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AN eminent French architect, M. Augustin-Adolphe Rey, has recently made a tour of Manhattan with a representative of the New York Times for the purpose of appraising the architectural value of some of the more prominent buildings. Some of these appraisals are worth consideration as the product of a highly trained architectural vision. In the financial district, for instance, he described the plain brick facade of No. 1 Wall street as the "worst thing in New York," which in our opinion is an unfair discrimination against many other Manhattan structures. The Custom House he liked, but thought that the roof should be higher—which is assuredly a just criticism. The building of the Knickerbocker Trust Company he also approved, as well as the new Morgan Art Museum in East Thirty-sixth street. The new Public Library he described as good, but considered the attic story as proportionately very much too high for the rest of the facade. The Vanderbilt houses appealed to his idea of propriety in urban architecture, and as to the Plaza Hotel, he considered it acceptable in design, but ghastly in color. The house of ex-Senator Clark he described as heavy and overloaded with ornament—which sounds like a very mild expression of disapproval. The Metropolitan Museum he emphatically condemned, while the Schwab house on Riverside Drive he considered wholly inappropriate for an urban residence. The two buildings which he most admired in New York were an apartment house at No. 4 East Sixtieth street, and the Gorham Building on Fifth avenue. His comment on the second of these edifices is worth quoting in detail: "That is the most beautiful business building in the world!" he exclaimed again and again. "See, it has only three horizontal lines—distinct, strong ones above and below, and one short one made by that little balcony. There is no line more effective in architecture than such a short one if used exactly right." It is comforting to think that New York, with all its architectural defects, possesses none the less the "most beautiful business building in the world," and it may not be irrelevant to recall that this building is described by those who know as the personal work of the late Stanford White.

ON TWO SUBJECTS of great local architectural importance M. Rey became discursive; and these two matters are worth more detailed attention. In his comments of the skyscrapers of New York, M Rey by no means assumed the attitude of unqualified condemnation which appeals to so many foreign architects. He recognized the desirability of limiting their number because of the inevitability of subsequent congestion in the streets, and he profoundly objected, of course, to the architectural juxtaposition of two towers—such as those of the Singer and City Investing buildings—one of which kills the other. But he foresaw and approved of the architectural possibilities of this class of building. "New York of the future," he declared, "should be a city of white towers. There should be a law limiting the height of buildings, but allowing the construction of a limited number of towers on each block." There can be no doubt that in case the height of buildings is restricted in the manner suggested, New York will become in the course of time one of the most picturesque, impressive and individual architectural creations in the world. The insular situation of Manhattan and the enormous population which will use the lower part of Manhattan Island as the place in which to transact business and enjoy amusements, will bring about

an enormously high level of real estate values throughout the whole district south of Fifty-ninth street. It is entirely possible that during the next fifty years real estate will become valuable enough all over this district to justify the erection of skyscrapers in almost any part of it. One has only to remember that the skyscraper is only about twenty years old and how numerous are the buildings over ten stories high erected during that period to realize what the result will be of the action of similar forces over a period of fifty years. Even allowing for the fact that population and business will not increase as rapidly in the future as they have in the past, New York will be likely at the end of that time to possess somewhere between 12,000,000 and 15,000,000 inhabitants, and to need accommodations in Manhattan for the transaction of five or six times as much business as that which now takes place. The pressure on available space will be so tremendous that skyscrapers will become commercially profitable throughout all the business districts, and Manhattan will, as M. Rey declares, become literally a City of Huge Towers—similar to a mediaeval city in general contour, but immensely more impressive because of the scale of its architectural mass and projections. In this matter also, the demands of safety and of health coincide with those of business and of architectural effect. A City of Towers would combine the greatest aesthetic advantages with the most economical use of space, while at the same time, if the towers were erected under proper restrictions, nobody's health or safety would suffer because of their erection.

ONE MORE illustration of M. Rey's architectural judgment is worth notice. He was vehement in his denunciation of the propriety of the architectural design of the new Pennsylvania station. "What—a railroad station!" he exclaimed as the automobile showed up in front of the great white colonnade. "Why, then, is it built like a Roman temple and what is the use of all those columns on a railroad station! If there is one thing to which the newest ideas in architecture should be applied, it is a great railroad station. The railroad belongs essentially to modern times, and yet you apply to your greatest railroad terminal bric-a-brac borrowed from bad ancient architecture. The Pennsylvania station is a great mistake—a splendid white stupidity! As a library it would be good. For its real purpose it is a colossal mistake." Undoubtedly there is a great deal to be said in condemnation of converting a modern railroad station into a huge pseudo-classic temple. The progress of architectural design does not lie in that direction. But in one respect M. Rey does the architects of the station a palpable injustice. Admitting the lack of architectural realism in the design, it remains none the less true that the actual design is of a very unusual merit. It is, of course, too early to judge just what the ultimate effect will be, but it begins to look as if McKim, Mead & White had designed one of the most sober and dignified pieces of pseudo-classic architecture in this country. Much as one may object to this sort of thing, it almost justifies itself when it is so very well done. The firm certainly possessed among modern American architects a unique gift for the design of huge colonnaded structures, and while we may wish they will not have any successors, that is partly because they are not likely to have any equals.

IN the last issue of the Record and Guide, a "Subscriber" objected to a real estate note published the week before which had predicted the probability of some liquidation in the Pennsylvania district and a consequent decline of prices. Our correspondent states that he is thoroughly familiar with local conditions and that there is no danger of any liquidation sufficient in amount to cause a decline in prices. Speculators who have bought thereabouts have done so with the expectation of being obliged to hold the property until after the station is opened. Many of them are, doubtless, not getting enough income out of their properties to pay carrying expenses, but in that case they fully counted upon such a preliminary loss and would hardly have made themselves liable thereto, unless they could hold on until the time of probable reimbursement arrived. When the station is opened the demand for property in the vicinity of the station for imperative business purposes will be such as to justify prices higher than those which now prevail. It remains to be seen whether the foregoing interpretation of the speculative condition and prospects of this section will prove to be correct; but in the meantime a very remarkable state of

things assuredly prevails throughout the district in question. The level of values is extremely uncertain and fluctuating. The owner of one lot will perhaps be asking a price but little above the average of recent sales in that vicinity. The owner of the abutting parcel may be asking one-third or one-half more than his neighbor, and the proprietor of the next lot may well declare that his parcel is not for sale at any price. The truth is, of course, that the future business development of this section offers many extraordinary possibilities, and justifies many varying judgments as to the future value of property. The immediate vicinity of a large railroad station—one which will deposit and collect several hundred thousand people a day—would seem to be a desirable neighborhood for retail shops and places of amusement; and unquestionably much business of this kind will find accommodations within a few blocks of the terminal. On the other hand, property in the same section, but more remote from the Terminal itself, is often being bought for improvement with loft buildings. Which of these tendencies will prevail on Seventh avenue itself? If that avenue is improved with loft-buildings, property thereon will be less valuable than if it were to be improved with retail stores and the like. In this matter, every man must make his own guess; and the man who guesses right will be able to make a good deal of money.

NOW that the campaign is over business men will heave a sigh of relief. As a matter of fact the canvass has had a smaller effect upon business than the great majority of observers expected; but it has had some effect. As long as it continued an element of uncertainty existed, with which it was hard to reckon and which affected different people in a different manner. The removal of this element of uncertainty will enable business the better to judge precisely where it stands. In all probability, however, the election itself will also have less effect than is now anticipated. It will probably hasten the process of business recovery, but not to any considerable extent. That process has depended upon more fundamental conditions than the election, and it will continue to depend upon equally fundamental conditions. The one branch of industry which will probably be decidedly stimulated during the next few months will be the iron and steel trades, for the railroads apparently cannot keep out of the market much longer. But in other respects no sudden changes are likely to take place; and if they do take place their effect will not be wholesome. American business can get along for some time without any "boom;" and American business will be likely to make more money from a fair volume of trade than it would from the cost of "prosperity" that results in an indiscriminate rise in prices.

—You know there are great opportunities to-day in real estate and building for the investing public. If you know and the public does not know, knowledge is ineffective. Publicity of some sort is necessary. The big "Opportunity Number" of the Record and Guide will be issued December 19. Cannot you avail yourself of this opportunity and do something for yourself and the commodity you trade in?

WHY NOT PUBLICITY IN OPERATING COSTS?

To the Editor of the Record and Guide:

Dear Sir: It is a curious fact that affairs pertaining to the operation of buildings claim but a small percentage of the current literature. Why this should be so, the writer does not attempt to explain, although he stands ready to attempt a remedy. But the fact remains that this discrimination in favor of other real-estate matters, fire protection and insurance, monopolize a great majority of the space, with the result that subjects pertaining to operation are neglected in comparison.

One of the greatest benefits to manufacturers is publicity in costs. It is by publicity that a manufacturer in Detroit learns of a method originated by a man in Galveston by which a certain process in the shop is shortened and a saving of one cent is effected for each piece turned out. The open mind of the Detroit manufacturer leads him to adopt the suggestion, with the result that he saves money—thanks to publicity. Following this idea further, we can see one reason for the remarkably cumulative benefits which have been available to the American manufacturer in the past score of years; because the Chicago machinist adopts the idea of the New England thinker, the Colorado manufacturer contributes his experience and it in turn (through publicity) effects economies in Alabama. The ultimate result is that each man can adopt the most efficient methods of each and all of the others, with the net result that through this great clearing house of information and suggestion, we can manufacture better and cheaper than the average

foreign country, often without allowing for the increased cost of labor.

Surely, the lack of definite, complete and useful information in regard to the economical operation of building power plants is not due to a legitimate cause, nor is it destined to be permanent. Operating costs are far too important a matter, too vital, to remain neglected much longer, and this is a plea for more attention to this subject.

Executives, managers, owners and builders of office buildings, hotels, apartment houses, factories or other structures contained in or owned by this municipality, should realize that hidden beneath the expenses of operation are steady leaks of money which go on day after day, year in and year out.

The same man who prides himself on his shrewd business sense and conservative methods of investing a thousand dollars, will, through inertia, indifference (or is it sheer ignorance?) permit steady losses in operation which frequently amount to 50% and more in excess of the proper regular and necessary expenses of his building. Do these losses occur in labor you ask me? Or, is it cost of fuel which keeps up operating expenses? These are questions which, like many others, are for the consulting mechanical and electrical engineer to answer. After he has a thorough understanding of the service required, and makes a minute inspection of the plant installed and of the methods adopted in keeping the plant up to its original efficiency, then the executive can ask him these questions and get both a definite answer and, in nine cases out of ten, a simple and effective remedy.

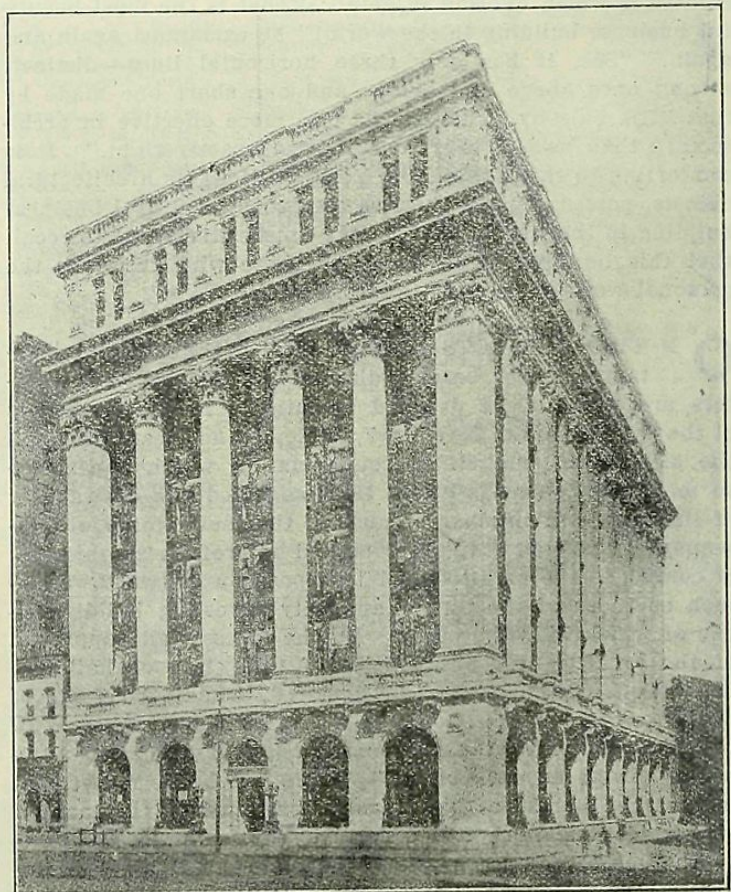
I should like you to give this letter publicity, and if a willingness is expressed by any of your readers, I stand prepared to tell how others are getting every possible penny out of each dollar spent in the engine room; how they are doing in operation what all strive to accomplish in investments—obtain the maximum return from the money invested. This mass of data, definite and to the point, is a matter of record in my office, and should be of immense value. Very truly yours,

C. M. RIPLEY,

Engineering Supervision Company, 43-45 W. 34th St.,

[An interchange of experience and knowledge in regard to the cost of operating plants in buildings, and of buildings as a whole, ought to be of high value and interest, and we, therefore, welcome contributions on the subject. The principles which some of our readers may have evolved from experience, the economies which they have been able to effect without the sacrifice of efficiency or the imposition of hardships, the leaks they have stopped, the more perfect system they may have hit upon, all these would doubtless be interesting subjects for further inquiry and profitable suggestion.—Editor.]

—Railroads have made fortunes. Real estate has made fortunes. These have been the two great fortune makers. There is a greater opportunity for fortune to-day in real estate than in anything else. The "Opportunity Number" of the Record and Guide, will be issued December 19.



(From the Architect and Builders' Magazine.)
MUTUAL BENEFIT LIFE BUILDING AT NEWARK.
Geo. B. Post & Sons, Architects.



CONSTRUCTION



OBSTACLES MET IN YONKERS CITY HALL.

Construction of Roof Called for Ingenuity in Execution of Detail of Design.

CIRCUMSTANCES attending the designing and erection of the attractive new city hall at Yonkers have called for a rare display of ingenuity in the execution of some of the details, notably in the construction of the roof. The architect seldom finds a leading problem in the covering of a structure, but the difficulties to be met in planning this municipal home combined to put both designer and contractor to the test. The two principal ones involved were the elevated site and the provision to be made for high-hung ceilings in the council chambers without continuing the walls beyond the necessary height. The result is that the roof is so made up of valleys, ridges, hips, planes, slants and slopes that a description of it would make one think more of the surrounding hills than of the single slab which has been bound together in such a seeming unnatural and improbable manner.

When the architects, Edwin A. Quick & Son, completed the general scheme to be followed out, the engineers of the General Fireproofing Co. were called on to design details of reinforced concrete construction for floors, stairs and roof that would fit in with the plan which they received. How construct a single slab for this regular irregular covering? The pitch of about 17° was uniform. By using valley, hip and ridge girders the work was accomplished. All beams and girders were reinforced with pin-connected girder frames, and the slabs combining to make up the unit into which they are now bound together were reinforced with cold twisted lug bars. The construction was done by the Amsterdam Bldg. Co. and called for both skill and ingenuity. The concrete, made with Vulcanite cement, was laid 3½ inches thick, with beveled strips embedded for securing the slate. The concrete finish and strips are illustrated in Fig. 2, where the slant with a skylight is reproduced. The trusses over each wing are illustrated in Fig. 1. The intricate shoring required in the construction of the roof and the forms are illustrated in Fig. 3. A tower to surmount the central part of the front of the structure is not shown in the illustration below, a photograph of the completed exterior of the walls, as it had not been started at the time. Two 35-ft. valley girders and four hip girders of like length were used on each wing. The ridge girders extending across the centre of each wing are in three sections and are supported on the trusses, which are indicated in Fig. 1. In the floors a slab of 4½ inches was used

in the halls and one of 3½ inches elsewhere. All floors and stairs were reinforced with cold-twisted lug bars.

A description of the new city hall states in part:

The plans of the city hall show a very imposing building in the French Renaissance style. The basement story and main entrances will be constructed of Concord, N. H., granite and from there to top, with face brick and terra-cotta.

The design shows a building of massive proportions with large window treatment, giving ample light to the interior of the building. In the center of the west front there will be a tower twenty-six feet square, having an outlook story at the top, terminating with a dome,

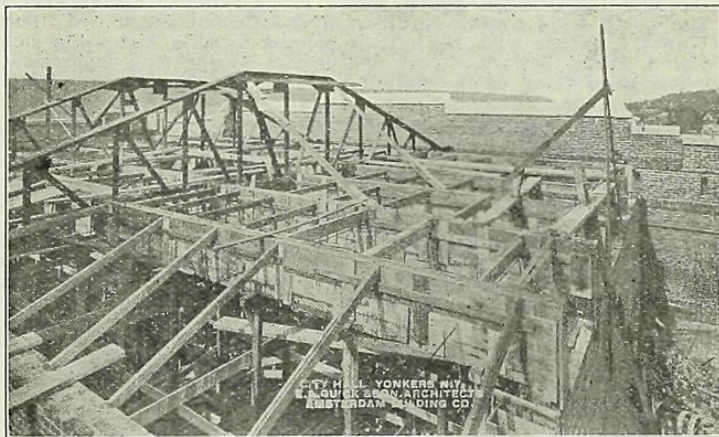
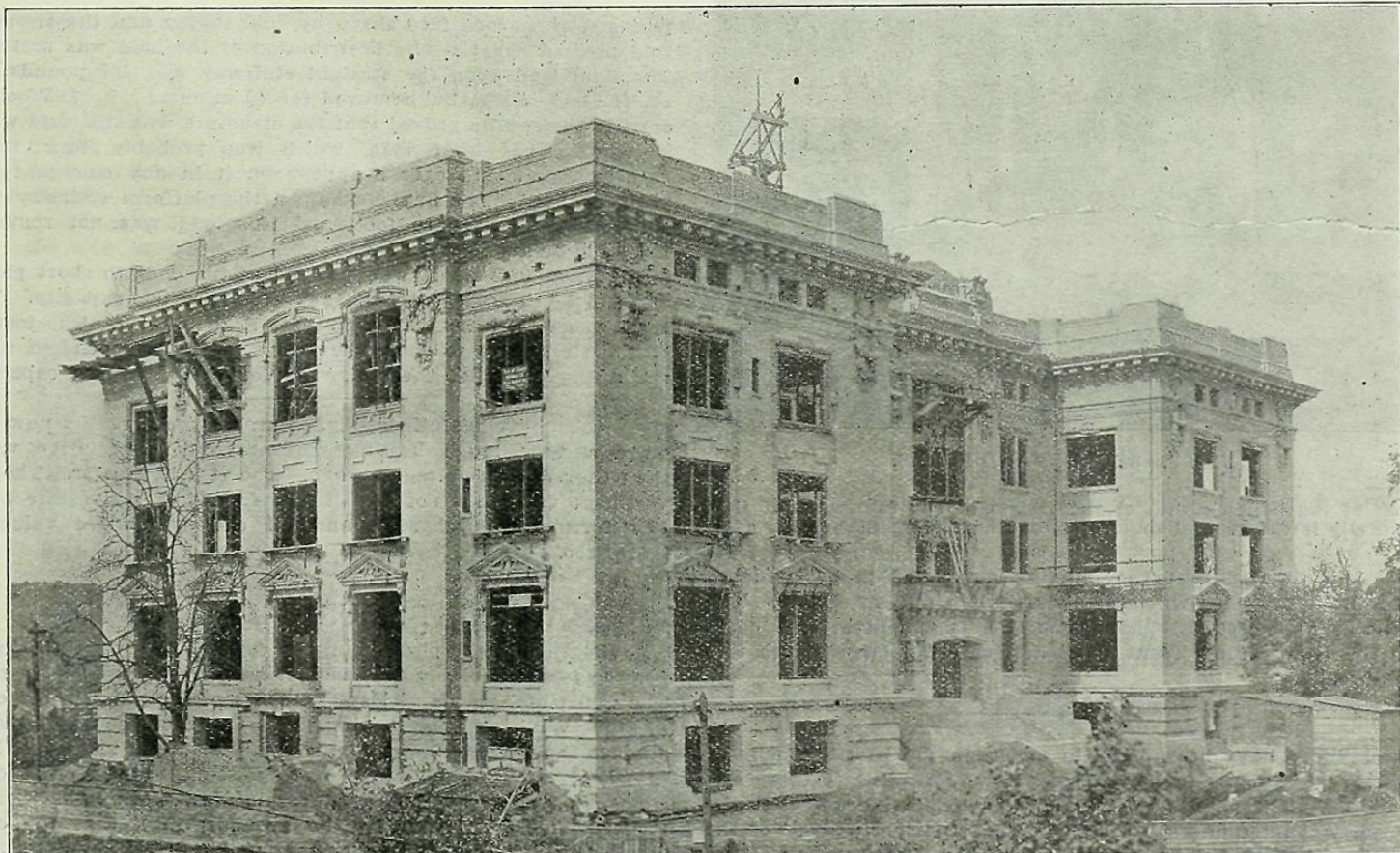


FIG. 1. TRUSSES OF ROOF OF ONE WING.

the top of which is 160 feet above the ground. In the shaft of the tower on each side will be a clock face, ten feet in diameter and 106 feet above ground.

The ground plan is in the shape of an H, with a frontage of 174 feet and 102 feet deep. The two principal entrances to the first floor of the building are on the west and east fronts, these enter the centre rotunda and main staircase with corridors opening from each side. This hall is entirely lined with marble, with marble stairs leading to the floor above and ornamental plaster ceiling. The south wing on the first floor contains the offices of the Mayor, City Attorney and City Clerk. The north wing on this floor contains the offices of the Receiver of Taxes and Comptroller. The south wing of the second floor contains the offices of the Commissioner of Public Safety, together with the offices of the Fire, Police, Health and



EXTERIOR WALLS (WITHOUT TOWER).

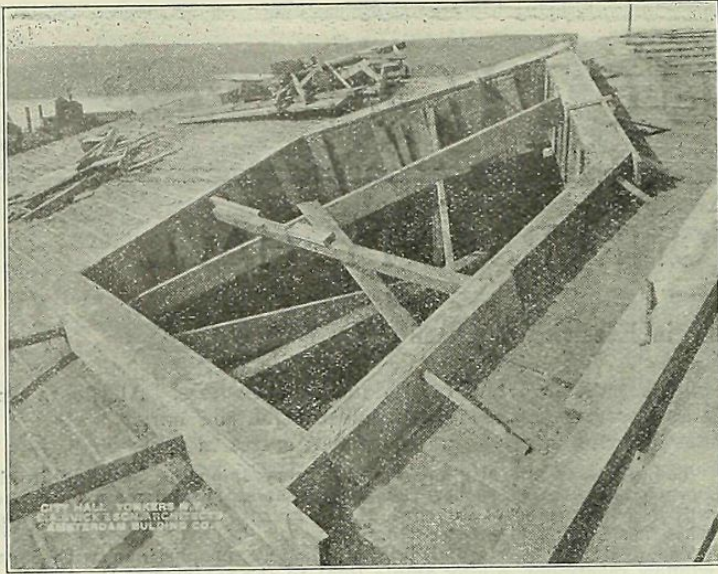


FIG. 2. CONCRETE FINISH WITH STRIPS EMBEDDED.

Building Department, which comes directly under his supervision. The north wing contains offices of the Commissioner of Public Works, together with the offices coming directly under his supervision, Parks, Sewers, Street, Water and Engineering department.

The third floor of the building contains in the south wing, the Common Council Chamber, a room 44x52 feet with a 26-foot ceiling, together with the committee rooms, offices of the clerk and president of the Common Council, with generous lobbies to accommodate the public attending the meetings of the Common Council. The north wing contains the court room with judge's and jury rooms, lawyers' library and lounging room, with ample corridors for the public. This floor also contains the offices and laboratory of the city chemist.

All of the corridors throughout the building will have tile and marble floors with marble wainscoting and ornamental plaster panel ceilings. The rooms will be finished in a very plain, simple manner with the exception of the Mayor's reception room and private offices. These rooms will be wainscoted with mahogany and finished with ornamental ceilings. The Common Council Chamber and Court are to be also wainscoted with mahogany and the walls and ceilings treated with ornamental plaster. These two rooms are to have in their ceilings ornamental glass domes.

The toilet rooms will be equipped with the most modern appliances. The building will be heated with direct steam radiation with the exception of the Mayor's reception room, Common Council chamber and court, where an indirect forced ventilating system will be provided. To the right of the main stairway on each floor is the elevator, which will be electric with automatic gates and all modern appliances. The elevator will run to the attic story of the building, and the outlook story of the tower will be reached from there by an iron staircase. The floor of the outlook is 120½ feet above ground and will have a commanding view over the entire city.

The building will be completely equipped with electric light and telephone system of the most up to date type and separate circuits are carried to the distribution box in the tower for exterior decora-

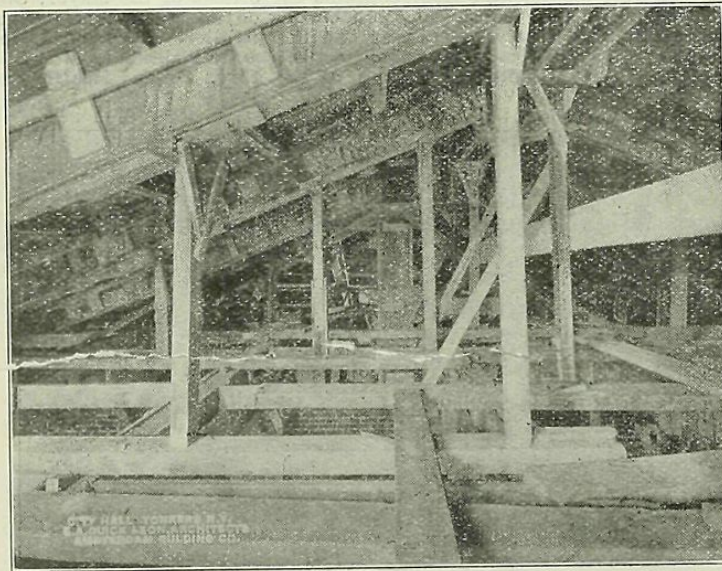


FIG. 3. SHORING AND FORMS.

tion of the building with electric lights at any future time. Geo. T. Kelly is the general contractor, and Samuel L. Cooper the engineer.

It is estimated that the building completed in every detail and the approaches will cost about half a million dollars. The exterior is exceedingly handsome, the ornamental terra cotta of the New Jersey Terra Cotta Co. entering largely into this feature.

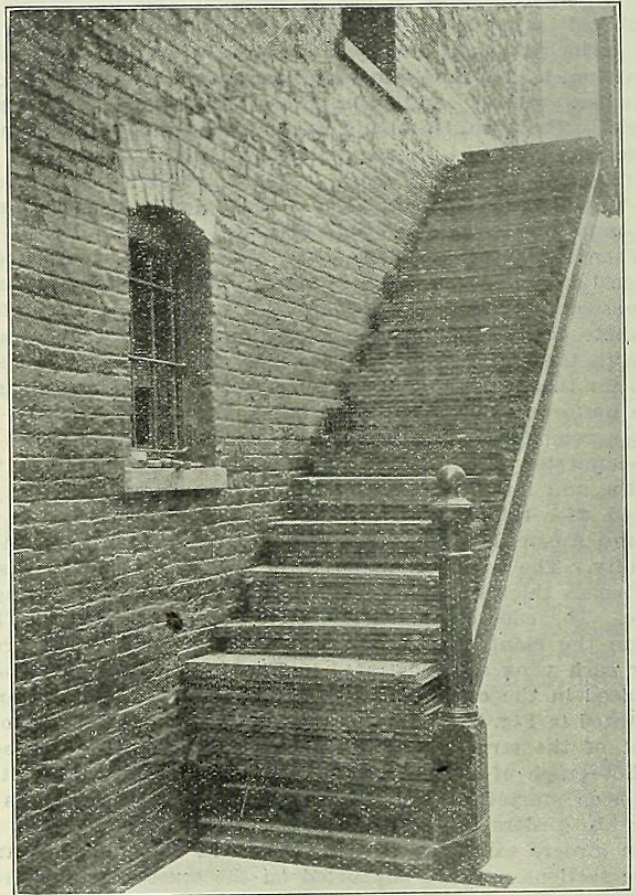
—Millions have been made in stocks in the past six months. There are millions to be made in New York real estate and building. The chance of a generation exists. Read what the bargain counter offers you. The "Opportunity Number" of the Record and Guide, the leading real estate and building paper, will be issued December 19. There is a legitimate fortune in it.

FIRST PRACTICAL LOAD TEST OF STEEL STAIRWAY.

Ira H. Woolson, E. M., adjunct professor of civil engineering at Columbia University, in his report of a load test on two types of sheet-steel stairways built by Grossman Bros. & Rosenbaum, Willow av. and 133d st, makes the following comment:

"I have been unable to find any record of practical tests of this character upon stairways and these results should, therefore, be of special interest and value to architects and building engineers."

Prof. Woolson's knowledge about practical tests in construction work is second to none, and his report is of unusual interest in respect to this one which he conducted. There were three load tests in all, one upon a straight sheet-steel stairway, one upon a four-post double platform sheet-steel stairway, and one upon two individual risers similar to those used in the stairways. The straight stairway is shown in the accompanying illustration. The treads were not used. The string



STAIRWAY WITH LOAD OF SHEET-STEEL BUNDLES.

pieces were formed into shape by cold rolling and the risers of cold pressed sheet-steel. Distribution of the load was uniform. The final load upon the straight stairway was 467 pounds per sq. ft., and it was not removed for 45 minutes. Prof. Woolson stated "the results proved that the structure was still safe while sustaining that large load, which was probably four times greater than could ever be put upon it in any emergency of ordinary use." The final load upon the platform stairway was 400 lbs. to the square foot, and this load was not removed until the following morning.

The individual risers were riveted at the ends to short pieces of steel I-beams tested for transverse carrying capacity. The span was 4 ft. 9 ins. clear, and the load uniform. The testing of the risers was to show that they were not dependent upon the string pieces of the stairways for their carrying capacity.

—Stocks have had their day. Purchasers of stocks now acquire a very much heavier percentage of speculative value than they did a few months ago. The risk is greater. The investment value has not been squeezed out of real estate by a few fortunate purchasers, and all the speculative value is there, too.

AN EIGHT-HOUR CASE DECIDED.

A violation of the eight-hour law for public works is a justification for withholding payment for such work from contractors. The Court of Appeals of New York State so decides in the case of the Williams Engineering and Contracting Co. brought against the Comptroller, Hon. Herman A. Metz, to compel him to pay two instalments aggregating about \$14,000 on a contract for the completion of sewers in New York. The Comptroller refused payment on the grounds, first, that the contractor had violated the labor law, in that it employed its men more than eight hours a day, and, second, that it did not pay the prevailing rate of wages.

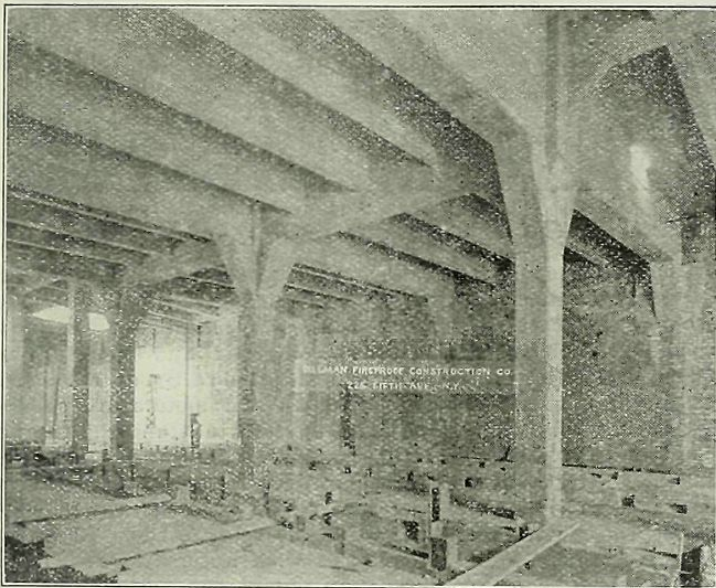
RECENT ACHIEVEMENTS OF THE BUILDER.

A COMPLEX PROBLEM IN REINFORCED CONCRETE.

IN the rebuilding of the car barns, recently destroyed by fire, at 7th av and 147th st, the architects and engineers of the New York City Railroad Co. were confronted with an exceedingly complex problem. Parts of the old structures were absolutely destroyed, other parts partially so, while some sections were almost entirely unharmed. This condition necessitated a system of construction adaptable to the needs of a new building, as well as adaptable to an alteration where new materials were to be combined with the old. This construction must also be fireproof, in fact, as well as in name, and have the strength to carry tons of steel rails, together with the vibrating loads of moving rolling stock and still be so compact as to keep within the story limits of the old buildings. As the only available

The pit sides are formed of concrete, which encases a latticed girder. These pit sides carry the track rails. The concrete slabs at the bottom of the pits, while only five and one-half inches thick, are of sufficient strength to carry loads of at least five tons on jacks which are about one foot square at base.

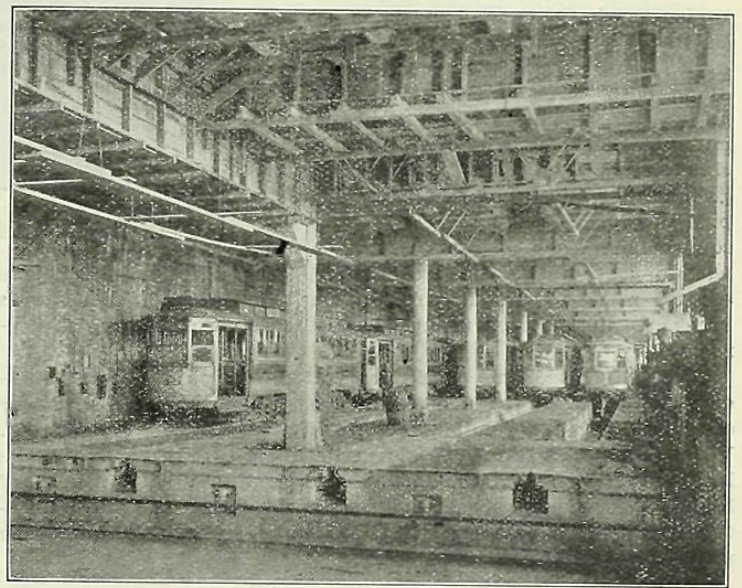
The centering for this construction was exceedingly difficult, as all the work had to be done without interfering with the traffic of cars in the floor below. This was accomplished by the use of various kinds of irons and wire hangers. The roof columns, ranging from 18 to 22 feet in height, were of monolithic concrete construction and were spaced about 27 feet from centre to centre. The roof over the transfer pit is carried by reinforced concrete girders 55 feet long. The tank house is of



HEAVY CONCRETE CONSTRUCTION SUPPORTING TANK HOUSE.

place for the storage and repairing of the cars was in the street, the system decided upon must be one which would be erected in the shortest possible period of time.

