on the roof now would do no more than burn a hole in the tar paper, for the plaster boards underneath are, of course, fireproof and no flame could reach the wooden roof boards.

He has followed up the idea in his "Cave of the Winds," to prevent a careless smoker from setting fire to the place. All the walls and ceilings are fireproofed with Duffy Plaster Boards. They are very enthusiastic about this material at Coney Island, ever since the devastating flames which burned up a large part of the resort a few years ago were stayed by several small buildings that were protected with Duffy Plaster Boards. The fire department authorities and amusement owners were delighted with the excellent fire resisting qualities it proved to have then and have favored Lath and plaster its use ever since. cost just as much and, of course do not make fireproof walls.

"It's queer," said one successful builder in that section, "that people don't use something like this exclusively in place of lath. Most builders merely follow precedent. They build as their fathers have done and are probably more fearful of doing things on their own initiative than any other class of men.

"Here are these boards for instance. At the present rate of labor they can be put up for less than lath, or at least no more, and they save beside about 40% of my plaster coat. Still, there's my friend down the street, putting up a small hotel to replace one that was burned down a few months ago, and he is building it with wooden lath. When you consider that Duffy Plaster Boards cost less and make a better job than lath, you would not expect my neighbor to go back to inflammable lath again, would you? But there his firebox stands as a monument to what he calls his conservatism."

The J. P. Duffy Company has an extensive yard at 2d av, from 50th to 51st sts, Brooklyn, and also at Newtown Creek and Grand st. Their New York office is at 138th st and 4th av.

OLD CUSTOM HOUSE BEAUTIFIED.

—The large court which is included in the plans of the reconstruction of the old Custom House into the new home of the National City Bank will be faced with English size brick supplied by the Sayre & Fisher Company, 261 Broadway. About 75,000 will be required. The work is being done by the Fuller Construction Co. and the base of the court is beginning to take shape.

—Mr. J. J. Astor is improving the southeast corner of Broadway and 109th st with 1-sty stores. The whole block front was vacant. James McWalter, the builder, is laying the foundations.

PRICES CURRENT.

BRICK .- Conditions in the brick market are peculiar. Last week the demand took out a large number of cargoes, but this week few sales are being made. Small as the outgo is, the arrivals are no larger; so that the material is taken up as fast as it comes in. Rainy weather helped to make a stunted week.

Some sort of concerted effort, it is believed, is being made to regulate the shipment of brick to this market, and also to get a little larger return for the product, at least equal to the cost of production. Many manufacturers, though they have large quantities on hand, are not shipping. A few sales have been made at 50 to 75 cts. over last week's prices in some cases, as the makers of some of the choicest brands have put a price on their cargoes at less than which they will not release them. quotations are nominal.

A number of yards have started molding, ahead of the time generally agreed which was the 11th inst. Various yards along the river will not start up at all, on account of the poor state of the market.

The Haverstraw Times views the situation in this light:

"If the Times gets the story right, under the 'Gentlemen's Agreement,' as promulgated some time ago in Newburgh, molding was not to commence until about May 11. But lots of agreements are like maiden's promises, subject to revision, and now that a spirit of pessimism is abroad in the land and brick are selling at prices less than the cost of production to the manufacturers, from 75 cents to \$1.25 per M., the little fellows are at the mercy of the big manufacturers and will be compelled to fish or cut bait, as it

"Figuring rent at one dollar and with the scale of wages and the cost of supply that have prevailed for the last few years, it costs about six dollars to put one thousand brick on the dock, and vet the big land owners and those who particularly wanted the production reduced two years ago are willing to run their plants to the limit capacity and take their chances.

"With the rent question figured out, the land owners can make brick at the present prices, and gossip has it that a of the large manufacturers have contracts that will let them out whole, while the small men will have to take their chances.

"When the land owner has his contract completed or his shed filled, as the case may be, he is at liberty to quit, and in most instances these interests are amply able financially to fill their sheds, while with the others it is the reverse.

"This is a condition that is bringing the liveliest sort of dissension; dissension not only among those who participated the so-called 'Gentlemen's agreement,' but dissension among the army of employes. Wages have been curtailed in many instances in the loading and stowing of brick, and it is reasonable to suppose a curtailment is to follow in the production.'

BRICK,	Cargo L	ot.
Hudson River SelectedPer M.	8	
do Common do	5 00	-5 50
do Light hard do	4 00	
do Pale do		
New Jersey, Hard do		
	10.50	
Croton Point-Brown, f. o. b. do	12 50	
do Dark and red. do	12 50	
Fronts:		
Buffs, No. 1 (delivered at		
buildings)Per M	\$21 00	26 00
Greys, various shades & speckled		31 00
White, No. 1		30 00
White, No. 2		25 00
Old Gold	28 00	30 00
Enameled:		
English size	70 00	80 00
American size		70 00
Seconds, etc,,,	40 00	60 00
ресонца, есс,,,,,,,,,,,,,,	30 00	00 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	
American, No. 2	18 00 20 00
Paving Brick	

CEMENT.—Building operations cannot be said to have kept up the gains of some weeks back, and manufacturers and dealers are less optimistic. Few occurrences of the week have given any color or expression to the market that would favor a prediction of livelier times very soon. The disposition to build, the opportunity and the need, are all present, but the as yet unfavorable money market for building, on the whole, is seen to be the restraining influence. Quotations are unchanged.

Except for a few special brands, importations of foreign cements into this market during the present spell of cheap prices have almost ceased. "We haven't sold any foreign cement since January," said an importer, which sufficiently indicates the state of the general market for foreign cement. Among the few brands for which there is always a demand, however, are Dyckerhoff and German Alsen, which seem to be indispensable in this market as well as in other parts of the world, no matter what the state of the market may be.

The inventors of the molds-the steel molds—that will make the "poured concrete" dwelling a reality instead of a dream have not yet taken out their patents. Mr. Edison is still working on his models, and Mr. Hett's patents will not be issued for some weeks yet, are the answers inquirers receive. It is asserted for Mr. Hett that he has finished his molds, but is not ready to give public information regarding them. But he says it is actually possible to hoist concrete to the top of the house, dump it in there, until the liquid fills the molds, and have a completed dwelling in four days, except for the doors, window sash, hardware, interior painting, wiring, plumbing and heating. While he is not ready to give particulars to the world, he has stock and territorial rights to sell.

The molds under the Hett system are steel, made on a unit plan, and it is asserted that the molds can accommodate themselves to any kind of architecture. The cost of an eight-room house, in one piece, from basement to roof, would be about twelve hundred dollars for the The floors, chimneys, partitions, fireplaces and mantels, staircases, porches, outside steps and the roof are part and parcel of the shell, and all is steel-reinforced. The estimate for completing the dwelling is \$900. The figures given in detail by the promoters of the Hett system are as follows:

340 bbls.	Portland cement at \$1.60	8	544.00
240 yds.	sand at 60 cents		144.00
4 tons rei	nforcing steel at \$60		240.00
Labor of	24 men for 4 days at \$2.50		240.00
Labor of	removing molds		40.00
Total		0.1	202.03

The above figures represent the total cost of the house-shell. To complete it ready for occupancy we would need these things:

19 doors at \$3 each	\$57.00
12 windows for 1st and 2d floors at \$5 each	60.05
6 windows in basement at \$1.50 each	9.00
Hardware	30.00
Interior painting	75.00
Plumbing	350.00
Electric wiring and fixtures	112.00 250.00
Total	\$943 00
Add the cost of the house-shell	1,208.00

and we have a grand total of\$2,151.00 The claim is made that such a house cannot be constructed under any method now publicly known short of \$4,000. Cemanufacturers are curious to see a practical demonstration either by Mr. Hett or Mr. Edison,

The estimate figures are probably more true of the country in general than of New York City in particular. With a sample house finished builders and architects would be in position to estimate actual comparative costs between this and other constructions on the basis of equal cubical contents.

It need scarcely be added that should a really practical and comparatively inex-pensive method of 'pouring' concrete dwellings at less cost than by other means be forthcoming it would cause a building revolution in small places, and the call for cement would be stupendous. It is not disputed that the houses could be made to look very handsome, and the inventor says that the walls would be damp-proof.

CEMENT.

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	21 00 0	1 99
Alsen (American) Portland	1 48	
Vulcanite	1 53	
Trowel Portland	1 48	
Nazareth		
Dragon Portland	1 55	
Dyckerhoff (German) Portland	2 45	
Alsen (German) Portland	2 35	

IRON, STEEL, ETC.—The iron market continues extremely dull. The United States Steel Corporation during the last two weeks, it is understood, has been operating between 45 and 50 per cent. of its blast furnaces.

Bids for the structural steel for the Staten Island ferry pier were opened on Thursday. New school house work now to be taken up will call for considerable tonnage.

The contracts for fabricated steel taken by the American Bridge Company during April aggregated 18,000 tons, and the total for the month for all interests probably was somewhat over 40,000 tons, making April the best month of the year

Pipe works are doing less business. The only contract for pipe of any importance pending is for 17,000 ft. of 30-in. pipeabout 2,800 tons-for the Water and Gas Department of New York City, for delivery on 125th st, Borough of Manhat-The letting is to take place on May tan. 13.

Tin plate manufacturers report a heavy call for nearly all grades. Mills are running to capacity on rush orders, due to the approach of the canning season. Galvanized plates are also in good request, but black plates are still a little slow. Prices are \$3.89 for 100-pound coke plates f. o. b. New York and \$3.70 at Pittsburgh mills, with the independents quoting \$3.65.

Proposals will be received by the Board of Water Supply, City of New York, at its office, 299 Broadway, on May 12, construction of the Wallkill pressure tunnel, which is a section of the Catskill aqueduct. It is probable that the successful bidder will be a large purchaser of machinery.

Another new schedule of prices conductor pipe, eaves trough, etc., has just been sent to the jobbing trade, representing changes which affect Eastern territory mainly. On pipe the discount is 75 per cent. and on gutter 80 and 21/2 per cent. No quotations are given on ridge roll and formed valley for these territories, but it is expected that they will rule a little higher.

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 No. 2 Foundry x Jersey City	\$17 75 @ \$18 75
No. 2 Plain	17 25 18 25 16 75 17 75
Southern.	
No. 1 Foundry, steamship dock No. 2 Foundry, spot (nominal)	17 10 17 60 16 65 17 10
No. 3 Foundry	16 00 16 50
STRUCTURAL.	
Beams and Channels, 15-in. and under	1 98
Angles	1 86
TeesZees	1 86 1 96 1 86 1 96
BAR IRON FROM STORE (Na	
cation.)	Classin
ROUND AND SQUARE IRON.	\$2 00
1 to 1%base price 4 to % in. 2 to 2% ins.	1-10c extra 2-10c extra
2 to 2/8 ms	2-10c extra
FLAT IRON. 1½ to 4 in x% to 1 in., base price	2 00
1½ to 4x½x5-16 2 to 4 in.x15½ to 2 in. 4½ to 6 in.x11-16 to 1½ in	2-10c extra
4¼ to 6 in.x11-16 to 1½ in	5-10c extra 4-10c extra
	8 60 8 75 8 75 4 00
Norway Shapes Machinery Steel, Iron finish, base	2 10
Soft St'l Bars, base or ordy sizes Tool Steel, regular quality	7 00 2 10
Tool Steel, extra quality	13 00
SOFT STEEL SHEETS.	Tarage a tarage
¼ and heavier	2 55 2 65
No. 8	2 65
No. 8	2 50
No. 10	2.50
No. 14	2 55 2 60
No. 16	2 70
Cold Roll	R.G. cleaned— led. American.
No. 16 \$2 90 No. 18]	\$3 30
No. 20 5 2 95	3 40
No. 24 (3 35
No. 26 3 05	3 40
No. 27	8 45 3 50
NAILS.	
Wire Nails, small lots from store. Cut Nails, small lots from store.	0 2 40
RUSSIA, PLANISHED, ETC.	
Genuine Russia, according to as-	111/4@14
sortment, per lb	Oc; B, 9c, net
Metal Laths, per sq. yd	70 and 10%
SOLDERS.	Case. Open.
Half and Half	22 0 224
SPELTER.	
Ton lots	5¾ 6
TERNE PLATES.	
N.B.—The following prices are	for IC 20x28,
usually held at \$2 per box advan	ce for 8 to 10
lbs. coating and \$2.50 to \$3 adva	nce for 15 lb.
N.B.—The following prices are the rate for 14x20 being half as usually held at \$2 per box advan lbs. coating and \$2.50 to \$3 adva and upward. The following are basis quotations, and proper allowmade for special brands, small lot	vance must be
About 40-lb. coating	0 \$17 10
About 30-lb. coating	10 70 11 25
About 8-lb. coating, box	10 70 11 25
PIG LEAD.	
Ton lots	41/2 @ 43/4
Less	4% 5%
ZINC. Sheet cask lots per lh	71/6
Sheet, cask lotsper lb. Sheet, per lb.	879

LUMBER.—Current business in the wholesale market is without new features, beyond a s'owing down in orders for suburban work. Retail yards were pretty well stocked when spring opened, and it will take considerable outgo to make an impression.

Sharp competition in yellow pine with less business than the metropolitan trade has been accustomed to, has driven quotations down in many instances.

West Virginia spruce is being released by small shippers at from \$2 to \$3 less than a while ago, in the wholesale trade, and the spruce market in general is quite unsettled. Cypress is going out in a manner that is serving to steady the price list, and hemlock, after a long descent, is also more firmly held. Fop ar is in stronger demand also, under the influence of spring building in outlying sections

It was somewhat startling to learn that the price of lumber at shipping points advanced 49 per cent. on the average between 1899 and last year. This estimate, which was made by the Government, takes in all kinds of native wood, and not exclusively material for house building.

The present annual lumber cut of the United States approximates 40.000,000,-

feet, and the total mill value of the lumber, lath and shingles each year produced is not less than \$700,000,000. These figures give some idea of how vast is the lumber industry and how great is the demand for its products.

A glance at the kinds of lumber produced shows very clearly the passing of white pine and oak, one of the greatest softwood and the other the greatest hard-wood which the forest has ever grown. Since 1899 the cut of white pine has fallen off more than 40 per cent., while that of white oak has fallen off more than 36 per cent. To-day yellow pine leads all other woods in amount cut, while Douglas fir—and this will be a surprise to many-comes second. Since 1899 the cut of Douglas fir has increased 186 per cent. Louisiana is the foremost yellow pine State, with Texas, Mississippi and Arkansas following in order. Washington produces by far the greatest amount of Douglas fir.

The quotations given in this list are the whole-sale prices to the retail trade on well manufac-tured and graded stock, according to the inspec-tion rules at present obtaining. It is not practi-cable to give a line of retail quotations thor-oughly reliable, because terms of sale and other factors influence prices.

CDDIICE

1000	100	0								
2	inc	h	cargo	oes		 	.\$16	00	@ \$22	00
6	to	9	inch	cargo	es	 	. 18	00	19	50
10	to	12	inch	cargo	es	 	. 20	00	23	00

HEMLOCK.—Pa. Hemlock, f. o. b. New York. Base price, \$19 per M.

PINE, YELLOW-Long Leaf.

DJ Dail.		
Building orders, 12-in. & under.\$23	00 @	\$24 00
Building orders, 14-in. and up., 27	00	28 00
Yard orders, ordinary assort 23	00	
Ship stock, easy schedules 29	00	31 00
Ship stock, 40 ft. average 38	00	
Heart face siding, 1 and 14-in. 29	00	
1 in. wide boards, heart face 30	00	
1% and 1% 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. OFFICIAL LIST.

"A" or Clear Heart Face rift D

M & HBk 13-16 x 2½ counted				
1 v 3	\$50	00 @	\$52	00
"B" Rift DM & HBk 13-16 x 21/2			A. Contract	
counted 1 x 3	44	00	45	00
"A" Sap Rift DM & HBk 13-16				
x 21/2 counted 1 x 3	42	00	43	00
"B" Sap Rift DM & HBk 13-16				
I 246 counted 1 I 3	86	00	37	00
"A" Flat DM & HBk 13-16 x 21/2				
counted 1 x 3	28	00	29	00
"B" Flat DM & HBk 13-16 x 21/2				
counted 1 x 3	27	00	28	00
No. 1 Common DM & HBk 13-16				
x 2½ counted 1 x 3	20	00	22	00

WHITE PINE

(Rough or dressed.)
Good Uppers. 4-4, 5-4 and 6-4

000d Oppers, 4-4, 5-4 and 0-4	
per 1,000 feet\$90 00 @	\$93 00
Shelving, No. 11 x 10 in	50 50
Shelving, No 21 x 10 in. 37 00	39 50
Cutting up, 5-4, 6-4, 8-4, 1st 58 50	63 50
Cutting up, 5-4, 6-4, 8-4, 2ds 46 50	52 50
No. 2 Dressing Boards, 1x12 in. 44 00	
No. 1 barn boards, 8-in 36 00	37 50
10-in	36 00
12-in 46 00	
No 2 harn boards C in 24 00	47 50
No. 2 barn boards, 8-in 34 00	35 00
10-in 36 00	37 00
12-in 38 00	39 00
No. 3 barn boards, 8-in	32 00
10-in	34 00
12-in 34 00	35 00

HARDWOOD FLOORING-

K. D. Bored, End Matched or Butted, Hol. Bk. and Bundled.

13-16 Oak, 2, 21/4 and 21/4.

Clear quartered white oak	586	00
Select quarter-sawed white oak	49	00
Clear quartered red oak	76	00
Select quarter-sawed red oak	45	00
Clear Plain sawed white oak	59	00
Select P. S. white oak	19	00
Clear plain sawed red oak	50	00
Select P. S. red oak	40	00
Common oak, red and white	35	30
No. 2 Factory or common oak, red and		
white	93	00
	20	.,,

Plain Oak.		
4/ In 1st and 2ds\$49	00 @ \$55	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.\$7	50 per M.
GX	18 No.	1 Primes	or A's.	6	50 per M.
6 x	18 No	. 1 Red	Cedar	1 50	4 75

HARDWOOD.	
White Ash, 4/4 in., 1st and 2ds. 52 00	55 00
White Ash, Common 36 00	38 00
Brown Ash 38 00	38 00
Basswood 37 00	40 00
Basswood, Common 32 00	34 00
Red Birch 50 00	52 00
Red Birch, Common 30 00	
	33 00
White Birch Common 40 00	42 00
White Birch, Common 28 00	30 00
Channy 4/4 No	40 00
Cherry, 4/4, Nos. 1 and 2 93 00	
Cherry, Common	52 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	45 00
" 4/4 selects 49 00	
4/4 shop 30 00	
4/4 COMMON 25 (0)	
Elm 25 00	30 50
Hazel 35 00	50 00
Mahogany 60 00	90 00
Maple, 4/4, 1st and 2ds 30 00	32 00
Walnut, Nos. 1 and 2100 00	115 00
Walnut, Rejects 57 50	
Yellow Poplar, rough, 5/8, 1st	67 50
and 2de Sin and up	4= 00
and 2ds, 8-in. and up 42 00	45 00

PREVAILING PRICES ON ROUGH NORTH CAROLINA PINE.

F. O. B. Car or Vessel at Norfolk, Va.

No. 1. No. 2. No. 3. Box.

14/4 Edge, under 12

inches\$26 00 \$25 00 \$17 00 \$14 00

inches\$26	00	\$25	00	\$17 00	\$14	0
4/4 Wide Edge, over		4-0	00	41.00	фтт	0
12 inches 40	00	33	00			
	00		00	18 00	.:	
	00		00	19 00		
	00		00	20 00		
	00		00	21 00		
	00		00	23 00		
5/4 Edge under 12	00	OI	00	25 00	10	J
inches 29	00	27	00	18 00	15	a
5/4 Wide Edge, over	00	~.	00	10 00	10	v
	00	34	00			
	00		00	21 50		
	00		00	23 50		
6/4 Edge 32			00	19 00		
	00		00	22 00		
6/4 x 12 inches 41			00	24 00		
	00		00	19 00		
	00		00	23 00		
8/4 x 12 inches 42	00		00	25 00		
-, 12 menes 12	00	99	w	25 00	17	U
Red Heart Edge					011	^
Mill Culls, Edge			• • • •		.411	O
Red Heart and Mill Cull					. 10	0
Red Heart and Mill Cull	0,	10 :	nen	es	. 12	O
Red Heart and Mill Cull	0,	10 11	ach	es	. 13	0
Bark Strips, Nos. 1 and	S,	12 11	ncn	es	. 14	O
Bark String Poy	4				. 20	U
Bark Strips, Box		• • • •			. 10	0
minara -						

TERMS: Freight, Net Cash; Balance, 2% count on arrival of car, or net 30 days.

LIME .- To the lime dealer building operations do not seem to be gaining as much this week as in the middle of April. Brooklyn seems particularly dull, as 60% of the plasterers are idle. Lack of money for either purchasers or builders in small amounts is the underlying cause. Real estate interests feel that there is nothing to do but wait.

Quotations on standard limes continue at former prices, but we hear of some concessions by the smaller firms from terms which obtained when business was strong.

LIME

500 bbl. lots delivered to the trade in Greater New York.
Pennsylvania, common ...per bbl. 75 @ 80 85 85 Pennsylvania, common ... per bbl. 75 @ 80
State common, cargo rate ... 80 85
Rockland-Rockport, Com. ... 102
... 112
... 112
... 12
... 12
... 12
Select finish, per 350 lbs., net. ... 162
Terms for Rockland-Rockport lime, 2c. per barrel discount, net cash, ten days for 500 bbl. lets.
Add 25c. to above figures for yard rates.
Berkshire Finishing, large barrels, ... 150 1 02 1 42 LATH.

Eastern Spruce, slab......\$2 75 @ \$3 00

PAINTS, OILS, ETC.—Business these lines continues in moderate volume, but the tone of the market is fairly and former prices are still cursteady rent. For linseed oil prices are steady, but for turpentine they are tending down-

OILS, City Prices.		
Linseed Oil, raw, 5 bbl. lots do boiled	42	43
	43	44
PAINTS, Dry.		
Lead, red, American, in kegs		634
Litharge, American, in kegs		634
Ochre, French, dry	11/4	2
Venetian red, American	50	1 25
Venetian red, Eng., 100 lbs	1 15	1 60
Tuscan red	7	10
Oxide zinc, American	51/8	5%
Oxide zinc, French	81/2	10%
PAINTS IN OIL		
Lead, white, American, in oil:		
Lots of 500 lbs or over		6%
Lots less than 500 lbs		71/4
Lead English in oil	1014	103%
Blue, Chinese	36	46
Blue, Prussian	32	36
Blue, ultramarine	13	16
Brown, vandyke	11	14
Green, chrome,	12	16

BUILDING OPERATIONS.

Subway Bids.

Forty-two bids were opened on Friday for the construction of the Fourth Avenue Subway in Brooklyn. William Bradley & Son were the only bidders for all six sections, and for the pipe galleries along each section, for which separate bids were received. Their bid for the subway work alone was about \$18,000,000. The construction of pipe galleries will add about \$1,400,000 to the approximate total.

The Millard Construction Company bid on five of the six sections into which the work was divided. For sections 1, 2, 4, 5 and 6 approximately \$14,000,000 was bid, exclusive of pipe galleries.

S. Pearson & Son, Inc., bid on sections 1, 4, 5 and 6, their figures approximating \$12,000,000 for the four sections, exclusive of pipe galleries.

The contractors bidding included James P. Graham, William Bradley & Son, Borough Construction Company and Charles Cranford, Millard Construction Company, Rogers and Haggerty, the Cranford Company, S. Pearson & Son, Inc., Degnon Construction Company, Gore Engineering and Construction Company, Washington Construction Company, E. E. Smith Construction Company, Phoenix Construction Company, Tidewater Construction Company and Charles B. Bryson, Remington & Sherman Construction Company; the F. W. Carlin Construction Company and Westinghouse, Church, Kerr Company.

A G. Rechlin Plans Bazar for Atlantic City.

ATLANTIC CITY, N. J.-Architect A. G. Rechlin, 233 5th av, Manhattan, states that he is preparing plans for a semi-fireproof bazar, to be erected 100 ft. off the board walk between Viriginia and West Minstrel avs, Atlantic City, N. J. The building will measure 150x150 ft., and will be 60 ft. in height, with a dome 150 ft. high. The interior and exterior will be oriental, with gardens, fountains, balconies, tea rooms, reception rooms, and toilets, with an arcade in the centre of the building extending to the board walk. The equipment will contain elevators, steam heating and electric lighting. The cost will approximate \$80,000. Edward Magolier will be the manager, and Mr. Rechlin will have full charge of construction.

Large Hotel for Long Branch.

s LONG BRANCH.—Louis Korn and Maximilian Zipkes, associate architects, No. 353 5th av, Manhattan, are preparing plans for a 10-sty fireproof hotel to be erected on a plot 200x300 ft., opposite the once famous McCall mansion. The building will be equipped with all modern conveniences and a great many innovations, which will be the result of a lengthy research by the architects, will make the structure one of the best equipped seashore hotels. Among the attractions will be bowling alleys, billiard rooms, swimming pool, children's playroom, gymnasium, palmroom, roof garden, ballrooms, The cost will be about \$250,000. Architects will be ready for estimates about July 1. No contracts let.

New York Architects Plan Out-of-Town Buildings.

Architect Lewis Leining, Jr., of No. 703
Tremont av, Bronx, states that he is preparing preliminary sketches for a 10-sty office building, 100x110 ft., to be erected at Seattle, Wash. Architect J. H. Zeitner, 396 Broadway, has also been commissioned to design plans for four store and office buildings for S. H. Kress & Co., 396 Broadway, Manhattan, to be erected

at Enid, Oklohoma, McAlester, Oklohoma, Tampa, Fla., and Iola, Kan. The construction will be fireproof, of brick and stone, with gravel roofs, steam heating, electric wiring, sizes, 50x140, 50x100, 50x 150 ft

Alterations for Mr. Roome.

MADISON AV.—Plans were filed Monday with the Building Department for remodeling the 4-sty brownstone dwelling, No. 177 Madison av, 75 ft. south of 34th st, for business and bachelor apartment purposes for William J. Roome, the real estate agent, who has leased the building for a term of years. The ground floor will be made into a store, and the floor above will be occupied by Mr. Roome for his real estate business. The upper part will be fitted up for bachelor apartments. The improvements will cost \$20,000. P. F. Brogan is the architect.

Bids Wanted for Rutgers Place Bath.

RUTGERS PLACE.—The Libman Contracting Co., No. 1968 Broadway, is now taking figures on the following material required for the public bath to be erected at 5-7 Rutgers place, in strict accordance with plans and specifications by Bernstein & Bernstein, architects, No. 24 East 23rd st. Iron, sand and broken stone, shoring, fireproof blocks, fire brick and clay, terra cotta, front brick, bluestone and granite, marble and tile, plastering, kalameined trim, waterproofing and fireproofing.

Twelve-Story Building for West 26th St.

26TH ST.—Neville & Bagge, architects, 217 West 125th st, are preparing plans for John McCarthy, of 727 Broadway, for the erection of a 12-sty steel-construction store and loft building, to be situated on a plot 100×98.9 in the north side of 26th st, between Broadway and 6th av, Nos. 37 to 43 West 26th st, for the West Twenty-sixth Street Corporation. The structure is to be completed by Jan. 1, 1909.

Big Improvement for Lower West Side.

SULLIVAN ST.—Messrs. Robins & Oakman, 27 East 22d st, are making plans for the improvement of Nos. 172 to 188 Sullivan st and Nos 76 to 94 Macdougal st, with ten 6-sty flat buildings, 40x87 ft. each, with all improvements, to cost in the neighborhood of \$400,000. Five buildings will be erected on each street. The N. Low estate, of No. 208 Bleecker st, are the owners.

Large Concrete Contract.

LENOX AV.—The Dillman Fireproof Construction Co., 225 5th av, Manhattan, has just closed a large contract for concrete work on the car barns for the New York City R. R. Co. at Lenox av, 146th and 147th sts. John T. Brady & Co. are the general contractors. The Dillman Company will begin work at once, and are now receiving bids for material.

Bids Opened.

PLAINFIELD, N. J.—Alexander Milne, of Plainfield, deposited the lowest bid for the new police headquarters building which is to be erected here from plans prepared by Tracy & Swartwout, 244 5th av, Manhattan. Frank D. Randolph has charge for owners.

Bids were opened by the Board of Education Monday, May 4—No. 1: For installing additions and alterations to the heating and ventilating apparatus in Public School 35 and Public School 54, Brooklyn. Raisler Heating Co., Public School 35, \$10,170 (low bid). Public School 54, \$4,470 (low bid). Other bidders were:

John Hankin & Bro., E. Rutzler Co., Frank Dobson Co., Inc., William J. Olvany, James Curran Mfg. Co. No. 2: For installing electric equipment in new Public School 56, Queens. T. Frederick Jackson, Inc., \$6,240 (low bid). Other Commercial Construction bidders were: Co., Cowden & DeYoung, Peet & Powers, Griffin & Co., Reis & O'Donovan, Inc. No. For alterations and repairs to public schools-Julius Siegel, Public School 7, \$785 (low bid); Public School 34, \$762 (low bid). John C. Valentine, Public School 92, \$632 (low bid); J. M. Knopp Public School 62, \$1,684 (low bid). Duncan Stewart, Public School 71, \$1,024 (low bid): Charles Schultz, Public School 75. \$645 (low bid); August Wille, Jr., Public School 92, \$632 (low bid); J. M. Knopp, Public School 105, \$433 (low bid); Neptune B. Smyth, Public School 110, \$1,135 (low bid); J. M. Knopp, Public School 120, \$457 (low bid); W. C. Redlich, Public School 147, \$1,420 (low bid); S. Motta, Public School 177, \$545 (low bid); Neptune B. Smyth, Public School 188, \$1,097 (low bid).

Contracts Awarded.

MANHATTAN.—Hunt & Hunt, 28 East 21st st, have awarded to J. K. French, 41 Park row, contract for extensive alterations to the 3-sty dwelling No. 214 East 17th st, owned by Mary Opp, on premises.

MANHATTAN.—John Laimbeer, Jr., 103 Park av, has received the contract for enlarging the 4-sty residence, No. 43 West 39th st, owned by the Library Square Realty Co., 19 West 42nd st. The plans were prepared by Clarence Luce, 246 4th av.

MANHATTAN.—General contract for extensive changes and alterations to the residence No. 107 East 37th st, owned by Mrs. Robt. Sedgwick, has been awarded to Edmund D. Broderick, 1382 Lexington av. Architects, Renwick, Aspinwall & Tucker, 322 5th av.

MANHATTAN.—T. F. Scannell, 729 6th

MANHATTAN.—T. F. Scannell, 729 6th av, has received the plumbing contract on the 16-sty loft building which Phillip Braender, 143 West 125th st, will erect at the southwest corner of Broadway and 4th st, to cost \$1,000,000. Wm. C. Frohne, 38 East 21st st, architect.

MANHATTAN.— Brunswick-Balke-Collender Co., 29-35 West 32d st, has obtained the contract for improvements to the 3-sty hotel, northwest corner 4th av and 27th st, and the 3-sty store and dwelling northeast corner Bowery and 5th st, from plans by B. W. Berger & Son, Bible House.

MANHATTAN.—Geo. A. Fuller Co., Broadway and 23rd st, has the contract for partition alterations in the new Plaza Hotel, 58th to 59th sts, owned by the Plaza Operating Co., 111 Broadway. These changes will cost about \$20,000. H. J. Hardenbergh, 47 West 34th st, is the architect.

BRONXVILLE, N. Y.—Wilder & White, 5 East 42d st, Manhattan, have awarded the general contract to the Northeastern Construction Co., 225 5th av, for a 4-sty brick and stone administration building and two ward wings, 28x134 ft., at Bronxville, N. Y., for the Lawrence Hospital. Estimated cost, \$50,000.

MANHATTAN.—John T. Brady & Co., Park av and 41st st, has obtained the general contract for remodeling the office and loft building Nos. 573-579 11th av, owned by the Chas. E. Ellis Real Estate Co., 607 West 43d st. New steam heating, plumbing and electric wiring will be installed. The Quay Engineering Co., 1123 Broadway, prepared the plans, and

the National Cameraphone Co., 1161 Broadway, is the lessee. The Ellis Co. is composed of Chas. E. Ellis, 210 West 56th st, president; Wm. Green, 72 Macon st, Brooklyn, secretary, and Erwin R. Graves, of White Plains, treasurer.

Estimates Receivable.

By the Department of Public Charities, Monday, May 11, for laying new flooring and base throughout Cumberland St Hospital, Brooklyn.

For the construction of a field office building for division and section engineers in the employ of the Board of Water Supply in the town of Marbletown, Ulster County, N. Y.

By the Armory Board until 2 p. m., Monday, May 11, for alterations and improvements in the armory of the Second Company Signal Corps, N. G., N. Y., No. 801 Dean st, Brooklyn.

CANADA.—Architect and Engineer Geo. B. Allen, Hartford, Conn., wishes to receive bids for a freight elevator to be installed in the new plant being erected at Cornwall, Canada, for the Seth C. Nutter Brewery, Limited. The kind of power has not been definitely decided.

By the President of the Borough of Manhattan, Monday, May 11-No. 1: For repairing and maintaining sheet asphalt pavement in the Borough of Manhattan, together with work incidental thereto, upon streets included in the southern, central and northern sections, as enumerated in the contract.

By the Board of Water Supply, in the office of the Board, No. 299 Broadway, Tuesday, May 12, for the construction of the Wallkill pressure tunnel, being a portion of Wallkill Division of the Catskill aqueduct, crossing under the valley of the Wallkill River, in the towns of New Paltz and Gardiner, Ulster County, New York.

Lederle & Provost, 39-41 West 38th st, Manhattan, hydraulic engineers, are taking bids for furnishing of labor and materials required for constructing sewers, sewage disposal, rain water system, 25,000 gallon concrete reservoir, piping, hydrants, etc., on property of Geo. H. F. Schrader, Esq., "Caroline Rest," Hartsdale, N. Y. Plans, specifications and estimate blanks may be obtained at this office and must be returned with bids. All bids not submitted in prescribed form will be considered informal.

By the Superintendent of School Supplies, Monday, May 11-No. 1: For material and repairing gymnastic apparatus, swings, etc., for vacation playgrounds of the City of New York. No. 2: For installing electric equipment in addition to and alterations in Public School 24, on the southwest side of Beaver st, between Arion place and Belvidere st, Brooklyn. No. 3: For alterations, repairs, etc., for Public Schools 11, 26, 29, 32, 33, 45, 48, 51, 55, 67, 69, 87, 94, 127, 141, High School of Commerce and De Witt Clinton High School, Manhattan. No. 4: For the erection of outside iron stairs at Public Schools 51, 70, 73 and 84, Manhattan.

By the Commissioner of Water Supply, Gas and Electricity, Wednesday, May 13—No. 1: For relaying 20-in. and 12-in. water mains through Highway Bridge at Southern Boulevard and 142nd st, Bronx. No. 2: For laying water mains in 1st av, from 110th to 125th sts, and in 125th st, between 1st and 3rd avs. No. 3: For furnishing and delivering chemicals, etc., for laboratories. No. 4: For 6-in, inside screw gate valves and 32 tons of hydrant gate valve boxes and covers. No. 5: For mechanics' and contractors' tools, paints, oils, hardware, miscellaneous supplies, coal, coke, cord wood, lumber, etc. No. 6: Laying a 36-in. cast iron force main, together with all appurtenances complete, along Trotting Course lane and Myrtle av to Cypress av, Queens.

Bids will be received by the Department of Public Charities, Tuesday, May 12: No. 1—For tearing down and removal, excavation and masonry, steel and iron, roofing and metal work, carpentry, glazing, painting, hardware, and all other work (except electric, heating and plumbing work, gas and electric fixtures and fitting up) for the erection and entire completion of a day room for male inmates in connection with the Home for the Aged and Infirm, Blackwell's Island. No. 2-For electrical conduit, electric wiring and switchboard work, heating work, plumbing work, gas piping and all other work (except tearing down and removal, excavation and masonry, steel and iron, roofing and metal work, carpentry, gas and electric fixtures and fitting up) for the erection and entire completion of a day room for male inmates in connection with the Home for the Aged and Infirm, Blackwells Island. No. 3-Gas and electric fixtures and fitting up, and all other work (except tearing down and removal, excavation and masonry, steel and iron roofing and metal work, carpentry, and electric, heating and plumbing work) for the erection and entire completion of a day room for male inmates in connection with the Home for the Aged and Infirm, Blackwell's Island.

Apartments, Flats and Tenements.

MANHATTAN.-Max Muller, 115 Nassau st, is planning for \$7,000 worth of alterations to the 5-sty flat No. 16 Clinton st, owned by Albert Gordon, on premises.

MANHATTAN.—Gross & Kleinberger, Bible House, are preparing plans for changes to the 4-sty flat No. 202 East 108th st, owned by Pauline Goldsmith, 56

MANHATTAN.—Lewis Leining, 703 Tremont av, Bronx, is preparing plans for interior changes to the dwelling No. 270 East 10th st. Stores will be installed.

H. MANHATTAN.—J. Knubel, West 42d st, is planning for \$5,000 worth of alterations to the 5-sty flat No. 408 West 54th st, owned by Barbara Mertens, 440 West 152d st.

MANHATTAN .- Mrs. M. F. Schwind, 132 West 130th st, will make extensive interior changes to the 4-sty tenement No. 31 St. Mark's pl, to cost \$5,000. H. Regelmann, 133 7th st, architect.

MANHATTAN.—Chas. B. Meyers, Union sq, is preparing plans for a 6-sty tenement, 91.8x54.5x97.4 ft., for Morris Shidlovsky, 56 East 11th st, to be erected at Nos. 17-19 Catherine st, to cost \$55,-

BRISTOL, CONN .- D. L. Whittlesey has plans nearly completed for the new block to be erected on North Main st, by H. Rowe; 58x40 ft., three stories high, arranged for three stores and four tenements.

MANHATTAN.-Hogenauer & Wesslan Co., 137 West 130th st, will erect a \$45,000 flat building, 5-stys, 48x90.9 ft., at the corner of Fort Washington av and 177th st. H. Anderson, 138 East 22d st, is preparing the plans.

HARTFORD, CONN.-Architects Zunner & Sellew, Hartford, have plans nearly completed for the new store and tenement block to be erected on Bellevue st for I. H. Rivkin. Brick, with brownstone trim, tar and gravel roof, containing two tenements and one store.

JERSEY CITY, N. J.—Hyman Rosensohn, of Newark; is drawing plans for a brick building, 50x70, which will be erected at Nos. 219 and 221 New York av, by Harris Koplinsky. Mr. Rosensohn is also working on plans of two 8-family apartment houses that Daniel J. Murphy will erect at 33 and 69 Jackson av.

SOUTH 2ND ST, BROOKLYN.— Shampan & Shampan, 772 Broadway,

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Brooklyn, are preparing plans for a 5-sty and basement apartment house, 50x95 ft., for M. B. Evans, 839-841 Broadway, Brooklyn, to be erected on the north side of South 2nd st, 25 ft. west of Hooper st, Brooklyn. Architects will take the figures.

Banks.

MILBURN, N. J.—Architect W. L. Stoddart, 31 Union sq. Manhattan, has completed plans for a 3-sty bank building, 48x75 ft., at Milburn, N. J., for First National Bank.

PITTSFIELD, MASS.—Mowbray & Uffinger, 92 Liberty st, Manhattan, are preparing plans for a 4-sty bank and office building to be erected at Pittsfield, Mass. Estimated cost is \$100,000.

MANHATTAN .- Plans are now ready for the 14-sty bank and office building, 123.2x151.6 ft., which the Emigrant Industrial Savings Bank, 51 Chambers st, is about to erect at 43 to 51 Chambers st, at a cost of \$1,500,000. The facade in Chambers st will be of granite at the lower stories, and limestone above, and on Reade st the front will be of limestone and ornamental brick. The basement will be fitted up as a gymnasium, with bowling alleys and sitting room, the heating will be by steam, and four buildings will be demolished. Raymond F. have yet been awarded. Almirall, 51 Chambers st, is the archi-

Churches.

ROCHESTER, N. Y.—St. Andrew's Episcopal Church has acquired the vacant piece of property adjoining that on which is built the Nazareth house, which the church proposes to extend. Rev. Dr. James B. Thomas is rector.

SCHENECTADY, N. Y.—Browne & Lowe, Schenectady, N. Y., have received the general contract for the Trinity Methodist Episcopal Church and Sunday School, to be built on Brandywine and Eastern avs. George Kramer, 1 Madison av, Manhattan, is architect.

JERSEY CITY, N. J.—Resnick & Cohen, of Jersey City, have received the general contract to erect the new synagogue at 126 Sherman av for the Mt. Sinai congregation. Brick and stone, 1½-stys, 35x70 ft. Architect, Eugene Ciccarelli, 2d National Bank Building, Hoboken.

MERIDEN, CONN.—Excavating for the cellar of the new First Congregational Church, at Deer Hill av and West st, was commenced on Wednesday, May 6. The H. Wales Lines Co., of Meriden, is the successful bidder for the contract, and E. B. Moss is the company's general superintendent.

WATERTOWN, N. Y.—Local contractors have been invited to submit bids for the construction of the new edifice which the Asbury Methodist Episcopal Church is to erect on the Moffett property at the intersection of Park and Sterling sts. Rev. Charles L. Peck, of Asbury Park, is pastor.

NEW HAVEN, CONN.—Contractors are figuring plans of W. D. Johnson, Inc., for the new building to be erected on Grove st by the Open Hearth Mission. Brick 2-stys, 30x70 ft., with slate roof, galyanized iron cornices, steam heat, ornamental iron, gas and electric lights, shower baths, etc. The first story will be used for a chapel and the second for dormitory purposes.

Court Houses.

SCHOHARIE COUNTY. — Architect Oren Finch, of Schenectady, has drawn plans for a new court house for Schoharie County.

Dwellings.

BRIDGEPORT, CONN.—Contract for repairing the residence of Dr. J. C. Lynch on Myrtle av has been awarded to the S. W. Hubbell Building Co. The sub-contracts are not let.

BRONX.—Maximilian Zipkes, 353 5th av, is preparing plans for a 2-sty and basement private residence to be erected for Dr. Fazio, of 17th st and 2d av, on 215th st and White Plains road.

BRIDGEPORT, CONN.—Architects Meloy & Beckwith are drawing plans for a new house on Fairfield av for W. C. Anderson. It will be finished throughout in hard woods, mantels and fireplaces. The heating will be by hot water.

heating will be by hot water.

SUMMIT, N. J.—Mr. Phillip A. Van Wyck, of Morristown, N. J., will build a large residence on the property recently acquired from Judge Sampson, and has retained Augustus C. C. Marsh, of the firm of Marsh & Gette, 97 Nassau st, Manhattan, to prepare the plans.

NEWARK, N. J.—Architects Betts & Green, 192 Clinton av, Newark, N. J., are taking estimates on a new residence to be erected on Ballantine Parkway, Newark, N. J., for John H. Miller, Clinton av, Newark. Plans provide for a brick and stone building, 32x54.

ELBERON, N. J.—Contractors here are estimating on a new residence to cost \$25,000 to be built for M. J. Danenberg, of 20 New st, Manhattan. Plans call for wood and stucco exterior, 2½-stys, 52x 74 ft. Schwartz, Gross & Marcus, 347 5th av, Manhattan, are the architects.

EDGEWOOD, CONN.—Plans are being prepared by Architects Allen & Williams, of New Haven, for a home to be erected by George A. Maycock of the undertaking firm of Lewis & Maycock on Greist tract, where he has purchased a building site. Cost between \$10,000 and \$12,000.

NEW HAVEN, CONN. — Architect David Bloomfield, of Meriden, has completed plans for a bungalow at Stony Creek for Mrs. Charles Maderia, care of John W. Coe, of Meriden. Estimates will be made at once. In the living room there will be a large cobblestone fireplace.

WOODBURY FALLS, N. Y.—Charles E. Rushmore, a New York attorney, has broken ground for a handsome residence at Woodbury Falls. The construction will be of reinforced concrete, 30x130 ft. Four car loads of material have been received. It is expected the residence will be completed by Feb. 1, 1909. Cost, \$90,000.

MILFORD, CONN.—Architect Joseph A. O'Brien, Bridgeport, Conn., is drawing plans for two bungalows at Intervale, Milford, for M. T. I. Kerr, of Bridgeport. The houses will be 24x40 ft., and 28x37 ft., both two stories high, of wood, cobble stones and stucco, well finished and provided with several fireplaces. The owner will furnish the water supply.

MANHATTAN.—Plans are ready for the new city house to be built for Mrs. O. H. P. Belmont at the northeast corner of Madison av and 51st st. The building will front 80.04 ft. on the avenue and extend 30 ft. on 51st st, will be 4-stys, with a basement, with facades of brick with ornamental stucco, the design being of the Italian Renaissance type. The main entrance will be on the avenue. There will be a central foyer hall dividing the length of the building and a reception room and a dining room on the first story and a library and drawing room on the second floor. Messrs. Hunt & Hunt, 28 East 21st st, are the architects

Factories and Warehouses.

ELMIRA, N. Y.—Construction will be begun this fall on another building for the Kennedy Valve Mfg. Co., at Elmira.

LUDLOWVILLE, N. Y.—Contracts for rebuilding the International Salt Co.'s plant in Ludlowville have been let. The construction will be of brick and steel.

It was stated that two new pans would be built. The vacuum pans had been in use at the plant up to the time of the fire April 17 and it is proposed to enlarge the capacity of the plant.

HARTFORD, CONN.—Engineer George B. Allen is now receiving bids by invitation for the new factory to be erected in this city. The owner's name is withheld at present.

MANHATTAN.—No contracts have yet been let for the warehouse and office building to be built at No. 19 Beekman st for W. H. Whiting; Jas. B. Baker, 156 5th av, architect; brick, six stories, 44x 95.

MANHATTAN.—No contracts have yet been awarded for \$10,000 worth of improvements to the 9-sty factory, Nos. 445-447 West 30th st, for the Castle Realty Co., of which Louis Runkel, 451 West 30th st, is president, from plans by Geo. Fred. Pelham, 503 5th av.

SYRACUSE, N. Y.—A 6-sty brick cold storage building at South West and West Jefferson sts, with eighteen stores on the ground floor, has been planned for immediate construction at a cost of more than \$50,000. The site is owned by the Sweet Steel Co., the J. I. Case Threshing Machine Co., of Racine, Wis., and the Delaware, Lackawanna & Western Railroad Co. R. S. Mitchell, 224 Kirk block, Syracuse, is architect.

HARTFORD, CONN.—D. Tramonte has received the contract for mason work, W. E. Caulkins & Son, carpenter work, T. Oakes & Son plumbing, and the Rhode Island Elevator Co. electric elevator in connection with the new building to be erected by Beseman & Bostwick, the metal workers, on Hoadley pl, near Church st; brick, heavy mill construction, 40x87 ft, steam heat, electric lights, copper cornices, asphalt roof and heavy maple floors. Isaac A. Allen, Jr., is the architect.

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Halls and Clubs.

BRIDGEPORT, CONN.—Two local architects have submitted plans for rebuilding Germania Hall on Main st, for the Schwaebischer Maennerchor Society, It is expected that some definite action will be taken at once. M. F. Wieler, 1288 Main st, is chairman building committee.

POUGHKEEPSIE, N. Y.—Architects Jackson & Rosencrans, Union sq, Manhattan, are still taking figures on the Y. M. C. A. building to be erected at Poughkeepsie, N. Y. Cost, about \$100,000. A large swimming pool, auditorium with stage, billiard room, gymnasium, are features.

HARTFORD, CONN.—The building committee has selected plans of Andrews, Jaques & Rantoul, of Boston, for the proposed club house, to be erected by the Hartford Golf Club to replace the one recently destroyed by fire. It was also voted to award the contract for the building to Robert Porteus, of Hartford.

WESTPORT. CONN.—The following building committee has been appointed to secure plans for the proposed town hall building to be erected in this place: E. C. Smith, D. B. Bradley, Jr., Frederick Salmon, Robert W. Post, George P. Jennings, Harry I. Sherwood and M. H. Coley. It has been voted to purchase the Kemper property as a site for the building.

Hospitals and Asylums.

SYRACUSE, N. Y.—The purchase of a site for the City Tuberculosis Hospital is being carefully considered and will without doubt be made in the near future. Dr. C. Floyd Burroughs is in charge of the City Hospital.

PORT JERVIS, N. Y.—Ditmars & Brite, 111 5th av, Manhattan, let general contract to Campbell & Dempsey, Kingston, N. Y., for a 12-sty addition, 24x60 ft., to the asylum building, at Port Jervis, N. Y., for St. Mary's Asylum, to cost \$25,000.

BAYONNE, N. J.—Architect L. C. Holden, of 103 Park av, Manhattan, has completed plans for the erection of an addition to the Bayonne Hospital and Dispensary. The addition will be of brick and stone construction, three stories, 75x86; architectural and structural iron and steel, galvanized iron cornices and skylights, terra cotta fire proofing, poplar finish, composition floors, slag roof, steam heat and dumb waiters. The estimated cost is about \$35,000. Bids are all in and the awards will be made shortly.

Office and Loft Buildings.

MANHATTAN.—Mulliken & Moeller, 103 Park av, will prepare plans for a 12-sty store and office building to be erected at Nos. 149 and 151 West 36th st for Robt. S. Finney.

BRONX.—Maximilian Zipkes, No. 353 5th av, is preparing plans for a 1-sty brick store building to be erected at Park and Wendover avs for Louis Klebou, of 1572 Washington av, Bronx, to cost \$18,-000.

MANHATTAN.—Architects Whitfield & King, 160 5th av, are taking figures for improvements to the loft building No. 553 5th av, owned by the Owens estate. Alterations on this call for a 1-sty extension in the rear and an additional story.

MANHATTAN.—Francis H. Kimball, 71 Broadway, has awarded the general contract to Marc Eidlitz & Son, 489 5th av, for remodeling the 7-sty brick and stone loft building at Astor pl and Lafayette st for the O. B. Potter Trust, 71 Broadway.

MANHATTAN.—Clinton & Russell, 32 Nassau st, are préparing plans and will receive estimates soon for a 15-sty addition, 45x68x115 ft., to the bank and office building No. 63-65 Beaver st for Farmers Loan & Trust Co. Estimated cost is \$750,000.

MANHATTAN.—Sloane & Moller, 316 East 65th st, have obtained the carpenter work on the new 18-sty office and loft building which the Improved Property Holding Co., 341 5th av, is erecting at No. 505 5th av, from plans by Maynicke & Franke, 298 5th av.

NEWARK, N. J.—B. E. Stern, 7 West 38th st, Manhattan, has awarded a general contract to O. S. Parker Building Co., Newark, N. J., for the 3-sty store and office building, 26x150 ft., on Market and Washington sts, Newark, N. J., for J. Gumpel & Son, 533 8th av, Manhattan.

ELMIRA HEIGHTS, N. Y.—The business portion of Elmira Heights will be improved by the erection of a 3-sty brick building at Birchwood av and 14th st this summer. L. E. Ingersoll, the druggist, who conducts a store corner East 14th st and Oakwood av, closed a contract with J. C. Buckley and Samuel Gornee for a 3-sty pressed brick business block. Otis Dockstader of this city will be the architect. Work may be begun in the near future.

MANHATTAN.—Plans are now ready for the 11-sty office and loft building, 59 x90 ft., which the One Hundred and One Fifth Avenue Co., 101 West 42nd st, is soon to erect at Nos. 99 to 101 5th av, at a cost of \$300,000. No contracts have yet been awarded. Officers of the company are R. F. Easton, northeast corner Broadway and 101st st, president; J. L. Robertson, Bronxville, N. Y., secretary, and A. G. Pierce, 70 West 164th st, vice-president and treasurer. Messrs. Mulliken & Moeller, 103 Park av, are the architects.

Plans Wanted.

Competitive plans, specifications and designs for a \$50,000 dormitory, \$25,000 dining hall, \$35,000 electric light and power plant. Must be submitted before May 20. For particulars apply to D. M. Kimbrough, Oxford, Miss., Chairman Building Committee.

The Commissioners of Roads and Revenue of Glynn County, Ga., invite architects to submit plans and drawings for a jail for said county which shall cost not exceeding \$25,000, including architect's fees and superintendence. All persons submitting plans are requested to furnish detailed estimate of cost. Plans must be submitted by May 25. For further information address J. B. Wright, Chairman County Commissioners, or A. O. Townsend, Clerk, Brunswick, Ga.

The Board of Trustees of the Agricultural and Mechanical College will up to and including the 31st day of May receive for consideration competitive plans and specifications for the new Chapel and Academic Building, complete, including heating, plumbing, wiring and furnishings; said building and furnishings, when completed, to cost not exceeding \$100,000. The plans and specifications to be so drawn that the building, with heating, plumbing, wiring and furnishings, may be made ready for use and occupancy as a chapel building with a seating capacity of about fifteen hundred, upon the expenditure of \$65,000, and finally completed as per full plans and specifications for the additional sum of \$35,000. For further information apply to the undersigned, A. J. Moore, postoffice, Agricultural College, Miss.

Schools and Colleges.

TROY, N. Y.—Work on the new Powers school is well advanced and it is expected that the building will be ready for occupancy by fall.

BRIDGEPORT, CONN.—Architect E. G. Southey, Bridgeport, has been commissioned to draw plans for some changes to the Prospect st schoolhouse. New iron

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stairs will be built and there will be some new plumbing required.

HOBOKEN, N. J .- The Stevens High School at Castle Point will be enlarged with two 25-ft, wings to the present building. President of the institute is Alexander C. Humphrey; architects, Ludlow & Valentine, 1 East 27th st, Man-

HOBOKEN, N. J .- The masonry and carpentry contracts on the parochial school, Hoboken, N. J., have been awarded to the Jas. F. Connelly Const. Co. and Martin Hackett & Sons. Plans as prepared by Geo. C. Brokhaus, Hoboken, N. call for a brick building, four stories,

LE ROY, N. Y .- At a meeting of the Board of Education Friday, May 1, it was decided to call a special election of the taxpayers to vote on an appropriation for a new high school building. It is lieved that it will require about \$70,000 to erect the sort of building that will be needed.

(Continued on page 906.)

BUILDING NOTES.

Architects Delhi & Howard have moved from 229 Broadway to the Downing Bldg, 106 Fulton st.

Wm. R. Benedict, architect, has removed from 38 East 21st st to No. 1133 Broadway, room 1622.

Joseph Wolf, architect, has removed his office from 320 5th av to the Terminal Bldg, 103 Park av.

The John J. McGrath Plumbing Co., Inc., 158-164 West 27th st, has moved to No. 166 West 25th st.

W. S. Moore, architect, has moved from 1135 Broadway to the Day and Night Bank Bldg, care Bruce Price & De Sibour.

Messrs. R. W. Gibson and F. G. Stewart, architects, have moved from No. 176 William st to the Terminal Building, 103

Architect L. L. Bernard, formerly located in the Flatiron Bldg, has opened an office at 47-8 Lawton st, New Rochelle, N. Y., with Charles W. Wilder, a wellknown local architect.

The construction of the marble residence for Mr. Morris Schinasi, at the northeast corner of Riverside drive and 108th st, was going through the second story this week. It will be a handsome addition to the architecture of the Drive.

W. B. Bennett announces that he will conduct a commission business in building specialties and that he is prepared to estimate on fireproof doors, windows and interior finish. Mr. Bennett's present address is 1463 St. Mark's av, Brooklyn.

Samuel Chandler, for many years connected with the Cornell Iron Works, has been appointed contracting agent and New York representative of the Belmont Iron Works of Philadelphia, Pa., with offices at No. 1 West 34th st, Manhattan. Telephone, 342 38th.

Kalt & Zwerling, carpenters and general contractors, formerly located at Nos. 151-153 2nd av have removed their office to No. 71 East 97th st. They make a specialty of alteration work, and are prepared to furnish estimates upon request. Their new telephone number is 4356 79th st.

It has been estimated that if all the iron and steel entering into the construction of the new 5th av office building could be reduced to ordinary telegraph wire it would reach five times around the earth. As many as 2,085 structural columns will be used in the building, and about 141/2 miles of iron pipe will have to be installed to complete the heating system.

John La Spina, cut stone contractor, foot of East 108th st, has just taken into partnership his brother, Mr. Peter La Spina, and the firm name is now John La Spina & Bro. They are in good condition to take contracts for cut stone and execute same promptly. Their plant is run entirely by electricity, and the stone yard is covered, so that all work and material is protected from the elements. Among their recent contracts for which they have furnished cut stone are the 12th Ward Bank Building, 3d av and 106th st, and the Second Reformed Church, Hackensack, N. J.

The Wells Architectural Iron Company, 219-221 East 144th st, near Park av, has just completed a contract to furnish and install the ornamental iron and bronze work at the new offices for the Hamburg-American line at 45 Broadway. C. T. Wills (Inc.), general contractor, and R. L. Daus architect. The work by the Wells Company shows interesting specimens of a high-grade character, which are well worth inspection. Mr. James Wells, manager of the company, was formerly with the Jackson Architectural Iron Company, and more recently was a manager with the American Bridge Com-He has made a business connecpany. tion with the well known firm of James McKinney & Son, of Albany, where the principal work is executed.

A dinner was held on Tuesday evening. May 5, of the contractors, superintendents of construction and foremen, who have been connected in the erection of the new Singer Tower. The affair took place at Ye Old Chop House, No. 108 Cedar st, and many speeches were made in celebration of the building, which is now nearing completion. Among those present were: Architect of the building, Ernest Flagg; John J. Donavan, assistant superintendent of construction, acted as toastmaster; John Skillman, general superintendent of construction; F. P. Whiting, consulting engineer; Charles G. Armstrong, superintendent; H. P. Cram and Henry J. How-W. ell, associate superintendents; Warner, J. P. Butler and John D. Dordan, of the mason contracting firm of John P. Brady & Co.; William Boyle, of Milliken Brothers, and George Bartless, chief

ENAMELED BRICKS REQUIRE CARE. -Few products in construction circles demand and receive more care in the manufacture than enameled bricks. When such a commodity runs up to \$75 per thousand and is not worth 20 per cent. of this amount as a "second" the necessity of close attention is seen. Talking along this line Mr. Woodruff Smith, of the Sayre & Fisher Company, 261 Broadway, said:

"If any mistake is made in the manufacture of enamel bricks, they are almost valueless as 'seconds.' If there is the slightest flaw they are rejected, for such bricks run high and are used for places where only the finest can be used. As a result the greatest care is exercised in their preparation and final testing.

"'Seconds' are used in the better class of stables, in sub-cellars, in certain parts of garages, or in any place where their use is adaptable and where they are liable to get dirty. For such purposes they sell for about \$15 a thousand. This is quite a reduction from \$75 a thousand and shows the necessity of being careful in manufacturing them. protect ourselves." We do it to

-With its characteristic sense of the artistic the Atlas Portland Cement Company has issued a very handsome book descriptive of the qualities of the Atlas brand of cement. The illustrations, to show the use to which the cement has been put, are among the best seen in any catalogue of recent date. A copy can be had at the office of the company, 30 Broad st.

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.

Chambers st, Nos 43 to 51, 14-sty brk and stone bank and office building, 123.2x151.6, tile, tar and felt roof; cost, \$1,500,000; Emigrant Industrial Savings Bank, 51 Chambers st; ar't, Raymond F Almirall, 51 Chambers st.—161.

5th av, Nos 99 and 101, 11-sty brk and stone loft building, 59x90, slag roof; cost, \$300,000; 101 Fifth Avenue Co, 101 W 42d st; ar'ts, Mulliken & Moeller, 103 Park av.—159.

BETWEEN 14TH AND 59TH STREETS.

26th st, Nos 37 to 43 West, 12-sty brk and stone store and loft building, 100x90.4, slag roof; cost, \$400,000; The West Twenty-Sixth St Corporation, 725 Broadway; ar'ts, Neville & Bagge, 217 W 125th st.—164.

38th st, Nos 15-17 West, 12-sty brk and stone loft building, 56.3x 90.2, tile roof; cost ,\$150,000; Mary L Barbey, 4 E 39th st; ar'ts, Delano & Aldrich, 4 E 39th st.—165.

Madison av, No 477, 4-sty brk and stone dwelling, 30x80.4, tar and gravel roof; cost, \$95,000; Mrs O H P Belmont, 121 Madison av; ar'ts, Hunt & Hunt, 28 E 21st st.—163.

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

123d st, No 239 E, 6-sty brk and stone storage building, 251x92.11, slag roof; cost, \$25,000; Rosa Rosenfield, 112 Howard av, Brooklyn; ar't, J C Cocker, 103 East 125th st.—160.

NORTH OF 125TH STREET.

184th st, n s, 100 w St Nicholas av, three 5-sty brk and stone tenements, 41.8x86.11; total cost, \$150,000; Wm J Casey, 1953 7th av; ar'ts, Neville & Bagge, 217 w 125th st.—162.

BOROUGH OF THE BRONX.

Kappock st, w s, opp Johnson av, 2-sty and attic frame dwelling, peak shingle roof, 20x30; cost, \$4,000; David J Williams, Kappock st; ar'ts, Ahneman & Younkheere, 3320 Bailey av.—294.
165th st, n s, 75.96 w 3d av, 2-sty brk post office, 50x48; cost, \$10,000; Robt C Winters, 111 E 176th st; ar't, Michael J Garvin, 3307 3d av.—290.

000; Robt C Winters, 111 E 176th st; ar't, Michael J Garvin, 3307 3d av.—290.

168th st, Nos 618 and 620, 5-sty brk tenement, 61.6x77.11; cost, \$65,000; Max Cohen, 1185 Fulton av; ar'ts, Goldner & Goldberg, Westchester and Jackson avs.—297.

189th st, n w cor Belmont av, 4-sty brk tenement, 15x78.9; cost, \$20,000; Louis Norchese, 2500 Arthur av; ar'ts, Moore & Landsiedel, 148th st and 3d av.—298.

239th st, n s, 225 e Review pl, 3-sty frame club house, 57x35; cost, \$12,000; West Side Tennis Club. Percy S Hildreth, 135 Broadway, Pres; ar't, J Livingston Pell, 158 E 63d st.—289.

Acqueduct av, w s, 100 s Washington Bridge, 2½-sty frame dwelling, peak shingle roof, 21.4x43.4; cost, \$6,000; Wm H Gunnell, 312 W 20th st; ar't, J S Campbell, 976 Woodycrest av.—303.

Bailey av, e s, 195 n Heath av, 2½-sty frame dwelling, peak shingle roof, 20x55; cost, \$6,500; W J Dugaň, 21 Audubon av; ar't, A Ericson, 2885 Sedgwick av.—301.

Broadway, w s, 150 n 242d st, 1 forwig wheel, 61 st diameter; cost, \$500; James Thoms, 7 Washington Terrace, ow'r and ar't.—305.

305.

Broadway, w s, 200 n 242d st, 1 ferris wheel, 61 ft diameter; cost, \$3,500; Jas Thom, 7 Washington Terrace; lessee and ar't.—292.

Belmont av, e s, 100 s 179th st, four 3-sty brk tenements, 20x55; total cost, \$34,000; Rowland W Thomas, Tremont and Hughes avs; ar't, Chas S Clark, 709 Tremont av.—285.

Commonwealth av, e s, 75 n Merrill st, 2-sty frame dwelling, 22x54; cost, \$5,000; Maria Kugelman, Commonwealth av; ar't, H G Steinmetz, Bronx st and Tremont av.—287.

Grand Boulevard and Concourse, e s, 225 s 189th st, 3-sty brk dwelling, 25x36; cost, \$4,500; Frances Sullivan, 213 E 189th st; ar't, H S Baker, 258 E 138th st.—295.

Lyon av, s s, 50 w Parker av, three 2-sty frame dwellings, 21x52; total cost, \$15,000; S B Steinmetz, West Farms road and Bear Swamp road; ar't, H G Steinmetz, Bronx st and Tremont av.—288.

Matilda av, w s, 122.6 n 239th st, 2-sty brk store and dwelling, 19 x30; cost, \$2,500; Katie Weiss, Matilda av; ar't, J Melville Lawrence, Pleasantville.—299.

McGraw av, n s, 125 w Taylor av, 2-sty brk dwelling, 22x55.6; cost, \$4,500; Thomas A Murray, 124 E 87th st; ar't, Gross & Kleinberger, Bible House.—300.

Newman av, s e cor Paterson av, 1-sty frame boat house, 24x60; cost, \$250; Edw Hehre, 4195 3d av, ow'r and ar't.—286.

Stebbins av, w s, 188 s 170th st, five 4-sty brk tenements, 40x86.3; total cost, \$100,000; Henry Friedman, 171 Broadway; ar'ts, Bernstein & Bernstein, 24 E 23d st.—291.

Tremont av, n e cor Webster av, 3-sty brk stores, office and hotel, 32.0%x100; cost, \$35,000; Wm Sunke, 1340 Brook av; ar't, Chas Schaefer, Jr, 1 Madison av.—304.

Teller av, e s, 154 s 170th st, 3-sty brk dwelling, 25x53; cost, \$7,000; Caroline Asklow, 1243 Webster av; ar't, Franz Wolfgang, 535 E 177th st.—302.

Wallace av, e s, 230 n Barnett pl, 2-sty frame dwelling, 21x50; cost, \$5,000; Kate Hayes, 116 E 115th st. ar't Timothy, I Kelly, Morney

E 177th st.—302.

Wallace av, e s, 230 n Barnett pl, 2-sty frame dwelling, 21x50; cost, \$5,000; Kate Hayes, 116 E 115th st; ar't, Timothy J Kelly, Morris Park av.—293.

Zerega av, w s, 100 s Glebe av, 2-sty frame dwelling, 21x50; cost, \$4,600; Hugh Moffett, 303 Jefferson st; ar't, Thos F J Moffett, 705

Van Nest av.—306.

Long Island Sound, w s, 275 s Layton av, 1-sty frame lunch room, 25x35; cost, \$1,500; Frank Nowark, Fort Schuyler road; ar't, B Ebeling, West Farms road.—296.

ALTERATIONS.

BOROUGH OF MANHATTAN.

Bleecker st, No 280, windows, partitions, bake ovens, to 4-sty brk and stone store and tenement; cost, \$700; Annie E Pell, 119 E 36th st; ar'ts, B & J P Walther, 147 E 125th st.—882.
Centre st, No 80, new beams, columns, girders to 7-sty brk and stone store and factory; cost, \$500; A Dougherty, on premises; ar't, Chas B Meyers, 1 Union sq.—850.
Essex st, No 163, toilets, partitions, windows to 3-sty brk and stone tenement; cost, \$500; Hyman Shapiro, 163 Essex st; ar't, Harry Zlot, 230 Grand st.—853.
Hamilton pl, n e cor 136th st, 1-sty brk and stone rear extension, 24.11x48 to 3-sty brk and stone store and dwelling; cost, \$2,000; P J Healy, 136th st and Hamilton pl; ar'ts, Hedman & Schoen, 25 W 42d st.—863.
Hamilton st, No 32, toilets, partitions, to 3-sty brk and stone tenement and store; cost, \$600; Francesco Guarino, on premises; ar't, Chas E Reid, 105 E 14th st.—879.
Le Roy st, No 58, toilets, partitions, skylights, to 5-sty brk and stone tenement; cost, \$1,000; Chas Rouch, 19 North 10th av, Mt Vernon, N Y; ar't, A E Nast, 147 4th av.—847.
Market Slip, No 87, show windows, to 5-sty brk and stone dwelling; cost, \$1,000; I Jacobson, 60 E 107th st; ar't, O Reissmann, 30 1st st.—866.
Monroe st, No 96, toilets, partitions, windows, to 5-sty brk and stone

stone tenement; cost, \$1,000; Chas Rouch, 19 North 10th av, Mt Vernon, N Y; art, A E Nast, 147 4th av.—847.

Market Slip, No 87, show windows, to 5-sty brk and stone dwelling; cost, \$1,000; I Jacobson, 60 E 107th st; ar't, O Reissmann, 30 1st st.—866.

Monroe st, No 96, toilets, partitions, windows, to 5-sty brk and stone tenement; cost, \$500; J Solomon, 1235 51st st, Brooklyn; ar't, O Reissmann, 30 1st st.—878.

Ridge st, No 118, 5-sty brk and stone front extension, 21.10x49.7, reset floor beams, toilets, to 5-sty brk and stone loft building; cost, \$20,000; Lazarus Levy, 13 Catherine st; ar'ts, Sommerfeld & Steckler, 19 Union sq.—880.

4th st, No 229 E, partitions, show windows to 5-sty brk and stone tenement; cost, \$600; Greenman & Lorberbaum, 186 E 2d st; ar't, O Reissmann, 30 1st av.—860.

5th st, s, 200 w 1st av, new stairs to 4-sty brk and stone school; cost, \$2,900; City of New York, City Hall; ar't, C B J Snyder, 500 Park av.—858.

5th st, No 518 E, plumbing, tubs, sinks, windows, to 5-sty brk and stone tenement and stores; cost, \$2,000; Mrs Ray Goldstein, 1640 Madison av; ar't, M A Cantor, 1118 41st st, Brooklyn.—873.

7th st, No 47 East, toilets, partitions, windows, to 5-sty brk and stone tenement; cost, \$600; G Nagle, 171 3d av; ar't, O Reissmann, 30 1st st.—876.

17th st, No 214 E, add 1-sty to front of building, plumbing to 3-sty and basement brk and stone dwelling; cost, \$4,000; Mary Opp, 214 E 17th st, arts, Hunt & Hunt, 28 E 21st st.—855.

18th st, No 123 East, 2 and 4-sty brk and stone front and rear extensions, 21,9x31x2.11, partitions, toilets, to 3-sty brk and stone dwelling; cost, \$4,000; Anna M Pender, Park Ridge, N J; ar't, David Stone, Eible House.—840.

20th st, No 141 West, mezzanine floor to 6-sty brk and stone loft building; cost, \$75; Wm A Hall estate, 19 Front st; ar't, A G Thomson, 120 5th av.—842.

23d st, No 212 East, show windows, iron columns, to 5-sty brk and stone dwelling; cost, \$350; George Schultz, 242 E 23d st; ar't, Otto Strack, 214 E 23d st.—862.

24th st, No 36-44 We

4th av.—846.

42d st, Nos 15-21 West, 1-sty brk and stone rear extension, 41x47, partitions, windows, shaft, elevator, to four 5-sty brk and stone store and office buildings; cost, \$15,000; Walter J Salomon, 500 5th av; ar'ts, Hedman & Schoen, 25 W 42d st.—875.

43d st, No 246 W, show windows, iron stoop, to 3-sty brk and stone dwelling and store; cost, \$3,500; Flat Iron Realty Co, 220 Broadway; ar't, A G Rechlin, 233 5th av.—874.

43d st, Nos 148-150 East, piers, columns, girders, to 5-sty brk and stone stable and warehouse; cost, \$8,000; Charles & Co, 44 E 43d st; ar't, C W Romeyn, 55 Broadway.—835.

46th st, No 232 East, windows, partitions, skylights, to 5-sty brk and stone tenement; cost, \$1,500; Christian C Hang, 381 E 8th st; ar't, H Regelmann, 133 7th st,—848.

47th st, No 360 West, partitions, metal ceilings, windows, new front, toilets, to 4-sty brk and stone tenement; cost, \$500; Mary Quinlan, 352 W 117th st; ar't, Louis Falk, 2785 3d av.—851. 52d st, No 317 West, new stairs, to 4-sty brk and stone school; cost, \$3,000; City of New York, City Hall; ar't, C B J Snyder, 500 Park

\$3,000; City of New York, City Hall; ar't, C B J Snyder, 500 Park av.—859.

54th st, No 125 West, new stairs, to 4-sty brk and stone school; cost, \$3,000; City of New York, City Hall; ar't, C B J Snyder, 500 Park av.—844.

54th st, No 126 West, 1-sty brk and stone rear extension, 25x9.8, alter partitions, skylights, to 2-sty brk and stone stable and dwelling; cost, \$2,500; J T Pratt, 11 E 61st st; ar't, Wm B Tubby, 81 Fulton st.—881.

65th st, No 38 East, 5-sty brk and stone front extension, 20x7.9, alter front, to 4-sty brk and stone residence; cost, \$4,000; Goodhue Livingston, 527 5th av; ar'ts, Trowbridge & Livingston, 527 5th st, No 67 East, 2-sty brk and stone rear extension, 8x19, alter windows, to 4-sty brk and stone residence; cost, \$1,500; Mrs

7th st, No 67 East, 2-sty brk and stone rear extension, 8x19, alter windows, to 4-sty brk and stone residence; cost, \$1,500; Mrs Julia Benjamin, Garrisons, N Y; ar't, Chas A Rich, 320 5th av.—868.

30 st, No 123 East, alter foundation, partitions, alter front, to 3-sty brk and stone power house; cost, \$1,000; New York Edison Co. 55 Duane st; ar't, William Weissenberger, Jr, 55 Duane st. 3-. Co, 5. -861.

3-sty brk and stone power house; cost, \$1,000; New York Edison Co. 55 Duane st; ar't, William Weissenberger, Jr, 55 Duane st. —861.

Av B, No 55, new stairs, partitions, toilets, windows, to 3-sty brk and stone stores and dwelling; cost, \$2,000; E L Winthrop, 242 East Houston st; ar't, Schwartz & Gross, 347 5th av.—864.

Av B, No 198, toilets, partitions, to 4-sty brk and stone store and tenement; cost, \$250; B Weil, on premises; ar't, Oscar Lowinson, 18-20 E 42d st.—834.

Broadway, e s, bet 138th and 139th sts, erect new stack, alter chimney, to 4-sty brk and stone hospital for chronic invalids; cost, \$1,050; Montefiore Home, on premises; ar't, A M Feldman, 120 Liberty st.—857.

Bowery, n e cor 5th st, partitions, store fronts, to 3-sty brk and stone dwelling and store; cost, \$500; Geo R Schieffelin, 11 William st; ar'ts, B W Berger & Son, 121 Bible House.—138.

Madison av, No 177, partitions, windows, elevator shaft, iron columns, show windows, to 5-sty brk and stone office and apartment building; cost, \$10,000; Saml H Valentine, 44 E 57th st; ar't, P F Brogan, 119 E 23d st.—841.

Plaza, w s, 58th to 59th sts, rearrange partitions, to 18-tsy brk and stone hotel; cost, \$20,000; Plaza Operating Co, 111 Broadway; ar't, H J Hardenbergh, 47 W 34th st.—843.

Park av, n e cor 38th st, alter walls, to 4-sty brk and stone residence; cost, \$3,000; Barney Estate Co, 71 Broadway; ar'ts, Mc-Kim, Mead & White, 160 5th av.—871.

West End av, No 26, partitions, to 5-sty brk and stone tenement; cost, \$500; Leopold Hellinger, 71 E 90th st; ar't, Harry Zlot, 230 Grand st.—852.

1st av, No 2247, partitions, platform, to 4-sty brk and stone tenement; cost, \$500; New York Produce Exchange Bank, 10 Broadway; ar't, Gustave Galiani, 220 Broadway.—870.

2d av, n e cor 14th st, 1-sty brk and stone rear extension, 16.10x 10, partitions, store fronts, to 5-sty brk and stone tenement; cost, \$5,000; New York Produce Exchange Bank, 10 Broadway; ar't, J N Fennemore, 1233 2d av.—849.

2d av, No 1849, toilets, windows, to 5-sty brk and stone t

2d av, No 1449, tonets, cost, \$500; J Crystal, 63 E 118th st; art, 0 163...
st.—877.
3d av, No 1800, store front, to 4-sty brk and stone tenement; cost, \$800; J Mattison, 1978 3d av; ar't, 0 Reissmann, 30 1st st.—867.
4th av, n w cor 27th st, girders, columns, doors, store fronts, iron flap doors, to 3-sty brk and stone hotel; cost, \$1,200; Theophile Kick, 142 W 92d st; ar'ts, B W Berger & Son, 121 Bible House.—839.
5th av, s e cor 119th st, partitions, store fronts, to 5-sty brk and

—839.

5th av, s e cor 119th st, partitions, store fronts, to 5-sty brk and stone store and tenement; cost, \$5,000; Braverman & Geiger, 305 Grand st; ar't, Samuel Sass, 23 Park Row.—869.

5th av, No 1345, toilets, partitions, stairs, bake ovens, to 5-sty brk and stone store and tenement; cost, \$500; G Spielholz, 181 E Houston st; ar't, Herman Horenburger, 122 Bowery.—865.

7th av, No 586, erect sign, to 5-sty brk and stone store and tenement; cost, \$55; Patrick Burke, 586 7th av.—854.

11th av, Nos 573-579, windows, partitions, steam heating, plumbing, electric wiring, to 5-sty brk and stone office and loft building; cost, \$10,000; The Chas E Ellis Real Estate Co, 607 W 43d st; ar't, The Quay Engineering Co, 1123 Broadway.—856.

BOROUGH OF THE BRONX.

Amethyst st, w s, 100 n Morris Park av, new window, new partitions, to 2½-sty frame dwelling; cost, \$200; Louis Lavoli, on premises; a'rt, Timothy J Kelly, Morris Park av.—No 204.

Main st, e s, 26 n Grant av, new partitions, &c, to 2-sty frame store and dwelling; cost, \$500; Flora Jacobstadt, Main st and Frisby av; ar't, Henry Nordheim, Boston road and Tremont av.—203.

Ruskin st, s s, 107 e White Plains av, 2-sty frame extension, 20x24, and move 2-sty frame dwelling; cost, \$2,000; E Burlando, on premises; ar't, Henry Nordheim, Boston road and Tremont av.—

premises; ar't, Henry Nordheim, Boston road and Tremont av.—198.

Tiffany st, w s, 172.11½ n 167th st, 2-sty frame extension, 20x17.6, and move 2-sty frame dwelling; cost, \$2,000; Catherine S Hill, on premises; ar't, Harry T Howell, 149th st and 3d av.—202.

Arthur av, No 2419, change from peak to flat roof, 3-sty frame store and dwelling; cost, \$225; Orlando Ciprioni, on premises, ow'r and ar't.—209.

Belmont av, n w cor 177th st, new store front, new partitions, &c. to 2-sty frame store and dwelling; cost, \$550; P A Engelson, 1968 Hughes av; ar't, Franz Wolfgang, 535 E 177th st.—206.

Brook av, e s, 25 s 146th st, new exits, new partitions, &c, to 2-sty frame amusement hall; cost, \$800; J B Cowen, lessee, 142 W 64th st; ar't, John Hurley, 3160 3d av.—207.

Belmont av, w s, 100 s Tremont av, move 2-sty frame dwelling; cost, \$350; Wm A Wallas, 88 East End av; ar't, Chas S Clark, 445 Tremont av.—200.

Southern Boulevard, e s, 98 n Freeman st, 2-sty frame extension, 18x13, to 2-sty frame stores and dwelling; cost, \$800; A Trube, 911 Freeman st; ar't, Otto C Krauss, 2318 Newbold av.—199.

Taylor av, No 1630, two new bake ovens to 3-sty frame store and dwelling; cost, \$1,500; Mrs M Criseza, 299 E 107th st; ar't, Louis C Maurer, 22 E 21st st.—205.

3d av, No 2805, new store front, to 3-sty frame store and dwelling; cost, Wallenstein, 223 E 78th st. ar't, Otto Spannhake.

3d av, No 2805, new store front, to 3-sty frame store and dwelling; cost, \$300; I Wallenstein, 233 E 78th st; ar't, Otto Spannhake, 233 E 78th st.—208.

3d av, s w cor 144th st, new toilet, new partitions, &c, to 4-sty brk store and tenement; cost, \$150; Andrew Davey, 350 Greenwich st; ar't, Chas H Richter, 68 Broad st,—201.

REAL ESTATE



ESTATE AND BUILDING STATISTICS. REAL

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 ANI	THE BRONX.
CONVEYA	ANCES.
1908. May 1 to 7, inc.	1907. May 2 to 9, inc.
Total No. for Manhattan	Total No. for Manhattan No. with consideration 29 Amount involved \$1,824,607 Number nominal 374
Total No. Manhattan, Jan. 1 to date	1908. 1907. 3.590 5,551
No. with consideration, Manhattan, Jan. 1 to date Total Amt. Manhattan, Jan. 1 to date	\$12,821,973 \$20,738,875
1908.	1907.
May 1 to 7, inc. 166 No. with consideration 16 Amount involved \$131,950 Number nominal 150	May 2 to 9, inc. Total No. for The Bronx 275 No. with consideration. 31 Amount involved. \$105,675 Number nominal. 244
metal No The Propy Jon 1 to date	1908. 1907. 2.516 3.274
Total No., The Bronx, Jan. 1 to date Total Amt., The Bronx, Jan. 1 to date Total No. Manhattan and The	\$2,284,100 \$1,795,555
Bronx. Jan. 1 to date Total Amt. Manhattan and The	6,106 8,825
Bronx, Jan. 1 to date	\$15,106,073 \$22,533,930
Assessed Value	1908. 1907.
a W. — Jah Gonoldonotton	May 1 to 7, inc. May 2 to 9, inc.
Total No., with ConsiderationAmount Involved	\$1,060,950 \$1,824,607
Total No., Nominal Assessed Value	\$517,500 242 \$11,034,700 \$15,494,800
	241 403
Amount involved	\$12,821,973 \$20,738,375 \$9,797,700 \$12,894,100 2,349 5,148
Assessed Value "	\$179,341,700 \$224,136,700
MORTG	AGES.
MORTO	PAGES. 1907.
MORTG	1907. 1908. 1907. 1907. 1907. 1907. 1907. 1907. 1907. 1908. 1907. 1908. 1909. 19
MORTG	1907. 1908. 1907. 1907. 1907. 1907. 1907. 1907. 1907. 1908. 1907. 1908. 1909. 19
MORTG	HAGES. 1907. 1908. 1907. May 2 to 9, inc.— Bronx. 137 426 225 \$1,360,764 \$10,063,970 \$1,367,445 61 192 80 \$236,084 \$3,175,637 \$490,468
MORTG	HAGES. 1907. 1908. 1907. May 2 to 9, inc.— Bronx. 137 426 225 \$1,360,764 \$10,063,970 \$1,367,445 61 192 80 \$236,084 \$3,175,637 \$490,468
MORTG	HAGES. 1907. 1908. 1907. May 2 to 9, inc.— Bronx. 137 426 225 \$1,360,764 \$10,063,970 \$1,367,445 61 192 80 \$236,084 \$3,175,637 \$490,468
MORTG	#AGES, 998. 1907. 7, inc.— — May 2 to 9, inc.— Bronx. 137 426 225 \$1,360,764 \$10,063,970 \$1,367,445 61 192 80 \$236,084 \$3,175,637 \$490,468
MORTG	#AGES, 998. 1907. 7, inc.— — May 2 to 9, inc.— Bronx. 137 426 225 \$1,360,764 \$10,063,970 \$1,367,445 61 192 80 \$236,084 \$3,175,637 \$490,468
MORTG	#AGES, 998. 1907. 7, inc.—
MORTG Total number	#AGES, 998. 1907. 07, inc.—— May 2 to 9, inc.—— Bronx. Manhattan. Bronx. 137 426 225 \$1,360,764 \$10,063,970 \$1,367,445 61 192 80 \$236,084 \$3,175,637 \$490,463
MORTG	#AGES, 908. 1907. 0 7, inc.—
MORTG	### 1907. 19
MORTG	### 1907. 908. 7, inc.— May 2 to 9, inc.— Bronx. Manhattan. 225 \$1,360,764 \$10,063,970 \$1,367,445 61 192 80 \$236,084 \$3,175,637 \$490,463 42 13 55 \$466,630 \$927,200 \$105,950
MORTG	### 1907. 908. 1907. 7, inc.— Bronx. ### 137
MORTG	### 1907. 1908. 1907. 7, inc.
MORTG	### AGES, 1908. 7, inc.—
MORTG	### 1907. 1908. 1908. 1907. 7, inc.— Bronx. ### 137
MORTG	### 1907. 1908. 1908. 1907. 7, inc.— Bronx. ### 137
MORTG	### 1907. 908. 7, inc.— Bronx. ### 137 ### 1907. 137 ### 1426 \$1,360,764 \$10,063,970 61 \$225 \$1,360,764 \$3,175,637 \$490,463 \$42 \$13 \$490,463 \$42 \$13 \$490,500 \$105,950 \$115,000 \$105,950 \$115,000 \$105,950 \$115,000 \$105,950 \$115,000 \$105,950 \$115,000 \$105,950 \$115,000 \$105,950 \$115,000 \$105,950 \$114,055 \$1144,152 \$118,000 \$11907. \$118,000 \$11907. \$11908. \$11907. \$11
MORTG	### 1908. 908. 7, inc.— Bronx. ### 137 ### 126 \$1,360,764 \$10,063,970 \$1,367,445 61 192 \$25 \$3,360,84 \$3,175,637 \$490,468 *** *** *** *** *** *** ***

PROJECTED BUILDINGS.

1907.

fotal No. New Buildings:	May 2 to 8, Inc.	May 4 to 10, inc.
ManhattanThe Bronx	31	- 58
Grand total	40	94
Total Amt. New Buildings: Manhattan. The Brenx	\$2,820, 0 00 328,850	\$2,846,000 549,750
Grand Total	\$2,948.850	\$3,895,750
Tetal Amt. Alterations: Manhattan The Bronz.	\$170,030 9,875	\$476,260 12,900
Grand total	\$179,405	\$489,160
Total No. of New Buildings: Manhattan, Jan, 1 to date The Bronx, Jan 1 to date	176 464	380 744
Mahta-Bronx, Jan. 1 to date	640	1,124
Total Amt. New Buildings: Manhafian, Jan. 1 to date The Brook, Jan. 1 to date	\$19,063,036 4,300,870	\$31,402,410 8,504,925
Mnhtn-Bronx, Jan. 1 to date	\$23,363,906	\$39,907,335
Total Amt. Alterations:	\$4,998,117	\$8,117,023

BROOKLYN.

CONVEYANCE	RS.	
	1908.	1907.
Apri	130-May 6, inc.	May 2 to 8, inc.
Total number	761	980
No. with consideration	39	58
Amount involved	\$356,100	\$458,555
Number nominal	722	922
Total number of Conveyances.	122	022
Jan. 1 to date	9,308	12,740
Total amount of Conveyances,	9,303	12,740
rotal amount of Conveyances,	FO 695 MEG	60 446 958
Jan. 1 to date	\$9,835,752	\$9,448,357
Total No. of Conveyances for	0.000	0.004
April	2,000	3,604
Total Amt. of Conveyances for	01 100 011	
April	\$1,106,314	\$2,657,397
Total No. of Nominal Convey-		
ances for April	1,877	3,388
MORTGAGES.		
Total number	770	1,000
Amountinvolved	\$2,654,121	\$4,277,484
No. at 6%	560	526
Amount involved	\$1,686,7 03	\$1,499,518
No. at 534%	1	,
Amount involved	\$5,500	•••••
No. at 51/2%	137	291
Amount involved	\$605,798	\$1,908,915
No at 51%		1
Amount involved		\$4,250
No. at 5%	47	148
Amount involved.	\$186,020	\$725,456
mount involved.		2
Amount involved	*******	\$18,500
No. at 414%		ψ20,000
Amount involved		
No. at 4%	2	3
Amount involved	\$1,600	\$10,400
No. at 3%		
Amount involved		
No. without interest	28	29
Amount involved	\$168,500	\$110,400
Total number of Mortgages,	\$ 100,000	\$110,100
Jan. 1 to date	8,626	13,023
Total amount of Mortgages,	2,020	10,020
Jan.1 to date	\$30,890,637	\$60,063,496
Total No of Martgages for	\$30,030,037	*00,000,430
Total No. of Mertgages for	1,854	3,249
Most A total of Most concess for	1,001	0,240
Total Amt. of Mortgages for	\$6,798,503	\$14,395,100
April	\$0,790,900	214,339,100
PROJECTED BUI	LDINGS.	
N. of New Duildings	152	287
No. of New Buildings Estimated cost	\$1,063,405	\$1,796,565
Estimated cost	\$72,606	
Total Amount of Alterations	\$12,000	\$47,495
Total No. of New Buildings,	1 000	9 664
Jan. 1 to date	1,389	3,867
Total Amt. of New Buildings,	50 000 010	606 010 004
Jan. 1 to date	\$8,097,812	\$26,313,394
Total amount of Alterations,	61 650 411	61 010 000
Jan. 1 to date	\$1,672,411	\$1,910,632
Total No. of New Bldgs. for	900	1 000
April	339	1,363
Total Amt. of New Bldgs. for	67 500 400	00 FCF C.F
April	\$1,899,490	\$9,565,815

THE WEEK.

HILE the volume of business consummated was not quite so large as last week, still the showing made was gratifying. There is somewhat of a better feeling prevailing. The more conservative brokers adhere to the opinion that there will not be a large buying movement until after the election. This is a reasonable stand to take. In the past a falling off in business generally preceding every Presidential election has been noticed. This does not only apply to the real estate business, but the mercantile field as well. The argument put out by some is, why should 1908 be an exception? While this is probably true, still the actual value of property has not deteriorated. Those people with money to invest in realty will do well to look around and shop. There are bargains to be had. It may mean holding their purchase for a while, but if judgment is used in the selection of the parcel, before long a substantial profit can be obtained. This same argument applies to building. Houses can be constructed considerably less than was possible a couple of years ago. Anyone contemplating improving their present holdings will do well to look into carefully the current prices. There are a large number of buildings under consideration and many believe the fall will see a large movement in this quarter.

Among the sales of importance put through was that of the 12-sty commercial building, 114 to 116 West 27th st, 200 ft. west of 6th av. The sellers, the Felt Construction Co., have built and disposed of three buildings in this neighborhood. This present deal is said to have involved about \$400,000. was closed was across the street. Nos. 109 and 111 West 27th st was purchased by Michael Coleman, who then resold it to the Marmack Construction Co., with a building loan. This latter company contemplates the erection of an 11-sty and basement fireproof loft and store building. The 5-sty American basement dwelling, 18 East 82d st, an exceptionally well-built house, was also sold. This building was erected three or four years ago,

and is in splendid condition. It is stated that \$60,000 was spent on the interior decorations, which were executed by Baumgarten. This property has been held at \$200,000. The feature of the trading in Washington Heights was that the majority of parcels reported sold were improved. A few weeks ago the activity was almost wholly confined to large vacant corners, while at the present time there seems to be a good demand by investors for improved parcels. Five 3-sty dwellings, 554, 556, 560, 564 and 570 West 161st st, were disposed of to Henry Siebert, Jr. These houses were in the possession of the present seller less than a year. The sales put through in the Bronx not only included vacant property, but also plots improved with small one and two-family dwellings. The amount that changed hands was somewhat smaller than of late, undoubtedly owing to the number of vacant lots advertised for sale at auction.

Among the mortgages recorded was one given to the Bowery Savings Bank by John B. Russell, of Dobbs Ferry, N. Y., on the property, No. 180 Riverside drive, on the northeast corner of This property is 159.9x25x irregular. The mortgage is for \$200,000 and runs for five years at 5 per cent. The City Real Estate Co. loaned to Emanuel Doctor \$172,500 on the property, Nos. 3624 to 3630 Broadway, on the northeast corner of 149th st, 99.11x100. The due date and rate are as per bond. The Hanover Realty & Construction Co. borrowed from Charles A. Fisher \$88,000 for three years at five per cent on Nos. 133 and 135 Sherman av, each 40x150, located about 100 ft. west of Academy st, and also a similar amount from William W. Robinson on the property adjoining, located 180 ft. west of Academy st. The Sound Heights Corporation gave a mortgage to the Lawyers' Title Insurance Co. for \$350,000 for three years at five per cent on the property which comprises part of the farm of Abijah Hammond at Throgmorton's Neck; also the Whitestone Ferry dock at Throgg's Neck and a gore of land conveyed by Harrison & Ogden to Lorillard, Jr., and also lands under water. The Building & Engineering Co. secured a loan of \$540,000, due Nov. 1, 1910, at six per cent from K. Francis Coleman on the property 45 to 51 West 25th st, located 125 ft. east of 6th av, 100x98. This is in the form of a building loan.

THE AUCTION MARKET

HE principle event of the week was the offering of 246 lots known as the Wolfe estate by the Domestic Realty Co. This property is located in the Bronx, facing White Plains road, Boston av, Bronx Boulevard, Mace, Barker, Waring, Olinville avs and the Bronx Botanical Gardens and Park. They were put up for sale by Joseph P. Day. The terms of the sale were generous, seventy per cent of the purchase price being allowed to remain on mortgage at 5½ per cent for one, two or three years, at the option of the purchaser. Policies of title insurance were given free of cost to the buyers.

It is questionable whether the salesroom has held as large a gathering in a long time as was assembled when the sale opened. The northerly section of the tract was offered first. The lot known as No. 159, which is located 75 ft. west of Olinville av, brought \$1,150, the purchaser exercising the option of taking the adjoining lot on the east. The highest price of the day, \$2,500, was paid for the lot 25x100 at the southwest corner of White Plains road and Mace av. The lowest price paid was \$100 for the lot known as No. 247, located 75 ft. east of Olinville av. The old White Plains Road goes through this parcel and the title was not guaranteed, except to a small gore, which Mr. Day nicknamed the "watch-charm." Taken as a whole the prices obtained were considered exceedingly good. The total amount realized by the sale was \$202,315.

Next week will be a notable one for Bronx lots. On Monday, May 11, at the stand of Bryan L. Kennelly 41 lots and one 2-family dwelling on East 232d st will be offered. This property faces on Baychester av, Kingsbridge Road, Livingston st, East 232d st and Rose pl, Wakefield, and the northwest corner of 4th av and East 211th st, Williamsbridge.

On the following day at the stand of Joseph P. Day 369 lots with water front on the Bronx River will be put up for sale to the highest bidder. This property is sold by order of the Hunts Point Realty Co. These two offerings following so closely after that of the Wolfe Estate property will pretty well determine the feeling of the investing public toward property in this borough.

D. Phoenix Ingraham, of D. Phoenix Ingraham & Co., auctioneers, said: "The market is all right. To be sure it is not rampant, but still it is in a healthy condition. There are several reasons for the poor prices obtained at recent foreclosure sales. The loans in many cases are too large in the first instance; the size of many loans makes speculators hesitate before they are willing to undertake so large a contract. In many instances the buildings are in an unfinished state. Builders being unable to get their payments on the building loans, also experience difficulty in securing their permanent loans. It is well known that the percentage of people who purchase for cash is very small. In nearly every instance a mortgage is placed on the property disposed of. The tightness of this kind of money has driven many out of the market. There is, however, a ready sale for low-priced lots."

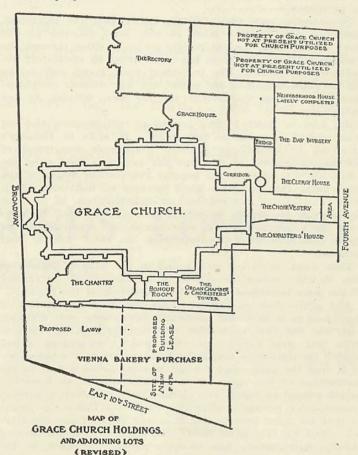
CHURCH TO IMPROVE HOLDING.

NORTHEAST CORNER OF BROADWAY AND 10TH ST SOON TO BE RAZED.

With the last day of April the lease expired on the northeast corner of Broadway and 10th st. This property has been occupied for a number of years by the Fleischmann Vienna Bakery. In 1904 Grace Church purchased this property for \$375,000. In the main there were two reasons for so doing (a) as a precaution against fire, of which the building now occupying the premises put the church in constant peril; and (b) as a safeguard against the erection of some commercial structure, such as would completely overshadow the church.

This property years ago belonged to the church. The vestry, however, disposed of it, stipulating that no building should be erected on the Broadway front of the lot. The repurchase of this holding by the church removes this easement. There is a small strip of land on this property which belongs to the Sailors Snug Harbor, and to which the church has a long-term lease.

There have been a number of plans suggested as how to improve this holding, but as yet no decision has been reached. The present structure is going to be razed and a lawn planted. This will be, however, only a temporary improvement. A blind wall will be built on the easterly side of the property, and it is proposed to cover it with vines.



In a parochial letter Dr. William R. Huntington, rector of Grace church, stated that it was his hope and desire that the following be done: "(1), to set apart the westerly portion of the land for some 50 ft. from Broadway as an extension of the present churchyard, fencing it uniformly with the rest of our frontage, and laying it with grass and shrubbery; and (2), erect upon the remaining and easterly portion an income-producing building facing 10th st, the rental of which would cover the interest upon the money needed for the construction of it. For the carrying out of the plan thus outlined the sum of \$250,000 would be required."

The Vienna Bakery is still occupying the corner, but is a tenant only from day to day. The company has rented the northwest corner of Broadway and 11th st, and will shortly move into its new quarters.

RELEASED FROM BANKRUPTCY.—An amicable arrangement has been reached between the creditors of the J. C. Lyons Building and Operating Co. and that concern. Judge Hough in the United States District Court gave permission for an order to be drawn and submitted to him which, if confirmed by the court, will release the firm from bankruptcy. Samuel Goldsticker, the real estate broker, E. Ritzma de Grove and Simon Soldin were the trustees of the bankrupt firm. They were represented by S. S. Menken, of Philban, Beekman & Menken, and L. D. Armstrong, of Garvan, Armstrong & Conger, appeared for the company. The adjustment provides that the creditors shall receive fifty per cent. in fifteen months and fifteen per cent. in two years, secured by notes. To this the creditors acquiesce. The estate of Ernest G. Stedman, who was vice-president of the company, and was killed by a subway train shortly after the failure, endorses the arrangement.

LAW DEPARTMENT

A DISAGREEABLE SITUATION.

To the Editor of the Record and Guide:

Will you kindly advise me through your valuable paper in regard to the following: A and B each have an equal interest in a house. B is desirous of selling his share. A will not consent to sell the house, or buy B's share, or sell his share to B. Are there any means, whether legal or fraudulent, by which B could compel A to take his share, or make any kind of a transaction by which he could sell the house other than by a partition sale?

PROTECTION.

Answer.—We know of no other legal means than a partition suit to end the disagreeable partnership in land. As to any "means fraudulent," we would refer our questioner to the records of the District Attorney's office.

"POLICE POWER AND THE PUBLIC HEALTH."

F OR years we have been wandering in uncertainty; on the one side wondering whither the golden path might lead; on the other, how the crushing of individual liberty for which the forefathers emigrated to America might in some fashion be prevented.

Commencing with the plausible theory that the individual, upon due compensation made to him, must sacrifice for the good of the whole, we had rapidly gotten in effect through the doctrine of Police Power to the point where by mandatory departmental regulation the individual must stand and deliver for the claimed good of the public, not only without compensation, but paying the freight for his own delivery to the executioner.

But how to justify? The growth of individualism had not been choked entirely, in fact either. In spite of Bellamy's "Looking Backward"—in spite of Tennyson's description of Nature, "so careful of the type she seems so careless of the single life"—in spite of the popular Procrustean theory of the labor union that one wage shall measure all individual effort, there was life in the old tree of individualism, in at least one branch, the fema'e branch, if we may so term. Womanhood was emerging from the side of man, and rapidly acquiring rights of individuality, intoxicating in their novelty and freedom.

Thus went on in the courts and in the halls of legislation this strange, anomalous course of proceeding—the strangling of the male individual freedom—the fostering of the female!

And again-how to justify! This line of double-dealing, if it may so be termed-not necessarily invidiously-was dividing, not only separating into diverse lines, but diverse lines that were rapidly spreading apart, threatening a bad tumble for legislative foundations and pillars of the law alike. It is true the courts had for the moment called a halt in the destruction of the rights of male individualism, as instanced in the refusal to justify the sacrifice of the individual without compensation for the good of the whole—the Union—by means of that far more efficient tool than any Police Law-the Boycott. But this was but a halt! And the growth of the favored fema'e individualism had likewise received a check in legislative refusal to require equal pay in the public school system to all women teachers as to male. But this, too, was but a halt. At any session Congress might relieve Labor from the decision of the Supreme Court, and a more gallant Governor restore the ladies to the proud position they have so long been seeking, of being just as good as the men they have so long been held superior to.

Then must the two conflicting points of view be brought face to face for logical justification—the destruction of the individual without compensation for the good of the race, if male; the destruction of the race for the good of the individual, if female!

Happily for Bel'amy, happily for Tennyson, and the other social evolutionists of a system by which everybody might be made happy at the expense of the nefarious rich, the check of the queen was lifted, and the logic of her treatment—in such direct conflict with that accorded the male individual made good, by the recent decision of the "Oregon" case in the Supreme Court of the United States putting her upon a shelf—the marked favoritism of the laws of individual protection (for fema'es) justified by classifying "her" by herself, on the score of the Public Health. In refusing her the right to labor for ten hours just like a man, the pill is sugared with "that class of society charged with the chief functions of race preservation must be surrounded with peculiar safeguards, and securely sheltered against risks and perils that the law permits men freely to incur in their daily affairs."

From now on the ladies will be protected out of their rights as individuals (for which they have so long fought, and for so long been favored a'ike by courts and legislatures) by the same shibboleth of "the Public Health," as will in turn be employed to club down the once prized rights of the male individual. And to close this requiem of the slaving, of the rights

of "individual" man (whether male or female), logically as well as legally, might paraphrase the closing words of a justly celebrated seeker after public favor, and the justificator of a somewhat similar sacrifice of the rights of an individual. "Better that [the rights of] one man should die, than that the nation suffer"—in its Public Health.

Henceforth the individual is dead—long live "Police Power," "Public Health" and the "Children of the State" (once known as "the People")—and the greatest of these (to confure with) shall be "Public Health!"

BILL REGULATING BRONX LEGAL SALES.

To the Editor of the Record and Guide:

The brokers and auctioneers of the Bronx call attention to the fact that both branches of the Legislature have passed this bill by an almost unanimous vote two years in succession, and are surprised to learn that the Manhattan auctioneers are again opposing it. The reason is obvious. They don't want it to become a law because it will divide the business which they have so long monopolized. They claim the present order of things should be continued, and cite the care with which the court prescribed the area in which the salesroom should be located, while it is very well known that certain political interests were largely instrumental in restricting the area so that the Vesey street room would have to be selected, as it was the only place large enough to let at that time.

Regarding the hardship and inconvenience claimed, it might as well be argued against Queens and Brooklyn, and legal sales in these boroughs abolished. There is really nothing in this claim, as the property in the Bronx does not interest the speculators who frequent the Manhattan salesroom, as is conclusively proven on page 830 of the Record and Guide of May 2. There were six Bronx properties sold under foreclosure during the past week, every one of them went to the plaintiffs, and on five of them deficiency judgments were entered against the mortgagors. This disposes of the claim that Manhattan business men in large numbers attend sales in Vesey street.

As to opposition by the attorneys, we know of none except what we read about, as the Bronx Bar Association has endorsed the measure, and many Manhattan attorneys have expressed themselves strongly in favor of the bill. The large loaning institutions would also be benefitted if this bill became a law, as most of them don't care to go into the real estate business and are now forced to buy every property foreclosed under the present arrangement, which has already had a marked effect, causing the Bronx to be discriminated against both in size of the loan and the rate of interest charged.

The Bronx builders and operators would be benefitted by being enabled to secure more liberal loans at lower interest if the sales under foreclosure produced more satisfactory results, and this would undoubtedly be the case if the sales were held in a more convenient location. As to many people wanting to attend sales in both boroughs on the same day, we would remind all interested that there are not many at any legal sale to-day unless it happens on a day when other sales are advertised.

The best place to sell real property under foreclosure is where the people understanding the conditions, advantages and values, can the most easily and quickly get to, and from the salesroom where the property is offered. The vicinity of 3d av and 149th st is the Hub of the Bronx, therefore the most convenient point to reach from all sections of the borough, and logically the best location for a salesroom in which to sell Bronx property under foreclosure. If this bill is signed by Governor Hughes, deficiency judgments will be practically eliminated from the Bronx.

GEO. PRICE,

(Chairman Legal Sales Committee Association of Bronx Real Estate Brokers.)

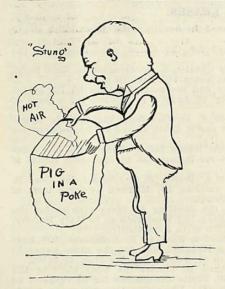
THE HAMILTON TREES.

The last of the famous group of trees supposed to have been planted by Alexander Hamilton has been felled. There has been considerable discussion from time to time as to whether or not these trees were actually planted by Hamilton. They did stand, however, on the old Hamilton farm.

These trees were located on the west side of Convent av, between 142d and 143d sts. The old homestead, which is still standing, is located a block to the south, on the opposite side of the avenue. It is now used as a school and stands adjoining St. Luke's Church. The small boys in the neighborhood have been reaping quite a harvest by selling pieces of these trees for souvenirs to passers-by, at prices ranging from 10 to 25 cents.

The property in this vicinity has one of the most binding restrictions of any in the city. Special permission had to be obtained when St. Luke's Church was built, and considerable difficulty was encountered when the Catholic church on the north side of 142d st was contemplated. The stone used in this building was carried from 23d st and 4th av, and was formerly part of the old American Academy of Design building.

—F. E. Barnes moved his 2 offices at 4th av and 25th st and 217 West 125th st to 11 West 28th st. Mr. Barnes was at the first named location for 29 years. The building is now being razed to make room for a building for the Provident Loan Society.



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We are determined that no one shall have occasion to find fault with the Real Estate Directory of 1908, and therefore are completely revising the geographical section, and verifying by personal call, every address in the vicinity of New York. Out of town addresses we are verifying by mail. We have added 45 members to our staff to do this work. This means value to you.

The Real Estate Directory is already the standard, and we are determined to make it as nearly accurate as is humanly possible.

THE REALTY RECORDS COMPANY

11 EAST 24th STREET

PRIVATE SALES MARKET

SOUTH OF 59TH STREET.

WALKER ST.—The McVickar Gaillard Realty Co. sold for Mrs. Louise E. Monnot, of Paris, France, the 5-sty and basement building 24 Walker st, 25x100, to Mr. Adolph Kronengold. This is the first transfer of this property since 1863.

Estate Sells Business Property.

WALKER ST.—Adolph Kronengold bought for a client from the estate of George Ponsett 24 Walker st, a 5-sty business building. This property has been held in the Ponsett family for 35 years.

Operating Company Sells.

18TH ST.—M. & L. Hess sold for the J. C. Lyons Building & Operating Co. to the Susquehanna Silk Works, of Paterson, N. J., the 11-sty and basement mercantile building 18-20-22 West 18th st, running through to and including 23-25-27 West 17th st, 75x184, for \$1,000,000, all cash over a mortgage of \$625,000.

Sells Mercantile Building.

27TH ST.—I. B. Wakeman sold for the Felt Construction Co. 114 and 116 West 27th st, a new 12-sty commercial structure, 43.9x 98.9. This house is located 200 ft. west of 6th av. This is the third building that this company has erected and sold in this vicinity. The sellers acquired this property on May 24, 1907, from Michael Coleman. At that time it was assessed at \$35,500. The present deal is said to have involved approximately \$400,000. It is understood there was a small element of trade in the transaction.

27TH ST.—S. B. Goodale & Son sold for Alfred Acker to Michael Coleman 109 and 111 West 27th st, two old houses, 40x98.9, 140 ft. west of 6th av, and have resold same to the Marmack Construction Co., with building loan for a 11-sty and basement fireproof loft building to be finished Jan. 1, 1909. Mr. Coleman sold this property to Mr. Acker on May 20, 1906. He repurchases at a substantial profit. Title will be taken May 20.

36TH ST.—Pease & Elliman sold for Mrs. Robert Sedgwick the 4-sty high-stoop private dwelling 129 East 36th st, between Park and Lexington avs, 20x74.6.

Adds to Holdings.

38TH ST.—S. B. Goodale & Son sold for Phoebe C. Martin the 4-sty dwelling, 245 West 38th st, 17.1x100, to the owners of 243 West 38th st, who now control a plot, 34.2x100.

West 38th st, who now control a plot, 34.2x100.

40TH ST.—J. Arthur Fischer sold for Maurice Warm the 5-sty English basement dwelling 226 West 40th st, 14x60x98.9.

46TH ST.—J. B. English sold for the Flatiron Realty Co. to a client 146 West 46th st, a 4-sty brownstone dwelling, 15x100.

49TH ST.—Wm. P. Jones & Son sold 320 West 49th st, a 5-sty, 22-family tenement, 25x89x100.5, for Mr. Peter L. Ughetta, executor of the estate of Giovanni B. Ughetta, to Dr. Philip G. Becker. Same brokers have also resold this property for Dr. Becker at a profit to Mr. John Wohltmann for investment.

PARK AV.—W. Emlen Roosevelt will shortly sell to a syndicate the northeast cor Park av and 54th st, 100.5x90. A co-operative apartment will be erected. The asking price was \$350,000. Edgar & Curtis were the brokers.

WEST BROADWAY.—I. B. Wakeman sold for Geo. H. Pigueron the 6-sty building, 40x71, at the northeast cor of West Broadway and Prince st. Other property was taken in part payment, the total considerations reaching \$250,000.

2D AV.—Benso Meltsner sold for R. Gibson 1959 2d av, southwest cor of 101st st, a 5-sty tenement, 25.10x90.

NORTH OF 59TH STREET.

78TH ST.—Ernest N. Adler sold for Hugo Prager to Joseph Hermann, 351 East 78th st, a 4-sty loft building with store, 25x73.1 irregular.

80TH ST.—Peter J. Shields sold 118 West 80th st, a 4-sty brown-stone dwelling, 17.8x102.2.

Handsome Dwelling Disposed Of.

Handsome Dwelling Disposed Of.

82D ST.—Henry D. Winans & May sold 18 East 82d st, a 5-sty American basement dwelling, 26x102.2. This house is exceptionally well built and has been erected only three or four years. Baumgarten decorated the house at a cost said to have been \$60,000. The depth of the building proper is 66 ft. There is a 4-sty extension running to the depth of the lot. It is located 119 ft. west of Madison av. The northwest cor of Madison av and 82d st, is vacant. McCafferty & Buckley were the builders. The selling price is reported to have been about \$200,000.

85TH ST.—Geo. R. Read & Co. sold for Mary P. Gage the two 5-sty flats 252 and 254 West 85th st, 80x102.2.

88TH ST.—Clifford N. Shurman sold for Moses Cohen, 56 West 88th st, a 4-sty dwelling, 19x100, to Henry B. Davis and Frederick V. Calder, who gave in trade the southwest cor Pleasant av and 117th st.

104th Street Dwelling Sold.

104TH ST.—Huston & Asinari sold for the Toch Realty Co. 255 West 104th st, a 4-sty and basement dwelling, 18x100.5, to Mary B. Williamson, wife of Dr. Henry C. Williamson. This property was held at \$30,000.

104TH ST.—The Toch Realty Co. sold 255 West 104th st, a 4-and basement stone front dwelling, 18x100.5, to Dr. Williamson.

Dwelling Disposed Of.

119TH ST.—Frederick Zittel sold for Gross & Herbener 32 East 119th st, a 3-sty dwelling, 15.8x100. This is one of the 4 houses on this block taken by the sellers from ex-Gov. Morton in trade for the block front on Broadway, between 140th and 141st sts.

Purchases 6-Story Apartment.

120TH ST.—Fred Brown bought from William Bettman 206 West 120th st, a 6-sty apartment house, 37.6x100. Leo Hess was the broker in the deal.

Harlem Flats Disposed Of.

133D ST.—Julia A. Whitehorne sold 119 and 121 West 133d st, two 5-sty flats, 46x99.11, to Aaron Simon.

MADISON AV.—Wm. V. Brokaw sold 717 Madison av, a 4-sty and basement stone front dwelling, 20x100, between 63d and 64th sts.

PARK AV.—Graham & Murphy sold 1845 and 1847 Park av, 2 and 3-sty buildings, 50x90, between 126th and 127th sts. This property was involved in a law suit with the Central Railroad on account of the viaduct built in front of the premises. This case was settled on April 2, 1907, to Thomas C. Edmonds & Co.

PLEASANT AV.—Clifford N. Shurman sold for Henry B. Davis and Frederick V. Calder the southwest cor of Pleasant av and 117th st, a 6-sty building, 35.8x100. In exchange Moses Cohen gave 56 West 88th st

West 88th st

WEST END AV.—E. B. H. Meyers as broker sold 609 West End av, a 4-sty and basement stone dwelling, 18x90, between 89th and 90th sts. This house is built to a depth of 55 feet. This property belonged to the estate of Emmeline W. Fitch, and was sold by her executor, Mr. Pennington Whitehead, of 50 Wall st.

1ST AV.—Benso Meltsner sold for Perlstein and Livingston to R. Gibson 1758 and 1760 1st av, adjoining the northeast cor of 91st st, two 5-sty tenements, 50x100.

Sells 2d Avenue Property.

2D AV.—Montgomery & Seitz sold for Mrs. Caroline Elkan and Bertha Levy 1114 2d av, adjoining the southeast cor of 59th st, a 5-sty tenement, 24.11x75, 25 ft. south of the entrance to the Blackwell's Island Bridge.

2D AV.—Samuel Rosenberg sold for a client to Adolph Miller 2099 2d av, a 5-sty tenement, with stores, 25x100.

5TH AV.—In part payment for 119 and 121 West 133d st, Aaron Simon gives to Julia A. Whitehorne 2163 5th av, a 5-sty flat, 24.11x90.

WASHINGTON HEIGHTS.

-The Rosenthal Construction Co. sold to George Cohen 523 West 134th st, a 5-sty apartment house now nearing completion, 48x100, one of a group known as Stanley Court.

138TH ST.—Clifford N. Shurman sold for the estate of Amanda De Witt 611 West 138th st, an American basement dwelling, 17x100, to Ira H. Bennett.

147TH ST.—Du Bois & Taylor sold for Saul and Elkin Deiches, to a client for occupancy, the 3-sty and basement limestone dwelling, 533 West 147th st, 16.8x99.11.

Buys Heights Apartment.

156TH ST.—Renton-Moore Co. sold 544 West 156th st, a 5-sty double flat for William Lubbert to Mrs. Anna E. Weiss. The total rents of this house are \$3,336. The price obtained was \$30,500. There is a first mortgage of \$14,000 and a second mortgage of \$10,000 on the premises.

Disposes of Heights Dwellings.

161ST ST.—Robert Ferguson, of Claremont av and 119th st, sold to Henry Siebert, Jr., the five 3-sty and basement limestone dwellings 554, 556, 560, 564 and 570 West 161st st. These houses were acquired by the present seller on June 28, 1907, from Rufus B. Cowing. These houses have a frontage of 16.6 each and are built to a depth of 50 ft. on a lot that is 99.11 in depth. An old lane called Maiden lane used to pass through this property, connecting Broadway with St. Nicholas av. There is a row of private houses opposite and a row of six 5-sty flats in the rear.

AMSTERDAM AV.—Max Marx sold the plot, 75x100, on the west side of Amsterdam av, 24.11 ft. south of 189th st, to John B. Berry, who will begin at once the erection of two 6-sty flats with stores. The northwest cor of 179th st and Wadsworth av was given in trade.

WADSWORTH AV.—John B. Berry sold the 5-sty apartment house at the northwest cor of Wadsworth av and 179th st, 50x100, to Max Marx, who gives in part payment the plot 75x100 on the west side of Amsterdam av, 24.11 ft. south of 189th st.

BRONX.

Investor Buys Vacant Realty.