How these difficulties were overcome is aptly demonstrated by the Dillman Fireproof Construction Co. in the barns covering the square block bounded by Lenox and Seventh avs, and 146th and 147th sts, which are now nearing completion. This building is 650 by 200 feet over all, and is one of the best specimens of reinforced-concrete construction in the United States. At these barns a combination of structural steel protected with concrete fireproofing and monolithic reinforced concrete construction was used. The columns, girders and beams carrying the new second floor were of steel fireproofed with stone concrete. The same material reinforced with expanded metal and bars was used to form the floor and pit-bottom construction.



CONCRETE CONSTRUCTION OF CAR PITS.

especially heavy type of construction, as shown in the accompanying illustrations. The concrete girders and beams were reinforced with pin connected frames and the roof slab reinforced with lug bars.

The general contract for this building was awarded to John T. Brady & Co., who placed the concrete construction in the hands of the Dillman Construction Co. for installation. The Dillman Co. is also installing the concrete work in the car barns in course of erection at 99th st and Lexington av.

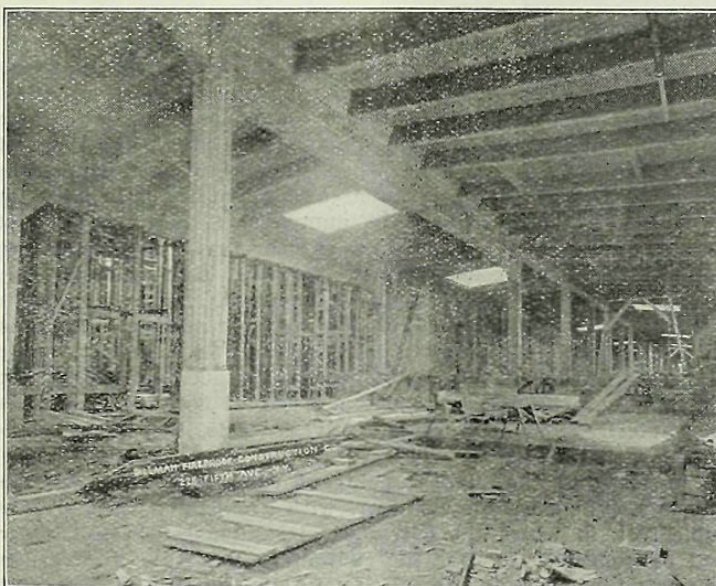
CAREER OF A. A. RAYMOND.

Alfred Augustus Raymond, inventor of the Raymond concrete pile, and vice-president of the Raymond Concrete Pile Company, who recently died at Regina, Canada, was born at Lockport, N. Y., on December 17, 1848. His early years were spent in the South and West, during part of which period he acted as U. S. Marshal for Dakota Territory. In 1888 he moved to Omaha, where he engaged in the bridge building and contracting business with his brother, Edmond W.

The experience he gained in this connection with wood piles convinced him that this type of piling would eventually become obsolete on account of its not being in conformity with the progress made in other lines of construction. A clever mechanic and of an inventive turn of mind, he turned his attention to the development of a permanent substitute for the perishable wood pile. The result was the invention in 1898 of the concrete pile bearing his name.

In order to introduce his invention Mr. Raymond moved to Chicago in 1900. He soon succeeded in gaining the attention of architects and engineers, and by means of successful demonstrations, convinced them of the advantages of his system of piling. The first actual work was performed in June, 1901, and justified all of the claims made for the pile by its inventor. Since that time it has made rapid headway and is now a recognized and standard type of foundation.

Mr. Raymond was recently called to Canada to assist in the construction of a difficult piece of foundation work at Winnipeg, and to supervise a large contract at Regina. He died while at the latter place.



CONCRETE CONSTRUCTION OF COLUMNS AND GIRDERS SUPPORTING ROOF.

NEW YORK CITY'S HIGH-PRESSURE PUMPING STATION.

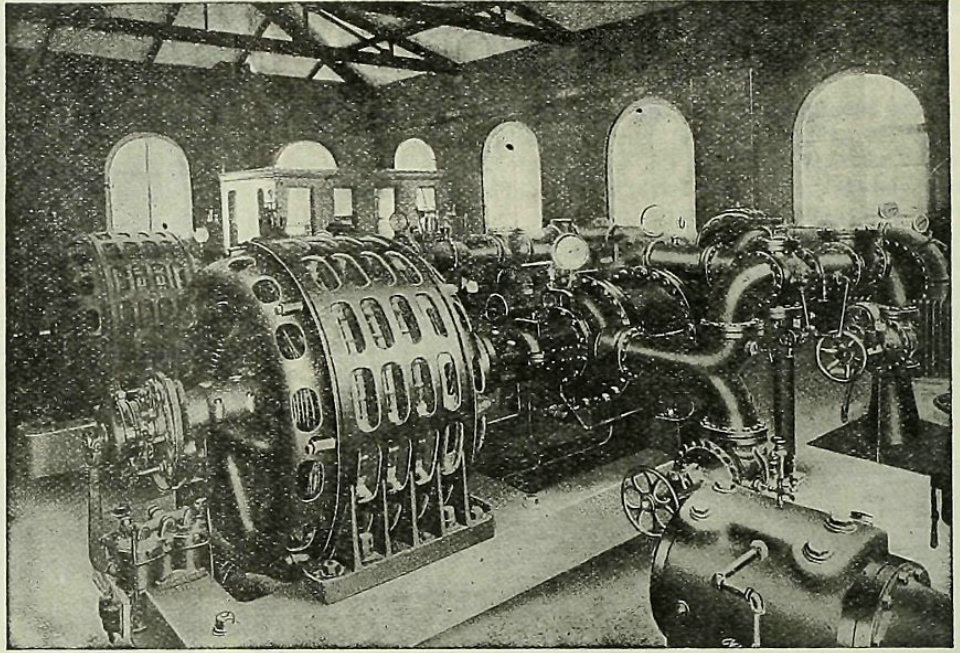
IN the preceding issue of this paper there appeared some remarks on the new water service for fire protection purposes by Commissioner O'Brien, with some notice of the successful test of the distributing system. Since then we have secured illustrations of the pumping stations and an authoritative description of their equipment, for which acknowledgments are made to the Edison Company's publication, the Edison Monthly.

Both pumping stations are outside of the district of high risk, one being near the Ganesvoort market on the North River, and the other on the corner of Olive and South sts, near the East River. The buildings are of brick and steel fire-proof construction with concrete foundations. Each station contains five pumping units, comprising Allis-Chalmers multi-stage centrifugal pumps, each driven by an Allis-Chalmers eight hundred horse-power induction motor. The stations are identical in construction and equipment, and each is laid out to accommodate eight pumping units, five of which are now installed.

The Ganesvoort st building, which is typical of both, is 63 feet 8 inches high by 97 feet 4 inches, 1-sty and basement high. The pumps have been placed along both sides of the building on the main floor. They are of the horizontal multi-stage centrifugal type, each having six stages, delivering three thousand gallons per minute against a discharge pressure of three hundred pounds per square inch when operating at 750 r.p.m., with a suction lift not exceeding 20 feet. The internal parts are all made of bronze composition; the casing is lined with brass, so that all parts in contact with water are non-corrosive.

Unusually close and careful attention was paid by the builder's engineers to the design of these units, and the manager of Allis-Chalmers Company's pumping engine department, Mr. W. J. Sando, made a special trip abroad to investigate the latest European practice in the construction and operation of high-pressure pumps. As a result the most successful features of modern practice have been embodied in the Manhattan units.

6,600 volt, 800 horse-power, designed to operate at about 750 r.p.m. Their full load efficiency is approximately 93 per cent.; the full load power factor is approximately 94 per cent., and the slip at full load is approximately one per cent. The motors are of the wound rotor type, and in starting an iron grid resistance is connected in the secondary circuit gradually



Courtesy of the Edison Monthly.

INTERIOR OF PUMPING STATION, SHOWING FRONT OF MOTORS.

cut out by means of a hand wheel installed on the motor switchboard panel. When the resistance is all cut out, the rotor is automatically short circuited by means of specially constructed solenoids, which are controlled and operated by means of a small control switch mounted directly on the shaft of the hand wheel. These controllers and motors are so designed that they can be brought up from a standstill to full speed in approximately thirty seconds. An interlocking arrangement is provided with the controller device, arranged in such a manner that the operator cannot close the switch connecting the motor to the line while the rotor is short circuited.

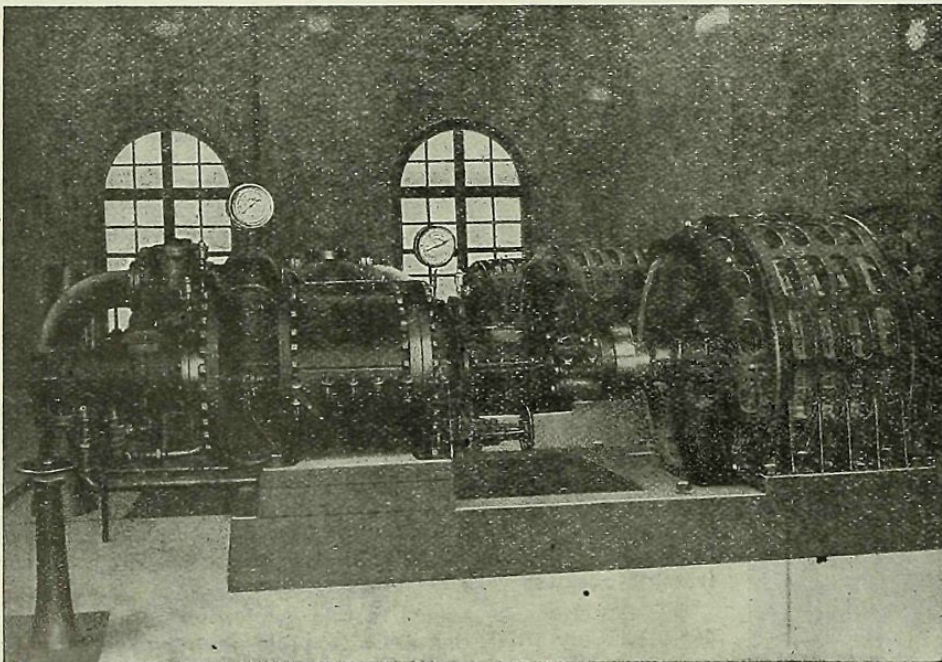
Each combined unit is equipped with automatic and hand control. The pumps can be kept primed constantly ready for almost instantaneous service, and by means of pressure regulators and relief valves, the discharge can be maintained at any desired pressure between 100 and 300 pounds per square inch.

The current for operating both of these stations is to be supplied by the New York Edison Company. Each station has at present two special three-phase cables laid in ducts running from the main generating station, and two reserve cables from the nearest sub-stations. There are always hydrants within 400 feet of any building in the district, and there are enough hydrants so that 60 streams of 500 gallons per minute each can be concentrated on a block with a length of hose not exceeding 400 to 500 feet.

In order that there may be no delay occasioned by priming the pumps when they are to handle salt water, three vacuum pumps are provided, each of which, when working singly, can prime the suction and maintain constantly for the eight pumps a vacuum of at least 26 inches of mercury. Two of these

pumps are of the self-oiling, two-cylinder, single-acting type, having a piston displacement of about 50 feet each, when working at a piston speed of 160 feet per minute. Each is geared to a direct-current motor, the unit in each case being self-contained. The third pump has a displacement of 300 feet per minute, working at a piston speed of 300 feet, and has mechanically controlled intake valves. This, too, is self-contained with its motor.

Connected to the highest point of each salt water suction line is a cylindrical air chamber, with a capacity of about 130 cubic feet, in which the entrained air and gases in the water will be collected, so that the suction to the main pumps can be maintained at all times. Each air chamber is equipped with a gauge glass and vacuum gauge. The priming apparatus



Courtesy of the Edison Monthly.

SIDE VIEW OF PUMPING UNITS.

Though the pumps are water-balanced, special provision is made for end thrust by a ball-bearing with two rings of 1½-inch balls in the outboard bearing. The bearings are of the ring-oiled type, separated from the pump casing by packing glands, which prevent foreign matter from entering the bearings. All parts of the runners and diffusion vanes are thoroughly lubricated by oil cups on the base of the pumps, shown in an accompanying illustration. A special feature is the wide base, which brings the pump barrel as low as possible and gives stability.

Each pump is directly connected to its motor by a special flexible coupling, designed to take care of any possible variation from perfect alignment. The motors are of the constant-speed induction type, three phase, twenty-five cycle, 6,300 to

is so designed that any one or all three of the air pumps can be operated in connection with either of the air chambers. By an automatic device one of the smaller pumps will be set in motion when the water in the air chamber falls below a predetermined level; similarly, the large vacuum pump will be put in operation automatically when the water falls below a second predetermined level, indicating that the smaller pump cannot maintain the required vacuum. The second small vacuum pump will be held in reserve for use in special emergencies.

The fresh water supply for the Ganesvoort station is taken from a number of large mains of the city water supply system, varying in size from 20 to 48 inches, cross-connected by a 36-inch main from which two 24-inch suction lines extend longitudinally under the pumps at each side of the building. These pipes are cross-connected at each end of the basement with a 20-inch pipe, equipped with a motor-operated gate valve. A 24-inch motor-operated gate valve is placed just outside the suction loop on each of the five supply pipes, and 24-inch manually-operated gate valves are arranged on both suction and discharge mains as shown on the plan. The 24-inch discharge main forms a loop, the ends of which leave the building at the north end, where a 24-inch motor-operated valve and a Venturi meter with a recording instrument are introduced in each line.

The suction end of each pump is connected to the suction main by a 24-inch pipe which gradually reduces to 10 inches at the pump, where a 10-inch gate valve is introduced. Each pump discharges through a 10-inch check valve and a 10-inch motor-operated gate valve into a pipe which increases to 20 inches at its connection with the main discharge West st station line. The valves are introduced to facilitate the isolation of the pumps from the system, and prevent back flow from the delivery pipe into the suction main. Tees are provided in the pump suction and delivery pipes to connect with the station by-pass.

The mains are designed to withstand a regular working pressure of 300 pounds per square inch, and are very heavy. The joints are of special form, and there are deep, double grooves in both the spigot and the hub ends. The special castings for the large three-way and four-way branches are made of steel, with a very large factor of safety. The other specials are cast-iron and are also designed with a large factor of safety. The gates are of cast-iron and have nickel steel stems, which combine great strength with freedom from corrosion. All other working and bearing parts are of bronze composition. All gates, 12 inches and larger, are fitted with by-passes to relieve pressure on the disc, and all gates have flange ends with a short spigot piece bolted to the gate, so that in case of a break the gate can be removed and a new gate substituted very quickly.

The complete equipment of the pumping stations, including both the multi-stage centrifugal pumps and the induction motors operating them, was built and installed by Allis-Chalmers Company, of Milwaukee.

[The first actual fire fighting test of the high-pressure mains came October 28, at 80 Franklin st, a 5-sty loft building. Five lines of hose were attached to the high pressure mains, the water tower being used for two. In less than fifteen minutes the flames had been drowned out. With pressure from the engines it would have taken at least a score of lines of hose to control the fire, the firemen declared, and even then there would have been danger of it getting beyond them.]

TESTS FOR CLAYS AND CLAY PRODUCTS.

AN investigation of clays and clay products needed in Government work is to be undertaken at once by the United States Geological Survey, Technologic Branch. A ceramic section has been created with A. V. Bleininger, of Champaign, Illinois, as ceramic chemist.

This is an important extension of the structural materials investigations which have been carried on for several years with a view to determining the nature and extent of the materials belonging to or available for use in the building and construction work of the Federal Government, and how these materials may be used most efficiently.

With the growing scarcity of timber and the consequent increase in price, Federal officials in charge of the construction work, which now amounts to \$40,000,000 annually, have been looking about for desirable substitutes such as clay products and concrete. The enormous fire losses of the country have also been an incentive in this direction, the Federal engineers realizing more than ever before the need for more definite knowledge concerning the fire resisting properties of structural materials.

All this has led the Government to take up a general investigation of the clays and clay products.

It is believed that the coming tests, though conducted to meet the needs of the government, will be of great value to the engineering profession and the general public. This construction work of the government is being done under so many different conditions and requires so great a variety of materials, that the problems which the government needs to have solved for its own purposes can hardly fail to be broad enough to cover a large share of the needs of the engineering profes-

sion, for state and municipal governments and for the general public.

The importance of the clay industry is seen when it is realized that the value of such in 1907 was \$149,697,000, a gain of fourteen per cent. over the previous year.

Mr. Bleininger, the ceramic chemist, in speaking of the plans for the work of his section said: "First, it is intended that it should do the testing of clay products, such as common and pressed brick, paving brick, hollow tiles and conduits, sewer pipe, fireproofing, terra cotta, enamelled brick and glazed tiles, floor and roofing tiles, fire brick, electric porcelain insulators and other structural goods submitted for this purpose by the construction bureaus of the government. Though standard tests of most of the above materials do not exist as yet, the work of the division would tend to fix and unify the methods of testing of the burnt clay products, thus insuring the highest quality of ware obtainable in the industry for the construction work of the government. It is in no way intended that the testing be done arbitrarily without due regard to the just claims of the manufacturers, but it is proposed to aim for results beneficial to both the government and the conscientious manufacturer.

"The second part of the activity of the new section is to consist in evolving standard tests of clays for the purpose of determining the use to which they are best suited, thus assisting in the development of the clay resources of the country and avoiding the great money losses caused by ill-advised investments in low-grade clay properties. This field is an extremely important one and was urged upon the United States Geological Survey by the American Ceramic Society and the National Brick Manufacturers' Association, the two leading organizations devoting their attention to these lines. Until the proper methods are devised clay-testing will continue to be an empirical procedure depending upon individual experience and judgment which are deceived only too frequently. An examination of many failures of new ceramic enterprises may frequently be traced back to mistake made in the selection of a clay deposit.

"The standardization of clay testing is proposed to be carried on in co-operation with the English and German investigations so that finally international standards may be adopted.

"The third class of work to be entered upon deals with the general manufacturing problems the solution of which would mean the elimination of much loss or would lead to greater efficiency and perfection. There might be mentioned the important question of 'white wash' or efflorescence appearing on brick walls, a difficulty causing serious annoyance and loss to manufacturers and users of bricks by marring the beauty of many structures. Of other problems there might be mentioned the proper heat treatment of paving-brick clays, the drying of tender clays, the burning of clay wares in the continuous kilns, the reduction of heat losses in burning, the adaptation of kilns to the use of low grade fuels, the proper preparation of hard shales for plastic molding, the proper structure of fire-brick and tiles for different uses, the elimination of injurious structure in ware made by the augur machine, the best physical structure of fireproofing, and many more.

"In all of these investigations the Survey will consult with an advisory committee composed of a number of leading clay ware manufacturers and the technologists so that the needs of the industries will be served in the best manner.

WILL DEFINE A GOOD BUILDING BRICK.

"The ceramic laboratory of the Technologic Branch will begin work at once on three investigations, of which the first deals with the testing of burnt clay products. It is intended to study the relation between the true crushing strength of commercial bricks and their porosity, the object being the establishing of a technical definition for a good building brick, thus enabling engineers and builders to reject for materials and encourage the manufacturers of well made and burnt bricks. Although many hundred crushing strength results of brick have been published it is a fact known to those familiar with the testing of bricks that the tests as usually carried out are subject to grave experimental errors. It is proposed to eliminate these by adopting a standard test piece in which the proper ratio of the dimensions is maintained. By making the standard pieces on the same machine and under the same conditions as the bricks a factor should be obtained, between the crushing strengths of the standard blocks and the bricks which would lead to the calculation of the correct crushing strength of the bricks. At the same time the crushing strengths are to be correlated with the porosity obtained from the true and the apparent specific gravities of the specimens for each of the three processes of brick making, the soft, the stiff and the dry clay methods. It is expected to do this work at a number of the brick centres of the country. In this manner it is hoped that the lowest permissible strength of a good commercial brick will be clearly established and the uncertainty now existing, removed."

—As an experiment, pick out any piece of real estate in New York City to-day within your means and get a price on it. Ten years hence compare that price with the figures put upon it now. You would be able to measure then what you have lost by letting the present opportunities go by.

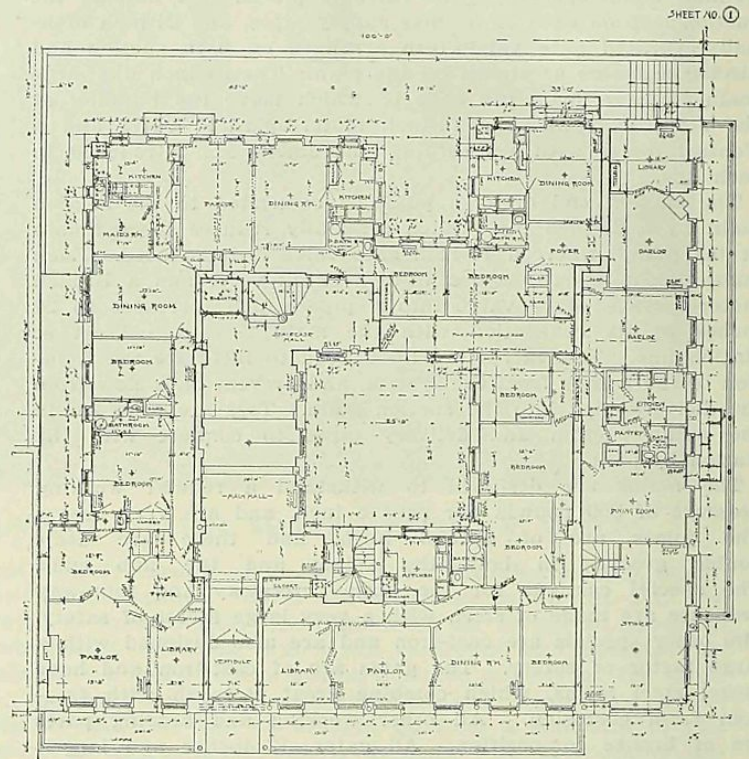
THE ARCHITECT WHAT HE HAS DONE RECENTLY AND WHY HE DID IT.

A CLEVER ARRANGEMENT OF FIRESTAIRS.

There is now in course of construction a new apartment house by Messrs. James O'Brien and Michael Caravatta, owners, at the northeast corner of Broadway and 164th st, Washington Heights, that promises to be one of the most up-to-date and attractive houses in the region of upper Broadway. It is located on very high ground, and will command a fine view. The building occupies a plot 100 feet square, and will be six stories above the cellar. In the design of the exterior the architects, Messrs. Denby & Nute, No. 333 4th av, have been guided by the principle that a dignified, simple treatment showing well studied proportion between walls and openings, between projecting members and flat surfaces, and general symmetry of design, attracts more in the long run than tawdry ornamentation.

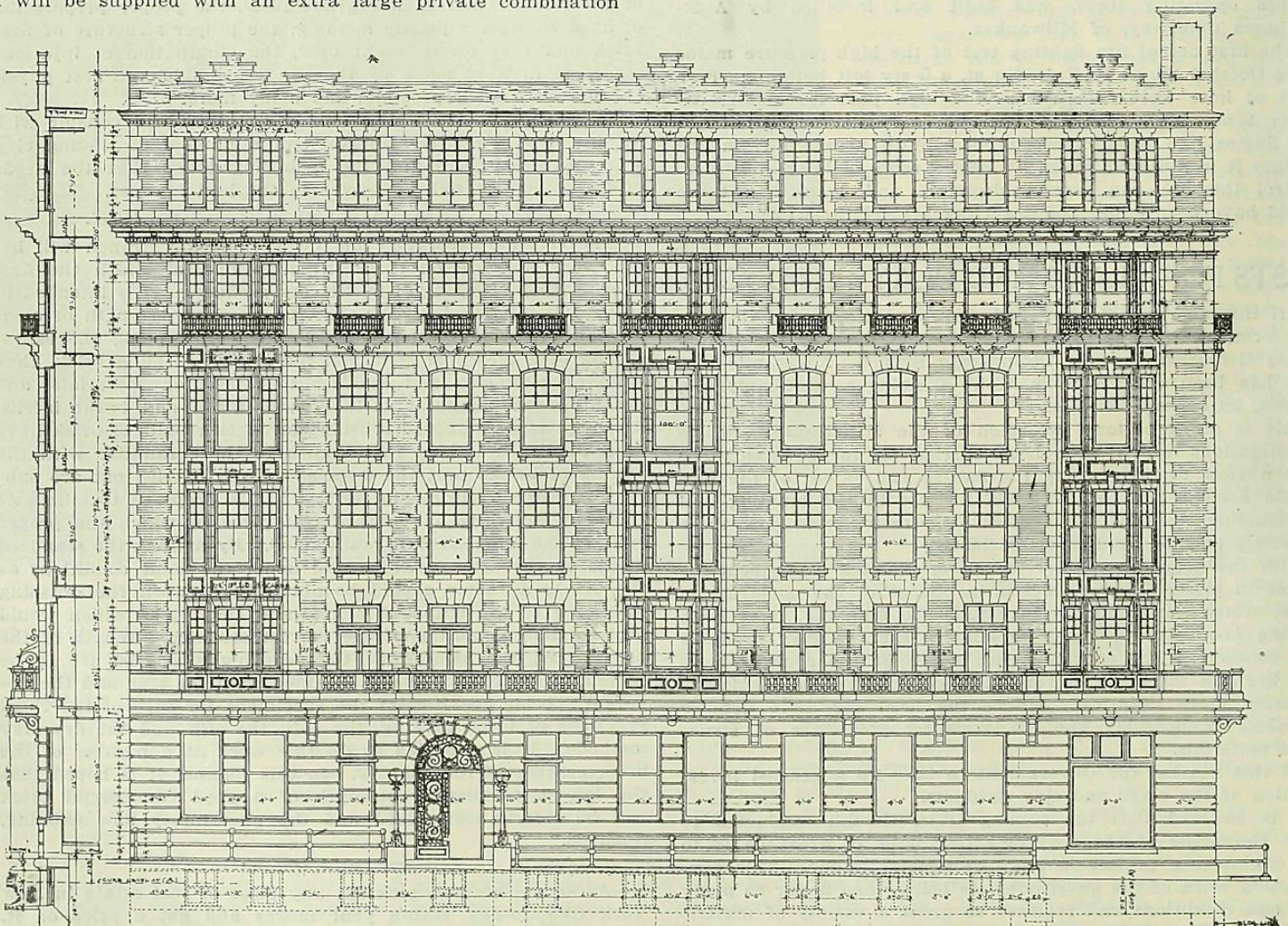
Light and air in plenty in the rooms and halls add to the effect and attract the tenant. The windows are large, and balconies are a feature, and bay windows accentuate the main axis of the composition. The style is a free adaptation of the modern Renaissance, and the materials selected are Indiana limestone for the lower story, and brick and terra cotta on the upper stories. The clever arrangement of the firestairs on the interior court shows good planning and has enabled the architects to do away with escapes on the Broadway front. The entrance to the building will be on Broadway, and will be through a vestibule and large reception hall decorated and furnished in a quiet and dignified style in keeping with the exterior of the building, and giving more of an air of a private home than a public apartment house. A great feature of the house is the special study and attention that has been given to the planning of the floors, each apartment having a large entrance foyer hall, and the living rooms arranged to open one into another, with double glass doors, and at least one extra large family bedroom with plastered closets. Extra closet space is also provided in the halls and linen closets in bathrooms. The larger apartments have butlers' pantries and separate servants' rooms, including all plumbing. Living rooms will have open fireplaces, mantles, and gas logs, finished and decorated in good taste, with the best of materials. Each tenant will be supplied with an extra large private combination

wall safe, sanitary garbage receptacles in kitchens, electric bells, private telephones, etc. The house will be heated from a central heating plant, and electric lighting will be supplied to tenants at meter rates. The house will also be equipped



FIRST FLOOR PLAN.

with one of the latest vacuum cleaning systems, permitting tenants to have rugs and carpets cleaned on the floor. In the public hall will be found a complete letter mailing chute, with stations on each and every floor.



AN ATTRACTIVE APARTMENT HOUSE FOR WASHINGTON HEIGHTS, BROADWAY, NORTHEAST CORNER 164TH STREET.
Denby & Nute, Architects.

BROOKLYN'S NEWEST APARTMENT HOTEL.

The equipment of the 12-story Hotel Bossert, which promises to be the finest apartment hotel in Brooklyn, will include plunger elevators, U. S. mail chutes, vacuum cleaning system, revolving doors, house telephones, a refrigerating plant and a ventilating system. The hotel will occupy the full 200-foot block front on Hicks st, with additional frontages of 78 feet on both Montague and Remsen sts. The general style of architecture is to be of the fifteenth century, Italian Renaissance period, and the material of exterior will be granite, limestone, terra cotta and white brick.

The large public lobby will be finished in Skyros marble, and the grand staircase will be constructed entirely of this marble, with carved ornamentation. A ladies' parlor will open off this

character, as Mr. Bossert and his family will make part of it their winter home, and it is his desire to retain it in his family as a permanent investment.

The general construction contract was awarded to F. T. Nesbit & Co., of 116 Nassau st. Helmle & Huberty, of Brooklyn, are the architects.

USE OF METAL FURNITURE INCREASING.

An exhibit of the Berger Manufacturing Company's metal furniture at the Business Show held in Madison Square Garden last week indicated the increasing uses to which metal is being put to replace wood in the manufacture of office equipment. The display included steel business desks, filing-cabinets, chairs, vault omnibuses and tables. The variety of articles produced by this concern for office equipment is in-



HOTEL BOSSERT.

Helmle & Huberty, Architects.

F. T. Nesbit & Co., Contractors.

lobby and will be finished from floor to ceiling in French gray enamel woodwork.

The main dining-room will be wainscoted 12 feet high, with Circassian walnut, and above the wainscoting there will be a frieze of mural painting by an eminent artist. The first floor, which will be 20 feet high in the clear, will also contain a mezzanine floor and musicians' gallery.

The building will contain 375 rooms (exclusive of bathrooms, service rooms, etc.) and the general finish of woodwork will be white enamel and mahogany. The patronage of the hotel will not be of a transient character, as apartments will be let on annual leaseholds.

The owner is Louis Bossert, the lumber merchant, who occupies the country place at Bay Shore, L. I., formerly owned by James Hazen Hyde. In building this hotel, Mr. Bossert intends to provide Brooklyn with a high-class building such as Manhattan affords. It is to be in no way of a speculative

character, including also card indexes, trucks, cupboards, book shelves, lockers, roller curtains and counters. The flames find no food in such equipment and vermin find no lodging place. Steel files for offices are so generally used now that they are no longer a novelty or innovation.

Regarding the use of metal in the interior of buildings, the replacing of wooden ceilings with metal ones in the public schools of Greater New York was one of the results of the disastrous conflagration at Collingwood, Ohio, some months ago, where many pupils were burned to death in a fire panic, new ceilings were placed in about 35 local schools during the summer. Of these the material was supplied by the Berger Co. for no less than 27, the points of distribution being from the New York branch at 11th av and 22d st and its agents, which are Lyles & Mills Metal Ceiling Co., 38 Park Row; Baerlocher & Ohmar, 418 West 42d st, and the American Metal Ceiling Co., 215 Montague st, Brooklyn.

BUILDING MATERIAL AND EQUIPMENT.

And News Regarding Source of Supply

Getting Ready for Big Cement Orders.

In order to meet contingencies in connection with the delivery of its large orders of Portland cement for the construction of the Barge Canal and the Ashokan dam, the Alsen Co. will start immediately the erection of a stock house at Alsen, N. Y., the bins to have a capacity of 50,000 bbls. The contract has been awarded to the Turner Construction Co., 11 Broadway. The bins will be of reinforced concrete throughout. Another stock house of similar capacity will be erected in the near future.

An unexpected call for 19 cars of cement to be delivered Thursday of last week at the Ashokan dam was one of the contingencies referred to. The Alsen Co. has a contract for over 1,000,000 bbls. for the dam, and has been delivering at least nine cars daily. The low limit may be increased upon very short notice 50 or 100 per cent., and it is to be prepared for such sudden demands that additional stock houses are to be built. Cement properly tested and ready for immediate shipment must be available in a few hours' notice.

More Steel for South America.

The export business of Milliken Bros. continues to be active despite the dull conditions in the United States. Note was made recently in the Record and Guide of the work that this concern was doing in Buenos Aires, with the probability that a permanent office might be opened in that thriving city. A shipment of structural steel is to be made shortly to Montevideo to be used in the construction of a modern fireproof building in the capital of Uruguay. The structure is being erected for the Franco-Argentine Insurance Co. It is believed that no steel is fabricated in the Western Hemisphere south of Monterey, Mex., where the plant has enough to do to supply the local demand.

Milliken Bros. are fabricating the steel to be used in the Bossert Hotel, the new palatial hostelry for Brooklyn, and for the Great Northern Hotel on 57th st. The aggregate of both contracts is about 2,000 tons.

Beauty in Finish of Kalameined Doors.

While Mr. Norman, president of the Manhattan Fireproofing Door Co., was superintending the installation of the company's display in the exhibition room of the Building Trades Employers' Association, Builders' Exchange Bldg., on Monday of this week, he was asked what would be the principal object of the exhibit.

"Possibilities in the finish of kalameined doors," he said. "We are showing not only what we can do, but what we have done. As far as I can recollect offhand, the oak finish shown here is in the Corbin Bldg., the colonial is in the Travelers Insurance Bldg., and the verd-antique is in the Importers & Traders' Bank. Every finish on display is to be seen in some New York building, where we put in kalameined doors. We are showing that any wood finish can be reproduced."

The doors in the exhibit are a revelation of beauty, as well as a proof against fire. Even the practiced eye could not detect the imitation finish without testing the door in some way. If 100 people were brought in off the street to view the display and were asked to name the kind of wood used, it is doubtful if one would detect the fact that there is not a square inch of wood visible. The core is of wood, but it is entirely covered. An exquisite panel included in the exhibit is so perfect in finish that even Mr. Conor, director of

the exhibition, thought it was made of wood to show how closely the kalameined finish could approximate it. A kalameined window with one sash copper and the other aluminum is part of the exhibit. Mr. Norman's company has taken two spaces and he is very enthusiastic about the future of the exhibition.

"Hitherto we have had to send a complete door or window to the architect's office," he remarked. "With a comprehensive exhibition of building material here the architect will be able to see everything in a visit and have the possibilities or advantages explained in a most satisfactory manner."

PRICES CURRENT.

BRICK.—Prices of Hudson River brick are fifty per cent. below their highest level during the boom. One would hardly consider such a decline possible, but the fact stands. If there are any builders who are so certain of their plans that they can make a long-term contract for their brick supply, they have the opportunity now presented of saving a lot on money. Manufacturers are closing the season with a large surplus on hand. In many cases their sheds will be full. They will have settled their accounts for this year, averaged up their profits and losses for the last five years, and probably concluded that they haven't much to complain about.

The material they have left can be viewed in the light of so much money in the bank, or as a year's supply manufactured ahead; and without spending another dollar for manufacturing they can wait until the New York builders want to do business with them on their terms.