BARTHOLDI ST .- Richard Dickson sold for Chas. M. Doolittle to Nellie Kavanaugh and to Antony Maccarone lot on the south side of Bartholdi st, about 236 ft. east of White Plains road, 25x132.

-Isaac Hattenbach sold to L. Curry 25x100 on Brigg st, BRIGG ST. Williamsbridge.

Williamsbridge.
FAILE ST.—The American Real Estate Co. sold another one of its new 2-family houses, 1027 Faile st, to E. P. Dunne, making twelve sold since February 1st.

MAGENTA ST.—A. Shatzkin & Sons sold to Salvatore Fusco 25x94 in the north side of Magenta st, 50 ft. east of Pine av.

133D ST.—Henry W. Fedden & Co. resold for a Mr. Duggan to a Mr. Velje for investment, 545 East 133d st, a 5-sty double flat, 25x100.

Sells Factory Property

144TH ST.—Smith & Phelps sold for Enoch C. Bell the factory property on the north side of 144th st, running through to 146th st, near Park Brewery, 107x202x irregular, to Mauritz F. Westergreen, who owns the property adjoining on the west. The purchaser contemplates erecting a new building on this property corresponding in general construction to the buildings recently put up by him on the adjoining plot adjoining plot.

Vacant Lots Sold.

211TH ST.—A. Shatzkin & Sons sold to Mr. Santora 50x94 in the south side of 211th st, 160 ft. west of Maple av.

223D ST.—Clifford N. Shurman sold for the Tri-Centennial Realty Co. a plot, 30x188, fronting on Eastchester road and 223d st.

Co. a plot, 30x188, fronting on Eastchester road and 223d st.

224TH ST.—Clifford N. Shurman sold for the Tri-Centennial Realty Co. to M. I. Boykin, 41x109, on East 224th st, east of Paulding av. Some property in Rye, N. Y., was given in trade.

226TH ST.—A. Shatzkin & Sons sold to James Riccio 50x109 in the south side of 226th st, 128 ft, east of Paulding av.

FOREST AV.—Reiter & Newman sold 1002 Forest av, a 3-sty single flat for J. Froelich to a Mr. Stoch.

LONGFELLOW AV.—J. J. Haggerty sold for S. and R. Magda the 3-family brick house, 1144 Longfellow av, 20x130, to H. Mergenthaler.

ST ANN'S AV.—J. Rosenblum & Co. sold for M. Kaufman to a Mr. Horn 433 and 435 St. Ann's av, a 6-sty tenement, 50×100 .

LEASES.

E. Osborne Smith & Co. leased the dwellings 610 West 179th st and 617 West 181st st.

J. H. Harlam & Co. leased for the Union Real Estate Co the dwelling 523 West 179th st.

Huberth & Gabel leased for Charles E. Brockington to Kate Bergmann the 3-sty and basement house 143 East 19th st.

Duross Co. leased the 3-sty and basement dwelling 65 7th av for John T. and Anna M. Downey to Andrew P. Dubben for a term of years

John J. O'Brien leased from A. de Verastegul the Oneonta apartment house, at the northwest cor of 125th st and St. Nicholas av for 21 years.

l years. Pisani Bros. ears. ani Bros. & Mangiavacchi leased for a client the 6-sty tene-91 and 95 Elizabeth st for 3 years at an aggregate rental of

Pisani Bros. & Mangiavacchi leased for a client the 6-sty tenement 91 and 95 Elizabeth st for 3 years at an aggregate rental of \$20,500.

Douglas Robinson, Charles S. Brown & Co. leased for Geo. D. Sherman the 5-sty business building 307 Madison av for a term of 10 years to Van Horn & Sawtell.

Van Vliet & Place rented the dwelling 43 West 11th st for the Dawson estate; also the dwelling 152 West 15th st to Mary Murphy, and the dwelling 248 West 12th st to John Reilly.

Mr. Adler leased for Bernard & Sack to S. J. Scherer 404 East 77th st, a 4-sty loft building 19.4x102, and for the same owner to Richard Wolrab 406 East 77th st, a 2-sty loft building, 19.4x102.

Folsom Bros. leased for Anna M. Pender the 4-sty building 123 East 18th st to the J. & J. W. Stolts Association for 15 years at an aggregate rental of about \$40,000. The association will make extensive alterations. sive alterations.

aggregate rental of about \$40,000. The association will make extensive alterations.

The Gross & Gross Co. leased the new American basement dwelling 51 West 52d st for Mrs. Louise C. Mohlman to a client for a term of years; also for Mrs. Fannie E. Hoertel the building 219 West 46th st, and for Mrs. Rose Weber the new building at 218 and 220 West 65th st.

J. Arthur Fischer leased to John Wesley Flint for S. Oppenheimer the 4-sty store building 873 6th av, 25x75, adjoining the northwest cor of 49th st, for a term of years. Mr. Flint, after making extensive alterations to the premises, will utilize the same for his business as electrical contractor and as a salesroom.

Ogden & Clarkson leased for the Pittsburgh Life & Trust Co. to Carl H. Schultz for a long term of years the building which the Pittsburgh company is erecting at 1129 Broadway. This property was acquired by the Pittsburgh company to protect the light of the St. James Building, of which they are the owners. This property was held at \$250,000.

Slawson & Hobbs rented the following dwellings: 325 West 82d st to M. A. McAnery, 300 West 99th st to Mrs. H. G. Bosh, 148 West 65th st to Y. Liell, 314 West 92d st to A. Grober, 243 West 102d st F. Wetthe, 338 Riverside Drive to Mrs. Howard, 269 West 70th st to R. E. Parker, 304 West 91st st to O. Howard, 159 West 88th st to I. A. McLoughlin, 235 West 71st st to J. A. Lindauer, 259 West 75th st to J. M. Dagon, and 876 St. Nicholas av to I. A. Kilner.

Albert B. Ashforth reports that a lease has been closed with the

Albert B. Ashforth reports that a lease has been closed with the well-known house of Henry Maillard, established in 1848, and located for the past 36 years under the old 5th Avenue Hotel, at the cor of 24th st and Broadway, of the large cor store and basement at the southwest cor of 35th st and 5th av, in the new Acker, Merrall & Condit Co. Building, where they expect to locate as soon as the building is completed. It is reported the rent paid will be \$75,000 annually.

annually.

Woodcock & Britt leased for Charles McManus's Sons the 4-sty brk building at 13 Charlton st to A. Grogan for a private residence; for estate of W. P. Woodcock, 2d, to Attilla Keene the 4-sty and basement brk building at 128 Lexington av for a private residence; for Fredrick Knuble to Richard J. McGuire the 3-sty and basement brk building at 257 West 11th st for a private residence; for Geo. J. Jeremiah to William O'Neil the 3-sty and basement brk building at 251 West 11th st for a private dwelling; for Burnett C. McIntyre to Marie L. Koehler the 3-sty and basement brk dwelling at 262 West 12th st for a private residence; for Louis Ott to Geo. B. Ritchie & Co. the 3-sty and basement buildings at 53-55-57 Ferry st, and for W. P. Wortendyke to Annie Miller the 3-sty and basement brk building at 287 West 12th st for a private residence.

SUBURBAN.

PLAINFIELD, N. J.—Edmund Rushmore sold to Ralph G. Morse, general manager of the E. I. Du Pont Powder Co., the residence at the cor. of Hillside and Putnam avs, Plainfield, N. J., for \$7,200.

MT. VERNON, N. Y.—E. Nelson Ehrhart sold for the E. P. Fuller estate the business property 16 and 18 South 4th st, Mount Vernon; also for Chas. H. Mapes his residence at 78 Fisher av to Charles R. Townson, of Phila. Mr. Ehrhart has also sold for C. V. Kerr his farm of 110 acres at Carmel, Westchester County.

RIDGEWOOD, N. J.—The Ridgewood Development and Construction Co. sold to the A. H. Mattox Realty Co. the Glen Rock. Co.'s property, consisting of 105 acres, at Ridgewood, N. J. The plan is to develop the tract on a large scale and to build houses for the great number of people who are looking for them in New Jersey.

Romaine C. Nichols & Co. sold for ex-Senator S. S. Childs, of New Jersey, to John F. Degener 20 acres of land at Bernardsville, N. J., on Childs av, adjoining and to the west of the residence of the former Senator. The property has a large frontage on Childs av and extends back to the Old Army road. The purchaser will begin at once the erection of a handsome residence for his own occupancy.

RYE, N. Y.—Harold Strebeigh, of the office of Bloodgood & Gilbert, made the following deals at Rye, N. Y.: For Stuyvesant Wainwrighthe sold a plot of about 2 acres adjoining the links of the Apawamis Golf Club to R. W. Pressprich, who will immediately improve the property with a handsome residence; also sold 2½ acres on Forest av to John A. Billington for subdivision; rented for A. C. Gwynne his cottage on Milton road for 1 year to H. D. Montgomery; rented for H. Livingston Center his house on Kirby av for the season to Waldron Williams; rented for Clara A. M. Greer cottages in Rye Park to Arthur E. Willauer, C. H. Randebrock and Louis B. Rolston.

BAR HARBOR, ME.—Mr. Walter G. Ladd, of Bernardsville, N. J., has purchased 6 acres of the most desirable land on Frenchman's Bay, Bar Harbor, Me., with house and stable the

STATEN ISLAND.

RICHMOND AV.—George Jacobs bought from Miss Jeanette Dupre lot on the south side of Richmond av, 25 ft. west of Ocean av, Borough of Richmond.

TOMPKINS AV.—Cornelius G, Kolff sold for hte J. W. Davis estate the so-called Barton residence on Tompkins av, between Hamilton av and Wall st, St. George, S. I. The property has a frontage of 75 ft. on Tompkins av and runs through to Carroll pl. SOUTH NEW YORK.—Wood, Harmon & Co. sold a large house on a plot 120x200 on Aymer and Bristol avs, South New York, S. I., to I. A. Starr; also to A. Ludwig a lot on Richmond turnpike; to C. Lunner 2 lots on Bristol av; to C. Carlson 2 lots on Northern Boulevard, and to H. Mehring 3 lots on Tremont av. Staten Island operations on a large scale will soon be resumed by this firm.

UNCLASSIFIED SALES.

The total number of sales reported is 52, of which 15 were below 59th st, 24 above, and 13 in the Bronx. The sales reported for the corresponding week last year were 138, of which 54 were below 59th st, 47 above, and 37 in the Bronx.

The total number of mortgages recorded for Manhattan this

week were 248, as against 185 last week, and in the Bronx 137, as against 157 last week. The total amount involved is \$6,893,642, as against \$60,354,374 last week.

The amount involved in the auction sales this week was \$1,235,572, and since January 1, \$18,167,775. Last year the total for the week was \$535,750, and from January 1, \$18,103,494.

27TH ST.—The Prudential Real Estate Corporation sold 150 West 27th st, 3-sty front and rear buildings, 21.2x98.9.

57TH ST.—Pease & Elliman sold for Mrs. Selina A. C. B. Kerr East 57th st, a 4-sty high-stoop brownstone dwelling, 18x100.5, djoining the Reformed Church building, at the northeast cor of Madison av.

114TH ST.-G. Tuoti & Co. sold for G. Ternini 81 East 114th st, a 5-sty flat, 25x100.11.

INCOME FROM IMPROVED BUSINESS PROPERTY

What net income do holders of improved business properties in other cities than New York receive? The Seattle Real Estate Association, in a pamphlet published by them, give the following figures:

The owners of business properties in Atlanta receive 5 per cent; Baltimore, 6; Boston, 4; Buffalo, 4; Chattanooga, 8; Chicago, 6; Cincinnati, 10; Columbus, 8; Dallas, 6; Denver, 6; Des Moines, 6; Detroit, 6; Duluth, 8; Grand Rapids, 5; Indianapolis, 8; Jersey City, 8; Kansas City, 7; Louisville, 5; Lowell, 6; Lynn, 6; Memphis, 6; Milwaukee, 7; Minneapolis, 7; Nashville, 6; Omaha, 12; Philadelphia, 7; Pittsburgh, 5; Portland, 6; Providence, 4; Reading, 6; Richmond, 5; Rochester, 10; San Francisco, 5 (before fire); Savannah, 12; Scranton, 6; Seattle, 8; Spokane, 7; St. Joseph, 10; St. Louis, 5; St. Paul, 8; Tacoma, 8; Toledo, 5; Vancouver, 8; Wilmington, 6; Winnepeg, 8; Worcester, 5.

These figures give food for thought to prospective investors, in realty, of this class. When looking over the comparative prices, it would be well to remember that nowhere in the world is there as ready a market as in New York. Every day it is apparent that this view of the matter is growing, for outside capital is pouring into this city. The ideal security to have is one that is safe, which returns a good interest on the investment and for which there is a demand. Should you desire to convert an investment into cash, it ought to be of such a nature that a fair price for it can be obtained.

AN EXPENSIVE PROCEEDING.

It is declared by property owners in the Bronx that the awards for the enlargement of Bronx Park are larger than they should be. The total award of the Commissioners for less than five-sixths of the property is \$603,875.35. No less than \$150,000 more will be paid for the remainder, so that by the time the entire matter is closed up the total cost will have footed up something like three-quarters of a million dollars. Condemnation proceedings for the property were instituted in December, It is asserted that immediately upon the passage of the favorable resolution by the Board of Estimate "somebody got busy," and before residents in that zone fully understood the situation title to a large portion of the tract changed ownership. The outcome of the situation will be watched with interest.

WESTCHESTER R. R. CASE ARGUED.—An appeal from the order confirming the report of the commissioners in condemnation proceedings for the New York, Westchester and Boston Railroad has been argued before the Appellate Division. The principal question is whether the New York, Westchester & Boston Railway Company is a corporation, the defendants claiming that it was never organized according to law and never acquired the franchises and powers of a railroad corporation, and that if it ever was lawfully organized or acquired such powers the corporate existence and powers have ceased and terminated, and that it has not now the capacity or power to maintain condemnation proceedings. Decision reserved. Charles Gibson Bennett for appellants; Wm. B. Hornblower and J. Tredwell Richards for respondents.

URGE IMMEDIATE ACTION.

MASS MEETING was held at Lyric Hall on Wednesday evening to urge the extension of 6th and 7th avs. and the widening of Varick st to Franklin st and West Broadway. The chief subject, though, was the matter of extending the 7th avenue subway to the Bronx, a matter of high importance to owners of property and residents of the West Side.

Much plain langauge was indulged in by those prominent in the gathering, and resolutions were adopted calling for the immediate construction of a four-track subway, beginning at the Battery and running under Greenwich st and West Broadway to Franklin st, thence under Varick st and the proposed extension of 7th av and the present 7th av, to 7th av and 59th st, and through Central Park West, 8th av and Jerome av, as laid out and approved by the authorities.

Many of those who attended the meeting represented real estate interests along 7th av and lower 6th av who are anxious that there be no delay in carrying out the improvements.

"If the construction of the 7th avenue subway is delayed until after the Pennsylvania tunnel is in operation," said ex-Borough President Cantor in a characteristic address, "the police will not be able to handle the crowd."

The chairman of the meeting was Hon. Daniel Daly, and the secretary, Michael J. Joyce.

A MEMORABLE OCCASION.

At the banquet of the New Jersey-New York Real Estate Exchange given in honor of the Hudson tunnel builders on Saturday night, Governor Fort expressed surprise at the large number of Jerseyites engaged in selling real estate. "I knew there were many real estate dealers in New Jersey," said the Governor, "but I never knew before that so near the entire population of the State was engaged in selling realty."

Much credit is due President Otto Kempner for the success of the dinner, and it is the consensus of opinion that the occasion has done much toward amalgamating a stronger tie of friendship and business interests between New York and New Jersey real estate dealers than existed before.

ESTATE REAL NOTES

I. Fragner moved his real estate office from 60 Liberty st to 95 Liberty st.

William F. Koch, real estate broker, has removed his office to 170 Broadway, room 1317.

Thomas T. Hopper has moved his offices to the Marbridge Bldg, Broadway and 34th st.

William B. Hogan announces that he has moved his real estate office to 367 West 125th st.

Simon C. Bernstein, real estate operator, removed his office from 71 Nassau st to 170 Broadway.

N. L. & L. Ottinger have moved their office to the 7th floor in the Bank of Commerce Bldg, 31 Nassau st.

Kittenplan & Rubinger, builders and real estate operators, have removed their office to 220 Broadway st, Paul Bldg.

Pocher & Co., real estate and insurance brokers, have removed their branch office from 499 to 670 Lexington av. The main office is at 126 West 34th st.

George F. Mahnken & Co. removed their office from 3610 Broadway to 3648 Broadway, corner of 150th st, where they will make a specialty of managing property.

The New York Central Realty Co., of 1133 Broadway, have removed their offices to more spacious quarters in the Marbridge Bldg, 1322 Broadway, corner 34th st.

Parish, Fisher & Co. were the brokers who negotiated the sale of the four 3-sty houses, 38, 40, 42 and 44 West 26th st to Eugene E. and Perry Hinkle for Mrs. Mary U. Strong, widow of ex-Mayor Strong.

The General Electric Co. transferred to the Broadway-Cortlandt Co. for \$450,000 the property 42 Broad st, running through to 38 New st. The size of this parcel is 21 x 153.9, and is part of the site of the Edison Bldg.

William J. Roome, the real estate agent, will move his office to 175 Madison av, just south of 34th st. He has leased the entire building, but will sublet a part of it. Extensive alterations are about to be commenced.

A rather unique form of advertising has been resorted to by Joseph P. Day. Postal cards have been mailed daily to prospective purchasers with photographs showing "How to get to the Hunts Point section." There will be a sale in the Exchange salesroom, 14 and 16 Vesey st, on May 12, when 369 lots will be disposed of.

According to statistics the savings banks of New York paid out on withdrawals for the year \$421,000,000. Receipts from new deposits amounted to \$390,000,000, leaving a net loss in the total of \$31,000,000. This loss of deposits is partly ascribed to the increase in real estate investments as well as the lack of confidence in financial institutions as a result of recent disclosures.



WANTS AND OFFERS

Le mente mente



Revised Lists Investment **Properties Private Houses** N. L. & L. OTTINGER,

LEASE EXPIRATIONS

31 Nassau St.

900 expirations of leases of business firms in the wholesale district for year 1909 for sale. Submit offer to Box 65 Record and Guide.

oner to Box 65 Record and Guide.

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

REAL ESTATE.—Young man with capital and experience desires partner similarly situated, to open office in down-town section. BOX 120, Record and Guide.

YOUNG MAN experienced in all beautiful and experience desires partner similarly situated, to open office in down-town section.

YOUNG MAN, experienced in all branches of real estate, seeks position, on salary and commission, with prominent broker. BOX 148, Record and Guide.

WANTED—By real estate firm, competent young woman to take charge of card system; must write plain hand and be able to draw diagrams. Answer in own handwriting and state experience. Address Box 75, Record and Guide.

WANTED—Energetic man thoroughly experienced in leasing business property between 14th and 42d Streets. Apply DENZER BROS., 920 Broadway, N. Y.

REAL ESTATE SALESMAN and Collector, thoroughly proficient in every branch, seeks position with first-class house. "BOND," Record and Guide.

Oakdale Acreage

Auction

5-acre villa sites with shore front rights in an hour's ride are very scarce and high in price. Such plots and water rights on Great South Bay near Oakdale Station for light draught sail and power boats will be on sale at No. 14 Vesey Street May 12th, at 12 o'clock.

Ground high, beautifully shaded, fully restricted with Title Guaranty. 65% can remain for 3 years at 4%

BRYAN L. KENNELLY AUCTIONEER 156 BROADWAY

Acreage bought at auction is sure to be a paying investment, as the buyer is getting land first hand in open market and not after prices have been manipulated by subdivision into city lots.

Lawyers Title Insurance & Trust Company CAPITAL AND SURPLUS - \$9,500,000

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

Title Department and Trust and Banking Department.

Brooklyn Branch, 188 Montague Street.

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

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BLOCK FRONT

Borough of Brooklyn. Suitable for Family Apartment House or Hotel

OVER 17 LOTS

From Remsen Street to Grace Court and East Side of Furman Street

ELEVATION 60 FEET

Old buildings thereon. Formerly "Prentice Estate." Size of plot, 230 ft. on Furman Street by 222 ft. on Grace Court, also Remsen Street front

HAS SPLENDID UNOBSTRUCTED VIEW OF NEW YORK BAY and located on Brooklyn Heights. One block from Wall Street ferry and Montague Street carline, also one block from completed subway in Joralemon Street. Few minutes' walk from Borough Hall. MONDAY, MAY 11th, AT 12 O'CLOCK NOON, at the Exchange Salesroom, 14-16 Vesey St., New York City.

75 per cent. of the purchase price can remain on 1st mortgage at 5½ per cent. for one, two or three years. Policy of title insurance, Lawyers Title Insurance & Trust Company, free of charge to purchaser, with recording tax and fees paid. For maps and other particulars, see Representative on premises, or

JOSEPH P. DAY, Auctioneer, 31 Nassau St., N. Y. City

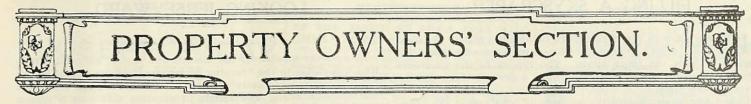
THE MOVEMENT TOWARD THE SUBURBS.

It cannot be denied that there is a decided movement toward the suburbs. While it is to be admitted that at this season of the year the desire to get away from the city block and into the wide country is strong, still the unusual migration to the suburban districts now in progress cannot be traceable entirely to that tendency.

There appears to be good grounds for the belief that the public has awakened to the possibilities of speculating in small dwellings in the nearby towns, which it is believed has been brought about by a fuller realization of the true import of extended transportation. Then, too, the large army of small buyers, stimulated by previous successes, are acquiring desirable parcels of land within the suburban belt, with a view of taking a substantial increment from their purchase in a year or two. Without doubt, though, the bulk of the buying in the outskirts is on the part of those who contemplate the erection of dwellings, and reports from local agents indicate that the activity in this direction is gaining momentum rapidly.

It may be stated with some assurance that in most of the near-by towns, both in New York and New Jersey, the wants of the moderately well to do can now be well and sufficiently satisfied.

ACTION TAKEN BY BOARD OF ESTIMATE.—The Board of Estimate took action on acquiring title to Van Alst av, between Hoyt and Winthrop avs. General satisfaction is being expressed by the realty companies who are developing land through which it passes. This avenue was originally mapped 150 ft. wide, but was subsequently changed to 100 ft., at which width it was laid down on the city map. The Board of Estimate confirmed the width as at present laid out. This avenue forms a direct thoroughfare from the Blackwell's Island Bridge to the northerly part of Long Island City.



PUBLIC WORKS.

EAST 170TH ST.—Building retaining wall on south side, between Harlem R. R. and Brook av, the distance being about 75 ft. on 170th st and 25 ft. on Brook av. Petition will be submitted to Local Board by Borough President Haffen on May 14.

NEW STREET.—Laying out a new street 50 ft. wide from Boston av to Heath av, about 187 ft. north of Summit pl. Said street being shown on private property map filed in office of Register on March 24, 1892. Petition will be submitted to Local Board by Borough President Haffen on May 14.

PARK AV WEST.—To pave with asphalt blocks from East 175th st to East 178th st. Petition will be submitted to Local Board by Borough President Haffen on May 14.

CONDEMNATION PROCEEDINGS.

BELMONT AV.-Opening and extending from East 175th st to Tremont av. Commissioners John A. Hawkins, Roderick J. Kennedy and John B. Rae will present bill of costs and expenses to Supreme Court on May 18.

WEST 178TH ST.—Acquiring title to lands through or under for purpose of constructing an outlet sewer in West 178th st, from westerly line of Spuyten Duyvil and Port Morris Railroad to bulkhead line of Harlem River. Commissioners Timothy E. Cohalan, Roderick J. Kennedy and Jean Weil give notice that they have completed their estimate and assessment in this proceeding and that objections may be presented in writing at 90-92 West Broadway on or before May 29.

EAST 120TH ST.—Acquiring title for sub-station for Harbor Police on East 120th st. Corporation Counsel Pendleton gives notice that by an order of Supreme Court bearing date May 6, Henry W. Herbert, Paul L. Kiernan and De Witt C. Koupal were appointed Commissioners of Estimate and Appraisal in this proceeding.

ASSESSMENTS.

CROTONA AV.—Sewer, between 189th st and Southern boule-Area of assessment: Both sides of Crotona av, from East 189th st to the Southern boulevard. Assessment entered May 7. Payable within 60 days.

PARKSIDE PL.—Sewer, between East 207th st and the summit about 325 ft. north of East 207th st. Area of assessment: Both sides of Parkside pl, between 207th and 209th sts. Assessment entered May 7. Payable within 60 days.

EAST 199TH ST.—Sewer, between Jerome av and the Grand Boulevard and Concourse. Area of assessment: Both sides of 199th st, from Jerome av to the Grand Boulavard and Concourse. Assessment entered May 7. Payable within 60 days.

SHERMAN AV.—Regulating, etc., from East 164th st to East Area of assessment: Both sides of Sherman av, from East 164th st to East 168th st, and to the extent of half the block at the intersecting streets and avenues. Assessment entered May 7. Payable within 60 days.

SOUTHERN BOULEVARD.—Regulating and re-regulating, etc., from East 138th st to Boston road at 174th st. Area of assessment: Both sides of the Southern boulevard, from East 138th st to Boston road, at 174th st, and to the extent of half block at the intersecting and terminating streets and avenues. Assessment entered May 7. Payable within 60 days.

POOR TRAIN SERVICE AROUSES TAXPAYERS.

The members of the Bedford Park Taxpayers' Association are anxious to be placed on record as being in favor of more trains being run on the New York Central Railroad to better accommodate the public within the limits of the city. The association contends that the arbitrary manner in which trains are changed from time to time puts the public to much inconvenience, making it necessary for them to seek other means of getting to and from their places of business. It further asserts that this has been the policy of the railroad company for years, and that residents in the section affected feel that they are being discriminated against.

Steps are about to be taken to compel the offender to meet the requirements in the direction indicated. The matter is now in the hands of the Committee on Rapid Transit, of which Alfred J. Williams, of 373 East 207th st, is chairman.

BEAUTIFYING THE STREETS.—The Department of Parks has begun laying sod on the streets under its supervision. work has about been completed on West 72d st, from Central Park to Riverside Drive, and the work will shortly be commenced on that thoroughfare. Similar work has been started in the smaller parks, such as Madison and Union Square, which adds greatly to their beauty.

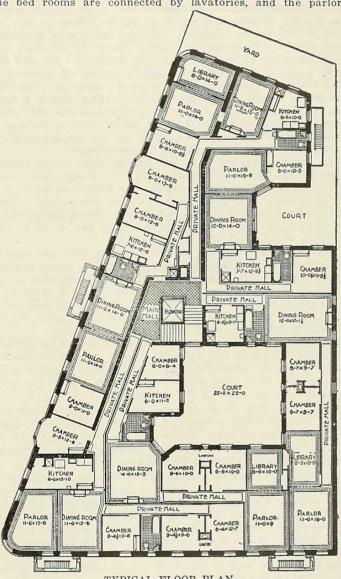
ELEVATOR APARTMENTS PAY IN BRONX.

It has frequently been maintained by well informed property owners in the Bronx that the time is unripe for the building of elevator apartment houses in that zone. The chief argument advanced by them against the erection of such structures is that they are likely to remain only partly tenanted, and therefore, after the deduction of fixed charges, cannot pay adequate returns on the money invested.

That the actual facts concerning their maintenance do not bear out the prevailing supposition is evidenced by the signal results attending the management of the Manhanset, at intersection of Prospect, Longwood and Westchester avs. building in question being the first elevator apartment to be erected in the Bronx.

So pronounced has been the success of the Manhanset that it has greatly encouraged building along similar lines, and a number of other elevator apartments have since been erected in that locality.

As will be seen by the floor plan the arrangement of the rooms in the building in question permits of wide private halls. The bed rooms are connected by lavatories, and the parlors,



TYPICAL FLOOR PLAN.

Prospect and Longwood Avenues.

James F. Meehan, Architect and Builder.

libraries and dining rooms are grouped together and connected by wide openings. The apartments consist of two of 5 rooms and bath, two of 6 and two of 7 on each floor above the first. In all 30 families now occupy the building. A distinct feature in the lay out is the arrangement of chambers, which are so separated from the living rooms that all the privacy of a residence is afforded.

Mr. A. Brakman, the present owner, acquired title to the Manhanset about a year ago and is enthusiastic over his purchase. "I used to be skeptical about the earning power of elevator apartments," he said recently, "but all my doubts were dispelled when I footed up the year's profit on my investment, which netted me 16 per cent. Yes, elevator apartments will pay in the Bronx, providing they are built along the line of quick transit. My apartments rent for an average of \$8 per room, and vacancies are unknown."

In this connection it can be stated that preliminary sketches are being prepared, and plans will shortly be drawn for a similar apartment to be erected by a syndicate on or near Longwood av at an early date.

FILLING A SKYSCRAPER.

HOW are tenants for skyscrapers obtained? Where do they all come from? These questions are repeatedly asked by persons outside the inner circle. The replies to the questions are so numerous and varied that only a few of them can be given at this time.

In the first place, before the building is constructed the question of prospective tenants is carefully gone into. On Manhattan Island business is colonized. The wholesale furriers are in section of the city, the woolen merchants in another, the retail dry-goods houses in another, and in the same way tenants in the same line of business congregate in a given location. Take for example a portion of William st. The majority of tenants are in the insurance business, while a great number of lawyers have chosen Nassau st for their offices. Buildings in the financial district are naturally occupied mostly by people associated and identified with the purchase and sale of that class of security. Therefore a contemplated building is laid out with the end in view of catering to the class of tenants most likely to be obtained.

In the second place, the offices are in most cases built in suites so that the future occupant can rent anywhere from one to a dozen or more rooms. The disposing of these offices is certainly a science. In many instances long leases are refused a firm which only occupies one or two rooms, on the theory that should another and stronger concern come along and require more space, it could be accommodated.

Before the building is completed the renting agents frequently go to concerns in the line of business that in the agent's opinion are possible tenants and offers to fix the offices to suit the taste of the lessee are made. As an example, a prominent railroad last fall decided to move. Their old quarters were not satisfactory because they were so scattered. An offer was made to the company of the requisite amount of space in an office building which was rapidly nearing completion. The lease was finally closed. The owners of the building secured a desirable tenant, the company obtained accommodations that suited their purposes. Much was done by the landlord in the way of decorations and laying out the offices, but the amount paid and the length of the lease warranted the expenditure.

The system inaugurated by the renting agent of the Hudson & Manhattan Terminal buildings, Mr. K. B. Conger, has worked out splendidly. A regular campaign was started as far back as last November. On the first day of that month a circular letter was mailed to each firm who had signed a lease, asking that a date be set by them for moving into their new quarters. No attention was paid to this communication.

A second circular letter was sent out in February stating, there was such a demand for moving vans, that unless arrangements were speedily completed it would be impossible to get moved in on time. A schedule was made out. A given hour, on a given day, was set aside for each concern. It was understood that if the articles to be moved were not ready, the delinquent would have to go to the bottom of the list.

Each firm was assigned one or more elevators for its exclusive use while moving in and everything made as easy as possible. All the principle movers in the city were put in touch with the tenants, and there was competitive bidding. This assured a reasonable figure.

Since April 13th on an average of 80 van loads have been moved into the building each day. Few people, however, would realize that this is true. The police on the traffic squad are notified which vans to expect and allow through. operation has greatly simplified matters.

While the buildings have their own renting force, still they do business with real estate brokers. A form of contract between the company and the broker is printed herewith which has mutual advantages. The broker has his authorization and agreement as to length of time he has to complete the negotiation. This is, in a measure, an option. In several cases where this agreement was for sixty days, and negotiations were un-completed at the end of that time a new agreement was made out extending the time.

Dear Sir

In consideration of the presentation to us by you of the name of Mr. ———, who desires to rept space it In consideration of the presentation to us by you of the name of Mr. ———, who desires to rent space in our Church Street terminal buildings, we agree to pay you a commission of $2\frac{1}{2}$ on the first year's rental on a lease made with this party for a term of one or under three years, or a commission of 1% on the gross rental on a lease made with this party for a term of three or more years, subject, however, to the following conditions:

The commission aforesaid shall be paid to you only if a lease tall be duly executed and delivered on or before ——, 1907, t midnight. If a lease shall not be executed and delivered be re said date you shal have no claim of any kind against us connection with said lease. fore said

That if a lease shall not be executed and delivered on or before said date, we shall be entirely free to negotiate direct and without liability to you, or to employ any other person we may see fit to negotiate for a lease or leases with this party.

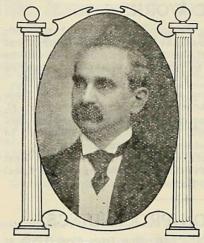
Very truly yours,

HUDSON & MANHATTAN RAILROAD CO.,
By — ______, Real Estate Manager.
The above letter correctly states the agreement between us.

LOOKING JERSEYWARD.

By HON. OTTO KEMPNER.

In a recent number of the Record and Guide, editorial attention was called to the "turning Jerseyward" of the tide of homebuyers that is constantly seeking an outlet from the congested Metropolitan zone. The article in question states as a reason



HON. OTTO KEMPNER.

for the drift of the current in that direction there is no limit to the means of communication between that State and New York, and that the completion of the Mc-Adoo and Pennsylvania tunnels, together with the improved service afforded by many new and fast ferry-boats, transportation facilities can easily made to keep pace with the requirements of the growing population." In further proof of its claim that the New Yorker is settling westward of the Hudson River, the same

article states as a fact that "to such an extent has the demand for Jersey property grown, and so profitable has become the handling of real estate in that zone, that many firms and corporations heretofore engaged in developing property on Long Island and in the Bronx have opened offices in the State in question with the view of catering especially to the requirements of the New York City business man."

The keen observer of events in the realm of real estate must admit that there is no exaggeration in the above picture. is, indeed, undeniable that the trend of suburban migration is strongly in the direction of New Jersey. Other sections around the Greater New York have had their periods of supremacy, when each in turn proved the particular "shining mark" for the home-seeker, but at present it is, so to speak, New Jersey's day in court. As "the whirligig of time brings in his revenges," so has it brought this grievously neglected and deeply maligned State to its own at last, and enabled its business men to press forward under the rallying cry of "New Jersey to the

What makes New Jersey the special magnet for the suburbanite at the present time is the question that this little essay will attempt to answer. It is but natural that I should mention, in the first instance, its superior railroad facilities. Nine great trunk lines have their Eastern terminals at Jersey City, and each of them maintains a number of subsidiary branches that radiate in all directions. There are towns in New Jersey within the Metropolitan belt served by two or more railroad systems that boast of their three hundred trains per day. There is no territory anywhere around Greater New York that begins to compare with the adjacent parts of New Jersey in the excellence of its transit accommodations. As the means of communication must always be a prime factor in rural development, New Jersey in that particular respect enjoys a preeminence that puts all her rivals out of the running. It has six commuting roads, namely, the Central Railroad of New Jersey, the Pennsylvania, the Susquehanna, the Lackawanna, the Erie and the West Shore. They carry daily close on to 300,000 commuters. They run frequent trains, and their commutation rates are lower than those charged by the railroads of either New York, Connecticut or Long Island. Anyone living within a radius of eight to ten miles of the New York City Hall, in Brooklyn, or in the Bronx (except he reside on the line of the Manhattan subway) requires an hour to an hour and a half to reach his business destination in the city; but he may live even beyond a twenty-mile circle on the Jersey side and come to his place of business in about one-half that time. The Hudson River tunnels will further, and very materially, reduce the duration of his trip. It is for this reason mainly that the people are LOOKING JERSEYWARD for their homes, and that the dwellers of Flatbush and of Flushing, of the Bronx and of Brooklyn-disgruntled over their faulty transit situation—are casting envious glances at their more fortunate suburban brethren settled amid the fertile fields of New Jersey.

If the scale of transit advantage already inclines strongly towards the Jersey shore, how much stronger will be the inclination when through transit to the Metropolis becomes an accomplished fact? Obviously, there will be an onward rush of land-hungry hordes to the neighboring State the moment de-pendence on the archaic ferry system ceases. Just as in our Western territories, when some reserved section is suddenly thrown open to new settlers, and on the appointed hour the government removes the barriers to allow the public to enter

(Continued on page 9, Advertising Section.)

MISCELLANEOUS.

JOSEPH P. DAY

REAL ESTATE
AUCTIONEER AND APPRAISER

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932 EIGHTH AVENUE

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NOTICE TO PROPERTY OWNERS.

HEARINGS FOR THE COMING WEEK.

At 90-92 West Broadway.

At 90-92 West Broadway.

Monday, May 11.

Knox pl, opening from Mosholu Parkway to Gun Hill rd, at 1 p m.

Delancey st, widening from Clinton st to Bowery, at 2 p m.

East 180th st, opening from Bronx River to West Farms rd, at 3 p m.

Eastern Boulevard, opening from railroad to Hunts Point rd, at 12 noon.

Gun Hill rd, widening from Webster av to Elliott av, at 2 p m.

Corlears Hook Park, addition, at 4 p m.

3d av, widening at 149th st, at 4 p m.

Boston rd, opening between White Plains rd and city line, at 2 p m.

Pleasant av, opening from Gun Hill rd to East 219th st, at 2 p m.

Ist av (Richmond), opening from Jersey st to Pine st, at 1 p m.

Bronx Park, addition, at 10 a m.

Sedgwick av, &c, widening, at 4 p m.

West 161st st, opening from Broadway to Riverside Drive, at 11 a m.

City Island Bridge, at 2 p m.

Tremont av, opening from Aqueduct av to Sedgwick av, at 4 p m.

Tremont av, opening from Thav to Hutchinson River, at 3.30 p m.

West 167th st, public pl, &c, opening, at 3 p m.

Tuesday, May 12.

Bronx st, opening from Tremont av to East 180th st, at 1 p m.

Rochambeau av, opening between East 212th st and Van Courtlandt Park, at 3 p m.

West st, opening from Honeywell av to Crotona Parkway, at 1.30 p m.

De Kalb av, opening from railroad to Concourse, at 11 a m.

East 222d st, opening from railroad to Concourse, at 11 a m.

East 222d st, opening from railroad to Concourse, at 11 a m.

East 223d st, 224th and 225th sts, opening, at 3 p m.

Fifth new street, north of 181st st, at 4 p m.

Northern av, opening north of 181st st, at 4

3 p m.

Fifth new street, north of 181st st, at 4 p m.

Northern av, opening north of 181st st, at 4

Northern av, opening north of Tolso se, as p m.
Castle Hill av, opening from West Farms rd to Public pl, at 3 p m.
Lyvere st, &c, opening, at 12.30 p m.
St Nicholas Park, addition, at 11 a m.
Bronx Boulevard, opening from Boston rd to 242d st, at 3 p m.

Wednesday May 13.

Wednesday, May 13.

Wednesday, May 13.

East 210th st, &c, opening, at 3 p m,
Rosedale av, &c, opening, at 11.30 a m.
Burnett pl, opening between Garrison av and
Tiffany st, at 3 p m.

West Farms rd, opening between Bronx River
and Westchester Creek, at 3 p m.
Trafalgar pl, opening between 175th and 176th
sts, at 4 p m.

Thursday, May 14.

Grote st, closing, at 10 a m.

Seaview av (Richmond), opening from Richmond rd to Southfield Boulevard, at 2 p m.

Sewerage District No 43, at 1 p m.

East 222d st, opening from Bronx River to 7th av, at 4 p m.

Two public parks east of Boulevard Lafayette, at 4 p m.

Friday, May 15.

West 160th st, opening from Broadway to Riverside Drive, at 2 p m.

Seneca av, opening from Hunts Point rd to Bronx River, at 3 p m.

At 258 Broadway.

Monday, May 11.

Monday, May 11.

Pier 53, at 10.30 a m.

Bridge 3, Section 3, at 2 p m.

Bridge 4, Queens, at 3 p m.

20th and 21st sts, school site, at 3 p m.

Tuesday, May 12.

Clinton st, police station, at 10.30 a m.

Brooklyn Bridge, at 10.30 a m.

Westchester av, rapid transit, at 11 a m.

Willard Parker Hospital, at 2 p m.

Fort George, rapid transit, at 3 p m.

Bridge 4, Queens, at 3 p m.

Wednesday, May 13.

Wednesday, May 13.

Pier 36, at 10.30 a m.
Pier 14, at 1.30 p m.
Bridge 4, Queens, at 3 p m.
Thursday, May 14.

Baxter and Hester sts, school site, at 11 a m.
Brooklyn Bridge, at 2 p m.
Bridge 3, Section 3, at 2 p m.
Fort George, rapid transit, at 3 p m.
East 12th st, school site, at 4 p m.
Bridge 4, Queens, at 3 p m.
Friday, May 15.

Westchester av, rapid transit, at 11 a m.
Bridge 4, Queens, at 3 p m.

AUCTION SALES OF THE WEEK.

The following is the complete list of the property sold, withdrawn or adjourned during week ending May 8, 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 Advertised Legal Sales.

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

JOSEPH P. DAY.

75.86, 0-sty bild construction of the construc

\$4,404.95; taxes, &c, \$\left(\sigma\). After B \$\left(\sigma\), 4,000 Bronx Park East, e s. 100 s Waring av, 21x 191.3x99.7x159.10, vacant (voluntary). Emil Lichtenfels 1,650 Bronx Park East, e s. 75 s Waring av, 25x 116.3x25x115.8, vacant (voluntary). L \$\left(\sigma\),000 Sachs \$\left(\sigma\),000 \$\lef

116.3x25x115.5, Vacant 1,000
Sachs 1,000
ronx Park East, e s, 50 s Waring av, 25x
115.7y25x115.1, vacant (voluntary). L Sachs.
6 1,000

Text 128x 10x 10112, Keller ... ronx Park East, e s. 300 n Waring av.

LEWIS AND JONES DISSOLUTION NOTICE

NOTICE IS HEREBY GIVEN that the partnership lately subsisting between GEORGE W. LEWIS and THOMAS JONES, of 407 E. 31st St., New York City. under the firm name of LEWIS & JONES, was dissolved on the first day of January, 1908, by mutnal consent. All debts owing to said partnership are to be received by George W. Lewis, and all demands on said partnership are to be presented to him for payment.

(Signed) GEORGE W. LEWIS N. Y., May 4, 1908

Bronx Park East, e s, 25 s Mace av, 25x98 x25x97.5, vacant (voluntary). Peter Leckler.

Bronx Park East, s e cor Mace av, 25x96.9x 25x97.5, vacant (voluntary). Peter Leckler.

1,300 Mace av, s s, 75 w Barker av, 50x100, vacant (voluntary). S P Nelson. 1,450 Mace av, s s, 25 w Barker av, 50x100, vacant (voluntary). Moses O'Connor 1,350 Mace av, s w cor Barker av, 25x100, vacant (voluntary). Franklin Waechler 925 Barker av, w s, 100 s Mace av, 25x100, vacant (voluntary). P H Becker 5.675 Barker av, w s, 125 s Mace av, 25x100, vacant (voluntary). James Lamb 650 Barker av, w s, 150 s Mace av, 25x100, vacant (voluntary). Franz Richter 600 Barker av, w s, 175 s Mace av, 100x100, vacant (voluntary). Thomas J Flannery. 2,400 Barker av, w s, 275 s Mace av, 100x100, vacant (voluntary). L J Studley 2,500 Barker av, w s, 375 s Mace av, 100x100, vacant (voluntary). L J Studley 2,500 Barker av, w s, 375 s Mace av, 50x100, vacant (voluntary). L Sachs 1,300 Barker av, w s, 400 s Mace av, 50x100, vacant (voluntary). L Sachs 1,300 Barker av, w s, 100 n Waring av, 50x100, vacant (voluntary). Joseph Keller 1,350 Waring av, n w cor Barker av, 50x100, vacant (voluntary). Edward Darcey 1,400 Waring av, n s, 75 w Barker av, 50x100, vacant (voluntary). Edward Darcey 1,400 Waring av, n s, 75 w Barker av, 50x100, vacant (voluntary). B W Homans 1,450 Bronx Park East, n e cor Mace av, 25x119.8x 25x119.2 vacant (voluntary). Charles L Ullman 1,375 Bronx Park East, e s, 25 n Mace av, 100x 116.6x100x119.2, vacant (voluntary). N Ald-

Bronx Park East, e s, 25 n Mace av, 100x 116.6x100x119.2, vacant (voluntary). N Ald-bans

Notice is hereby given that infringement will lead to prosecution,



OFFICIAL LEGAL NOTICES



ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD of May 1 to 15, 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 assessment for LOCAL IMPROVEMENTS in the BOROUGH OF MANHATTAN:

HATTAN:
12TH WARD, SECTION 8. HAVEN AVENUE
REGULATING, GRADING, CURBING, AND
FLAGGING, from the south of West 170th
Street to a point 464.31 feet northerly there-

rom,
HERMAN A. METZ,
Comptroller.
City of New York, April 30, 1908. (3142)

City of New York, April 30, 1908. (3142)

ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD of May 7 to 21, 1908, of the confirmation by the Board of Assessors, and the entering in the Bureau for the Collection of Assessments and Arrears, of assessments for LOCAL IMPROVEMENTS in the BOROUGH OF BROOKLYN:

17TH WARD, SECTION 9. ENGERT AVENUE—REGULATING, GRADING, CURBING, AND LAYING CEMENT SIDEWALKS, between Graham Avenue and Leonard Street. 24TH AND 26TH WARDS, SECTION 5. HOPKINSON AVENUE—REGULATING, GRADING, CURBING, AND LAYING CEMENT SIDEWALKS, between Eastern Parkway and Atlantic Avenue. 26TH AND 32D WARDS, SECTION 12. SUTTER AVENUE—REGULATING, GRADING, CURBING, AND LAYING CEMENT SIDEWALKS, CURBING, AND LAYING CEMENT SIDEWALKS, From Saratoga to Howard Avenues. 29TH WARD, SECTION 16. EAST 15TH STREET—PAVING, between Cortelyou and Dorchester Roads. 32D WARD, SECTION 23. KENILWORTH PLACE—REGULATING, GRADING, CURBING, AND LAYING CEMENT SIDEWALKS, between Avenue G and Germania Place.

HERMAN A. METZ.

Comptroller.

HERMAN A. METZ.
Comptroller.
City of New York, May 5, 1908. (3239)

City of New York, May 5, 1908. (3239)

ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD of May 1 to 15, 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 assessment for LOCAL IMPROVEMENTS in the BOROUGH OF THE BRONX:

23D WARD, SECTION 9. EAST 137TH STREET—REGULATING, GRADING, AND FLAGGING, from Third to Rider Avenues.

HERMAN A. METZ,

Comptroller.

City of New York, April 30, 1908. (3144)

PUBLIC NOTICES.

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

At the request of the agent for Carnegie Library sites, 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 now standing upon property owned by the City of New York, acquired for Carnegie Library purposes in the

BOROUGH OF MANHATTAN.

Being a four-story brick tenement known as No. 194 East Broadway, 183 and 183½ Division Street, located on the south side of East Broadway and the north side of Division Street, respectively; said premises being located 26 feet, 2 inches easterly from Jefferson Street and are more particularly described on a certain map on file in the office of the Collector of City Revenue, Room 141, 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 14th, 1908, the sale of the above described building will be held, by direction of the Comptroller, on

MONDAY, MAY 11TH, 1908,

April 14th, 1908, the sale of the above described building will be held, by direction of the Comptroller, on MONDAY, MAY 11TH, 1908, at 11 o'clock A. M., on the premises, upon the terms and conditions as appearing in the City Record.

New York, April 24, 1908, Department of Finance, Comptroller's Office. (2984)

CORPORATION SALE OF BUILDINGS AND APPURTENANCES THERETO ON CITY

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 Commissioners of the Sinking Fund, by virtue of the powers vested in them by law, will offer for sale, at public auction, the buildings now standing on property owned by the City of New York, acquired for bridge purposes in the BOROUGH OF QUEENS.

Being the one-story frame building and a portion of another one-story frame building in the neighborhood of Jane Street and Hunter Avenue, in the Borough of Queens, and which are more particularly described on a certain map on file in the office of the Collector of City Revenue, Room 141, 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 14th, 1908, the sale of the above described buildings will be held, by direction of the Comptroller, on

WEDNESDAY, MAY 13th, 1908, at 11 A. M., on the premises, upon the terms and conditions as appearing in the City Record.

(Signed) H. A. METZ,

Comptroller.

New York, April 24, 1908, Department of Finance, Comptroller's Office.

ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD of May 7 to 21, 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. WOLCOTT AVENUE—REGULATING, GRADING, CURBING AND FLAGGING, from Shore Road to Steinway Avenue.

HERMAN A. METZ,

Comptroller.

City of New York, May 5, 1908. (3249)

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.:

the Board of Assessors for examination by all persons interested, viz.:

BOROUGH OF BROOKLYN.

List 9698, No. 1. Paving with granite blocks New Jersey avenue, between Jamaica avenue and Highland Boulevard.

List 9700, No. 2. Paving Sixtieth street, between Second and Third avenues.

List 9701, No. 3. Paving Sixty-first street, between Third and Fourth avenues.

List 6702, No. 4. Paving Milford street, between Atlantic avenue and Glenmore avenue. List 9704, No. 5. Paving Van Sicklen avenue, between Pitkin and Dumont avenues.

List 9705, No. 6. Paving Bay Ridge parkway, between First and Second avenues.

List 9706, No. 7. Paving Warehouse avenue, between Neptune and Surf avenues.

List 9707, No. 8. Paving with asphalt, curbing, recurbing and flagging Caton avenue, between St. Pauls place and Parade place.

List 9708, No. 9. Paving with asphalt East Fifth street, between Fort Hamilton avenue and Albemarle road.

List 9710, No. 10. Paving with asphalt, curbing, recurbing and flagging Radde place, from a point 115 feet north of Atlantic avenue to Atlantic avenue.

List 9714, No. 11. Paving with asphalt Dean street, between Saratoga and Rockaway avenues.

List 9716, No. 12. Paving with asphalt East Fifth street, between Greenwood and Hamilton avenues.

List 9719, No. 13. Paving with asphalt Lincoln avenues.

venues.
List 9719, No. 13. Paving with asphalt Lincoln
venue, between Atlantic and Glenmore avenues.
List 9720, No. 14. Paving with asphalt Weber avenue, between Coney Island avenue and
venues avenue.

ster avenue, between Coney Island avenue and Gravesend avenue. List 9721, No. 15. Paving with asphalt Ash-ford street, between Glenmore avenue and Pitkin

avenue.

List 9723, No. 16. Paving with granite block
Eckford street, between Driggs and Engert ave-

Eckford street, between Prospect and New Utrecht avenues.

List 9727, No. 17. Paving with asphalt Fortyfirst street, between Thirteenth and New Utrecht avenues.

List 9747, No. 18. Paving with asphalt Tenth avenue, between Prospect avenue and Twentieth street.

List 9752, No. 19. Paving with asphalt Fourteenth avenue, between Sixty-ninth and Seventy-

avenue, between Prospect avenue and Twentent street.

List 9752, No. 19. Paving with asphalt Fourteenth avenue, between Sixty-ninth and Seventy-fifth streets.

List 9755, No. 20. Paving with asphalt, curbing and flagging Forty-seventh street, between Sixth and Seventh avenues.

List 9757, No. 21. Paving with asphalt Avenue J. from Flatbush avenue to Brooklyn avenue.

List 9796, No. 22. Fencing lots on the east side of Schenck avenue, between Dumont and Livonia avenues; north side of Ridgewood avenue, between Linwood and Essex streets; east side of Linwood street, between Jamaica and Ridgewood avenues; both sides of Essex street, between Atlantic and Liberty avenues; south side of Sutter avenue, between Van Sinderen avenue and Snediker avenue; east side of Van Sinderen avenue, between Sutter and Blake avenues; northwest side of Atlantic avenue, between Jerome and Warwick streets; east side of Jerome street, between Fulton street and Atlantic avenue; west side of Warwick street, between Fulton street and Atlantic avenue, between Fulton street and Atlantic avenue, between St. Nicholas avenue and the Borough of Queens.

List 9808, No. 23. Paving with asphalt, curbing Bath avenue, between Bay Eighteenth street and Bay Nineteenth street.

List 9818, No. 24. Curbing, recurbing and flagging Fifth avenue from Sixty-fifth street to a point 100 feet, more or less, north of Seventy-second street, and from a point 100 feet, more or less, south of Seventy-third street to Eightysixth street.

List 9826, No. 25. Regulating, grading, paving, curbing and laying cement sidewalks on Siegel street, between White and Bogart streets.

List 9830, No. 26. Curbing and laying cement sidewalks on Van Sieklen street, between Kings Highway and Eighty-sixth street.

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 June 9,

WILLIAM H. JASPER,
Secretary,
No. 320 Broadway.
City of New York, Borough of Manhattan,
May 7, 1908.

AUCTION SALES OF THE WEEK.

White Plains rd, w s, 25 s Mace av, 25x100, vacant (voluntary). Charles L Ullman ... 1,475
White Plains rd, w s, 50 s Mace av, 25x100, vacant (voluntary). Charles L Ullman ... 1,425
White Plains rd, w s, 75 s Mace av, 25x100, vacant (voluntary). Joseph Horowitz ... 1,350
White Plains rd, w s, 100 s Mace av, 50x100, vacant (voluntary). E W Vance... 2,850
White Plains rd, w s, 150 s Mace av, 50x100, vacant (voluntary). Hugo Wabst... 2,850
White Plains rd, w s, 200 s Mace av, 100x100, vacant (voluntary). L Sachs ... 5,800
White Plains rd, w s, 300 s Mace av, 25x100, vacant (voluntary). John A McCarthy ... 1,475
White Plains rd, w s, 325 s Mace av, 25x100, vacant (voluntary). F E Graham ... 1,525
White Plains rd, w s, 350 s Mace av, 100x100, vacant (voluntary). John Unger ... 6,300
White Plains rd, w s, 450 s Mace av, 50x100, vacant (voluntary). L J Studley ... 3,450
White Plains rd, w s, 500 s Mace av, 49x108.3
x7.4x100, vacant (voluntary). D A Begley. ... 1,675
Mace av. n e cor Olinville av 25x100. vacant

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white Plains rd e s, 50.7 n Waring av, 50x Boston rd | 145.7 to Boston rd x 52x130.8 vacant (voluntary). Hugo Wabst ... 2,750 White Plains rd'e s 100.7 n Waring av, 50x Boston rd | 157.8 to Boston rd, 51.3x 145.7, vacant (voluntary). L Sachs... 3,200 White Plains rd, e s, 150.7 n Waring av, 50x 80x-x75, vacant (voluntary). I N Shamberg. ... 2,050 White Plains rd, e s, 150.7 n Waring av, 50.2 80x—x75, vacant (voluntary). I N Shamberg. 2,050 White Plains rd, e s, 200.7 n Waring av, 50x 85, vacant (voluntary). C Lanahan ... 2,250 White Plains rd, e s, 250.7 n Waring av, 50x 95x—x90, vacant (voluntary). L Sachs.2,450 White Plains rd, e s, 300.7 n Waring av, 125x 100, vacant (voluntary). A Nicholson ... 7,125 White Plains rd, e s, 425.7 n Waring av, 50x 141.10x—x194.10, vacant (voluntary). L W Shamberg ... 3,500 White Plains rd, e s, 475.7 n Waring av, 50x 72.1x85.7x141.10, vacant (voluntary). Chauncey De Voe ... 2,550 White Plains rd, e s, 525.7 n Waring av, 50x 72.1x85.7x141.10, vacant (voluntary). W Eckenfelder ... 1,150 Cruger av, w s, abt 174.11 s Mace av, 83.4x 111.7x75x94.10, vacant (voluntary). H D Kramer ... 2,475 Gruger av, w s, abt 258.3 s Mace av, 51.7x 97.10x50x111.7, vacant (voluntary). H D Kramer ... 1,850 Roston rd, w s, abt 158.6 n Waring av, 154.4x

BRYAN L. KENNELLY.

L. J. PHILLIPS & CO.

Church st, No 316, w s, 69.7 s Lispenard st, 24.10x75.2x24.10x75.4, 5-sty brk loft and store bldg (partition). Sol Hecht37,050

JAMES L. WELLS.

*Bryant av, No 1350|s e cor Jennings st, 125x Jennings st | 100, 2-sty frame dwell-ing and vacant. (Amt due, \$2,638.30; taxes, &c, \$920. Geo W Robinson.....14,500

HUGH D. SMYTH.

J. BARRY LOUNSBERRY.

Audubon av n e cor 178th st, runs n 200 to 178th st | 179th st, x e 85 x s 200 x w 85 | 179th st | to beg, four 5-sty brk tenements and stores. (Amt due, \$24,699.45; taxes, &c,

\$5,571.52; sub to five morts aggregating \$149,636.41.) John H Calder......183.883

 Total
 \$1,235,572

 Corresponding
 week, 1907
 535,750

 Jan. 1st, 1908, to date
 18,167,775

 Corresponding
 period, 1907
 18,103,494

VOLUNTARY AUCTION SALES.

Monday, May 11.

1 Bronx lots and one 2-family dwelling (East 232d st), situated on Baychester av, Kingsbridge rd, Rose pl, Livingston and East 232d sts, Wakefield. 41 Bronx lots

Tuesday, May 12.

369 lots with water front, facing Seneca and Garrison avs, Irvine, Faile, Bryant, Longfellow, Whittier and Drake sts, and Edgewater

Thursday, May 14.

78th st, No 432 East, 3-sty and basement brk tenement, 16.8x102.2.

Sth av, No 901, 4-sty brk and brown stone tenement and store, 25x100.

Oliver st, No 45, 5-sty and basement tenement, two stores, 25x100.