They may adopt such a course as this, but will they? Oh, that is a question which, if answered in the light of the past, is more likely to require a negative than an affirmative answer. The Hudson River brick manufacturers might make some money if they were all of one mind; and never but once have they been of one mind. That was in 1903. Hence, the brick supply, notwithstanding the great possibilities for control, continues the most natural supply of material in this market.

Current prices consequently reflect the demand. A certain lapse between work finishing up and new work starting made a period of several weeks of extreme dullness, which is now terminating. This week would probably have marked a decided change for the better if it had not been for the rains.

Architectural terra cotta has no figure which will represent its price per foot or per ton. Architects and builders would like to specify and buy it either by weight or measure, but the manufacturers say it is impossible. But sometimes there is a way of hitting upon an average, and it was authoritatively said this week that architectural terra cotta is from fifteen to twenty-five per cent. below the high level of 1905. If a ten-year period is considered, it is said the reduction will amount to thirty-five or forty per cent., due to a variety of causes.

Rochester is to get the next convention of the National Brick Manufacturers' Association, next February. The executive committee of the association is composed of the following persons: President, M. E. Gregory, Corning, N. Y.; first vice-president, L. Parker, St. Louis; second vice-president, William P. Blair, Terre Haute, Ind.; third vice-president, C. M. Crook, Youngstown, O.; secretary, T. A. Randall, Indianapolis; treasurer, J. W. Sibley, Birmingham, Ala.

	Cargo Lot, Per M.	
BRICK.		
Hudson River, Common.....	\$4.50@	\$5.00
Hudson River, Light Hard.....	3.00	....
Hudson River, Pale .....	....	....
New Jersey, Hard.....	....	....
Croton Point—Brown, f. o. b.....	12.50	....
Croton Point—Dark and red.....	12.50	....
Fronts:		
Bufs, No. 1 (delivered at bldgs.)..	21.00	26.00
Greys, various shades & speckled..	25.00	31.00
White, No. 1.....	27.00	30.00
White, No. 2.....	20.00	25.00
Old Gold	28.00	30.00
Enameled:		
English size	70.00	75.00
American size	60.00	65.00
Seconds, etc.	40.00	45.00

CEMENT.—This is the tail end of the season for cement, and under ordinary circumstances there would be noticeable now a lessened requirement. Some winters seem to impose very little objection to a continuation of building work when there is plenty to do and it is urgent. During the last five years the winters have been more severe than they were for a long period previously, but a notion prevails among builders that they will get a great deal more work out of the coming winter months than is generally counted on.

The current week has been uneventful and quiet in the trade, in part due to the protracted rains and in part to election influences. Quotations, it is reported, are not so firmly maintained by the small producers as was true awhile back. Prices are, in a word, being shaded in certain quarters, though the leading mills are still adhering to the price they have fixed upon. The large orders announced by certain manufacturers within a fortnight are indicative of what may happen to others after election. Jobbing orders are reported as fair, but without noticeable change in volume either way.

The city of Cleveland has been selected for the fifth annual convention of the National Association of Cement Users, to be held January 11-16, 1909. The headquarters and meetings will be at the Hotel Hollenden. The program is not yet available. The exhibition of cement products and appliances will be held at the Central Armory, which is about two blocks from the Convention Hall. Applications to be considered in the first allotment of space must be received at the office of the Association, Harrison Building, Philadelphia, by noon on Monday, Nov. 16, 1908.

CEMENT.	
Rosendale or Natural, in wood, per bbl	@ \$0.95
Portland, Domestic, in cloth*	1.48
(*All standard American Portland Cement Companies repurchase cloth sacks at the rate of 7½ cents each, or 30 cents a barrel.)	
Manufacturers' Quotations:	
The following special quotations, for cargo lots in cloth, are furnished by agents of the brands, and they, not we, are responsible for the accuracy of the figures given:	
Atlas Portland	\$1.48@ \$1.55
Alsen (American) Portland	1.48
Vulcanite	1.48 1.53
Trowel Portland	1.48
Nazareth .....	....
Dragon Portland	1.48
Atlantic	1.48
Dyckerhoff (German) Portland....	2.45
Alsen (German) Portland.....	2.35

IRON, STEEL ETC.—A large amount of iron business has collected, like Marathon runners at the starting line, and is waiting for the word. All sections of the country are on tiptoe, because it is the eve of Presidential election. The Record and Guide is not a political exponent, but is bound to take notice of the fact that the imminence of a decision in regard to national policy for the next four years has strongly affected the iron and steel trade, and caused, directly or indirectly a certain hesitation in all business lines. Business has been gradually expanding for months, it is true, for some things can't be held back. But the recovery has not been so rapid as it would

have been but for the political uncertainty, and but for the dam which "lack of confidence" has built to hold back a vast accumulation of orders.

"After election is time enough—there's no hurry," the railroads have said, the big interests have said, the builders have said. So the architects have gone on making plans, and estimators have been sending out inquiries, to indicate lots of work in sight, but the contracts have been kept back.

But here we are, close up to the voting booth. To-day a Niagara of a procession is pouring through the town, with thousands of men in it who have to do with real estate and building interests, iron, steel and other building supplies, and building loans and mortgages—and contracts are for the time being forgotten. But it is felt that after election business interests will expect more activity and make it. During the early part of the present week contracts were fewer, but inquiries more numerous. On Thursday and Friday more business was being reported. In some instances basic iron business has been done at an advance of 50 cents per ton.

In fabricated steel, contracts representing about fifteen thousand tons of steel are still pending in this territory for buildings, and fifty thousand tons for railroads. Milliken Bros. have received from F. T. Nesbit & Co., general contractors, the sub-contract for the steel-work on the new Hotel Bossert in Brooklyn. Eight hundred tons will be required.

The George A. Fuller Company, which has the general contract for the Belnord apartment house, which is to be the largest in the city, has given the contract for furnishing the fabricated steel to the American Bridge Company. The general contract for the Chicago & Northwestern depot at Chicago was given to the Fuller company this week. This will require fifteen thousand tons or more, but will not be placed immediately. The steel needed for certain other work at the terminal, irrespective of the depot building, was this week ordered from the American Bridge Company. This will take something like twenty thousand tons.

Bids for a suburban station and grade crossing at 45th to 47th st, in this city, for the New York Central Railroad, requiring 4,000 tons of steel, went in on Tuesday. Tenders also are being received on 1,500 tons for yard work and the third section terminal work. The contract for the Quotation Building in Beaver st has gone to the Thompson-Starrett Company, and the steel order will come later. Two thousand tons for subway work at 96th st, 600 for the extension to the Hotel Martinique, an equal amount for the court house at Boston, together with other quantities for a 38-story building on lower Broadway, and the building to be erected on the former site of the Consolidated Exchange, are among other contracts pending.

The basic price of copper wire was advanced this week to fifteen cents. Business in tin plate and sheet zinc is of small proportions.

While business in hardware is limited to some extent by the attention given to political matters, large jobbers and manufacturers say there is little cause for complaint. But this refers more to general than to local conditions. Houses prominent in the local trade for plumbers' supplies report business as steady, but of small proportions.

The woolen mills to be constructed at Passaic for Forstmann & Huffman Co., for which John W. Ferguson, of the Postal Telegraph Building, New York, has the contract, will require 2,000 tons of structural steel. Pier sheds to be erected

by the Dock Department here will require several thousand tons.

PIG IRON.
The following are the nominal delivered prices at tidewater for shipment during the next few months. Southern prices delivered, New York, Brooklyn or Jersey City, include lighterage:

Northern:	
No. 1 x Jersey City..	\$17.25@17.75
No. 2 Foundry x Jersey City.....	16.75 17.00
No. 3 Plain	15.75 16.25
Southern:	
No. 1 Foundry, steamship dock...	17.50 17.75
No. 2 Foundry, spot.....	16.75 17.25
No. 3 Foundry	15.75 16.25

STRUCTURAL. From store.	
Beams and Channels, 15-in. and under	\$1.76@ \$2.25
Angles	1.76 2.25
Tees	1.81 2.35
Zees	1.81

BAR IRON FROM STORE (National Classification).

ROUND AND SQUARE IRON.	
1 to 1 1/2, base price.....	@ \$1.90
1 1/2 to 2 in.	1-10c. extra
2 to 2 1/2, base price (nominal)....	@ \$1.75

FLAT IRON.	
1 1/2 to 4 in. x 5/8 to 1 in., base price	1.90
1 1/2 to 4 x 1/4 x 5-16.....	2-10c extra
2 to 4 in. x 1 1/8 to 2 in.	5-10c extra
4 1/4 to 6 in. x 11-16 to 1 1/2 in.	4-10c extra
Norway Bars	3.60 8.75
Norway Shapes	3.75 4.00
Machinery Steel, Iron finish, base	1.90
Soft Steel Bars, base or ordy sizes	1.90
Tool Steel, regular quality.....	7.00
Tool Steel, extra quality.....	13.00

SOFT STEEL SHEETS.	
1/4 and heavier	2.55
3-16	2.65
No. 8	2.65

Blue Annealed:	
No. 8	2.50
No. 10.....	2.50
No. 12.....	2.55
No. 14.....	2.60
No. 16.....	2.70

One Pass R.G. cleaned—Cold Rolled. American.		
No. 16	\$2.90	\$3.30
No. 18)	2.95	3.40
No. 20)		
No. 22)	3.00	3.35
No. 24)		
No. 26)	3.05	3.40
No. 27)	3.10	3.45
No. 28)	3.20	3.50

RUSSIA, PLANISHED, ETC.	
Genuine Russia, according to assortment, per lb.....	11 1/4@14
Patent Planished, per lb.....	A, 10c.; B, 9c., net
Galvanized iron jobbing, price.....	70 and 10%
Metal Laths, per sq. yd.....	22@24

SOLDERS. Case. Open.	
Half and Half	19 1/2 @ 20
No. 1	17 1/2 18

SPELTER.	
Ton lots	5 1/2 5 3/4

TERNE PLATES.
N. B.—The following prices are for 1C 20x28, the rate for 144x20 being half as much. IX is usually held at \$2 per box advance for 8 to 10 lbs. coating and \$2.50 to \$3 advance for 15 lb. and upward. The following are approximating basis quotations; and proper allowance must be made for special brands, small lots, etc.:

About 40-lb. coating.....	@ \$17.10
About 30-lb coating.....	15.00
About 20-lb. coating.....	13.50
About 15-lb. coating.....	10.70 11.25
About 8-lb. coating, box.....	8.70

PIG LEAD.	
Ton lots	4 7/8 4
Less	5 5/8

LUMBER.—Though a feeling of greater confidence prevails, trade in rough lumber continues much below normal, but under a slow improvement. A little hemlock is being ordered against future requirements, and spruce is firmer. White pine prices are still unsteady, with demand light. Hardwoods are dull, but giving signs of more activity soon.

Buildings now in course of construction in Manhattan are taking large quantities of metal-covered trim. The contract for fireproof doors and windows in the Pennsylvania terminal has gone to the Manhattan Fireproof Door Co., 412 East 125th st, which also has contracts to furnish fireproof doors and windows for the New Theatre, the Sea View Hospital on Staten Island and the Provident Loan Building on 4th av.

For non-fireproof trim, business is dull, and is being taken at minimum prices.

SPRUCE.	
2 inch cargoes	\$17.00@
6 to 9 inch cargoes.....	18.00 \$19.50
10 to 12 inch cargoes.....	20.00 23.00

HEMLOCK.—Pa. Hemlock, f. o. b. New York, base price, \$19@20 per M.

PINE, YELLOW—Long Leaf. By Sall.	
Building orders, 12-in. & under...	\$23.00@ \$24.00
Building orders, 14-in. and up.....	27.00 28.00
Yard orders, ordinary assort.....	21.00
Ship stock, easy schedules.....	27.00 28.00
Ship stock, 40 ft. average.....	37.00 38.00
Heart face siding, 1 and 1 1/4-in....	29.00
1 in. wide boards, heart face.....	36.00

1 1/4 and 1 1/2 in. wide boards.....	40.00
2 in. wide plank, heart face.....	40.00
Kiln dried sap siding, 4-4.....	24.00 25.00
Kiln dried sap siding, 5-4.....	25.00 26.00
Yellow Pine Box Boards (knotty)...	14.00 15.00
Yellow Pine Stepping.....	41.00 43.00
By Steam, add \$1.00 to \$1.50.	

LONG LEAF YELLOW PINE FLOORING.

"A" Heart face rift, D. & M., 13-16 x 2 1/2 counted 1 x 3.....	\$52.00@ \$55.00
"B" Heart rift, D. & M., 13-16 x 2 1/2, counted 1 x 3.....	46.00 47.00
"C" Heart rift, D. & M., 13-16 x 2 1/2, counted 1 x 3.....	31.00
"A" Rift, D. & M., 13-16, counted 1 x 3.....	42.00 43.00
"B" Rift, D. & M., 13-16, counted 1 x 3.....	37.50 37.75
"C" Rift, D. & M., 13-16, counted 1 x 3.....	26.00 29.00
"A" Flat, D. & M., 13-16, counted 1 x 3.....	27.00 28.00
"B" Flat, D. & M., 13-16, counted 1 x 3.....	25.00 26.00
No. 1 Com., D. & M., 13-16, counted 1 x 3.....	19.25 20.50
No. 2, Com., D. & M., 13-16, counted 1 x 3.....	13.75 15.00
"A" Heart Rift, 13-16 x 3/4, counted 1 x 4.....	44.50 48.50
"B" Heart Rift, 13-16 x 3/4, counted 1 x 4.....	39.50 42.00
"C" Heart Rift, 13-16 x 3/4, counted 1 x 4.....	36.25 40.50
"A" Rift, 13-16 x 3/4, counted 1x4.....	32.25 34.00
"B" Rift, 13-16 x 3/4, counted 1x4.....	25.25 29.00
"A" Flat, 13-16 x 3/4, counted 1x4.....	25.25 28.50
"B" Flat, 13-16 x 3/4, counted 1x4.....	24.25 25.50
No. 1 Com., 13-16 x 3/4, counted 1 x 4.....	19.75 20.50
No. 2 Com., 13-16 x 3/4, counted 1 x 4.....	14.00 16.00

WHITE PINE.

(Rough or dressed.)	
Good Uppers, 4-4, 5-4 and 6-4 per 1,000 feet	\$90.00@ \$98.00
Shelving, No. 1, 1 x 10 in.....	50.50
Shelving, No. 2, 1 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, 1 x 12 in.....	44.00
No. 1 barn boards, 8-in.....	36.00 37.50
10-in.....	36.00 36.00
12-in.....	46.00 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.....	32.00 34.00
12-in.....	34.00 35.00

PAINTS AND VARNISHES.—For both dry lead and lead in oil, there is a steady flow of small orders. Some large contracts are reported closed for domestic grades of zincs, and generally zincs have a firm and commanding market. In dry colors there is a fair jobbing business, and quotations on all grades are firmly maintained, though unchanged.

Quotations on high grades of kauri gums are generally nominal, but manilla grades of varnish gums are firm under a fair amount of business. Jobbing parcels of shellac are moving into consumption at unchanged prices.

OILS, City Prices.	
Linseed Oil, raw, 5 bbl. lots.....	\$0.43@ \$0.44
Linseed Oil, Boiled .....	.45 .46

PAINTS, Dry. per lb.	
Lead, red, American, in kegs.....	.06 1/4 .07
Litharge, American, in kegs.....	.06 3/4 .07
Ocher, Amer., per ton.....	8.50 16.00
Ocher, Amer., Golden.....	.02 1/2 .03 1/4
Venetian red, American.....	.75 1.25
Venetian, red, Eng., 100 lbs.....	1.15 1.60
Tuscan red .....	.07 .10
Yellow chrome, pure .....	.13 1/2 .15
Vermillion .....	.07 .25
Oxide zinc, American.....	.05 1/2 .05 3/4
Oxide zinc, French.....	.08 1/2 .10 3/4

PAINTS IN OIL.	
Lead, white, American, in oil:	
Lots of 500 lbs. or over.....	.06 3/4
Lots less than 500 lbs.....	.07 1/4
Lead, English, in oil.....	.10 1/8 .10 3/4
Blue, Chinese .....	.36 .46
Blue, Prussian .....	.32 .36
Blue, Ultramarine .....	.13 .16
Brown, vandyke .....	.11 .14
Green, chrome .....	.12 .16
Sienna, raw .....	.12 .15
Sienna, burnt .....	.12 .15
Umber, raw .....	.11 .14
Umber, burnt .....	.11 .14

WINDOW GLASS.—The local demand for glass continues light, in conformity with building operations. Eastern jobbers' quotation from jobbers' list, Oct. 1, 1903, for all sizes of single and double strength glass, covering the territory east of Chicago, is 90 and 20 per cent. discount.

—There is a "trade movement" which no wide-awake business man can afford not to participate in, namely, a general trade movement to promote activity. The "Opportunity Number" of the Record and Guide will be issued December 19.

BUILDING OPERATIONS.

To Take Bids on Municipal Building.

CENTRE ST.—Estimates will be called for in about ten days by the Department of Bridges for the construction of the foundations for the new Municipal Building which the city is to erect in Centre st, easterly side to Park Row, extending from Tryon Row to Duane st, covering a plot of 381x168½ ft. The building will contain 24 stories, and more than 600,000 square feet of office space, exclusive of stairways, corridors, shafts and halls. The ground floor and basement will be used as the bridge terminal, and all the floors from the second story above will be expressly for city department offices. The subway loop will also connect with the building, as will the lines to run over the Manhattan and Williamsburgh bridges. The estimated cost of the building is given at \$8,000,000. Bids on other contracts will not be taken before early spring. Messrs. McKim, Mead & White, No. 160 5th av, are the architects, and Wm. C. Tucker, 156 5th av, is sanitary engineer.

Putnam House Improvement to Go Ahead.

4TH AV.—Operations are soon to be started for the improvement of the old Putnam House property Nos. 371 to 373 4th av, and 103 to 105 East 26th st, which forms an "L" around the northeast corner of 4th av and 26th st, with a 12-story store loft and office building, 49x120x98 feet, at a cost of \$380,000. No contracts have yet been awarded for the work. The material for the facades will consist of granite, light faced brick and terra cotta trimmings, with a roof of plastic slate. Four buildings will be torn down. The Putnam Holding Co., No. 314 Madison av, of which Varick D. Martin, 212 Broadway, is president, and Horace M. Gulick, secretary and treasurer, will erect the building. William C. Hazlett, 1133 Broadway, is the architect. The Record and Guide first announced the improvement of this site in issue of Dec. 2, 1905, but the matter was indefinitely postponed.

Plans for Another Broadway Sky-scraper.

BROADWAY.—During the week a number of rumors were circulated about the construction of a tall office building on lower Broadway in the vicinity of Dey st. Careful investigation on the part of the Record and Guide has so far failed to disclose the names of the backers of the enterprise. It is understood, however that a new company has been formed, to be known as the No. — Broadway Company, for the purpose of erecting the structure, and leasing same after completion. It is known that plans for this building have been quietly presented to various builders and that preliminary estimates have been taken. More definite details will probably not be available for several days. The height will be at least twenty-one stories.

Gramercy Park Contract to Thompson-Starrett Co.

GRAMERCY PARK.—The general contract for the new co-operative apartment house which the "Number 24 Gramercy Park Company" is about to construct at Nos. 24 and 25 Gramercy Park, has been awarded to the Thompson-Starrett Co., of No. 51 Wall st. The height of the building will be twelve stories; ground dimensions, 51x103 feet; and the cost will be around \$200,000. The materials for the exterior will be a common red-front brick with Indiana limestone trimmings. The company is made up of Francis Wilson,

the actor; Herbert Lucas, the architect of the building; Richard W. Gilder, Rodman D. Gilder, Jules Guerin, and Charles H. Lee, of the United States Leather Company. (See issue of Oct. 17, 1908.)

Theatre for West Forty-First St.

41ST ST.—Plans have been completed by Associate Architects Charles I. Berg and D. G. Malcolm, 571 5th av, for converting St. Luke's Methodist Church property, Nos. 108 to 112 West 41st st, into a playhouse. The structure will be known as the Comedy Theatre, and will be owned by Charles E. Force & Co., of No. 49 Wall st. The roof will be raised, a new ornamental facade erected, and the entire interior will be reconstructed with a parquet and two balconies, giving a seating capacity of about seven hundred. There will be a 10-ft. alley all around the building, affording an abundance of light and air. The cost is figured by the architects at about \$45,000. No building contract has yet been given out.

J. C. Udall to Build Briarcliff Lodge.

BRIARCLIFF MANOR, N. Y.—A large contract was awarded during the week to J. C. Udall, No. 29 West 34th st, Manhattan, for the construction of a 7-story fireproof brick and terra cotta addition to the Briarcliff Lodge, of which W. W. Law is president, at Briarcliff Manor, Westchester County, N. Y. The new building will cover a plot 125x350 feet, and will contain a grill room, billiard room, and sleeping apartments. Guy King, 1513 Walnut st, Philadelphia, Pa., is the architect. Mr. Udall will let the sub-contracts, none of which have yet been placed.

New Contract for Milliken Brothers.

BROOKLYN.—A contract was awarded during the week to Milliken Brothers Co., 11 Broadway, Manhattan, for the steel work for the new Hotel Bossert, which is to be erected on the site of the old Pierpont House, at Montague, Hicks and Remsen sts, Brooklyn, at a cost of \$1,500,000. The building will contain 375 rooms, 12 stories, and will equal in some respects such hotels as the St. Regis and Plaza in Manhattan. The general contract was last week awarded to F. T. Nesbit & Co., 116 Nassau st, Manhattan. Messrs. Helmle & Huberty, 190 Montague st, Brooklyn, are the architects.

Particulars of New Fidelity and Casualty Building.

LIBERTY ST.—Messrs. Eidlitz & McKenzie, 1123 Broadway, will soon award contracts for the new 18-story office structure which the Fidelity & Casualty Co., of No. 97 Cedar st, will erect on the plot. 52.6x54.5 feet, at the southwest corner of Liberty st and Temple pl, as an addition to the present building at the rear in Cedar st. No contract has yet been awarded. The project was first announced in the Record and Guide of the issue of Dec. 9, 1905, but building operations were laid over indefinitely.

Chas. A. Cowen & Co. to Build Cedarhurst Residence.

CEDARHURST, L. I.—I. D. Levy, No. 35 West 34th st, Manhattan, is to erect a large residence at Cedarhurst, L. I., on Broadway and Cedarhurst av. Messrs. Buchman & Fox, 13 East 59th st, Manhattan, have prepared the plans, which call for a building of brick and stucco trimmings, approximately 85x100 ft. The general contract has been awarded without competition to Chas. A. Cowen & Co., 1123 Broadway.

Particulars of Beaver St. Building.

BEAVER ST.—Building operations have not yet been started for the new 18-story office building, 53.5x50.1 and 56.2 ft., which the Stock Quotation Telegraph Co. is soon to erect at Nos. 26 and 28 Beaver st, at a cost of about \$250,000. The Thompson-Starrett Co., 49-51 Wall st, has obtained the general contract. Plans were prepared by Morgan M. M. O'Brien, 100 East 96th st. Full details have been announced in previous issues.

H. C. Bloomingdale to Build in East Eightieth Street.

80TH ST.—Sketch plans are being prepared by Messrs. Schwartz & Gross, and B. N. Marcus, No. 347 5th av, for a 6-story American basement house, for Mr. H. C. Bloomingdale, of Bloomingdale Brothers, 3d av and 59th st, to be erected at No. 11 East 80th st. No figures have yet been taken. Announcement was made in issue of Oct. 24, but owner's name was withheld.

Flanagan, Nay & Co. to Enlarge Plant.

10TH AV.—Flanagan, Nay & Co., 441 West 25th st, Manhattan, have been receiving estimates for some extensive alterations and additions to their brewery on 10th av. The plans show a boiler house, refrigerating plant, bottling rooms, storage rooms, etc. G. E. Hettinger & Co., 1140 Columbus av, Roxbury, Mass., are the architects. No awards have yet been placed.

Apartments, Flats and Tenements.

MANHATTAN.—Fred Ebeling, 420 East 9th st, has plans for \$6,000 worth of interior changes to the 5-story tenement, No. 211 East 73d st.

BRONX.—Architect Wm. H. Berkmore, 396 Broadway, will erect two 5-story flat buildings, 54x82 ft., on the west side of Bathgate av, near 179th st, Bronx.

MANHATTAN.—Fritz Huberti, 1 Union sq, is preparing plans for changes to the 4-story tenement, No. 225 East 29th st, owned by P. McGrath, on premises.

MANHATTAN.—Morrison & Applebaum, 108 Fulton st, owners, will improve the 5-story tenement, No. 208 Delancey st, from plans by Bernstein & Bernstein, 24 East 23d st.

HARTFORD, CONN.—Work will be started in the near future on a large apartment block which John Gilmour, of Hartford, will erect at Washington and Jefferson sts for Julius E. Reibert, 4-stys, 64x73 ft.

BRONX.—Harry T. Howell, 3d av and 149th st, is planning for one 6-story tenement to be erected on the west side of Elton av, 63.8 ft. south of 162d st, for James C. Corbett, 390 East 162d st. Estimated cost is \$25,000.

MANHATTAN.—Neville & Bagge, 217 West 125th st, have completed plans for the 6-story high-class apartment house, 100x125 ft., to be erected at Broadway, southeast corner 160 st, for J. W. Kight, 600 West 146th st, to cost \$175,000.

NEWARK, N. J.—Plans for a row of four detached 3-story frame three-family flats have been prepared by M. B. Silberstein. Melnyk & Paliwoda will erect the buildings at 543 to 549 South 12th st. The total cost will be about \$20,000.

NEWARK, N. J.—Plans have been drawn by William K. Schoenig & Son for two semi-detached 3-story brick flats. The apartments will contain five and six rooms and bath, all improvements excepting heat. Work on the structure will be started soon.

NEW HAVEN, CONN.—Pasquale Valente, contractor, New Haven, has purchased the property at the corner of Olive and Wooster sts. Architects Brown & Von Beren have been commissioned to prepare plans for a store and tenement building to be erected on the site.

NEW HAVEN, CONN.—Architect Frank Elwood Brown has completed plans and work will be started at once on a tenement building on Columbus av for A. Goldstein, the building contractor. The mason and carpenter work will be done by the owner and the other contracts have not been awarded.

NEW HAVEN, CONN.—A. Goldstein, the builder of New Haven, has had plans drawn by Architect Frank Elwood Brown for a brick tenement to be erected in Minor st. It will be 3-stys, 40x67 ft. The carpenter and mason work will be done by the owner and estimates will be made at once for the other contracts.

BRONX.—Harry T. Howell, 3d av and 149th st, is preparing plans for five 5-sty brick apartment houses to be erected on the west side of the Southern Boulevard, 243 ft. south of Westchester av, for the Gaines Roberts Co., of Prospect av and 163d st, 40x89 ft. each, two families on a floor, all improvements, total cost \$150,000

BROOKLYN.—Shampan & Shampan, 772 Broadway, are preparing plans for a 4-sty high-class apartment house to be erected on the south side of Sterling pl, between Bedford and Franklin avs, Brooklyn, for the Tiraor Realty Co., of 72 Sumner av, Brooklyn. The exterior will be designed in Colonial style. The first floor is to be of Indiana white limestone and granite ashlar, and the upper floors of Harvard brick, laid in the Flemish bond with joints, and white glazed terra cotta trimming. The rooms are to be trimmed with red birch, chestnut and oak, all detailed to meet the architectural design of each room. Drawing rooms are to have French casement windows, and the respective rooms are to be furnished with consols, buffets, bookcases, seats, etc. The lobby, main corridor and staircase are to be wainscoted in marble and Keene's cement from floor to ceiling, designed in the Doric style. The lobby is to have a plaster dome ceiling. The plumbing fixtures are to be of the latest J. L. Mott white porcelain. The plot is 46x131; estimated cost of building is \$80,000. It will be known as "La Reuel."

Churches.

ALBANY, N. Y.—The Brotherhood of St. Andrew of St. Paul's Church is planning to erect a new chapel.

MONTCLAIR, N. J.—The congregation of the First Baptist Church of Montclair have raised \$60,000 for the purpose of erecting a new church edifice on property at Church st and Trinity pl.

LE ROY, N. Y.—This village is soon to have a new church edifice. It is to be erected by St. Joseph's Society, which is made up of the Italian population of Le Roy. The new building will have a seating capacity of 400. Address Father Gambino for particulars.

Court Houses.

SCHENECTADY, N. Y.—Proposals for the general construction of the Schenectady County Court House will be received by the Board of Supervisors at the office of the clerk, John H. Peters, 311 State st, Schenectady, Nov. 10. Plans can be seen at office of board, 87 Parker Building, Schenectady, or the architects, Stoddard & Weathers, 31 Union sq, New York City.

Dwellings.

MORRISTOWN, N. J.—D'Oench & Yost, 289 4th av, Manhattan, are planning a residence to be erected at Morristown, N. J.

WINSTED, CONN.—Architect E. E. Benedict, of Waterbury, has plans out for figures for a new house to be erected on Hillside av, Winsted, for Franklin Carter.

BAYONNE, N. J.—Hyman Rosensohn, Newark, N. J., is preparing plans for two 3-sty frame dwellings for E. Harris, to be erected in 8th st, Bayonne. The cost is \$9,000.

NEWARK, N. J.—Permit has been granted William O. Dudley, through Martin J. Wehrle, architect, to erect a 6-room dwelling at 12 Palm st. The estimated cost is \$6,000.

CORNING, N. Y.—Henry C. Pelton, 10 East 23d st, Manhattan, is preparing plans for a residence for Geo. A. Hollister, to be erected at Corning, N. Y. Estimated cost, \$15,000.

LONG BRANCH, N. J.—The Monmouth Villa Site Co. will shortly cut the Monmouth Park property into villa plots. M. R. Van Keuren, a civil engineer, has a controlling interest.

BAYSIDE, L. I.—Josephine Wright Chapman, No. 11 West 8th st, New York City, is preparing plans for a residence for A. K. Fox to be erected at Bayside, L. I. Bids for the construction will be let shortly.

GREENWICH, CONN.—Henry D. Chapman is soon to erect a residence on Round Island which will be of rustic stone with tile roof and 3-stys in height. The cost will be \$200,000. A garage is also to be built on the premises at a cost of \$20,000.

NEW BRITAIN, CONN.—Architect W. P. Crabtree, New Britain, has completed plans and has taken bids for the 3-family house in Walnut st for D. J. Mullen. It will be of brick with steam heat, brick fireplaces, mantels, electric lights.

MERIDEN, CONN.—Architect David Bloomfield has prepared plans for a very attractive residence to be erected in Griswold st for H. H. White. It will have a gambrel roof and shingled exterior, with every modern improvement and hot-water heat.

MANHATTAN.—Trowbridge & Livingston, 527 5th av, have plans ready for \$40,000 worth of changes, installing stairways, elevator, tank, windows, to the 5-sty residence No. 48 Park av, owned by Miss B. Jennings, of Fairfield, Conn. No contract let.

EAST ORANGE, N. J.—C. A. Morel will construct seven 2-family frame dwellings in North 19th st, near 4th av, East Orange, from plans by E. V. Warren, 22 Clinton st, Newark. Each will measure 22x50 ft., and contain fourteen rooms. Estimated cost, \$6,000 each.

QUOGUE, L. I.—The general contract for the new residence for Mr. G. H. Pennington, of Quogue, L. I., from plans prepared by E. S. Hewitt, 281 5th av, Manhattan, has been awarded to Warren E. Green, 1135 Broadway, New York City; 45x60 ft., brick, with stone trimmings.

NEWARK, N. J.—Louis Imhoff will erect a 3-family 20-room frame dwelling at 439 South 12th st, from plans by Edwin Schneider, to cost \$5,000. Arthur Connelly is drawing plans for a 3-sty frame dwelling for Charles Hemhauser at 310 Bergen st. Cost is \$6,500.

ASBURY PARK, N. J.—Finance Clerk Charles A. Toland, of the city post office, has awarded the contract for the building of his new residence on Edgemont av, Loch Harbour, to Benjamin L. Smock. The plans call for the erection of a dwelling 46x64 ft. and the cost is \$15,000.

PORT WASHINGTON, L. I.—Augustus N. Allen, Windsor Arcade, 5th av, Manhattan, has awarded to Dusingberre & Dodge, of Port Washington, the structural work for the residence for Mrs. A. G. McDonald, at Sands Point, Port Washington. The building is Colonial in design, frame, 134x44 ft.

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JERSEY CITY, N. J.—Hyman Rosensohn, Newark, is drawing plans for four 4-sty dwellings, of brick, which Daniel J. Murphy will erect in Oak st, Jersey City. All will be fitted with modern improvements, except steam heat. The estimated cost of all is \$60,000. These dwellings will be of pressed brick, with terra cotta trim and have copper cornices.

MANHATTAN.—Messrs. Jackson & Brown, 500 5th av, have completed plans for the 3-sty residence, 25x20 ft., which Gerald S. Griffen, 1958 East 13th st, Brooklyn, is to erect at the southwest corner of Park terrace and 215th st, to cost about \$9,000. The exterior will be of brick in cement mortar and stucco finish, tile and tin roof, with hot water heat. No contract has been let.

NEW HAVEN, CONN.—The Fireproof Dwelling Co. has been organized here with a capital of \$100,000, with Frederick J. Sterner as advisory architect. All are New Haven men. The new company purposes to construct concrete dwellings along lines which have been exploited in England and Germany, but not used heretofore in this country. Both exterior and interior are of concrete. It is the purpose of the company to confine its activities to Long Island for the present, its plans calling for the erection of ten of its models of houses for occupancy next spring.

Engine Houses.

HARTFORD, CONN.—The Board of Contract and Supply has rejected all bids for the fire engine house to be built on Fairfield av.

EDGEWATER, N. J.—The contract for erecting the new headquarters for Engine Co. No. 1 was awarded to R. A. Carleton. Estimated cost, \$11,638.

HARTFORD, CONN.—Architects Zunner & Sellow, of Hartford, are revising plans and specifications for the proposed engine house No. 15 to be erected on Fairfield av. The contract has not been let.

Factories and Warehouses.

COXSACKIE, N. Y.—The Copper Roller-Bearing Trolley Wheel Co. will erect a factory building here.

NEWARK, N. J.—The Equilibrator Co., 84 Miller st, will construct a frame storage house at 84 Miller st.

MIDDLETOWN, CONN.—Ground has been broken for the new factory which is to be erected in Center st by the Frisbie Motor Co. The company hopes to be able to occupy its new building by December.

SYRACUSE, N. Y.—Architects Russell & King have prepared plans for a factory to be erected by F. H. Schneider at No. 631 West Belden av. It will be brick veneer, 40x62 ft. Mr. Schneider will use the building for the manufacture of ornamental stucco and moulding.

WATERBURY, CONN.—The Chase Rolling Mill Co. has taken out a permit for the erection of an additional factory on East Farms st. The structure will be of brick, 1-sty high, 60x120 ft. The Scoville Mfg. Co. has completed plans for the erection of a 1-sty factory, 73x111 ft. The work will be done by the company.

NEWARK, N. J.—Estimates have been taken by James S. Pigott, architect, for the erection of a 1-sty brick factory on Chestnut st, near Adams st, for August Griffoul, to be occupied as a silver refinery. The structure, which will cost about \$10,000, will cover an area 53x100 ft. It is expected that contracts will be awarded at once.

MANHATTAN.—No contract has yet been awarded for the 10-sty storage warehouse, 50x98.9 ft., which Warwick & Thompson, 553 West 32d st, are to erect at Nos. 553-555 West 32d st, to cost

\$100,000. Paul C. Hunter, 17-19 Broadway, is the architect. The structure will be fireproof, brick construction, with steam or hot water heat.

HARTFORD, CONN.—Mill Engineer Geo. B. Allen is ready for bids for steam heating for the new factory of the Terry Steam Turbine Co. in Windsor st. The electric work will also be ready for bids soon. The plumbing has just been let to Edward Mahl. A. L. Hills is the contractor and the building is ready for the roof. Thos. Malcolm has the carpenter work.

PORT JEFFERSON, N. Y.—The Dyett Sand-Lime Brick Co., incorporated with a capital of \$100,000, has purchased six acres of land on the west side of Port Jefferson Harbor and men and teams are now at work clearing the property, preparatory to erecting a large iron factory and starting the manufacture of sand-lime brick. The factory building will be completed as soon as possible.

NEWARK, N. J.—The Central Stamping Co., 591 Ferry st, will erect a brick manufacturing building at 591 Ferry st. The structure will be 2-stys, 28x160 ft., and cost \$25,000. William Lehman, 738 Broad st, is architect for the box and trunk factories to be built in Spring st by P. Steiger & Co. They will be of mill construction with brick walls. One will be 60x125 ft. the other 50x80 ft. Both 3-stys high. The cost is \$20,000.

Halls and Clubs.

SCHENECTADY, N. Y.—The Schenectady Boat Club will commence the erection of a new club house in the spring.

WATERBURY, CONN.—Bids to be opened for the erection of the brick addition to the Elks hall, in West Main st, have been postponed until Nov. 27. The plans were drawn by Architect Louis A. Walsh.

ROCHESTER.—No contracts have been awarded for the addition to the Masonic Temple, except the excavation. J. Mills Platt is the architect. Primarily the addition will furnish a banquet hall. Estimated cost, \$12,000. Dr. John M. Lee is president of the Masonic Hall Association.

LYNN, MASS.—Plans have been prepared by Josephine Wright Chapman, No. 11 West 8th st, Manhattan, for a women's club house, to be erected in Broad st, Lynn, at the corner of Nahant st. The building will be erected for the Lynn Women's Club Corporation at an expense of \$60,000.

Hospitals and Asylums.

SOMERSET, PA.—A new hospital for the chronic insane will be erected here, at a cost of \$50,000 to \$100,000. Plans have been submitted.

ROCKAWAY BEACH, L. I.—The contract for the masonry and steel construction for the Rockaway Beach Hospital has been awarded to McCann & Coelos, of 401 West 47th st, Manhattan, on a bid of \$14,737. The foundations were laid some time ago. Carpentry, plumbing and heating will be awarded in separate contracts.

FLATBUSH, N. Y.—Plans have been approved for a new Pathological Department Building for the Kings County Hospital, to be erected on the county buildings' property, in the north side of Clarkson st, east of East 37th st, Flatbush. The new structure will cost \$40,000. It will consist of two stories and an attic, of brick, supported by steel girders and cast iron columns. The foundation will be of rubble stone and Portland cement. The building will be heated by steam.

Hotels.

EDGEWATER, L. I.—Architect L. R. Kaufman, 7 West 38th st, Manhattan, has prepared plans for a 3-sty hotel, 50 x150 ft., for A. S. Iserson, to be erected

at Edgemere, Long Island, to cost \$40,000.

SOUTHBORO, S. I.—A new hotel is to be erected in Manor road, Southboro, S. I., by a hotel syndicate of New York City, from plans by Architect Michael B. Silberstein, of Newark, N. J. The hotel is to be modern in every respect, and cost about \$40,000.

BRANFORD, CONN.—Plans are being drawn by Architects Foote & Townsend, of New Haven, for an addition to the Montowese House at Indian Neck. It will be 4-stys, frame, 32x37 ft., with a shingle roof. There will be 16 rooms, with private baths. W. J. Bryan is the proprietor of the hotel.

Libraries.

WEST HAVEN, CONN.—Contractors are now estimating on the library building to be erected in West Haven from plans by McLean & Wright, 110 Temple st, Boston. The bids will close Nov. 6. Clarence L. Clarke is chairman building committee. The materials will be gray brick, slate roof and terra cotta or limestone trimmings. The steel stacks when completed will have a capacity of about 28,000 volumes. The interior will be finished in oak. Dimensions, 49 ft. front by 31 deep. Estimated cost, \$10,000.

Office and Loft Buildings.

SCHENECTADY, N. Y.—August Schmidt, of Schenectady, is agent for parties who will erect a large office building at 509 State st.

BUFALO, N. Y.—Architects Colson & Hudson, 35 Dun Building, Buffalo, have awarded contracts for six stores on Elmwood av, for Walter G. Davis, of Morgan st, Buffalo. Building will be 120 ft. front, 60 ft. deep, 2-sty, brick. John W. Gibbs, Morgan Building, Buffalo, is general contractor.

MANHATTAN.—Bernstein & Bernstein, 24 East 23d st, have completed plans for the 7-sty store and loft building, 84.11x34.1 ft., which Morris Weinstein, 1968 Broadway, will erect in the east side of Lafayette st, 152.3 ft. north of East Houston st, to cost \$75,000. No award has yet been made.

MANHATTAN.—Thomas B. Watson, Jr., 122 William st, has obtained the contract for installing new stairways, partitions and windows in the 12-sty office and store building Nos. 9-15 Murray st, owned by the Franklin Building Co., 54 Wall st. Gillespie & Carrel, 1123 Broadway, are the architects.

MANHATTAN.—Mahony Brothers, 101 West 42d st, have the general contract to erect the 6-sty asphalt and slag roof loft building, 50x93.9 ft., at Nos. 310-312 West 39th st, from plans by Joseph Wolf, 103 Park av. Three old buildings will be demolished. The cost is estimated at about \$40,000. John A. Murray, 625 6th av, is the lessee.

NEWARK, N. J.—Plans have been adopted by the Osborne Realty Co. for the conversion of the National Newark Banking Co. building, Broad and Clinton sts, Newark, into a modern commercial structure. Upward of \$25,000 is to be expended and work is to begin as soon as drawings are finally worked out. Contracts will be awarded as soon as possible, and by January it is expected that the building will be ready for use.

Public Works.

RICHMOND HILL, L. I.—The Board of Trade has decided to lay a sewer, by private contract, in Jamaica av, from Leffert's av to Union pl at Brooklyn Hills. A committee has been appointed to get bids from contractors.

HAVERSTRAW, N. Y.—Bids will be received by the Board of Village Trustees, Thomas Lynch, Pres., until Nov. 4, for constructing a sewerage system.

Power Houses.

BLACKWELL'S ISLAND.—Bids will soon be taken for the erection of a 2-sty power house, 65.8x44 ft., and a 2-sty laundry building, 116x48 ft., to be erected on Blackwell's Island by the Department of Public Charities, foot of East 26th st, to cost about \$120,000. Raymond F. Almirall, 51 Chambers st, has plans ready.

JERSEY CITY, N. J.—Foundations are now being laid for the new power house for the Public Service Corporation at Jersey City, and the two brick stacks are nearly completed. Steel work is now being erected. This plant will double the present capacity of the existing power house and will make the building one of the largest plants in New Jersey. The addition provides for a 4-sty building, 50x100 ft. The general contractor is the Hedden Construction Co., 1 Madison av, Manhattan.

Schools and Colleges.

SHREWSBURY, N. J.—A school to cost \$15,000 has been authorized.

ALBANY, N. Y.—The Albany Business College will erect a brick addition to its building in North Pearl st. No contract has yet been awarded.

TRENTON, N. J.—There is urgent need for an additional building to the New Jersey School for the Deaf at Trenton. Professor Walker is said to be endeavoring to raise the necessary fund.

TORRINGTON, CONN.—Plans for the new school to be erected at East Main and East Elm sts are completed and bids will be called for at once. Chas. S. Palmer, of Meriden, is the architect.

ELMIRA, N. Y.—The Board of Education has appointed committee, Frederick Collin, pres., and W. J. Deans, secy., to consider plans and report on advisability of constructing a new academy building. An architect will be retained and preliminary estimate obtained.

BAYONNE, N. J.—Bids are now being received for the new high school, to cost about \$200,000. W. J. Tomlin is secretary Board of Education. John T. Rowland, Jr., Exchange pl, Jersey City, is the architect. Building to be 3-stys, 110x110 ft., to seat about 1,200.

WILLIMANTIC, CONN.—At a special meeting on the enlargement of the high school, S. O. Peckham was elected chairman and A. L. Colgrove secretary. It was decided to commission Architect C. T. Beardsley, Jr., of Bridgeport, to act with the committee in an advisory capacity.

POUGHKEEPSIE, N. Y.—An appropriation of \$35,000 has been requested by the Board of Education for a new 10-room brick and stone school building to be erected in Church st, Poughkeepsie, to take the place of school No. 2. No architect has yet been retained.

STAMFORD, CONN.—Plans by Architects Boring & Tilton, 32 Broadway, Manhattan, will be figured soon for the addition to the high school, 3-stys stone and brick, and cost about \$58,000. Only local contractors will be allowed to submit estimates. The new wing will provide six class rooms, with a gymnasium in the basement. Several shower baths will be installed.

WEST ORANGE, N. J.—Word was received by the West Orange school authorities to the effect that Attorney General Robert H. McCarter has approved of the proceedings of the Board of Education for the erection of a \$30,000 addition to the Washington st school. Work will be begun as soon as possible on plans prepared by Arthur Dillon some time ago, and already adopted by the board.

NEWARK, N. J.—Press reports state that by resolution of the Board of Education the plans for the new commercial and manual training high school will be prepared by the official architect of the

board, Mr. Guilbert. Nathan Myers, who was selected as architect for this school two years and more ago, has signified to the present board his readiness to go ahead with the working out of plans for the building of the school, in accordance with what he considers to be a specific contract with the prior board. At the last meeting President Guild remarked, according to press reports, that as the board employs permanently an architect who is competent to prepare plans and supervise the construction of the proposed technical high school, as well as any other work of the like character, the board may have to do, it would not be justified in employing an outside architect. His colleagues agreed with him unanimously, and Architect Guilbert will prepare a design and plan for the building and also supervise its construction.

Theatres.

ROCHESTER, N. Y.—J. H. Moore, of Rochester, will erect a \$500,000 theatre on Clinton av, opposite the Lyceum Theatre. Work is to be begun as soon as plans have been prepared.

PHILADELPHIA, PA.—Henry L. Reinhold, Jr., is planning a theatre to be erected by a syndicate at 42d and Market sts. It will measure 60x150 ft., and seat 1,500 people. No contract has been awarded.

Bids Opened.

Bids were opened by the Board of Education Monday, Oct. 26, for installing electric equipment and alterations in P. S. 132, Manhattan. T. Frederick Jackson, Inc., \$2,310 (low bid). Other bidders were: Irving A. Bogen, Commercial Construction Co., Reis & O'Donovan, Inc., Cowden & DeYoung, Inc., Peet & Powers, E. J. Duggan, Griffin & Co., A. Feldmann Construction Co., Inc.

Bids were opened Oct. 23 by John F. Ahearn, Pres. Boro. of Manhattan, for alterations in rooms on sixth and seventh floors of the Hall of Records; also for extension to the electric lighting equipment; for carpentry and cabinet work, hardware, metallic and other furniture, painting, electric lighting fixtures, marble and bronze work, plastering, fire-proofing and other work in the Hall of Records Building, New York: George W. Cobb, Jr., 140 Nassau st, \$43,230 (low bid). Other bidders were: Wm. Werner, John T. Brady & Co., A. & W. Gray & Co., Neptune B. Smythe.

Contracts Awarded.

The United States Realty & Improvement Company (of which the Geo. A. Fuller Co. is a subsidiary) has a \$5,000,000 contract for construction of the Chicago & Northwestern Railroad station at Chicago.

The Manhattan Fireproof Door Co. has the contracts to install its doors in the new Pennsylvania Terminal, the New Theatre, the "Sea View" Hospital on Staten Island and the Provident Loan building on 4th av.

QUEENSBORO BRIDGE.—Eugene Frank, electrical and contracting mechanical contracting engineer, 22 East 21st st, has obtained the entire contract for furnishing and installing the electric wiring fixtures, arc lamps, etc., for the new Queensboro Bridge.

The A. M. Zack Expert House Wrecking Co., 1414 Eastern Parkway, Brooklyn, N. Y., has obtained the contract through the Edward Corning Company, general contractor, for the demolition of the building adjacent to the Y. M. C. A. premises in Sand st, Brooklyn. The work will proceed very shortly. They are just completing contracts for the demolition of George W. Vanderveer's Hotel, Surf av and 5th st, Coney Island, also the building of Mr. John E. Elliott at 21 Navy st, Brooklyn.

MANHATTAN.—The Libman Contracting Co., 1968 Broadway, has received the following contracts: For moving and raising three flats at the n. w. cor. Delancey and Clinton sts, from plans by Sommerfeld & Steckler, 19 Union sq; installing elevator shaft and interior alterations, at 75 Leonard st, for S. Liebowitz; interior alterations, to Nos. 11-11½ Division st, for the estate of Moses Gardner, from private drawings, and interior alterations to 18 East Broadway, for the United Trust Co.

PORT WASHINGTON, L. I.—Dusinger & Dodge, of Port Washington, have received the structural work and Joseph F. Gross Co., the plumbing and heating for the casino building at Castlegould, Port Washington, L. I., for Mr. Howard Gould, which contains a swimming pool, bowling alleys, tennis court and roller skating rink. The natatorium is 24x40; the bowling alley 25x96; the tennis court room 52x106. The building will be frame with shingle exterior. A. N. Allan, 5th av, Manhattan, is the archt.

LONG BRANCH, N. J.—White & Coyne, the Long Branch contractors, are busy in spite of the dull times. They have a large number of contracts to finish, and are daily adding to the list. The following are some of the new contracts: Alteration of house for former

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NEW YORK, HARTFORD, SALT LAKE, DENVER

Inspector Thomas Byrnes, near Fair Haven; alteration of garage and cottage for Harry Content, at Long Branch; alteration of cottage for Mrs. Fecheimer, at Long Branch; alteration of cottage and stable for W. H. Liebman, Pearl st, South Elberon; alteration of cottage and stable for Samuel Sachs, Norwood av, Long Branch; alteration of cottage for Jacob Steinbach, 3d av, Long Branch; new stable, with living apartments, for Frederick Wettach, Norwood av, Long Branch.

Estimates Receivable.

By the Park Board, Thursday, November 5, for furnishing and delivering Hudson River road gravel on Ocean Parkway, Brooklyn.

By the President of the Borough of Richmond, Tuesday, Nov. 10, for labor and materials required for constructing a reinforced concrete retaining wall on Stuyvesant pl, and other work in connection with the St. George Ferry approach.

By the Department of Public Charities, Monday, Nov. 2, for labor and materials required for the erection and entire completion of iron balconies on the North Hospital, Ward 11, Ward 14, and Dormitory No. 2, at the New York City Children's Hospitals and Schools, Randalls Island.

By the Fire Commissioner, Monday, Nov. 2, for labor and materials required for the erection and completion of a new building for Engine Company 163 and Hook and Ladder Co. 67, to be located on the south side of Flushing av, west of 12th av, Long Island City, Borough of Queens.

Bids will be received by the Board of Water Supply, No. 299 Broadway, Tuesday, Nov. 17, for making borings along one or more lines south of Hill View reservoir, lying mainly in the Borough of the Bronx, Manhattan and Brooklyn, including lines crossing the Harlem River, probably between 7th av and Washington Bridge, and the East River, approximately between the Williamsburgh and Brooklyn Bridges.

By the President of the Board of Trustees Bellevue and Allied Hospitals, Monday, Nov. 2, for labor and material required for furnishing and setting wrought iron fence, granite fence posts and copings, sidewalk curbs, sidewalk paving and other work in connection therewith in front of Pavilion A and the Pathological Department and Male Dormitory buildings of the new Bellevue Hospital, situated on 1st av and bounded by 26th and 29th sts, Manhattan.

By the Superintendent of School Buildings, Monday, Nov. 2: No. 1. For Item 1, installing reinforced concrete prism pavement lights; Item 2, rearranging ceiling sash of auditorium; Item 3, erecting iron railings and gates at Public School 37, 145th and 146th sts, east of Willis av, Bronx. No. 2. For additions to building and alterations to the site of Morris High School, on 166th st, between Boston road and Jackson av, and extending back to Home st, Bronx. No. 3. For in-

stalling heating and ventilating apparatus in new Public School 114, on James, Oak and Oliver sts, Manhattan. No. 4. For erecting deck houses, partitions, etc., on training ship "Newport," and also on recreation pier at the foot of East 24th st, Manhattan.

—The chance of a generation is now open to investors. Real estate is cheap, can be bought under the guidance of a good broker, so that profits are inevitable. You can see what the bargain counter offers by reading the Record and Guide December 19—the big "Opportunity Number."

Government Work.

FORT HANCOCK, N. J.—Sealed proposals for new plumbing and construction in barracks 22, 23, 24, and 25, at this post, will be received Nov. 18. Address W. J. Hawkins, constructing Q. M., U. S. A.

The contract for the construction complete of the U. S. public building at Bridgeton, N. J., has been awarded to Wm. F. Holding, of 2426 Davison av, New York City, at \$44,900; time, Dec. 1, 1909.

Proposals for Hospital Buildings will be received at the Bureau of Yards and Docks, Navy Department, Washington, Nov. 21, for additions to and alterations in the Naval Hospital buildings, Philadelphia, Pa. Wm. M. Smith, acting chief of bureau.

Office of the Supervising Architect, Washington, D. C.—Sealed proposals will be received at this office until the 30th of November for the construction (complete) of the U. S. Post Office at Lancaster, Va. James Knox Taylor, Supervising Architect.

Washington, D. C.—Proposals will be received the 25th day of November for the construction (including plumbing, gas piping, heating apparatus, electric conduits and wiring) of the U. S. Post Office at Hazelton, Pa. James Knox Taylor, Supervising Architect.

Brief and Personal.

Intimations are given that probably the Hudson Tunnel Companies will extend their 6th av subway northward beyond 33d st, and at least to 42d st.

The Tompkins-Kiel Marble Co. has been incorporated with \$50,000 capital. The directors are Thos. D. Tompkins, of New York, August Kiel, Jr., of Westchester county, and John R. Mulder, of Brooklyn.

M. L. Wortheimer and J. Cornell, formerly draughtsmen in the office of Morrill Smith at Far Rockaway, L. I., will open an office within the next two weeks at 260 Central av. The firm name will be Wortheimer & Cornell.

Robert E. Kelly, builder and general contractor, has removed his office and shop to 213 and 215 East 44th st. Mr. Kelly makes a specialty of altering dwellings for business purposes, furnishing plans, specifications, etc.

The annual meeting of the Eastern (Plumbing) Supply Association at the

Hotel Astor elected P. M. Beecher, of Syracuse, N. Y., president; F. A. Buckman, New York, treasurer, and Frank S. Hanley, New York, secretary.

The site is being cleared in Chambers st for the addition to the Emigrant Savings Bank. Russell & Erwin, hardware, former tenants, are now situated in Lafayette st, which is becoming somewhat of a centre for builders' supplies in the hardware and plumbing lines.

The unfilled contracts on the books of the United States Realty and Improvement Co. at the present time is between \$25,000,000 and \$30,000,000. It is pointed out that this is practically a new high record, thereby emphasizing the improvement in construction work throughout the country.

Frank Vernon, who is well known on account of his activity in the cement market, is president of the Germania Electric Heating and Manufacturing Co., manufacturers of electric flat irons and cigar and pipe lighters. The factory is at Pittsfield, Mass., and the company has agencies throughout the United States. Of the cigar and pipe lighter there are two types, the pendant and the desk stand.

The Turner Construction Co., 11 Broadway, has issued "Bulletin No. 5," which treats of the Kuffel & Esser Co.'s buildings in Hoboken, N. J. The group comprises five factories of reinforced concrete construction, for which the Turner Co. were the consulting engineers and contractors. The bulletin is replete with illustrations of exteriors and interiors. A loose page accompanying the bulletin shows the fluctuations in the prices of certain building materials in New York during the last six years, the result of investigations made by the company.

The National Committee of the Confederated Supply Associations has in charge a work intended for the betterment of plumbing goods. Officers elected Oct. 15 were: President, J. J. Ryan, of J. J. Ryan & Co., Chicago, Ill.; vice-president, W. A. Myler, of the Standard Sanitary Mfg. Co., Pittsburgh, Pa.; treasurer, L. O. Koven, of L. O. Koven & Brother, New York, N. Y.; secretary, Frank S. Hanley, New York, N. Y.; board of directors: J. J. Ryan, W. A. Myler, L. O. Koven, J. D. Hibbard, of the John Davis Co., Chicago; J. H. Borton, of Haines, Jones & Cadbury Co., Philadelphia; J. S. Hoy, of Hoy & Co., Albany, N. Y.

Mr. H. E. Plumer and J. P. H. Perry of the Turner Construction Co., 11 Broadway, Manhattan, will leave on Nov. 28, on the steamship Caronia for an extended European trip, touching on the Azores, Maderia and arriving at Naples about Dec. 12. From there they will journey through Italy, sightseeing in the principal cities in Switzerland and may possibly spend some time in Germany. It is expected that they will return from the continent some time in January. The trip is to be purely a vacation, though much pleasure is anticipated in the opportunities that will be offered in studying the country so rich in examples of concrete construction.

PROJECTED BUILDINGS

The first name is that of the ow'r; ar't stands for architect; m'a 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.

Centre st, e s | the blk, from Tryon row to Duane st, 24-sty brk and
Park row, w s | stone office building, 381x168½, tile and copper
Tryon row, n s | roof; cost, \$8,000,000; City of New York; ar'ts,
Duane st, s s | McKim, Mead & White, 160 5th av.—459.
110th st, s s, 50 w 1st av, 2-sty brk and stone stable, 25x98, tar and
gravel roof; cost, \$7,000; Luigi Guito & Bro, 323 E 109th st; ar'ts,
Moore & Landsiedel, 148th st and 3d av.—460.

Leroy st, Nos 154 and 156, 1-sty brk storage for wagons, 50x70; cost, \$800; Astor estate, 21 Liberty st; ar't, P F Brogan, 119 E 23d st.—451.

BETWEEN 14TH AND 59TH STREETS.

4th av, Nos 371 and 373 | 12-sty brk and stone stores, lofts and of-
26th st, Nos 103 and 105 E | fice building, 49x120 and 98, plastic slate
roof; cost, \$380,000; Putnam Holding Co, 314 Madison av; ar't, Wm
C Hazlett, 1133 Broadway.—455.
39th st, Nos 310 and 312 W, 6-sty brk and stone loft building, 50x
93.9, asphalt and slag roof; cost, \$40,000; Daniel F Mahony, 101
W 42d st; ar't, Joseph Wolf, 103 Park av.—452.

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

Blackwells Island, Metropolitan Hospital, two 2-sty stone and steel
power house and laundry buildings, 65.8x44 and 116x48; total
cost, \$120,000; Department of Public Charities, 200 E 26th st; ar't,
Raymond F Almirall, 51 Chambers st.—454.

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

122d st, n s, 60.2 w Broadway, 3-sty brk and stone store and dwelling, 78.11x15.2, plastic slate roof; cost, \$15,000; Chas F Petry, Broadway, n w cor 122d st; ar't, Louis C Maurer, 22 E 21st st.—453.

NORTH OF 125TH STREET.

Park terrace, s w cor 215th st, 3-sty brk and stone residence, 25x20; cost, \$9,000; Gerald S Griffen, 1958 E 13th st, Brooklyn; ar'ts, Jackson & Brown, 500 5th av.—457.
144th st, s s, 550 e Broadway, 6-sty brk and stone apartment house, 100x86.11, plastic slate roof; cost, \$120,000; Young Realty and Const Co, on premises; ar'ts, Thain & Thain, 4 E 42d st.—458.
St Nicholas av, s w cor 182d st, 1-sty brk and terra cotta stores, 70x100; cost, \$5,000; M E Addoms, 15 William st; ar'ts, Neville & Bagge, 217 W 125th st.—456.

BOROUGH OF THE BRONX.

Dock st, w s, 100 s Westchester av, two 1-sty frame sheds, 103x16 each; total cost, \$2,000; Thos B Watson, on premises; ar't, B Ebeling, 1136 Walker av.—858.
Kingsbridge terrace, e s, 704 n Kingsbridge road, two 2-sty and attic brk dwellings, 21x57 each; total cost, \$9,000; Frederick Schill, 2738 Kingsbridge terrace; ar'ts, Thom & Wilson, 1123 Broadway.—846.
Minford pl, e s, 225 s 173d st, five 4-sty brk tenements, 30x87 each; total cost, \$125,000; Edw A and A J Barry, 1149 Boston road; ar'ts, Moore & Landsiedel, 148th st and 3d av.—854.
Van Buren st, n s, 237.6 e Morris Park av, 1-sty frame shed, 15x30; cost, \$300; Jacob Jacobowitz, on premises; ar't, B Ebeling, 1136 Walker av.—850.
7th st, s s, 50 e Av A, 2-sty frame storage, 55x17.4; cost, \$3,500; T R Thorn, on premises; ar't, B Ebeling, 1136 Walker av.—857.
195th st, s e cor Decatur av, 5-sty brk tenement, 40x90; cost, \$45,000; Hammer Realty Co, Park av and 172d st; ar't, William Schnauer, 363 E 149th st.—847.
218th st, s s, 180 e Bronxwood av, 2-sty frame dwelling, 22x44; cost, \$4,000; Albert Hauskiewicz, 916 E 218th st; ar't, L Howard, 1861 Carter av.—849.
Bathgate av, w s, 162.10 s 176th st, 1-sty frame shed, 24x16; cost, \$300; Thomas McLaughlin, 1839 Bathgate av; ar't, Edw Hehre, 1828 Arthur av.—855.
Castle Hill av, e s, 263 s Parker av, two 3-sty brk stores and dwellings, 25x62 each; total cost, \$20,000; Felix De Canio, 98 Castle Hill av; ar't, Henry Nordheim, Tremont av and Bronx st.—860.
Garrison av, s s, 25 w Whittier st, 2-sty brk dwelling, 20x53; cost, \$7,000; Agnes Schano, 22 Amethyst st; ar't, John Gerhardt, 615 Eagle av.—859.
Grant av, s s, 50 w Franklin st, 1-sty brk shop, 20x40; cost, \$700; Joseph Newman, Madison av, Westchester; ar't, Chas R Baxter, 3099 Middletown road.—853.
Pelham av, Nos 557 and 559, 4-sty brk tenement, 50x86.6; cost, \$20,000; Nathan Lampport, 273 Canal st; ar't, G M McCabe, 96 5th av.—856.
Tinton av, w s, 100 n 150th st, two 5-sty brk tenements, 37½x94.1½ each; total cost, \$70,000; John De Rose & Co, 628 Mead st; ar'ts, Goldner & Goldberg, Jackson and Westchester avs.—844.
Vreeland av, n e cor Marrin st, six 2-sty frame dwellings, 18x48 each; total cost, \$24,000; Jos Diamond, 176th st and Berrian av; ar't, B Ebeling, 1136 Walker av.—851.
Westchester av, s s, 296.5 w Castle Hill av, 3-sty brk store and dwelling, 24.6x52; cost, \$7,500; Jos Mosstatt, Westchester av; ar't, B Ebeling, 1136 Walker av.—852.
Wallace av, Nos 1809 and 1811, 1-sty frame shed, 32x13; cost, \$150; Jacob Schneider, on premises, ow'r and ar't.—848.
Washington av, e s, 200.6 s 171st st, 6-sty brk tenement, 50.1½x101.6; cost, \$50,000; Silverman, Leader & Bloom, 1834 Clinton av; ar't, Chas M Straub, 147 4th av.—845.

ALTERATIONS.**BOROUGH OF MANHATTAN.**

Bayard st, No 19, 1-sty brk and stone side extension, 9.6x24, to 3-sty brk and stone dwelling; cost, \$600; William Barrow, 62-64 William st; ar't, O Reissmann, 30 1st st.—2110.
Canal st, Nos 443-445, skylights, partitions, toilets, to 3-sty brk and stone tenement; cost, \$850; Corporation of Trinity Church, 187 Fulton st; ar't, James E Connelly, 45 E 128th st.—2105.
City Hall pl, No 19, partitions, windows, toilets, to two 4-sty brk and stone tenements; cost, \$1,920; estate of Eliza Arnold, 84 William st; ar't, Max Muller, 115 Nassau st.—2098.
Greenwich st, Nos 518 to 522, toilets, partitions, to three 4-sty brk and stone tenements; cost, \$1,500; Edward Wanty, Tompkinsville, S I; ar't, A Busselle, 1133 Broadway.—2079.
Murray st, Nos 9 to 15, new staircase, partitions, windows to 12-sty brk and stone store and office bldg; cost, \$8,000; Franking Bldg Co, 54 Wall st; ar'ts, Gillespie & Carrel, 1123 Broadway.—2073.
North Moore st, No 15, skylights, windows, toilets, to 3-sty brk and stone tenement; cost, \$600; estate J H Miller, 243 W 112th st; ar't, J McDonough, 47 Morton st.—2094.
Pitt st, No 31, toilets, partitions, windows, piers to 5-sty brk and stone tenement; cost, \$3,000; L Aumann, 31 Pitt st; ar't, O Reissmann, 30 1st st.—2084.
Rose st, No 53, install hatchway, partitions to 5-sty brk and stone store and loft building; cost, \$500; Lillian B Leavitt, 122 W 88th st; ar't and b'r, Libman Const Co, 1468 Broadway.—2083.
Spring st, No 325, toilets, partitions, windows, skylights, to 4-sty brk and stone tenement; cost, \$600; Edward Wanty, Tompkinsville, S I; ar't, Alfred Busselle, 1133 Broadway.—2096.
Water st, w s, 120 n Peck slip, install elevator, concrete floor, partitions, to 3-sty brk and stone loft building; cost, \$1,500; Geo H Lewis & Son, 268 Water st; ar't, H C Rossell, 3 E 33d st.—2104.
Willett st, No 96, partitions, windows, vent shaft, to 5-sty brk and stone store and tenement; cost, \$3,000; Christian L Berge, 96 Willett st; ar't, Herman Horenberger, 122 Bowery.—2102.
16th st, No 627 E, 5-sty brk and stone rear extension, 13x6, partitions, windows, store fronts to 5-sty brk and stone tenement; cost, \$1,000; Wm H A Rubino, 536 9th st, Brooklyn; ar't, Chas M Sutton, 70 5th av.—2077.
18th st, Nos 52 and 54 W, toilets, partitions to two 3-sty brk and stone stores and offices; cost, \$200; G L Morgenthau, 50 W 18th st; ar't, Fredk Jacobsen, 1204 Broadway.—2085.

22d st, n e cor 7th av, partitions, toilets to 3-sty brk and stone dwelling; cost, \$500; Adolph Kronike, 359 W 22d st; ar't, B W Berger & Son, 121 Bible House.—2078.

23d st, No 150 East, build brk wall, cornice, to 3-sty brk and stone store and loft building; cost, \$300; S L & S Frank, 150 E 23d st; ar't, John A Hamilton, 32 Broadway.—2109.

37th st, No 106 West, stairs, windows, partitions, to 4-sty brk and stone store and loft building; cost, \$3,000; Robert Hoe, 507 Grand st; ar'ts, Taylor & Levi, 24 E 23d st.—2107.

41st st, Nos 108 to 112 W, raise roof, new front, new interior to 1-sty brk and stone church; cost, \$45,000; Chas E Force & Co, 49 Wall st; ar'ts, Chas I Berg and D G Malcolm, 571 5th av.—2081.

41st st, No 342 W, toilets, partitions, windows to two 4-sty brk and stone stores and tenements; cost, \$1,500; M M Heller, 47 E 88th st; ar't, L A Goldstone, 45 W 34th st.—2087.

44th st, No 110 West, store fronts, to 4-sty brk and stone dwelling, and loft building; cost, \$500; Joseph Kornhauser, 19 W 35th st; ar't, Erwin Rossbach, 2010 Broadway.—2101.

49th st, No 515 W, walls fireproofed to 4-sty brk and stone tenement; cost, \$500; H Ludeman, 513 W 49th st; ar't, O Reissmann, 30 1st st.—2082.

50th st, No 352 West, windows, toilets, to 4-sty brk and stone dwelling; cost, \$500; John Corse, 129 W 94th st; ar't, J Baum, 302 W 78th st.—2095.

55th st, Nos 504-506 West, toilets, partitions, windows, to four 4 and 5-sty brk and stone stores and tenements; cost, \$3,000; Sarah J Brook, 345 W 56th st; ar't, James W Cole, 403 West 51st st.—2097.

59th st, Nos 299 and 301 W, alter partitions, walls to 4-sty brk and stone hotel; cost, \$1,000; Oliver L Jones, 116 W 72d st; ar't, M C Merritt, 58 W 31st st.—2091.

71st st, No 261 East, alter shaft, partitions, windows, to 5-sty brk and stone tenement; cost, \$1,000; M Kinzler, 62 Liberty st; ar't, O Reissmann, 30 1st st.—2099.

115th st, Nos 330-332 East, partitions, windows, to two 4-sty brk and stone stores and tenements; cost, \$1,500; Vito A Pittaro, 590 Morris av; ar'ts, Moore & Landsiedel, 3d av and 148th st.—2100.

125th st, Nos 158 to 164 W, toilets, partitions, windows to 3-sty brk and stone stores and office; cost, \$1,500; Edward D Farrell, 158 W 125th st; ar'ts, Neville & Bagge, 217 W 125th st.—2089.

Av B, Nos 34 and 36, partitions, windows, toilets, show windows to 4-sty brk and stone dwelling; cost, \$800; S Susman, on premises; ar't, O Reissmann, 30 1st st.—2090.

Lenox av, No 111, windows, fireproof blocks to 5-sty brk and stone store and office; cost, \$700; M Levy, 115 Lenox av; ar't, L F J Weiher, 103 E 125th st.—2092.

Lenox av, No 273, 1 and 2-sty brk and stone front and rear extensions, 17x3.4 and 21.8, stairs, partitions, to 3-sty brk and stone dwelling; cost, \$5,000; Margaret C Minahan, 586 Western av, Albany, N Y; ar't, Frank H Hines, 104 W 124th st.—2093.

1st av, No 25, add 1 sty to 6-sty brk and stone storage warehouse; cost, \$2,500; Mrs Mary Houser, 54 1st av; ar't, A G Reclin, 233 5th av.—2108.