10th st, No 288 East, 3-sty and basement brk and brown stone dwelling, 1-sty extension, 18.9x71.3.

35th st, No 158 West, 4-sty brk and brown stone dwelling, 18x irreg.

3d av, s e cor Wendover av, 5-sty brk tenement with stores, 34.3x100.

ADVERTISED LEGAL SALES.

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

May 9.

No Legal Sales advertised for this day.

May 11.

May 9.

No Legal Sales advertised for this day.

May 11.

54th st, Nos 153 to 157, n s, 100 e 7th av, 75x 100.5, 3 and 5-sty brk stable. Sheriff's sale of all right, title, &c, which John J Reilly had on March 12, 1908, or since. Breen Bros., att'ys, 309 Broadway. Thomas F Foley, sheriff. By Joseph P Day.

64th st, Nos 208 and 210, s s, 150 w Amsterdam av, 50x100.5, two 5-sty brk tenements. Sheriff's sale of all right, title, &c, which John A Moore had on Jan 21, 1908, or since. Keener, Lewis & Lang, att'ys, 115 Broadway; Thomas F Foley, sheriff. By Joseph P Day.

May 12.

Wales av, w s, 100 s 147th st, 100x100, vacant. Bronx Investment Co agt Fundy Co et al; Merrill & Rogers, att'ys, 31 Nassau st; William Allen ref. (Amt due, \$5,926.08; taxes, &c, \$284.77.) Mort recorded Jan 5, 1907 ▶ By Samuel Marx.

Brook av | n w cor 136th st, runs n 200 to 137th 136th st | st x w 100 x s 200 x e 100 to beg, valither | st x w 100 x s 200 x e 100 to beg, valither | st x w 100 x s 200 x e 100 to beg, valither | st x w 100 x s 200 x e 100 to beg, valither | st x w 100 x s 200 x e 100 to beg, valither | st x w 100 x s 200 x e 100 to beg, valither | st x w 100 x s 200 x e 100 to beg, valither | st x w 100 x s 200 x e 100 to beg, valither | st x w 100 x s 200 x e 100 to beg, valither | st x w 100 x s 200 x e 100 to beg, valither | st x w 100 x s 200 x e 100 to beg, valither | st x w 100 x s 200 x e 100 to beg, valither | st x w 100 x s 200 x e 100 to beg, valither | st x w 100 x s 200 x e 100 to beg, valither | st x w 100 x s 200 x e 100 to beg, valither | st x w 100 x s 200 x e 100 to beg, valither | st x w 100 x s 200 x e 100 to beg, valither | st x w 100 x s 200 x e 100 to beg, valither | st x w 100 x s 200 x e 100 to beg, valither | st x w 100 x s 200 x e 100 to beg, valither | st x w 100 x s 200 x e 100 to beg, valither | st x w 100 x s 200 x e 100 to beg, valither | st x w 100 x s 200 x e 100 to beg, valither | st x w 100 x s 200 x e 100 to 137th | st x w 100 x e 100 to 137th | st x w 100 x e 100 to 137th | st x w 100 x e

May 13.

May 13.

Barclay st, No 87
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. The Maximilian Fleischmann Co agt Gertrude R Waldo et al; Frederick S Jackson, att'y, 1 Madison av; Terence J Mc-Manus, ref. (Amt due, \$46,057.74; taxes, &c, \$879.43.) Mort recorded Dec 10, 1904. By Joseph P Day.

Cherry st, Nos 87 to 91, s s, 45.8 e James Slip, runs s 70.4 x e 33.5 x n 10.4 x e 17 x n 60 x w 50.7 to beg, two 3 and one 4-sty brk tenements and stores. Business Men's Realty Co agt Charles Lowe et al; Abraham Nelson, att'y, 30 Pine st; John P O'Brien, ref. (Amt due, \$13,105.25; taxes, &c, \$400; sub to a mort of \$11,000 on Nos 89 and 91 and \$5,000 on No 87.) Mort recorded May 1, 1907. By Bryan L Kennelly.

May 14.

t Nicholas av, No 811, w s, 55.1 s 151st st, 23.6x111.5x23x106.6, 5-sty brk tenement. The Jamaica Savings Bank agt Terence F Car-

mody et al; Gillen & Weller, att'ys, Jamaica, Queens County, N Y; William Klein, ref. Amt due, \$32,506.52; taxes, &c, \$—.) Mort recorded April 5, 1898. By Joseph P Day. 138th st, Nos 108 and 110, s s, 550 e 7th av, 50x99.11, 6-sty brk tenement. Sundel Hyman agt Philip Rosenberg et al; Kantrowitz & Esberg, att'ys, 320 Broadway; Frederick S Rauber, ref. Amt due, \$24,801.85; taxes, &c, \$163; sub to a mort of \$48,000.) Mort recorded Oct 16, 1906. By Joseph P Day. (9)th st, No 112, s s, 118 w Columbus av, 13.6 x100.5, 4-sty and basement stone front dwelling. Geo O Linkletter agt James A Wilmore et al; Wells & Snedeker, att'ys, 34 Nassau st; Frederick S Rauber, ref. (Amt due, \$15,345.35; taxes, &c, \$—.) Mort recorded Dec 26, 1896. By Samuel Marx. Jerome av, e s, 282.7 n Gun Hill road, 100x100, vacant. Minnie A Blanchard agt William Rosenzweig Realty Operating Co et al; A Lincoln Wescott, att'y, 135 Broadway; Moses R Ryttenberg, ref. (Amt due, \$8,694.64; taxes, &c, \$237.10.) Mort recorded Dec 8, 1905. By Joseph P Day.
3d av, Nos 4734 to 4740, e s (old line), *50 s 189th st, 72x30x59x72, 2-sty brk tenement and store. Dollar Savings Bank of the City of New York agt Mary Van Valkenburgh et al; Lexow, Mackellar & Wells, att'ys, 43 Cedar st; Wm T Keleher, ref. (Amt due, \$7,508.90; taxes, &c, \$357.67.) Mort recorded Feb 24, 1902. By James L Wells.

Jerome av, e s, 282.7 n Gun Hill road, 100x 100, vacant. Minnie A Blanchard agt William Rosenzweig Realty Operating Co et al; A Lincoln Wescott, att'y, 135 Broadway; Moses R Ryttenberg, ref. (Amt due, \$8,694.64; taxes, &c, \$237,10.) Mort recorded Dec 8, 1905. By Joseph P Day.

Franklin av, No 1372|s e cor Jefferson st, 45.2 Jefferson st, No 620 |x120, 2-sty frame dwelling and vacant. John C Gulick, att'y, 132 Nassau st; Francis Woodbridge, ref. (Amt due, \$100, vacant. Winnie A Blanchard construction statisty. Sales of all right, title, &c, which M McGormack Construction, title, &c, which M McGormack Construction, title, &c, which M McGormack Construction.

Broadway | s e cor Hawthorne st, runs e 100 Hawthorne st x s 119.3 x w 50 x w 50 x n 120.6 to beg, vacant.

Broadway, s s, 125 e Dyckman st, 100x157.1x100 x159.1, vacant. Sheriff's sale of all right, title, &c, which M McCormack Construction Co or Michael McCormack had on March 12 and March 14, 1908, or since; H A & C E Heydt, att'ys, 27 William st; Thomas F Foley, sheriff. By Joseph P Day.

80th st, No 215, n s, 225 w Amsterdam av, 25 x102.2, 5-sty stone front tenement. Eugenie H Meyer agt Madge I Hennen et al; McLoughlin & Martin, att'ys, 309 Broadway; William Klein, ref. (Amt due, \$10.394.26; taxes, &c, \$499.64; sub to a first mort of \$25,000.) Mort recorded Jan 2, 1901. 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.

&c. \$1,069.17.) Mort recorded June 7. 1907. By Joseph P Day.

May 15.

97th st, No 104, s s, 100 e Park av, 25x100.11, 5-sty stone front tenement. Moritz Weil agt Eliza W Rose et al; Max L Arnstein, att'y, 320 Broadway; Edw J McGean, ref. (Amt due, \$3,683.02; taxes, &c, \$—; sub to a first mort of \$25,000.) Mort recorded Aug 4, 1905. By Joseph P Day.

Park av, No 1982, w s, 24.10 n 133d st, 25.5x 86, 5-sty brk tenement and store. Julius Levy agt Louis Singer et al; Morris Cooper, att'y, 20 Vesey st; Almuth C Vandiver, ref. (Amt due, \$8,596.81; taxes, &c, \$300.) Mort recorded March 2, 1906. By Joseph P Day.

17th st, Nos 138 and 140, s s, 500 w 6th av, 42.2x92.1x38.5x92, vacant. William Rau agt E J Galway Building Co et al; M S & I S Isaacs att'ys, 52 William st; Geo W Hurlbut, ref. (Amt due, \$15,981.30; taxes, &c, \$374.64; sub to two morts aggregating \$30,000.) Mort recorded July 25, 1906. By L J Phillips & Co.

recorded July 25, 1906. By L J Finings & Co.

Chrystie st, Nos 138, 140 and part of 142|s e cor Delancey st

50.7x100, 6-sty brk tenement and store. Pincus Lowenfeld et al agt Isaac Kleinfeld et al; Arnstein & Levy, 128 Broadway; Henry Hirschberg, ref. (Amt due, \$5,772.07; taxes, &c, \$2,776.19.) Mort recorded April 3, 1907. By Joseph P Day.

Madison av, No 1994|n w cor 127th st, 20.4x35, 127th st

A Redfield et al, trustees, agt Wm E Finn et al; James, Schell & Elkus, att'ys, 170 Broadway; Wm A McQuaid, ref. (Amt due, \$16,400.90; taxes, &c, \$1,414.89.) Mort recorded March 22, 1902. By Joseph P Day.

May 16.

No Legal Sales advertised for this day.

No Legal Sales advertised for this day. May 18.

114th st. Nos 208 and 210, s s, 122.4 e 3d av, 42.3x100.11, 6-sty brk tenement and store. Joseph L Buttenweiser agt Solomon Drimmer et al; M S & I S Isaacs, attys, 52 William st; Geo L Lewis, ref. (Amt due, \$17.317.62; taxes, &c, \$777.19; sub to a mort of \$40,000.) Mort recorded Jan 2, 1906. By Joseph P Day.

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May 9, 1908

REAL ESTATE RECORDS

Key to abbreviations: 1st.—Q. C. is an abbr

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, emitting all covenants and warranty.

2d.—C. a. G. means a deed centaining 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 censideration, he really grants or conveys the property for a valuable consideration, and thus impliedly claims to be the ewner 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 enes, ewing 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

May 1, 2, 4, 5, 6 and 7.

(No. 19.)

BOROUGH OF MANHATTAN.

BOROUGH OF MANHATTAN.

Allen st, Nos 151 and 153, w s, 75 n Rivington st, 41.8x88.4, two
6-sty brk tenements and stores. Jennie Ginsburg to Meyer
Bloom and Morris Kaplan. Mort \$53,500. April 30. May 1,
1908. 2:416—29. A \$24,000—\$52,000. exch
Broad st, No 42| w s, about 128 s Exchange pl, runs s along Broad
New st, No 38| st, 21 x w 153.9 to e s New st, x n 32 x e 73.7 x
— 76.6 to beginning, part 8-sty brk and stone office and store
building. General Electric Co to Broadway-Cortlandt Co. May
1. May 4, 1908. 1:24—part lot 34. 450,000

Broome st, No 53, s s, 50 w Lewis st, 25x100, 5-sty brk tenement and store. Morris Weisberger to Samuel Newman. Mort.
\$35,500. May 5. May 6, 1908. 2:326—13. A \$14,000—\$31,000. other consid and 100

Canal st, Nos 336 to 340, s s, 25.11 e Church st, 51x41.7x49.11x
52.5, 8-sty brk loft and store building. Mimie Banner et al to
Joseph H Davis. Mort \$65,000. May 4. May 6, 1908. 1:210—5. A \$50,000—\$75,000.

Same property. S Morrill Banner EXR Simon Banner to same.
Mort \$65,000. May 4. May 6, 1908. 1:210. 105,000

Cannon st, No 61, w s, about 175 s Rivington st, 27x100, 5-sty brk
tenement and store. Isidor Silverman to Bernard Ojzerkis. All
title. May 5. May 6, 1908. 2:333—63. A \$17,000—\$33,000.
other consid and 100

Same property. Max Fuchs to Symon Fuchs. All title. May 5.

tenement and store. Isidor Silverman to Bernard Ojzerkis. All title. May 5. May 6, 1908. 2:333—63. A \$17,000—\$33,000. other consid and 100 Same property. Max Fuchs to Symon Fuchs. All title. May 5. May 6, 1908. 2:333. other consid and 100 Catharine st, No 84, w s, 151.3 n Cherry st, 24.8x100.2x25.2x 100.6, 5-sty brk tenement and store. Harry Pomrinse to Alfonso Panzera. Mort \$26,000. May 5, 1908. 1:252—52. A \$17,000—\$24,000. Centre st, Nos 43 and 45 w s, 54.5 s Pearl st, runs s 40.9 x w Lafayette st, Nos 15 and 17 32.8 to e s Lafayette st, x n 45.3 x e to 47.4 to beginning, two 3-sty brk office buildings. Irwin M Huebsch to Samuel Green. Mort \$54,000. Mar 16. May 5, 1908. 1:155—34. A \$35,000—\$43,000. other consid and 100 Cherry st, No 222, n s, 122.3 e Pike st, runs n 163.11 x e 37.9 x s 97.5 and 64. to st, x w 37.7 to beginning, 6-sty brk tenement and store. Joseph Guth to Bernard F Golden and John A Weekes. Mort \$75,000. April 30. May 7, 1908. 1:255—8. A \$28,000—P \$80,000.

Cherry st, No 217, s s, 49.3 e Pike st or slip, 20.8x60x21x60, 3-sty brk tenement. Christopher J Buckley to Edward E Buckley. Q C. April 27. May 1, 1908. 1:248—91. A \$4,000—\$6,000. nom Cherry st, No 217, s s, 49.3 e Pike slip, 20.8x60x20.11x60, 3-sty brk tenement. Release judgment. Edward E Buckley INDIVID and EXR Edward Buckley to Ellen Shields. April 30. May 1, 1908. 1:248—91. A \$4,000—\$6,000. nom Cherry st, Nos 133 and 135, s s, 159 e Catharine slip, 37.6x98, two 4-sty brk tenements and stores. Release mort. Rhinelander Real Estate Co to Michael A Rofrano. May 2. May 5, 1908. 1:-150—78 and 79. A \$10,000—\$14,000. nom Chrystie st, No 18, e s, 75 n Bayard st, 25.1x100.3, 5-sty brk tenement and store. Moses H Weinstein to The City of N Y. Q C. March 17. May 1, 1908. 1:291—2. A \$17,000—\$35,000. nom Chrystie st, No 111, w s, abt 75 n Grand st, 25x100, 6-sty brk tenement and store. Moses H Weinstein to The City of N Y. Q C. March 17. May 1, 1908. 1:291—2. A \$17,000—\$35,000.

Chrystie st, No 111, w s, abt 75 n Grand st, 25x100, 6-sty brk tenement and store. Release assignment of rents recorded July 25, 1907. London Realty Co to Annie Levy. Mar 30. May 6, 1908. 2:423—25. A \$20,000—\$40,000. 1,50. Columbia st, No 57, w s, 150 n Delancey st, 25x100, 5-sty brk tenement and store. Fannie Forsht or Forst et al to Samuel Forst of N Y, and Morris and Max Forst of Brooklyn. Morts \$34,200. April 2. May 5, 1908. 2:333—26. A \$15,000—\$27,-000.

000.

gift

Division st, No 251, s s, 27 e Montgomery st, 27x29.3x27x29.4, 3sty brk tenement. Max Wolf to Ferdinand T Hopkins, Jr. Q C.
Mar 20. May 5, 1908. 1:287—48. A \$6,000—\$7,000. nom

Division st, No 251, s s, 27 e Montgomery st, 27x29.3x27x29.4,
3-sty brk tenement. Ferdinand T Hopkins, Jr, to Abraham Davis.
May 4. May 5, 1908. 1:287—48. A \$6,000—\$7,000.

other consid and 100

Division st, No 105, s s, 21.5 w Pike st, 21.4x53.3x21.3x53, 3-sty
brk loft and store building. Joseph M Harris and ano to David
Shaff, Samuel J Silberman and Fajbush Libman. May 1. May 4,
1908. 1:282—67. A \$11,000—\$15,000.

Eldridge st, No 43, w s, 100 n Canal st, 25.10x100, 5-sty brk tenement and store. Morts \$45,000. 1:301—29. A \$23,000—\$43,000.

Willett st, Nos 85 and 87, w s, 150 n Rivington st, 40x100, 6-sty
brk tenement and store. Mort \$52,000. 2:339—28. A \$25,000

—\$58,000.

Other tonsid and 100

Division st, Nos 78 and 80 s w cor Park av 20x100.11 6-sty brk

—\$58,000. 99th st, No

Elizabeth st, No 176. Power of Attorney. Michael O Rini. April 27. May 4, 1908.

Essex st, No 11, w s, about 175 s Hester st, 25x87.6, 5-sty brk tenement and store. Abraham Halprin to Julius Kaplan. Mort \$46,000. May 5. May 6, 1908. 1:297—24. A \$25,000—\$40,000.

other consid and 100 front st, No 263 (259), s s, about 25 e Dover st, runs e 21.6 x s 70.10 x w 14.4 x n 5.11 x w 6 x n 64.8 to beginning, 5-sty brk loft and store building. Marie C Post and ano to Henry Leerburger. April 11. May 1, 1908. 1:108—10. A \$6,100—\$12,000.

Front st, No 148, n s, about 60 w Maiden Lane, 20.2x69.10x23x 69.4, s w s, 3-sty brk loft and store building. Lillian Dowdell to Alpin I Dunn. Mort \$16,000. May 1, 1908. 1:38—31. A \$12,100—\$16,000. Hamilton pl, No 51 sty brk tenement. Joseph H Davis to S Morrill Banner. Mort \$120,000. April 30. May 6, 1908. 7:-2071—15. A \$22,000—\$—. other consid and 100 Henry st, No 253, n s, 19.1 e Montgomery st, 28x84.4x28x85.8, 5-sty brk tenement. Israel Kirschenbluth to Annie Kirschenbluth. Q C. Mort \$39,000. May 4, May 5, 1908. 1:287—2. A \$19,000—\$35,000.

\$19,000—\$35,000.

Hospital or Asylum lane, s s, 375 w Amsterdam av, 75x— to c l block between 112th and 113th sts, being a gore lying in rear of lots on 112th st owned by party 2d part, vacant. The Society of N Y Hospital to Edw J Moloughney. B & S. May 4, 1908. 7:1884.

Leonard st, No 50, s s, about 130 e West Broadway, 24.4x100, 5-sty brk loft and store building. Ida B Kelly to Emma V Jolley and Margaret Pettit, of Philadelphia, Pa. ½ part. Mort \$8,000. April 29. May 2, 1908. 1:176—23. A \$32,000—\$45,000.

Le Roy st, No 9, n s, about 95 w Bleecker st, 28x90, 3-sty brk tenement and 1 and 2-sty frame and brk stable in rear. Eliz Sherwood et al EXRS, &c, James D Sherwood to Eliz A French. April 1. May 4, 1908. 2:586—73. A \$12,500—\$16,000. 14,000 Lewis st, No 66, e s, 80 s Rivington st, 20x50, 3-sty brk tenement and store. Hyman Kunkel to Celia Stern. Mort \$7,400. April 29. May 1, 1908. 2:328—45. A \$6,000—\$7,000. other consid and 100 Lewis at No 53, we also a placement at \$150.00 depth at the left tenement.

Lewis st, No 53, w s, 150 n Delancey st, 25x100, 4-sty brk tenement and store and 3-sty brk tenement in rear. Dora Graff to Annie Graff. Morts \$29,250. Oct 12, 1907. May 5, 1908. 2:-328-26. A \$13,000-\$19,000. other consid and 100 Ludlow st, No 67, n w s, 87.6 n e Grand st, 25.5x87.6, 6-sty brk tenement and store. Aaron Kleegler to Kotzen Realty Co. Mt \$40,650. May 6. May 7, 1908. 2:408-20. A \$20,000-\$36,000.

Macdougal st, No 18, e s, 225.6 n Spring st, 25x100, 2-sty brk tenement. Annie Erskine et al to Carlo Salvati. April 20. May 1, 1908. 2:504—9. A \$14,000—\$15,500. 17,750

Macdougal st, No 18, e s, abt 225 n Spring st, -x-, 2-sty brk tenement, being all right, title and interest in estate of Eliz H Barclay decd. Benjamin Taffarr, Philadelphia, Pa, to Annie Erskine, of Philadelphia, Pa. B & S. Dec 7, 1906. May 4, 1908. 3:504—9. A \$14,000—\$15,500. nom

Macombs pl, late | n w cor 152d st, 85.1x109.7x74.11x69.2, wacant. Michael Bonn to Sarah Cohen. 152d st | Morts \$25,000. May 1, 1908. 7:2038—9. no

Madison st, No 397, n s, 100 e Jackson st, 25x37.2x25x38.10, 5-sty brk tenement and store. Nathan Lacher to Louis Stein. ½ part. Morts \$12,000. May 1. May 6, 1908. 1:265—59. A \$8,000—\$12,000.

\$8,000—\$12,000.

Madison st, No 178, s s, about 240 e Pike st, 25.1x100, 4-sty brk tenem't and store and 4-sty brk tenem't in rear. Hyman Levine to Louis Oshansky. 1-3 part. Mort \$31,000. April 20. May 1, 1908. 1:272—36. A \$18,000—\$23,000. other consid and 100 Nichols pl, n w s, about 800 s w Prescott av, being lot 516, map (No 725), part 3d of Dyckman Homestead property, begins at s w s lot 515, runs n w 190 x w 254.1 x s e 161.8 x n e 208.6 to pl, x n on curve, 62.10 to beginning, vacant. American Real Estate Co to Woodbury G Langdon. May 4, 1908. 8:2255—1. A \$6,000—\$6,000.

Prince st, No 101, n s, 75 e Greene st, 25x99.8, 3-sty brk loft and store building and 1-sty frame shop in rear. PARTITION, Oct 30, 1907. Emil Goldmark ref to Rebecca S Kettell, of Passaic, N J. April 30. May 1, 1908. 2:513—36. A \$38,000—\$40,000.

Prince st, Nos 8 to 14 | s e cor Elizabeth st, 96.7x99x92.8x Elizabeth st, Nos 212 to 216 | 121.3, six 5-sty brk tenements and stores. Timothy J M Murray to May L Barrett and Alice J Murray. 1-3 part. All liens. May 6, 1908. 2492—14 to 17. A 68,500—\$90,000. other consid and 100 Rivington st, No 365, s s, 20 e Tompkins st, runs s 70 x e 40 x s 22 x e 40 x n 92 to st, x w 80 to beginning. Rivington st, No 357 | s e cor Tompkins st, 20x70, 1-sty brk Tompkins st, No 56 | storage. PARTITION, Mar 31, 1908. Dudley F Malone ref to John A McCarthy. May 6. May 7, 1908. 2;319—13. A \$25,000—\$30,000. 49,250 Sheriff st, No 59, w s, 175 s Rivington st, 25x100, 4-sty brk tenement and store. Frederick Ruhmann HEIR, &c, Ernst H Ruhmann to Ernest Ruhmann, of Brooklyn. All title. Q C. April 30. May 1, 1908. 2:338—65. A \$17,000—\$18,000. nom

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ABE KASSEL, 120 East 73d Street.

Thompson st, No 15, w s, abt 80 s Grand st, 20x100, with all title to alley adj on north, 5-sty brk tenement and store and 4-sty brk building in rear. Margarite Fischer to James S Lawson, of Brooklyn. ½ part. Morts \$17,600. April 24. May 7, 1908. 1:227—56. A \$12,000—\$17,500. nom Thompson st, No 89, w s, 100 n Spring st, 25x100, 2-sty brk tenement and store and 3-sty frame tenement in rear. Alfred L M Bullowa to Arthur M Bullowa. 1-10 part. April 8. May 6, 1908. 2:503—35. A \$15,000—\$16,000. other consid and 100 Same property. Arthur M Bullowa et al to Emilie M Bullowa. 9-10 parts. May 4. May 6, 1908. 2:503. nom Varick st, No 65, n w s, 68 s w Vestry st, 22x—x22x62.3, 3-sty brk tenement and store. Thomas Black et al to Cath B Lindsay, of Rahway, N J, Mary B Young of N Y, John I Black, of Minneapolis, Minn, and Wm S Black, of Philadelphia, Pa. 1-5 part. B & S. May 17, 1907. May 7, 1908. 1:220—17. A \$9,-000—\$10,500.

000—\$10,500.

Same property. John I Black to Cath B Lindsay, of Rahway, N J.

All title, B & S. June 14, 1907. May 7, 1908. 1:220. 2,500

Washington st, Nos 611 to 615| s e cor Morton st, runs e 67.2 x s

Morton st, No 98 | 37.1 x w 2.9 x s 19.4 x w 64.10 to

st, x n 56.4 to beginning, threee 3-sty brk tenements and store
on corner. Release mort. Title Guarantee & Trust Co to Wm

H Jacobus. May 4. May 6, 1908. 2:602—34 to 36. A \$21,000

—\$24,500. nom

\$14,000—\$23,000.

Same property. Heinrich Werner et al HEIRS, &c., Friedrich Werner to same. Q C. April 29. May 1, 1908. 2:401. not 6th st E, No 703, n s, 83 e Av C, 22.5x90.10, 4-sty brk loft and store building. Joseph Wolkenberg to Wolf Wolkenberg. All liens. May 4. May 5, 1908. 2:376—62. A \$13,000—\$18,000. other consid and 10 6th st E, No 537, n s, 136 w Av B, 30x90.10, 5-sty brk tenement and store.

6th st E, No 537, n s, 136 w Av B, 30x90.10, 5-sty brk tenement and store.

Av A, Nos 110 and 112 | s e cor 7th st, runs e 275 x s 90.10 x w 7th st, Nos 134 to 144 | 200 x n 54 x w 75 to e s Av A, x n 7th st, Nos 158 and 160 | 36.10 to beginning, eight 5 and two on map Nos 132 to 148 | 4-sty brk tenements and stores. |

Trust deed. Henry C Drayton to John McL Nash and James C Drayton in trust. 1-3 part. Feb 8, 1904. May 2, 1908. 2:402—47 and 9 to 18. A \$170,000—\$269,000. nor 6th st E, No 537, n s, 136 w Av B, 30x90.10, 5-sty brk tenement and store.

Av A, Nos 110 and 112 | s e cor 7th 7th st, Nos 134, 136, 138, 140, 142, 144, 158 and 160| st, runs e 275 on map Nos 132 to 148 | x s 90.10 x w 200 x n 54 x w 75 to av, x n 36.10 to beginning, eight 5 and two 4-sty brk tenements and stores.

Trust deed, Caroline A Drayton to John McL Nash and James C Drayton. 1-3 part. April 14. May 2, 1908. 2:402—47 and 9 to 18. A \$170,000—\$269,000. nor 6th st E, No 512, s w s, 199.9 s e Av A, 25.1x97, 5-sty brk tenement and store. Joseph Wanner to Maria wife Joseph Wanner, of Fort Lee, N J. For life only; party 1st part reserves life estate. April 27. May 2, 1908. 2:401—16. A \$14,000—\$23,000.

th st E, No 64, s s, 300 e 2d av, 25x91, 3-sty brk tenement. Statement correcting name of grantee in deed recorded July 3, 1889, which should read the TRUSTEES of the German Evangelical Lutheran Church of St Marks in City of N Y. May 5, 1908. May 7, 1908. 2:448. 7th st E,

May 7, 1908. 2:448.

May 7, 1908. 2:448.

In st E, No 619, n s, about 265 e Av B, 25x92.3, 4-sty brk tenement and store and 4-sty brk tenement in rear. Harris Brown to Aaron Silverman. Mort \$18,000. Mar 27. May 6, 1908. 2:392—53. A \$16,000—\$19,000. other consid and 100 ame property. Aaron Silverman to Lena and Dora Silverman. Mort \$18,000. Mar 27. May 6, 1908. 2:392. other consid and 100 other consideration other co

9th st E, No 623, n s, 333 w Av C, 25x92.3, 7-sty brk tenement and store. Isidor Silverman to Bernard Ojzerkis. All title. May 5. May 6, 1908. 2:392—51. A \$16,000—\$37,000. other consid and 100 9th st E, No 224 (195), s s, 265.2 w 2d av, 21x75x20.10x75, 2-sty brk building and store. Joseph Wolkenberg to Joshua Kantrowitz and Moses Esberg. Mort \$11,500. June 21, 1907. May 2, 1908. 2:464—22. A \$8,000—\$10,000. other consid and 100 11th st E, No 507, n s, 95.6 e Av A, 25x103.3, 5-sty brk tenement and store. Simon Grun to Tony Grun. Mort \$11,000. May 2. May 4, 1908. 2:405—58. A \$15,000—\$22,000. other consid and 100 13th st E, No 646 and 648 s s, 70 m to 6

other consid and 100 n 49 x w 25 x n 131.6 to st, x e 38 to beginning, 6-sty brk tenement and store. Joseph Wolkenberg to Bertha wife Joseph Wolkenberg. All liens. May 2. May 4, 1908. 2:395—29 and 30. A \$20,000—\$32,000. 14th st E. No 429, n s, 219 w Av A, 25x103.3, 6-sty brk tenement and store. Simon Grun to Tony Grun. Mort \$19,000. May 2. May 4, 1908. 3:946—16. A \$13,000—\$19,500.

other consid and 100 14th st E, No 422, s w s, 294 s e 1st av, 25x137.1 to n s Stuy-vesant st x29.10x153.5, 5-sty brk tenement and store. Mort

13th st E, Nos 423 to 429, n s, 270.1 w Av A, 69.8 to c 1 old Stuyvesant st, x n e 83.1 x s 45.11 to beginning, gore, 3-sty

brk tenement and store and 1-sty frame store and vacant.
Thos J Bannon to Robert Lawrence. All liens. April 30. May
2, 1908. 2:441—18. A \$15,000—\$22,000 and 47 to 50. A \$20, 2, 1908. 2.4 000—\$22,000. 5th st E, No

nc. E, No 435, n s, 119 w Av A, 25x103.3, 6-sty brk tenement ore. John Rupp to Katie Rupp and Emma Stahl. All May 4, 1908. 3:947—21. A \$11,000—\$20,000.

15th st E, No 435, n s, 119 w Av A, 25x103.3, 6-sty brk tenement and store. John Rupp to Katie Rupp and Emma Stahl. All liens. May 4, 1908. 3:947—21. A \$11,000—\$20,000. other consid and 100 17th st W, Nos 33 and 35, n s, 485 w 5th av, runs n 97 x w 25 x s 5 x w 25 x s 92 to st, x e 50 to beginning, 11-sty brk and stone loft, office and store building. Raymond Lockwood to Ormond Realty Co, a corpn. Mort \$210,000. Mar 31. May 6, 1908. 3:819—19. A \$80,000—\$— other consid and 100 19th st E, No 441, on map Nos 441 and 443, n s, 93.10 w Av A, 29.6592, 5-sty brk loft and store building. Catharine M Burke to Luke A Burke. Mort \$12,000. Jan 22, 1896. May 6, 1908. 3:951—24. A \$10,500—\$19,500. nom 21st st E, No 22, s s, 123.5 e Broadway, 25x92, 8-sty brk and stone loft, office and store building. Henry P Litchfield to Bertifield Realty Co, a corpn. B & S. Mort \$80,000. April 25. May 6, 1908. 3:849—60. A \$50,000—\$125,000. nom 23d st W, No 202, s s, 25 w 7th av, 25x80, 5-sty brk tenement and store. Asher Jacobson to Rebecca Miller. Mort \$31,000. May 5, 1908. 3:772—50. A \$32,000—\$36,000. nom 23d st W, No 202, s s, 25 w 7th av, 25x80, 5-sty brk tenement and store. Israel Miller to Asher Jacobson. Mort \$31,000. May 5, 1908. 3:772—50. A \$32,000—\$36,000. nom 23d st W, No 25x, s 5, 150 e 8th av, 25x89, 5-sty brk building and store. Jere W Dimick to John J Cavanagh. Mort \$40,000. April 30. May 1, 1908. 3:772—76. A \$36,000—\$45,000. april 30. May 1, 1908. 3:772—76. A \$36,000—\$45,000. May 1, 1908. 3:748—15. A \$12,000—\$30,000. other consid and 100 25th st W, Nos 45 to 51, n s, 125 e 6th av, 70x98.9, three 4-sty brk and stone dwellings. K Frances Coleman to Building & Engineering Co. Mort \$176,000. May 1. May 4, 1908. 3:827—9 to 11. A \$180,000—\$201,000. other consid and 100 25th st W, Nos 45 to 49, n s, 150 e 6th av, 75x98.9, 4-sty stone front dwelling. Sarah 1 Crane widow to K Frances Coleman. Morts \$110,000. April 30. May 2, 1908. 3:827—9 to 11. A \$135,000 —\$100. other consid and 100 25th st W, No 238, s s, 342.8 e 8th av, 21.3598.9

27th st W, No 43, n s, 250 e 6th av, 25x98.9, 9-sty brk and stone loft, office and store building. The Advance Realty & Construction Co to Jefferson De Mont Thompson. Morts \$105,000. April 30. May 1, 1908. 3:829—13. A \$55,000—\$90,000. nom 27th st W, Nos 30 and 32, s s, 291.6 e 6th av, 33.6x98.9, two 4-sty stone front dwellings. Henry Leerburger to Fredk T Street, of Paterson, N J. Mort \$70,000. April 29. May 1, 1908. 3:828—65 and 66. A \$72,000—\$80,000. other consid and 100 30th st E, No 34, s s, 196 e Madison av, 34x98.9, 2-sty frame dwelling. George Rosenfeld to Emanuel Doctor. Mort \$60,000. April 30. May 2, 1908. 3:859—58. A \$59,000—\$60,500. nom 30th st W, No 323, n s, 298 w 8th av, 23x98.9, 3-sty stone front dwelling. Mary E Corse widow to James W Gallagher. Mort \$10,000. April 30. May 4, 1908. 3:754—26. A \$11,500—\$14,500.

dwelling. Mary E Corse widow to James W Gallagher. Mort \$10,000. April 30. May 4, 1908. 3:754-26. A \$11,500-\$14,500. other consid and 100 31st st W, No 114, s s, 183.4 w 6th av, 21.10x107.3x21.4x103, 4-sty stone front tenement and store. Marie Ster to John H Snell. Morts \$55,000. May 6. May 7, 1908. 3:806-51. A \$34,000-\$37,000. other consid and 100 32d st E, No 313, n s, 180 e 2d av, 20x98.9, 4-sty brk tenement. Wm A Hayes and ano EXRS John Hayes to Vito A Paterno. Mort \$8,500. April 30. May 1, 1908. 3:938-9. A \$7,000-\$9,000.

\$8,500. April 30. May 1, 1908. 3:938—9. A \$7,000—\$9,000. 10,500
32d st E, Nos 335 and 337, n s, 200 w 1st av, 50x98.9, two 4-sty brk tenements and stores and 2-sty brk building in rear. Merida Realty Co and ano to Isaac Sakolski, B & S and C a G. Mort \$20,000. April 30. May 5, 1908. 3:938—19 and 20. A \$18,000—\$22,500.

32d st E, Nos 335 and 337, n s, 200 w 1st av, 50x98.9, two 4-sty brk tenements and stores and 2-sty brk building in rear. Isaac Sakolski to Merida Realty Co and Milton M Eisman. B & S. and C a G. Mort \$20,000. April 30. May 5, 1908. 3:938—19 and 20. A \$18,000—\$22,500. other consid and 100 32d st W, No 138, s s, 395 w 6th av, runs s 30 x w 0.6 x s 20 x w 4.6 x n 1 x w 15 x n 48.11 to st, x e 20 to beginning.
32d st W, No 140, s s, 415 w 6th av, 20x49x20x48.11, Two 3-sty brk tenements.
Investors & Traders Realty Co to Knickerbocker Mortgage & Realty Co. Mort \$85,000. April 30. May 6, 1908. 3:807—62 and 63. A \$62,000—\$65,000.

37th st E, No 217, n s, 213.4 e 3d av, 16.8x88.6x16.10x90.11, 4-sty brk tenement and store. Jacob Hauenstein to Mary L Higgins, of London, Eng. Mort \$5,000. May 1, 1908. 3:918—12. A \$6,-400—\$9,000.

37th st W, No 36 and 38, s s, 495 w 5th av, 51x98.9, 10-sty brk and stone loft, office and store building. Thos R Ball to Ball Realty Co. C a G. Morts on No 36, \$50,000. Sept 26, 1906. May 6, 1908. 3:838—70. A \$147,000—P \$155,000. other consid and 100 40th st W, No 204, s s, 114.6 w 7th av, 14.3x98.9, 4-sty brk tene-

40th st'W, No 204, s s, 114.6 w 7th av, 14.3x98.9, 4-sty brk tenement. FORECLOSE, Mar 24, 1908. Daniel F Cohalan Ref to Sundel Hyman. April 22. May 6, 1908. 3:789—45. A \$10,-000—\$13,000.

43d st W, No 450, s s, 293 e 10th av, 19x100.5, 4-sty brk dwelling. Anna Dietz to John Canning. Mort \$4,000. May 2. May 4, 1908. 4:1052—53. A \$8,000—\$10,500. other consid and 100

May 9, 1908

46th st E, Nos 162 and 164, on map No 162, s s, 100 w 3d av, 40x100.5, 5-sty stone front tenement. The Maze Realty Co to Henry Wallbott. Mort \$30,000. April 28. May 1, 1908. 5:1300—41. A \$30,000—\$50,000.

47th st W, Nos 525 and 527, n s, 400 e 11th av, 50x100.5, 4-sty brk tenement and 3-sty brk tenement in rear and 4-sty frame tenement. Charles Brandt to Fredk H Kastens. ½ part. Mort \$15,000. April 24. May 5, 1908. 4:1076—17 and 18. A \$15,000—\$17,000.

47th st W, No 171, n s, 80 e 7th av, 20x100.4, 3-sty stone front dwelling. Godric McGowan to Ada L Westcott, Stephen C Millett and Henry E Black, EXRS, &c, Robert E Westcott. Morts \$70,000. May 6, 1908. 4:1000—1 D. A \$33,000—\$35,000. other consid and 100 47th st W, No 171, n s, 80 e 7th av, 20x100.4, 3-sty stone front dwelling. Lillie McGovern to Godric McGowan Mort \$20,000. May 6, 1908. 4:1000—1 D. A \$33,000—\$35,000. other consid and 100 48th st E, No 19, n s, 300 e 5th av, 25x100.5, 4-sty stone front dwelling. James A Goldsmith et al to Charter Realty Co. April 15. May 1, 1908. 5:1284—13. A \$70,000—\$77,000.

49th st W, No 320, s s, 325 w 8th av, 25x100.5, 5-sty stone front ment and store. Peter L Ughetta DEVISEE Giovanni B Ughetta to John F Wohltmann. Mort \$12,000. May 5. May 6, 1908. 4:1039—46. A \$14,000—\$25,000. other consid and 100 50th st E, No 152, s, 127.6 w 3d av, 20x100.5, 5-sty stone front tenement. Henry Wallbott to Maze Realty Co. April 29. May 1, 1908. 5:1304—42. A \$10,000—\$16,000. exch and 100 50th st E, No 313 and 321, n s, 170 e 2d av, runs n 100.5 x w 7 x n 30 x e 112 x s 52.5 x w 20 x s 76.10 to st x w 85 to beginning, 3-sty stone front terory, 1-sty stone church and 2-sty brk school. Beekman Hill Methodist Episcopal Church to N Y City Church Extension and Missionary Society of the Methodist Episcopal Church. B & S. Mar 31. May 6, 1908. 5:1343—1 0and 100. A\$42,000—\$7,000 and exempt.

52d st W, No 16, s, 225 by 5th av, 25x100.5, 5-sty stone front enement and 2-sty brk and frame shop. Wm P Rinckhoff to American Distilled Water Co, a corpn. Mort \$

54th st W, No 236, s s, about 105 w Broadway, —x—, 2-sty brk store. Deed of trust of the sum of \$25,000. Daniel A Loring to Francis L Loring Sr, Joseph C Hand and Daniel A Loring Jr for benefit of Frank L Loring Jr and Stella L his wife. April 8. May 1, 1908. 4:1025—50. A \$32,000—\$37,000.

54th st W, No 439 | n s, 250 e 10th av, 25x200.10 to s s 55th st, 55th st W, No 444 | 3-sty frame tenement and store and 1-sty frame stable.

54th st W, No 434 | 3-sty frame tenement and store and 1-sty frame stable.

54th st W, No 441, n s, 225 e 10th av, 25x100.5, 2-sty frame building and 2-sty frame stable in rear.

Alexander Tofts to Henry Miller, All liens, June 26, 1907.

May 6, 1908, 4:1064—10, 11 and 54. A \$28,500—\$29,500. 100

56th st W, Nos 338 and 340, s s, 275 e 9th av, 50x100.5, 6-sty brk tenement. Peter D Plunkett to Thomas Healy. Mort \$70,000. April 27. May 2, 1908, 4:1046—52. A \$35,000—\$80,000.

59th st E, Nos 9 to 13, n s, 175 e 5th av, 75x100.5, three 5-sty brk and stone front office and store buildings. John Purcell to Henry Sidenberg. Mort \$190,000. May 5, 1908, 5:1374—9. A \$300,000—\$375,600.

Same property. Henry Sidenberg to John Purcell. Mort \$69,000. May 5, 1908. 5:1374.

60th st E, No 131, n s, 85 w Lexington av, 20x100.5, 4-sty and basement stone front dwelling. Norbert Stadtmueller to Theo C Janeway. Mort \$16,000. May 7, 1908. 5:1395—13½. A \$25,000—\$30,000.

60th st E, No 131, n s, 85 w Lexington av, 20x100.5, 4-sty and basement stone front dwelling. Carl Stadtmueller to Norbert Stadtmueller. Q C. April 25, 1908. May 7, 1908. 5:1395—13½. A \$25,000—\$30,000.

Same property. Norbert Stadtmueller to Carl Stadtmueller. Mort \$20,000. May 5, 1902. May 7, 1908. 5:1395—13½. A \$25,000—\$30,000.

Same property. Norbert Stadtmueller to Carl Stadtmueller. Mort \$20,000. May 5, 1902. May 7, 1908. 5:1395.

\$25,000—\$30,000.

Same property. Norbert Stadtmueller to Carl Stadtmueller. Mort \$20,000. May 5, 1902. May 7, 1908. 5:1395.

60th st E, No 112, s s, 120 e Park av, 20x100.5, 4-sty and basement stone front dwelling. Anna Schroeder to Fredk W Herbert. Mort \$22,000. April 21. May 4, 1908. 5:1394—68. A \$25,000

60th st E, No 112, s s, 120 e Park av, 20x100.5, 4-sty and basement stone front dwelling. Anna Schroeder to Fredk W Herbert. Mort \$22,000. April 21. May 4, 1908. 5:1394—68. A \$25,000—\$31,000. nom basement stone front dwelling. Simon Fox to Helen M Phelps. Mort \$10,000. May 1. May 5, 1908. 5:1396—11. A \$30,000—\$35,000. nom 61st st W. No 208, s s, 125 w Amsterdam av, 25x100.8. ltwo 5-sty brk tenements and stores. Isaac Schreiber to Jacob R Schiff. 2-3 parts. All title. Mort \$37,000. Feb 24. May 1, 1908. 4:1152—38 and 40. A \$12,-000—\$28,000. dther consid and 100 61st st W, No 212, s s, 175 e West End av, 25x100.5, 5-sty brk tenement and store. Morris Goldstein to Jacob Hassin of Brooklyn. Mort \$19,800. April 1. May 6, 1908. 4:1153—8. A \$6,-000—\$14,000. dther consid and 100 62d st W, No 143, n s, 300 e Amsterdam av, 25x100.5, 5-sty brk tenement. Adele Weil to Louise Fox. Morts \$22,650. May 5. May 6, 1908. 4:1134—13. A \$13,000—\$25,000. nom Same property. Louise Fox to Adele Weil. Morts \$21,650. May 5. May 6, 1908. 4:1134. A \$13,000—\$25,000. nom 64th st W, Nos 208 and 210, s s, 150 w Amsterdam av, 50x100.5, two 5-sty brk tenements. Release judgment. Chelsea Exchange Bank to John A Moore. May 2. May 5, 1908. 4:1155—39 and 40. A \$12,000—\$30,000. nom Same property. Release judgment. New Netherland Bank, N Y, to same. May 1. May 5, 1908. 4:1155. 500 64th st W. Nos 208 and 210, s s, 150 w Amsterdam av, 50x100.5, two 5-sty brk tenements. Release judgment. Wm and Thomas Farrell to same, May 1. May 5, 1908. 4:1155. 500 64th st W. Nos 208 and 210, s s, 150 w Amsterdam av, 50x100.5, two 5-sty brk tenements. John A Moore to Cornelius J Crowley. Mort \$27,000. May 4. May 5, 1908. 4:1155—39 and 40. A \$12,000—\$30,000. nom 65th st W. Nos 208 and 210, s s, 150 w Amsterdam av, 50x100.5, two 5-sty brk tenements. John A Moore to Cornelius J Crowley. Mort \$27,000. May 4. May 5, 1908. 4:1155—39 and 40. A \$12,000—\$30,000. nom 65th st W. No 20, s s, 275 w Central Park West, 25x100.5, 5-sty brk tenement. Mary H Soley to Joseph H Jasper and J

71st st W, No 251, n s, 275 e West End av, 16.8x102.2, 4-sty and basement stone front dwelling. Adele D Bergtold et al to Thos J Fogarty. Mort \$15,000. April 20. May 1, 1908. 4:1163—12. A \$11,000—\$18,000. other consid and 100 73d st E, No 213, n s, 185 e 3d av, 25x102.2, 5-sty stone front tenement. Aaron Shulman et al to Ida L Cohen. Mort \$21,900. April 17. May 4, 1908. 5:1428—8. A \$11,000—\$23,000. 100 74th st E, No 340, s s, 225 w Ist av, 25x102.2, 4-sty brk tenement. Release annuity, &c. Sarah A Sibell to Julia A Budlong, of Frankfort, N Y. April 22. May 6, 1908. 5:1448—36. A \$9,-000—\$13,500. nom Same property. Release annuity, &c. Julia A Budlong to Edward M Budlong. April 27. May 6, 1908. 5:1448. nom 75th st E, No 515, n s, 323 e Av A, 25x95.7x25.4x99.9, 5-sty brk tenement. Charles Sachar to Ernest N Adler. Mort \$15,000. April 30. May 2, 1908. 5:1487—14. A \$6,000—\$16,000. other consid and 100

75th st E, Nos 535 to 539, n s, 572.6 e Av A, 73.6x102.2, 5-sty brk loft and store huilding and 2-sty frame building in rear. Steffen Dieckmann to John Blumers. Q C and correction deed. Mort \$15,000. Oct 15, 1903. May 6, 1908. 5:1487-23. A \$14,000-

\$15,000. Oct 15, 1903. May 6, 1908. 5:1487—23. A \$14,000— \$40,000. nom 80th st W, s s, 250 w Amsterdam av, 48.3x102.2, vacant. Clementine G Lawrence to Gustavus L Lawrence. C a G. All liens. Feb 20. May 4, 1908. 4:1227—43. \$——\$—— nom 80th st W, No 324, s s, 239 w West End av, runs s 64.2 x w 24.6 x n 26.8 x e 0.6 x n 37.6 to st x e 24 to beginning, 5-sty stone front dwelling. Carrie A and Harry Murphy EXRS, &c, John J Murphy to John W McConnochie. Apr 29. May 2, 1908. 4:1244—25. A \$12,000—\$31,000. other consid and 1,000 80th st W, No 324, s s, 239 w West End av, runs s 64.2 x w 24.6 x n 26.8 x e 0.6 x n 37.6 to st x e 24 to beginning, 5-sty stone front dwelling. John W McConnochie to Herman Aaron. B & S. Mort \$30,000. May 1. May 2, 1908. 4:1244—25. A \$12,000—\$31,000. sty stone front \$31,000. S11, n s, 200 e 2d av, 25x102.2, 5-sty stone front

\$31,000. Slst st E, No 311, n s, 200 e 2d av, 25x102.2, 5-sty stone front tenement. Delta Realty Co to Franziska M Britting. Mort \$24,-500. May 1, 1908. 5:1544—9. A \$8,500—\$20,000.

85th st W, No 337, n s, 355 w West End av, runs n 102.2 x w 20 x s 42.2 x e 0.6 x s 55 x w 0.6 x s 5 to st, x e 20 to beginning, 3-sty and basement brk dwelling. Sophia E Blake to Conrad R Schmitt. Mort \$13,500. May 5. May 6, 1908. 4:1247—18. A \$12,000—\$21,000.

Same property. Conrad R Schmitt to Fred M Blake. Mort \$13,500. May 5. May 6, 1908. 4:1247.

Source State W, No 337, n s, 355 w West End av, runs n 102.2 x w 20 x s 42.6 x e 0.6 x s 55 x w 0.6 x s 5 to st, x e 20 to beginning, 3-sty and basement brk dwelling. Emma L M Owston to Sophia E Blake. May 5. May 6, 1908. 4:1247—18. A \$12,000—\$21,000.

Source State Blake. May 5. May 6, 1908. 4:1247—18. A \$12,000—other considerance of the consideranc

3-sty and basement brk dwelling. Emma L M Owston to Sophia E Blake. May 5. May 6, 1908. 4:1247—18. A \$12,000—\$21,000. other consid and 100 S6th st W, Nos 272 and 274, s s, 119.6 w Broadway, 40x102.2, two 5-sty stone front dwellings. Lilly W Barney to Barney Estate Co. Mort \$21,000. April 29. May 1, 1908. 4:1233—57½ and 58. A \$30,000—\$62,000. nom S7th st E, No 120, s s, 235.7 e Park av, 17.5x100.8, 4-sty stone front tenement. Charles Struppmann, Jr, et al to Thomas Nelson, Jr, and Edward G Halsey EXRS, &c, Thomas Nelson. Q C. April 28. May 1, 1908. 5:1515—62. A \$9,000—\$13,500. nom S7th st E, No 120, s s, 236.7 e Park av, 17.5x100.8, 4-sty stone front tenement. Matilda Hartzell to Thomas Nelson. Jr, and Edward G Halsey EXRS and TRUSTEES Thomas Nelson. Jr, and Edward G Halsey EXRS and TRUSTEES Thomas Nelson. Q C. April 24. May 1, 1908. 5:1515—62. A \$9,000—\$13,500. nom S8th st E, No 5, n s, 127.8 e 5th av, 27.6x100.8, 5-sty stone front dwelling. Wesley Thorn to Cornelia De Koven Douglas. Mort \$100,000. April 4. May 2, 1908. 5:1500—6. A \$55,000—\$135,000. other consid and 100 90th st W, No 8, s s, 163 & Central Park West, —x100.8x18x100.8, 4-sty and basement stone front dwelling. Herman G May to Wm L Mach. Mort \$13,000. May 1. May 5, 1908. 4:1203—39. A \$12,500—\$23,000. nom

\$12,500—\$23,000.

Same property. Wm L Mach to Herman G May. Mort \$19,000. May

1. May 5, 1908. 4:1203.

93d st E, No 332, s s, 175 w 1st av, 25x100.8, 5-sty brk tenement. John C Motzer to Adam and Helena Greim: Morts \$14,-500. April 28. May 1, 1908. 5:1555—34. A \$8,000—\$17,000.

94th st W, No 133, n s, 446 e Amsterdam av, 16x100.8, 3-sty and basement stone front dwelling. Charles Gahren to Isabella S Williamson. Mort \$10,000. April 27. May 7, 1908. 4:1225—19. A \$8,000—\$13,000. Other consid and 100 96th st W, No 330, s s, 350 w West End av, 25x100.8, 3-sty brk tenement and store. Roswell D Williams to Sydney A Williams. C a G. Mort \$11,000. April 30. May 5, 1908. 4:1253—91. A \$12,000—\$17,000. April 30. May 5, 1908. 4:1253—91. A \$12,000—\$17,000. April 30. May 5, 1908. 4:1253—91. A \$12,000—\$17,000. April 30. May 5, 1908. 4:1253—91. A nom 97th st E, Nos 204 to 208, s s, 100 e 3d av, 81x100.11, three 4-sty stone front tenements. Denis M Sheerin to Joseph Guth. Mort \$36,000. May 6. May 7, 1908. 6:1646—42 to 44. A \$25,500.—\$48,000. Nom 97th st E, Nos 204 to 208, s s, 100 e 3d av, 81x100.11, three 4-sty stone front tenements. John A Weekes et al to Denis M Sheerin. Mort \$33,000. April 30. May 7, 1908. 6:1646—42 to 44. A \$25,500—\$48,000.

102d st E, No 235, n s, 78.10 w 2d av, 26.2x100.6, 5-sty stone front tenement and store. Harry Lehr to Sarah Newman. Mort \$23,000. May 7, 1908. 6:1652—20½. A \$8,500—\$23,000. Other consid and 100 103d st E, Nos 108 and 110, s s, 39.4 e Park av, 40x100.11, 6-sty brk tenement and store. Release mort. Golde & Cohen to Max Levin. April 29. May 1, 1908. 6:1630—70. A \$16,000—P \$33,000. Nother consid and 100 103d st E, No 109, n s, 64 e Park av, 16x100.11, 3-sty stone front dwelling. Martha E Baum to The Timble Realty Co. Mort \$8.

Levin. April 29. May 1, 1908. 6:1630—70. A \$16,000—P \$33,000.

103d st E, No 109, n s, 64 e Park av, 16x100.11, 3-sty stone front dwelling. Martha E Baum to The Timble Realty Co. Mort \$8,500. April 30. May 4, 1908. 6:1631—3½. A \$6,600—\$6,500. other consid and 100 103d st E, No 75, n s, 53 w Park av, 27x75, 5-sty brk tenement and store. Dave Frumin to Rosa Heinemann. Morts \$25,625 and all llens. April 30. May 2, 1908. 6:1609—34. A \$8,500—\$16,000. other consid and 100 103d st E, Nos 316 and 318, s s, 250 e 2d av, 37.6x100.11, 6-sty brk tenement and store. Albert Schuckle to Wm J Amend. Morts \$48,900. April 24. May 4, 1908. 6:1674—42. A \$10,000—\$45,000. other consid and 100 103d st E, No 210, s s, 180 e 3d av, 25x100.9, 5-sty brk tenement and store. Herman Kaitz to Herman Kraut. Morts \$25,950 and all liens. May 2. May 4, 1908. 6:1652—41. A \$8,000—\$18,000. other consid and 100 104th st E n s, 563 e 1st av, runs n 201.10 to s s 105th st, x e 105th st E | 100 x s 100 x w 50 x s 100 to 104th st x w 50 to beginning, 1-sty frame sheds and vacant. Option to purchase for \$45,000 before July 1, 1908. Edwin Shuttleworth with Sanitary Fire Proofing and Contracting Co. Mar 7. May 6, 1908. 6:1698—25 to 28 and part lots 21 to 24.

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105th st E, Nos 211 and 213, on map Nos 211 to 215, n s, 138.4 e
3d av, 40.10x100.11, 6-sty brk tenement and store. Annie Solomon to Sadie Drescher. Mort $54,000. May 2. May 4, 1908.
6:1655—7. A $12,000—$50,000.
106th st E, Nos 215 and 217, n s, 209.6 e 3d av, 40.3x100.11.
106th st E, Nos 219 and 221, n s, 249.9 e 3d av, 40.3x100.11.
106th st E, Nos 219 and 221, n s, 249.9 e 3d av, 40.3x100.11.
106th st E, Nos 219 and 210.
106th st E, Nos 215 and 217, n s, 209.6 e 3d av, 40.3x100.11, 6-
106th st E, Nos 215 and 217, n s, 209.6 e 3d av, 40.3x100.11, 6-
106th st E, Nos 219 and 221, n s, 249.9 e 3d av, 40.3x100.11, 6-
106th st E, Nos 219 and 221, n s, 249.9 e 3d av, 40.3x100.11, 6-
106th st E, Nos 219 and 221, n s, 249.9 e 3d av, 40.3x100.11, 6-
106th st E, Nos 219 and 221, n s, 249.9 e 3d av, 40.3x100.11, 6-
106th st E, Nos 219 and 221, n s, 249.9 e 3d av, 40.3x100.11, 6-
106th st E, Nos 219 and 221, n s, 249.9 e 3d av, 40.3x100.11, 6-
106th st E, Nos 219 and 221, n s, 249.9 e 3d av, 40.3x100.11, 6-
106th st E, Nos 219 and 221, n s, 249.9 e 3d av, 40.3x100.11, 6-
106th st E, Nos 219 and 221, n s, 249.9 e 3d av, 40.3x100.11, 6-
106th st E, Nos 219 and 221, n s, 249.9 e 3d av, 40.3x100.11, 6-
106th st E, Nos 219 and 221, n s, 249.9 e 3d av, 40.3x100.11, 6-
106th st E, Nos 219 and 221, n s, 249.9 e 3d av, 40.3x100.11, 6-
106th st E, Nos 219 and 221, n s, 249.9 e 3d av, 40.3x100.11, 6-
106th st E, Nos 219 and 221, n s, 249.9 e 3d av, 40.3x100.11, 6-
106th st E, Nos 219 and 221, n s, 249.9 e 3d av, 40.3x100.11, 6-
106th st E, Nos 219 and 221, n s, 249.9 e 3d av, 40.3x100.11, 6-
106th st E, Nos 219 and 221, n s, 249.9 e 3d av, 40.3x100.11, 6-
106th st E, Nos 219 and 221, n s, 249.9 e 3d av, 40.3x100.11, 6-
106th st E, Nos 219 and 221, n s, 249.9 e 3d av, 40.3x100.11, 6-
106th st E, Nos 219 and 221, n s, 249.9 e 3d av, 40.3x100.11, 6-
106th st E, Nos 219 and 221, n s, 249.9 e 3d av, 40.3x100.11, 6-
106th st E, Nos 219 and 221, n s, 249.9 e 3d av, 40.3x100.11, 6-
106th st E, Nos 219 and 221, n s, 249.9 e 3d av, 40.3x100.1
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and 100

sty brk tenement and store

sty brk tenement and store.