1st av, Nos 244 and 246, fireproof shaft, partitions to two 5-sty brk and stone stores and tenements; cost, \$5,000; W W Astor, London, England; ar't, Erwin Rossbach, 2010 Broadway.—2076.

3d av, Nos 1987 to 1991, partitions to three 4-sty brk and stone tenements; cost, \$200; Sarah L Payne, 158 E 126th st; ar't, Harry Zlot, 1400 5th av.—2075.

3d av, n e cor 49th st, install moving picture show, to 2-sty brk loft and store building; cost, \$600; Frank J Cassidy, 241 W 42d st; ar't, B Sackheim, 354 Grand st.—2103.

3d av, n w cor 121st st, partitions, windows, plumbing, fire escapes, to two 2-sty brk and stone office, store and church buildings; cost, \$2,000; Reformed Low Dutch Church of Harlem, 182 E 122d st; ar't, Walter H C Hornum, 360 W 125th st.—2106.

5th av, Nos 2152 to 2154, 3-sty brk and stone rear extension, 3x17.4, piers, windows, partitions, stairs to two 5-sty brk and stone tenements; cost, \$5,000; Sundel Hyman, 2069 5th av; ar'ts, Sommerfeld & Steckler, 19 Union sq.—2088.

5th av, n w cor 38th st, stairs to 4-sty and basement brk and stone store and offices; cost, \$1,500; Sarah Switzer, 420 5th av; ar'ts, Neville & Bagge, 217 W 125th st.—2086.

6th av, s w cor 30th st, erect sign to 3-sty frame store and dwelling; cost, \$165; Minnie Raeber, 499 6th av; ar't, and b'r, Kerwin N Fulton, 128 4th av.—2074.

11th av, No 677, toilets, partitions, windows to 4-sty brk and stone tenement; cost, \$1,000; Frederick C Bauman, Weehawken, N J; ar't, John H Knubel, 318 W 42d st.—2080.

BOROUGH OF THE BRONX.

183d st, No 624, two 1-sty frame extensions, 25x17.10 and 4x30.2, to 3-sty frame store and dwelling; cost, \$1,500; John Marx, on premises; ar't, B Ebeling, 1136 Walker av.—542.

239th st, n s, 520 e Keppeler av, new foundation, to 2½-sty frame dwelling; cost, \$200; Albert Stone, on premises; ar't, Wm S Irving, 241 E 239th st.—536.

Alexander av, e s, 70 s 137th st, new partitions, to 3-sty brk dwelling; cost, \$100; Annie M Rossman, on premises; ar't, Jonas R Rossman, on premises.—532.

Caldwell av, No 918, new door, new partitions, to 3-sty frame dwelling; cost, \$200; John Weichsel, on premises; ar'ts, Goldner & Goldberg, Jackson and Westchester avs.—533.

Eastern Boulevard, n s, 50 e Av A, move 1-sty frame storage; cost, \$500; T R Thorn, on premises; ar't, B Ebeling, 1136 Walker av.—540.

McLean av, s w cor Webster av, new door, &c, to 3-sty frame stores and dwellings; cost, \$150; John Chraschel, 522 E 240th st; ar't, Wm Schnauer, 363 E 149th st.—534.

Randolph av and Cuthbert lane, from Riverdale av to Hudson River, 1-sty frame extension, 16.6x5.4, new doors, windows, partitions, &c, to 2-sty brk laundry; cost, \$5,000; Sisters of Charity of St Vincent de Paul, on premises; ar'ts, Ditmars & Brite, 111 5th av.—537.

Rider av, w s, 200 s 138th st, concrete floor and new partitions, to 2-sty frame market and stable; cost, \$1,500; Tinsley Bros, 138th st and Canal; ar't, Thos W Lamb, 224 5th av.—535.

Van Nest av, s e cor Unionport road, move 1-sty frame store; cost, \$500; Mrs Barbara Hahn, on premises; ar't, B Ebeling, 1136 Walker av.—539.

West Farms road, e s, 244 s Fink st, move 2-sty frame store and dwelling; cost, \$500; Wm E and Edgar Ferris, on premises; ar't, B Ebeling, 1136 Walker av.—538.

Woodlawn road, n s, 104.7 w Webster av, new dumb waiter, to 3-sty frame store and tenement; cost, \$150; Jacob Zurnieden, 3008 Woodlawn road; ar't, M J Garvin, 3307 3d av.—541.

—Nearly all the big real estate and building material firms will be represented in the great "Opportunity Number" of the Record and Guide, to be issued December 19. Several hundred firms are now on the list.

IMPORTANT ANNOUNCEMENT

REAL ESTATE SERVICE

OF

1908

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REAL ESTATE

REAL ESTATE AND BUILDING STATISTICS.

The following are the comparative tables of Manhattan, The Bronx and Brooklyn of the Conveyances, Mortgages and Projected Buildings for the corresponding weeks 1907 and 1908.

MANHATTAN AND THE BRONX.

CONVEYANCES.		1908.		1907.	
	Oct. 23 to 29, inc.	Total No. for Manhattan	Oct. 25 to 31, inc.	Total No. for Manhattan	
Total No. for Manhattan	158	158	162	162	
No. with consideration	9	9	12	12	
Amount involved	\$231,115	\$231,115	\$312,375	\$312,375	
Number nominal	149	149	150	150	
Total No. Manhattan, Jan. 1 to date		7,919		10,625	
No. with consideration, Manhattan, Jan. 1 to date		575		719	
Total Amt. Manhattan, Jan. 1 to date		\$30,789,642		\$40,028,602	
CONVEYANCES.		1908.		1907.	
	Oct. 23 to 29, inc.	Total No. for The Bronx	Oct. 25 to 31, inc.	Total No. for The Bronx	
Total No. for the Bronx	128	128	128	128	
No. with consideration	8	8	12	12	
Amount involved	\$52,840	\$52,840	\$68,560	\$68,560	
Number nominal	120	120	116	116	
Total No., The Bronx, Jan. 1 to date		8,322		7,813	
Total Amt., The Bronx, Jan. 1 to date		\$4,342,691		\$6,604,671	
Total No. Manhattan and The Bronx, Jan. 1 to date		14,241		18,438	
Total Amt. Manhattan and The Bronx, Jan. 1 to date		\$35,132,333		\$46,633,273	

Assessed Value Manhattan.

	1908.	1907.
	Oct. 23 to 29, inc.	Oct. 25 to 31, inc.
Total No., with consideration	9	12
Amount involved	\$231,115	\$312,375
Assessed value	\$211,000	\$306,800
Total No., Nominal	149	150
Assessed value	\$7,455,800	\$6,268,000
Total No. with consid., from Jan. 1 to date	575	719
Amount involved	\$30,789,642	\$40,028,602
Assessed value	\$24,832,640	\$26,897,900
Total No. Nominal	6,344	9,906
Assessed value	\$370,178,700	\$314,306,600

MORTGAGES.

	1908.		1907.	
	Oct. 23 to 29, inc.	Manhattan.	Oct. 25 to 31, inc.	Manhattan.
Total number	136	115	151	111
Amount involved	\$2,809,159	\$654,225	\$2,860,861	\$632,457
No. at 6%	58	51	59	57
Amount involved	\$575,219	\$213,975	\$325,711	\$332,448
No. at 5%	15	21	6	14
Amount involved	\$207,300	\$143,750	\$442,000	\$51,000
No. at 5 1/2%				
Amount involved				
No. at 5%	32	17	46	25
Amount involved	\$1,057,150	\$101,100	\$1,325,150	\$194,509
No. at 4 1/2%	11	1	5	
Amount involved	\$651,000	\$12,000	\$235,000	
No. at 4%			3	
Amount involved			\$94,400	
No. at 3%				
Amount involved				
No. at 2%				
Amount involved				
No. without interest	20	25	32	15
Amount involved	\$318,490	\$183,400	\$438,600	\$54,500
No. above to Bank, Trust and Insurance Companies	38	12	21	6
Amount involved	\$1,685,650	\$89,275	\$879,500	\$39,500
Total No., Manhattan, Jan. 1 to date		7,088		10,393
Total Amt., Manhattan, Jan. 1 to date		\$230,769,429		\$276,777,984
Total No., The Bronx, Jan. 1 to date		5,872		7,025
Total Amt., The Bronx, Jan. 1 to date		\$32,446,047		\$64,439,127
Total No., Manhattan and The Bronx, Jan. 1 to date		12,960		18,418
Total Amt. Manhattan and The Bronx, Jan. 1 to date		\$263,215,476		\$341,217,111

PROJECTED BUILDINGS.

	1908.		1907.	
	Oct. 24 to 30, inc.	Manhattan.	Oct. 26 to 31, inc.	Manhattan.
Total No. New Buildings:				
Manhattan	11	11	8	8
The Bronx	30	30	21	21
Grand total	41	41	29	29
Total Amt. New Buildings:				
Manhattan	\$8,696,800	\$8,696,800	\$419,000	\$419,000
The Bronx	388,450	388,450	155,100	155,100
Grand total	\$9,085,250	\$9,085,250	\$574,100	\$574,100
Total Amt. Alterations:				
Manhattan	\$102,535	\$102,535	\$139,910	\$139,910
The Bronx	10,300	10,300	8,750	8,750
Grand total	\$112,835	\$112,835	\$148,660	\$148,660
Total No. of New Buildings:				
Manhattan, Jan. 1 to date	529	529	884	884
The Bronx, Jan. 1 to date	1,487	1,487	1,748	1,748
Manhattan-Bronx, Jan. 1 to date	2,016	2,016	2,632	2,632
Total Amt. New Buildings:				
Manhattan, Jan. 1 to date	\$71,691,771	\$71,691,771	\$69,913,960	\$69,913,960
The Bronx, Jan. 1 to date	14,084,325	14,084,325	18,118,244	18,118,244
Manhattan-Bronx, Jan. 1 to date	\$85,776,096	\$85,776,096	\$88,032,204	\$88,032,204
Total Amt. Alterations:				
Manhattan-Bronx, Jan. 1 to date	\$10,146,982	\$10,146,982	\$16,414,653	\$16,414,653

BROOKLYN.

CONVEYANCES.

	1908.	1907.
	Oct. 22 to 28, inc.	Oct. 24 to 30, inc.
Total number	529	488
No. with consideration	26	21
Amount involved	\$282,175	\$184,993
Number nominal	503	467
Total number of conveyances, Jan. 1 to date	22,295	28,526
Total amount of conveyances, Jan. 1 to date	\$15,015,419	\$17,514,083

MORTGAGES.

	1908.	1907.
	Oct. 22 to 28, inc.	Oct. 24 to 30, inc.
Total number	492	489
Amount involved	\$2,113,573	\$1,590,724
No. at 6%	300	236
Amount involved	\$869,950	\$572,673
No. at 5 1/2%		
Amount involved		
No. at 5%	145	156
Amount involved	\$790,850	\$812,500
No. at 5 1/4%		
Amount involved		
No. at 5%	24	32
Amount involved	\$170,722	\$152,938
No. at 4 1/2%		
Amount involved		
No. at 4 1/4%		
Amount involved		
No. at 4%	2	1
Amount involved	\$3,350	\$500
No. at 3%		
Amount involved		
No. without interest	21	14
Amount involved	\$278,701	\$52,113
Total number of Mortgages, Jan. 1 to date	21,155	29,223
Total amount of Mortgages, Jan. 1 to date	\$73,780,372	\$125,735,190

PROJECTED BUILDINGS.

	1908.	1907.
No. of New Buildings	271	78
Estimated cost	\$1,265,990	\$1,072,900
Total Amount of Alterations	\$62,156	\$110,858
Total No. of New Buildings, Jan. 1 to date	5,020	7,657
Total Amt. of New Buildings, Jan. 1 to date	\$30,076,761	\$58,795,853
Total Amount of Alterations, Jan. 1 to date	\$4,766,735	\$5,763,478

THE WEEK.

THAT the real estate business is on the mend is clearly shown by the increasing number of documents of all kinds recorded. Many brokers still state that there has been but little betterment of conditions, but this reasoning is, in most cases, due to the fact that they have not individually been fortunate enough to close many deals, and their commissions were consequently few and far between. Nevertheless, the market is healthier, property is in stronger hands than for years past, money is plentiful, and can be readily had on good equity, and the small investor—the man who can afford to own only one piece of land—is “shopping” and trying to find where he can place his principal to the greatest advantage. During the past month many deals of importance have been made to the wealthy land owner—the man who owns many parcels—is also clearly a sign of the betterment of conditions.

Not many months ago there was no market whatever for the expensive piece of property. It was impossible to get an offer, due in a large measure, to the fact that it was difficult to raise a mortgage of any size from any of the monied interests. Those large institutions, who make a practice of loaning on gilt-edged holdings, simply withdrew, which closed up practically the only avenue where money in large quantities could be obtained.

Outsiders have gradually been coming into the market during the past few months, having come to a realization that real estate as a whole is an exceptional safe method of investing money. As an example the sale of the southwest corner of Elm and Pearl sts, a 5-sty business building, on a lot about 50x73, was purchased for all cash from Abraham M. Clonney. The New York Life Insurance Co. formerly owned this parcel, and sold it to Mr. Clonney, subject to a mortgage of \$70,000 at 5 per cent. One of the terms of sale, insisted on by the buyer, was that this mortgage be paid off. The insurance company assented, and when title will be taken on December 1st it will be free and clear. The asking price was \$140,000 and it is rented for a period of 20 years to a manufacturing concern, which pays \$7,300 a year net. Nos. 632 and 634 West 34th st, two 3-sty buildings, leasehold, were also purchased by an investor. Extensive alterations will be made, and will be used by the new owner as a storage house. This property is located 396 feet west of 11th av, and is opposite the hay market. The Pennsylvania and Central railways, as well as the Italian

Steamship docks are at the foot of this street. The Fifth av section also came in for a sale of leasehold property. The 4-sty business building No. 313 Fifth av was sold to a piano and organ manufacturing firm, who will use it for its own business. This lot is 28 feet wide and has a depth of 128 feet, the main building extending back 70 feet. There are two 2-sty extensions, one of them with a large skylight, and one 1-sty extension in the extreme rear of the structure. Adjoining on the north is an 11-sty mercantile building, while on the south the two adjoining properties are owned by Johnston Livingston.

The southeast corner of Sixth av and 53d st, 74.4x81.8 was reported purchased, by a realty company which contemplates razing the present buildings on the plot and erecting a theatre. It is stated that negotiations are pending for the purchase of the adjoining plot on 53d st, to give additional depth. Another theatre will, in all probability, soon be started. The property on the south side of 41st st, 125 feet west of Sixth av, 75x98.9. The owner of the land is the Gerry estate, and was recently leased for a term of 21 years. It is estimated that the theatre will have a seating capacity of about 650 people.

Considerable activity was manifested on Washington Heights. A plot of about five lots at the southwest corner of St. Nicholas av and 164th st was purchased by the 164th Street Realty & Construction Co., which will erect a 6-sty elevator apartment house on the plot. The same owner has plans made for a similar structure on the adjoining corner, which will complete the block front. A trade of considerable size was also brought to a successful termination. The properties involved were the eight lots on the south side of 184th st, 100 feet west of Amsterdam av, and the five 5-sty flats Nos. 10 and 18 East 110th st, occupying a plot 128x100.11. Two lots on the north side of 148th st, 250 feet west of Broadway also changed hands.

The announcement made during the week that the old Putman House on the northeast corner of Fourth av and 26th st would shortly be demolished caused considerable comment. During the past year a number of old hostelries have been torn down to make way for business buildings. Not long since the Everett House on the northwest corner of this avenue and 17th st closed its doors, and at the present time a new 17-sty building is in the course of construction. The Putman House dates back to the Civil War and for years "Larry" Kerr, one of the Bonifaces of the Hoboken Turtle Club, was its manager. On the part of the original site a 7-sty building was constructed, and a couple of years ago this part was re-christened Hotel Preston. The new structure will occupy a plot 49.4 feet on the avenue and a depth of 120 feet, with an "L" facing at Nos. 103 and 105 East 26th st. Fourth av, between 14th and 34th sts, has been in a dormant state for some years, until recently, when owners (who are in the main large estates) has shown a disposition to improve.

THE AUCTION MARKET

THE offerings in the auction market were numerous and varied. For the first time in a number of weeks a considerable number of parcels were put up at voluntary sale. Besides the usual amount of forced offerings, there was a partition sale of considerable importance. Several of the pieces in the last mentioned properties were purchased by parties in interest, who evidently did not feel disposed to let them go at the prices bid by outsiders. Naturally they are in the best position to know their value, or may have specific plans for the future of them, which, up to the present, have not been carried out. A large percentage of the voluntary offerings were bid in by the owners. This market has not sufficiently recovered from the recent slump, and the time is not as yet propitious for owners of realty to offer their holdings to the highest bidder.

At the stand of Joseph P. Day on Monday last there were six parcels advertised for sale. Five were adjourned to future dates and the sixth was sold to the plaintiff in the action for \$6,094. The last mentioned property was a vacant plot, 38.10 x 82.2 on the west side of Belmont av, 429.11 feet north of 181st st. The amount due on the judgment was \$824.98; taxes and other charges, \$685. It was subject to a prior mortgage of \$5,750. On the same day Samuel Marx sold to August Kuhn for \$26,025 No. 2621 Third av, a 3 and 4-sty tenement, 25x100, located on the west corner of 140th st. The judgment in the action amounted to \$23,559.25; taxes, etc., aggregating \$1,510.21.

On Tuesday 21 pieces were put up at auction. Of these six, or about one-third went into outside hands, ten to parties interested, three to plaintiffs in the various actions, one withdrawn and one adjourned. This is the largest number of improved Manhattan and Bronx properties offered in a single day for some time. There have been quite a number of lot sales during the year, but it is some months since this number has been equalled. On Wednesday there were five offerings, four of which were adjourned and one sold. The property which went into the hands of a new owner was No. 362 West 120th st, a 3-sty and basement dwelling, 17x100.11, located 168 feet east of Morningside av East. It was a voluntary sale and Hannah Weinshank made a bid of \$15,000 and it was knocked down to her.

CITY BUDGET.

AN INCREASE OF \$11,000,000 ASKED FOR BY VARIOUS CITY DEPARTMENTS.

At the taxpayers' hearing, before the Board of Estimate and Apportionment, last Wednesday, the Mayor announced that the figures of the tentative budget were prepared. He stated that Henry Bruere, of the Bureau of Municipal Research, had given valuable assistance and he wished to take this opportunity to thank him for his public spirit. In round numbers the budget was fixed at \$156,000,000, or an increase of about \$11,000,000 over that of last year. It is likely that another million will be added to this total.

It was a sort of come early and stay late affair, which did not end until late in the evening. There was considerable ill feeling displayed. A hundred or so people spoke during the entire session, each one having many suggestions to make of more or less value.

The figures of the allotments of the Finance Department's "suggested" budget, as it was christened by the Mayor, are given herewith in table form:

TENTATIVE FIGURES.		
Department of	1909.	1908.
Street Cleaning	\$7,418,299	\$6,632,856
Finance	1,458,799	1,359,740
Education	27,470,430	26,712,963
Health	2,457,459	2,279,849
Police	14,661,667	14,350,499
Fire	7,884,205	7,483,485
Bridge	791,408	569,545
Law	849,940	784,370
Water	6,461,313	5,919,056
Park	1,111,302	1,026,435
Charities	2,542,605	2,287,944

In commenting on the outlook Comptroller Metz said: "The times promise not to be so hard this winter. The population of our institutions ought not to increase. Business is getting better all over the country. I know my own is, and I don't think we need to look forward to depressed times."

COMPULSORY TAXATION.

There is unusual excitement in New South Wales over the coming into practical operation throughout that State of the law (pp. 273, 488, 494) for compulsory taxation of land values and optional exemption of improvement values, says The Public in its issue of Oct. 2 last. This reform was promoted by the League for the Rating of Unimproved Values, of which A. G. Huie is organizing secretary, and was accomplished by Sir Joseph Carruthers as prime minister of the State. The law as it now exists is described by Mr. Huie as revolutionary in its results.

Almost the entire State of New South Wales is administered by shire (or county) councils which were established in 1907, and by municipal councils which were established in 1908. All councils are required to levy their taxes for general State purposes, on land values exclusively, the minimum being fixed at a penny in the pound (about 2 cents in \$4.80) or a little less than one-twentieth of one per cent. on the capital as distinguished from the rental value. There is no maximum limit. For local and special purposes the councils may impose taxes on either land values or improvement values, subject, however, to veto by a referendum of taxpayers, one of the referendum questions being on the issue of taxing land values alone or improvement values also. To facilitate the operation of this system an assessment of values must be made every three years in three categories—capitalized land values, capitalized improvement values, and annual values, the latter being for statistical purposes only. It is worthy of special note that on the question of local rates an overwhelming number of councils have levied on land values alone; although seven tried to levy on both land values and improvement values, they were defeated on referendum in every instance by large majorities. In the city of Sydney and its suburbs, governed by 40 councils, the highest rate is 5½ pence in the pound (about 2½ per cent.) and the average about 3½ pence (say 1½ per cent.), and the whole amount, except about \$4,000 out of a total of \$1,750,000, is imposed on land values exclusively.

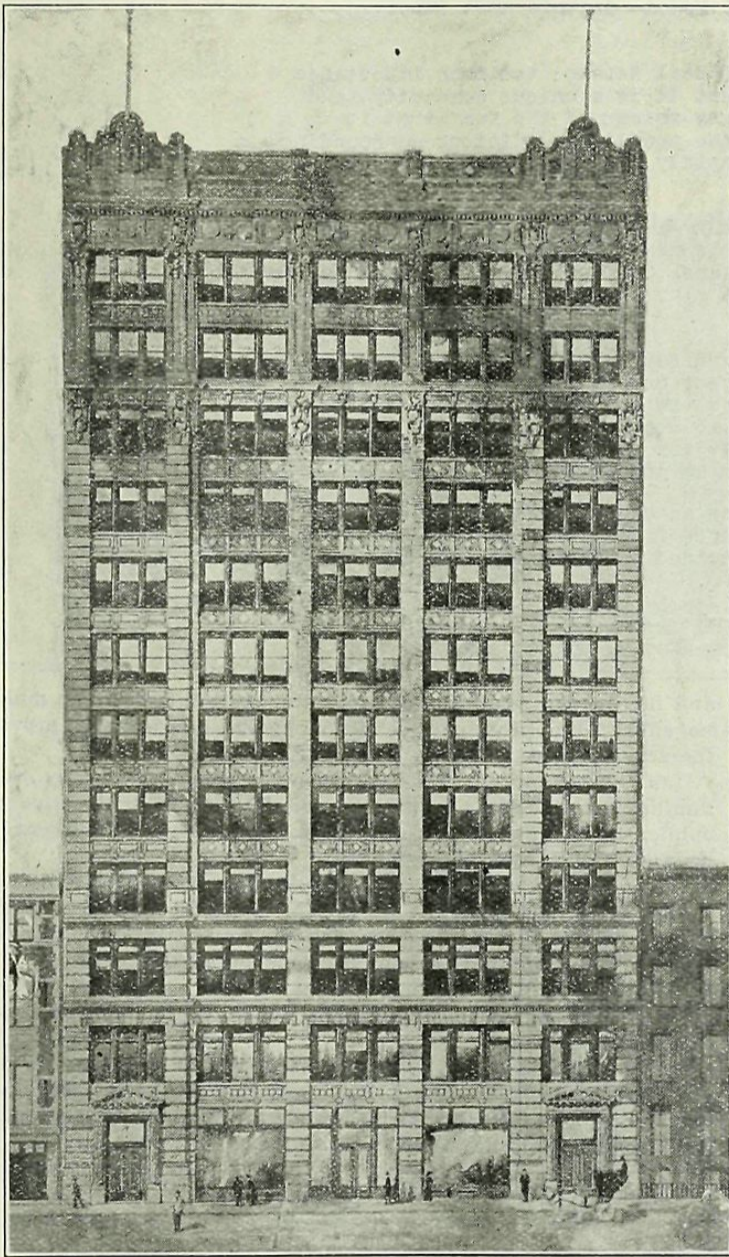
The wholesome economic effects of even this small measure of the single tax policy—"unimproved land value taxation" as they call it in Australia—is indicated by an explanation that Mr. Huie makes. He says: "A good many councils are raising largely increased revenues, but for all that it is estimated that the change in the system of rating means a reduction in the rates paid by over 50 per cent. of the ratepayers, while largely increased sums are demanded from owners of idle land, or land with improvements unworthy of the site. The owners of good shops, factories and homes on reasonable areas pay lower rates, in many cases less than half the amount paid formerly. The owners of idle land are much more willing to meet the ideas of buyers, and many old buildings are to give place to new." This statement is fully confirmed by interviews in the Australian newspapers.

Nos. 37-43 West 26th Street Twelve story and basement Mercantile Building

Plot 100 feet by 98 feet 9 inches.

READY FOR OCCUPANCY JANUARY 1ST, 1909

FOR RENT, STORE AND BASEMENT: FIRST, SECOND, THIRD, FOURTH AND FIFTH LOFTS
THE SIX UPPER STORIES HAVE ALREADY BEEN LEASED FROM THE PLANS



EXCEPTIONAL HEIGHT OF LOFTS

The store floor measures	16 feet	} in the clear from floor to ceiling.
“ second story “	14 “	
“ third “ “	13 “	
Each upper “ “	12 “	

VENTILATION

The first Mercantile Building equipped with a ventilating plant designed to furnish fresh and filtered air and exhaust ventilation for sixteen hundred people at all seasons of the year.

FLUSHOVALVE PLUMBING

Each loft is provided with seven water closets, a number of wash basins and sinks. The men's rooms on each loft are equipped with three urinals in addition, and are completely separated from the toilets for women, which are placed on the opposite side of the loft.

First quality white porcelain, syphon action closets, with push button flush valves, are used.

NATURAL VENTILATION

There are 488 windows in the building, average size of 4 feet by 9 feet, admitting light from north, south, east and west, giving each loft an average clear window area of about 1500 square feet.

The **U. S. Mail chute** installed has two mail openings on each story, **one within each loft**, and one on each stair landing, for the deposit of mail matter.

There are four high speed Otis electric elevators, two for passengers and two for freight, all four elevators also serving the basement.

There is an electric sidewalk Otis elevator for the sole use of the store tenant, and a sidewalk lift exclusively for boiler and engine room service.

THE FRONT OF THE STORE WILL BE ESPECIALLY ATTRACTIVE. SHOW WINDOWS WILL BE ARRANGED TO SUIT THE BUSINESS OF THE TENANT.

There is a courtyard of about 5 feet by 100 feet in the rear of the building, securing permanent north light to store and basement.

SAVING IN COST OF INSURANCE

Its automatic sprinkler system is of the highest type of installation, which entitles the owner and tenants to the maximum rebate of fifty per cent. (50%) on the gross rate of insurance on building and contents. The tenants will receive further rate reductions of ten cents for the automatic fire alarm and five cents for the special fire alarm boxes, one of which is placed on each floor.

SPECIAL RATES FOR ELECTRIC CURRENT

Tenants will be furnished with electric current for either light or power at the maximum rate of five cents per kilowatt hour. Live steam can be supplied if required.

Booklet containing detailed description of building, floor plans and rent schedule may be obtained upon application.

Full Commission Allowed to Brokers

The West Twenty-sixth Street Corporation

Emanuel Pilpel, Manager

Telephone, Spring 1015

Office, 725 Broadway

CHARLES F. NOYES COMPANY



RENTING AND MANAGEMENT OF BUSINESS PROPERTY A SPECIALTY

92 WILLIAM STREET.

NEAR MAIDEN LANE.

NEW YORK, October 22nd, 1908.

BRANCH OFFICE

ARVERNE, L.I.

LEWIS H. MAY, VICE PRES.-MGR.

TELEPHONE { 50 JOHN,
51 JOHN.

The Record & Guide,
#11-15 East 24th Street,
N.Y. City.

Gentlemen:-

Replying to your letter of October 19th in which you state you are going to publish an "Opportunity Number" and ask for suggestions to enable your Periodical to boom things.

This office has not experienced bad times. Our business has been good. We welcomed the breathing spell last Spring and early this Summer so as to enable us to prepare for a larger business that is certain to come when the business world again realizes the natural resources of this country, its increasing commercial importance, and, particularly, the ever increasing value of Real Estate in this most important Metropolis.

To boom Manhattan Real Estate, too much importance cannot be made of the fact that it is a unique commodity, and one in a class all by itself by reason of the fact that it cannot be added to owing to the peculiar conditions surrounding it. It must steadily and rapidly enhance in value as our population increases.

In the midst of the "breathing spell" we enlarged our offices and increased our force by securing the services of the best men we could procure. Our business is now greater for this time of the year than it ever has been in our ten years of business experience.

Our advice to Real Estate men is to use "The Opportunities" furnished by your company in the shape of the Real Estate Directory, the Real Estate Quarterly and the Record & Guide's advertising columns. Your service is unrivaled, and we do not believe any other City can boast of such a thorough Real Estate system as you furnish.

With this service an experienced broker after having served a sufficient apprenticeship in the business, cannot help but make good provided he is honest, capable and a hard worker.

Very truly yours,

Charles F. Noyes
CHARLES F. NOYES COMPANY.

Dic. C.F.N.

LAW DEPARTMENT

DISSATISFIED TENANTS.

To the Editor of the Record and Guide:

A tenant takes a three years' lease of an apartment and difficulty began immediately when the superintendent dismissed the tenant's regular tradesmen, sent back their goods and attempted to substitute those of his own selection. The above-mentioned lease provides for "services and care of apartment"; the porter was informed by the superintendent that he should make a regular charge for cleaning windows, rugs, and his other duties: trouble followed when the tenant objected.

The tenant was supposed to employ workmen of every description, selected by the superintendent until finally on an electrical contract, his "selection's" contract exceeded by forty dollars, that of a reliable firm and when the tenant accepted the lowest estimate, the disagreeable situation or relation of the tenant and impertinence of the superintendent was, of course, intensified.

The telephone service (through the switchboard) was constantly interrupted and the tenant finally procured evidence, both through the telephone company and other witnesses, that the superintendent had ordered the operator to connect him on this tenant's wire, and that this was done on various occasions. The agreement between lessee and lessor was to the effect that the public halls, stairways, and elevator were to be scrubbed at least three times a week (there are fifty apartments in the house). The tenant repeatedly complained to the agent that this was not done, and finally the tenant obtained indisputable proof that the superintendent was collecting on the payroll for scrubbing three times a week, and was employing a woman only once a week, and paying her one-third of the amount charged to the house; also that this woman was not permitted to see or sign the payroll, although all other employees were compelled to do so.

The tenant presented these facts to the agent and was told by this agent that he believed the superintendent and not the tenant, but if the tenant could supply him (the agent) with an affidavit confirming these accusations, that he would give his word to dismiss the superintendent within twenty-four hours.

The tenant produced the affidavit and stands ready to submit further evidence, but the agent has offered various excuses

and has so far retained the superintendent; moreover he makes no effort to improve the condition of the house or to provide the service agreed upon.

Has the tenant any redress except to move (as seven other families have done in disgust) and will you kindly give an opinion on the merits of the case, and the duty of the agent, in your valuable law department to

A DISTRESSED SUBSCRIBER.

Answer.—The above tale of woe of a tenant embraces about every known cause of issues which so constantly arise between tenants and landlords—except the lack of heating.

The facts, being assumed, show a state of more or less "graft," and "absentee landlordism," or indifference on the part of those higher up.

We do not know that "moving" is the proper remedy to advise, but a withholding of rent, or allowing it to get very much in arrears, generally brings about an issue, whence the tenant receives considerable "attention"; and if not satisfaction, at least a "dispossess notice," which becomes a perfectly legal termination of an undesirable relation.

Moral.—"Look before you leap"—into a three years' lease.—Editor.

REMOVING BUILDINGS.

To the Editor of the Record and Guide:

I am a reader of your weekly paper. I have a 2-sty frame house and want to remove it to the rear and put on front side of a 4-sty flat house. Will the law allow me such a move and give me a permit? A space of 25 ft. will be left between the two houses. Please give me your advice as an answer.

J. A. S.

Answer.—Sections 39, 65 and 66 of the Tenement House Law regulate such a project, and we doubt if your plan as outlined would be possible to be carried out.

Two tenements may not be placed on a lot 50 ft. in width or less, or a wooden building of any kind whatsoever upon the same lot with a tenement house within the fire limits.—Editor.

TOO COMPLEX.

To the Editor of the Record and Guide:

Would you kindly explain in your Record and Guide the new law in regard to tax, leases, etc.

I want to know how to get title, &c.

J. G. S.

Answer.—Too complex for any useful comment. Consult a good lawyer.—Editor.

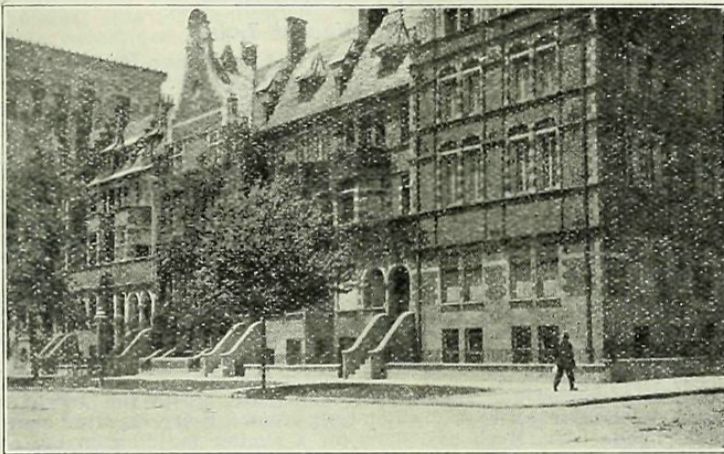
WEST END AVENUE.

PROPERTY ALONG THIS THOROUGHFARE QUIETLY ABSORBED BY INVESTORS AFTER PERIOD OF INACTIVITY.

West End av property has not been in great demand for the past few years, until recently, when a movement was started of considerable size. As a result of the period of inactivity, property values did not advance in proportion to some other parts of town, and when the investing public awoke to the fact that realty could be obtained at a relatively cheaper price than in some other residential sections, a quick absorption took place and tired holders were relieved of their houses.

This avenue is essentially a residential one, though in the lower section there are some tenements. Take for example from 72d to 106th sts, the improvements that have taken place have been in the nature of private residences and high-class apartment houses. This should logically be the case, for the location is exceedingly desirable, being situated between Riverside drive on the west and Broadway on the east. It is one of the few avenues in the city that can be classed as a strictly home street.

Some years ago, before the subway was finished, this avenue was out of the way and difficult to reach. Business men soon got tired walking over to Columbus av to get the elevated railroad, the only other alternative being to take the Broadway surface car to 66th st and then the elevated railroad, after paying another fare. At one time a compromise was to be had in the form of traffic agreement between these roads, namely,



WEST END AVENUE.

Block Front on West Side of Avenue, between 84th and 85th Sts, Showing Class and Style of Residences.

the eight-cent transfer, but this has been done away with, and now the subway is the substitute used.

One of the features on the avenue is the fact that a large number of residences have been constructed on a lot narrow in width, and not of full depth. The result of this arrangement is that families of moderate means can locate there, and have the comforts of a home, without excessive rents. It is lined on both sides with handsome shade trees, and a grass plot on the sidewalks, which adds in no small measure to its general attractiveness.

Among the private dwellings that recently changed hands was No. 229 West End av, a 4½-sty American basement house, 16x60x100, formerly owned by Katherine L. Walker; No. 331, a 4-sty house, 22.8x100, between 75th and 76th sts, built to a depth of 56 feet, also found its way into new ownership. Mr. A. F. Holly bought the residence No. 345, a 4-sty structure, for a price reported to be \$36,000. John J. Dillon, publisher of Rural Life, is the new owner of No. 903, a dwelling on a lot 20x55x100. It is stated that the purchase price was \$35,000. Frances E. Siliek acquired title to No. 882 West End av for \$25,500. This is a 3-sty and basement stone front dwelling, 20x80, and is mortgaged for \$16,500.

The two 5-sty apartment houses Nos. 834 and 836 West End av have figured in three sales since the 5th of September. Mrs. Althea Rudd Ward put them in trade, together with some other property, for the northwest corner of Broadway and 145th st, and the new owner, John W. Kight, resold them to Frank Jaeger, who has since disposed of them. These houses have a frontage of 25 feet each, on a lot 100 feet deep. A. C. and H. M. Hall Realty Co. bought the block front on the west side of the avenue, between 99th and 100th sts, 201.10x175, and will build an up-to-date apartment house on the site. The flat on the southeast corner of 69th st and the avenue was recently purchased by an investor. This latter property was held at a figure approximately \$62,000, and was sold subject to a mortgage of \$40,000.

In that section between 72d and 96th sts, on the west side, there are all told 193 dwellings, 29 apartments, 1 church, 1 school, and 39 vacant lots. On the other side of the way there are 180 dwellings, 32 apartments, 4 churches, 1 school, and 19 vacant lots, not including the block front between 89th and 90th sts.

COLLECTIVE AGENCIES.

A leading real estate broker said to a reporter of the Record and Guide:

"The Record and Guide ought to call the particular attention of its readers to the extreme value of certain collective agencies which have, in the last few years, been created in the real estate field. I mean agencies such as the Real Estate Board of Brokers, the Allied Real Estate Interests, and others of the same class just as valuable in their way. These organizations and all other co-operative efforts deserve the heartiest support of all who are interested in real estate and make their money in it.

"I know the average man has to be whipped into organizations. He is a rather short-sighted individual and that is perhaps the reason why he is the 'ordinary' man. You remember the fellow who asked 'What has posterity done for me?' and this is the attitude of this average man. The great question with him is 'What have these organizations done for me? Do they help me make a dollar? Do they add a cent to my income?' The fellow who asks this sort of question is bound to answer it in the negative. He rather likes the negative side and thinks there is a particular wisdom in a sort of niggardly common sense. He does not seem to understand that it is never possible to go fishing without bait.

"It is common place to hear that a man's income is regulated by the relation between supply and demand. He cannot get more out of the game than there is in it. That is true enough. But what determines the amount 'in it'?"

"Now, I would like to maintain this for a moment—no broker makes his income entirely out of his clients. Of course, it is up to me to explain this apparent paradox. As a matter of fact, it is easy to understand.

"Let us play at supposin', as David Harum says. Suppose I am a broker, and let us say the only broker in the city. I have a hundred clients and the hundred constitute the limit of the market. Now, is the advent of another broker into the field a good thing for me or not? My first answer would be No, it is not a good thing. The second fellow will only divide the total business with me.

"The first effect of his coming might, indeed, be just that; but the activity of two men is greater than the activity of one, and the chances are that I and the other fellow will, in the course of time, create a larger market for ourselves. Instead of there being only one hundred clients, we may jointly create three hundred. The progress at any rate, is likely to be somewhat geometrical, because as one broker after another joins the army he brings in new ideas, produces new developments, and creates new machinery, and all act at a continuously accelerating pace. It is perfectly clear that with one broker only we never could have the Record and Guide, nor the Realty Records Company service, nor the real estate maps, nor title guarantee and trust companies, nor mortgage brokers, nor organizations of one kind and another.

"Now, all these instrumentalities are certainly promoters of business. They give greater and greater publicity to real estate, and when 'A' gets interested as an investor in real estate, his act has an accumulative effect and particularly his successes, so that each new comer, as it were, becomes a new force or center of activity. Real estate, in this way, becomes a great public commodity. It has a greater and greater current demand, and one of the effects of current demand is to make transactions easier to carry through, and the ease with which anything can be done promotes the doing of it.

"It seems to me, therefore, that the real estate trade at the present moment has a particularly advantageous opportunity before it in the 'Opportunity Number' which your paper is to issue on December 19. Its indirect consequences are, from my point of view, certain to be of immensely greater profit to each individual member of the real estate business than any direct returns, no matter how large they may be.

"I know it is the hardest thing to get the average man to see that the intangible effects of life are the greatest assets we have—I mean greatest even in dollars and cents. An exchange, a trade organization, a trade paper, all and each are the greatest creators of business that exist. The man who does not support them is simply unable to see any further than his nose. There is a reason and your readers ought to think it out."

ANOTHER OAKDALE SALE.

The success of the recent sales of bungalow lots located at Oakdale, Long Island, has decided the owner W. K. Aston to offer on November 19, another section. This sale will take place in the exchange salesroom, at the stand of Bryan L. Kennelly.

The property is restricted to private residences, a perpetual right of way to the shore being given to each purchaser. Privileges for boating, bathing and fishing are also included in the terms of sale. A free policy of title insurance goes with the deed. Sixty per cent. of the purchase price may remain on bond and mortgage for three years at four per cent at the option of the purchaser.

PRIVATE SALES MARKET

SOUTH OF 59TH STREET.

Downtown Corner Sold.

ELM ST.—Cammann, Voorhees & Floyd and Robert Colgate & Co. sold for Abram M. Clonney the 5-sty building on the southwest cor of Elm and Pearl sts, about 50x73. This property was formerly owned by the New York Life Insurance Co., who sold it before the building was remodeled. The building is leased for 20 years to the C. & M. Envelope Co. on a net rental basis. Title will be taken on Dec. 1. The property has been held at \$140,000. There was a mortgage of \$70,000, held by the insurance company bearing interest at 5%, but the purchaser has insisted on paying it off, the company assenting. The property will be free and clear when title is taken. The rental paid by the present tenant is \$7,300 net. The Etagloc Holding Co. is the new owner.

WHITE ST.—Daniel Birdsall & Co. sold for a client 62 White st, a 5-sty and basement iron front business building, 23.1x110.9. The property is 126 ft. west of Broadway. Mr. Birdsall was at one time the owner of this property, but sold it on May 1, 1906, 1-3 part going to Benjamin Stephens and the remaining 2-3 parts to Clemence L. Stephens.

4TH ST.—S. Segall & I. Teichner sold for M. Zweigel to M. Brilliant 250 East 4th st, a 6-sty tenement, 25x100. The property is mortgaged for \$30,000.

12TH ST.—John H. Dye sold to Sanford & Greene 250 West 12th st, a 3-sty dwelling, 20.10x83.4x irregular, bet. Greenwich av and West 4th st. The building is 64 ft. deep.

Buys Near River Front.

34TH ST.—Frederick Hollender sold to Peter W. Engs & Sons 632 and 634 West 34th st, two 3-sty buildings, 55x98.9, leasehold. The buildings will be extensively altered before being occupied by the buyers, who will use them as a storage house for wines.

39TH ST.—Achille Starace, as trustee, sold to Catherina Rizzo 312 East 39th st, a 5-sty tenement, 25x75. The building is 60 ft. deep. It is located 150 ft. east of 2d av.

Desirable Apartment Bought.

43D ST.—James K. Holly sold to a Mrs. Hafner 417 and 419 West 43d st, near 9th av, a 6-sty apartment, 50x100, with 6 families on a floor. This property has been held at \$100,000 and the gross rental amounts to \$12,000. The apartments are 2, 3 and 4 rooms and bath each. There are all improvements in the building. As a renting proposition this building has been long considered an excellent one. The building is completely filled, and there is always a waiting list. The building is built to a depth of 97 ft. Across the st is a row of private dwellings. The 2d German Baptist Church is on this block.

52D ST.—Van Vliet & Place and Huberth & Gabel sold for the estate of John P. Van Buskirk 354 West 52d st, a 5-sty tenement house, 25x100.5, to Ella Jones. The property has been held at \$23,000, subject to a mortgage of \$15,000. Title will pass Dec. 4.

56TH ST.—Hyman Gross sold for Adolph Waibel 421 West 56th st, a 5-sty brk tenement, 25x100, located 300 ft. west of 9th av, to Jacob M. Frank, who gives in part payment 216 West 78th st, a 4-sty brownstone dwelling, 16.8x102.2, located 191.8 ft. west of Amsterdam av.

Another Fifth Avenue Sale.

5TH AV.—John N. Golding sold for Fishel, Adler & Schwartz 313 5th av, a 4-sty building, 28x150, leasehold, to Mason & Hamlin Co., organ makers. There are three extensions to this building, two of them being 2 stories each and 1 one story. The main building has a depth of 70 ft. The new owners are going to occupy the entire building as a salesroom. Adjoining on the north, on the southeast cor. of 32d st, is the 11-sty mercantile building owned by Mathias Rock. Nos. 309 and 311 5th av, two mercantile buildings, are owned by Johnston Livingston.

Important Fifth Avenue Deal.

5TH AV.—Ralph L. Shainwald purchased 576 and 578 5th av, a 11-sty mercantile structure, known as the Howard Building, located at the southwest cor of 47th st. The new owner is the president of the Standard Paint Co. The property, which occupies a plot 50.5 x100, was sold by Simon Frankel for \$1,275,000. The site was secured under a long lease in 1906 from the Kemp estate, and carried a clause which was exercised by the Frankel firm. A mortgage of \$1,000,000 is held by Mrs. Russell Sage. The Windsor Arcade is across the av, and a building under construction occupies the northwest cor of 47th st.

6TH AV.—The John E. Olson Realty Co. bought the southeast cor of 6th av and 53d st, 74.4x81.8, from Anna M. Doyle. The purchaser is going to build a theatre on the site from plans drawn by George Keister. Negotiations are said to be pending for an additional frontage of about 30 ft. on 53d st. In June, 1876, Mrs. Doyle acquired the plot 100.4 ft. on the av by 74.4 ft. on the st in an exchange, subject to a mortgage of \$90,000.

NORTH OF 59TH STREET.

73D ST.—Pease & Elliman sold for Harry A. Buchman 112 West 73d st, a 4-sty dwelling, 18x102.2, located 121 ft. west of Columbus av.

78TH ST.—In part payment for 421 West 56th st, a 5-sty brk tenement, 25x100, Jacob M. Frank gives to Adolph Waibel 216 West 78th st, a 4-sty brownstone dwelling, 16.8x102.2, located 191.8 ft. west of Amsterdam av.

83D ST.—Snowber & Co. sold for Catherine Collins to a Dr. Herzog for occupancy 123 West 83d st, a 3-sty and basement dwelling, 17x102.2. The seller acquired title Sept. 6, 1906, subject to a mortgage of \$11,000.

110TH ST.—The Pendant Realty Co. sold to Luigi Guida and Luigi Cosentino 25x100.11 in the south side of 110th st, 250 ft. east of 2d av. Across the st are 2 gas tanks belonging to the Consolidated Gas Co.

111TH ST.—Bernard Smyth & Sons sold to the Whitehall Realty Co. for Joseph M. Lichteneuer 84 East 111th st, bet. Madison and Park avs, a 3-sty brownstone dwelling, 16x100.

116TH ST.—Harvey N. Bloomer sold the private house 119 East 116th st, 20x100, for Robert Marvin to Mrs. Mary E. Barney. It is built to a depth of 45 ft.

Flat Changes Hands.

119TH ST.—Esther Dorf, of 205 East 118th st, sold 325 East 119th st, a 4-sty flat, 20x100.11. This property was bought from Arthur Hartman on March 2, 1906, subject to a mortgage of \$10,000 and a

purchase money mortgage of \$1,700, which was for a term of 3 years at 6%. It is located 265 ft. east of 2d av.

123D ST.—Benjamin R. Lummis sold for Richard C. Allez the 3-sty and basement dwelling, 24 West 123d st, to John J. Moran.

Purchases for Investment.

125TH ST.—James K. Holly sold for Max Tepper the 6-sty flat, 27x100, at 516 West 125th st. There are 3 families on a floor, with store. All improvements are in the house except steam heat. The property was bought for a figure slightly under \$36,000. It is subject to a mortgage of \$29,750, and the gross receipts aggregate \$3,500. Title will be passed on Nov. 5. The buyer, who is an investor, has taken the property out of the market. He was offered a profit on his purchase but declined it. The house has a depth of 85 ft.

AMSTERDAM AV.—James K. Holly sold to Julius Weinstein 573 Amsterdam av, a 6-sty flat, 25x100. There are 3 families on a floor. The asking price was \$62,000 and it is subject to 2 mortgages amounting to \$40,000. The rents aggregate \$6,300. The house is located 25.8 ft. south of 88th st and is built to a depth of 87 ft.

Orphan Asylum Sells.

COLUMBUS AV.—The trustees of the Leake & Watt Orphan Asylum have agreed to sell the block front on the west side of Columbus av, bet. 109th st and Cathedral Parkway. This is the last of the large holdings formerly occupied by the asylum. The Cathedral of St. John the Divine at one time belonged to this institution. The other large plots on the block belong to the National Academy of Design and the Woman's Hospital. In the plot just sold there are 6 lots, 25x100.11 each, and 6 lots, 25x70.11 each. On the east side of the av at this point the elevated railroad structure curves into 110th st, in which there is a station.

8TH AV.—C. F. W. Johanning sold for Leon Wasserman 2239 8th av, a 5-sty apartment house with store, 25x100. Mr. Johanning sold and resold this house, and the adjoining houses, when they were finished and completed by Alexander McDowell, the builder. The present buyer is George Amend, and the property is mortgaged for \$25,000.

WASHINGTON HEIGHTS.

Demand for Vacant Lots.

148TH ST.—Duff & Brown sold for T. I. O'Connor 50x100 on the north side of 148th st, 250 ft. west of Broadway.

184TH ST.—Schmeidler & Bachrach sold 200x100 on the south side of 184th st, 100 ft. west of Amsterdam av, with an "L" to Audubon av, where it fronts 20.7 ft. In exchange they take the five 5-sty flats 10 to 18 East 110th st, 128x100.11, from Arthur H. Sanders. There are 2 families on a floor, occupying 6 rooms and bath each.

RIVERDALE AV.—Mrs. L. A. Bend sold a tract of about 10 acres on Riverdale av, at Riverdale-on-the-Hudson, bounded on the east by Riverdale av, on the south by Spaulding's lane, or West 249th st, and the land of the Percy R. Pyne estate; on the north by the Morris estate, and on the west by Independence av. The property is opposite the residence of George W. Perkins. David Stewart was the broker in the deal.

ST. NICHOLAS AV.—Jacob Herb sold a plot of about 5 lots at the southwest cor of St. Nicholas av and 164th st, to the 164th St. Realty & Construction Co., which will erect a 6-sty elevator apartment house. Mr. Herb has plans for a similar building on the adjoining cor, which will complete the improvement of the block front.

WASHINGTON TERRACE.—Thomas J. Meehan sold for a client through Lydia E. Valentine to James R. Duffy the 3-sty dwelling 11 Washington Terrace, 17.9x62.2, located 142 ft. south of 186th st. Washington Terrace is located 160.11 ft. east of Audubon av.

WASHINGTON TERRACE.—E. J. Kehoe sold for Thos. J. Meehan to Corrine Squire 17 Washington terrace, a 3-sty dwelling, 17.9x62.2.

BRONX.

WOODLAWN ROAD.—March & White sold for B. Benenson to Riley & Loughney 50x100 on north side of Woodlawn road, 50 ft. west of Hull av. This plot was bought last week by the present seller from the East Bronx Realty Co. Riley & Loughney own the adjoining plot 50x126 at the northeast cor of Woodlawn road and Hoe av.

Dwelling Changes Hands.

146TH ST.—Williamson & Bryan sold for Mrs. Blackmere 543 East 146th st, a 2-sty and basement dwelling, 25x100, to a Mr. Duffy. Title will be taken in about 30 days.

180TH ST.—John A. Steinmetz sold 50x118 on the south side of 180th st, 100 ft. west of Honeywell av.

201ST ST.—O'Hara Bros. sold for Louis Hudson 315 East 201st st, a detached frame dwelling, 30x100, to Edward Rodler.

ANTHONY AV.—Marie Culgin sold to Joseph P. Schwab 75x97.8x irregular on the east side of Anthony av, 125 ft. south of Prospect pl.

AQUEDUCT AV.—Shaw & Co. sold for the Fleischmann Realty Co. 80x100 on the east side of Aqueduct av, south of Fordham road, to a builder, who contemplates the erection of 2 private dwellings on the plot. Title will be taken about Nov. 20.

ARTHUR AV.—The Woodstock Exchange resold the 1-family house 2052 Arthur av for Charlotte J. Herbst to Mary Croghan.

Briggs Avenue Activity.

BRIGGS AV.—The Elm Real Estate Co. sold for the Briggs Ave. Realty Co. the 2-family house 2592 Briggs av to C. Coeffli.

BRIGGS AV.—The Elm Real Estate Co. sold for the Briggs Ave. Realty Co. 2586 Briggs av, a 2-family house, to Mrs. Anna Symmers.

BAINBRIDGE AV.—W. L. Varian sold for Wm. C. Bergen a private dwelling on the west side of Bainbridge av, 101 ft. south of Bedford Park Boulevard, for about \$17,000. The plot has a frontage of 45 ft. and is 190 ft. in depth.

BAINBRIDGE AV.—In part payment for the southeast cor of Cauldwell av and 161st st, a 4-sty triple flat, 28x100, C. Kroetz gives G. J. Fox 2781 Bainbridge av, a 2-family dwelling, 25x100.

CAULDWELL AV.—Charles Fetzer sold for G. J. Fox the southeast cor of Cauldwell av and 161st st, a 4-sty triple flat, with stores, 28x100, to C. Kroetz, who gives in part payment 2781 Bainbridge av, a 2-family dwelling, 25x100.

CONCORD AV.—Williamson & Bryan sold for Daniel Dillon the 3-family house 517 Concord av. This is the 3d house sold in this row within a month.

CLINTON AV.—John A. Steinmetz sold for the Adamant Realty Co. 71x140 at the southwest cor of Clinton av and 180th st.

CRESTON AV.—O'Hara Bros. sold for Mrs. Koster 2757 Creston av, a private dwelling, 16.8x100, to Bridget L. Fox.

GRANT AV.—Wm. E. Diller sold another of his 3-sty brk and limestone 2-family dwellings 948 Grant av, bet. 163d and 164th sts, leaving only 3 houses unsold out of the last row erected by Mr. Diller in that section. The building is 20x55 on a plot 24x105. Title will be taken Nov. 2.

HULL AV.—O'Hara Bros. sold for a Mr. Diezies 3257 Hull av, a frame dwelling, 50x100, to Emma Sievers.

JEFFERSON AV.—A. J. Waldron, in connection with Haviland & Sons, sold for a client the 3-story brownstone flat, 70 Jefferson av, to Harry C. Delafield.

Corner Flat Sold.

MAPES AV.—John A. Steinmetz sold the flat 24x102 at the north-west cor of Mapes av and 179th st.

MORRIS AV.—Louis Meckes sold for Geo. P. Morell the 3-sty 2-family brk house 2062 Morris av, to C. W. Frees. The lot on the west side of Macombs road, 195 ft. south of 170th st, 25x112, was given in trade.

OGDEN AV.—Louis Meckes sold for John F. Kaiser the entire block front bet. Ogden and Woodycrest avs, on the northerly side of Macomb's Dam Park. The property has a frontage of 218 ft. and extends 81 ft. in depth on the two avs. It is regarded as one of the most desirable plots in that region around the Bronx end of the Central Bridge, which is now undergoing development.

OGDEN AV.—Bernard Smyth & Sons sold for the Whitehall Realty Co. the northwest cor of Ogden av and 169th st, 100x53.3x99.3x75.8.

Buys Frame Dwelling.

PROSPECT AV.—Lauter & Blackner sold for Sophia Vielberth to a Mr. Oestreicher the 2-sty 2-family frame dwelling 633 Prospect av, 25x100. Title will be taken about Nov. 15.

SEDGWICK AV.—Bernard Smyth & Sons sold for the Whitehall Realty Co. 44x100 on the east side of Sedgwick av, 450 ft. north of Washington Bridge Park.

SEDGWICK AV.—Bernard Smyth & Sons sold 31x140 on the east side of Sedgwick av, 625 ft. north of Washington Bridge Park.

SOUTHERN BOULEVARD.—Williamson & Bryan sold for the American Real Estate Co. to the Gaines-Roberts Co. for immediate improvement with high-class apartment houses a plot of 8 lots on the west side of the Southern Boulevard, south of Westchester av. It is understood that several other operations of similar character will soon be announced in addition to the large amount of building already in progress in that neighborhood.

Sells Corner Plot.

TREMONT AV.—Klein & Jackson sold to the Lowe Realty Co. 4 lots at the southwest cor of Tremont and Grand avs, which will be improved with 3 dwellings.

WASHINGTON AV.—Isidore Kaplan sold for a Mrs. Newman the 2-sty frame dwelling 1484 Washington av, 25x95, to Joseph Meyers. Title will be taken Dec. 1.

WESTCHESTER AV.—John Brehm sold to J. Marstatt 24.6x170 on the south side of Westchester av, 400 ft. east of Castle Hill av.

LEASES.

Henry M. Weil leased for V. Bernard to F. Denvir the building 244 East 34th st.

M & L Hess leased for the Susquehanna Silk Mills to L Erstein & Bro. the entire 5-sty and basement building 62-64 Greene st, containing 30,000 sq. ft.

The Buick Automobile Co. leased for 5 years from List & Rose 635 and 637 West 51st st, a 4-sty building running through to 52d st. It is to be converted into a storage place and distributing depot for automobiles.

Ashley M. Herron leased from the plans the new building to be erected on the lot 27x175 at 39 North Moore st, running through to 34 Beach st, for Mrs. Mary A. Fitzgerald to Herman A. Metz & Co. for a term of 21 years at a total rental of about \$175,000.

H. M. Weill leased for M. & L. Ernst to Charles Thomas the Gainsborough, a 7-sty elevator apartment hotel, 159 West 34th st, for a long term of years. Adjoining on the east is the Oppenheimer Institute. R. H. Macy & Co. occupies the greater portion of the north side of 34th st on this block.

The Riker Drug Co. leased for a long term of years the loft building recently completed by the Marmack Construction Co. at 109 and 111 West 27th st. The building is 11 stories high and is built on a plot 40x98.9, about 140 ft. west of 6th av. It is to be made the company's main laboratory and factory.

Harvey N. Bloomer leased for the United Merchants Realty Improvement Co. the building 25x100 on the northeast cor of 124th st and 8th av, to the Hygrade Wine Co. for 21 years, at an aggregate rental of \$110,000. The premises will be extensively altered and work will be immediately commenced to insure occupancy before the holidays.

The Duross Co. leased for the Patterson estate 93x33 at the southeast cor of 11th av and 21st st, opposite the new Chelsea Improvement. The lease is for 25 years at a graduated rental, beginning at \$1,400 a year. The lessee will erect on the site a 3-sty hotel with stores on the ground floor; also the 4-sty dwelling 441 West 22d st for Tompkins McIlvaine to Mary V. Calehan.

UNCLASSIFIED SALES

The total number of sales reported is 62, of which 12 were below 59th st, 21 above, and 29 in the Bronx. The sales reported for the corresponding year last week were 56, of which 16 were below 59th st, 17 above, and 23 in the Bronx.

The total number of mortgages recorded for Manhattan this week was 136, as against 176 last week, and in the Bronx 115, as against 156 last week. The total amount involved is \$3,463,384, as against \$5,683,647 last week.

The amount involved in the auction sale this week was \$508,882, and since January 1, \$47,838,411. Last year the total for the week was \$381,750, and from January 1, \$35,004,681.

79TH ST.—Albert B. Ashforth sold for the J. C. Lyons Building & Operating Co. 35x102.2 on the south side of 79th st, 175 ft. east of 5th av. The buyer, E. V. Baker, will erect on the site a 5-sty American basement dwelling from plans by Henry C. Pelton.

87TH ST.—Thos. Fay sold 110 West 87th st, a 3-sty and basement dwelling, 17.6x100.8.

107TH ST.—Harry E. Baer, secretary of the Toch Realty Co., bought from Julius Jamowitz 66 West 107th st, a 6-sty elevator apartment house, 48.9x100.11.

If you have money and want to make more consider New York City Real Estate. Talk it over with any reliable broker. Also read the

RECORD AND GUIDE

and especially the great OPPORTUNITY NUMBER

Ready December 19

ORDER NOW

REAL ESTATE NOTES

A. Shatzkin & Sons, Inc., real estate brokers and operators in Bronx property, have removed their office to 57 East 125th st, near Madison av.

J. B. English, broker and agent, has moved his offices from 1570 Broadway to the Astor Theatre Building, 1531-1537 Broadway, northwest corner of 45th st.

William A. White & Sons loaned \$205,000 to Andrew P. Morrison for three years on the 6-sty elevator apartment house at the southwest corner of 115th st and Morningside av West.

The Cortlandt Mortgage Co., formerly located at 62 William st, has removed to 55 Liberty st. The company is now managed by Mr. Louis G. Friess, formerly of the Northern Realty Co.

There was a total of 425 lots sold by Joseph P. Day during the two sessions of the Broadway-Flushing sale last week. The total amount paid by bidders was \$107,650, or an average of about \$253 per lot.

The Medford Realty Co. secured from the Metropolitan Life Insurance Co. building loans aggregating \$300,000 on the property taking in the block front on the east side of Broadway, between 163d and 164th sts.

Herbert C. Powell, insurance broker, has removed his office from 1570 Broadway, to 1531 Broadway, at the southwest corner of 45th st. Mr. Powell has been identified with the Times Square section for the past 10 years.

The Charter Realty Co. secured through Pease & Elliman a loan of \$120,000 from the Title Guarantee and Trust Co. on 5-sty apartment house, with store at the southwest corner of Park av and 93d st, 100x105. The term of the mortgage is 3 years, and the interest rate 5%.

A partition suit of some size, involving about twenty pieces of Manhattan realty, has been started by Clarence D. Sire against Albert I. Sire and others. Several of the properties involved are situated on the east side of 7th av, between 27th and 28th sts and on those side streets just east of 7th av.

The large increase in the value of real estate in that section of Manhattan situate between 14th and 40th sts and from the East to North rivers, is shown by the assessment roll. In 1907 realty within these limits was assessed at \$840,529,150, as against \$881,334,850 for 1908, an increase of \$40,805,700.

It is not often that a manager of an apartment house is able to close a long lease. The customary yearly lease is usually all that is asked. The advantages of longer leases to an owner is too well understood to be discussed in length. The chief benefits enjoyed by the lessor in such instances lies in the cutting



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DESK ROOM, or share in suite of offices, to let to Engineer or Architect on reasonable terms. Address "ARCHITECT," c/o Record and Guide.

FACTORY PROPERTY

Long Island City, main thoroughfare, Vernon Ave., near 10th St., close to Public Dock, 155x100, one-story factory building on northerly end, for sale at a bargain.

GEO. W. GROTE, 430-438 E. 102d Street

BIG BARGAIN

118 Rolls of Asbestos Insulating and Roofing Felt, (Johns-Manville, Boston Brand), at less than car load price. FRANK EBERHARD, 401 East 76th Street.

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Lime and Marble Quarries, Lime Kilns and Plant, situated in Massachusetts. For full information, address "W. A. M.," c/o Record and Guide, 11 East 24th Street.

WANTED—Man of experience for Fifth Avenue real estate office; salary or liberal commission, latter preferred. Send detailed information to "Z. Z. Z.," Record and Guide.

REAL ESTATE MAN, experienced in all branches, wants position with realty concern. "H. L. B.," Record and Guide.

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an 18 years experience of unqualified success in the handling of this class of Real Estate. Our methods are up to date and vacancies in properties under our control are unusual. An important element in our business success is our force of renting agents, who are conversant with the various foreign languages.

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down of the yearly repair bill and the elimination of the possibility of loss of rental due to a few months vacancy.

Paterno Brothers secured from the City Mortgage Co. building loans to the amount of \$140,000 each on five separate plots, 75x100 each on the north side of 113th st and the south side of 114th st. The 113th st plots were purchased in July and September last while the 114th st sales were made in June and August last.

Joseph P. Day, President of the Real Estate Board of Brokers, was the speaker at the open meeting of the Real Estate Class of the West Side Y. M. C. A., in the auditorium, 320 West 57th st, on Tuesday evening, Oct. 27. Mr. Day's subject was "Auctioneering and Brokerage." At the close of his lecture, Mr. Day answered questions from the audience and lead the general discussion which was a feature of the meeting.

Carney M. Marro reports that he has sold the following properties for Achille Starace, trustee in bankruptcy for Pasquale Pati & Son; 90 Elizabeth st, a 6-sty tenement, 25x102, to Antonio Ferraro; 407 East 29th st, a 5-sty tenement, 25x98, to Leonardo Cario; 233 East 29th st, 4-sty front and 3-sty rear tenements on an irregular plot, to Antonio Ferraro and Salvatore Rizzo; 312 East 39th st, a 5-sty tenement, 25x75, to Caterina Rizzo and 21 Prince st, a 4-sty dwelling, 25x73, to Frank Verrastro.

The Metropolitan Life Insurance Co. began suit in the Supreme Court against Emma S. Thiele and others to foreclose a balance due on a mortgage of \$1,200,000 on the Parker Building at the southeast corner of 4th av and 19th st. It will be remembered that this building was seriously damaged by fire last winter. The Insurance Co., as mortgagee, received on account of the fire loss, and on account of its bond and mortgage \$307,156.82. There is now a claim due the company of \$892,843.18. The building has not as yet been restored.

The president of one of the largest real estate operating companies within the metropolitan district, in discussing the future

of subdivision corporations, said to a representative of the Record and Guide, on Thursday, that it was his conviction that with the advent of spring a normal demand for vacant lots in the outskirts of Manhattan and the Bronx would again be restored. "We have been through a long siege," he remarked, "and while many of us have merely paid our fixed operating charges for the past 18 months, we have gained much valuable experience. One of the lessons learned by the depression is that it is not profitable to carry on building operations in connection with the sale of lots. To proceed successfully along these lines requires the employment of considerable capital, and even then there are times when a large portion of funds applicable for building purposes are tied up for indefinite periods."

That a building favorably located can be readily rented is shown by the results obtained in the 12-sty mercantile building Nos. 37 to 45 West 26th st. This property is owned by the West Twenty-Sixth Street Corporation, No. 725 Broadway, Emanuel Pilpel, manager. Though the building is not as yet completed, in fact, it will not be ready for occupancy until about January 1, 1909, there are only five lofts, the store and basement that have not been disposed of. Hirsch & Cohen have leased the 6th and 7th lofts for a term of years, through Frederick Fox & Co., at an aggregate rental of \$140,000; Edward L. Mayer, the 8th loft, also for a term of years at rentals aggregating \$35,000, and the 9th, 10th and 11th lofts to A. Bellar & Co. for a term of years at an aggregate rental of \$210,000. In an advertisement, which appears in this issue, the salient points of the building are strongly brought out, special attention being drawn to features that are unique with this structure.

—Most of the big fortunes have been made either in railroads or real estate. The door to fortune in real estate was never so wide open as it is to-day. Get in before the crowd.

PROPERTY OWNERS' SECTION.

CONDEMNATION PROCEEDINGS.

18TH AND 23D STS.—Relative to acquiring title to land, etc., for dock purposes on North River between 18th and 23d sts, and the easterly side of the Marginal st, wharf or place, adopted by Board of Docks. Commissioners Wilbur Larremore, Stanley W. Dexter and Jas. A. Allen will present supplemental bill of costs and expenses in this proceeding to Supreme Court on Nov. 11.

LANE AV.—Opening and extending between Westchester av and West Farms road, with the public place bounded by Lane av, West Farms road and Westchester av, and of Westchester av, between Main st or West Farms road and the Eastern boulevard, at Pelham Bay Park. Commissioners Floyd M. Lord, John J. Mackin and Edward D. Dowling will present partial bill of costs, charges and expenses in the proceeding to Supreme Court on Nov. 11.

150TH ST.—Opening and extending from Broadway to Riverside Drive. Commissioners Thos. S. Scott, Geo. W. O'Brien and John W. Jones will present bill of costs, charges and expenses in this proceeding to Supreme Court Nov. 13.

ASSESSMENTS.

SCAMMEL ST.—Sewer, between Cherry and Water sts. Proposed assessment completed and ready for examination.

12TH AV.—Sewer from 133d to 135th sts. Proposed assessment completed and ready for examination.

188TH ST.—Paving with asphalt blocks, curbing and recurb-ing West 188th st, from Amsterdam av to St Nicholas av. Proposed assessment completed and ready for examination.

WASHINGTON ST.—Repairing sidewalk, at No. 104. Area of assessment: Lot 27, block 55, west side of Washington st, about 117 feet north of Rector st. Assessment entered Oct. 27. Payable within 60 days.

MONTGOMERY ST.—Repairing sidewalk at No. 43. Area of assessment: Lot 1, block 268, being northeast corner of Monroe and Montgomery sts. Assessment entered Oct. 27. Payable within 60 days.

ALLEN ST.—Repairing sidewalk at No. 57. Area of assessment: Lot 27, block 307, west side of Allen st, about 150 feet south Grand st. Assessment entered Oct. 27. Payable within 60 days.

BROOME ST.—Repairing sidewalk at No. 523. Area of assessment: Lot 23, block 476, on south side of Broome st, 60 feet west Thompson st. Assessment entered Oct. 27. Payable within 60 day.

BOSTON RD.—Sewer between Southern boulevard and East 177th st. Proposed assessment completed and ready for examination.

261ST ST.—Sewer between Broadway and Riverdale av. Proposed assessment completed and ready for examination.

DYCKMAN ST AND PRESCOTT AV.—Repairing sidewalk at northwest corner. Area of assessment: Lot 50, block 2247, being northwest corner Dyckman st and Prescott av. Assessment entered Oct. 27. Payable within 60 days.

109TH ST.—Repairing sidewalk at Nos. 19 and 21. Area of assessment: Lots 11 and 12, block 1615, north side of East 109th st, 125 feet west Madison av. Assessment entered Oct. 27. Payable within 60 day.

143D ST.—North side, repairing sidewalk, commencing 113 feet east of Lenox av. Area of assessment: Lots 6 and 7, block 1741, on north side of 143d st, about 96 feet east Lenox av. Assessment entered Oct. 27. Payable within 60 days.