Joseph H Jones and ano to Margaret Graham. Morts \$111,750 and all liens. May 4. May 5, 1908. 6:1656—9 and 11. A \$28,-000—\$104,000.

108th st E, No 312, s s, 217.10 e 2d av, 39.3x125, 6-sty brk tenement and store. Israel Lippmann to Margt A Rowan. Mort \$45,000. April 30. May 5, 1908. 6:1679—42. A \$10,000—\$55,000.

\$55,000. April 30. May 5, 1908. 6:1679—42. A \$10,000—\$55,000. Other consid and 100 Same property. Margt A Rowan to Jacob Bloch, of Brooklyn. Mt \$45,000. April 30. May 5, 1908. Other consid and 100 108th st E, No 217, n s, 210 e 3d av, 25x100.11. 108th st E, No 219, n s, 235 e 3d av, 25x100.11. 108th st E, No 221, n s, 260 e 3d av, 25x100.11. 108th st E, No 221, n s, 260 e 3d av, 25x100.11. 108th st E, No 210, n s, 260 e 3d av, 25x100.11. 108th st E, No 210, n s, 260 e 3d av, 25x100.11. 108th st E, No 210, n s, 260 e 3d av, 25x100.11. 108th st E, No 210, n s, 260 e 3d av, 25x100.11. 108th st E, No 210, n s, 260 e 3d av, 25x100.11. 108th st E, No 210, n s, 260 e 3d av, 25x100.11. 108th st E, No 210, n s, 260 e 3d av, 25x100.11. 108th st E, No 210, n s, 260 e 3d av, 25x100.11. 108th st E, No 210, n s, 260 e 3d av, 25x100.11. 108th st E, No 210, n s, 260 e 3d av, 25x100.11. 108th st E, No 210, n s, 260 e 3d av, 25x100.11. 108th st E, No 210, n s, 260 e 3d av, 25x100.11. 108th st E, No 210, n s, 260 e 3d av, 25x100.11. 108th st E, No 210, n s, 260 e 3d av, 25x100.11. 108th st E, No 211, n s, 260 e 3d av

108th st E, No 169, n s, 199.3 e Lexington av, 16.9x100.11, 4-sty stone front tenement. Mark Aaron to Samuel C Baum. Mort \$8,750. April 30. May 2, 1908. 6:1636—29. A \$6,500—\$9,500. other consid and 100 108th st E, Nos 314 and 316, s s, 257.1 e 2d av, 39.3x125, 6-sty brk tenement and store. Release mort. Harris Mandelbaum and ano to Israel Lippmann. May 5. May 6, 1908. 6:1679—41. A \$10,000—\$55,000. may 5. May 6, 1908. 6:1679—41. A other consid and 100 ame property. Israel Lippmann to Louis Riccardo of Brooklyn. Mort \$36,000. May 4. May 6, 1908. 6:1679.

other consid and 100 110th st E, Nos 111 to 115, n s, 77.6 e Park av, 38.9x100.11, 6-sty brk tenement and store. Solomon Blumenfeld et al to Isidor Shlivek. Mort \$51,200 and all liens. April 30. May 1, 1908. 6:1638—5. A \$16,000—\$51,000. other consid and 100 110th st E, Nos 246 and 248, s s, 116.8 w 2d av, 41.8x100.10, 6-sty brk tenement and store. Adolph Press to Annie Gleckle. Mort \$54,500. May 5. May 6, 1908. 6:1659—30. A \$12,000—\$50,000. other consid and 100 112th st W, No. 242, as 2000.

6-sty brk tenement and store. Adolph Press to Annie Gleckle. Mort \$54,500. May 5. May 6, 1908. 6:1659—30. A \$12,000—\$50,000. other consid and 100
112th st W, No 242, s s, 300 e 8th av, 33.4x100.11, 5-sty brk tenement. Harry L Rosen to John H Murphy. Mort \$36,000. Jan 15, 1906. (Re-recorded from Jan 16, 1906.) May 4, 1908. 7:-1827—52. A \$14,600—\$39,000. other consid and 100
112th st W, No 604, s s, 75 w Broadway, 87.6x100.11, 6-sty brk tenement. Peter D Plunkett to Megonko Realty Co. Mort \$130,-000. April 27. May 2, 1908. 7:1894—56. A \$49,000—\$145,000.

112th st E, No 322, s s, 275 e 2d av, 25x100.10, 6-sty brk tenement and store. Samuel Newman to Morris Weisberger and Paul Junger. Mort \$28,500. May 5. May 6, 1908. 6:1683—41. A \$6,000—\$29,000.

114th st W, No 66, s s, 241.8 e Lenox av, 17.4x100.11, 3-sty and basement brk dwelling. Simon Grun to Tony Grun. Mort \$9,000. May 2. May 4, 1908. 6:1597—61. A \$8,000—\$10,500. other consid and 100
115th st W, Nos 237 and 239, n s, 225 e 8th av, 50x100.11, 5-sty brk tenement. Elsie Oppenheim to Wm A P Phipps. Mort \$55,000. May 1. May 5, 1908. 7:1831—10. A \$22,000—\$60.000. other consid and 100 115th st E, No 343, n s, 73 w 1st av gruen 100 v a 3 v n 11 10 v

000. May 1. May 5, 1908. 7:1831—10. A \$22,000—\$60,000. other consid and 100 115th st E, No 343, n s, 73 w 1st av, runs n 100 x e 3 x n 11.10 x w 55 x s 10.11 x e 25 x s 100.11 to st, x e 27 to beginning, 4-sty stone front tenement. Leonardo Graziadei et al to Giuseppe Coco. Morts \$11,950. April 30. May 1, 1908. 6:1687—23½. A \$7,000—\$15,500. other consid and 100 115th st E, No 225, n s, 273.6 e 3d av, 16.4x100.10, 3-sty stone front dwelling. Henry Rosenthal to Samuel A Borenstein. All liens. May 5. May 7, 1908. 6:1665—12. A \$5,000—\$8,000.

e property. Samuel A Borenstein to Henry Rosenthal. Mort 500. May 7, 1908. 6:1665. 100 h st W, Nos 243 and 245, n s, 200 e 8th av, 40x100.11, 6-sty k tenement and store. Gordon Johnson to United Apartments c. Mort \$69,000. April 30. May 4, 1908. 7:1922—9. A 8,000—\$65,000. nom hert R. No. 224 c. g. 225 c. 24 av. 25x100.11, 5 sty store from brk tenement

brk tenement and store. Gordon Johnson to Chief 192-9. A \$28,000—\$65,000. April 30. May 4, 1908. 7:1922—9. A \$28,000—\$65,000. 118th st E, No 324, s s, 325 e 2d av, 25x100.11, 5-sty stone front tenement. Richard Schimek to Philip Wenz. Mort \$15,000. April 30. May 1, 1908. 6:1689—39. A \$6,000—\$18,500. 1 118th st W, No 64, s s, 210 e Lenox av, 25x100.11, 5-sty brk tenement. Anton Antosch to Harry L Rosen. Mort \$24,000. May 5, 1908. 6:1601—63. A \$13,000—\$26,000.

5, 1908. 6:1601—63. A \$13,000—\$26,000.

other consid and 100
basement stone front dwelling.

119th st W, No 112, s s, 197 w Lenox av, 18x100.11, 3-sty and
basement stone front dwelling.

119th st W, Nos 122 and 124, s s, 289 w Lenox av, 36x100.11,
two 3-sty and basement stone front dwellings.
Cath M Burke to Luke A Burke. Morts \$45,000. Jan 28, 1897.
May 5, 1908. 7:1903—41½, 45 and 46. A \$25,800—\$52,000. nom
119th st E, Nos 332 and 334, s s, 265 w 1st av, 35x100.10, 6-sty
brk tenement and store. Elias Lipson to Bernard Simpson. Mt
\$42,000. May 1. May 2, 1908. 6:1795—39. A \$8,500—\$41,000.

other consid and 100
120th st W, No 22. s s, 218 w 5th av, 18x109.5 to 01d Manhattan
road ,closed), x18.7x114.3, 3-sty & basem't stone front dwelling.
Robert Weber to Susan G F Weber his wife. April 28. May 1,
1908. 6:1718—45. A \$9,000—\$14,500.

121st st W, No 140, s s, 440 w Lenox av, 20x100.11, 3-sty and
basement brk dwelling. Cath M Burke to Luke A Burke. Mort
\$18,000. June 30, 1894. May 6, 1908. 7:1905—51. A \$9,600—
\$19,000.

121st st E, Nos 235 and 237, n s, 185 w 2d av, 50x100.10 two

121st st E, Nos 235 and 237, n s, 185 w 2d av, 50x100.10. two
4-sty stone front tenements and stores. Lulu Banford to Harry
Kraft. All liens. May 5, 1908. 6:1786—16 and 17. A \$14,000
—\$36,000.

Aff fields. May 5, 1908. 6:1780—16 and 17. A \$14,000 —\$36,000.

122d st E, Nos 235 and 237, n s, 205 w 2d av, 37.6x100.11, 6-sty brk tenement and store. Declaration that Joseph Mann contributed \$7,000 and Miriam Kohn \$3,082.42 towards purchase of above on June 5, 1906. Feb 27. May 4, 1908. 6:1787.—

122d st W, No 107, n s, 118 w Lenox av, 19x100.11, 3-sty & basem't stone front dwelling. N Y Life Ins and Trust Co TRUSTEE Joseph E Bulkley to Louisa Randell widow. May 1, 1908. 7:-1907—27. A \$9,100—\$19,000.

124th st W, No 63, n e s, 177.5 s e Lenox av, 20.1x100.11, 3-styl and basement frame dwelling. Mort \$8,000.

Norwood av, No 3077, or Decatur av, w s, 325 s Woodlawn road, 25x110, 3-styl frame dwelling.

DeWitt Van Buren to Wm McGowan. April 30. May 1, 1908. 6:1722—9. A \$12,000—\$14,000. 12:3332. nor 124th st E, No 245, n s, 1086 w 2d av, 18.6x100.11, 5-sty brk tenement. Christian Leukel to Chas A Collin. Mort \$10,000. April 30. May 1, 1908. 6:1789—21. A \$5,000—\$15,000. other consid and 10

April 30. May 1, 1908. 6:1789—21. A \$5,000—\$15,000. other consid and 100 124th st E, No 132, s s, 56.8 w Lexington av, 16.8x73, 3-sty stone front dwelling. Augusta Filer to Christopher J Chapman. Mort \$6,500. May 1, 1908. 6:1772—58½. A \$4,500—\$7,000. nom 126th st E, No 236, s s, 130 w 2d av, 25x99.11, 2-sty brk tenement and 1-sty frame extension. Cath M Burke to Luke A Burke. Mort \$3,000. Jan 22, 1897. May 5, 1908. 6:1790—31. A \$7,000—\$8,500.

W, No 210, s s, 158.4 w 7th av, 16.8x99.11, 3-sty and nt stone front dwelling. Helene Stieglitz to Lottie M Mort \$10,000. May 1. May 5, 1908. 7:1933—40. A cher considered to 28th st ... basement ston

basement stone front dwelling. Helene Stieghta to Establish Smiley. Mort \$10,000. May 1. May 5, 1908. 7:1933—40. A \$6,600—\$10,500. other consid and 100 128th st W, No 51, n s, 360 e Lenox av, 25x99.11, 5-sty brik tenement. Jacob Rabiner to William Roth. Mort \$20,000. April 27. May 1, 1908. 6:1726—16. A \$10,000—\$29,000. other consid and 100 130th st W, No 517, n s, 279.4 w Amsterdam av, runs n e 64.10 to former c 1 Byrd st, x n w 5 x n e 121 x n w 25 x s w 121 to c 1 Byrd st, x s e 5 x s w 78.4 to 130th st, x e 28.2 to beginning, 3-sty frame tenement and vacant. Washington Palmer to Darius Palmer. B & S. May 5, 1908. 7:1985—19 and 45. A \$9,000—89,000.

\$9,000.

132d st W, No 265, n s, 225 e 8th av, 14x99.11, 3-sty stone front dwelling. Minnie A Blanchard to Mary F Meagher and Catharine A White as joint tenants. B & S and correction deed. Mort \$7,000. Mar 7. May 5, 1908. 7:1938—10. A \$5,500—\$8,000. other consid and 100 and 133d st W, No 221, n s, 240 w 7th av, 20x99.11, 5-sty brk tenement. Celia Siegel to Rose Grossman. Mort \$18,950. April 15. May 1, 1908. 7:1939—21½. A \$8,000—\$20,000. other consid and 100 other consid and 100

other consid and 100 9, 1908. Frederick Durgan ref to J Sergeant Cram as TRUSTEE Henry A Cram. April 30. May 2, 1908. 6:1760-9 to 11. A \$22,000-\$22,000. 25,000 86th st W, No 19, n s, 297.6 w 5th av, 37.6x99.11, 6-sty brk tenement. Release mortgage. Chelsea Realty Co to Samuel Strasbourger. May 4, 1908. 6:1734-23. A \$12,000-\$46,000. other consid and 100

Strasbourger. May 4, 1908. 6:1734—23. A \$12,000—\$46,000. 3,70

136th st W, No 134, s s, 333.4 w Lenox av, 16.8x99.11, 3-sty stone front dwelling. FORECLOS, April 28, 1908. Paul Fuller, Jr, ref to the TRUSTEES of Robert College of Constantinople. Apr 30. May 1, 1908. 7:1920—47. A \$6,600—\$12,000. 10.00

141st st W, Nos 552 and 554, s s, 170 e Broadway, 55x99.11, 6-sty brk tenement. Karl R Finestone et al to Louis Wendel Jr, undivided interest. Mort \$72,000. May 4, 1908. 7:2072—55. A \$17,500—\$70,000.

145th st W, Nos 332 (324), s s, 60 e Edgecombe av, 18x99.11, 3-sty brk dwelling. Justine G Scheel to Joseph Mandelbaum. Mort \$12,500. May 2. May 4, 1908. 7:2051—128. A \$5,000—\$10,000.

146th st W, No 454, s s, 300 e Amsterdam av, 25x99.11, 5-sty brk tenement. Release mortgage. Herman Kertscher et al to Davis Karp and Morris Heller. April 30. May 4, 1908. 7:2060—52. A \$6,000—\$22,000. Same property. Davis Karp et al to John C Tredwell, of Hempstead, L I. Mort \$25,000. Mar 2, 1908. May 4, 1908. 7:2060. other consid and 100 148th st W, No 532, s s, 367.6 w Amsterdam av, 15.6x99.11, 3-sty brk dwelling. Daniel J O'Conor TRUSTEE Owen Byrne to Maude T Mason. May 5, 1908. 7:2079—47½. A \$6,000—\$13,-000.

5.000

000. 148th st W, No 241, n s, 80 e 8th av, 39x99.11, 5-sty brk t 148th st W, No 241, n s, 80 e 8th av, 39x99.11, 5-sty brk tenement. Abraham Benedict et al to Pincus Lowenfeld and William Prager. Mort \$37,000. April 27. May 1, 1908. 7:2034—5. A \$11,000—\$36,500. other consid and 100 150th st W, No 552, s s, 469.6 w Amsterdam av, 17x99.11, 3-sty brk dwelling. John J Sheehan to Jesse P Miller. Mort \$9,000. May 5. May 6, 1908. 7:2081—51. A \$6,500—\$11,500. other considered and 100 other

50th st W, No 552, s s, 469.6 w Amsterdam av, Agreement as to rent of above for 4 months and 25 days to mature Oct 1, 1908, and party 2d part agrees not to assign a 2d mort for \$1,900 before said date. Jesse P Miller with John J Sheehan. May 5. May 6, 1908. 7:2081. nom 61st st W, No 562, s s, 252.6 e Broadway, 16x99.11, 3-sty stone front dwelling. Robert Ferguson to Sadie Kopald. Mort \$7,500. May 4, 1908. 8:2119—18. A \$5,200—11,500.

161st st

166th st W, No 460, s s, 162.10 w Edgecombe av, 37.6x106.4x37.10x

111.10, 5-sty brk tenement and store. Joseph Polstein to Fannie Prager. Mort \$40.030 and all liens. May 1. May 2, 1908. 8:2111-55. A \$11,500-\$43,000.

168th st W, No 512, s s, 183.4 w Amsterdam av, 16.8x95, 3-sty brk dwelling. Donald Robertson to Katherine Hoctor. Mort \$8,600. April 30. May 1, 1908. 8:2123-88. A \$4,500-\$8,500.

168th st W, No 510, s s, 166.8 w Amsterdam av, 16.8x95, 3-sty brk dwelling. Cath M Burke to Luke A Burke. Mort \$6.800. Jan 28, 1897. May 6, 1908. 8:2123-89. A \$4,500-\$9,000. nom Av D, No 118, e s, 70.11 n 8th st, 23x80, 4-sty brk tenement and store. Joseph Wolkenberg to Mary Ehrmann. All liens. Apr 30. May 1, 1908. 2:365-4. A \$9,000-\$15,000.

Amsterdam av, Nos 1105 and 1107, e s, 40.11 n 114th st, 40x100, 6-sty brk tenement and store. Polstein Realty and Construction Co to Richard Vallender. Morts \$69,500. April 30. May 1, 1908. 7:1867—3. A \$29,000—P \$40,000. other consid and 100 Audubon av s w cor 174th st, 25x100, vacant. Leonard Weil to 174th st Alexander Pfeiffer. 1-3 part. All liens. May 4. May 5, 1908. 8:2130—15. A \$11,000—\$11,000.

Bowery, Nos 291 and 293, s e s, 125.1 n e Houston st, runs s e 134.1 x s w 25.1 x s e 94.10 x n e 50.2 x s e 12.6 x n e 0.3½ x s e 27.11 x n e 15.1 x n w along rear of an alley leading to 1st st, 9.3 x n e 19 x n w 35.4 x s w 21.11 x n w 105.2 x n e 9.10 x n w 126.3 to Bowery, x s w 48 to beginning, with rights to said alley, 2 and 3-sty brk parish house.

2d av, Nos 7 and 9, n w s, 101 n e Houston st, runs n e along av, 50.11 x n w 58.10 and 27.11 x s w 0.3½ x n w 12.6 x s w 50.5 x s e 92.8 to beginning, two 5-sty brk tenements and stores.

May 9, 1908

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The N Y East Annual Conference of the Methodist Episcopal Church to the New York City Church Extension and Missionary Soc of the Methodist Episcopal Church, a corpn. Mort $105,-000 and all liens. May 1. May 6, 1908. 2:456—7 and 31. A $106,000—$180,000.

Bowery, No 43, e s, 165.3 n Bayard st, 20.5x69.8x20.3x71.5, 5-sty brk loft and store building. Chas F Bauerdorf and ano EXRS Albert J Adams to the City of N Y. Q C. All title. April 15. May 1, 1908. 1:290—8. A $16,000—$30,000. nom Broadway, No 174 | n e cor Maiden lane, —x—, 8 and 12-sty brk Maiden lane, No 1| and stone office and store building. 1:65—16. A $405,000—$480,000.

9th av, s e cor 21st st, —x—, four 5-sty brk tenements and stores. 3:744—3. A $85,000—$180,000. Morts $115,000.

20th st W, No 367 n e cor 9th av, —x—, 3-sty and basement 9th av | stone front dwelling. 3:744—1. A $14,000—$18,000. Morts on this and other property $371,000.

9th av, No 162 | se cor 20th st, —x—, 4 and 5-sty brk tenement. 20th st, No 362 | 3:743—80. A $18,000—$28,000. Morts same as last.

8th av, Nos 799 to 813 | s w cor 49th st, 6 lots, four 2-sty brk 40th st No 300
000.
38th st W, No 304, s s, 100 w 8th av, 25x98.9, 6-sty brk tenement and store. 3:761—40. A $10,500—$20,000.
5th av, Nos 349 to 353| s e cor 34th st, 59.3x100, 8-sty stone 34th st, No 2 | front office and store building. Leasehold. 3:863—81. A $900,000—$1,100,000.

Crosby st, No 31, e s, abt 125 n Grand st, 25x100, 7-sty brk tenement and store. 2:473—28. A $23,500—$35,000; also bonds, stocks, mortgages, &c.
    stocks, mortgages, &c.

Trust deed. Jacob Korn to David, Henry and Samuel W Korn as TRUSTEES. All title. Mar 10, 1908. May 7, 1908. non Same property. Resignation of Samuel W Korn as TRUSTEE under above. Trust agreement. Mar 26. May 7, 1908.

Same property. Appointment of Jacob Holzman as TRUSTEE in place of Samuel W Korn. Apr 1. May 7, 1908.

Same property. Resignation of David Korn as TRUSTEE. April 1. May 7, 1908.
     Same property. Resignation of David Korn as TRUSTEE. April

1. May 7, 1908.

Same property. Appointment of Joseph W Weiss as TRUSTEE in place of David Korn. April 1. May 7, 1908.

Central Park West, No 241 n w cor 84th st, 25x100, 4-sty and 84th st, No 1 basement stone front dwelling.

FORECLOS, April 23, 1908. Edward Browne ref to Bankers Life Ins Co of N Y. May 1. May 2, 1908. 4:1198—29. A $50,000

—$65,000.

Columbus av. Nos 181 to 189 n a cor 68th st 100 5v30 5-sty by
       — $65,000.

Columbus av, Nos 181 to 189 | n e cor 68th st, 100.5x30, 5-sty brk
68th st, No 77 | tenement and store. Chas F

Bauerdorf and ano EXRS Albert J Adams to Henry Harburger.
Mort $60,000. April 28. May 1, 1908. 4:1121—1. A $60,000
 Mort $60,000. April 28. May 1, 1908. 4:1121—1. A $60,000—$90,000. 100,000

Same property. Release dower. Isabella V Adams widow to same. April 28. May 1, 1908. 4:1121. nom

Convent av, No 339 | e s, 699.6 n 141st st, 20 to s s 144th st, x 144th st | 100, 4-sty brk dwelling. Ormont Realty Co to Samuel Rucker. Mort $32,000 and all liens. May 4. May 5, 1908. 7:2050—33. A $7,500—$34,000. other consid and 100 Convent av, No 455, e s, 33.11 s 150th st, 16x50, 4-sty brk dwelling. Richard Mason to Thomas Sheils. Mort $8,000. May 4, 1908. 7:2064—47. A $2,900—$9,500. other consid and 100 Edgecombe av, No 28, e s, 20 n 136th st, 20x90, 3-sty brk dwelling. Anna L Daly to Hector Grassi. Mort $21,000. April 30. May 1, 1908. 7:1960—30. A $8,000—$16,000. 21,500 Lenox av, No 22, e s, 33.11 n 111th st, 33.6x100, 7-sty brk tenement. Fredk De Sola Mendes to Augusta Buchner. Morts $76,000. Mar 25. May 2, 1908. 6:1595—3. A $28,000—$65,-000. Chenox av, No 490, e s, 49.11 s 135th st, 25x85, 5-sty brk tenement and store. John H Henshaw to George Cohen, of Jamestown, N Y. B & S. Mort $20,000. April 23. May 5, 1908. 6:1732—71. A $15,000—$27,000. Lenox av, e s, 49.11 n 141st st, 50x100, 6-sty brk tenement and store. Release mort. Edwin A Ely to Simon Ginsburg. May 5. May 6, 1908. 6:1739—part lot 1. 10,000 Same property. Release mort. Clara Strauss to same. May 5. May 6, 1908. 6:1739. other consid and 100 Lexington av, No 849, e s, 116.11 s 65th st, 16.6x80, 3-sty stone
                                 -$90,000.
       Same property.
May 5. May
     Same property. Release mort. Hudson Mortgage Co to same. May 5. May 6, 1908. 6:1739. other consid and 100 Lexington av, No 849, e s, 116.11 s 65th st, 16.6x80, 3-sty stone front dwelling. Frederich A Burnham to Frances Hunter. Mort $17,000. May 6, 1908. 5:1399—20½. A $12,500—$16,000. other consid and 100
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Conveyances.

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Lexington av, Nos 1590 to 1594 | n w cor 101st st, 51.2x75, 6-101st st, No 133 | sty brk tenement and store. Harris Mandelbaum et al to Keats Company, a corpn. B & S and C a G. Mort $59,000. May 7, 1908. 6:1629—14. A $22,-000—$60,000.

Madison av, No 2023, on map Nos 2023 and 2025, e s, 50 n 128th st, 49.11x72.6, 6-sty brk tenement and store. Anthony F Koelble to De Witt Van Buren, of Saugerties, N Y. All title. B & S and C a G. Mort $57,500. April 29. May 1, 1908. 6:1753—part lot 21.

Same property. Wm McGowan to same. Mort $57,500. April 30. May 1, 1908. other consid and 100 Malison av, w s, 82.2 n 77th st, 20x45, vacant. Charles Gulden to Seth M Milliken. ½ part. May 4. May 5, 1908. 5:1392—17½. A $15,000—$15,000. May 5, 1908. 7:1841—46. A $6,500—$12,000. May 4. May 5, 1908. 7:1840—452. A $8,000—$13,000. May 4. May 5, 1908. 7:1840—52. A $8,000—$13,000. May 4. May 5, 1908. 6:1840—10. May 4, 1908. 5:1404—2 to 3 and 71 and 72. A $135,000—$175,000. May 4, 1908. 5:1404—2 to 3 and 71 and 72. A $135,000—$175,000. May 4, 1908. 5:1404—2 to 3 and 71 and 72. A $135,000—$176,000. May 4. May 5, 1908. 6:1776—70. A $5,000—$14,000. May 4. May 5, 1908. 6:1776—70. A $5,000—$14,000. May 4. May 4, 1908. 6:1776—70. A $6,000—$17,000. May 4. May 5, 1908. 6:1776—70. A $6,000—$17,000. May 4. May 5, 1908. 6:1776—70. A $6,000—$17,000. May 4. May 5, 1908. 6:1815—3. A $6,000—$17,000. Riverside av | s e cor 122d st, 25x100, vacant. FORECLOS, Mar 122d st | 31, 1908. John H Rogan ref to Eloise L Breese Norrie. April 24. May 1, 1908. 7:1991—32. A $32,000—$22,-000. May
                            000.

St Nicholas av | s e cor 159th st, 27.5x108.7x27x113.8, 5-sty brk 159th st, No 478| tenement. George Mueller to John C Knoll. ½ part. Mort $18,000. May 1. May 4, 1908. 8:2108—21. A $16,000—$41,000. other consid and 100 St Nicholas av | n w cor 181st st, 100x50, 6-sty brk tenement. 181st st | Thomas Smith Construction Co. Mort $43,500. May 6. May 7, 1908. 8:2165—14 and 15. A $32,000—$—. other consid and 100 Wedswerth avec as 49.11 n 184th st, 50x75 vecent. More March 100
    St Nicholas av | n w cor 181st st, 100x50, 6-sty brk tenement. 181st st | Thomas Smith to Thomas Smith Construction Co. Mort $43,500. May 6. May 7, 1908. 8:2165—14 and 15. A other consid and 100 was tend averaged by the consider of the co
            and store. Abraham Littman to Samuel Steuer. Mort $4,500. Mar 14. May 1, 1908. 5:1469—48. A $10,000—$18,000. other consid and 100 1st av, No 2370, e s, 129 n 121st st, runs e 58.2 x n w 31.2 x w 37 to av, x s 23 to beginning, 4-sty brk tenement and store. Franziska M Britting to Delta Realty Co. Morts $11,050. May 1, 1908. 6:1809—50. A $4,500—$10,000. nom 2d av, No 1834, e s, 50.11 s 95th st, 25x75, 5-sty brk tenement and store. John C Trick to Henry Aretz. Morts $10,000 and P M. mort $—. April 30. May 1, 1908. 5:1557—51. A $10,500—$18,000. 2d av, No 1825, w s, 75.9 s 95th st, 25x80, 5-sty brk tenement. Eberhard Pantle to John Kohl. Mort $24,000. April 30. May 1, 1908. 5:1540—26. A $10,500—$18,000. other consid and 1,000 2d av, No 1854 | s e cor 96th st, 25x8100, 5-sty brk tenement 96th st, No 300 and store. Harris Schwartz et al to Hyman Ruderman. All liens. April 30. May 1, 1908. 5:1558—49. A $20,000—$31,000. other consid and 100 2d av, No 966, e s, 25 n 51st st, 20x58, 4-sty stone front tenement and store. David J Roche and ano EXRS Lawrence McCormack to Joseph P McCormack. May 4. May 7, 1908. 5:1344—1½. A $8,500—$11,000. 13,100. 2d av, No 1854 | s e cor 96th st, 25.8x100, 5-sty brk tenement 96th st, No 300 and store. Hyman Ruderman to Lulla or Lulu Banford. Mort $34,875. May 5. May 6, 1908. 5:1558—49. A $20,000—$31,000. nom 2d av, No 1952, e s, 75.11 n 160th st, 25x100, 5-sty brk tenement and store. FORECLOS, April 14, 1908. Lowen E Ginn ref to Louis B Wasserstrom and Jacob Robbins. Mort $19,000. April 30. May 2, 1908. 6:1672—4. A $9,000—$24,000. 4,700
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2d av, No 2149, w s, 75.10 s 111th st, 25x79, 4-sty brk tenement and store. Vincenzo Manfredi to Salvatore Petruzzi. ½ right, title and interest. All liens. Mar 16. May 4, 1908. 6:1660—25. A \$8,500—\$16,000.
2d av, No 2207, w s, 50.7 n 113th st, 25x100x25.2x100, 6-sty brk tenement and store. Henrietta Reismann to Selma Alexander. Mort \$35,800 and all liens. Mar 17. May 4, 1908. 6:1663—24. A \$9,000—\$33,000.
2d av, No 1846, e s, 100.8 s 96th st, 25x100, 5-sty brk tenement and store. Harry L Rosen to Anton Antosch. Mort \$24,000. May 1. May 5, 1908. 5:1558—4. A \$13,000—\$21,000.

Conveyances.

2d av, No 2133, w s, 47 s 110th st, 27x73, 4-sty brk tenement and store. Ike Harrison to Elias Nitzberg. Mort \$14,500. May 4. May 5, 1908. 6:1659—26. A \$8,000—\$15,500.

2d av, No 2135, w s, 20 s 110th st, 27x73, 4-sty brk tenement and store. Ike Harrison to Fortunato Guarino. Mort \$14,500. May 4. May 5, 1908. 6:1659—27. A \$8,000—\$15,500.

30th st, Nos 10tl to 109 | n s Stewart st (closed), 41.5 x n 99.6 x | w 100 x s 99.6 to n s said closed st, x w 5 to n s 30th st, x e 144 to beginning, 4-sty stone front tenement and store and 1 and 2-sty brk stable.

Edmund L Mooney to Andrew J Shipman. 1-12 part. Sub to life estate of Julia L Butterfield and all liens. Mar 4. May 6, 1908. 3:838-47. A \$330,000-\$350,000; 3:806-30 and 34. A \$290.000-\$318,000.

5th av 1 s e cor 110th st, 100.11x25, 4-sty brk tenement 110th st, No 2 | and store, with 1-sty brk extension. Chas W Meyer to John A Sonntag. Mort \$50,000. April 30. May 2, 1908. 6:1615-68. A \$20,000-\$32,000. other consid and 100 6th av, Nos 324 to 328 | n e cor 20th st, runs n 84 x e 168.11 to 20th st, Nos 47 and 49 | c 1 former Southampton road, x n 8 x e 25 x s 92 to 20th st, x w 193.3 to beginning, 3-sty stone front rectory, 1-sty brk and stone church and 2 and 3-sty stone front school. Release covenants or conditions in deed. Mary A Chisolm to The Church of the Holy Communion. Q C. All title. Jan 2, 1908. May 4, 1908. 3:822-1 and 8. A \$626,000 and \$118,000 and exempt.

6th av, No 501 | n Stewart st (closed) x w 5 to n s 30th st, x e 144 to beginning, 4-sty stone front tenement and store and 1 and 2-sty brk stable. Andrew J Shipman to Henry W Mooney. 1-6 part. C a G. and B & S. Sub to life estate of Julia L James widow. Mort \$15,000. April 1. May 6, 1908. 3:806-30 and 34. A \$290,000-\$318,000.

7th av, Nos 2169 to 2177] s e cor 129th st, 99.11x75, 6-sty brk 129th st, No 166 | tenement and store. FORECLOS, April 28, 1908. Edward W McDonald Ref to Jacob Wener. Morts widow. Mort \$15,000. April 1. May 6, 1908. 3:806-30 and 34. A \$290,000-\$318,000.

7th av, No 244, w s, 20.9 n 29th st, 1908. 7:1913-61. A \$70,000-P \$115,000.

7th av, No 344, w s, 20.9 n 29th st, 1908. 7:1913-61. A \$70,000-P \$13,000.

8th av, No 131, w s, 115 s 17th st, 23x100, 5-sty brk tenement and store. Chas F Bauerdorf and ano EXRS Albert J Adams to Harriet S James. Mort \$10,000. April 28. May 1, 1908. 3:770-37. A \$23,000-\$26,000.

8th a

th av, s w cor 215th st, — to 214th st, x — to Hudson River with all title, &c, to land under water, 2-sty frame dwelling and

vacant.

Plot begins at a stake in line of a fence bet lands of Childs & De Rivera which stake is 1.9 s e from c 1 of a hemlock stump and 75 w 14th av, runs s 259.10 x w 389.5 to original high water line on east shore Hudson River, x n 259.11 x e 382.3 to beginning, being west part of lot 23 map Samuel Thomson and contains 2 301-1,000 acres, with all title to land under water, &c, also all title to 14th av, 213th, 214th and 215th sts, and sub to right of way and wharfage, vacant.

Mitchell A C Levy to Louis Bentley. All liens. May 5, 1908, 8:2256, 2257, 2259-455 and 95, 431, 80 and 90. A \$34,500-\$38,500.

500. other consid and 100 A \$54,500—\$38,Plot begins at c 1 block between 49th and 50th sts, distant 150 w
6th av, runs w 25 x s 0.4 x e 25 x n 0.4. Emma F Hill HEIR
Jos G Hanson to The Tailfer Co. Q C. Mar 14. May 7, 1908.
4:1002.

4:1002. nom
Same property. Adelaide A Haviland HEIR Oscar Hanson to same. Q C. Mar 14. May 7, 1908. 4:1002. nom
Same property. Chas W Hanson HEIR Joseph G Hanson to same. Q C. Mar 14. May 7, 1908. 4:1002. nom
Same property. Amelia E Upham HEIR Joseph G Hanson to same. Q C. Mar 14. May 7, 1908. 4:1002. nom
Same property. Joseph H Hanson HEIR Joseph G Hanson to same. Q C. Mar 14. May 7, 1908. 4:1002. nom
Same property. Joseph H Hanson HEIR Joseph G Hanson to same. Q C. Mar 14. May 7, 1908. 4:1002. nom
Same property. Harriet A Brady et al HEIRS, &c, Wm G Hanson to same. Q C. Mar 14. May 7, 1908. 4:1002. nom
Plot begins on n s of No 42 Broad st and at s s of No 40 Broad st, and 76.8 w Broad st, runs w along s s of No 40 Broad st, 13.6 x s 2.7 x e 13.4 along No 42 Broad st to beginning, contains 17 superficial ft. General Electric Co to Broadway-Cortlandt Co. May 1. May 4, 1908. 1:24. nom

MISCELLANEOUS.

Exemplified copy last will of Chas E Miller. Jan 29, 1906. May 6, 1908.

Power of attorney. Wm M Lawson to James S Lawson. April 23. May 1, 1908.

Power of attorney. Gerard Van Der Elst to Eugene Beaufils. Apr 10. May 5, 1908.

Power of attorney. Louise E Monnot to John B Monnot, of Paris, France. Mar 2, 1908. May 5, 1908.

Power of attorney. Max Loewenthal to Rudolph A Loewenthal. Jan 17. May 4, 1908.

Power of attorney. Gaspare Morell to Frank Morell. April 29. May 4, 1908.

Power of attorney. Cornelia K Fitch to John K Fitch, of Passaic, N J. Dec 7, 1907. May 4, 1908.

Power of attorney. Adolf Gescheit to Julius Lichtenstein. Oct 3, 1907. May 6, 1908.

Power of attorney. Annetta Villari to Giuseppe Villari. Dec 18, 1907. May 6, 1908.

Power of attorney. Lizzie Ungemach to Adolph Ungemach. Apr 28. May 7, 1908. 5:1335 and 1435. Exemplified copy last will of Chas E Miller. Jan 29, 1906. May

BOROUGH OF THE BRONX.

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

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

*Adams st, e s, 128.4 s Columbus av, 16.8x100. Gustus Gassner to Gustav Gassner. Mort \$2,500. April 28. May 7, 1908.

*Adams st, e s, 95 s Columbus av, 16.8x100. Michael Kennv to Thomas Kilduf. Mort \$2,500. April 30. May 7, 1908.

Austin pl, w s, 120.9 s 147th st, 61.5x88.10x109.8, gore, vacant. Estelle Smith to William Mailly. Mort \$615. April 25. May 5, 1908. 10;2600.

Charlotte st, No 1501 n w cor 170th st, 37.6x100, 5-sty brk tene-170th st, No 881 ment. Release 2 morts. N Y Trust Co to Fleischmann Realty & Construction Co. May 6, 1908. 11;2966. each, other consid and 1,000 clarent Boulevard Southern Boulevard x109.9, vacant. Elsmere pl, n s, 21.3 e Marmion av, 75x100, vacant.

Elsmere Realty Co to Emma Kramer. Morts \$30,250 and all liens. Feb 13. May 2, 1908. 11;2960.

Faile st, No 1031, w s, 329.6 s Bancroft st, 20x100, 3-sty brk dwelling. American Real Estate Co to Orlando Heerwagen. May 1, 1908. 10;2749.

Faile st, No 1041, w s, 229.6 s Bancroft st, 20x100, 3-sty brk dwelling. American Real Estate Co to Carl W Kinkeldey. Apr 30. May 1, 1908. 10;2749.

Fox st, No 1167, w s, 145.4 s Intervale av, 25x59x263x5011, vacant. Maggie Jordan to John Toelberg, of East Hampton, L I. May 1. May 4, 1908. 11;2974.

*Green lane, w s, 175 n Lyon av, 50x100, Westchester. Frederick Kessler and ano to Norbert Robillard. May 6. May 7, 1908.

Hoffman st, No 2534 | s c cor 191st st, 25x100, 3-sty frame tene-191st st, No 850 ment. Max Pitkowsky et al to Annie Brill. Mort \$8,000 apd all liens. Apr 28. May 2, 1908. 12;3273. the Continum May 1. May 4, 1908. 11;2974.

*Map 1. May 4, 1908. 11;2974.

Hoffman st, e s, 23 s Pelham av, 25x117.9x25x117.8, 2-sty frame dwelling. Louis Siegenthaler INDIVIDI and as HEIR Irma Petit to Leontine Mayer. Jan 13. May 4, 1908. 11;3067. non May 1. May 2, 1908. 10;2688 and 2695. other consid and 100 May 1. May 2, 1908. 10;2688 and 2695. other consid and 100 May 1. May 2, 1908. 10;2688 and 2695. othe

man et al to Emilie D Hildenstab, 2-3 parts, and Louisa M Esche 1-3 part. Mort \$4,500. April 30. May 1, 1908. 10:2728. other consid and 100 Simpson st, No 1249 (1195), w s, 40 s Freeman st, runs w 60 x s 10 x e 2.3 x s 7.6 x e 57.7 to st, x n 17.6 to beginning, 2-sty frame dwelling. Marcus Nathan to James A Martin. Mort \$4.850. May 6. May 7, 1908. 11:2974. other consid and 100 *Washington st, e s, abt 237 s Washington pl, 25x105.2, Michele Lagana to Rosalia Lagana. Apr 28. May 2, 1908.

*6th st, n s, 305 w Av B, 100x108, Unionport. Max F Greenbaum to John M Gibson. Mort \$1,200. Apr 27. May 4, 1908. nom *Same property. Release dower. Cornelia F Greenbaum widow to John M Gibson. Apr 30. May 4, 1908.

*8ame property. John M Gibson to Emma B Silbereisen. Mort \$1,200. May 1. May 4, 1908.

*8ame property. John M Gibson to Emma B Silbereisen. Mort \$1,200. May 1. May 4, 1908.

*8ame property. John M Gibson to Emma B Silbereisen. Mort \$1,200. May 1. May 4, 1908.

*8ame property. Cancellation and release of water main right. Martin Klett to Frank and Louisa Eisele. Q C. All title. May 5. May 6, 1908.

*10th st, s w cor Av C, 108 ft front and 205 each side and being lot 226 map Unionport. John Colby to Sarah Colby of Brooklyn. Aug 28, 1880. May 2, 1908.

*11th st, n s, 255 e Av B, 50x108, Unionport. Release mort. Caronline Feikert ADMRX Wilhelm Feikert to Anton M Zeigler. Apr 11. May 6, 1908.

135th st, No 574, s s, 80 e St Anns av, 18.6x100, 2-sty and basement stone front dwelling. Eleanor F O'Connell to John Welsing. Mort \$4,000. Apr 30. May 2, 1908. 10:2547. nom 137th st, No 444 (710), s s, 475 e Willis av, 25x100, 5-sty brk tenement. Chas W Buggeln to Hermann W Marpmann. Mort \$16,000. May 4. May 5, 1908. 9:2281. nom 139th st, n s, 95 e Cypress av, 75x100.10, vacant. FORECLOS, Apr 2, 1908. Isaac F Russell referee to Gerhard Kuehne Jr of Leonia, N J. All liens. May 1, 1908. 10:2568. 5,000 140th st, n s, 252 e Robbins av, 75.7x132.5x75.1x127.8, vacant. Katie Ratner to Century Investing Co. C a G. Mort \$7,000 and all lien

149th st, No 520, s s, 125 e Brook av, 25x84.11, 5-sty brk tenement. Annie Gallagher and ano to George Schaefer. Mort \$19,000. Apr 27. May 4, 1908. 9:2275. other consid and 100 Same property. Elisabeth V wife George Gallagher to same. Q C. Morts \$19,000. Apr 27. May 4, 1908. 9:2275. nom

150th st, No 284 (518) s s, abt 145 e Morris av, 25x100, 3-sty brk tenement and store and 2-sty frame tenement in rear. Antonio Del Cioppo to Donato Mancerie. May 1. May 5, 1908. 9:2331. other consid and 100 153d st, No 339, n s, 175 w Courtlandt av, 25x100, 2-sty frame dwelling. Andrew H Scoble to Otto Keusch. Mort \$3,100. May 5. May 6, 1908. 9:2413. 100

167th st, No 459, n s, 189.5 e Park av, 27x100, 3-sty frame dwelling. James E Delaney to Hugh B Brady and Alice M his wife tenants by entirety. Mort \$5,500. Apr 30. May 1, 1908. 9:2389. other consid and 100 167th st, No 459 (719), n s, 189.5 e Park av, 27x100. 167th st, adj above on west. Boundary line agreement. James E Delaney with Margt L O'Brien. Jan 9. May 1, 1908. 9:2389. nom 167th st, n s, 100 w Prospect av, 120x125, vacant. Anstey Construction Co to Abraham Martens and Theodor Thompson. Mort \$13,000. Apr 28. May 2, 1908. 10:2680. nom 170th st, s s, 50 e College av, 75.1x107, vacant. Margt Beers to Charles Walden. All liens. Apr 22. May 6, 1908. 11:2783. other consid and 100 173d st, No 495, n s, 44.5 w Bathgate av, 42x100, 3-sty frame dwelling. Burnett C McIntyre to James S McKay. Apr 30. May 1, 1908. 11:2915. other consid and 100 180th st, s w s, abt 96.10 e Belmont av, and being part lot 23 map No 436 of East Tremont, bounded s e by lot 24, 50x88.2, vacant. Giuseppe Lauritano to Pasquale D'Auria. Mort \$3,000. April 27. May 4, 1908. 11:3080. other consid and 100 181st st, n s, 29.8 w Mohegan av, 50.6x90. 1-sty frame building and vacant. Basilius Busch to North Borough Development Co. Correction deed. May 4. May 5, 1908. 11:3119. other consid and 100 182d st, n e*s, 88.6 w Hughes av, if extended, 33.2x80x31.6x90.6, 4-sty brk tenement and store. Release mort. James G Wentz to Henry Baum. May 5. May 6, 1908. 11:3011. 12,000 183d st, No 716|s s, 132.9 e Beaumont av, 50 to Crotona av Sexpt frame and store and 1-sty frame building in rear. Martha G. Seyger-Conveyances. 890 1908. 11:3101. 2,00 183d st, No 716s s, 132.9 e Beaumont av, 50 to Crotona av x95, ex-Crotona av | cept part for Crotona av, 3-sty frame tenement and store and 1-sty frame building in rear. Martha G Segger-mann to John T E Van Derveer. Q C. April 30. May 5, 1908. 11:3101.

183d st, No 716| s s, 132.9 e Beaumont av, 30.8 to Crotona av, Crotona av | x 95x27.4x95, 3-sty frame tenement and store and 1-sty frame building in rear. John T E Van Derveer to Lena and Emilie Kaestner. C a G. Mort \$6,500 and all liens. May 4. May 5, 1908. 11:3101.

189th st, No 214, s s, 100 w Valentine av, 22.8x93.4, 2-sty frame dwelling. n st, ... elling. st, No | 189th st, No 210, s s, 145.4 w Valentine av, 22.8x93.4, 2-sty frame dwelling. Nicholas Goldman to Meyer Singer. Morts \$15,750 and all liens. May 5, 1908. 11:3152. | 100 |
198th st, No 243, n e s, 51.9 n w Briggs av, 25.11x97.5x25x90.9, 2-sty frame dwelling. Geo D Kingston to Henry Geller. Mort \$7,000. May 5, 1908. 12:3302. other consid and 100 |
198th st, No 271, n s, 103.6 e Briggs av, 25.10x120.3x25x126.11, 2-sty frame dwelling. Charles Miller to Hester C Kiely. May 5, 1908. 12:3296. | 11.600 |
198th st, n s, 91.11 w Decatur av, -x85.8x25.4x86.4, vacant. Wm H Birkmire to Wm C Bergen. May 1. May 4, 1908. 12:3284. other consid and 100 |
*213th st, n e cor Maple av, 100x100. FORECLOS, Apr 10, 1908. Charles Levy referee to Alexander Levene. Mort on this and other property \$8,009. Apr 17. May 4, 1908. | 300 |
*217th st, s s, 255.3 e White Plains road, 25x114.4x25x114.3, Williamsbridge. PARTITION, Mar 26, 1908. Warren Leslie ref to Thos J Goodwin. April 25. May 7, 1908. | 2,450 |
*217th st, s s, 355.5 e White Plains road, 25x114.3, Williamsbridge. PARTITION, Mar 26, 1908. Warren Leslie referee to Joseph J Wadick. Apr 25. May 2, 1908. | 2,450 |
*217th st (3d av), s s, 205.3 e White Plains road, 25x114, Wakefield. PARTITION, Mar 26, 1908. Warren Leslie referee to Theodore Pfodenhauer, Apr 25. May 6, 1908. | 1,175 |
*222d st, n e s, 18.10 e Chestnut st, runs s e 128.9 x n 100 x w 80.9 to beginning, Eastchester and Westchester. Release mort. Mary C Crane to Archibald Douglass and H Morton Merriman. Apr 14. May 6, 1908. | 600 |
*225th st, n s, 205 w White Plains road, 50x114, Wakefield. Wm J Gordon to John H and Sophie Koeper. Mort \$4,500. Apr 30. May 1, 1908. | 100 |
*225th st, n s, 256.11 e Paulding av, 50x109. A Shatzkin & Sons Inc to Ignazio and Benedetta Modica. Mort \$1,210. May 4, 1908. | 100 |
*225th st, n s, 305 w 6th av, 50x114, Wakefield. A Shatzkin & Sons to Frank Riccio. Mort \$1,300 and all liens. May 1. May 5, 1908. | 100 |
*225th st, n s, 305 w 6th av, 50x114, Wakefield. A Shatzkin & Sons to Frank Riccio 210, s s, 145.4 w Valentine av, 22.8x93.4, 2-sty S9th st, No 216 frame dwelling.

*229th st, n s, 305 w 6th av, 50x114, Wakefield. A Shatzkin & Sons to Frank Riccio. Mort \$1,300 and all liens. May 1. May 5, 1908.

*231st st, late 17th av, s s, 305 e 6th st or av, 50x114.5, Wakefield. Monatiquot Real Estate Co to Philip A Roland. All liens. April 7. May 5, 1908.

*Same property. Release mort. Title Ins Co of N Y to Monatiquot Real Estate Co of N Y. May 4. May 5, 1908.

*Av C, w s, 73 s 10th st, 25x105, except part for Tremont av, Unionport. M J Regina Dillon to Elise Schellenberg. May 1. May 2, 1908.

*Av D | n e cor 11th st, 216 to s s 12th st, x104.10, except part 11th st | for Tremont av, Unionport. Catherine Cox to Fides 12th st | Land Co. Mort \$4,000. April 30. May 1, 1908.

Alexander av, No 261, w s, 75 n 138th st, 25x100, 5-sty brk tenement. Francis A Curry et al EXRS Wm O'Gorman to Franziska Giegerich. Mort \$14,000. May 1. May 2, 1908. 9:2314.

11,150 over and above mort of 14,000. Alexander av, Nos 231 to 235 | s w cor 138th st, 73.3x75, one 5 and 138th st, No 316 | two 4-sty brk tenements and | stores. Morts \$35,000.

138th st, s, 75 w Alexander av, 25x109, vacant. Mort \$6,000. | Theodore Johnson to The Advance Realty & Construction Co. Apr 22. May 1, 1908. 9:2313.

Albany road (O'd Albany Post road), e s, 829.5 n Bailey av, 25x 97.2x25x96.5, 2-sty frame dwelling. Adam A Volze et al to Joseph J O'Leary. May 5. May 6, 1908. 12:3262. 2.800

Anderson av, w s, 193 n 164th st, 53x100, vacant. Helen M Harriman to Chas A Herrmann. Q C. April 29. May 5, 1908.

nom nerson av, w s, 246 n 164th st, 53x100, vacant. Kath S Du Bois to same. Q C. Jor 6. May 5, 1908.

nderson av, w s, 246 n 164th st, 53x100, vacant. Kath S Du Bois to same. Q C, Jon 6. May 5, 1908.

Anthony av, No 2019, w s, 63.10 n Bush st, 19.5x74.1x18.5x80.2, 2-sty frame dwelling. Margaret Preisinger and ano to Nicholas Shanley. Mort \$4,500. April 29. May 5, 1908. 11:2813. other consid and 100

Same property. Geo W Flagg to same. Q C and correction deed.
May 2. May 5, 1908. 11:2813.
Arthur av, No 2155. Agreement to reconvey within 3 years, upon payment of \$1,127.52 expenses, &c. Emil H Fickinger and Geo D Glass with Henry Males. ½ part. Oct 14, 1907. May 5, 1908.

11:3063.

*Burdett av, n s, 184.4 w Fort Schuyler road, 25x100, Tremont Heights. Fannie Livingston to Per Thurin. May 2. May 4, 1908.

*Burdett av, n s, 184.4 w Ft Schuyler road, 25x100, Tremont Heights. Release mort. Eugene R Dennis et al to The Lamport Realty Co, a corpn. Apr 28. May 4, 1908. 100

Brook av, No 875, n w s, 116.10 n 3d av, 28.7x98.6x25.1x111.10, 5-sty brk tenement and store. Salomon Loewensohn to Gustav Kaliski. ½ part. Mort \$17,000. May 31, 1905. May 4, 1908. 9:2365.

no Belmont av, No 2209, w s, 375 s 183d st, 25x60, 2-sty frame dwelling. Anne Laracy to Kate Clark. Mort \$2,250. May 6, 1908.

Broadway, No 5700| e s, at c 1 234th st, runs n 303.9 x — 100 x s 234th st | 303.9 to c 1 234th st, x w 100 to beginning, 2-sty frame dwelling, 1 and 2-sty frame stable and vacant. Release claims, &c, for Elevated R R. Wm B Denison et al to the City of N Y. April 22. May 1, 1908. 12:3268, 3269.

oston road, No 2045, w s, 31.8 n 178th st, 38x—, 2-sty frame dwelling. Release claims, &c, for Elevated R R. John Crosson to the City of N Y. April 10, 1906. May 1, 1908. 11:3136.

Same property. Consent of mortgagee to above. American Savings
Bank to same. April 18, 1906. May 1, 1908. 11:3136. nom
Brook av, Nos 296 and 298, e s, 183 s 141st st, 48x100x57.5x99.5,
6-sty brk tenement. Joseph Wolkenberg to Gussie Schwartz and
Wolf Wolkenberg. Mort \$43,500. Apr 30. May 1, 1908. 9:2267.

other consid and 100
Carter av, w s, 246.9 s Tremont av, 18.9x115, 2-sty frame dwelling. Michael J Kelly to Sarah and Edward Scoging. April 30.
May 2, 1908. 11:2892. 100
Same property. August Diener to same. Q C. April 30. May 2, 1908. 11:2892. nom

August Diener to same. Q C. April 30. May 2, 1908. 11:2892. nom Carter av, w s, 246.9 s Tremont av, 18.9x115, 2-sty frame dwelling. Release mort. Thos P Howley to Michael J Kelly. April 30. May 2, 1908. 11:2892. 100
Cambreleng av, w s, 133.4 n 183d st, strip 0.11x100. Lizzie Cahn to Harry Cahn and Junius J Pittman. Q C. All liens. May 1. May 5, 1908. 11:3088. other consid and 100
Cambreleng av, Nos 2303 and 2305, w s, 100.10 n 183d st, 33.4x 100, two 2-sty frame dwellings. Harry Cahn et al to Charles Singer. Morts \$4,700. May 4. May 5, 1908. 11:3088.

Creston av, No 2757, w s, 494.9 n 196th st, 16.11x100.4, 2-sty frame dwelling. Henry C Koster and Johanna A his wife to Henry C Koster, Jr. Mort \$2,000. May 4. May 5, 1908. 12:3318. other consid and 100
Same property. Henry C Koster, Jr, to Henry C Koster and Johanna A his wife. Mort \$2,000. May 4. May 5, 1908. 12:3318. other consid and 100
Crimmins av, Nos 317 and 319, w s, 96.1 n 141st st, 47.10x80, 5-sty brk tenement. John A Clarke to Maurice Blumenthal of Brooklyn. Mort \$41,250. May 4. May 5, 1908. 10:2556. other consid and 100
Cypress av n e cor 140th st, 100x120, vacant. Richard Vallender der to Lulu Quigg. Mort \$12,000. April 28. May 1, 1908. 10:2567.

Cypress av n e cor 140th st, 100x120, vacant. Lulu Quigg 140th st | Richard Vallender. Morts \$17,000. April 28. A 1, 1908. 10:2567.

1, 1908. 10:2567.

Cypress av n e cor 140th st, 100x120, vacant. Richard Vallen140th st der to Polstein Realty and Construction Co, a
corpn. Morts \$17,000. April 30. May 1, 1908. 10:2567.

other consid and 100

Cypress av, s e cor 140th st, 101x95, vacant. FORECLOS, April 2, 1908. Isaac F Russell ref to Gerhard Kuehne, Jr, of Leonia N J. All liens. May 1, 1908. 10:2567.

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Cypress av, n e cor 139th st, 101x95, vacant. Same to same. All liens. May 1, 1908. 10:2567. 10,000 Concord av | n w cor 144th st, 122.6x110, 2-sty frame dwell-144th st, No 739 | ing and vacant. Max J Adler to Jacob Hirscn, ½ part. All title. All liens. April 28. May 2, 1908. 10:2577. other consid and 100 Cypress av, No 120, late Trinity av, e s, 82.7 n 133d st, 25x100 x24.11x100, 3-sty frame tenement and store. Henry Rohleder to Otto Giessler. Mort $6,000. Oct 5, 1904. May 1, 1908. 10:-2562. *Columbus av. n w cor Adams st. runs n along Adams st. 309.11
   2562. other consid and 100

*Columbus av, n w cor Adams st, runs n along Adams st, 309.11
x n w still along Adams st, 14.7 to e s Van Nest st, x s 411 to
n s Columbus av, and n e 168.1 to beginning, Van Nest. Jacob
Hirsch et al to Nonpareil Realty Co. All liens. May 1. May 2,
1908. other consid and 100

*Cornell av, s s, 200 e Mapes av, 25x150.8x26.11x160.10. Lambert
G Mapes to Anna M Hartigan. Apr 29. May 1, 1908. nom
Creston av, No 2687, w s, 372 s 196th st, 50x100, 2-sty frame
dwelling. Elizabeth Essig to Ephraim Ward. Mort $7,750.
May 5. May 6, 1908. 12:3316.
Crotona av, No 2152, s e s, 314.2 n e 181st st, 22.5x65.1x22x69.4,
2-sty frame dwelling. Morris Hirschman et al to Ferdinand
Pfeifer. Mort $4,000. May 4. May 6, 1908. 11:3098. nom

*Grace av, w s, abt 65 s St Raymond av, 32.7x110.10x25x89.10.
Philip Kaufman to John Stepita. Mort $3,250. May 5. May
6, 1908. other consid and 100
     Philip Kaufman to John Stepita. Mort $3,250. May 5. May 6, 1908.

*Ellison av, w s, 275 s Latting st, 50x100, Westchester. John J Murphy to Joseph Wolf and Wm Schaefer. Mort $475. April 30. May 1, 1908. other consid and 100 *Elliott av, w s, 236.3 s Union st, runs w 100 x s 25 x w 5 x s 50 x e 83 to av, x n 78.9 to beginning, Westchester. Frederic E Lally to Henry A Blumenthal. Mort $700. May 16, 1907. May 7, 1908.
Lally to Henry A Blumenthal. Mort $700. May 16, 1907. May 7, 1908.

*Same property. Henry A Blumenthal to Crane Company, an Illnois Corpn. Mort $700. May 20, 1907. May 7, 1908.

other consid and 100 for consid and 100 franklin av, No 1144, e s, 37.7 s 167th st, 27.6x97, 4-sty brk tenement. Lucy Hargrove to Anna Noonan. Mort $13,000. May 5. May 7, 1908. 10:2613.

other consid and 100 fordham rd | s w cor Tiebout av, 31x100.5x31x102.2, vacant. Philip Tiebout av | J Kearns to Peter Fox. May 1. May 4, 1908. 11:3148.

*Fort Schuyler road, as lies in the east and north ½ of said road, Release covenants tax or assessments from warranties in several deeds recorded of even date herewith. Sound Heights Corpn with Fredk C Havemeyer et al HEIRS, EXRS, &c, of Nathalie Mayer, Henry O Havemeyer, &c. May 1, 1908. May 4, 1908.

*Gleason av, n s, 50 e 175th st, 25x100. Julia Hershfield to Cogswell-Taylor Impt Co. Mort $600. May 6. May 7, 1908.

other consid and 100 Hull av, No 3185 n e cor 205th st, 100.1x25x100x29.7, 2-sty frame 205th st | dwelling. Sophie Muller to Chas T Muller, of Brooklyn. All liens. May 7, 1908. 12:3346.

Brooklyn. All liens. May 7, 1908. 12:3346. nom Hughes av, w s, 153 s Pelham av, 25x87.6, 4-sty brk tenement. Augustus S Nicholson et al to Orlando Cipriani. Q C. April 18. May 2, 1908. 11:3078.

No 1187 of 272 lots Bailey estate at Kingsbridge, 25x127.1x25.4x—, vacant. Virginia S Atwater to Fordham Realty Co, a corpn. Mt $5,000. May 5, 1908. 11:3240.

Hoe av, No 1205 | n w cor Home st, 91.2x25x94x25.2, two 3-sty Home st, No 969 | frame tenements and stores. James Moriarty to Jere J Moriarty of Waverly, Tioga Co, N Y. Mort $10,000. Apr 16, 1906. May 6, 1908. 11:2979.

Hull av, s e s, 132.4 n e 205th st, 25x100, 2-sty frame dwelling. Wm H Perry to Patrick J Cussen. Mort $5,500. May 1. May
 Home st, No 969| frame tenements and stores. James Moriarty to Jere J Moriarty of Waverly, Tioga Co, N Y. Mort $10,000. Apr 16, 1906. May 6, 1908. 11:2979. nom Hull av, s e s, 132.4 n e 205th st, 25x100, 2-sty frame dwelling. Wm H Perry to Patrick J Cussen. Mort $5,500. May 1. May 4, 1908. 12:3350. other consid and 100 Intervale av, e s, 250.1 n Westchester av, 25x100 ,vacant. Intervale av, No 982, e s, 275.1 n Westchester av, 25x100, 1-sty frame building and 1-sty frame building in rear. John J Hickey to Eliz F Hickey. May 4. May 6, 1908. 10:2704. Jackson av, No 1134, e s, 152.6 s Home st, 22.6x87.6, 2 and 3-sty brk dwelling. Gustav Grossman to Eugene L Louis and Henry Harburger. Mort $7,000. May 2. May 4, 1908. 10:2651. other consid and 100 Jerome av w cor 194th st, late Kingsbridge road, runs s 62.7 x 194th st | w 115.2 x n 10.5 to 194th st, late Kingsbridge road, former line, x n e 39.7 to present line 194th st, late Kingsbridge road, se 88.7 to beginning, vacant. Alex S Fisher to Seth S Terry, of Montclair, N J. C a G. Mort $10,000. May 1. May 2, 1908. 11:3202.
     May 2, 1908. 11:3202.

Jerome av s w cor 194th st, late Kingsbridge road, runs s 62. 194th st | x w 115.2 x n 10.5 to former line Kingsbridge road, n e 39.7 to present line of said road, x e 88.7 to beginning, v cant. Seth S Terry to Alex S Fisher. All liens. May 1, 1908. 11:3202.
          Lafontaine av, No 2166, old No 2148, e s, 57.8 s Quarry road, 20x95, 2-sty frame dwelling. Bertha G Campbell to Mary E C Nichols. Mort $2,500. May 1. May 2, 1908. 11:3063. nom *Monticello av, n w cor Jefferson av, 100x75, Edenwald. Modest Stein to Harry L Kovar. ½ part. All title. Mort $1,375. Apr 30. May 1, 1908.
                           Morris Park av, s w cor Jefferson st, 50x100. Fr
to Emil N Sorgenfrei. All liens. Oct 29, 1907.
                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                       Frances Fernekes
                                                                                                                                                                                                                                                                                                                                                                                                                                                                                 1907. May 6, 1908. other consid and 100
       other consid and 100

Morris av, No 1972, e s, 260 s 179th st, 20x100, 3-sty brk dwelling. August Jacob to John Blumers. Mort $8,000. Apr 30.

May 6, 1908. 11:2807. other consid and 100

Morris av, No 1980, e s, 180 s 179th st, 20x100, 3-sty brk dwelling. August Jacob to Elizabeth Herrmann. Mort $8,000. May 4, 1908. 11:2807. other consid and 100

*McGraw av, 3.11 being a gore not taken for opening Tremont av Saxe av, 2.2 and being what is left of lot 199 map 370

Tremont av, 4.5 lots of McGraw estate near Van Nest. Michael F Dooley to Harris Mendelson. May 4, 1908. nom

Prospect av, No 1396, e s, 19.8 s Jennings st, runs e 24.4 and 41.5 x s 32.5 x w 73.4 to av, x n 19 to beginning, 3-sty frame tenement and store. Theresa Lohman to Elizabeth Cramer. Mort $8,000. April 21. May 5, 1908. 11:2971. nom

Same property. Elizabeth Cramer to Vito Giuseppe Imperato and Luigi Manzi. Mort $8,000 and all liens. April 30. May 5, 1908. 11:2971.
         Same property. Elizabeth Gramer to , to , 120 Luigi Manzi. Mort $8,000 and all liens. April 30. May 5, 1908. 11:2971. nom Park av, No 2990 se cor 154th st, 52.4x89.10x46.11x66.8, 3-154th st, No 260 sty brk stable. Dennis M Gallo to David E Grossman. Mort $30,200. May 1. May 5, 1908. 9:2442. other consid and 100 Prospect av, n w cor 160th st, 77.2x147.5, vacant. Chas S Sykes to Sykes Realty Corpn. B & S. May 4. May 5, 1908. 10:2677. other consid and 100
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rospect av n w cor 160th st, 77.2x147.5, vacant. Wm P Harrls 60th st and ano EXRS, &c, Edma McG Harris to James F Meehan. ½ part. All title. April 23. May 2, 1908. 10:2677.
     Same property. Thos A McGraw et al to James F Meehan. ½ part.
All title. April 23. May 2, 1908. 10:2677. other consid and 100
Same property. Sidwell S Randall EXR Phebe A Parshall to Thos
A McGraw, of Detroit, Mich. All title. Release from tax sale,
&c. April 27. May 2, 1908. 10:2677.
Same property. James F Meehan to Chas S Sykes. B & S. May 1.
May 2, 1908. 10:2677. 100
*Pilgrim av, e s, 250 s Tremont road, 25x95, Tremont terrace.
Gilbert H Wildman to Paolo Girolamo. April 27. May 1, 1908.
other consid and 100
     *Pilgrim av, e s, 250 s Tremont road, 25x95, Tremont terrace. Gilbert H Wildman to Paolo Girolamo. April 27. May 1, 1908.

*Pilgrim av, e s, 346.3 n Middletown road, 25x95. Same to Thereas Sofia. Apr 27. May 1, 1908. other consid and 100 Prospect av, No 935 s w cor 163d st, 100x106, 6-sty brk tene-163d st ment and store. James F Meehan Co to Simax Realty Co. Mort $140,000. April 30. May 1, 1908. 10:2677.

Prospect av, No 935 s w cor 163d st, 100x106, 6-sty brk tene-163d st ment and store. Simax Realty Co, a corpn, to Simon E and Max Bernheimer. Morts $150,000. April 30. May 1, 1908. 10:2677.

*Rhinelander av, s s, 206.6 e Eastchester road, 50x100. Hudson P Rose Co to Stefanus Nielsen. May 4. May 6, 1908. nom

*Road leading to Fort Schuyler, the n s of which was the line bet lands of Theo S and Thos J Havemeyer, all title, &c, to said road on Throggs Neck. Arabella D and Henry E Huntington to Blanche H Duncan. Q C. All title. Oct 23, 1907. May 4, 1908.
         *St Peters av (Union av), w s, 75 n Tratman av (1st st), 25x100, Westchester. Fredk A Gore to Wm E Hendry. May 1. May 4, 1908. 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. Adolph Trube to Josephine Trube. 1-3 part. Mort $5,560. Apr 20. May 6, 1908. 11:2980.
Southern Boulevard, No. 1310, e. s. 97.8 n Froutiers on 17.840.02.7 xtib.10x103.3, 2-sty frame dwelling. Adolph Trube to Josephine Trube. 1-3 part. Mort $5,560. Apr 20. May 6, 1908. 11:2980. now many frame of the provided 
                 Washington av, e s, 110 s 172d st, 50x109.8x50x110, vacant. Louis Greene et al to Isaac Leader and Jacob Bloom. Mort $9,-000. May 1, 1908. 11:2913. other consid and 100
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892 Leases. Washington av | w s, 250 n 171st st (9th st), runs w 300 to e s Park av | Park av x n 150 x e 150 x s 50 x e 150 to Washington av x s 100 to beginning, being lots 35, 36, 37, and 72 and 73 map Central Morrisania, vacant. Edw A Fraser to Wm H Mountfort, of Brooklyn. Q C. Sept 4, 1883. May 4, 1908. 11:2903. Willis av, No 210, e s, 50 n 136th st, runs e 75 x w 75 to av x s 25 to beginning, probable error, 5-sty brk tenement and store. Charles Schuck to Christian Schuck. ½ part. Mort \$23,000. May 13, 1907. May 6, 1908. 9:2281. nom Wales (Tinton) av, No 608, s e s, 100 s w 151st st, late Pontiac st, now Beck st, 25x104, vacant. Luigi Naccarato to Gioseppina Vairo. ½ part. May 5. May 6, 1908. 10:2653. Washington av, No 1115, w s, 268.10 n 166th st, 16x93, 4-sty brk tenement. FORECLOS, April 21, 1908. Eugene N Robinson ref to Elizabeth Little. Mort \$6,500. April 30. May 1, 1908. 9:-2388. 9:-2725 tenement. FORECLOS, April 21, 1908. Eugene N Robinson ref to Elizabeth Little, Mort \$6,500. April 30. May 1, 1908. 9:2388.

Westchester av, No 758 xe cor 156th st, runs s 44.5 x s e 65.8 Tinton av, No 735 xe 6.10 to w s Beach av, x n 71.6 to 156th st xe 6.10 to w s Beach av, x n 71.6 to s s 156th st, x w 13.10 to beginning, 4-sty brk tenement and store. Emily D Hildenstab to Barney Goldman and Joseph Kaplan. Morts \$39,000. April 29. May 2, 1908. 10:2654.

*2d av, n w s, lots 13, 14 and 15 map of 58 lots at Williamsbridge, 75x100. Geo H Lawrence et al EXRS Eliz H Sias to John J Knewitz. ½ part. Mort \$600. Apr 7. May 6, 1908. 1,000

*Long Island Sound, west shore, land under water at Westchester, begins at e s present steamboat dock or landing, 69 s w from s cor of house of Charles Freeman, runs s w 185 x n w 60 x n e 153 x n e 68 to beginning.

New Docks, w s, 320 e from west cor adj land Charles Reed, runs s e 42 x s w 120.6 x n w 42 x n e 120.6 to beginning.

Long Island Sound, high water mark, at s e cor upland of Fredk C Havemeyer, adjacent to land of U S A, runs into Sound s w 550 x n w 300 x n w 2,524 x n e 900 x e 3,526 to beginning, contains 43 348-1,000 acres.

Emily H Potter et al HEIRS, &c, Thos J Havemeyer to Sound Heights Corpn. All title. B & S. Mar 29, 1907. May 4, 1908.

*Lot 51 map (No 1095) of 163 lots estate Mary J Radway. Kathryn Logan et al HEIRS Matthew Logan to James A Logan. 3-5 parts. Q C. May 2. May 4, 1908.

*Lots 396 and 397, and gores AK and AL on map Washingtonville. Release covenants, &c. Wm W Penfield to Benj de F Curtis. April 27, 1908. May 2, 1908.

*Lots 15 to 24, 40 to 46, 49 to 62, map 62 lots of Bronx Mortgage Co. Release mort. Henry Kayser et al to Wm L Brower. Apr 24. May 7, 1908.

*Plots 190, 213, 228, 232, 237, 255, 519, 520 and south 3-4 of 238 map No 1106 of the Arden property at East and Westchester. Emma L Shirmer to City Real Estate Co, a corpn. All liens. May 6, May 7, 1908.

*Ploto begins 740 e White Plains road at point 600 n along same from Morris Park av, runs

*Tavern lot, part farm of Abijah Hammond at Throgmortons Neck, begins at n e cor of stone cottage or lodge at gateway to mansion house of Abijah Hammond, runs to shore of Sound or East River and to land of Whitestone Ferry Co and across highway leading from Westchester to Whitestone Ferry, and also to new road through said farm leading to land of the U S. called Throggs Point or Hammonds Neck, —x—.

Public highway lying west of above e s at s of said new road, contains 7 22-100 acres.

Whitestone Ferry Dock, at Throggs Neek the land

Whitestone Ferry Dock, at Throggs Neck, the dock and gold to land.

Road from Westchester to Whitestone Ferry, plot begins at s s land conveyed by Harrison and Ogden to Lorillard, Jr, and runs to se cor of the stone lodge or house outside the entrance gate. contains 59 97-100 acres.

Lands under water on west shore of L I Sound at Westchester, begins on e s of steamboat dock or landing, 69 s w from s cor of house of Charles Freeman, —x—; also

Land under water on w s of the new docks, 320 e from west cor adj land of Charles Reed, —x—.

Long Island Sound, at s e cor upland late of Fredk C Havemeyer, adjacent to land of the U S of A, being land under water, and contains 43 348-1,000 acres.

Chas F and Theo A Havemeyer by Camilla Beach GUARDIAN to Sound Heights Corpn. All title. B & S. All liens. Aug 22, 1907. May 4, 1908.

Same property. John Mayer et al EXRS Nathalie Mayer to same. All title. B & S. All liens. June 8, 1907. May 4, 1908.

9,467.58

*Same property. Louisine W Havemeyer et al EXRS, &c, Henry O
Havemeyer to same. 1-6 part. All title. Aug 24, 1906. May 4,
1908.

Same property (only the first four parcels described above). Emily
H Potter et al HEIRS, &c, Thos J Havemeyer to same. All
title. Mar 29, 1907. May 4, 1908. other consid and 100
Same property. Fredk C Havemeyer et al HEIRS, &c, Thos J
Havemeyer to same. All title. Apr 8, 1907. May 4, 1908.
other consid and 100

LEASE

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.

May 1, 2, 4, 5, 6 and 7.

BOROUGH OF MANHATTAN.

RECORD AND GUIDE Manhattan. May 9, 1908 Henry and Samuel Wity. All title. 2013 9, 1895. Aug. 9, 1905. Library 1, 1906. May 4, 1908. 2, 518.

Hudson st. Nos 123 and 125 West, all. Dominick Abbate and ano to Cosimo Di Flore; 5 years, from Oct 1, 1906. May 4, 1818. Hudson st. Nos 95 to 99, w s. 1906 n Harrison st. 50x75.0x50x175.3.

Franklin st. No. 171, s s, 76 w Hudson st. 23.2x75.6.

Pranklin st. No. 171, s s, 76 w Hudson st. 23.2x75.6.

Pranklin st. No. 171, s s, 76 w Hudson st. 23.2x75.6.

Little West L2th st. No. 55, n s, 150 w Washington st. 23x103.3, all. Wim W Astor to John Fleming and ano; 20 years, from May 1, 1908. May 1, 1908. May 1, 1908. St. 2x8103.3, all. Wim W Astor to John Fleming and ano; 20 years, from May 1, 1908. May 5, 1908. 2;045.

Little West L2th st. No. 50, n s, 150 w Washington st. 25x103.3, all. Wim W Astor to John Fleming and ano; 20 years, from May 1, 1908. May 5, 1908. 2;045.

May 5, 1908. 2;045. St. 1908. May 1, 1908. May 5, 1908. 2;75.

Syears, from Feb 1, 1908. May 2, 1908. 1;275.

Syears, from Feb 1, 1908. May 2, 1908. 1;275.

Same property. Gone of the st. 1909. May 5, 1908. 2;75.

Same property. May 1, 1908. May 1, 1908. 1;78. ... 3,000 to 3,900 Pearl st. No. 504. Assign lease; John Garbarino to Louis Cavagare, from May 1, 1908. May 1, 1908. May 1, 1908. Harden Pearl st. Nos 481 and 483, all. Files Bord to Jacob Mariana Pearl st. Nos 481 and 483, all. Files Bord to Jacob Mariana Pearl st. Nos 481 and 483, all. Files Bord to Jacob Mariana Pearl st. Nos 481 and 483, all. Files Bord to Jacob Mariana Pearl st. Nos 181 and 483, all. Files Bord to Jacob Mariana Pearl st. Nos 481 and 483, all. Files Bord to Jacob Mariana Pearl st. Nos 481 and 483, all. Files Bord to Jacob Mariana Pearl st. Nos 481 and 483, all. Files Bord to Jacob Mariana Pearl st. Nos 481 and 483, all. Files Bord to Jacob Mariana Pearl st. Nos 481 and 483, all. Files Bord to Jacob Mariana Pearl st. Nos 481 and 483, all. Files Bord to Jacob Mariana Pearl st. Nos 481 and 483, all. Files Bord to Jacob Mariana Pearl st. Nos 481 and 483, all. Files Bord to Jac

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Jacobs; 20 years, from May 1, 1901. May 4, 1908. 2009.

Av A, No 54. Assign lease. Hattie Barasch et al HEIRS, &c. Fanny Jacobs to Rose Bockar. All title. May 1. May 4, 1908. 2:399.

Same property. Assign lease. Lewis Jacobs to same. May 1. May 4, 1908. 2:399.

Bowery, Nos 15½ and 17, store and basement. Peter P Cappel to Hyman H Silverman; 3 years, from May 1, 1908. May 1, 1908. 1:289.

Bowery, No 323, s e cor 2d st, store, &c. Fredk A Booth AGENT for Henrietta W Drury et al to Morris Lederman; 5 years, from May 1, 1910. May 6, 1908. 2:457.

Bowery, No 353, store floor. Mary L Speirs to Nunzio Cesareo; 2 4-12 years, from Jan 1, 1908. May 6, 1908. 2:457.

Broadway, No 2869, w s, 50.6 n 111th st, runs w 70.3 x n e 78.3 to Broadway, No 2869, w s, 50.6 n 111th st, runs w 70.3 x n e 78.3 to Broadway x s 33.10 to beginning, gore, all, 1-sty frame store. Wm C Lesster to Samuel Ferber; 10 years, from May 1, 1908. May 6, 1908. 7:1894.

Base End av, No 75. Agreement as to deposit of $500 to secure covenants in lease. Leander M Hammer with Mathias Muller. Sept 25, 1907. May 4, 1908. 5:1590.

Lexington av, No 1897, corner store and basement and store adj cor. Louis Meyer Realty Co to William Melvin; 4 years, from April 1, 1908. May 1, 1908. 6:1767.

St Nicholas av, No 1909, apartment No 1 on 6th floor. Frederick Southack and ano (agents) to Timothy Cohalan; 3 4-12 years, from June 1, 1908. May 6, 1908. 8:2121.

St Nacholas av, No 1909, apartment No 1 on 6th floor. Frederick Southack and ano (agents) to Timothy Cohalan; 3 4-12 years, from June 1, 1908. May 6, 1908. 8:2121.

St Nicholas av, No 1897, 1908. 4:1908.

Syears renewal. May 5, 1908. 2:537.

St av, part of No 1495, w s, 25.6 in 78th st, 13x47. Ernest F W Havemeyer to Alfred Weiss; 2 years, from May 1, 1908. May 2, 1908. 3:943.

Surrender lease. George Bendien with Gesine M Kornarens widow and ano. May 4, May 5, 1908. 5:1369.

Surrender lease. George Bendien with Gesine M Kornarens widow and ano. May 4, May 5, 1908. May 7, 1908. 3:901.

Same property. Assign lease d
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6:1803 Same property. Assign lease. Ernest T Sulzer to Harlem River Park Amusement Co. Apr 24, 1908. May 4, 1908. 6:1803...nom 2d av, No 2358, s e cor 121st st, store floor, &c. Sarah A Pinner to Isidore Horowitz; 7 3-12 years, from Feb 1, 1908. May 2, 1908. BOROUGH OF THE BRONX.

HECLA IRON WORKS Architectural Bronze

North 10th, 11th and 12th STREETS

BROOKLYN.

NEW YORK

IRON WORK

MORTGAGES

NOTE.—The arrangement of this list is as follows: The first name is that of the mortgagor, the next that of the mortgages. 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.

strument as filed.

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

May 1, 2, 4, 5, 6 and 7.

BOROUGH OF MANHATTAN.

Acritelli, Santa to Antonio Caruso. 13th st, No 406 East. Assigns rents to extent of \$2,032.66. May 1. May 6, 1908. 2.440. 2.032.66

brams, Sarah C to MANHATTAN SAVINGS INST. 130th st, No 146, s s, 306.8 e 7th av, 18.4x99.11. May 6, 1908, due, &c, as per bond. 7:1914.

per bond. 7:1914. 7:1008, due, &c, as 10,000 Aretz, Henry to John C Trick. 2d av, No 1834, e s, 50.11 s 95th st, 25x75. P M. Prior mort \$10,000. April 30, due as per bond, 6%. May 1, 1908. 5:1557. 7,000 Arnstein, Mary to Anna Porges. 2d av, No 1034, e s, 80.5 s 55th st, 20x64. Prior mort \$8,000. Apr 21, demand, 6%. May 4, 1908. 5:1347. 3,000 Apr 21, demand, 6%. May 4, 25x95.7x25.4x99.9. April 30, 3 years, 6%. May 2, 1908. 5:1487. 1,100 Antosch, Anton to Harry L. Bosen. 2d av. No 1040.

5:1487. 1,100
Antosch, Anton to Harry L Rosen. 2d av, No 1846, e s, 100.8 s
96th st, 25x100. P M. Prior mort \$20,000. May 1, 3 years,
6%. May 5, 1908. 5:1558. 4,000
Aron, Mark to Fredk W Kroehle and ano. 3d av, No 859, Store
lease. May 4, demand, 6%. May 5, 1908. 5:1326. 3,074.23
Anderson, Henry B to TITLE GUARANTEE AND TRUST CO.
Park av, No 525, s e cor 61st st, Nos 100 and 102, 100.5x40.
May 6, due, &c, as per bond. May 7, 1908. 5:1395. 70,000
Browd, Ephraim K to TITLE GUARANTEE AND TRUST CO. Madison av, No 1885, e s, 20.11 n 122d st, 20x100. Subject to any
rights the City of N Y may have in the westerly 5 feet of above
premises. May 6, due, &c, as per bond. May 7, 1908. 6:1748. 14.000

Broadway-Cortlandt Co to General Electric Co. Broad st, No 42, w s, abt 130 s Exchange pl, runs s 21 x w 153.9 to e s New st, No 38, x n 32 x e 73.7 x e 76.6 to beginning. P M. May 1, 5 years, —%. May 7, 1908. 1:24. 300,000
BOWERY SAVINGS BANK with Mary R Little. 144th st, No 456, s s, 195 e Amsterdam av, 19x99.11. Extension mort. May 1. May 6, 1908. 7:2059. nom
Bultman, Richd C with SEAMENS BANK FOR SAVINGS in City N Y. Madison av, No 981, n e cor 76th st, 102.2x45. Extension mort at increased interest from 4 to 4½%. May 4. May 6, 1908. 5:1391.

Borenstein, Saml to Robt F Smith and ano. 115th st. No 225, n

mort at increased interest from 4 to 4½%. May 4. May 6, 1908. 5:1391.

Borenstein, Saml to Robt F Smith and ano. 115th st, No 225, n s. 273.6 e 3d av, 16.4x100.10. April 3, 5 years, 5½%. May 7, 1908. 6:1665.

Brunswick Realty Co to BROOKLYN SAVINGS BANK. 25th st, Nos 122 and 124, s s, 100 w Lexington av, 41.8x98.9. May 5, 1908, 3 years, 5%. 3:880.

Same to same. Same property. Certificate as to above mort. May 5, 1908. 3:880.

Same to same. Sa 5, 1908. 3:880.

5, 1908. 3:880.

Same and State Realty and Mortgage Co with same. Same property. Subordination agreement. May 5, 1908. 3:880. no Bleistift, Jeannette to Sadie Bleistift. 103d st, No 154, s s, 75.10 e Lexington av, 26x100.11. May 5, 1908, 2 years, 6%. 6:1630 6:1630

Burgart, Nikolaus to GERMAN SAVINGS BANK. 107th st, No 243, n s, 525 w Amsterdam av, 27.6x100.11. May 4, 3 years, 5%. May 5, 1908. 7:1879.

Bentley, Louis to Mitchell A C Levy. 215th st, 214th st, 14th av and Hudson River, the block, contains 3 144-1,000 acres. All title to land under water in front of an adj above; Plot begins at stake in fence between land Yetta Childs and lands now or late of Joseph de Rivera distant 75 w 14th av, runs s 259.10 x w 389.5 to original high water mark Hudson River, x n 259.11 x e 382.3 to beginning, all title to land under water in front of and adj above. P M. May 5, 1908, 1 year, 6%. 8:2257, 2256, 2259.

2259.

Buchner, Augusta (and David Buchner her husband in bond only) of Brooklyn, N Y, to Frederick de Sola Mendes. Lenox av, No 22, e s, 33.11 n 111th st, 33.6x100. P M. Mar 25, due May 1, 1909, 6%. May 2, 1908. 6:1595. 1,000

Boehm, Abraham and Lewis Coon to City Real Estate Co. Madison av, Nos 1295 to 1303, n e cor 92d st, 100.8x62. All title to strip on east 0.2 2-3x100.8. Prior mort \$200,000. April 30, due, &c, as per bond. May 5, 1908. 5:1504.

Bondy, Emil C and Saml W Weiss trustees Chas Bondy for Louis Bondy, &c, with Henry Wendt. Amsterdam av, No 1809, e s, 75 s 150th st, 24.11x80; Amsterdam av, No 1811, e s, 50 s 150th st, 25x80. Extension two morts at increased interest from 4½ to 5%. Mar 25. May 4, 1908. 7:2064. nom Building & Engineering Co to K Frances Coleman. 25th st, Nos 45 to 51, n s, 125 e 6th av, 100x98.9. P M and building loan. May 1, due Nov 1, 1910, 6%. May 4, 1908. 3:827. 540,000 Same to same. Same property. Certificate as to above mort. May 1. May 4, 1908. 3:827.

Bohlmann, Catherine to GERMAN SAVINGS BANK. 71st st, No 413, n s, 163 e 1st av, 25x102.2. May 4, 1908, 3 years, 5%. 5:1466.

5:1466.

Burke, Walter A exr & Matilda B Brown with Gibralter Realty
Co. Sherman av, w s, 500 s Dyckman st, 350x100. Extension
mort. May 4, 1908. 8:2175.

Bush Terminal Co to TITLE GUARANTEE & TRUST CO. Property in Brooklyn. Certificate as to supplementary mort dated
Dec 6, 1905, and agreement modifying mort. Dec 4, 1905. May
4, 1908.

erty in 1 Dec 6, 19 4, 1908. Bandman, Josephine to Frances Altschul. 62d st, No 211, n s, abt 160 e 3d av, 18.9x100. Apr 30, 3 years, 6%. May 4, 1908. 5:1417.

160 e 3d av, 18.9x100. Apr 50, 5 years, 500 5:1417.

5:1417.

Beringer, Ida to Oscar Taussig. 74th st, No 143, n w cor Lexington av, No 1038, 17.6x72.2. Prior mort \$30,000. May 2, 1908, 1 year, 6%. 5:1409. 1,000 Barry, John F to Daniel F Mahoney. 171st st, No 565, n s, 125 e St Nicholas av, 25x95. Prior mort \$6,000. April 25, 2 years, 6%. May 1, 1908. 8:2128. 2,000 Bloom, Geo H to Saml Gans. Av C, No 174, e s, 19.9 s 11th st, 25x83. Prior mort \$11,000. May 1, 1908, due July 1, 1913, —%. 3,000

2:380.

3:3000

Berger, Ernst R, of Hawthorne, N Y, to Wilhelmine F King and ano. 82d st, No 351, n s, 161.4 w Av B, 27.4x102.2. May 1, 1908, 5 years, 5%. 5:1579.

Buckley, Edward E to Ellen Shields. Cherry st, No 217, s s, 49.3 e Pike slip, 20.8x60x20.11x60. April 30, due, &c, as per bond. May 1, 1908. 1:248.

Borden, Mary O, N Y, and Wm H Owen, Jr, Mt Vernon, N Y, to N Y LIFE INS CO. 45th st, No 14, s s, 225 w 5th av, 21x100.5. April 23, 3 years, 5%. May 1, 1908. 5:1260.

Bullowa, Emilie M to Fredk Robitscher. Thompson st, No 89, w s, 100 n Spring st, 25x100. May 5, 3 years, 5%. May 6, 1908. 2:503.

Blake, Sophia E to FULTON TRUST CO of N Y, 85th st, No 337.

Nay 5, 1908. 2:503. 20,000

Blake, Sophia E to FULTON TRUST CO of N Y. 85th st. No 337, n s, 355 w West End av, runs n 102.2 x w 20 x s 42.2 x e 0.6 x s 55 x w 0.6 x s 5 to st, x e 20 to beginning. P M. May 5, due, &c, as per bond. May 6, 1908. 4:1247. 13,500

Bockar, Rose to Lewis Jacobs. Av A, No 54. Leasehold. Apr 30, due Nov 1, 1909, 6%. May 4, 1908. 2:399. 1,200

Bloch, Laura with Joseph L Buttenwieser. 9th av, No 517. Extension mort at increased interest from 5 to 6%. April 27. May 6, 1908. 3:736. nom

Buckley, Richard E to Albert C Hussong. 106th st, No 223, n s, 290 e 3d av, 20x100.10. May 6, 1908, 1 year, 6%. 6:1656. 1,000

1 000

Connolly, Mary to VAN NORDEN TRUST CO. Rivington st, Nos 349 to 353, s s, 22 w Tompkins st, 66x75. Prior mort \$18,000. May 1, 1 year, 6%. May 6, 1908. 2:323. 12,000 Cohen, Maurice with Annie Maguire. Lenox av, e s, 49.11 n 141st st, 50x100. Subordination agreement. May 5. May 6, 1908. Cohen, Mauric st, 50x100. st, 50x 6:1739.

nom

6:1739.

Cahn, Emanuel S to Alois Lazansky. 3d av, No 1389, s e cor 79th st, No 200, 21x85. Prior mort \$26,000. May 5, 3 years, 6%. May 6, 1908. 5:1433 7,000

Same to Mount Sinai Hospital of City of N Y. Same property. May 5, 5 years, 5%. May 6, 1908. 5:1433. 26,000

City Mortgage Co with LAWYERS TITLE INS AND TRUST CO. 7th av, Nos 2415 to 2433, e s, extends from 141st to 142d st —x100. Subordination agreement. May 5. May 6, 1908. 7:2010.

—x100. Subordination agreement. May 5. May 6, 1908. 7:2010.

Crystal Realty and Construction Co to LAWYERS TITLE INS & TRUST CO. 7th av, Nos 2431 and 2433, s e cor 142d st, 39.11x 100. May 5, 1908, 5 years, 5½%. 7:2010. 60,00 Same to same. Same property. Certificate as to above mort. May 5, 1908. 7:2010. 60.000

Same to same. Same property. Certificate as to above mort. May 5, 1908. 7:2010.

Crystal Realty and Construction Co to LAWYERS TITLE INS & TRUST CO. 7th av, Nos 2419 to 2425, e s, 39.11 n 141st st, two lots, each 40x100. Two morts, each \$43,000. May 5, 1908, 5 years, 5½%. 7:2010.

Same to same. Same property. Two certificates as to above morts. May 5, 1908. 7:2010.

Crystal Realty and Construction Co to LAWYERS TITLE INS & TRUST CO. 7th av, Nos 2427 and 2429, e s, 39.11 s 142d st, 40x100. May 5, 1908, 5 years, 5½%. 7:2010.

Same to same. Same property. Certificate as to above mort. May 5, 1908. 7:2010.

Cahn, Rose with Marie Wellner. 46th st, No 449, n s, 272.6 e 10th av, 24.2x100.5. Extension and subordination agreement. May 2. May 4, 1908. 4:1056.

Cohen, George, of Jamestown, N Y, to John H Henshaw. Lenox av, No 490, e s, 49.11 s 135th st, 25x85. P M. Prior mort \$20,000. April 23, due May 1, 1911, 6%. May 5, 1908. 6:1732. 8.00

Coster, Edward L to Bertha Oppenheimer. 122d st, No 54, s s, 121 e Madison av, 21x100.11. Extension mort at increased interest from 4½% to 5½%. Apr 30. May 6, 1908. 6:1747. nom Chelsea Realty Co with Emma V Jolley and ano. Leonard st, No 48, s s, 125.8 e West Broadway, 24.4x100. Extension mort. Apr 29. May 6, 1908. 1:176.

Coster, Edward L with Peter Dolan. 37th st, No 325, n s, 283 w 1st av, 20x106.3x20.2x109.5. Extension mort at increased interest from 5 to 5%. April 28. May 6, 1908. 3:943. nom City Mortgage Co with Brevoort Real Estate Co. Broadway, Nos 3309 to 3319, s w cor 134th st, No 600, 119.11x100 to 125. Subordination agreement. May 7, 1908. 7:2000. nom Capital Realty and Construction Co to Brevoort Real Estate Co. Broadway, Nos 3309 to 3315, w s, 39.11 s 134th st, 80 in front and 80 in rear by from 100 to 125 deep. Certificate as to two morts aggregating \$72,000. May 7, 1908. 7:2000.

THE GEORGE A. JUST CO. IRON WORK

239 VERNON AVENUE

LONG ISLAND CITY

Capital Realty and Construction Co to Brevoort Real Estate Co. Broadway, Nos 3313 and 3315, w s, 39.11 s 134th st, 40x100. May 7, 1908, 3 years, 5½%. 7:2000.

Capital Realty and Construction Co to Brevoort Real Estate Co. Broadway, Nos 3309 and 3311, w s, 79.11 s 134th st, runs w 100 x s 20 x w 25 x s 20 x e 125 to Broadway, x n 40 to beginning. May 7, 1908, 3 years, 5½%. 7:2000.

Caven, Isabella D, of Poughkeepsie, N Y, to Washington H Taylor. William st, No 259, on map Nos 257 and 259, n s, 76.3 e New Chambers st, 30.5x64.6x30.6x65.2. May 1, 5 years, 6%. May 4, 1908. 1:119.

Cooper Realty Co to James S Roberts guardian for Mary E C Roberts and ano. 59th st, No 344, s s, 125 e 9th av, 25x100.5. May 4, 1908, 3 years, 5½%. 4:1049.

Same to same. Same property. Certificate as to above mort. May 4, 1908. 4:1049.

Same and Rose H Stein with same. Same property. Subordination agreement. May 4, 1908. 4:1049.

nom COLUMBIA TRUST CO with American Mortgage Co. 135th st, No 112, s s, 200 w Lenox av, 25x99.11. Agreement as to ownership of mort. April 30. May 1, 1908. 7:1919.

City Investing Co to TITLE GUARANTEE AND TRUST CO as trustees. Amsterdam av, Nos 261 to 267, n e cor 72d st, No 169, 102.2x118; Amsterdam av, Nos 269 to 275, s e cor 73d st, Nos 170 and 172, 102.2x119.2; Columbus av, Nos 521 to 537, e s, extends from 85th st, No 77 to 86th st, 204.4x100; William st, Nos 68 and 70, n e cer Cedar st, Nos 29 to 39, 54.7 on William st, Nos 68 and 70, n e cer Cedar st, Nos 29 to 39, 54.7 on William st, Nos 68 and 70, n e cer Cedar st, Nos 29 to 39, 54.7 on William st, Nos 68 and 70, n e cor Gedar st, Nos 29 to 39, 54.7 on William st, Nos 68 and 70, n e cor Cedar st, Nos 29 to 39, 54.7 on William st, Nos 68 and 70, n e cor Cedar st, Nos 29 to 39, 54.7 on William st, Nos 68 and 70, n e cor Cedar st, Nos 29 to 39, 54.7 on William st, Nos 68 and 70, n e cor Cedar st, Nos 29 to 39, 54.7 on William st, Nos 68 and 60, n e cor Cedar st, Nos 29 to 39, 54.7 on William st, Nos 68 and 60, n e cor Cedar st, Nos 29 to 39, 54.7 on Willi Conroy, Delia A to LAWYERS TITLE INS AND TRUST CO. 94th st, No 167, n s, 154 e Amsterdam av, 14x100.8. May 1, 1908, 5 years, 5%. 4:1225. 8.000

Coco, Giuseppe to Leonardo Graziadei and ano. 115th st, No 343, n s, 73 w 1st av, runs n 100 x e 3 x n 11.10 x w 55 x s 10.11 x e 25 x s 100.11 to st, x e 27 to beginning. P M. Prior mort \$10,000. April 30, 3 years, 6%. May 1, 1908. 6:1687. 9,550

Cohen, Harris and Abraham to Solomon Brill and ano. 115th st, Nos 59 and 61, n s, 325 e Lenox av, 75x100.11. Prior mort \$65,000. May 1, 1908, 3 years, 6%. 6:1599. 15,000

Cavanagh, John J to Jeremiah W Dimick. 23d st, No 258, s s, 150 e 8th av, 25x98.9. P M. April 30, due, &c, as per bond. May 1, 1908. 3:772. 40,000

Charter Realty Co to James A Goldsmith et al exrs Edw A Price. 48th st, No 19, n s, 300 e 5th av, 25x100.5. P M. April 15, 3 years, 5%. May 1, 1908. 5:1284. 69,000

de Socarras, Angela to Angela de Socarras guardian Angela I de Quesada. 127th st, No 213, n s, 125 w 7th av, 13x99.11. Dec 12, due May 16, 1912, 5%. May 6, 1908. 7:1933. 3,008.75

Dannemann, Fredk to U S TRUST CO of N Y. 153d st, No 463, n s, 137 e Amsterdam av, 19x99.11. May 6, 1908, 3 years, 5%. 7:2068. 10,000

Dudensing, Richard, Jr, to Carl Fischer. Av A, Nos 1427 and 1429, Dudensing, Richard, Jr, to Carl Fischer. Av A, Nos 1427 and 1429, w s, 51.1 s 76th st, 51.1x100. Jan 20, 6 years, 5%. May 6, 1908. 5:1470. 1908. 5:1470.

Dannemann, Frederick to U S TRUST CO of N Y. Park av, No 1144, w s, 84.3 n 91st st, 16.2x77.4. May 6, 1908, 3 years, 5%. 10,000 1144, w s, 84.3 n 91st st, 16.2x77.4. May 6, 1908, 3 years, 5%.

5:1503.

Deutsch, Albert and Ignatz Roth to Lewis Friedman. 126th st,
Nos 207 and 209, n s, 108.9 e 3d av, 32x99.11. May 1, 1908, 3
years, 5½%. 6:1791.

Dana, Richard T to Robert S Clark. 81st st, No 72, s s, 100 w
Park av, 20x102.2. April 30, due, &c, as per bond. May 1,
1908. 5:1492.

Diamond, Moses S to LAWYERS TITLE INS AND TRUST CO.
109th st, No 24, s s, 56.6 w Madison av, 31.8x100.11. May 1,
1908, 5 years, 5½%. 6:1614.

Dunn, Alpin I to Lillian Dowdell. Front st, No 148, n s, abt 60
w Maiden lane, 20.2x69.10x23x69.4 s w s. P M. Prior mort \$16,000. May 1, 1908, 2 years, 6%. 1:38.

Domino, Salvatore and the Perniciaro Co-operative Assoc, a corpn,
to Antonino Caltabellotta. 75th st, No 239, n s, 125 w 2d av,
26.8x101.7. Jan 3, due, &c, as per bond. May 1, 1908. 5:1430.

5,500 to Antonino Caltabellotta. 75th st, No 239, n s, 125 w 2d av, 26.8x101.7. Jan 3, due, &c, as per bond. May 1, 1908. 5:1430.

5,500

Doctor, Emanuel to City Real Estate Co. Broadway, Nos 3624 to 3630, on map No 3620, n e cor 149th st, No 567, 99.11x100. May 1, due, &c, as per bond. May 2, 1908. 7:2081. 172,500

Diamond, Moses S and Meyer and Louis Jarmulowsky with LAW-YERS TITLE INS & TRUST CO. 109th st, No 24, s s, 56.6 w Madison av, 31.8x100.11. Subordination agreement. Apr 29. May 2, 1908. 6:1614. nom lease. Apr 29, demand, 6%. May 4, 1908. 3:734. 500

Davis, Virginia J C to Anna E Haas and ano trustees Henry Haas. Lexington av, No 2092, n w cor 126th st, No 131, 39.11x17.9x 39.11x17.8. May 2, 3 years, 5½%. May 4, 1908. 6:1775. 6,000

Davis, Abraham to TITLE GUARANTEE AND TRUST CO. East Broadway, No 264, n s, 27 e Montgomery st, 27x103.7 to s s Division st, No 251, x27x103.11. May 1, due, &c, as per bond. May 5, 1908. 1:287. 20,000

Same to Ferdinand T Hopkins, Jr. Same property. Prior mort \$20,000. May 4, 3 years, 6%. May 5, 1908. 1:287. 5,000

Donnelly, William F to Wm S G Austin. 51st st, n s, 220 e 8th av, 15x100.5. May 7, 1908. 3 years, 5½%. 4:1023. 14,000

Engel, Martin and Esther Minsky to Eliz D White and ano exrs Philip A White. 2d av, No 43, w s, 89.9 n 2d st, 22x100. May 5, 1908, 3 years, 5%. 2:458. 30,000

Ely, Lilian E with TITLE GUARANTEE AND TRUST CO. 87th st, No 343 West. Subordination agreement. Mar 23. May 6, 1908. 1:2849. Eisman, Max with Israel Lippmann. 108th st, Nos 308 and 310
East. Participation agreement. Dec 16, 1906. May 6, 1908.
6:1679. Notice is hereby given that infringement will lead to prosecution.

BUILDINGS NEW YORK Emmet, Thos A to BOWERY SAVINGS BANK. Madison av, No 89, e s, 98.9 n 28th st, 24.8x100. May 4, 3 years, 4½%. May 7, 15,000 1908. 3:858.

Federman, Rosa wife of Philip Federman to Edward W Davis. Orchard st, No 183, w s, 150.4 n Stanton st, 25.2x87.6. May 5, 5 years, 5½%. May 6, 1908. 2:417.

Fox, Louise to Jane B M Eldredge. 62d st, No 143, n s, 300 e Amsterdam av, 25x100.5. May 5, 5 years, 5½%. May 6, 1908. 4:1134. years, 5½% May 6, 1508. 2:417.

Fox. Louise to Jane B M Eldredge. 62d st, No. 143, n. s. 300 e Amsterdam av, 25x100.5. May 5, 5 years, 5½%. May 6, 1908. 4:1134.

Fox. Louise to Jane B M Eldredge. 62d st, No. 143, n. s. 300 e Amsterdam av, 25x100.5. May 5, 5 years, 5½%. May 6, 1908. 4:1134.

Fausine Al Harris Mandelbaum and Fisher Lewine and New Amsterdam Realty Co with same. Same property. Subordination agreement. May 4, May 6, 1908. 4:1134.

Fausine Clara E, of Brooklyn, N. Y. to Louis Hartmann. 93d st, Nos 63 and 71, n. s. 100 w Park av, 30x100.8. May 1, due May 1. 10, 1910. 6%. May 6, 1908. 5:1505.

Farley, James A with Patrick J Walsh. Madison av, No. 518. Subordination agreement. May 6, 1908. 5:1289. nom Porshelm, Jeannette to Hannah Eckstein. Lexington av, No. 1862, w. s. 50.11 n. 115th st, 25x75. May 1, 1908, due, &c, as per bond. 6:1643.

Ferris, Edwin, of Montclair, N. J. to General Synod of the Reformed Church in America, a corpn. Washington st, No. 183, e. s. 20.10 n. Dey st. 20.5x46x19.1x40.6. Prior mort \$10,000. April 28, 3 years, 6%. May 1, 1908. 1:82.

First United Presbyterian Church of N. Y. City to Geo. W. Dunn and ano exrs Wm A Martin. 108th st, No. 14, s. s. 95 e Manhattan av, 75x100.11. Equal lien with two morts for \$20,000 and \$10,000 respectively. April 30, 3 years, 5½%. May 1, 1908. 7:1843. 10,000.

Same to same. Same property. Equal lien with two morts for \$20,000 and \$10,000 respectively. April 30, 3 years, 5½%. May 1, 1908. 7:1843. 10,000

Farian, Jennie to Rebecca Gans. 118th st, No. 37, n. s. 360 e Lenox av, 25x100.11. Prior mort \$20,000. May 4, 1908. 2:443.

Farian, Jennie to Rebecca Gans. 118th st, No. 37, n. s. 360 e Lenox av, 25x100.11. Prior mort \$20,000. May 4, 1908. 2:443.

Farian, Jennie to Rebecca Gans. 118th st, No. 37, n. s. 360 e Lenox av, 25x100.11. Prior mort \$20,000. May 4, 1908. 2:443.

Farian, Jennie to Rebecca Gans. 118th st, No. 37, n. s. 360 e Lenox av, 25x100.11. Prior mort \$20,000. May 4, 1908. 2:443.

Farian, Jennie to Rebecca Gans. 118th st, No. 125, n. s. 36 5:1453. Gumpel, Julius to U S TRUST CO of N Y. 8th av, No 585, w s, 74.1 s 39th st, 24.8x100. May 4, 1908, 5 years, 5%. 3:762. Gottheil, Paul with George Rosenfeld. 30th st, No 34, s s, 196 e Madison av, 34x98.9. Extension mort. Apr 30. May 2, 1908. 3:859. Maurion av, 033858. 100 May 3, 200 minutes av, 033859. 100 Minutes av, 200 min Garden Realty Co to London Realty Co. 137th st, Nos 26 and 28, s s, 285 w 5th av, 50x99.11. Assign rents to secure \$1.060. May I, installs, 6%. May 2, 1908. 6:1734. 1,060 Goldberg, Mary to TITLE GUARANTEE AND TRUST CO. 74th st, No 157, n s, 136.6 e Lexington av, 17x102.2. May 1, 1908, due, &c, as per bond. 5:1409. Gordon, Clara J to Albert J Milbank. 69th st, No 117, n s, 163 w Columbus av, 21x100.5. April 29, 3 years, 5%. May 1, 1908. 4:1141. 3,000 Goldstein, Joseph D to Jacob Weitzner, Delancey st, No 44. W Columbus av, 21x100.3. April 29, 3 years, 5%. May 1, 1908. 3,000 Goldstein, Joseph D to Jacob Weitzner. Delancey st, No 44, n s, 75.2 w Eldridge st, 25.2x100. April 24, installs, 6%. May 1, 1908. 2:420. 10,000 Geller, Jennie to Heinrich Werner et al exrs Friedrich Werner. 5th st, No 531, n s, 399.7 e Av A, 25x97. Prior mort \$14,000. April 30, 3 years, 6%. May 1, 1908. 2:401. 9,000 Ginsburg, Simon and STATE BANK with Annie Maguire. Lenox av, No 620, n e cor 141st st, Nos 75 to 79, 99.11x150. Subordination agreement. May 5. May 6, 1908. 6:1739. nom Goodman, Aaron with Annie Maguire. Lenox av, e s, 49.11 n 141st st, 50x100. Subordination agreement. May 5. May 6, 1908. 6:1739. Ginsburg, Simon to Annie Maguire. Lenox av, e s, 49.11 n 141st st, 50x100. May 5, 3 years, 5½%. May 6, 1908. 6:1739. 42,000 Ginsburg, Simon to Aaron Goodman, Lenox av, e s, 49.11 n 141st st, 50x100. Prior mort \$42,000. May 5, 3 years, 6%. May 6, 1908. 6:1739. 17,500 Great Northern Dock Co to TITLE GUARANTEE AND TRUST CO. 1908. 6:1739. 17,50
Great Northern Dock Co to TITLE GUARANTEE AND TRUST CO. Certificate as to mort for \$20,000 on land in Kings Co. May 2. May 6, 1908. — Hyman, Sundel to LAWYERS TITLE INS & TRUST CO. 40th st, No 204, s s, 114.6 w 7th av, 14.3x98.9. P M. April 22, 5 years, 5½%. May 6, 1908. 3:789. 10,00
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896

ANNUAL CAPACITY 3,000,000 BBLS

"THE ABSOLUTELY SAFE CEMENT"

This Brand of Portland Cement is too Tavorably known in EVERY COUNTRY where cement is used to need further descrip-

Haynes, Mary F to Patrick J Walsh. Madison av, No 518. Certificate as to validity of mort recorded Oct 25, 1896. May 6, 1908. 5:1289.

Hoagland, J Lillian to Amy S Hutton. 62d st, No 125, n s, 207 Park av, 16x72.2x16x71.4. Apr 27, 5 years, 5%. May 6, 1908 5:1397.

Sundel to LAWYERS TITLE INS AND TRUST CO. 5th av, Hyman, Sundel to LAWYERS TITLE INS AND IROSI 60, 5th at, No 2152, w s, 53 s 132d st, 18x75. May 1, 1908, 3 years, 5%.

No 2152, w s, 53 s 132d st, 18x75. May 1, 1908, 5 years, 5%. 6:1729. 9,000

Hunter, Frances and Linnaeus J to Cath M Burnham. Lexington av. No 849, e s, 116.11 s 65th st, 16.6x80. May 6, 1908, 5 yrs, 5%. 5:1399. 17,000

Hoffman, Emilie widow Meyer with SEAMENS BANK FOR SAVINGS in City N Y. Manhattan av, No 46. Extension mort at increased interest from 4 to 4½%. April 27. May 1, 1908. 7:-1837.

Harburger, Henry to Chas F Bauerdorf and ano exrs Albert 3 Adams. Columbus av, Nos 181 to 189, s e cor 68th st, No 77 100.5x30. P M. April 28, 3 years, 5%. May 1, 1908. 4:1121

Hoops, Helena wife of and Herman W with SEAMENS BANK FOR SAVINGS in City N Y, 123d st, No 228 East. Extension mort. April 27. May 1, 1908. 6:1787.

Haines, Mary R to John J Albright. 78th st, No 52, s s, 154 e Madison av, 21x102.2. Prior mort \$4,000. Mar 23, 3 years, 6%. May 1, 1908. 5:1392. 25,423.13

Harburger, Henry with Frederic de P Foster. 68th st, No 77 West. Extension mort at increased interest from 4½ to 5½%. May 2, 1908. 4:1121. nom Hanover Realty and Construction Co to VAN NORDEN TRUST CO et al. Sherman av, Nos 127 to 135, n s, 100 w Academy st, 200x150. Certificate as to five morts for \$44,000 each. May 1, May 2, 1908. 8:2224.

Hanover Realty and Construction Co to Andrew E Foye. Sherman av, Nos 127 to 135, n s, 100 w Academy st, 200x150. Certificate as to five morts for \$15,000 each. May 1. May 2, 1908. 8:2224.

Hanover Realty and Construction Co to VAN NORDEN TRUST CO

Hanover Realty and Construction Co to VAN NORDEN TRUST CO. Sherman av, No 127, n s, 260 w Academy st, 40x150. April 27. 3 years, 5%. May 2, 1908. 8:2224. 44.000 Hutkoff, Nathan to Harry Fischel. Lenox av, Nos 401 and 403, n w cor 130th st, No 101, 46.10x90. April 27, 2 years, 6%. May 2, 1908. 7:1915. 2,000 Hanover Realty and Construction Co to Andrew E Foye. Sherman av, Nos 127 to 135, n s, 100 w Academy st, five lots, each 40x150. Five morts, each \$15,000. Five prior morts \$44,000 each. April 27, 2 years, 6%. May 2, 1908. 8:2224. 75,000 Hanover Realty and Construction Co to Chas A Fisher. Sherman av, Nos 133 and 135, n s, 100 w Academy st, two lots each 40x 150. Two morts, each \$44,000. April 27, 3 years, 5%. May 2, 1908. 8:2224. 88,000 Hanover Realty and Construction Co to Wm W Robinson. Sher-

Hanover Realty and Construction Co to Wm W Robinson. Sherman av, Nos 129 and 131, n s, 180 w Academy st, two lots, each 40x150. Two morts, each \$44,000. April 27, 3 years, 5%. May 2, 1908. 8:2224.

40x150. Two morts, each \$44.000. April 21, 5 years, 5%. May 2, 1908. 8:2224. 88,000
Hoagland, J Lillian to Emily de S Clinton. 37th st, No 147, ns 186 e Lexington av, 14x98.9. Apr 28, 3 years, 5½%. May 4, 1908. 3:893. 19,000
Herbert, Fredk W to Anna Schroeder. 60th st, No 112, s s, 120 e Park av, 20x100.5. P M. Prior mort \$22,000. Apr 21, due, &c, as per bond. May 4, 1908. 5:1394. 8,000
Hausman, Henry and Katie to Diedrich Eggers. 99th st, No 140, s s, 350 e Amsterdam av, 25x85.7x20x84.4. May 1, 2 years, 6%. May 4, 1908. 7:1853. 6,000
Hogg, Sally and Isaac F Dortch exrs &c Thos D Hogg with Alfred E Marling and Lucius H Beers trustees Alex M Ross. Grand st, Nos 142 and 144, n s, 50.1 w Lafayette st, 50x125. Extension mort. Apr 27. May 2, 1908. 2:473. nom Heather, Henry to Charles Heather. 11th av, No 462, e s, 74.1 n 37th st, 24.8x100. Apr 22, 3 years, 6%. May 4, 1908. 3:709. 2,000

Harlem River Park Amusement Co to HUDSON TRUST CO as trustee. 2d av, e s, extends from 126th to 127th st, —x450; 127th st, s, ss, 45 0e 2d av, runs s 199.10 to 126th st x e 25 x n 99.11 x e 25 x n 99 to 127th st x w 50 to beginning. Leasehold. Also all machinery, franchises, &c. Apr 15, 20 years, 6%. May 4, 1908. 6:1803. gold bonds, 100,00 Same to same. Same property. Certificate as to above mort. Apr 17. May 4, 1908. 6:1803. Henig, Solomon and Michael and Benj Kaufman to Louis Gurfein. 2d st, Nos 214 and 216, n s, 74.9 e Av B, 60x111.10. Prior mort \$62,750. April 27, due Mar 18, 1910, 6%. May 5, 1908. 2:385.

28.000

2:385.

Hollander, Carrie to Bertha Tim. 49th st, No 506, s s, 138 w 10th av, 26.4x100.5. Prior mort \$17,500. May 4, due, &c, as per bond. May 5, 1908. 4:1077. 2,500

Herring, Sophie wife of Joseph to Clarence Tucker et al trustees Geo W Tucker. Av C, No 102. e s, 22.8 s 7th st, 22.8x83. May 4, 3 years, 5½%. May 5, 1908. 2:376. 20,000

Hoppe, Minnie extrx George Hoppe to TITLE GUARANTEE AND TRUST CO. 1st av, No 1616, s e cor 84th st, Nos 400 and 406, 26x73.11. May 6, due, &c, as per bond. May 7, 1908. 5:1563. 19,000

m, George L and Arthur, and Ernest T Sulzer to Harlem Park Amusement Co. 2d av, e s, extends from 126th to st. -x450. Consent to mort on lease. Apr 20. May 4, Ingraham,

River Park Amusement Co.

127th st, -x450. Consent to mort on lease.

1908. 6:1803.

Image: Marriet S to Charles F Bauerdorf and ano exrs Albert J Adams. 7th av, No 344, w s, 20.9 n 29th st, 19x64. P M.

Prior mort \$10,000. April 28, due, &c, as per bond. May 1.

1908. 3:779.

Emma V and Margt Pettit to Chelsea Realty Co. Leonard

120 a West Broadway, 24.4x100. April 29.

9,000

1908. 3:779.