131ST ST AND OLD BROADWAY.—At northeast corner. Repairing sidewalk. Area of assessment: Lots 16 and 17, block 1986, being northeast corner of 131st st and Old Broadway, and lot adjoining on Old Broadway. Assessment entered Oct. 27. Payable within 60 days.

MADISON AV.—Repairing sidewalk in front of No. 350. Area of assessment: Lot 56, block 1279, on west side Madison av, 75.5 feet south 45th st. Assessment entered Oct. 27. Payable within 60 days.

3D AV.—East side.—Receiving basin, between 129th and 130th sts. Area of assessment: Lot 1, block 1794, bounded by 129th and 130th sts and 3d av. Assessment entered Oct. 27. Payable within 60 days.

98TH ST.—Repairing sidewalk at Nos 223 and 225. Area of assessment: Lots 14 and 15, block 1648, on north side East 98th st, 225 feet west 2d av. Assessment entered Oct. 27. Payable within 60 days.

—There is a "trade movement" which no wide-awake business man can afford not to participate in, namely, a general trade movement to promote activity. The "Opportunity Number" of the Record and Guide will be issued December 19.

TREMONT NEEDS BUILDINGS.

In speaking of the realty condition in Tremont, C. F. Mehl-tretter, of Mehl-tretter & Karges, said:

"Some time ago I predicted that this section of Tremont was ripe for development and expressed my surprise that builders had neglected us as long as they have, for within our immediate territory the most beautiful locations are situated for apartment house sites, and we are waiting for our Bronx builders to wake up to the fact that they have been caught napping, while builders from Manhattan have come up here and stolen a march on them. For instance:

"Southeast corner of Clinton av and 178th st, a 5-sty apartment built by Mr. Rafferty was entirely rented before completion. The same holds good for the 5-sty apartment built on Clinton av, between 177th st and Fairmount pl by Mr. Gamp, as soon as it was completed the floors were taken. Also on Prospect av and 175th st, the same holds good for the large apartment built there. The houses built by Mr. I. Modry at 733 and 737 Tremont av, two 5-sty apartments, with four families on a floor and stores, are all rented. Mr. McNulty, who has built quite extensively in this section, rented the two apartments he put up on Crotona av, between 177th and 179th sts, very easily.

"These are only a few of a large number of instances that I could quote that have come to my personal knowledge. We have an 'L' and subway station at the foot of Tremont av, three public schools, seven churches of different denominations, Crotona Park bounds us on the south and the beautiful Bronx Botanical Gardens and the Zoological Park on the north. Not alone are we situated on high ground and have mostly all the assessments paid, but this part of Tremont will have all the rapid transit stations at the foot of West Farms road and 177th st; Tremont av will be the future 125th st, for it is the only logical artery from river to river and prices will soon equal those brought on Tremont av, west of 3d av. But as usual it will take the downtown people to come up here and show our local builders and investors how good our Tremont is.

"What we need are large apartments and flats as well as two and three-family houses. There is room enough for them, and tenants are waiting on our list for quite some time, but we have no houses to send them to, although we hope for relief shortly, as there are a few new houses going up at 179th st, between Crotona and Belmont avs, being built by Thos. D. Malcom, and at 179th st and Bryant av there are two 5-sty apartments being put up by Mr. Schwarzler, but they are not enough to go around."

—The chance of a generation is now open to investors. Real estate is cheap, can be bought under the guidance of a good broker, so that profits are inevitable. You can see what the bargain counter offers by reading the Record and Guide December 19—the big "Opportunity Number."

PROTECTING WATER PIPES.

A suggestion for the cure of frozen water pipes was lately offered by Sir James Crichton Brown, who pointed out to a gathering of plumbers that water pipes would never burst if protected by a vacuum. Sir James holds that a space even an eighth of an inch of a high vacuum would serve the purpose. "Enclose the pipe to be protected in an outer tube," he argued, "exhaust the air from the intervening space, and hermetically seal the enclosing tube at the ends, then no changes of temperature could affect the protected pipe."

The practicability of this suggestion has been criticised on the ground that similar experiments have proven that the inner pipe must be supported throughout its length, the points of contact forming conductors. It is held that a simpler plan is to enclose the pipe in a bituminous cylinder, which, when slightly heated, can be curved or bent, thus adapting both tubes simultaneously to any curves. By this manner jointing and connecting is greatly facilitated.

An argument in favor of vacuum protection is found in the result of experiments at the Royal Institute where fluids were dealt with at a temperature of 180 degrees below freezing point. Under ordinary conditions it would have been impossible to work with fluids at so low a temperature, but it is said that in tubes or beakers with vacuum jackets they were handled with great facility for the reason that the temperature could not pass through the vacuum.

—How does the world at large gauge the condition of a trade? The first witness called to the stand is the Trade Paper. The Record and Guide is the trade paper of real estate and building. The big "Opportunity Number" is slated for December 19.

PROTECTION FOR REALTY INTERESTS.

PLEA FOR A STRONG CENTRAL ORGANIZATION OF REALTY OWNERS.

FROM time to time the Record and Guide has called attention to the necessity of concerted effort in attempts toward securing reform in governmental matters. It is believed that this can best be accomplished through a strong central taxpayers' association, and to further encourage a step in

this direction the criticisms and suggestions of taxpayers will frequently be published.

In pointing out the advantages of such a body to the taxpayers Chas. H. Schnelle, secretary of the United Real Estate Owners' Associations writes the following:

"In union there is strength." The truth of this old maxim the taxpayers of Greater New York are at last beginning to realize. The recognition from the Board of Estimate and Apportionment which the taxpayers received at the hearings now going on, is proof that they must stand together. The various busi-

ness organizations have their board of trades, the labor unions their federation, but the taxpayers are satisfied with scattered local associations, while in reality they should have a strong central organization. Why should not men and women who furnish the largest amount of money to carry on the government of State and city have an organization which will be ready at any moment to stand up for justice at all times, and particularly when special matters arise which demand close scrutiny instead of waiting until too late? I recall several spasmodic movements that were hurriedly arranged to fight adverse legislation, such as when the Tenement House bill was first presented; when the Mortgage Tax bill was introduced; and the question of Increased Water Supply and Rapid Transit were up for discussion. Then immediately every organization was aroused and hurried plans and protests made, but in several important matters the taxpayers were too late for want of proper organization.

"Being secretary of three real estate organizations and having actively assisted in the organization of several real estate bodies and similar denominations I claim to know of this lack of proper union of real estate interests. Go to the tax office any day at this time of the year and hear the protests made by the taxpayers on account of the increased taxes. I have seen widows with tears in their eyes protesting at the additional burdens placed on them year after year through increased taxes. These increases should not be! What then is the remedy? Proper organization, to be begun at once. The way has already been paved by a number of representatives from various local associations of Greater New York who first came together last spring and formed the Greater New York Rapid Transit Conference of 1908 for the purpose of securing legislation for the betterment of transit facilities. These same gentlemen have come together during the summer months and have formed "The Greater New York Taxpayer's Conference" the main object of which is to inquire into the city budget. So far they have been successful, but it is hoped that this conference will become a permanent organization. As secretary of this conference I have sent out about 100 letters to organizations asking them to cooperate with us, but possibly on account of many of the associations not meeting during the summer months I have not had the responses that could have been expected. But the time is ripe for united action.

UNITY WITHOUT CONFLICT.

"A question which has been asked by a number of people is: Can such an association be organized without interfering with the work of the local district or ward organization? My answer is yes; absolutely. Cannot all taxpayers agree on the matter of controlling the city budget, or the general improvement of and the prevention of waste of our water supply, especially in the upper counties of the State; the revision of the Tenement House Law; the Rapid Transit Law; the Tax Law, and numerous other matters that are annually coming before the State Legislature pertaining to Greater New York, and which affect all sections alike? An illustration is now afforded by a matter which presents itself in the tax office, where rebates for prompt payments are being refused to taxpayers, thus compelling them to pay before November 1 instead of December 1 as heretofore, while the city is paying interest for the use of money. This matter was before the legislature but the taxpayers had not sufficient opportunity

to enter a protest. This is cited to show what a benefit such an organization would be to the real estate owner.

Such an association as I outline could be organized on the following basis: At present there are many district or ward organizations scattered throughout Greater New York. These bodies should be consolidated into borough committees or associations such as are at present partially organized in various boroughs. Manhattan has its United Real Estate Owners' Association, which is composed of 6 local organizations, numbering from 200 to 700 members each, each local having delegates in the Central body, according to its membership. This association may be taken as a model. It has a well-organized staff of volunteer committees and a board of counsel of four representative attorneys.

MANY REALTY ASSOCIATIONS.

"Brooklyn has its Brooklyn League affiliated with which are numerous local taxpayer's associations and boards of trades and the Bronx has its Taxpayers' Alliance with numerous locals. Besides these associations there are other real estate bodies such as The Allied Real Estate Interests, The Realty League, West End Association; various boards of Real Estate Brokers and many other kindred bodies in all parts of this large city. These could all be consolidated into one large powerful real estate owners and taxpayers organization. Each borough to be represented in this main central body by delegates selected by the various locals in the borough organization, leaving the matter of borough improvements to the borough committee. Matters pertaining to the city in general should be left to the central body. This body to have permanent headquarters, with a strong executive committee, sub-divided into a law and legislation committee who are willing to appear before the legislature on short notice if required, to take up urgent matters and bills affecting realty that occasionally come up on short notice. It is urgent that our interests should be protected in time and not wait until bills are already before the various houses. As chairman of the Committee on Law and Legislation of the United Real Estate Owners' Associations I can speak very highly of the sacrifices some of our committee made in attending before committees at Albany. Almost weekly our association was represented at Albany on important legislative work, but with all our efforts we failed in several instances because we were not strong enough. What is needed is concentrated work by all the realty organizations of Greater New York. This committee should know the record of every State and city representative; it should know who are its friends and who are its enemies in matters pertaining to real estate. It is not necessary for such a body to become tangled up in politics. It should stand for fair play. This committee should also seek to secure proper appointments for the various city departments, and in general closely watch all state and city legislation. There should also be various other committees, such as a committee on budget to see that the city's money is properly expended and not wasted; committee on Water Supply, Rapid Transit Taxes and Assessments, etc. An association such as I have in mind should seek to gain the confidence of the general public by trying to improve the city in general but at a reasonable expenditure of money. It should strive for an honest clean, government. It should assist and encourage any and all worthy officials.

"Fellow taxpayers, the time is ripe! Let us all get together and organize a United Taxpayers' Organization."

MAY INVALIDATE FRANCHISE.

Property interests along the proposed route of the New York, Westchester & Boston Railroad may be considerably affected by a ruling of the Court of Appeals recently handed down which holds that the Westchester road should obtain a certificate of necessity and convenience from the Public Service Commission before proceeding with its construction work.

It is thought that the court's decision will render the old franchise, granted years ago, invalid, and that since the Westchester Company is now owned by the New Haven Railroad, which also controls the New York and Portchester Railroad Company, which owns a recently granted franchise for the construction of a parallel line, it is deemed doubtful that further action will be instituted in the matter.

Property owners need not despair, however, for it will be recalled that President Mellen, of the New Haven road, on the witness stand before the Public Service Commission clearly stated that if the franchise of the Westchester Railroad was invalidated the company would proceed with the construction of the Portchester route.

The decision referred to is the outcome of the Huntington case in connection with the condemnation of lands for right of way.

—Would you back the growth of New York City? Compare New York of twenty years ago with the New York of to-day. Will this growth stop? If you are sure of the future, why don't you buy real estate, for the growth of New York City means increased values. See your broker about this. An unusual opportunity exists to-day.

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NOTICE TO PROPERTY OWNERS.

HEARINGS FOR THE COMING WEEK.

At 90-92 West Broadway.

Monday, Nov. 2.

Boston rd, opening from White Plains rd to northern boundary city, at 2 p m.
 Glebe av, &c, opening, at 2 p m.
 Depew pl, closing, at 11 a m.
 Pleasant av, opening from Gun Hill rd to 219th st, at 2 p m.
 Eden av, opening from 172d to 174th sts, at 1 p m.
 Bronx st, opening from 177th to 180th st, at 2 p m.

Wednesday, Nov. 4.

Baychester av, opening from 4th st to Pelham Bay Park, at 11 a m.
 Ludlow av, &c, opening, at 2 p m.
 East 222d st, opening from Bronx River to 7th av, at 4 p m.
 Haven av, opening from 177th to 181st st, at 11 a m.
 Grand Boulevard (southerly), opening, at 2.30 p m.
 A new street, opening from Bowery to Elm st, at 4 p m.
 West 151st st, closing from Riverside Drive to Hudson River, at 11 a m.
 Gun Hill rd, widening from Webster av to Elliott av, at 1 p m.
 Mohegan av, opening from 175th to 176th st, at 1 p m.
 Unnamed street (Bennett av), opening, at 2 p m.
 Seaview av (Richmond), opening from Richmond rd to Southfield Boulevard, at 2 p m.
 East 222d st, opening from 7th av to Hutchinson River, at 3 p m.
 Mohegan av, assessment, at 2 p m.

Thursday, Nov. 5.

Canal pl, opening from 138th st to 144th st, at 12 noon.
 Blackwell st (Queens), opening, at 2 p m.
 Highbridge Park, extension from 159th to 172d st, at 1 p m.
 East 227th and 228th sts, opening, at 12 noon.
 Paulding av, opening from 222d to 223d st, at 1 p m.
 East 180th st, opening from Bronx River to West Farms rd, at 11 a m.
 Fairview av, opening from 11th av to Broadway, at 4 p m.
 Trafalgar pl, opening from 175th to 176th st, at 3 p m.
 City Island Bridge, at 1 p m.
 West 176th st, opening from Amsterdam to St Nicholas av, at 2 p m.
 Riverside Drive, widening from 139th to 142d st, at 2 p m.
 The Parkway, opening from Grand Boulevard and Concourse to Claremont Park, at 3 p m.
 Bronx Boulevard, opening from Boston rd to 242d st, at 3 p m.

Friday, Nov. 6.

Zerega av, opening from Castle Hill av to Castle Hill av, at 1 p m.

At 258 Broadway.

Monday, Nov. 2.

Fort George, rapid transit, at 10 a m.
 Hamilton pl, school site, at 1 p m.
 Centre, White and Canal sts, rapid transit, at 3 p m.

Wednesday, Nov. 4.

Clinton st, police station, at 10 a m.
 168th st, armory site, at 2 p m.
 Loop No 3, at 3 p m.
 Centre, White and Canal sts, rapid transit, at 4 p m.

Thursday, Nov. 5.

Fort George, rapid transit, at 10 a m.
 15th and 18th sts, dock, at 10.30 a m.
 Brooklyn Bridge, at 2 p m.
 Loop No 4, at 2 p m.
 Roanoke av, school site, at 3 p m.
 Pier 14, at 4 p m.

Friday, Nov. 6.

Westchester av, rapid transit, at 11 a m.
 Whale Creek, dock, at 1 p m.
 15th and 18th sts, dock, at 2.30 p m.

AUCTION SALES OF THE WEEK.

The following is the complete list of the property sold, withdrawn or adjourned during week ending Oct. 30, 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 Advertisized Legal Sales.

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

JOSEPH P. DAY.

Boston rd, No 1086 1/2 s e cor 166th st, 110.5x224.10 166th st | to Cauldwell av, x100x178, Cauldwell av | 3-sty frame dwelling and 2-sty frame chapel and vacant. (Amt due, \$27,207.27; taxes, &c, \$3,882.24; sub to a mort of \$14,000.) Adj sine die.....
 Broome st, No 231, s s, 37.6 w Essex st, 24.6x64.3, 5-sty brk tenement and store. (Sheriff's sale of all right, title, &c.) Withdrawn.....

*148th st, Nos 240 and 242, s s, 405.5 e Park av, 50x100, 5-sty brk tenement. (Amt due, \$11,811.26; taxes, &c, \$769.76; sub to a first mort of \$29,000.) Emma Levison....\$34,484

*109th st, No 309, on map No 307, n s, 128.6 e 2d av, 28.6x100.10, 6-sty brk tenement and store. (Amt due, \$8,488.56; taxes, &c, \$146.96; sub to two mortg aggregating \$26,250.) Abraham Levenstein et al....\$2,420

South st, No 156, n s, 96.7 w Dover st, 24.9x80.10x25.10x81.3, 5-sty brk loft and store building. (Partition.) James L Breesse, defendant\$17,000

30th st, No 221, n s, 365.9 w 2d av, 15.9x98.9, 4-sty brk tenement. (Partition.) D S Lyon\$10,100

25th st, No 248, s s, 435 w 7th av, 15x98.9, 4-sty brk dwelling. (Partition.) Henry M Weill\$12,000

30th st, No 326, s s, 328.2 e 2d av, 21x98.9, 4-sty brk tenement. (Partition.) Robert P Greene\$11,050

Front st, No 216, n s, 51.10 e Beekman st, 25.1x72.6x25x72.11, 3-sty brk loft and store building. (Partition.) John G Butterfield, representing a party in interest\$14,700

22d st, No 37, n s, 200 w 4th av, 23x98.9, 4-sty stone front dwelling. (Partition.) John G Butterfield, representing a party in interest.....\$60,000

121st st, No 317, n s, 175 e 2d av, 25x100.10, 5-sty brk tenement. (Amt due, \$5,291.93; taxes, &c, \$889.89.) Adj sine die.....

121st st, No 319, n s, 200 e 2d av, 25x100.10, 5-sty brk tenement. (Amt due, \$5,742.13; taxes, &c, \$898.89.) Adj sine die.....

*Belmont av, w s, 429.11 n 181st st, 38.10x83.2, vacant. (Amt due, \$824.98; taxes, &c, \$685; sub to a mort of \$1,750.) Jennie Reichman\$6,094

*Crotona av, n w s, 66 n e 181st st, 44x150, vacant. (Amt due, \$3,842.43; taxes, &c, \$985.59.) Annie Macdonald\$4,700

Southern Boulevard, w s, 193.4 s 182d st, 140.11x135.10x132.2x90.3, vacant. (Amt due, \$15,100.18; taxes, &c, \$1,404.42.) Samuel Hoffman, defendant\$17,250

*Park av n e cor 187th st, 102.6x100, vacant. 187th st (Amt due, \$1,551.10; taxes, &c, \$2,420.88.) Henry Humphreys\$9,600

*Woodycrest av, e s, 299.3 n 164th st, 53x200 to Anderson av, w s | Anderson av, vacant. (Amt due, \$7,357.26; taxes, &c, \$2,245.11.) James T Sullivan\$9,400

89th st, Nos 408 and 410, s s, 106 e 1st av, 40x100.8, 6-sty brk tenement. (Amt due, \$7,230.58; taxes, &c, \$966.03; sub to a mort of \$36,000.) Harry H Herche\$44,725

Av B, No 295, e s, 36 n 17th st, 37.4x100, 6-sty brk tenement and store. (Amt due, \$31,328.77; taxes, &c, \$934.89.) Adj to Nov 11.....

Av B, No 297, e s, 73.4 n 17th st, 37.4x100, 6-sty brk tenement and store. (Amt due, \$31,328.77; taxes, &c, \$934.89.) Adj to Nov 11.....

Av B, Nos 263 and 265, e s, 45.9 s 16th st, 42.6x88, two 5-sty brk tenements with stores (voluntary). John G Butterfield, representing a party in interest\$40,000

122d st, Nos 269 to 273, n s, 100 e 8th av, 60x100.11, three 4-sty brk tenements (voluntary). John G Butterfield, representing a party in interest\$42,000

3d av, No 2136, w s, 75.8 s 117th st, 25.3x100, 4-sty brk tenement with stores (voluntary). John G Butterfield, representing a party in interest\$34,100

81st st, No 131, n s, 262 w Columbus av, 17x102.2, 4-sty and basement brk and stone dwelling (exrs sale). Henry J Le Hon.....\$22,400

36th st, No 205, n s, 80 w 7th av, 20x98.9, 4-sty brk tenement and 4-sty brk tenement in rear, with store (voluntary). Bid in at \$18,900.....

97th st, Nos 307 and 309, n s, 150 e 2d av, 50x100.11x50.6x100.11, two 4-sty brk tenements extrx sale. Bid in at \$21,000.....

125th st, No 549, n s, 100 e Broadway, 25x99.11, 5-sty and basement brk tenement with stores (voluntary). Bid in at \$31,600.....

99th st, No 136, s s, 375 w Columbus av, 25x87.7x25x88.8, 5-sty brk tenement (voluntary). Ethel M Phelps.....\$22,550

Ogden av, Nos 1243 to 1249, w s, 75 s Merriam av, 75x100, four 2-sty frame dwellings (voluntary). Bid in at \$20,000.....

BRYAN L. KENNELLY.

*Av A, No 1014 1/2 n e cor 55th st, 25.5x79.8, 5-sty 55th st, No 501 1/2 brk tenement and store. (Amt due, \$5,762.88; taxes, &c, \$423; sub to a mort of \$15,000.) Leon S Altmayer et al.\$20,422

Hoffman st, e s, 26 n 189th st, 62x117.11x62.3x118.3, vacant. (Amt due, \$3,026.74; taxes, &c, \$2,303.49; sub to a mort of \$2,500.) Jennie Reichman, party in interest.....\$2,862

SAMUEL MARX.

Av B, No 299, e s, 36 s 18th st, 37.4x100, 6-sty brk tenement and store. (Amt due, \$31,421.24; taxes, &c, \$934.89.) Adj to Nov 11.....

120th st, No 362, s s, 168 e Morningside av East, 17x100.11, 3-sty and basement stone front dwelling (voluntary). Hannah Weinschank\$15,000

3d av, No 2621 | s w cor 140th st, 25x100, 140th st, Nos 274 to 280 | 3 and 4-sty brk and frame tenement and store. (Amt due, \$23,559.25; taxes, &c, \$1,510.21.) August Kuhn\$26,025

Total\$508,882
 Corresponding week, 1907..... 381,750
 Jan. 1st, 1908, to date..... 47,838,411
 Corresponding period, 1907..... 35,004,681

ADVERTISED LEGAL SALES.

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

Oct. 30 and 31.

No Legal Sales advertised for these days.

Nov. 2.

Fox st, No 764, e s, 180 n 156th st, 40x100, 5-sty brk tenement. Anna M Miller agt Bronx Borough Realty & Construction Co et al; Action No 1; John H Rogan, att'y, 145 Nassau st; Eugene L Parodi, ref. (Amt due, \$28,454; taxes, &c, \$476.15.) Mort recorded June 28, 1905. By William Kennelly, Jr.

Fox st, No 766, e s, 220 n 156th st, 40x100, 5-sty brk tenement. Same agt same; Action No 2; same att'y; same ref. (Amt due, \$28,453; taxes, &c, \$476.15.) Mort recorded June 28, 1905. By William Kennelly, Jr.

Ferris av, w s, adj lands of St Joseph's Institute for Deaf Mutes, runs s 303.5 x w 1104.5 x n 234.1 x n e 627.10 x s e 147.6 x e 138.5 x n e 271.11 to beg, Unionport. Albert L Lowenstein agt Minford Realty Co et al; Edw V Thornall, att'y, 50 Church st; Louis B Hasbrouck, ref. (Amt due, \$23,469.31; taxes, &c, \$1,653.14.) Mort recorded April 8, 1908. By Bryan L Kennelly.

118th st, No 217, n s, 212.6 e 3d av, 18.9x100.5, 4-sty stone front tenement. Society for the Relief of Poor Widows with Small Children agt John H Bodine et al; Miller, King, Lane & Trafford, att'ys; Richard B Tillinghast, ref. (Amt due, \$11,026.97; taxes, &c, \$415.01.) Mort recorded June 26, 1906. By Herbert A Sherman.

St Nicholas av, No 728, e s, 337.4 n 145th st, 18.6x100, 4-sty stone front dwelling. Sheriff's sale of all right, title, &c, which Chas A Coutant had on March 19, 1908. David J Gladstone, att'y, 99 Nassau st; Thomas F Foley, sheriff. By Joseph P Day.

Nov. 3.

No Legal sales advertised for this day.

Nov. 4.

47th st, No 15, n s, 120 w Madison av, 25x100.5, 4-sty stone front dwelling. Sheriff's sale of all right, title, &c, which John B Ireland had on May 20, 1908, or since; Forster, Hotaling & Klenke, att'ys, 59 Wall st; Thomas F Foley, sheriff. By Joseph P Day.

97th st, No 225, n s, 225 w 2d av, 24.6x100.11, 5-sty brk tenement and store. Norbert Landau agt Fannie Rosenblum et al; Samuel Bitterman, att'y, 280 Broadway; Wm T Keleher, ref. (Amt due, \$6,201.11; taxes, &c, \$290; sub to a first mort of \$12,000.) Mort recorded Oct 10, 1904. By Joseph P Day.

Inwood av, No 1362, e s, 404.11 n Clark pl, 25x100, 3-sty frame tenement. David S Bingham agt Robert L Buddin et al; Action No 2; Tallmadge W Foster, att'y, 80 Broadway; Edward Browne, ref. (Amt due, \$3,420.06; taxes, &c, \$123.66.) Mort recorded Feb. 27, 1899. By Joseph P Day.

Macomb's Road, w s, 404.11 n Clark pl, 25x125, 3-sty frame tenement and store. Same agt same; Action No 1; same att'y; same ref. (Amt due, \$5,567.24; taxes, &c, \$989.30.) Mort recorded Feb. 27, 1899. By Joseph P Day.

16th st, No 512, s s, 195.6 e Av A, 25x103.3, 4-sty brk tenement and store and 3-sty brk tenement in rear. Italian American Trust Co of City of N Y agt Pasquale Pati et al; Ferdinand E M Bullowa, att'y, 32 Nassau st; Gabriel L Hess, ref. (Amt due, \$13,132.62; taxes, &c, \$493.27.) Mort recorded May 24, 1905. By Samuel Marx.

Wooster st, Nos 84 to 88 | e s, 51 s Spring st, Spring st, Nos 134 and 136 | runs s 75 x e 100.2 x n 98.10 x e 3.1 x n 27 to Spring st, x w 49.1 x s 51 x w 54.2 to beg, 7-sty brk loft and store building. Germania Life Ins Co agt Pauline Gomprecht et al; Dulon & Roe, att'ys, 41 Park Row; Geo W Clune, ref. (Amt due, \$248,228.68; taxes, &c, \$3,690.93.) Mort recorded Oct 8, 1895. By Joseph P Day.

Nov. 5.

111th st, No 115, n s, 127.6 e Park av, 15.11x100.11, 3-sty stone front dwelling. Peter Diamond agt Dora Dubinsky et al; Simeon Goodelman, att'y, 140 Nassau st; Roy M Robinson, ref. (Amt due, \$6,080.30; taxes, &c, \$250; sub to two prior mortg aggregating \$7,000.) Mort recorded Jan 5, 1907. By Joseph P Day.

138th st, No 621, n s, 285 w Broadway, 15x99.11, 3-sty stone front dwelling. Pennington Whitehead, trustee, &c, agt Mary O'Neill et al; Duer, Strong & Whitehead, att'ys, 50 Wall st; Denis O'L Cohalan, ref. (Amt due, \$10,086.25; taxes, &c, \$872.94.) Mort recorded Oct 21, 1901. By Joseph P Day.

(Continued on page 851.)

OFFICIAL LEGAL NOTICES

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

At the request of the President of the Borough of Brooklyn, public notice is hereby given that the Commissioners of the Sinking Fund of the City of New York, by virtue of the powers vested in them by law, will offer for sale at public auction the buildings, parts of buildings, etc., consisting of all of the old portion of the building known as Public School No. 5 standing within and without the lines of property owned by the City of New York, acquired by it for street opening purposes in the

BOROUGH OF BROOKLYN.

Being all of the buildings, parts of buildings, etc., consisting of all of the old portion of the building known as Public School No. 5, standing within and without the lines of the new street to be opened as an approach to the Manhattan Bridge, extending from Nassau Street to the intersection of Flatbush Avenue and Fulton Street in the Fourth, Fifth and Eleventh Wards of the Borough of Brooklyn, City of New York, said property being more particularly shown on a draft damage map dated New York, October 14, 1904, and being on file in the office of the Collector of City Revenue, Department of Finance, Room 141, No. 280 Broadway, Borough of Manhattan.

Pursuant to a resolution of the Commissioners of the Sinking Fund adopted at a meeting held February 20, 1907, the sale of the above described buildings and appurtenances thereto will be held, under the direction of the Comptroller, on

FRIDAY, NOVEMBER 6TH, 1908,
at 11 A. M., on the premises.

(For particulars see City Record.)

HERMAN A. METZ,

Comptroller.

Comptroller's Office, October 19th, 1908.
(6693)

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

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

BOROUGH OF BROOKLYN.

Being all those buildings, parts of buildings, etc., standing within the lines of Montrose Avenue from Union Avenue to Broadway in the 16th Ward of the Borough of Brooklyn, and which are more particularly described on a map on file in the office of the Collector of City Revenue, Department of Finance, Room 141, No. 280 Broadway, Borough of Manhattan.

Pursuant to a resolution adopted by the Commissioners of the Sinking Fund at a meeting held on October 21, 1908, the sale of the above described buildings and appurtenances thereto will be held, by direction of the Comptroller, on

MONDAY, NOVEMBER 9TH, 1908,
at 11 A. M. on the premises.

H. A. METZ,

Comptroller.

Department of Finance, City of New York,
Comptroller's Office, October 21st, 1908.

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

At the request of the Commissioner of the Department of Water Supply, Gas and Electricity, public notice is hereby given that the Commissioners of the Sinking Fund of the City of New York, by virtue of the powers vested in them by law, will offer for sale at Public Auction all the buildings now standing on property owned by the City of New York located in the

VILLAGE OF WANTAGH, LONG ISLAND.

acquired by it for pipe line purposes, said buildings being described as follows:

ALL those buildings, parts of buildings, etc., situated and erected upon property known as follows:

On Parcel 12, Plate 5163, property formerly owned by P. W. Powell, east side of Grove street, 250 feet more or less south of Seaford Avenue, Wantagh, 2½-story frame dwelling, about 29.5x40.5 with porch and brick foundation; frame barn 16'x18.3; chicken house 6'x8.2 and frame outhouse 4'x4.5.

On Parcel 13, Plate 5163, property formerly owned by M. Huhnken. Frame outhouse 5'x5' in southeast corner of lot.

On Parcel 16, Plate 5163, property formerly owned by J. Box. Frame woodhouse 7'x8' in northeast corner of lot.

On Parcel 19, Plate 5163, property formerly owned by Young Brothers, 35 feet south of Seaford Avenue, about 230 feet east of Beach Street, Wantagh, 2½-story frame dwelling, brick foundation, 24.4x25.4; frame woodshed 6.2x8.5; frame outhouse 4'x4.5, all of which buildings are more particularly described on a map on file in the office of the Collector of City Revenue, Department of Finance, Room 141, No. 280 Broadway, Borough of Manhattan.

Pursuant to a resolution adopted by the Commissioners of the Sinking Fund at a meeting held October 21, 1908, the sale of the above described buildings and appurtenances thereto will be held, by direction of the Comptroller, on

WEDNESDAY, NOVEMBER 11, 1908,
at 12 M. on the premises.

(For particulars see City Record.)

H. A. METZ,

Comptroller.

Comptroller's Office, October 21st, 1908.

PUBLIC NOTICES.

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

BOROUGH OF MANHATTAN.

List 224, No. 1. Sewer in Scammel street, between Cherry and Water streets.

List 225, No. 2. Sewer in Twelfth avenue, from One Hundred and Thirty-third to One Hundred and Thirty-fifth street.

List 236, No. 3. Paving with asphalt blocks, curbing and recurbing West One Hundred and Eighty-eighth street, from Amsterdam avenue to St. Nicholas avenue.

BOROUGH OF THE BRONX.

List 9683, No. 4. Sewer in Boston road, between Southern boulevard and East One Hundred and Seventy-seventh street.

List 9688, No. 5. Sewer in West Two Hundred and Sixty-first street, between Broadway and Riverdale avenue.

BOROUGH OF QUEENS.

List 92, No. 6. Temporary sewer in Chestnut street, from a point 150 feet west of Parsons avenue to Whitestone avenue, and in Whitestone avenue, from Chestnut street to State street, Third Ward.

List 94, No. 7. Catch basins on the northeast and northwest corners of Graham avenue and Sixth avenue, First Ward.

List 95, No. 8. Catch basin on the southeast corner of Union avenue and Shelton avenue, Fourth Ward.

List 106, No. 9. Receiving basin on the west side of Academy street, opposite South Washington place, First Ward.

All persons whose interests are affected by the above named proposed assessments, and who are opposed to the same, or either of them, are requested to present their objections, in writing, to the Secretary of the Board of Assessors, No. 320 Broadway, New York, on or before December 1, 1908, at 11 A. M., at which time and place the said objections will be heard and testimony received in reference thereto.

For full particulars see City Record.

ANTONIO ZUCCA,

PAUL WEIMANN,

JAMES H. KENNEDY,

Board of Assessors.

WILLIAM H. JASPER,

Secretary.

No. 320 Broadway.

City of New York, Borough of Manhattan,
October 29, 1908.

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

BOROUGH OF BROOKLYN.

List 9832, No. 1. Regulating and curbing on Bay Ridge parkway, from Fifth to Seventh avenue; laying brick gutters from Shore road to First avenue, and from Fifth to Seventh avenue, and laying cement sidewalks between Shore road and Seventh avenue.

List 4, No. 2. Reconstructing a sewer in Himrod street, between Evergreen avenue and Knickerbocker avenue.

List 12, No. 3. Laying cement sidewalks on southeast side of Little street, between Evans and United States streets; south side of Richardson street, between Manhattan and Graham avenues; southeast side of Palmetto street, between Hamburg and Knickerbocker avenues; northwest side of Jamaica avenue, between Barbey and Warwick streets; south side of Flushing avenue, between Bushwick avenue and Bremen street; south side of Sutter avenue, between Van Sicklen avenue and Hendrix street; north side of St. Marks avenue, between Hopkinson and Rockaway avenues; southeast side of Greene avenue, between St. Nicholas avenue and the Borough of Queens; southeast side of Pilling street, between Bushwick and Evergreen avenues; southwest side of Evergreen avenue, between Pilling street and New York and Manhattan Beach Railroad.

List 13, No. 4. Sewer basins in Ninth street, at northwest and southwest corners of Sixth avenue, Seventh avenue and Eighth avenue; both sides midway between Fifth and Sixth avenues. Sixth and Seventh and Seventh and Eighth avenues.

List 14, No. 5. Laying cement sidewalks on Washington avenue, east side, between Classon avenue and Washington place; north side of Windsor place, between Tenth and Eleventh avenues; north side of Fifth street, between Fourth and Fifth avenues; east side of Eighth avenue, between Nineteenth and Twentieth streets; both sides of Nineteenth street, between Eighth avenue and Prospect Park West, and on the north side of Eighteenth street, between Prospect Park West and Eleventh avenue.

List 16, No. 6. Laying cement sidewalks on north side of Forty-fifth street, between Fifth and Sixth avenues; north side of Seventy-second street, between Third and Fourth avenues; north side of Seventy-ninth street, between Shore road and Third avenue.