Jolley, Emma V and Margt Pettit to Chelsea Realty Co. Leonard st, No 50, s s, abt 130 e West Broadway, 24.4x100. April 29, 3 years, 6%. May 2, 1908. 1:176. 9,000

Jasper, Joseph H and John Goebel to Mary H Soley. 65th st, No 20, s s, 275 w Central Park West, 25x100.5. P M. Prior mort \$26,000. May 4, 1908, due Jan 7, 1911, 6%. 4:1117. 5,500

Julian, Emile and Henry B Auchincloss with METROPOLITAN LIFE INS CO. Washington pl or West Washington pl, Nos 66

to 70, s s, 65 w Washington sq West, 63x55. Extension mort. April 20. May 1, 1908. 2:552.

to 70, s s, 65 w Washington sq West, 63x55. Extension mort. April 20. May 1, 1908. 2:552. nom Jarmulowsky, Sender to whom it may concern. 2d st, Nos 302 and 304, n s, 118 w Av D, 50x106. Certificate as to reduction of mort. May 1. May 2, 1908. 2:372.

Jacobowitz, Jacob, of Brooklyn, to Leon Tuchmann. Ludlow st, No 152, e s, 100 s Stanton st, 25x89x25x89.1. Prior morts \$22,000. May 4, 5 years, 6%. May 5, 1908. 2:411. 8,000 Kocher, George of Brooklyn, with LAWYERS TITLE INS AND TRUST CO. Rivington st, No 224. Subordination agreement. May 6. May 7, 1908. 2:339. nom Kleegler, Aaron to Kotzen Realty Co. 1st av, No 854, e s, 50.4 s 48th st, 25x75. P M. Prior mort \$11,000. May 6, 3 years, 6%. May 7, 1908. 5:1359. 3,000 Kaughran, Susan A and Margareta I and Marie Comyns to American Mortgage Co. 28th st, No 226, s s, 295.10 w 7th av, 24.10 x98.9. May 7, 1908, 3 years, 5%. 3:777. 4.200 Kotzen Realty Co to Morris Lazaroff. Henry st, No 37, n s, 275 e Catharine st, 24.6x100x23x100. Prior mort \$28,000. May 5, 5 years, 6%. May 7, 1908. 1:277. 11,000 Klein, Monie to Julia A Whitehorne. 133d st, No 121, n s, 219 w Lenox av, 27x99.11. P M. Prior mort \$20,000. April 30, 3 years, 6%. May 1, 1908. 7:1918. 10,000 Kopald, Sadie to Helen C Ferguson. 161st st, No 562, s s, 252.6 e Broadway, 16x99.11. P M. Prior mort \$7,500. May 4, 1908, 3 years, 6%. S:2119. 2,750 Kleemann, George to BOWERY SAVINGS BANK. 2d av, No 1556, e s, 37 s S1st st, 24.11x77. May 4, 1908, 5 years, 5%. 5:1543. 8,000 Kneeland, Adele extrx and trustee Charles Kneeland with Frank H

8.000

Kneeland, Adele extrx and trustee Charles Kneeland with Frank H Quinby. Cherry st, No 46, n e cor Roosevelt st, No 100, 13.4x 58.4. Agreement extending modified mort. Oct 1, 1907. May 7, 1908. 1:111. Krulish, Joseph to DRY DOCK SAVINGS INSTN. 72d st. No s s, 133.4 e 2d av, 16.8x102.2. May 4, 1908, 5 yrs, 5%. 5:1

6.000

6,000

Kobre, Max to Louis Whitestone. 138th st, No 69, n e cor Lenox av, Nos 560 and 562, 85x49.11; 138th st, No 67, n s, 85 e Lenox av, 40x99.11. May 4, 1908, installs, 6%. 6:1736. 10,000

Kramer, Max J and Henry Rockmore, Harris Mandelbaum and Fisher Lewine to H Seymour Eisman. Av A, No 109, s w cor 7th st, Nos 130 and 132, 22.11x100, Prior mort \$29,000. Apr 21, 2 years, 6%. May 1, 1908, 2:434. 6,000

Knight, Margaret to EMIGRANT INDUSTRIAL SAVINGS BANK. 41st st, No 307, n s, 100.8 e 2d av, 15.11x97.7. May 1, 1908, 3 years, 5%. 5:1334. 6,500

Kohl John to Eberhard Pantle. 2d av. No 1825, w s, 75.9 s 95th

years, 5%. 5:1334. 6,500

Kohl, John to Eberhard Pantle. 2d av. No 1825, w s, 75.9 s 95th
st, 25x80. P.M. Prior mort \$12,000. April 30, due Jan 1.
1909, 6%. May 1, 1908. 5:1540. 12,000

Kaufmann, Leopold to SEAMENS BANK FOR SAVINGS in City
N Y. Broadway, Nos 584 and 586. Extension mort at increased
interest from 4 to 4½%. April 28. May 1, 1908. 2:511. nom

Kotzen Realty Co to Charlotte Hastorf. Av D. Nos 30 to 34, e s,
42.2 s 4th st, 54x75. April 30, 5 years, 5½%. May 1, 1908.
2:357. 45,000

45,000 Cer-

Leerburger, Henry to LAWYERS TITLE INS AND TRUST CO.
Front st, No 263, s s, abt 25 e Dover st, runs e 21.6 x s 70.10 x w 14.4 x n 5.11 x w 6 x n 64.8 to beginning. P M. May 1, 1908, 3 years, 5½%. 1:108. 10.000
Levy, Edgar A to Speedway Realty Co. Broadway, n e cor 162d st, 99.11x100. P M. May 1, 1908, 3 years, 6%. 8:2122. 34,000
Ludwig, Wm J to Geo Neher, 11th av, No 506, e s, 123.5 n 39th st, 24.8x100. Prior mort \$17,500. May 1, 3 years, 6%. May 2, 1908. 3:711.
Same to Gustave Sinn. Same property. Prior mort \$15,000

Prior mort \$15,000. May 2,500

2, 1908. 3:711.

Same to Gustave Sinn. Same property. Prior mort \$15,000. May 1, 3 years, 6%. May 2, 1908. 3:711. 2,500

Langdon, Woodbury G to American Real Estate Co. Nichols pl, n w s, abt 800 s w Prescott av, and being lot 516 map part estate Isaac Dyckman, runs n w 190 x s w 254.1 x s e 161.8 x n e 208.6 to pl x n 62.10 to beginning. P M. May 4, 1908, 1 year, 5½%. 8:2255.

ubowitz, Harry to Isaac Stern. Madison av, No 1689, es 112th st, 27.6x70. May 1, 4 years, 5%. May 4, 1908.

Luyster., Clara C, of Chicago, III, to EMIGRANT INDUSTRIAL SAVINGS BANK. 149th st, No 533, n s, 367 w Amsterdam av, 16x99.11. Apr 24, 3 years, 5%. May 4, 1908. 7:2081. 5,000 Leurquin, Edmund with Mary G Muir. 50th st, No 355 West. Extension mort. May 1. May 5, 1908. 4:1041. nom Lippmann, Israel with Max Hofmann. 108th st, No 312, s s, 217.10 e 2d av, 39.3x125. Extension mort. April 16. May 5, 1908. 6:1679.

5, 1908. 6:1679.

La Croix, Anna to Eliz A Rose. Manhattan av. No 121., s w cor 105th st, 19.11x50. P M. Prior mort \$10,000. May 4, 3 years, 6%. May 5, 1908. 7:1840.

Lowenfels, Louis to Leo C Mack. Columbus av. No 946. w s, 76.1 n 106th st, 25.1x100. May 7, 1908, 1 year, 6%. 7:1861. 4,000

PORTLAND CEMENT

BROAD STREET, NEW YORK 30

Liquori, Antonio and Caterina Montanaro to Fannie Keyser. 2d av, No 2263, w s, 20.10 n 116th st, 20x70. P M. April 30, 3 years, 6%. May 5, 1908. 6:1666. 1,500 Louis, Alex W, Amelia E, Gilbert C and Chas A to Felicia Livor. Lexington av, No 1190, n w cor 81st st, 17.2x55. Prior mort \$\(\precequum_{\text{od}}\) May 1, 2 years, 6%. May 5, 1908. 5:1510. 800 Lovell, Marie R to Gustave A Kerker. 80th st, No 136, s s, 350 e Amsterdam av, 19x102.2. Prior mort \$\(\precequum_{\text{od}}\) Costen due, &c, as per bond. May 7, 1908. 4:1210. 3,000 Livingston, Wm with Edw L Coster committee John G Coster. 90th st, No 114, s s, 200 w Columbus av, 26.6x100.8. Extension mort at increased interest from 5 to 5½%. April 30. May 6, 1908. 4:1220. nom Miller, Julius G with TITLE GUARANTEE AND TRUST CO. Madison av, No 1885. Subordination agreement. May 1. May 7, 1908. 6:1748. nom McCormack, Joseph F to Fanny Cowen. 2d av, No 966, e s, 25 n 51st st, 20x58. P M: May 4, 3 years, 5%. May 7, 1908. 5:1344. cCormack, Joseph F to Fanny Cowen. 2d av, No 966, e s, 25 : 51st st, 20x58. P M: May 4, 3 years, 5%. May 7, 1908. 5:1344 Same to David J Roche and ano exrs, &c, Lawrence McCormack.

Same property. Prior mort \$6,000. May 6, due July 1, 1908, 6%. May 7, 1908. 5:1344.

Mosher, Martha B to Arthur B Mosher. Broadway, e s, 24.11 s
146th st, 75x100. Prior mort \$152,000. May 6, 3 years, 6%.

May 7, 1908. 7:2077. 8,000
Mazzarelli, Antonio and Leonardo Gimeo to Joseph Doelgers Sons.
13th st, No 524 East. Saloon lease. May 2, demand, 6%. May
5, 1908. 2:406. 2,325 Mazzarelli, Antonio and Leonardo Gimeo to Joseph Boelgers Sons.

13th st, No 524 East. Saloon lease. May 2, demand, 6%. May 5, 1908. 2:406.

Mach, Wm L to Herman G May. 90th st, No 8, s, 163 w Central Park West, —x100x18x100.8. P M. Prior mort \$13,000. May 1, due Jan 6, 1910, 6%. May 5, 1908. 4:1203. 6,000 Mason, Maude T to Daniel J O'Conor trustee Owen Byrne. 148th st, No 532, s s, 367.6 w Amsterdam av, 15.6x99.11. May 4, 3 years, 5%. May 5, 1908. 7:2079. 10,000 Mittendorf, Wm F to FARMERS LOAN AND TRUST CO. Madison av, Nos 140 to 146, w s, 49.7 n 31st st, runs w 95 x s 49.7 to 31st st, No 19, x w 21.10 x n 98.9 x n 98.9 to s s 32d st, No 20, x e 21.10 x s 49.5 x e 95 to av, x s 98.6 to beginning. May 5, 1908, 3 years, —%. 3:861. 300,000

Markewitz, Sarah and Rosa W Herschman trustee of Emanuel Lodge No 1 Independent Order of True Sisters with Regina Hirsch. 114th st, No 159, n s, 320 w 3d av, 18.9x100.11. Extension mort. Feb 6. May 4, 1908. 6:1642. nom McGuire, Ann wife of Thomas J to James Devlin. 159th st, Nos 474 and 476, s s, 113.8 e St Nicholas av, 50x100. May 5, 1908, due, &c, as per bond. 8:2108. 25,000 Marshall, Wilson et al exrs Alfred Marshall with Jacob Potsdam. 1st av, No 14, e s, 24.6 n 1st st, 32.6x70. Extension mort. Apr nom Murphy, John H to BOWERY SAVINGS BANK. 112th st, No 242, s s, 300 e 8th av, 33.4x100. May 4, 1908, 5 years, 5%. 7:1827. 24,000

May, John and Patrick J Finn to George Ehret. 8th av, No 771; 47th st, No 301 West. Saloon lease. Apr 29, demand, 6%. May 1, 1908. 4:1038. 10,000

May, John and Patrick J Finn to George Ehret. 8th av, No 701; 47th st, No 301 to 305 West. Saloon lease. Apr 29, demand, 6%. May 1, 1908. 4:1038. 10,000

Mozer, John with Wm Osterholz. 93d st, No 332, s s, 175 w 1st av, 25x100.8. Extension mort. Dec 3, 1907. May 1, 1908. 5:
1555. nom

McConnochie, John W to Carrie A Murphy and ano exrs John J Inconnochie, John W to Carrie A Murphy and ano exrs John J Murphy. 80th st, No 324, s s, 239 w West End av, runs s 64.2 x w 24.6 x n 26.8 x e 0.6 x n 37.6 to 80th st, x e 24 to beginning. P M. April 21, due May 1, 1911, 5%. May 2, 1908. Morche, Ernest W, of Brooklyn to Carl Schuster. 17th st, No 606, s s, 138 e Av B, 25x92. Prior mort \$6,000. May 1, 1908, due Jan 1, 1911, 6%. 3:984. 5,000 McAdam, Graham to Chas S Beardsley. 34th st, No 318, s s, 258.4 w 8th av, 16.8x98.9. Apr 16, 1 year, 6%. May 2, 1908. 3:757. McGay, Mary S to Martha L Bowe. 54th st, No 61, n s, 210 e
Madison av, 22x100.5. May 1, 1908, 3 years, 6%. 5:1290. 5.000
Mullany, Luke to Henry Elias Brewing Co. 2d av, No 686. Saloon lease. April 21, demand, 6%. May 1, 1908. 3:943. 4,775
Melvin, Wm to V Loewers Gambrinus Brewery Co. Lexington av,
No 1897. Saloon lease. April 18, demand, 6%. May 1, 1908. No 189 6:1767.

6:1767.

Mayer, Frances with Isabella A Cochran. 121st st, No 406, s s, 125 e 1st av, 25x100.11. Subordination agreement. April 29.

May 1, 1908. 6:1808.

McGowan, Wm to UNION SQUARE SAVINGS BANK. 124th st, No 63, n e s, 177.5 s e Lenox (6th) av, 20.1x100.11. P M. Prior mort \$8,000. April 30, due Aug 15, 1911, 5½%. May 1, 1908. 6:1722.

Maison Victor L. to Eliza Bogert. 4th st. No 161 n s 86 n w Prior mort \$5,000. April 1908. 6:1722.

Maison, Victor L to Eliza Bogert. 4th st, No 161, n s, 86 n w 6th av, runs n w 20 x n e 45.4 x n 60.6 x s e 7.6 x s w 54 x s e 4.10 x s w 19.5 x s w 40 to beginning. April 23, due Nov 1, 1908, 6%. May 1, 1908. 2:592.

Myers, Charles F to Marie Zeh et al. 50th st, No 343, n s, 463.4 w 8th av, 19.2x100.5. May 1, 1908, due, &c, as per bond. 4: 11,000 Murray, Alice J, May L wife Nicholas Barrett children and devisees of Anna or Anastatia M Murray to BOWERY SAVINGS BANK. Prince st, Nos S to 14, se cor Elizabeth st, Nos 212 to 216, 96.7x99x92.8x121.3, all title to any other land adj above of which Anna or Anastatia M Murray died seized. May 6, 1908. 3 years, 5%. 2:492.

McGowan, Godric to Lillie McGowan. 47th st, No 171, n s, 80 e 7th av, 20x100.4. P M. Prior mort \$20,000. May 6, 1908. 3 years, 6%. 4:1000.

Miller, Jesse P to John J Sheehan. 150th st, No 552, s s, 469.6 w Amsterdam av, 17x99.11. P M. Prior mort \$10,000. May 5, 2 years, 6%. May 6, 1908. 7:2081. 1,90

Same to LAWYERS TITLE INS & TRUST CO. Same property. P M. May 5, 3 years, 5½%. May 6, 1908. 7:2081. 10,000

465. May 5, 1,900

Massoit, Annie with BOWERY SAVINGS BANK. Broadway, No 2734. Extension mort at increased interest from 4% to 4½%. Apr 30. May 6, 1908. 7:1876. nor Mooney, Henry W to Andrew J Shipman. 6th av, No 501, n w cor 30th st, Nos 101 to 109, runs n 30 x w 41.5 x n 99.6 x w 100 x s 99.6 to n s Stewart st, closed, x w 5 to 30th st, x e 144 to beginning, 1-6 part. P M. Apr 1, 3 years, 6%. May 6, 1908. 3:806.

Miller, Hattie to Eva Fine. 3d st, Nos 227 and 229, n s, 280.11 e

Av B, 46x96.2. Prior mort \$58,000. Apr 28, 3 years, 6%. May
6, 1908. 2:386.

6, 1908. 2:386.

Nast, Samuel M with David J Gallert and Isaac Goldberg. 114th st, No 24, s s, 118 w Madison av, 27x160.11. Extension mort. May 4. May 5, 1908. 6:1619.

Newman, Saml to TITLE GUARANTEE AND TRUST CO. Lexington av, Nos 1029 and 1031, e s, 68.2 s 74th st, 34x93. Apr 30, due, &c, as per bond. May 1, 1908. 5:1408. 27,000

New Warren Lunch Room to James C Nichols. Warren st, No 11. Store lease. Mar 19, due Feb 10, 1909. May 5, 1908. 1:134.

30, due, &c, as per bond. May 1, 1908. 5:1408. 27,000

New Warren Lunch Room to James C Nichols. Warren st, No 11.

Store lease. Mar 19, due Feb 10, 1909. May 5, 1908. 1:134.

1,000

NEWBURGH SAVINGS BANK with Julia Mitchell. 69th st, No 9, n s, 160 w Central Park West, 20x100.5. Extension mort.

Nov 1, 1906. May 1, 1908. 4:1122.

Nov 1, 1906. May 1, 1908. 4:1122.

INS & TRUST CO. Lexington av, No 1610, w s, 18 s 102d st, 16.7x75. Certificate as to mort for \$6,500. May 1. May 6, 1908. 6:1629. nom

Same and Joseph M Birnop with same. Same property. Subordination agreement. May 4. May 6, 1908. 6:1629. nom

O'Connor, Bartholomew to GBRMAN SAVINGS BANK. 8th av, No 2111, n w cor 114th st, No 301, 25.5x100. May 6, 1 year, 5½%. May 7, 1908. 7:1848.

Osborn, Henry F, of Garrisons, N Y, to Stephen C Clark. 70th st, No 24, s s, 20 w Madison av, 20x100.5. May 7, 1908. due, &c, as per bond. 5:1384.

Oecidental Realty Co to LAWYERS TITLE INS & TRUST CO. Lexington av, No 1610, w s, 18 s 102d st, 16.7x75. May 4, 3 years, 5½%. May 5, 1908. 6:1629.

Orange County Milk Assoc to TITLE GUARANTEE & TRUST CO. 25th st, Nos 513 to 519, n s, 150 w 10th av, 100x98.9. May 4, 1908. due, &c, as per bond. 3:697.

Same to same. Same property. Certificate as to above mort. May 1. May 4, 1908. 3:697.

Phillips, Andrew to TITLE GUARANTEE & TRUST CO. 94th st, No 274, s s, 70 e West End av, 15x64.4 to n s Jauncey lane x15 x64. May 6, 1908. due, &c, as per bond. 4:1241.

Phillips, Andrew to TITLE GUARANTEE & TRUST CO. 94th st, No 311, n s, 150 e 2d av, 25x100.11. Prior mort \$15,000. May 1, 2 years, 6%. May 6, 1908. due, &c, as per bond. 4:1241.

Phillips, Andrew to TITLE GUARANTEE & TRUST CO. 94th st, No 311, n s, 150 e 2d av, 25x100.11. Prior mort \$15,000. May 1, 2 years, 6%. May 6, 1908. due, &c, as per bond. 4:1241.

Phillips, Andrew to TITLE GUARANTEE & TRUST CO. 94th st, No 311, n s, 150 e 2d av, 25x100.11. Prior mort \$15,000. May 1, 1908.

Provident Life- and Trust Co. of Philadelphia, Pa, as trustees with St Louis and San Francisco Railroad

2:390.

Prudish, Frank with Rosalind R Cane. 77th st, No 302 East.

Extension mort at increased interest from 4½% to 5%. Apr
28. May 4, 1908. 5:1451.

Perkins, Mary M, of Cleveland, O, Alice, Victor, Peter, Nellie D
and Fredk C Gilsey, of N Y City, to Alma M wife Fredk C Gilsey.
27th st, No 20, s w cor Madison av, No 60, 60x30. May 1, 2
years, 6%. May 4, 1908. 3:856.

Panzera, Alfonso to Harry Pomrinse. Catharine st, No 84. w s,
151.3 n Cherry st, 24.8x100.2x25.2x100.6. P M. May 5, 1908. 2
years, 6%. 1:252.

Purcell, John to TITLE GUARANTEE AND TRUST CO. 59th st.

4,250 irreell, John to TITLE GUARANTEE AND TRUST CO. 59th st, Nos 9, 11 and 13, n s, 175 e 5th av, 75x100.5. May 5, 1908, due, &c, as per bond. 5:1374.

&c, as per bond. 5:1374. 190.000

Phipps, Wm A P to Elsie Oppenheim. 115th st, Nos 237 and 239 n s, 225 e 8th av, 50x100.11. P M. Prior mort \$—. May 1, 3 years, 6%. May 5, 1908. 7:1831. 5,000

Patella, Joseph and Michele Damiano to Guiseppe Fiovavera. Oliver st, No 24, e s, 84.4 n Madison st, 22.2x66.8x22x66.9. April 30, 3 years, 6%. May 5, 1908. 1:279. 2,500

Peabody, Rebecca M to DRY DOCK SAVINGS INST. 118th st, No 155, n s, 118 e 7th av, 18x100.11. May 5, 1908, 3 years, 5%. 7:1903. 10,000

Phelps, Henry M to Simon Fox. 61st st. No 125, n s. 157

7:1903.
Phelps, Henry M to Simon Fox. 61st st, No 125, n s, 157
w Lexington av, 19x100.5. Prior mort \$10,000. May 1, 5 yrs.
5%. May 7, 1908. 5:1396. 20,000
Riccardo, Louis, of Brooklyn, N Y, to Israel Lippmann. 108th st,
Nos 314 to 316, s s, 257.1 e 2d av, 39.3x125. P M. Prior mort
\$36,000. May 5, due May 1, 1911, 6%. May 6, 1208. 6:1679.

Randell, Louisa widow to N Y LIFE INS AND TRUST CO. 122d st, No 107, n s, 118 w Lenox av, 19x100.11. P M. May 1, 1908. 2 years, 5%. 7:1907. 10,00 Riess, Lina to Gustav Marder. 114th st, No 232, s s, 275 e 8th av, 25x100.11. May 1, 1908, 2 years, 6%. 7:1829. 3 00 122d

KING'S WINDSOR CEMENT

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Elastic in its nature, can be applied with 25 per cent. less labor and has 121/2 per cent. more covering capacity than any other similar material.

Roth, William to Jacob Rabiner. 128th st. No 51, n s. 360 e Lenox av, 25x99.11. P M. Prior mort \$20,000. April 27. 5 years, 6%. May 1, 1908. 6:1726. 7,000 Rose, Morris and Louis Norman to Julius Rose. Delancey st, Nos 78 to 84, n w cor Orchard st, No 117, 54.6x87.6. Prior mort \$117,000. April 27, 3 years, 6%. May 1, 1908. 2:415. 25,000 Realty Holding Co with Richard Lathers, Jr. and ano trustees Richards Lathers. 18th st, No 124, s s, 279 w 6th av, 24x92. Subordination agreement. April 29. May 1, 1908. 3:793. nom Rofrano, Michael A to CORN EXCHANGE BANK. Cherry st. Nos 133 and 135, s s, 159 e Catharine slip, 37.6x98. May 1, 1 year, 6%. May 5, 1908. 1:250. 25,000 Rowan, Margt to Israel Lippman. 108th st, No 312, s s, 217.10 e 2d av, 39.3x125. P M. Prior mort \$45,000. April 30, 3 years, 6%. May 5, 1908. 6:1679. 5,000 Rodgers, Frank to George Ehret. Hudson st, n e cor Charles st. Saloon lease. May 4, 1908, demand, 6%. 2:621. 2,665 Reis, Karoline to Robert C Fulton. 46th st, No 449 West. Subordination agreement. Apr 30. May 4, 1908. 4:1056. nom Realty Mortgage Co with LAWYERS TITLE INS & TRUST CO. Morningside av West, s w cor 118th st, No 400, 100.11x125. Agreement as to share ownership of mort. Oct 30, 1907. May 4, 1908. 7:1961. Notes, Manufacturing Co to Theo L Herrmann and ano trustees. Certificate as to mort or deed of trust dated May 1, 1908. April 16. May 2, 1908.
Rubenstein, Nathan with Richard Lathers, Jr, and Richard O'Gorman trustee Richard Lathers and Saml Barkin and Pincus Lowenfeld and Wm Prager. Spring st, No 27, n e cor Mott st, Nos 208 to 214, 239x114.5x23.3x109. Subordination agreement. Apr 29. May 1, 1908. 2:493. nom Russell, John B, of Dobbs Ferry, N Y, to BOWERY SAVINGS BANK. Riverside Drive, No 180, n e cor 90th st, No 327, runs e 159.9 x n 100.8 x w 25 x n 6.6 x w — to Drive, x s — to beginning. May 1, 1908. 2:393. notes, 6,600 Sheinart, Sarah to Morris Levenson. Mangin st, Nos 79-85, w s, 80 n Rivington st, 120x100. Leaschold. May 4, installs, —%. May 6, 1908. 2:324. notes, 6,600 Sheinart, Sa Sherman, Rose and Jennie to Isabella A Cochran. 121st st, No 406, s s, 125 e 1st av, 25x100.11. April 30, 5 years, 5½%. May 1, 1908. 6:1808. 1, 1908. 6:1808.

Stern, Celia to Hyman Kunkel. Lewis st. No 66, e s, 80 s Rivington st, 20x50. P M. Prior mort \$5,000. April 29, 3 years, 6%. May 1, 1908. 2:328.

Scheele, Frederick C to BROADWAY SAVINGS INST. 57th st. Nos 439 and 441, n s, 315 e 10th av, 60x100.5. May 1, 1908. 1 year, 5%. 4:1067.

Schildwachter, Cath. to Madeline, Schildwachter. Cath. to Madeline, Schildwachter. Cath. to Madeline, Schildwachter. 439 and 441, n s, 510

year, 5%. 4:1067.

Schildwachter, Cath to Madeline Schildwachter. Park av, Nos
1891 and 1893, e s, 24.11 s 129th st, 50x80. Prior mort \$10,000.

May 1, 1908, due Jan 1, 1912, 6%. 6:1777. 3,000

Schenck, Amelia to Amy S Hutton. 56th st, No 151, n s, 187 e
Lexington av, 19x100.5. April 29, due, &c, as per bond. May
2, 1908. 5:1311. 16,000 May 1, 1808, due 3al 1, 1808. Hutton. 56th st, No 151, n s, 187 e Lexington av, 19x100.5. April 29, due, &c, as per bond. May 2, 1908. 5:1311. 16,000 Schenck, Amelia to Florence M Finck. 56th st, No 151, n s, 187 e Lexington av, 19x100.5. Prior mort \$16,000. May 1, due, &c, as per bond. May 2, 1908. 5:1311. 1,000 Stern, Abraham and Wm G Ketcham exrs, &c, Bernhard Grunhut with Speedway Realty Co. Broadway, n e cor 162d st, 99,11x 100. Extension agreement. April 6. May 1, 1908. 8:2122. nom Stuart, Charles to Cabot Real Estate Co, a corpn. Broadway, Nos 3485 and 3487, w s, 49.11 n 142d st, 50x100. P M. Prior mort \$65,000. May 1, 1908, 3 years, 6%. 7:2089. 19,000 Stanton, Eliz H extrx, &c, Geo H Belcher to Annie Harris. Vermilyea av, n e cor Emerson st, 100x100. Extension mort. Apr 17. May 1, 1908. 8:2236. nom Smith, Helen P and Anna C Anderson to Maria N Anderson. Cherry st, Nos 162 to 164, n w cor Market st, No 77, 60.7x38x60.4x 31.8. Mar 1, 1907, due April 1, 1908, —%: May 1, 1908. 2,000 11 and Alfred with Mary Graeber. 47th st, No 227 East. ry st, Nos 162 to 164, n w cor Market st, No 17, 00.1358300.43
31.8. Mar 1, 1907, due April 1, 1908, —%: May 1, 1908.
1:253.

Steckler, Alfred with Mary Graeber. 47th st, No 227 East. Extension mort. May 4, 1908. 5:1321.

sobol, Mathilda and Rosa Weissman to Henry Sobol. 84th st, No 325, n s, 290 e 2d av, 20x102.2. Prior mort \$8,000. Jan 5, 1907, 3 years, 6%. May 4, 1908. 5:1547.

2,000
Strasbourger, Samuel to Charles Frazier et al exrs Maurice Grau. 136th st, No 19, n s, 297.6 w 5th av, 37.6x99.11. May 4, 1908, 3 years, 5½%. 6:1734.

30,000
Scholermann, Benj, of Greenwich, Conn, to Clara M Scholermann his wife. 3d av, No 2243, n e cor 122d st, Nos 201 to 207, 25.2x 105. May 4, 1908, 3 years, 5%. 6:1787.

3,000
Sakolski, Isaac with James Conway. 32d st, No 335, n s, 221 w 1st av, 29x98.9. Extension mort at increased interest from 5 to 6%. May 4. May 5, 1908. 3:938.

Sakolski, Isaac with Margt Conway. 32d st, No 337, n s, 200 w 1st av, 21x98.9. Extension mort at increased interest from 5 to 5½%. May 4. May 5, 1908. 3:938.

Solinger, Morris D to EQUITABLE LIFE ASSUR SOC of the U S. 11th av, No 710, e s, 73.11 n 50th st, 26.6x100. May 5, 1908. due Jan 1, 1911, 5½%. 4:1079.

Same and Theo Greentree with same. Same property. Subordination agreement. April 28. May 5, 1908. 4:1079.

solinger, Morris D to EQUITABLE LIFE ASSUR SOC of the U S. 11th av, No 708, e s, 49.7 n 50th st, runs e 23 x s 0.8 x e 77 x n constitution agreement. April 28. May 5, 1908. 4:1079.

Solinger, Morris D to EQUITABLE LIFE ASSUR SOC of the U S. 11th av, No 708, e s, 49.7 n 50th st, runs e 23 x s 0.8 x e 77 x n constitution agreement. April 28. May 5, 1908. 4:1079.

Solinger, Morris D to EQUITABLE LIFE ASSUR SOC of the U S. 11th av, No 708, e s, 49.7 n 50th st, runs e 23 x s 0.8 x e 77 x n constitution agreement. April 28. May 5, 1908. 4:1079.

Solonger, Morris D to Equitable Life Assure Same property. Subordination agreement. April 28. May 5, 1908. 4:1079.

Sroka, Louis to Morris Weiss. 56th st, No 235, n s, 225 w 2d av, 25x100.5. Prior mort \$

Schimpf, Frank P to EMIGRANT INDUST SAVINGS BANK. St Nicholas av, Nos 953 to 957, s w cor 158th st, 51.9x62x49x49.11 x48.3. May 5, 1908, 5 years, 5%. 8:2108. 15,000 Same and Wm S Hartt with same. Same property. Subordination agreement. May 5, 1908. 8:2108. nom Strull, Annie to Dora Shapiro. 94th st, No 237, n s, 182.11 w 2d av, 25.5x100.8. P M. Prior mort \$13,000. May 4, due June 1, 1911, 6%. May 7, 1908. 5:1540. 4,500 Smith (Thomas) Construction Co to City Mortgage Co. St Nicholas av, n w cor 181st st, 100x50. May 6, demand, 6%. May 7, 1908. 8:2165. Same to same. Same property. Certificate as to above mort av, n w cor 181st st, 100x50. May 6, demand, 6%. May 7, 1908. 8:2165.

Same to same. Same property. Certificate as to above mort. May 6. May 7, 1908. 8:2165.

Spring, Anna R with John W McDougall. 24th st, Nos 417 and 419, n s, 200 w 9th av, 50x98.9. Extension two morts. April 1. May 6, 1908. 3:722.

Sheerin, Denis M to John A Weekes and ano. 97th st, Nos 204 to 208, s s, 100 e 3d av, 81x100.11. P M. April 30, 3 years, 6%. May 7, 1908. 6:1646.

Shapiro, Minnie to Gertrude Harburger. 97th st, No 305, n s, 125.1 e 2d av, 25.1x100.11. Prior mort \$8,666. May 7, 1908. 3 years, 6%. 6:1669.

Shapiro, Minnie wife of Israel to Chas H Phelps exr, &c, Wm Wall. 97th st, No 305, n s, 125.1 e 2d av, 25.1x100.11. May 7, 1908, due June 22, 1911, 5½%. 6:1669.

Sishman, Julius to Geo Young. 1st st, Nos 92 and 94, n s, 229 e 1st av, 42x105. May 5, 1908, 5 years, 5½%. 2:429.

Same and Sender Jarmulowsky with same. Same property. Subordination agreement. May 5, 1908. 2:429.

Torkler, Fred with SEAMENS BANK FOR SAVINGS in City N Y. 82d st, No 234 East. Extension mort at increased interest from 4 to 4½%. April 28. May 1, 1908. 5:1527.

Tom Tredwell, John C, of Hempstead, L I, to Davis Karp and ano. 146th st, No 454, s s, 300 e Amsterdam av, 25x99.11. P M. Prior mort \$25,000. Mar 2, 3 years, 6%. May 4, 1908. 7:2060.

TITLE GUARANTEE & TRUST CO with Norbert Stadtmuller. TITLE GUARANTEE & TRUST CO with Norbert Stadtmuller. 60th st, No 131, n s, 85 w Lexington av, 20x100.5. Extension mort. Nov 11, 1904. May 7, 1908. 5:1395.

Tim, Bertha with Carrie Hollander. 49th st, No 506, s s, 138 w 10th av, 26:4x100.5. Extension mort. May 1. May 5, 1908. 4:1077. Leon with Annie Maguire. Lenox av, e s, 49.11 n 141st 0. Subordination agreement. May 5. May 6, 1908. Tuchmann, Le st, 50x100. 6:1739. st, 50x100. Subordination agreement. May 5. May 6, 1908. 6:1739.

Ufland, Sarah to Edward L Coster committee John G Coster. 133d st, No 25, n s, 335 w 5th av, 25x99.11. Apr 21, 5 years, 5½%. May 6, 1908. 6:1731. 14,000

UNION SQUARE SAVINGS BANK formerly INST FOR THE SAVINGS OF MERCHANTS CLERKS with William McGowan. 124th st, No 63 West. Extension agreement at interest increased from 5% to 5½%. April 30. May 1, 1908. 6:1722. nom U S TRUST CO of N Y and Francis L Slade to Max Isenstein. 114th st, No 222 West. Certificate as to reduction of mort. May 4, 1908. 7:1829. nom

Van Alstyne, Katharine with METROPOLITAN LIFE INS CO. 141st st, No 461, n s, 160 e Amsterdam av, 18x99.11. Extension mort. Apr 22. May 2, 1908. 7:2058. nom

Van Nest, Katharine E to Wm J Limerick. Park row, No 146, n s, 89.9 w Pearl st, runs n 96.1 x e 55.11 to s w s Pearl st, Nos 471 and 473, x s 32.6 x s w 50.9 x s 69.11 to Park row x w 21.4 to beginning. ¼ part. May 4, 1908, 2 years, 6%. 1:159. 2,000 Wellner, Marie to Robert C Fulton. 46th st, No 449, n s, 272.6 e 10th av, 24.2x100.5. May 1, due, &c, as per bond. May 4, 1908. 4:1056.

Washington Arch Realty Co to Ida R Cullman. Lexington av, No to beginning. 4 part. May 4, 1908, 2 years, 0,6. 1.190. 2,000 Wellner, Marie to Robert C Fulton. 46th st, No 449, n s, 272.6 e 10th av, 24.2x100.5. May 1, due, &c, as per bond. May 4, 1908. 4:1056. 15,000 Washington Arch Realty Co to Ida R Cullman. Lexington av, No 1415, e s, 64.8 s 93d st, 16x70. May 4, 1908, 3 years, 5%. 1415, e s, 64.8 s 93d st, 16x70. May 4, 1908, 3 years, 5%. 5:1521.

Washington Arch Realty Co to Joseph F Cullman et al exrs Jacob F Cullman. Lexington av, Nos 1417 to 1421,, e s, 16.5 s 93d st, 3 lots, together in size 48.3x70. 3 morts, each \$9,000. May 4, 1908, 3 years, 5%. 5:1521.

Washington Arch Realty Co to John F Cullman and ano exrs Jacob F Cullman. Lexington av, Nos 1417 and 1419, e s, 32.8 s 93d st, 2 lots, each 16x70. 2 certificates as to 2 morts for \$9,000. May 2. May 4, 1908. 5:1521.

Weisberger, Moritz and Isaac Silberstein with Julius Werner. 103d st, No 310, s s, 175 e 2d av, 37.6x100.11. Agreement modifying mort. May 4. May 7, 1908. 6:1674.

Washington Arch Realty Co to Jos F Cullman and ano exrs Jacob F Cullman. Lexington av, No 1421, e s, 16.5 s 93d st, 16.3x70. Certificate as to above mort. May 2. May 4, 1908. 5:1521.

Washington Arch Realty Co to Ida R Cullman. Lexington av, No 1415, e s, 64.8 s 93d st, 16x70. Certificate as to mort for \$9,006. May 2. May 4, 1908. 5:1521.

Wolkenberg, Wolf to Fannie Schwartz. 6th st, No 703, n s, 83 e Av C, 22.5x90.10. Given as collateral security for note of \$1,500. May 5, 1908, 1 year, 6%. 2:376.

Wolkenberg, Joseph and Sender Jarmulowsky with LAWYERS TITLE INS AND TRUST CO. 2d st, Nos 302 and 304, n s, 118 w Av D, 50x106. Subordination agreement. May 1. May 2, 1908. 2:372.

Wolkenberg, Joseph to LAWYERS TITLE INS AND TRUST CO. 1415, 6 5:1521. 2:372. Nay 2, 1908. nom Wolkenberg, Joseph to LAWYERS TITLE INS AND TRUST CO. 2d st, No 302 and 304, n s, 118 w Av D, 50x106. May 1, 1908, 3 years, 5½%. 2:372. 55,000 Wolkenberg, Joseph and Joseph Levine with LAWYERS TITLE INS AND TRUST CO. 2d st, Nos 302 and 304 East. Subordination agreement. April 29. May 2, 1908. 2:378. nom Wolkenberg, Joseph and Wm H Schmohl and James J Larkin with same. Same property. Subordination agreement. April 29. May 2, 1908. 2:372. nom Wasserstrom, Louis B and Jacob Robbins to Starken D.

nom 2d May 2, 1908. 2:372.

Wasserstrom, Louis B and Jacob Robbins to Stephen Duncan. 2d av, No 1952. e s. 75.11 n 100th st, 25x100. P M. April 30, due May 10, 1913, 5%. May 2, 1908. 6:1672. 14,000.

Same to Geo R Smith. Same property. P M. Prior mort \$14,000. April 30, 5 years, 6%. May 2, 1908. 6:1672. 7,000

Weil, Markus to LAWYERS TITLE INS AND TRUST CO. Dry Dock st, No 19, s w cor 12th st, Nos 722 to 728, 75x84. April 29, 3 years, 5½%. May 1, 1908. 2:381. 18,000

Same and Albert M Baumann with same. Same property. Subordination agreement. April 30. May 1, 1908. 2:381. nom

Same and Grace K and Walter J Moore with same. Same property Subordination agreement. May 4. May 5, 1908. 5:1330. no

MAPLEDORAM & CO. REAL ESTATE BROKERS

Bay Ridge Property Our Specialty

FIFTH AVE. AND 79th ST. BROOKLYN, N. Y.

TELEPHONE, 724 BAY RIDGE

Welsh, S Charles to Philip Lehman. Franklin st, Nos 186 and 188, n s, abt 100 e Greenwich st, 49.7x87.6. May 4, 5 years, 4½%. May 7, 1908. 1:187. 40,000 Wohltmann, John F to Philip G Becker. 45th st, No 320, s s, 325 w 8th av, 25x100.5. P M. May 5, 3 years, 6%. May 6, 1908. 4:1039.

Mortgages.

Saml D to GERMAN SAVINGS BANK. 87th st, No 411 0.6 w Av A, 21.6x100. May 6, 1908, 3 yrs, 5½%. 5:1567

n s, 120.6 w Av A, 21.6x100. May 6, 1908, 3 yrs, 5½%. 5:1567.

8,000

Wasserman, Harry and Lena Welkowitz to Lottie Schussel and ano exrs Alex Schussel. Av A, No 248, e s, 51.9 n 15th st, 25.9x 95.6. May 1, 1908, 5 years, 5¼%. 3:973. 21,500

Wasserman, Harry and Lena Welkowitz to Lottie Schussel and ano exrs Alex Schussel. Av A, No 250, e s, 77.6 n 15th st, 25.9x95.6. May 1, 1908, 5 years, 5¼%. 3:973. 21,500

Whitmore, Joseph to City Real Estate Co. 113th st, No 66, s s, 230 e Lenox av, 20x100.11. April 29, due, &c, as per bond. May 1, 1908. 6:1596.

Weissman, Benedict to St Lukes Home for Aged Women. Broome st, Nos 308½ and 310, n s, 17 w Forsyth st, 33x50. April 30, 5 years, 5½%. May 1, 1908. 2:419. 16,000

West, John with SEAMENS BANK FOR SAVINGS in City N Y. 12th st, No 269 and 271 West. Two extensions of mort. April 30. May 1, 1908. 2:615. 100

Watson, Thomas to Mary E McFarland. 24th st, No 341, n s, 323.10 e 9th av, 26.1x98.9x26.3x98.9. P M. May 1, 1908, 2 years, 6%. 3:748. 4,500

Zeiller, Harry individ and as trustees Ida Zeiller with Eliz Tobin. 126th st, No 149, n s, 266.10 e 7th av, 16.4x99.11. Extension mort at increased interest from 4½ to 5%. April 30. May 1, 1908. 7:1911.

Zangara, Giovanni to Nicolo Mannino. 107th st, No 236, s s, 125 w 2d av, 25x100.11. Prior mort \$7,500. April 29, due, &c, as per bond. May 7, 1908. 6:1656. 1,000

Zibelli, Giuseppe to Josephine C Lord. 115th st, No 211, n s, 152 e 3d av, 18x100.11. May 4, 3 years, 5½%. May 6, 1908. 6:1665. 7,500

BOROUGH OF THE BRONX.

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

Albert, Gussie to Daisy L Modry. 172d st, n s, 95.2 w Washington av, 45x105. May 6, 3 years, 6%. May 7, 1908. 11:2905.

hrens, Sophie K to Cath Karstens. Burnside av, n e cor Ryer av, runs n 89.4 x e 21 x s 102.4 to av, x w 25.1 to beginning. P M. Prior mort \$9,000. April 30, 3 years, 6%. May 1, 1908. 11:3144.

P. M. Prior mort \$9,000. April 30, 3 years, 6%. May 1, 1908. 11:3144. 2,500
Abelman, Ida to Jennie Kind. Clay av, w s, 339.1 n 169th st, 25x
81.10x25x82.1. Prior mort \$5,000. April 28, due April 28, 1909, 6%. May 1, 1908. 11:2782. 990.25
Abelman, Ida wife of and Abram to Herman H Baumann. Clay av, No 1325, w s, 339.10 n 169th st, 25x81.10x25x82.1. Prior mort \$3,500. May 1, 1908, 1 year, 6%. 11:2782. 1,500
American Exchange Realty Co to COLUMBIA TRUST CO. Boston road, n w s, 34.4 n 165th st, 38.4x140.4x40.4x119.6. May 4, 3 years, 5½%. May 5, 1908. 10:2607. 30,000
Same to same. Same property. Certificate as to above mort. May 4. May 5, 1908. 10:2607. and Brokerage Co. Burnside av, n w cor Anthony av, 20.6x93.8x20.1x100.3. May 4, installs, 6%. May 5, 1908. 11:3156. 300
Barry, Philip J to Wm E Thorn. Sedgwick av, No 3147, w s, 416.7 n Perot st, 49x84.4x43.4x92.10. P M. April 6, due May 1, 1911, 6%. May 5, 1908. 12:3254. 4,000
Bernheimer, Simon E and Max E with UNION DIME SAVINGS INST. 137th st, n s, 338 e Cypress av, 40x100; 137th st, n s, 258 e Cypress av, 40x100; 137th st, n s, 298 e Cypress av, 40x100; 137th st, n s, 218 e Cypress av, 40x100. Four agreements extending four morts. April 29. May 1, 1908. 10:2566. nom Brady, Hugh B to Almira J Brown. 167th st, No 719, n s, 189.5 e Park av, 27x100. P M. April 30, 5 years, 5%. May 1, 1908. 9:2389. 4,000
Same to same. Same property. P M. Prior mort \$4,000. April e Park 9:2389.

9:2389. \$4,000 \$2389. \$

Bietsch, Charles to Friederike Koppelmann. Tinton av, e s 237.6 n 161st st, 22.7x100. May 1, due, &c, as per bond. May

Bietsch, Charles to Friederike Koppelmann. Tinton av, e s, 237.6 n 161st st, 22.7x100. May 1, due, &c, as per bond. May 2, 1908. 10:2668. 5,40
Badean, Mary F with Helen D Meyers. Bainbridge av, w s, 210.11 n 194th st, 26x74.6x25x73.5. Extension mort at increased interest from 5 to 5½%. April 29. May 6, 1908. 12:3294. nor *Bauer, Edward A A to Annie R Daily. Madison av, s w s, 175 s e 3d st, 25x100, Westchester. May 1, 3 years, 6%. May 7, 1908. 1908.

1908.

Brady, Jennie and Nora G McNamara to Mary Deigmann. Ford st, s s, 175 w Webster av, 25x107.6x25x108.6. May 6, 3 years, 6%. May 7, 1908. 11:3143.

Boylan, Aramanta F wife of Thomas B to Geo W Ridgley. Trinity (Grove) av, No 916½, e s, 365 n 161st st, 15x100. May 7, 1908, 3 years, 5½%. 10:2638.

Baum, Henry to Julianna Emanuel et al trustees Fred'k Emanuel. 182d st, No 617, n e s, 80.6 w Hughes av, if extended, 33.2x94.4 x31.6x104.10. May 5, due, &c, as per bond. May 6, 1908. 11:3071.

11:3071.

Bergen, Wm C to Wm H Birkmire. 198th st, n s, 91.11 w Decatur av, -x85.8x25.4x86.4. P M. May 1, one year, 6%. May 4, 2,000

Bergen, Wm C to Wm H Birkmire. 198th st, n s, 91.11 w Decatur av. —x85.8x25.4x86.4. P M. May 1, one year, 6%. May 4, 1908. 12:3284. 2,000

Bramwell, Cora M to Harriet H Carson. Lincoln av, e s, 50 s 135th st, 25x100. Given to secure note of \$2,500. May 6, 1908, 1 year, 6%. 9:2310. 2,500

Becker, Gustave and Max of N Y and Heyman Kaplan of Paterson, N J, to Harris Friedman and ano. Prospect av, w s, 207.8 s 166th st, 37.10x144.9x38.7x144.8. Prior mort 43,500. May 5, demand, 6%. May 6, 1908. 10,2679. 2,375

Same and Harris Friedman and Barnet Feinberg with Joseph Alexander. Same property. Agreement modifying terms of mort. May 5. May 6, 1908. 10:2679. nom

Birnhaupl, Johanna to John P Pape. Southern Boulevard, w s, 184.3 s 180th st, 66x149.10x66x149.7. May 5, 3 years, 6%. May 6, 1908. 11:3108. 5,000

Breslin, Hugh with BOWERY SAVINGS BANK. Union av. No 1091. Extension mort at increased interest from 4½ to 5%. April 30. May 6, 1908. 10:2671. nom Church of God Missionary Home to BRONX BOROUGH BANK. Grand av. e. s. 106.11 s 181st st. 60.9x90x83.3x92.9. May 6, 1908, due Aug 6, 1908, —%. 11:3194. 5,000 Same and Jerome Avenue Realty Co with same. Same property. Subordination agreement. May 4. May 6, 1908. 11:3194. nom Corbett, Martin D to Margt Hannon. 261st st. s. s. 37.4 e Spencer av. 25x100. P. M. May 4, 1908, 2 years, 6%. 13:3423. 650 Cussen, Patrick J to Wm H Perry. Hull av. s. e. s., 132.4 n. e. 205th st. 25x100. May 1, 5 years, 6%. May 4, 1908. 12:3350. 2,750 Colton, Thos and H J Blake to Lion Brewery. Jerome av. No 2308. Saloon lease. April 29, demand, 6%. May 4, 1908. 11:-3187.

Church, Wm C with Reserve Realty Co and Rutherfurd Realty Co. Nelson av, n e cor 172d st, runs e 241.3 to w s Shakespeare av, x n 263.10 and 181.3 and 390.6 to s s Featherbed lane, x s w 99.11 to e s Nelson av, x s 752.2 to beginning. Extension mort at increased interest from 5 to 6%. May 4. May 6, 1908. 11:-

Church of St Margaret, a corpn, to EMIGRANT INDUSTRIAL SAVINGS BANK. Riverdale av, s e cor 260th st, late Beech st,
runs s 125 x e 100 x n 25 x e 50 x n 100 to st, x w 150 to beginning. May 1, 3 years, 5%. May 2, 1908. 13:3423. 25,000
Cipriani, Orlando to James G Wentz. Hughes av, w s, 153 s Pelham (Union) av, as on map property S Cambreleng et al, 25x
87.6. Building loan. May 1, demand, 6%. May 2, 1908. 11:3078.
Curtis, Fanny M to John R Jenkins et al. Leggett av, w s, 94.3
's Dawson st, 23x99.3x23x97.5. Extension mort. April 3. May
4, 1908. 10:2686.
Dawson Realty Co to North American Mortgage Co. 155th et.

's Dawson st, 23x99.3x23x97.5. Extension how.
4, 1908. 10:2686.

Dawson Realty Co to North American Mortgage Co. 155th st, late
Dawson st, s s, 116.5 e Wales av, runs s e 79.6 x s w 100 x n
w 39.6 x w 15 x n 53.7 x n e 61.3 to beginning. May 1, due, &c,
as per bond. May 5, 1908. 10:2654.

Same to same. Same property. Certificate as to above mort.
May 1. May 5, 1908. 10:2654.

De Venny, David, Jr, to Lucy C De Venny. 202d st, n s, 112.10
w Briggs av, 98.9x100. May 4, due, &c, as per bond. May 5,
1008. 12:3308.

1908. 12:3508.

Davis, John to John T Patey. Walton av, w s, 92.7 s Tremont av, 75x100. April 30, due Jan 1, 1912, 5½%. May 5, 1908. 11:2853.

'Auria, Pasquale to Geo F Martens. Hughes av, e s, 20 n 188th st, 24.11x87.6. April 13, 3 years, 6%. May 4, 1908. 11:3076. 9,500

Devins, John J and James with Patrick Langford. Jackson av, ws. 160.11 n 158th st, 19.6x75. Extension mort. May 2. May 7, 1908. 10:2637.

D'Auria, Pasquale to Giuseppe Lauritano. 180th st, sws, abt 96.10 e Belmont av and being part of lot 23 map East Tremont, 50x88.2 being bounded as follows: Neby 180th st, seby lot 24, swby land Robt Cochran and nwby land now or late James McCabe, except part for st. PM. April 27, 1 year, 6%. May 4, 1908. 11:3080.

*Donohoe, Mary A to Hudson P Rose Co. Stillwell av, w s, 65.2 s Rhinelander av, 63.9x80x52.6x91.7. P M. May 6, due Aug 12, 1911, 5½%. May 7, 1908. 1,400 Degenhardt, Dietrich to Martin and Mary Klett, joint tenants. 134th st, n s, 127.11 w Brown pl, 17x100. April 30, due July 1, 1911, 6%. May 1, 1908. 9:2279. 4,000 Drechsel, Frank and Charles Samuels with the GERMAN SAVINGS BANK, N Y. 148th st, No 429, n s, 193.8 e Bergen av, -x—. Subordination agreement. April 25. May 1, 1908. 9:2293. nom Decker, Anna M to GERMAN SAVINGS BANK. Cauldwell av, No 913, w s, 361 n 161st st, 18x100. May 1, 1908, 1 year, 5½%. 5,000 Domidion. Gustave A to Joseph Buehler. Bainbridge av. n.e. cor

913, w s, 361 n 161st st, 18x100. May 1, 1908, 1 year, 5½%. 10:2627. 5,000
Domidion, Gustave A to Joseph Buehler. Bainbridge av, n e cor Niles st, 50x100. May 1, 1908, 3 years, 5½%. 12:3335. 7,000
Elsmere Realty Co to David Brandes. Elsmere pl, n s, 245.8 w Southern Boulevard, two lots, each 35x100. Two morts, each \$5,000. Prior mort \$65,000, covering this and other property. April 29, 3 years, 6%. May 2, 1908. 11:2960. 10,000
Same to same. Same property. Certificate as to above mort. April 28. May 2, 1908. 11:2960. ——
Egan, Michael J with Fredericka Cohen. 137th st, No 900 East. Extension mort. April 27. May 6, 1908. 10:2549. nom Egan, Michael J with Fredericka Cohen. 137th st, No 898 East. Extension mort. April 27. May 6, 1908. 10:2549. nom Fleischmann Realty & Construction Co to Emilie Mehlich. Charlotte st, No 1501, n w cor 170th st, No 881, 37.6x100. May 6, 1908, 3 years, 6% 11.2966. 25,000
Same to same. Same property. Certificate as to above mort. May 4. May 6, 1908. 11:2966. ——
Fuscaldo, Joseph with Johanna Bluen. Prospect av, No 2139. Extension mort at increased interest from 5 to 5½%. April 20. May 6, 1908. 11:3097. ——
Furrer, Marie to Geo Helinsky. 225th st, s s 280 w 4th av, 25x 114, Wakfield. May 5, due, &c as per bond. May 6, 1908. 4,000
Fox, Peter to Philip J Kearns. Fordham road, s w cor Tiebout Fox, Peter to Philip J Kearns. Fordham road, s w cor Tiebout Fox, Peter to Philip J Kearns. Fordham road, s w cor Tiebout Fox, Peter to Philip J Kearns. Fordham road, s w cor Tiebout Fox, Peter to Philip J Kearns. Fordham road, s w cor Tiebout Fox Peter to Philip J Kearns. Fordham road, s w cor Tiebout Fox Peter to Philip J Kearns. Fordham road, s w cor Tiebout Fox Peter to Philip J Kearns. Fordham road, s w cor Tiebout Fox Peter to Philip J Kearns. Fordham road, s w cor Tiebout Fox Peter to Philip J Kearns. Fordham road, s w cor Tiebout Fox Peter to Philip J Kearns.

Fox, Peter to Philip J Kearns. Fordham road, s w cor Tiebout av, 31x100.5x31x102.2. May 1, due, Nov 1, 1913, 5%. May 4, 1908. 11:3148.

Fleischmann Realty and Construction Co to Joseph Hornthal. Charlotte st, No 1507, w s, 112.6 n 170th st, 37.6x100. May 7, 1908, 3 years, 6%. 11:2966. 20,000 Same to same. Same property. Certificate as to above mort. May 4. May 7, 1908. 11:2963.

4. May 7, 1908. 11:2963.

Faiella, Joseph to Chas F Pfizenmayer. Hoffman st, No 2357, w s, 308.8 n 184th st, 37.6x94.11. May 4, 3 years, 5½%. May 7, 1908. 11:3054. 15,000.

Same to Nelson H Herzog. Same property. Prior mort \$15,000. May 7, 1908, 2 years, 6%. 11:3054. 5,000

*Fides Land Co to Cath Cox. Av D, n e cor 11th st, 216 to 12th st, x104.10, Unionport, except part for Tremont av. P M. Apr 30, due, &c, as per bond. May 1, 1908. 2,000

Fisher, Alex S to John Blockhaus. Jerome av, s w cor 194th st, late Kingsbridge road, runs s 62.7 x w 115.2 x n abt 10.4 to former line Old Kingsbridge road, x n e abt 39.7 to Kingsbridge road, x e 88.7 to beginning. May 1, 1908, 3 years, 6%. 11:3202. 10,000 10.000

May 9, 1908

JOHN C. ORR CO., India, Java and Huron Sts. and East River City of New York, Borough of Brooklyn India, Java and Huron Sts. and East River SASH, DOORS, BLINDS LUMBER OF ALL KINDS FOR BUILDERS 148 Greenpoint 948 Greenpoint

Goldman, Barney and Joseph Kaplan to Florence N Silverman, Simpson st, e s, 99.11 s Home st, 25x100. April 30, due Nov 1, 1909, 6%. May 1, 1908. 10:2728. 2,300 *Gass, Frank with Emma B Silbereisen. 6th st, n s, 305 w Av B, 100x108, Unionport. Extension mort. April 30. May 4, 1908. nom Goldman, Barney and Jacob Kaplan with Annie E Moffett of Brooklyn. Simpson st, e s, 124.11 s Home st, 25x100. Extension agreement. April 20. May 1, 1908. 10:2728. nom Ginsburg Realty Co to Chas M Rosenthal. Mt Hope pl, No 21, n s, 150.1 e Jerome av, 25x125. P M. May 2, 3 years, 5½%. May 4, 1908. 11:2852. 7,000 Same to same. Same property. P M. Prior mort \$7,000. May n s, 150.1 e Jerome av, 25x125.

May 4, 1908. 11:2852.

Same to same. Same property. P M. Prior mort \$7,000. May 2, 1 year, 5½%. May 4, 1908. 11:2852. 1,000 Gunther, Henry Sr to Frederike Herberger. 150th st, s s, 325 e Brook av, 25x100. Prior mort \$12,500. May 4, 1908, 3 years, 2,500 Brook av, 25 6%. 9:2276. Same to Andrew Pfirrmann committee Diedrick Woltman. 150th st, s s, 325 e Brook av, 25x100. May 4, 1908, 3 years, 5½%. 9:2276. 9:2276. 12,500
Graham, Martha to TITLE GUARANTEE & TRUST CO. Southern Boulevard, No 1241, w s, 350 n Home st, 25x100. May 5, due, &c, as per bond. May 6, 1908. 11:2975. 5,500
*Genzardi, Salvatore to Henry C Helfst and ano. Parker av, n s, abt 360 e Castle Hill av, 25x100. May 5, 1 year, 6%. May 6, 1908. *Hartigan, Anna M to Lambert G Mapes. Cornell av, s s, 200 e Mapes av, 25x150.8x26.11x160.10, Westchester. P M. April 29, 3 years, 5%. May 1, 1908. 675

Herrmann, Henry S to Sarah Manister. 139th st, s e cor Robbins av, 205.2 to Southern Boulevard, x s w 231 to 138th st, x w 64.2 to av, x n 201.7' to beginning. May 1, 3 years, 5½%. May 4, 1908. 10:2569. 35,000

Higgins, Geo to Wm Beaman. Morris av, e s, 74.2 s 158th st, runs e 89.1 to n w s Park av, x s w 27.9 x w 77 to e s Morris av, x n 25 to beginning. May 7, 1908, 5 years, 6%. 9:2420. 2,000 2,000

Heerwagen, Orlando and Clara to American Real Estate Co. Faile
st, No 1031, w s, 329.6 s Bancroft st, 20x100. P M. May 1,
1908, 5 years, 5½%. 10:2749.
Same to same. Same property. P M. Prior mort \$8,500. May
1, 1908, installs, 6%. 10:2749.
Capture 1, 1908, installs, 6%. 10:2749.
Capture 1, 1908, installs, 6%. 10:2749.
Capture 2,000

Huppe, Irma to Jacob Steinbrecher. Cauldwell av, No 909, w s,
325 n 161st st, 18x100. April 30, due, &c, as per bond. May 1,
1908, 10:2627.

Howley, Thos P with Wm C Kelly. Daly av, e s, 324.2 s Tremont
av, 21.8x152.3. Extension mort. April 25. May 1, 1908. 11:2992.

Imperato, Vito G and Luigi Manzi to Eliz Cramer. Prospect av 2992.

Imperato, Vito G and Luigi Manzi to Eliz Cramer. Prospect av, No 1396, e s, 19.8 s Jennings st, runs e 24.4 x e 41.5 x s 32.5 x w 73.4 to av, x n 19 to beginning. P M. Prior mort \$8,000. Due, &c, as per bond. May 5, 1908. 11:2971. 1,000 Jonas, Leopold with Lena Masur and Solomon Young and Elia Necarsulmer. St Anns av, No 140, n e cor 134th st, 20x80. Extension and subordination agreement. April 30. May 6, 1908. 10:2547.

*Jenik, Frank to George Hauser. Unionport road, e s, plot begins 495.9 w White Plains road at point 525 n along same from Morris Park av, runs e 55.9 x n 25 x w 55.9 x n 25 x w 50 to e s Unionport road, x s 25.8 to beginning, and right of way over strip to Morris Park av. May 1, due July 1, 1911, 6%. May 4, 1908.

Kiely, Hester C to Chas Miller. 198th st, No 271, n s, 103.6 e May 4, 1908.

May 4, 1908.

Kiely, Hester C to Chas Miller. 198th st, No 271, n s, 103.6 e
Briggs av, 25.10x120.3x25x126.11. P M. May 5, 5 years, 5%.
May 6, 1908. 12:3296.

Klarenmeyer, Veronicka with Ella Necarsulmer. St Anns av, No
140, n e cor 134th st, 20x80. Subordination agreement. April
30. May 6, 1908. 10:2547.

*Knewitz, John J to Geo H Lawrence et al exrs Eliz H Sias.
2d av, n w s, lots 13, 14, 15, map 58 lots, at Williamsbridge,
dated May 26, '94, 75x100. ½ part. April 7, 3 years, 6%.
May 6, 1908.

Kaestner, Emilie and Lena to Herman Notting and

May 6, 1908. 60

Kaestner, Emilie and Lena to Herman Nolting and ano. 183d st, s s, 132.9 e Beaumont av, 30.8 to Crotona av x95x27.4x95. Apr 15, 3 years, 6%. May 5, 1908. 11:3101. 2,50

Kommer, Martha to Elise Eggert. Trinity av, No 702, e s, 343.9 s 156th st, 18.9x80.2x18.9x80.11. April 30, 3 years, 5%. May 7, 1908.

\$ 156th st, 18.9x80.2x18.9x80.11. April 50, 5 years, 5%. 3,000 7, 1908.

Sinkeldey, Carl W to American Real Estate Co. Faile st, No 1041, w s, 229.6 s Bancroft st, 20x100. P M. April 30, 5 yrs, 5½%. May 1, 1908. 10:2749.

Same to same. Same property. P M. Prior mort \$8,500. April 30, installs, 6%. May 1, 1908. 10:2749.

*Kelleher, Wm and Jane to James Fay. Westchester av, s e cor 173d st, 51.2x101.4x50x91.10. Building loan. May 1, due Oct 1, 1908, 6%. May 2, 1908.

Kahn, Henry E to Esperanto Mortgage Co. Bainbridge av, No 2847, n w s, 118.3 n e 198th st, 25.2x145.3x25x142.5. May 1, 5 years, 5½%. May 5, 1908. 12:3296.

*Kaminsky, Joseph to Land Co C of Edenwald. Bracken av, e s, 175 n Randall av, 25x100. P M. May 5, 1908, 3 years, 5½%.

Kelly, Michael J to Sarah E Strickland. Carter av. Nos 1853 and 1855, w s, 228 s Tremont av, 2 lots, each 18x115. Two morts, each \$4,000. May 4, 3 years, 5½%. May 5, 1908. 11:2892. 8,000

each \$4,000. May 4, 3 years, 5½.6. May 5, 1908. 11:282.

8,000

Lindheim, Celia to TITLE GUARANTEE AND TRUST CO. Prospect av, n w cor 187th st, No 1017, 100x20. Feb 6, 1908, due, &c, as per bond. May 7, 1908. 11:3104.

3,000

Same to same. 187th st, n s, 20 w Prospect av, 2 lots, each 25x 100. 2 morts, each \$3,000. Feb 6, due, &c, as per bond. May 7, 1908. 11:3104.

Lawrence, Richard W to John M Wefer. Sedgwick av, w s, 356 n, of the n s of an unnamed st just n of Bailey av, runs n on curve 37.10 x w 100 x s 37.9 x e 100 to beginning. April 23, 2 years, 6%. May 4, 1908. 11:3237.

Levine, Jennie and Chas Sachar to American Mortgage Co. Park av, No 3474, e s, abt 355 s 168th st, 25x150. May 6, 1908, 3 years, 5½%. 9:2389.

Marks, Frederick W and Asher Holzman with Emilie Mehlich. Charlotte st, No 1501, n w cor 170th st, No 881, 37.6x100. Subordination agreement. May 5. May 6, 1908. 11:2966. nom *Melnik, Ike to Werner Marty. Plot begins 740 e White Plains road at point 600 n along same from Morris Park av, runs e

100 x n 50 x w 100 x s 50 to beginning, with right of way over strip to Morris Park av. April 28, 2 years, 6%. April 30, 1908. Corrects error in last issue as name party second part. 2,000 (ann, Rudolph to Henry Nembach. 137th st, No 282, s s, 125 e Lincoln av, 25x100. May 4, 3 years, 6%. May 6, 1908. 9:2312.

2 500 Masur, Lena and Sol Young to Ella Necarsulmer. St Ann's av, No 140, n e cor 134th st, 20x80. May 6, 1908, 5 years, 6%. 10:2547.

No 140, n e cor 154th St, 2030. And 5, 10,000 10:2547. 10:2547. Mayer, Leontine to Martin Norz. Hoffman st, e s, 233 s Pelham av, 25x117.9x25x117.8. May 4, 1908, 5 years, 6%. 11:3067. 3,000

Marks, Frederick W and Asher Holzman with Joseph Hornthal.
Charlotte st, No 1509, w s, 112.6 n 170th st, 37.6x100. Subordination agreement. May 5. May 7, 1908. 11:2966. nom Murray, James J to Mary E Chatry. Bryant av, w s, 225 n 172d st, 175x82.1x—x100. P M. May 7, 1908, 3 years, 6%. 11:2996.

*Minutillo, Luciano to James A Heaney. Maple st, e s, 100 s 215th st, 25x100 and being lot 97 map New Village Jerome. April 30, due, &c, as per bond. May 7, 1908. 500

Martens, Abraham and Theodor Thompson to Richard S Collins. 167th st, n s, 100 w Prospect av, 120x125. P M. April 28, 1 year, 6%. May 2, 1908. 10:2680. 5,000

Millinger, Heinrich to Isaac E Newburger. Hull av, w s, 20.9 s 205th st, four lots, each 17x75. Four morts ,each \$3,500. May 1, 1908, 3 years, 5½%. 12:3345. 14,000

Marpmann, Hermann W to Charles W Buggeln. 137th st, No 444, s s, 475 e Willis av, 25x100. P M. May 4, due, &c, as per bond. May 5, 1908. 9:2281. 3,750

Mancerie, Donato to Antonio Del Cioppo. 150th st, No 284, s s, abt 145 e Morris av, 25x100. P M. May 1, due, &c, as per bond. May 5, 1908. 9:2331. 5,000

Meehan, James F to Wm P Harris and ano EXRS, &c, Edma McG-Harris and Arthur McGraw individ. Prospect av, n w cor 160th st, 77.2x147.5. P M. April 23, due June 1, 1913, 5%. May 2, 1908. 10:2677. *McDonnell, John A 'to Sophie Corrody. 4th st, s s, 175 e Green lane and being lot 152 man No 208 man Sec. 2 of 51 Beymend

1908. 10:2677. 70,000
*McDonnell, John A to Sophie Corrody. 4th st, s s, 175 e Green lane and being lot 152 map No 398 map Sec 2 of St Raymond Park, 25x100. April 29, 3 years, 5½%. May 5, 1908. 3,500
North Borough Development Co to John P Pape. 181st st, n s, 54.9 w Mohegan av, 25.3x90. May 4, 3 years, 5½%. May 5, 1908. 11:3119. 6,500
Same to same. 181st st, n s, 29.2 w Mohegan av, 25.3x90. May 4, 3 years, 5½%. May 5, 1908. 11:3111. 6,500
Same to same. Certificate as to two morts for \$6,500 each. May 2. May 5, 1908. 11:3111.
Nichols, Mary E C wife of Henry E C to TITLE GUARANTEE & TRUST CO. Lafontaine av, No 2166, e s, 57.8 s Quarry road, 20x95. P M. May 1, due, &c, as per bond. May 2, 1908. 11:-3063.

20x95. P M. May 1, due, &c, as per bond. May 2, 1006.

3,000

Same to Bertha G Campbell. Same property. P M. Prior mort \$3,000. May 1, 5 years, 6%. May 2, 1908. 11:3063. 1,800

Nunzio, Binso and Guiseppe P Philippo with Morris J Bluen. Prospect av, No 2137. Extension mort at increased interest from 5 to 5½%. April 27. May 6, 1908. 11:3097. nom *Nielsen, Stefanus to Hudson P Rose Co. Rhinelander av, s s, 206.6 e Eastchester road, 50x100. P M. May 4, due Aug 1, 1911, 5½%. May 6, 1908.

O'Brien, John J to Dumont Clark and ano, trustees Fred'k Billings. Woodycrest (Bremer) av, w s, 327.6 n 164th st, late Kemp pl, 20.2x80.11x20.2x80.5. Building loan. May 5, 1 year, 6%. May 6, 1908. 9:2512.

*O'Rourke, Catherine to Maria E Bunz. Muliner av, e s, abt 336 s Neil av, 26x113.4x25x103.9. May 4, 2 years, 6%. May 6, 1908.

*O'Rourke, Catherine to Maria E Bunz. Muliner av, e s, abt 336 s Neil av, 26x113.4x25x103.9. May 4, 2 years, 6%. May 6, 1908.

O'Neill, Francis J to Cath L Barry. Bryant av, No 1217, w s, 171.8 n Home st, 20x100. May 2, due, &c, as per bond. May 4, 1908. 11:2993.

*Pacella, Maria D wife of and Frank to Guiseppe Gugliotti. Harrison st, w s, abt 238 n Classon Point road, 25x68.4x25.11x61.7. April 29, due June 1, 1908 (?) or 3 years, —%. May 5, 1908. 700

*Penfield, Wm W to Sarah A Sneden. White Plains road, w s, 76 s 241st st, 39x81.2x—x82.6, and being lot 48 map Washington-ville, except part for White Plains road. May 1, 3 years, 6%. May 7, 1908.

Prochaska, Annie to Sandow Realty Co. Brook av, No 1525, w s, 75 s Wendover av, 25x60x26.11x70.2. P M. Prior mort \$15,000.

May 7, 1908.

Prochaska, Annie to Sandow Realty Co. Brook av, No 1525, w s, 75 s Wendover av, 25x60x26.11x70.2. P M. Prior mort \$15,000. May 7, 1908, 1 year, 6%. 11:2896.

Pasewark, Chas H with Johanna Bluen. 183d st, No 1041 East. Extension mort at increased interest from 5 to 5½%. April 20. May 6, 1908. 11:3114.

Quigg, Lulu to Chas Reckling. Cypress av, n e cor 140th st, 100 x120. P M. April 28, due Oct 30, 1909, 6%. May 1, 1908. 10:-5.000 2567

x120. P M. April 28, due Oct 30, 1909, 6%. May 1, 1908. 10:-2567.

*Robillard, Norbert to Fredk Kessler and ano. Green lane, w s, 200 n Lyon av, 25x100, Westchester. P M. May 6, 1 year, 5%. May 7, 1908.

*Ringelstein, Chas to Richard W Horner. Hunt av, e s, 272 s Bronxdale av, 50x100. Two morts, each \$3,000. May 1, due, &c, as per bond. May 7, 1908.

Reissman, Charles to Duncan Smith and ano trustees Wm M Prichard. Forest av, No 918, e s, 116.4 s 163d st, 18.1x95. May 6, 3 years, 5½%. May 7, 1908. 10:2658. 4,000

*Rehbock, August to Eliz K Dooling. Taylor st, w s, 450 s Columbus av, three lots, each 16.8x95. Three morts, each \$3,500, April 29, 3 years, 5½%. May 2, 1908.

*Romeo, Lina wife of and Michl to Eliz K Dooling. 226th st, 12th av, s s, 255 w 4th av, 50x114, Wakefield. April 30, 3 yrs, 5½%. May 1, 1908.

*Roland, Philip A to Monatiquot Real Estate Co of N Y. 231st st, late 17th st, s s, 305 e 6th st or av, 50x114.5, Wakefield. P M. April 7, due May 4, 1913, 5%. May 5, 1908. 600

*Riccio, Frank to A Shatzkin & Sons. 229th st, n s, 305 w 6th av, 50x114, Wakefield. P M. May 1, 1 year, 6%. May 5, 1908. 600

*Riccio, Frank to A Shatzkin & Sons. 229th st, n s, 305 w 6th av, 50x114, Wakefield. P M. May 1, 1 year, 6%. May 5, 1908. 400

Reinhardt, Geo N to Charles E Appleby et al trustees Leonard Appleby. Webster av, e s, 299.7 s Bedford Park Boulevard, 100x 113.8x100x141.7. May 4, 3 years, 5½%. May 5, 1908. 12:-3273. 15,000

Sauter, Louis and Vincent of N Y, and Kath Kersting of Roselle

Sauter, Louis and Vincent of N Y, and Kath Kersting of Roselle Park, N J, to GERMAN SAVINGS BANK. Courtlandt av. w s, 25 n 153d st, runs w 64.2 x n 0.6 x w 10.7 x n 24.6 x e 74.9 to av, x s 25 to beginning. May 5, 1908, 1 year, 5½%. 9:2413.

WIRE SCREENS

May 9, 1908

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RECORD AND GUIDE

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AND LARGE

Scoging, Sarah and Edward to Mary McKenna. Carter av, w s, 246.9 s Tremont av, 18.9x115. P M. April 30, 3 years, 5½%. May 2, 1908. 11:2892. 4,500
Samuels, Charles to GERMAN SAVINGS BANK. 148th st, n e s, 193.8 s e Bergen av, 27.10x106.1x25.4x117.7. May 1, 1908, 3 years, 5½%. 9:2293. 10,000
Simax Realty Co to Lulu Koch. Southern Boulevard, n e cor 144th st, 100x160 to Timpson pl. April 30, 3 years, 5%. May 1, 1908. 10:2600. 10,000
Same to same. Same property. Certificate as to above more.

st, 100x160 to Timpson pl. April 30, 3 years, 5%. May 1, 1908. 10:2600.

Same to same. Same property. Certificate as to above mort. Apr 30. May 1, 1908. 10:2600.

Simax Realty Co to James F Meehan Co. Prospect av, No 935, s w cor 163d st, 100x106. P M. Prior mort \$140,000. April 30, due 0ct 25, 1909, 6%. May 1, 1908. 10:2677. 10,000

*Sasso, Rose to Frank C Mayhew and ano. Newell av, w s, 125 s Elizabeth st, 25x131 to Bronx River, x25x130. April 1, 3 yrs, 6%. May 1, 1908. 3,000

Stix, Lina with Eureka Realty Co. Washington av, s e cor 182d st, 109.5x108.6x134.2x130.1. Extension mort at increased interest from 5 to 5½%. Mar 26. May 1, 1908. 11:3050. nom Seefeldt, Charles and Hans to Clara Ludolph. Vyse av, No 1522, e s, 75 n 172d st, 25x100. Prior mort \$3,000. April 30, due as per bond, 6%. May 1, 1908. 11:2996. 1,000

*Silbereisen, Emma B to Frank Gass. 6th st, n s, 305 w Av B, 100x108, Unionport. Prior mort 1,000. May 2, 3 years, 6%. May 4, 1908.

100x108, Unionport. Prior mort 1,000. May 2, 3 years, 6%. 800 Smith, J Augustus, Jr. to Adeline W Dhem. Webster av, n e cor 183d st, 47.7x85x51.10x85.1 May 1, 3 years, 6%. May 6, 1908. 11:3031.

1908. 11:3031.

*Sellner, Frederica and Mary to Joseph Schaub et al. 4th st, n s, 105 e Green av, 25x100, lot 178, map St Raymonds Park. May 2, due May 1, 1909, 5%. May 6, 1908.

*Sullivan, Margaret to Annie M Hughes. Guion pl, s s, 125 e St Lawrence av, 50x80. April 27, 3 years, 6%. May 4, 1908. 1,00 *Strassmann, Julius to Herman F Epple. Wyatt (177th) st, s s, 25 e Berrian st, 25x100. April 30, 3 years, 5½%. May 4, 1908.

*Strassman, Julius, Isidore, Marcus, and Samuel Waxman with Herman F Epple. Lot 66 and being a part of old lots 65, 66, 67 and 68, map Neill Estate. Subordination agreement. May 2. May 4, 1908.

*Sound Heights Corporation to LAWYERS TITLE INS & TRUST CO. Tavern lot, part farm of Abijah Hammond at Throngmortons Neck, begins at n e cor of stone cottage or lodge at gateway to mansion house of Abijah Hammond, runs to shore of sound or East River and to land Whitestone Ferry Co and across highway leading from Westchester to Whitestone Ferry, and also to New Road through said farm leading to land of the U S, calls Throggs Point or Hammonds Neck, —x—; public highway lying west of above, e s, at s s said New Road, contains 7 22-100 acres; Whitestone Ferry Dock at Throgg's Neck, the dock and gore of land; road from Westchester to Whitestone Ferry, plot begins at s s land conveyed by Harrison & Ogden to Lorillard Jr, and runs to s e cor stone lodge or house outside the entrance gate, contains 59 97-100 acres; lands under water on west shore L I Sound at Westchester, begins on e s of steamboat dock or landing, 69 s w from cor of house of Chas

Freeman and land under water on w s of the new docks, 320 e from west cor; adj lands of Chas Reed, —x—; Long Island Sound, at s e cor Upland, late of Fredk C Havemeyer adj to land of the U S of A, being land under water and contains 43 348-1,000 acres. P M. Sept 1, 1907, 3 years, 5%. May 4, 1908.

rn, Gustav to Joseph Seeman et al. Shakespeare av, e s, 170th st, 20x114. May 2, 27 installs of \$20 each, 6%. 1908. 9:2506. May 556.59

1906. Wagner, Go w s. 455. 1908. 500
Wagner, Gottfried to Joseph Kleinschmittger. Eagle av, No 665, w s, 455.2 n Westchester av, 16.8x95. April 30, 3 years, 6%. May 1, 1908. 10:2617. 1,200
Willis Realty Co to KNICKERBOCKER TRUST CO. 3d av, s e cor 148th st, 49.10x48.11x65.5x23.8. Prior mort \$80,000. Apr 11, 1 year, —%. May 2, 1908. 9:2307. 40,000
Zemek (John) Assoc to Antonie Veselsky. 148th st, No 243, n s, 250 w Morris av, 25x106.6. Prior mort \$7,500. April 30, 3 years, 5½%. May 1, 1908. 9:2337. 33,000

JUDGMENTS IN FORECLOSURE SUITS.

April 30.

April 30.

Southern Boulevard, w s, 375 n Jennings st, 75x100. City Real Estate Co agt Isabella Mayer et al; Harold Swain, att'y; Henry S J Flynn, ref. (Amt due, \$7,024.33.)

2d av, e s, 75.11 n 100th st, 25x100. Farmers Loan & Trust Co agt Jacob Robbins et al; Turner, Rolston & Horan, att'ys; James B Kilburn, ref. (Amt due, \$19,667.64.)

Vyse av, w s, 460 n 167th st, 20x100. Emma L Todd agt Silberberg & Saul Inc; action No 1; Henry A Powell, att'y; James H Coggin, ref. (Amt due, \$8.376.)

Vyse av, w s, 440 n 167th st, 20x100. Same agt same; action No 2; same att'y; Patrick A McManus, ref. (Amt due, \$8,376.)

May 1.

101st st, s s, 200 e 1st av, 122.6x100.11. State Bank agt Henry Wilchinsky; Julius J & A Lyons, att'ys; Charles Firestone, ref. (Amt due, \$20,586.15.)

Madison av, n e cor 133d st, 99.11x60. Frederick Lese agt Louis Lese; Lese & Connolly, att'ys; Francis S McAvoy, ref. (Amt due, \$10,508.)

133d st, n s, 60 e Madison av, 50x99.11. Martha

\$10,508.)
33d st, n s, 60 e Madison av, 50x99.11. Martha
Barnard agt Vincent C Corrier et al; Lese &
Connolly, att'ys; Francis S McAvoy, ref. (Amt
due, \$8,862.15.) May 4.

due, \$8,862.15.)

May 4.

137th st, s s, 255 w Broadway, 56.6x99.11. North American Mortgage Co agt Transit Realty Co; action No 1; Clarence L Westcott, attly; Adolph J Kohn, ref. (Amt due, \$14,476.98.)

137th st, s s, 311.6 w Broadway, 56.6x99.11. Same agt same; action No 2; same attly; E C Crowley, ref. (Amt due, \$14,488.)

137th st, s s, 368 w Broadway, 57x99.11. Same agt same; action No 3; same attly; Joseph P Morrissey, ref. (Amt due, \$14,605.12.)

100th st, s s, 275 w 3d av, 25x100.11. Max M Pullman agt Max Schwartz; Arnstein & Levy, attlys; E Mortimer Boyle, ref. (Amt due, \$3,463.64.)

Kelly st, e s, intersec s e s, Intervale av, 20.4 x89.11x72.11x57.5. Charles Wahlig agt Wahlig & Sonsin Co; Geo A Euring, attly; John T McGovern, ref. (Amt due, \$31,058.33.)

May 5.

97th st, n s, 125 e Park av, 25x100.11. Mary H de Crano agt Max Rollinick; Howland, Murray & Prentice, attlys; Leslie J Tompkins, ref. (Amt due, \$25,070.)

Audubon av, s w cor 171st st, 95x125. Atlantic Realty Co agt Louis A Solomon; Moore, Bleecker & Wheeler, attlys; Patrick J Dobson, ref. (Amt due, \$5,555.)

May 6.

1st av, No 220. Abe Miller agt Max Canno;

May 6. st av, No 220. Abe Miller agt Max Canno; Lachman & Goldsmith, att'ys; Edw J Dow-ling, ref. (Amt due, \$4,156.)

Home st, s s, 110.3 e Union av, runs s 110.11x n e 124.10 x n 6.1 x w 10.6 x n 99.11 x s w 113.2 to beg. Morris Meyers agt Abelman Construction Co; Wm M Golden, Jr, att'y; E Mortimer Boyle, ref. (Amt due, \$6,794.48.)

LIS PENDENS.

May 2.

May 2.

White Plains rd, w s, adj land of Ann El
Thwaits, S3.11x178.3x85.3x158.

White Plains rd, e s, adj land of Ann El
Thwaits, 3.9x14.7x14.7, gore lot.
Robert B Hall agt Ann Booth et al; partition; att'y, S Williamson.

3d st, No 133 East. Benedict Bockar et al agt
Otto Schroeder; specific performance; att'y,
J Gans.

May 4.

Broadway, Nos 149 to 163.

Liberty st, Nos 79 to 93.

Patterson-Sargent Co agt Milliken Bros, Inc, et al; action to foreclose mechanics lien; att'ys, Marsh, Wever & Wemple.

Mapes av, n e cor 178th st, 115x145.2. Henry G Silleck, Jr, agt James Hogan et al; counterclaim, &c; att'y, P M Crandell.

Spring st, n e cor Crosby st, 100.3x100. S E Keller Lumber Co agt John E Olsen et al; action to set aside transfer, &c; att'y, C Weschler.

Grand st, Nos 176 to 180. The Guttman Painting & Decorating Co agt Heyman Vogel et al; action to foreclose mechanics lien; att'y, S N Tuckman.

May 5.

May 5.

May 5.

184th st, n s, 49.9 e Davidson av, 16.3x80. Nita McGowan agt Gisella Walker et al; action to reform deed; att'y, S H Wandell.

Park Row, No 31. Harold S Renwick agt Henrietta H Weeden et al; action to determine title, &c; att'y, J P Herrin.

May 6.

Anthony av, e s, part of lot 198, map of Prospect Hill estate, Bronx. Peter Fusgo agt Hessie P Lord; action to foreclose mechanics lien; att'ys, Wager & Acker.

May 7.

2d av, e s, 27.2 n 76th st, 25x88. James

May 7.

2d av, e s, 27.2 n 76th st, 25x88.8. James
A McDonald agt John P McDonald et al; partition, &e; att'y, J Kearney.

141st st, Nos 239 and 241 West. Otto Goldberg
agt Fredericka Hack; action to foreclose mechanics lien; att'ys, Leidy & Goodstein.

Riverside Drive, No 116. Andrew Beattie Co
agt Dudley S Harde et al; action to foreclose mechanics lien; att'y, H W Showers.

May 8.

3d av, No 2719. Louis Mierisch agt Charles
Mierisch et al; partition; att'y, S Williamson.
Fox st, s e s, intersec s w s 156th st, runs s e
210 to Southern Boulevard, x s w 100 x n w

210 x n e 100 to beg. Berry B Simons et al agt Bronx Holding Co et al; action to impress trust; att'y, J C Weschler.
d av, No 1037. Matthew Murphy agt William Murphy et al; partition; att'y, R A B Dayton.

FORECLOSURE SUITS.

May 2.

Belmont av, w s, 150.3 n 181st st, 17.7x85.9x 17.7x85.6. Philip Siff agt Morris Bernstein et al; att'ys, Spiro & Wasservogel.

Southern Boulevard, e s, 175 n Barretto st, 150 xx00; two actions. Lawyers Title Ins & Trust Co agt Abraham Greenberg et al; att'y, P S Dean.

3d av, w s. 30 n 176th st 26x97 10x26x98 10

Trust Co agt Abraham Greenberg et al; att'y, P S Dean.

3d av, w s, 30 n 176th st, 26x97.10x26x98.10. Robert H Gray agt Jesse L Livermore et al; att'ys, Turner, Rolston & Horan.

Vyse av, No 1157. Wm T Park agt Isaac A Beneguit et al; att'y, A A Silberberg.

Columbia st, No 77. Leo Klein agt Mollie Zusuly et al; att'y, Freiman & Dubroezynski.

May 4.

Cathedral Parkway, n e cor Manhattan av, 110 x75.11.

Manhattan av, s e cor 111th st, 75.11x110.

Mark Ash agt Arthur E Silverman et al; att'y, W Ash.

6th st, n s, 175 e Av B, 30x108. Wm C Bergen agt Barbara J Baumbach et al; att'y, J J O'Grady.

Katonah av, s w cor 238th st, 100x85. Central Mortgage Co agt Hibbert C Simmonds et al; att'ys, Otis & Otis.

Pleasant av, No 291. Chas A Pecora agt Luigi Tufaro et al; att'y, L Schafran.

29th st, n s, 39 w Lexington av, 30x24.8. Martin Burke exr agt Joseph Oussani; att'y, A Dession.

Elizabeth st, No 236. Henry Hartfield agt Peter P Acritelli et al; att'y, M S Hoffman.

tin Burke exr agt Joseph Oussani; att'y, A Dession. Elizabeth st, No 236. Henry Hartfield agt Peter P Acritelli et al; att'y, M S Hoffman. 115th st, s s, 273.6 e 3d av, 16.4x100.10. Frederick B Aschner agt Elias A Cohen et al; att'y, J H Lack. 140th st, n s, 252 e Robbins av, 75.7x132.5x 75.2x127.8. Century Investing Co agt Katle Ratner; att'y, R G Babbage. Kingsbridge rd, junction North st, lot 44, map Wardsville, town of West Farms, -x-. Egbert Winkler, Sr, agt Mary C Breen et al; att'y, J Eisner.

May 5.

47th st, No 133 East. Frank R Long agt
Samuel Haas et al; att'ys, Morgan, Morgan &
Carr.

Samuel Haas et al, act you have Samuel Haas et al, act you have Carr.

112th st, No 33 West. William Fox agt Virginia A Tappenden et al; att'ys, Rogers & Rogers.

Lots 167 to 171, map of Laconia Park, Bronx. Margaret Cahill agt Michael M Lint et al; att'y, J J O'Grady.

113th st, Nos 349 to 353 East. Morris J Hirsch agt Wm G Morstatt et al; att'y, A Stern.

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105th st, n s, 138.4 e	3d av, 40.10x	100.11. Isaack
Selig agt Kalman	Sadowsky et	al; att'y, C
Schwick.		
Lots 167 and 168 mg	n of portion	of Schieffelin

Selig agt Kalman Sadowsky et al; att'y, C Schwick.

Lots 167 and 168, map of portion of Schieffelin Estate, Bronx; two actions. Bertha Michaels agt A Shatzkin & Sons; att'y, M J Siegel.

Lot 169, map of portion of Schieffelin Estate, Bronx. Bertha Michaels agt Nicolo Abbruscato et al; att'y, M J Siegel.

May 6.

106th st, No 22 East. Alexander D Lewis agt Maurice Sandberg et al; amended; att'ys, Goldfogle, Cohn & Lind.

131st st, n s, 175 w Amsterdam av, 25x99.11. Edward M Smith agt Benjamin Goldberg et al; att'y, S B Strong, 3d.

Pelham road, w s, 26.3 s Libby st, runs w 77.2 x s 25 x w 10 x s 50 x e 63.4 x n 78.8 to beg. Margaret Meagher agt Frederick A Kerker, Jr, et al; att'y, O E Davis.

May 7.

136th st, s s, 293.9 e Lenox av, 38.9x99.11. Sophia Makler agt Hyman Kaplan et al; att'ys, Kantrowitz & Esberg.

136th st, s s, 255 e Lenox av, 38.9x99.11. Flora Finkelberg agt Hyman Kaplan et al; att'ys, Kantrowitz & Esberg.

5th st, s s, 105 e Av A, 25x80. Fred Kuser et al agt Chas A Gutheil et al; amended; att'y, J Newman.

67th st, s s, 100 w West End av, 200x100.5; two actions. Equitable Life Assurance Society of the United States agt Ida Margoles et al; att'ys, Alexander & Green.

105th st, No 28 West. Bloomah Levine agt Frances A Yard et al; att'ys, Rosenbluth & Silverman.

105th st, No 28 West. Blooman Levine agree Frances A Yard et al; att'ys, Rosenbluth & Silverman.

147th st, s s, 215 w Brook av, 50x99.10. Katharine S Lyons agt Kate Noble et al; att'y, M J Sullivan.

147th st, s s, 215 w Brook av, 50x99.10. Geo J Lyons et al agt Kate Noble et al; att'y, M Sullivan.

136th st, n s, 775 w Home av, 25x100. Nathan Lacher agt Morris H Feder et al; att'y, S N Tuckman.

34th st, n s, 210 w 1st av, 40x97.6. Esther H Tremain agt Peter Costello; att'y, J A Kent.

166th st, n s, 100 w old line Union av, 75x150. City Real Estate Co agt Louis Lese et al; att'y, H Swain.

175 Yes av, No 1155. Wm T Park agt Harry Freed et al; att'y, A A Silberberg.

46th st, s s, 118 w Broadway, 79x100.5; four actions. N Taylor Phillips agt James Churchill et al; att'ys, Fettretch, Silkman & Seybel.

May 8.

May

May 8.

Lexington av, s e cor 107th st, 20x82.9. Jacob Gumpers agt Samuel F Jacobs et al; att'y, C W Bennett.
29th st, n s, 39 w Lexington av, 30x24.8. Martin Burke agt Joseph Oussain et al; att'y, A Dessin.

JUDGMENTS.

In these lists of Judgments the names alphabetically arranged and which are first on each line are those of the judgment debtor. The letter (D) means judgment for deficiency. (*) means not summoned. (†) Signifies that the first name is fictitious, real name being unknown. Judgments entered during the week and satisfied before day of publication, do not appear in this column, but in list of Satisfied Judgments. The Judgments filed against corporations, etc., will be found at the end of the list.

will be found at the end of the list.
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5	Englander, Bethoven—Richard V Harnett & Co 92.32
6	Erickson, Louis—Louis Markel
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	49.28

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6 Shukovitzky, Isidor—Henry Davidson. 187.86 6 Seckler, Gerson—Albert C Woehrle32.67 6*Soltong, Henry G—U S Exchange Bank.470.36 6 Silverman, Moses—William Solomon113.48 6 Salmeri, Frank—Bernard Lebovitz 82.26 6 Sugarman, Sol C—St Dunstan Society.146.76 6 Sheridan, Walter J—Geo R Read & Co.318.72 6 Silbergleit, Lazar—Max Fine149.91
6 Silverman, Hyman—Joseph Tieman et al
6 Shukovitzky, Isidor—Henry Davidson. 187.86 6 Seckler, Gerson—Albert C Woehrle 32.67 6*Soltong, Henry G—U S Exchange Bank. 470.36 6 Silverman, Moses—William Solomon 113.48 6 Salmeri, Frank—Bernard Lebovitz 82.26 6 Sugarman, Sol C—St Dunstan Society. 146.76 6 Sheridan, Walter J—Geo R Read & Co. 318.72 6 Silbergleit, Lazar—Max Fine 149.91 6 Silverman, Hyman—Joseph Tieman et al 91.96 7 Signell, John V—Chas G Riehl 64.21 7 Schneider, Nanette L—Chas F Stehlin. 82.81 7 Salmowitz, Morris—Thomas Boyd et al. 210.01 7 Schneider, Charles—Manhattan Iron Works 317.41 7 Shotwell, Townsend W—Samuel Greenbaum 373.54 7 Sander, Julius—City of N Y costs, 109.23 7*Stein, Abraham—Joseph Griesgrow 32.01 7 Springer, Max—Jacob F Lutz 61.20 7 Segelbaum, Louis—Joseph Aronauer 223.41 8 Sammett, Henry P—William Cohen 72.50 8 Shaughnessy, Mary A—City of N Y 213.41 8 Sprecht, John N——the same 215.32 8 Stein, Samuel—N Y City Ry Cocosts, 107.88 8 Shimans, Charles—Louis Sternberg 66.31 8 Schulz, Jacob—Thomas Reid costs, 108.18 8 Silver, Samuel—My City Ry Cocosts, 108.18 8 Silver, Samuel—My Filty Ry Co 500.09 8 Schwartz, Abraham—Morris D Katz et al 81.66 8 Sasti, Attillio—People, &c 500.09 8 Schwartz, Abraham—Morris D Katz et al
8 Silver, Samuel-Morris D Ratz et al. 88.76 8 Sasti, Attillio-People, &c
al
8 Steele, Daniel H—Edgar M Arnold 905.67 2 Thompson, Geo H—Gray Lithograph Co
8 Tuttle, Thomas W admr—City of N Y.39.52 8 Troy, Max gdn—N Y City Ry Co.costs, 108.88 8 Tabor, Edward—Bernard Klein34.67 8 Thomas, William—Israel Daushkess235.41 8 Turner, Ernest A—Fraad Contracting Co
4 Vernon, Wm HMacmillan Co 31.91 5 Vischer, Alfred—Abdullah S Daas et al. 95.16 5 Vara, Tommaso—M N Clement 500.00 6 Vogel, Egid—Nathan Baruch 342.71
6 Von Valkenberg, Theresa L—J R Quinn
C Was Dount Was E Decree Ntl Donk of City
4 Wittner, Sigfried—Geo F Moore, Inc 207 69 4 Wells, Harry W—Belden J Rogers et al. 52.72 4 Wessel. Ella—Eiseman & Co 463.30 4 Wolinsky, Abraham—Benjamin Franken- thaler et al
5 Whitehouse, Wm E—Standard Oil Co of N Y 49.80 5 Woodruff, Edw M—N Y University. 190.91 5*Wallach, Morris—Abram Bachrach31.45 5 Walsh, Geo S—Alcolm Co
white, Gustav—Curtis Blaisdell Co
77 Watts, John R—David Baum et al 199.65 7 Weatherhead, Robt H, Jr—Thomas G Gaylord
8 Wiener, Frank exr—City of N Y 205.34 8*Walker, Richard M—Edgar M Arnold 905.67 8 Wolkenberg, Joseph—Aaron Billow 164.15 8 Waters, Bertram H—Frank G McLaughlin 78.72

s,	sing White Lead, Zinc, or other primers. and is impervious to germs of disease.	
	, OR COLORS	
88884456	Wessell, Ella—Eiseman & Co	
8 6 6	Zimmerman Louis-Isaac Schlanger 449.75	
7	Zeller, Nathan—Samuel Diamond et al	
	CORPORATIONS 62.69	
2	German Ins Co of Freeport—Ludwig Bauman & Co	
22222	the same—Frederick Bachner 200.00 the same—Margaret C Tierney. 8,233.45 the same—John E Graham 800.00	
2 2	Buchans Soaps Corp—Sarah Hagerty et al 1,087.50 Buchans Soaps Corp—Gray Lithograph Co	
2	George Levy Building Co—Burton Gleddon.	
2 2	Non Explosive Safety Naphtha Container Co-Willard B Force	
2 2	Gleddon 217.61 N Y City Ry Co—Jacob Sherman 993.94 the same—Anna Cahn 1.149.96	
22222	German Ins Co of Freeport—Ludwig Bauman & Co	
	6 500 00	
2	The Lane Contracting Co—Rudolph Walter	
2	dry Co-Curtis Blaisdell Co173.42 Empire State Engineering Co-Frank L Froment et al	
4	The Mansheld Machine Co—N Y Telephone Co	
444	Coreis Co—MacMillan Co	
4	The Lane Contracting Co—Rudolph Walter New Napkin Towel Supply & Steam Laundry Co—Curtis Blaisdell Co	
4 4 4	N Y City Ry Co—Samuel Lifschitz, Jr 2,000.00 the same—Bernard Finnegan350.00	
4	Wm A Squire & Co-Milton S Sommerich et al	
44		
444	al	
44	possession of property and \$97.98 or 172.98 A B Woodward Co—Jonas G Goldsmith 383.24 Union Ry Co of N Y City—James Richard-	
45	Son	
5	the same	
5555	A B Woodward Co—Jonas G Goldsmith. 383.24 Union Ry Co of N Y City—James Richardson	
9	olas Av R R Co—Susannah P Meade	
5	Alcolm Co	
5	Multiphone Co—E Howard Leggett et al. 271.91	
555	the same—Herman Peters300.00 the same—Thomas P Nestor1,000.00 the same—Repecta Broder 100.00	
5555	the same—Emil Brettheimer100.00 the same—Ann R Diehl1,500.00 Cohn, Baer, Myers & Aronson Co-Realty	
5	Transfer Co et alcosts, 140.89 Ritchings & Soutas Co-Adolph Lehecka et al338.80	
5	Hercules Realty Co—Chas L Adams et al	
56	Benjamin Clerici	
6	Maffia	
6	N Y City Ry Co—James H Rowan750.00 N Y Barber Co—Raymondo Gentile	
6	Empire State Engineering Co—Manning, Maxwell & Moore, Inc. 289.79 Bellows & Myers Co—Wm H Vanderbeck, 118.40	
•		

6 The Atlas Motor Co-Berger Mfg Co. 155.94

ay	9, 1908	RECORD AND GUIDE
6	The Delaware, Lackawanna & Western R R	¹Cahen, Pelagia-W M Corner et al. 1908
0	Co-Ann F Grant	Cullen, Thomas D—Acker, Merrall & Condit.
6	the same—Mortimer J O'Brien100.00 the same—Betty Orlewitz448.00 Automobile Exchange & Storage Co—Louis	190365.
6	Automobile Exchange & Storage Co-Louis	190365. Curtis, Mary O—Oriental Markets. 190829. Cuyler, Tilamon—H Glenny et al. 1907183. Dunkak, Frederick—W C F Winckelman. 1903.
0	G Duguet	Dunkak, Frederick-W C F Winckelman, 1903.
6	Sanitary Utilities Co—Madeline Pierce 1,534.15	⁶ Dillon, Joseph & Mamie—S H Mansfield. 1907
6	N Y City Ry Co-Emma L Van Winkle.750.00	
6	Jungle Theatrical Co-Met Printing Co.203.36 Thomas Matthews Co-Day & Meyer239.82	Einhorn, Samuel—M Cohen et al. 1907106. Everett, Geo W—Richardson & Boynton Co
6	Publishers Fashion Co—Samuel Cupples	1908
6	Publishers Fashion Co—Samuel Cupples Envelope Co	Goodman, Joseph & George Schuppler-M Gold-
6	City of N Y—Frank Glasier50.00	berg. 1908
6	City of N Y—Frank Glasier	1900
6	the same—Samuel Lipschitz, Sr.500.00 the same—Richard Kleinfelder600.00 the same—Sophie Kessler275.00	Same—same 1903 102 Same—same 1905 167
6	Kornbillih Romanelli & Co-Samuel Alex-	Hollander, Adolph—M Wooley. 1908369.
0	ander	Huppert, Isaac, Edward Bernstein, Isaac Roth- feld & Isaac Kleinfeld—S Biehs et al. 1908
		Haire, Robert J, Andrew J Cobe & Annie S
7	Charles E Miller Co—Samuel C Van Dusen et al	Burrows—H Hecht 1908
7	Atlas Suit Case Co-Lena Juskowitz282.41	Hart, Wm W-J Spencer Turner Co. 1908.22. Herbert, Frederick W-E Herbert. 1906.55. Herbert, Frederick W-E Herbert. 1903.59. Jones, Saunders P & Lawrence-J Herrman
7	Turner Construction Co—Dominico Dagostino	Herbert, Frederick W—E Herbert. 190655. Herbert, Frederick W—E Herbert. 190359.
7	N Y City Ry Co-Johanna Hirtenstein	Jones, Saunders P & Lawrence-J Herrman
7	Physicians Tablet Co—Powers Weightman	Jungman, Charles-H Heilberg. 1907. 1,634.
7	Rosengarter Co	Jungman, Charles—J E Brown, 1906128. Same——S Gladstone, 1905870.
	et al	et al. 1908
7	et al	
7	Brooklyn Heights Improvement Co-Doug-	Kaufman, Harry A & Abraham—Central Bu- reau of Engraving. 1907271. Knight, Margaret & William—Evans, Locket
-	las Whisler Buck Co	Knight, Margaret & William-Evans, Locket
1	Anseim Realty Co-Herman H Oppenher- mer	& Co. 1907
7	Rhodes Uniform Co-Abraham Lener. 187.63 N Y City Ry Co-Frederick Fiertner. 250.00	Brooklyn, 1908 1,279.
7	Wolf & Carrillo-Chandler R Clifford et al	Levine, Jacob—L Bornstein. 1907132.
7		Minaldi, John A—J Thedford. 1908. 117. Muller, Geo F—N Y City Milling Co. 1908. 34. Mincher, John F, Emile Cregut & George Ollivier—M Champion. 1908. 274. Moore, John B & John A—Riverside Bank. 1908. 2715.
7	Forty-Second St, Manhattanville & St	Mincher, John F, Emile Cregut & George Ol-
	150.00 N Y City Ry Co—Elsie Rodgers	Moore, John B & John A-Riverside Bank
7	United Superv Co_M N Clement 182132	- 1908
8	the same—Hannah Coughlin	Harris-Gotham Attucks Music Co. 1908
8	Eichhold & Miller Co-City of N Y. 103.36	McKennell, Thomas A—T M Nevins. 1908.480.
		¹ Martazati, Rosenia & Guiseppe Longobardi– People, &c. 1908500.
		Mott, Guy C & Chas W Smith—C Jacobs. 1908
8	Kahn, Feinberg Co—Edwin F Webster	Mandell, Henry-Chas P Goldsmith & Co. 190'
8	N Y City Ry Co-Mary Farrell344.24	³ Mendetz, Philip J—L Stein. 19071,373.
8	Gutmann & Co	Nelson, Peter-Graff Furnace Co. 190866. Newkirk, Chas A-C E Ives. 190886.
8	the same—the same6,034.97	O'Leary, Lawrence A—H M Voris, 190781.
8	Archer & Co—Harry M Grant	Pistone, Frederick—Standard Plumbing Sup ply Co. 1908
8	L B McIver & Co—Eiseman & Co493.30 Union Ry Co of N Y City—Samuel Shiff-	ply Co. 1908
0	man	Pomerantz, Israel & Samuel Tarshes—R Sil
		ver. 1908
8	O'Rourke Engineering Construction Co—N Y Land & Warehouse Co	Richtberg, William—J Carlton. 190825. Rosenthal, Samuel & Abraham Lager—C
8	Fraser Dale Woolen Co-Star Woolen Co.	Cowen. 1908
8	Ribbed Concrete Bldg Co—Trussed Concrete	Ryan Matthew A & Rernard F Colden-Long
8	Steel Co	Iron Works. 1907
8	Koster & Rueppell—Butler Bros 105.68 United Delicatessen Stores Co—Arthur L Manley 93.18	1907 815. Ridgley, Edward—C D Wright. 1907 148.
8	I V Sloan & Co-Fenelon B Brock et al.	Santini, Annuccio—C L Payne et al. 1907.317.
8	N Y City Ry Co—Solomon Kahn	Sussman, David & Samuel Blick—D Greenberg 1908
8	Thompson-Nilsson Co—Augustus A Gordon	1908 442 Stoff, Harry M—L H Sonn et al. 1908 275 Schierenbeck, Fred—H Brener, 1907 587, Smith, G Wayland—P E Bell. 1907 354.
	The City of N Y—Maria Fasano500.00	Smith, G Wayland—P E Bell. 1907354. Samek, Julius—J Hamburger et al. 1908.3,450.
8	Interborough Rapid Transit Co-Leopold	Sulinski, A Bartholoma—Alexander Menezorek
8	Neugass	—F Schmidt. 1902 47. Tillman, Rose—M Farrell. 1907 31. Tierney, John—C H Evans et al. 1898 574.
8	Lynn10,043.21 Union Ry Co of N Y City—Wm H Murray.	Tierney, John—C H Evans et al. 1898574. Tolschinsky, Joseph—L Bennett Sloan & Co
	A H Erickson & Co—Chauncey W Dill. 319.60	1908
0	Cansoveert Bank-Edmund Wright 6 179 12	watsky, Abraham & Ethel—S Polsky. 1908
8	Acme Throwing Co-Frank A Leal129.98 L I R R Co-Michael Pulcino et al105.63 Santo Domingo Gold & Copper Co-Albert M	CORPORATIONS.
8	Santo Domingo Gold & Copper Co—Albert M Faller274.41	American Steel & Wire Co—M M Nicholls 1907
	N Y City Ry Co-Max Lamb3,500.00	
8	Plymonth Realty Co—Plymouth Hotel Co; possession of property and \$5,000.00 or	1907
		Belle Fleur Poultry Farm Co—J A Murray 1907
		Winchell Studio & Chasar Press C W Mil

SATISFIED JUDGMENTS.

May 2, 4, 5, 6, 7, 8.

Bauman, Bertha—A B Fletcher et al. 1908

⁶Dillon, Joseph & Mamie—S H Mansfield. 1907 Mandell, Henry—Chas P Goldsmith & Co. 1907 CORPORATIONS.

CORPORATIONS.

American Steel & Wire Co-M M Nicholls. 1907 1,325.01
Same—same. 1908 114.42
Belle Fleur Poultry Farm Co-J A Murray. 1907 115.02
Belle Fleur Poultry Farm Co & Geo R Bidwell-J A Murray. 1907. 165.57
Winchell, Studio & Chasar Press—G W Millar. 1908 256.98
'N Y City Ry Co-J Q Adams. 1907. 10,381.05
'N Y City Interborough Ry Co-A Clements. 1907 10,125.60
A Anzelewitz & Co-P Neulinger. 1908. 2,023.47
Business Man's Pub Co Ltd—C S Nathan. 1908 27.41
Same—Same. 1907 274.41
Fidelity Development Co-B Goldsmith. 1908.
National Copper Bank—L Purdy et al. 1908.
Standard Life & Accident Ins Co of Detroit, Mich—S Cutterpared. National Copper Bank—L Furuy et al. 156.85

Standard Life & Accident Ins Co of Detroit,
Mich—S Guttfreund. 1908. 100.99

Same—Same. 1907 1,787.67

¹Schenck Chemical Co—N J Packard et al. 1908

1,625.17

Thomas Mathews Co—C A Greene. 1908. 72.41

³Empire State Surety Co—P W Cullinan. 1906.
1,871.07

C E Cruse Lumber Co—C H Kelly. 1907.109.37

Brooklyn Heights R R Co—P Mesina. 1908.
740.70

¹Vacated by order of Court. ²Satisfied on appeal. ³Released. ⁴Reversed. ⁵Satisfied by execution. ⁶Annulled and void.

MECHANICS' LIENS.

May 2.

15—West st. No 400. David Schmuer agt Chas E Horton, Michael J Flynn, Michael Reynolds and John McGerty......35.05

May 4.

17—Washington st, Nos 528 and 530. James
A Stevenson agt Geo W Meyer.....27,524.05
18—32d st, Nos 340 and 342 East. Joseph P
Zurla agt Harry S Leavitt...........100.00
19—98th st, Nos 14 to 34 West. Gedle Eckstein agt R Ladowsky and Sam Sonenblick.

May 5.

May 6.

May 7.

BUILDING LOAN CONTRACTS.

May 4.

May 5.



LUXFER makes it unnecessary to have a dark store, office or basement in your entire building. It saves money at the start and keeps on saving it. 507-509 West Broadway, New York AMERICAN LUXFER PRISM CO., Telephone 8257, 8258 Spring

May 8.

SATISFIED MECHANICS' LIENS.

May 2.

May 5.

May 8.

¹Discharged by deposit. ²Discharged by bond, ³Discharged by order of Court.

ORDERS.

Henry st, No 95. Paul Grillo on Charles Brenneman to pay Gabriel Rosenberg......375.00

ATTACHMENTS.

April 30.

Morrow, George; George F Lowe; \$7,936.13; F M Harris.
Fuel Economy Co; Wm W Francis; \$1,800; Cantwell & Brown.

May 2.

May 2.

Pooley Furniture Co; Orinoko Mills; \$700; Bigham & Wagner.

Francioni, Francisco & Co; L N Dantzler Lumber Co; \$8,655.82; B F Jones.

Nicholls Tubing Co; George E Pierson; \$3,480; Huntington, Rhinelander & Seymour.

McRae & Roberts Co; Benjamin Lowenstein; \$6,400; M S & I S Isaacs.

Atlas Engine Works; Frank D Pavey; \$10,-300.75; T W Harper, Jr.

300.75; T W Harper, Jr.

May 4.

J J Spivey & Co; Armstrong, Cator & Co; \$505.24; C L Greenhall.

Household Furnishing Co; New York Leasing Co; \$2,839; Hoadley, Lauterbach & Johnson.

Thomas Mathews Co; London Realty Co; \$2,200; Morrison & Schiff.

United States Exploration Co; Henry W Martin; \$905.80; D W Armstrong.

May 5.

State Bank & Trust Co, a Nevada corporation; Emmett F Scith; \$9,701.47; L F Doyle. New Jersey-West Virginia Bridge Co;Gervase Green; \$15,000; White & Case.

CHATTEL MORTGAGES.

AFFECTING REAL ESTATE.

May 1, 2, 4, 5, 6 and 7, 1908.

Berliner & Greenberg. 405 to 417 E 100th. I A
Sheppard & Co. Ranges.
Danzelli, L. 404 E 11th. Eager Electric Co.
Electric Fixtures.
Hertz & Martocci. 39 3d av. Consolidated C
Co. Gas Fixtures.
160
McClatchey, T. 20th st and 7th av. Roesser
& Sommer Co. Gas Fixtures.
410
St Marks Construction Co. E s of College av
bet 165th and 166th st. New England M &
T Co. Mantels.
225
Wolkenberg, J. 96 Av C. 646-8 E 13th. I A
Sheppard & Co. Ranges.
Same. 302-4 E 2d... Same. Same.
475

BUILDING OPERATIONS.

(Continued from page 870.)

MANHATTAN.—On Thursday recommendations were made by Fire Commissioner Hayes that thirteen public school buildings in Manhattan, Brooklyn, Richmond, Queens and the Bronx be rebuilt and many others repaired at once. C. B. J. Snyder, 500 Park av, is architect for the Board of Education.

SUMMIT, N. J.-Contract for the construction of a \$40,000 school building for St. Theresa's parish has been awarded to E. M. Waldron & Co., of Newark. Brick, 176x112 ft. The work of removing the present frame school building has begun, and the new structure will be started at once. Red brick, terra cotta trimmings.

UTICA, N. Y .- The stockholders of the Utica Female Academy have secured an option on the Palmer House on Cornelia st, near Genesee, for a select school to take the place of the Balliol School property, which has been sold to the Y. M. C. A. for \$40,000, possession to be taken July The trustees of the Utica Female Academy intend to establish a school for young people.

TRENTON, N. J.—The taxpayers of Broad Street Park decided by a vote to tear down the present 4-room school house and erect a modern 8-room building on the same site, to which will be added nine lots directly in the rear of the school. William A. Magowan presided at the meeting and Timothy Scobey was secretary. A meeting of the school board will soon be held and plans for the new building will be considered. As soon as the

bonds are subscribed ground will be bro-

Stables and Garage Buildings.

ELMIRA, N. Y .- Plans have been made for the erection of a commodious new garage, to be built by Mrs. John A. Reynolds. Bids are to be asked for and work

will be commenced as soon as possible.

MERIDEN, CONN.—George Williams
has purchased a lot on Morgan st, on which he will build a combined barn and garage. The lot is 140 ft. on Morgan st and 56 ft. deep, and adjoins the property of Ostrander & Vandenburg. Mr. liams intends to erect a building, equipped both for automobiles and horses.

BRIDGEPORT, CONN.-From plans of Architect C. T. Beardsley, Jr., Vanstone & Vanstone will build a new garage for J. B. Cornwall on Clinton av, in connection with the new residence now under con-struction. It will be a frame building with stuccoed exterior. The Dowling & Bottomley Co. will do the mason work, J. Reilly, Jr., the plumbing and Neil M. Muirhead the painting.

Government Works.

Office Constructing Q. M., Fort Slocum, N. Y .- Sealed proposals will be received until 10 a. m., June 1, for construction of sea wall here. Address Constructing Q.

U. S. Engineer Office, New London, Conn.—Sealed proposals for dredging in Bridgeport Harbor, Connecticut, will be received May 13. Harry Taylor, Maj.

Office Constructing Q. M., Fort Slocum,

N. Y.—Sealed proposals will be received until 11 a. m., June 1, for construction of roads, sidewalks, gutters, drains, etc., Address Constructing Q. M.

Picatinny Arsenal, Dover, N. J.—Sealed proposals, upon blanks furnished by this office only, will be received Monday, May 25, for furnishing during the fiscal year ending June 30, 1909, rope, steel, iron, hardware, lumber, paints, oils, chemicals, etc. For information apply to the Commanding Officer.

Springfield Armory, Springfield, Mass .-Sealed proposals, upon blank forms furnished by this office only, will be received by the undersigned until 2 p. m., May 22, for furnishing steel, iron castings, coal, lumber, hardware supplies, paints, oils, chemicals, etc., during the fiscal year ending June 30, 1909. Col. S. E. Blunt, commanding.

Office Constructing Q. M., U. S. Army, 263 Summer St., Boston, Mass.—Sealed proposals will be received June 1 for the construction of a wharf at Fort Standish, Lovell's Island, Boston Harbor, Mass. Plans can be seen, and specifications, blank forms and all information obtained at this office. Address Capt. Ira L. Fredendall, Constructing Q. M.

New York Arsenal, Governor's Island, N. Y. H.—Sealed proposals, upon the blank forms furnished by this office only, will be received May 27, for furnishing during the fiscal year ending June 30, 1909, burlap, cotton cloth, cotton waste, hardware, lumber, paints, oils, coal, cleaning material, re-tiring wheels and casters of ammunition trucks, etc. Lieut. Col. O. B. Mitcham, commanding.