List 21, No. 7. Grading a lot on the north side of Windsor place, between Eighth avenue and Prospect Park West, known as Lot No. 47 in Block 1109.

List 45, No. 8. Sewer in Rogers avenue, east side, between Linden avenue and Martense street.

List 47, No. 9. Sewer in Sixty-second street, between Third and Fifth avenues, with outlet

sewer in Third avenue, from Sixty-second to Sixty-third street.

List 54, No. 10. Sewer in Warehouse avenue, between Surf and Neptune avenues, with outlet sewer in Neptune avenue, between Warehouse avenue and Twenty-first street.

List 63, No. 11. Sewer in Twentieth street, between Terrace place and Vanderbilt street, and outlet sewer in Vanderbilt street, north side, between Twentieth street and East Fifth street.

List 48, No. 12. Sewer in Benson avenue, between Bay Eleventh and Bay Thirteenth streets.

List 104, No. 13. Sewers in Sixty-fifth street, both sides, between Fifth and Eighth avenues.

List 135, No. 14. Sewer in Church avenue, from East Eleventh to East Fifteenth street, and in Caton avenue, from Parade place to East Seventeenth street; also basins at the northeast, northwest and southeast corners of Church avenue and East Sixteenth and East Seventeenth streets, and basin at the northeast corner of Ocean avenue and Church avenue, and basin at northeast corner of East Eighteenth street and Albermarle road.

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 November 24, 1908, at 11 A. M., at which time and place the said objections will be heard and testimony received in reference thereto.

For full particulars see City Record.

ANTONIO ZUCCA,

PAUL WEIMANN,

JAMES H. KENNEDY,

Board of Assessors.

WILLIAM H. JASPER,

Secretary.

No. 320 Broadway.

City of New York, Borough of Manhattan,
October 23, 1908. (6804)

DEPARTMENT OF FINANCE, BUREAU FOR THE COLLECTION OF TAXES, No. 57 CHAMBERS STREET (STEWART BUILDING), NEW YORK, October 26, 1908.

IMPORTANT TO TAXPAYERS.

NOTICE IS HEREBY GIVEN TO ALL PERSONS whose TAXES FOR THE YEAR 1908 HAVE NOT BEEN PAID BEFORE THE 1st DAY OF NOVEMBER of the said year, that unless the same shall be paid to the Receiver of Taxes at his office in the borough in which the property is located, as follows:

Borough of Manhattan, No. 57 Chambers street, Manhattan, N. Y.;

Borough of The Bronx, corner Third and Tremont avenues, The Bronx, N. Y.;

Borough of Brooklyn, Rooms 2, 4, 6 and 8, Municipal Building, Brooklyn, N. Y.;

Borough of Queens, corner Jackson avenue and Fifth street, Long Island City, N. Y.;

Borough of Richmond, Borough Hall, St. George, Staten Island, N. Y.;

he will charge, receive and collect upon such taxes so remaining unpaid on that day, in addition to an amount of such taxes, INTEREST AT THE RATE OF SEVEN PER CENTUM per annum to be calculated from the day on which the said taxes become due and payable (Oct. 5) as provided in Sec. 914, as amended by Chap. 447, Laws 1908.

DAVID E. AUSTEN,

Receiver of Taxes.

ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD of October 29 to November 13, 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 MANHATTAN:

1ST WARD, SECTION 1. WASHINGTON STREET—REPAIRING SIDEWALK at No. 104.

7TH WARD, SECTION 1. MONTGOMERY STREET—REPAIRING SIDEWALK, at No. 43.

10TH WARD, SECTION 1. ALLEN STREET—REPAIRING SIDEWALK, at No. 57.

8TH WARD, SECTION 2. BROOME STREET—REPAIRING SIDEWALK, at No. 523.

19TH WARD, SECTION 5. MADISON AVENUE—REPAIRING SIDEWALK, in front of No. 350.

12TH WARD, SECTION 6. THIRD AVENUE, east side, RECEIVING BASIN, between 129th and 130th Streets. EAST 98TH STREET—REPAIRING SIDEWALK, at Nos. 223-225.

EAST 109TH STREET—REPAIRING SIDEWALK, at Nos. 19 and 21. 143D STREET, north side—REPAIRING SIDEWALK, commencing 113 feet east of Lenox Avenue.

12TH WARD, SECTION 7. 131ST STREET & OLD BROADWAY, at northeast corner—REPAIRING SIDEWALK. 12TH WARD, SECTION 8. DYCKMAN STREET & PRESCOTT AVENUE—REPAIRING SIDEWALK at the northwest corner.

HERMAN A. METZ,

Comptroller.

City of New York, October 27, 1908.

ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD of October 28 to November 12, 1908, of the confirmation by the Supreme Court, and the entering in the Bureau for the Collection of Assessments and Arrears, of assessment for OPENING AND ACQUIRING TITLE to the following named street in the BOROUGH OF QUEENS:

1ST WARD. POMEROY STREET—OPENING, from Jackson to Riker Avenues. Confirmed June 20, 1908; entered October 27, 1908.

HERMAN A. METZ,

Comptroller.

City of New York, October 27, 1908.

ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD OF October 29 to November 13, 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.

8TH WARD, SECTION 3. 40TH STREET—GRADING LOTS, on the south side, between 4th and 5th Avenues, 9TH WARD, SECTION 4. UNDERHILL AVENUE—GRADING A LOT on the east side, between Sterling Place and St. Johns Place, Lot 2, Block 1173. 22ND WARD, SECTION 4. 8TH STREET—GRADING LOTS, north side, between 8th Avenue and Prospect Park West, Lot 40, Block 1089. 30TH, 31ST WARDS, SECTIONS 17, 18 & 19. BATH AVENUE—SEWERS, between Bay 6th Street (14th Avenue) and Bay 27th Street (21st Avenue), and in BAY 6TH STREET, between Bath Avenue and a proposed street through the northern portion of Dyker Beach Park; also in BAY 27TH STREET (21st Avenue) between Benson and Bath Avenues, and in a proposed street through the northern portion of Dyker Beach Park, between 14th and 11th Avenues, and between 11th and 7th Avenues; and in 92ND STREET, between 7th Avenue and New York Bay; also in 84TH STREET, between 20th and 21st Avenues, and OUTLET in 21st Avenue from 84th Street to Benson Avenue.

HERMAN A. METZ,
Comptroller.
City of New York, October 27, 1908.

ADVERTISED LEGAL SALES.

(Continued from page 850.)

Market st, No 71, w s, 85.4 n Cherry st, runs n 27.7 x w 36.2 x n 3.7 x w 23.3 x s 31.11 x e 60.4 to beg, 5-sty brk tenement and store. Morris Rose agt Morris Lipschitz et al; Moses N Schleider, att'y, 103 Attorney st; Isham Henderson, ref. (Amt due, \$7,147.87; taxes, &c, \$300; sub to a first mort of \$17,000.) Mort recorded Oct 18, 1905. By Joseph P Day.

Beach st, No 10, s s, 100 e Varick st, 27.3x

73.7x25x85, 7-sty brk loft and store building. Geo A Neumann agt Charlton Contract Co et al; Bowers & Sands, att'ys, 31 Nassau st; Abraham L Jacobs, ref. (Amt due, \$9,540.21; taxes, &c, \$234.04; sub to two morts aggregating \$8,500.) Mort recorded Dec 13, 1907. By Joseph P Day.

Dawson st, No 866 (old Nos 1226 and 1228), e s, 537.4 n Longwood av, 40.7x100, 5-sty brk tenement.

Dawson st, No 874 (old Nos 1234 and 1236), e s, 618.6 n Longwood av, 40.7x100, 5-sty brk tenement.

Dawson st, Nos 878 and 882 (old Nos 1242 to 1248), e s, 659.2 n Longwood av, 81.3x100, two 5-sty brk tenements.

Lambert Suydam Jr agt Twelve Forty-two Dawson Street Co et al; Quackenbush & Adams, att'ys, 25 Broad st; Harvey T Andrews, ref. (Amt due, \$17,840.05; taxes, &c, \$12,000; sub to four morts aggregating \$108,000.) Mort recorded May 18, 1907. By Herbert A Sherman.

Park av n e cor 187th st, 102.6x100, vacant. 187th st Henry Humphreys agt Robert E Humphreys; Walter H Dodd, att'y, 20 Broad st; Francis W Pollock, ref. (Amt due, \$2,697.21; taxes, &c, \$2,420.88.) Mort recorded April 15, 1905. By Joseph P Day.

107th st, Nos 205 and 207, n s, 125 e 3d av, 50x100.11, two 4-sty brk tenements and stores. Sadie Fagenson agt Abraham E Levy et al; Arnstein & Levy, att'ys; Edwin A Watson, ref. (Partition.) By Joseph P Day.

22d st, No 261, n s, 262.6 e 8th av, 18.9x98.9, two 1-sty brk and frame buildings. John D Van Buren exr, &c, agt Geo P Macready et al; Harold Swain, att'y, 176 Broadway; Sylvester L H Ward, ref. (Amt due, \$11,059.69; taxes, &c, \$164.12.) Mort recorded Nov 3, 1906. By D Phoenix Ingraham.

Nov. 6.

141st st, Nos 271 and 273, n s, 100 e 8th av, 50x99.11, 6-sty brk tenement and store. Leon Tuchmann agt Samuel Mandel et al; Manheim & Manheim, att'ys, 302 Broadway; T Louis A Britt, ref. (Amt due, \$13,802.95;

taxes, &c, \$260.; sub to a mort of \$50,000.) Mort recorded Nov 30, 1906. By Joseph P Day.

119th st, No 240, on map of Nos 236 and 238, s s, 110 w 2d av, 50x100.10, 6-sty brk tenement and store. Stephen P Sturges agt Michael Newmann; Stephen P Sturges, att'y, 55 Liberty st; Harvey Watterson, ref. (Amt due, \$13,936; taxes, &c, \$50,127.28.) Mort recorded June 30, 1905. By Joseph P Day.

Nov. 7.

No Legal Sales advertised for this day.

Nov. 9.

Topping av, No 1762, e s, 275 s 175th st, 20x 95, 3-sty brk dwelling. Atlas Mortgage Co agt Rasha Arnold et al; Harry Wandmacher, att'y, 42 Broadway; Arthur M Levy, ref. (Amt due, \$2,492.58; taxes, &c, \$300; sub to a first mort of \$7,500.) Mort recorded June 4, 1907. By Joseph P Day.

Topping av, No 1764, e s, 255 s 175th st, 20x 95, 3-sty brk dwelling. Same agt same; John L Finck, att'y, 190 Montague st, Brooklyn; same ref. (Amt due, \$2,489.59; taxes, &c, \$300; sub to a first mort of \$7,500.) Mort recorded June 4, 1907. By Joseph P Day.

136th st, No 641, on map No 661, n s, 101.11 w Cypress av, 37.6x100, 5-sty brk tenement. Caroline M Butterfield et al, trustees, &c, agt Morris Broner et al; Herbert C Lakin, att'y, 49 Wall st; Samuel Hoffman, ref. (Amt due, \$27,437.33; taxes, &c, \$1,218.43.) Mort recorded June 30, 1905. By Samuel Marx.

Broadway, s w cor 108th st, 91.6x101.9x44.8, vacant. Sheriff's sale of all right, title, &c, which Johanna C Samuel had on June 15, 1908. James A Deering, att'y for deft. Thomas F Foley, sheriff. By Joseph P Day.

47th st, No 150, on map Nos 148 to 154, s s, 216.8 e 7th av, 70.10x100.5, 13-sty brk and stone hotel. Title Guarantee & Trust Co trustee agt Realty Investment Corporation of N Y City et al; Bowers & Sands, att'ys, 31 Nassau st; Myron Sulzberger, ref. (Amt due, \$287,942.97; taxes, &c, \$7,384.29; sub to a mort of \$315,000.) Mort recorded May 21, 1903. By Joseph P Day.

REAL ESTATE RECORDS

Key to abbreviations:

- 1st.—Q. C. is an abbreviation for Quit Claim deed, i. e., a deed wherein all the right, title and interest of the grantor is conveyed, omitting all covenants and warranty.
- 2d.—C. a. G. means a deed containing Covenant against Grantor only, in which the covenants that he hath not done any act whereby the estate conveyed may be impeached, charged or encumbered.
- 3d.—B. & S. is an abbreviation for Bargain and Sale deed, wherein, although the seller makes no expressed consideration, he really grants or conveys the property for a valuable consideration, and thus impliedly claims to be the owner of it.
- 4th.—The street and avenue numbers given in these lists are, in all cases, taken from the insurance maps when they are not mentioned in the deeds. The numbers, it will occasionally be found,

do not correspond with the existing ones, owing to their 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 1908.

CONVEYANCES

October 23, 24, 26, 27, 28 and 29. (No. 18.)

BOROUGH OF MANHATTAN.

Bayard st, No 45, s s, abt 75 w Bowery, 25x50x25.1x50, 3-sty frame tenement and store.

Bayard st, No 47, s s, 100 w Bowery, 25x80, 4-sty brk loft building.

Jules Carrard HEIR Frederic Carrard to Herbert Baum. Mort \$15,000. Oct 29, 1908. 1:163—31 and 32. A \$24,500—\$29,500. 100

Beach st, Nos 3 to 9 | begins Beach st, n e cor St Johns
on map Nos 1 to 5 | lane, runs e 96.3 to West Broad-
West Broadway, Nos 144 to 150 | way x n e 75.8 x w 55.8 x n 0.8
on map Nos 260 to 266 | x w 26.3 x n 36.8 x w 49.3 to St
St Johns lane, Nos 1, 3 and 5 | Johns lane x s 136.1 to beginning,
11-sty brk and stone office and store building. Wool Exchange, a corpn, to Wool Exchange Realty Co. Mort \$601,700. Oct 26, Oct 27, 1908. 1:212—56. A \$110,000—\$625,000. nom

Broome st, No 268, n s, 63.8 e Allen st, 24x75.6x24x75.9, 5-sty brk tenement and store. Louis Gerringer and ano to Ike Stup. 1/2 part. Mort 1/2 of \$38,000. Oct 17. Oct 23, 1908. 2:414—63. A \$21,000—\$29,000. 100

Cannon st, No 64, e s, 125 s Rivington st, 25x100, 5-sty brk tenement. Morris Beer et al to Annie Levine and Jennie Wolfsohn. All liens. Oct 23. Oct 26, 1908. 2:328—7. A \$17,000—\$33,000. nom

Chrystie st, No 203, w s, 25 s Stanton st, 25x66.8, 6-sty brk tenement and store. Sara Brown to Moritz Gruenstein. All liens. Oct 21. Oct 23, 1908. 2:426—26. A \$16,000—\$26,000. other consid and 100

Chrystie st, Nos 215 to 219, w s, 115.8 n Stanton st, 59.4x100, two 6-sty brk tenements and stores. Julius Braun to Sophia Mayer. Mort \$72,000. Oct 23, 1908. 2:427—37 and 38. A \$47,800—\$95,800. nom

Cortlandt st, No 62, n s, 46.8 w Greenwich st, 20.11x55x21x55, 4-sty brk loft and store building. Henry R Taylor to Archibald A Forrest. Mort \$25,000. Oct 27. Oct 28, 1908. 1:59—36. A \$32,200—\$36,000. other consid and 100

Essex st, No 46 (44), e s, 101.6 s Grand st, 25x100, 6-sty brk tenement and store and 5-sty brk tenement in rear. Isaac Polansky et al to Wolf Finkelstein, Isaac Kaplan and Jake Edelberg. Mt \$35,000 and all liens. Oct 28. Oct 29, 1908. 1:311—9. A \$25,000—\$40,000. nom

Gramercy Park East, No 36, e s, 39.5 s 21st st, runs e 80 x s 39.5 x e 2.11 x s 44 x w 82.11 to st x n 83.5, vacant. John E Olson

to Gramercy Park Construction Co. Mort \$150,000 and all liens. Oct 24. Oct 28, 1908. 3:876—21. A \$100,000—\$100,000. nom

Greenwich st, No 481, e s, 21 n Canal st, runs n 22 x e 70 x s 13 x s w 21.9 x w 55 to beginning, 3-sty brk tenement and store. Geo N and Frederick Bohlken EXRS, &c, John Bohlken to Edward D Dewey. Sept 30. Oct 20, 1908. 2:594—16. A \$6,500—\$7,500. Corrects error in last issue, when grantees name was Edward D Dewey. 14,000

Same property. Geo N Bohlken et al to same. Sept 30. Oct 20, 1908. 2:594. nom

Hester st, No 17 | n w cor Suffolk st, 25.1x75x25x75.1, 5-sty
Suffolk st, Nos 7 and 9 | brk tenement and store. PARTITION,
Sept 15, 1908. William Klein referee to Jacobs-Green Realty Co. Oct 26. Oct 28, 1908. 1:312—33. A \$37,000—\$55,000. 72,000

Irving pl, No 26, s e s, 63.3 s w 16th st, 20x80, 3-sty brk dwelling. Fannie Kiermaier to Josephine Miller, of Brooklyn. All title. Oct 22. Oct 24, 1908. 3:871—62. A \$19,500—\$22,500. nom

Jane st, No 20, s s, abt 190 e 4th st, 24x68.2x24.1x70.4, w s, 5-sty brk tenement and store. Fredk Sackett to Chas F Sackett. B & S. Oct 22. Oct 26, 1908. 2:615—67. A \$7,500—\$19,500. nom

Jefferson st, No 28, w s, abt 100 n Madison st, 30x26.1, being 3-10 of a lot 26.1x100, part 6-sty brk tenement and store. Irenaeus P Allen to John W Mundy, of North Plainfield, N J. Q C. Dec 12, 1894. Re-recorded from Jan 24, 1895. Oct 29, 1908. 1:271—part of lot 47. nom

Lafayette st, Nos 54 to 60, w s, 25 n Leonard st, runs n 100 x w 90 x s 25 x w 5 x s 19 x e 5 x s 31 x e 43.6 x s 25 x e 45.8 to beginning, 8-sty brk loft and store building. Israel Lippmann et al to Sixty Lafayette St, a corpn. B & S. C a G. Morts \$450,000. Oct 23. Oct 26, 1908. 1:171—22. A \$100,000—\$300,000. other consid and 100

Lewis st, No 203, w s, abt 22 n 6th st, 22.10x67 to alley, x22.8x 70, s s, 7-sty brk loft and store building. Meyer Hurwitz to Jos G Engel. 1/2 part. All title. Aug 4. Oct 23, 1908. 2:363—22. A \$9,000—\$18,000. other consid and 100

Ludlow st, Nos 109 and 111, w s, 120 n Delancey st, 40x87.6, 6-sty brk tenement and store. Max Wolper to Careful Realty and Construction Co. Mort \$—. Aug 27. Oct 23, 1908. 2:410—25. A \$36,000—\$60,000. other consid and 100

Madison st, No 212, s s, 183 e Rutgers st, 27.1x100, 6-sty brk tenement and store. Annie Schwartz to Herman W Schwartz. 1/4 part. Mort \$43,000. Oct 27. Oct 28, 1908. 1:271—20. A \$21,000—\$45,000. other consid and 100

Madison st, No 128, s s, 86.1 e Market st, runs e 26.9 x s 100 x w 25 x n 83.1 x w 1.10 x n 16.10 to beginning, 6-sty brk tenement and store. Abraham Dubroff to Mollie Pitkin, of Brooklyn. All liens. June 9. Oct 26, 1908. 1:274—37. A \$17,500—\$38,000. nom

Market st, No 83 (73) | s w cor Cherry st, 20x51, 3-sty brk tene-
 Cherry st, No 159 | ment and store. William Dineen to Han-
 nah Dineen. All liens. Oct 1. Oct 27, 1908. 1:250-66. A
 \$7,000-\$10,000. nom

Monroe st, Nos 26 and 26½, on map No 26, s s, abt 225.2 (?should
 be abt 260) w Market st, 29.10x52x30.1x49.5, 6-sty brk tenement
 and store. Saul Levine to Solomon Rothman. All title. Morts
 \$23,650. Sept 15. Oct 23, 1908. 1:253-94. A \$12,000-\$27,-
 000. other consid and 2,000

Mott st, No 63, w s, 125 n Bayard st, 25x100, 6-sty brk tenement
 and store. Louis Friedman to Rosa Gross. C a G. Mort \$38,-
 000 and all liens. April 24. Oct 23, 1908. 1:200-28. A \$19,-
 000-\$38,000. other consid and 100

Rivington st, No 147 | s e cor Suffolk st, 19x52x18.10x52, 5-sty
 Suffolk st, No 122 | brk tenement and store. Nathan Brody to
 Saml Friedman. ½ part. All title. Oct 27. Oct 29, 1908. 2:-
 348-13. A \$19,000-\$28,000. other consid and 100

Rivington st, No 337 | s w cor Mangin st, 24.1x75, 7-sty brk
 Mangin st, Nos 73 and 75 | loft and store building. Release
 mort. Broadway Trust Co to Abraham Rothstein. Sept 25.
 Oct 24, 1908. 2:323-18. A \$19,000-\$36,000. nom

South st, No 197, n s, 50 e Oliver st, 25x80, 4-sty brk tenement
 and store. John C Inzelmann to Mary Lyons. Oct 27. Oct 28,
 1908. 1:251-10. A \$10,000-\$14,000. other consid and 100

Same property. Mary wife John Lyons to Union Construction &
 Realty Co. Morts \$14,000. Oct 27. Oct 28, 1908. 1:251.
 other consid and 100

Spring st, Nos 194 and 196, s s, abt 125 w Thompson st, 25x75,
 part 6-sty brk tenement and store. Release mort. The Bowery
 Savings Bank to Benj V R Winterbottom. Oct 22. Oct 28, 1908.
 2:489-19. A \$15,000-\$17,500. 6,500

Stanton st, No 270 (268) | n w cor Columbia st, 24.5x59.10, 5-sty
 Columbia st, No 103 | brk tenement and store. Joseph Bock-
 ar to Anetta wife Joseph Bockar. Mort \$22,500. Oct 26. Oct
 27, 1908. 2:335-32. A \$20,000-\$28,000. nom

Stanton st, No 318, n s, 25 w Goerck st, 24.5x75, 5-sty brk tene-
 ment and store. Fani Schiffman to Benj J Weil. Mort \$28,800.
 Oct 27. Oct 29, 1908. 2:330-71. A \$17,000-\$25,000.
 other consid and 100

Suffolk st, No 146, e s, 125.1 s Stanton st, 25x100, 6-sty brk tene-
 ment and store. Samuel Dublin to Ida Burstein. All liens. Oct
 26. Oct 27, 1908. 2:349-7. A \$20,000-\$36,000.
 other consid and 100

Vesey st, No 58. Power of attorney. Kagasawa Kanaye and ano to
 James H Freeman. Oct 21. Oct 28, 1908.

4th st E, Nos 162 and 164, s s, 200.4 w Av A, 49.5x96.2, 6-sty brk
 tenement and store. Joseph Wolf et al to Justus Oestrenlein.
 Morts \$77,500. Oct 21. Oct 26, 1908. 2:431-20. A \$35,000
 -\$75,000. other consid and 100

4th st E, No 389, n s, 75 w Lewis st, runs n 24.2 x w 24.4 x n
 47.9 x w 2.6 x s 50.9 x e — x s 21.2 to st, x e 15 to beginning,
 3-sty brk tenement. Charles Jacobowitz to Hannah Jacobowitz.
 Mort \$2,000. Oct 28. Oct 29, 1908. 2:360-27. A \$3,000-\$4,-
 000. other consid and 100

6th st E, No 312, s s, 175 s e 2d av, 25x97, 5-sty brk tenement.
 Henrietta Bennett to Annie E Jacobs. Mort \$31,000. Oct 26,
 1908. 2:447-12. A \$19,000-\$28,000. nom

11th st W, No 241, n s, 143.9 e 4th st, runs n 100 x e 19.5 x s 100
 to st, x w 18.9 to beginning, 3-sty stone front dwelling. August
 F Bittel to James F Thompson. Oct 27. Oct 29, 1908. 2:614
 -39. A \$8,500-\$11,000. nom

11th st W, No 241, n s, 143.9 e 4th st, 18.9x100x19.5x100, 3-sty
 stone front dwelling. Ellen C McManus to August F Bittel. Oct
 27. Oct 29, 1908. 2:614-39. A \$8,500-\$11,000. nom

12th st E, No 531, n s, 245 w Av B, 25x103.3, 5-sty brk tenement
 and store. Michael Josephson to Jacob Wolper and Osias Schutz-
 man. Morts \$27,100. July 3, 1906. Re-recorded from July 9,
 1906. Oct 29, 1908. 2:406-49. A \$17,000-\$27,500.
 other consid and 100

13th st E, No 647, n s, 88 w Av C, 27.6x103.3, 5-sty brk tene-
 ment. Emanuel Weiss to William Kraus. Mort \$22,550. Oct
 27. Oct 28, 1908. 2:396-39. A \$13,000-\$31,000.
 other consid and 100

13th st E, No 317, n s, 217 e 2d av, 23x103.3, 5-sty brk tenement.
 Kalman Sadowsky to Lena Sadowsky. B & S. All liens. Sept
 25. Oct 28, 1908. 2:455-57. A \$16,500-\$21,000. nom

13th st E, No 443, n s, 125 w Av A, runs n 57.9 x e 15.6 x n 12.8
 x e 4.4 x n e 28 x n 46.6 x w 72.7 x s 68.3 x s w 42.3 to st x e
 35 to beginning, 4-sty brk tenement and store and three 4-sty
 brk tenements in rear. Louis Morrison to Mary Frucht of Brook-
 lyn. Morts \$44,000. Oct 26. Oct 27, 1908. 2:441-40. A
 \$22,000-\$40,000. nom

16th st W, No 326, s s, abt 300 w 8th av, 25x41.8x25x44 w s, 5-sty
 brk tenement and store. M Francis Snowber et al HEIRS, &c,
 Mary F Snowber to Mary F Snowber also HEIR of Mary F Snow-
 ber decd 2-3 parts. All title. B & S and Confirmation decd.
 Mort \$3,000 and all liens. Oct 17. Oct 29, 1908. 3:739-58. A
 \$6,000-\$9,000. nom

16th st E, Nos 133 to 137, n s, abt 180 e Irving pl, —x—, 6-sty
 brk loft and store building. Assignment of interest in estate
 of John C Orr decd to extent of \$5,000. Frank Orr of Babylon,
 L I, to Fred Ingraham of Hempstead, L I. Sept 25. Oct 23, 1908.
 3:872-27. A \$57,000-\$135,000. nom

17th st W, Nos 322 to 326. Declaration by Dora M Weil that
 Moritz Weil is the owner of ½ part. May 14. Oct 26, 1908.
 3:740.

18th st W, No 342, s s, 300 e 9th av, 25x92, 5-sty brk tenement.
 Cath T Baum to Joseph Trotter. ½ part. B & S and correction
 decd. Mort \$20,000. Oct 22. Oct 23, 1908. 3:741-56. A
 \$12,000-\$30,000. other consid and 100

18th st W, Nos 423 to 427, n s, 297.11 w 9th av, 77.1x92, three
 5-sty brk tenements. Benj B Johnston to Thos S Faulkner. May
 8, 1894. Oct 28, 1908. 3:716-20 to 22. A \$30,000-\$57,000.
 nom

22d st E, No 108, s s, 130 e 4th av, 20x98.9, 3-sty brk dwelling.
 James J Goodwin to The Rector, Church Wardens and Vestry-
 men of Calvary Church, N Y. Q C. Jan 23, 1907. Oct 24,
 1908. 3:877-85. A \$20,000-\$24,500. nom

24th st E, No 137, n s, 50 e Lexington av, 22x98.9, 2-sty frame
 tenement. Georgeanna Oddie (Fricke) of Brooklyn to Fricke
 Realty Co. Oct 22. Oct 23, 1908. 3:880-29. A \$15,000-
 \$18,000. nom

26th st E, No 216.

26th st E, No 214.
 Ratification of party wall agreement. Blanche S Julien with
 Aitken, Son & Co. Sept 29. Oct 29, 1908. 3:906. nom

28th st E, No 35, n s, 183.4 w 4th av, 20.10x98.9, 3-sty brk dwell-
 ing. Release dower. Mary A Knox widow to Mary L Knox. All
 title. Q C. Jan 4. Oct 28, 1908. 3:858-29. A \$33,000-\$37,-
 000. nom

30th st W, Nos 145 and 147, n s, 175 e 7th av, 50x98.9, two 4-sty
 brk tenements and stores and 1-sty brk building in rear. Carrie
 Hirsch to Maurice Myers. Morts \$65,000 and all liens. Oct
 30, 1907. Oct 28, 1908. 3:806-10 and 11. A \$64,000-\$68,000.
 other consid and 100

32d st E, No 156, s s, 200 w 3d av, runs w 16.8 x s 51.6 to c l
 former Elbert st x n e 10 to c l of former Louisa st x e 15.1
 x n 43.4 to 32d st at beginning, 3-sty brk dwelling.
 Interior lot, 200 w 3d av and 43.4 s 32d st, runs s 38.4 x w 15 x n
 — x again n to c l former Louisa st at c l Elbert st x s e along
 Louisa st 14.8 to beginning; except so much as lies south of
 s s old Louisa st and w of a line 215 w 3d av, vacant.
 Interior gore, at c l blk bet 31st and 32d sts, at point 215 w 3d
 av, runs n 27.6 to s s old Louisa st x w 4 to c l old Elbert st x
 s 27.6 x e 8.3 to beginning, gore, contains 168 sq ft, vacant.
 Geo H Shaffer to Patrick J Dunn. Mort \$7,000 and all liens.
 Oct 22. Oct 24, 1908. 3:887-62 and 63. A \$12,000-\$14,-
 000. 100

34th st E, No 222, s s, 313 w 2d av, 22x98.

34th st E, No 224, s s, 291 w 2d av, 22x98.

34th st E, No 226, s s, 269 w 2d av, 22x98.

34th st E, No 228, s s, 247 w 2d av, 22x98.
 four 4-sty brk tenements and stores.

Austin E Pressinger to James D Gagan. Mort \$55,000. Nov 21,
 1904. Oct 29, 1908. 3:914-46 to 49. A \$64,000-\$88,000. nom

34th st W, No 353, n s, 193.7 e 9th av, 18.7x98.9, 4-sty stone
 front dwelling. Mary A Bergen to James Egan. B & S. Mar
 19, 1908. Oct 23, 1908. 3:758-12. A \$16,000-\$20,000.
 £3,000

34th st W, Nos 513 to 519, n s, abt 150 w 10th av, —x—, one
 2 and 4-sty brk and frame foundry. Release of all liability on
 account of legacy of \$5,000. Margt E Fox daughter Benj Fox to
 Benjamin F and Alex K Fox as EXRS, &c, Benj Fox. Oct 8. Oct
 24, 1908. 3:706-23. A \$62,000-\$72,000. 5,000

34th st W, Nos 513 to 519, n s, abt 150 w 10th av, —x—, one 2 and
 4-sty brk and frame foundry. Release and discharge of legacy.
 Jeannette Fox et al HEIRS, &c, Benjamin Fox to Benj F and Alex
 K Fox EXRS, &c, Benjamin Fox. Sept 26, 1908. Oct 24, 1908.
 3:706-23. A \$62,000-\$72,000. 5,000

37th st W, No 448, s s, 175 e 10th av, 20x98.9.

37th st W, No 440, s s, 255 e 10th av, 20x98.9.
 two 4-sty brk tenements.

Saml Woolverton as TRUSTEE Ann E Cairns to Harvey I Un-
 derhill. Oct 22. Oct 23, 1908. 3:734-57 and 61. A \$14,000
 \$17,000. 22,750

37th st W, No 448, s s, 175 e 10th av, 20x98.9, 4-sty brk tene-
 ment.

37th st W, No 440, s s, 255 e 10th av, 20x98.9, 4-sty brk tenement.
 Harvey I Underhill of South Orange, N J, to Elise T Underhill
 his wife of same place. All liens. Oct 26. Oct 27, 1908. 3:734
 -57 and 61. A \$14,000-\$17,000. nom

39th st E, No 312, s s, 150 e 2d av, 25x75, 5-sty brk tenement and
 store. Achille Starace as TRUSTEE in bankruptcy of Pasquale
 and Salvatore Pati to Rosalia Rizzo and Antonio Ferrara. B &
 S. Morts \$16,000. Oct 1. Oct 27, 1908. 3:944-46. A \$9,000
 -\$17,500. 17,300

41st st W, No 131, n s, 280.4 w 6th av, 19.8x98.9, 5-sty brk loft
 and store building. Mary E Hanigan to Philip J Hanigan. 1-5
 part. All title. July 2, 1903. Oct 26, 1908. 4:994-21. A
 \$43,000-\$55,000. nom

52d st W, No 360, s s, 182.5 e 9th av, 17.7x100.5x25x—, 5-sty
 stone front tenement and 3-sty brk tenement in rear. Leo C
 Stern to Fernando Dessaur. C a G. Mort \$8,000. Sept 4.
 Oct 24, 1908. 4:1042-57. A \$13,000-\$18,000.
 other consid and 100

53d st E, Nos 406 to 420, s s, 94 e 1st av, 200x126.7x203.5x89.6,
 1, 2 and 3-sty brk ice plant. Wm P Rinckhoff to Artificial Ice
 Co, a corpn. Oct 22. Oct 26, 1908. 5:1364-39 and 40. A
 \$74,000-\$102,500. 100

53d st W, No 432, s s, 450 w 9th av, 25x100.5, 5-sty brk tene-
 ment. Thos J Kelly to Irving I Kempner. Morts \$25,000.
 Oct 21. Oct 23, 1908. 4:1062-51. A \$12,000-\$24,000.
 other consid and 100

56th st W, No 363, n s, 83.4 e 9th av, 16.8x100.5, 4-sty and base-
 ment stone front dwelling. James W Piatt EXR, &c, Henry M
 Bennett to Agnes L Lester. Mort \$13,000. Oct 21. Oct 27,
 1908. 4:1047-4. A \$10,500-\$17,000. nom

59th st W, No 22, ors s, 445 e 6th av, 25x100.5, 5-sty stone
 Central Park South | front dwelling. Wm A Cameron to Albert
 I Sire. Oct 20. Oct 26, 1908. 5:1274-56. A \$82,000-\$110,000.
 other consid and 100

61st st W, No 123, n s, 235 w Columbus av, 20x100.5, 4-sty and
 basement stone front dwelling. Charlotte R Barry to Alex S
 Forrest. Mort \$8,000. Oct 27, 1908. 4:1133-23. A \$10,000-
 \$14,000. nom

61st st W, No 235, n s, 275 e West End av, 25x100.5, 5-sty stone
 front tenement. Saul Levine to Louis Lubowich. All title.
 Mort \$15,900 and all liens. July 1, 1908. Oct 23, 1908. 4:-
 1153-12. A \$6,000-\$16,000. other consid and 2,000

63d st E, No 411, n s, 181 e 1st av, 25x100.5, 5-sty brk tenement
 and store. FORECLOS, Sept 24, 1908. Jacob R Schiff ref to
 Josephine Vehrten, of Brooklyn. Sept 24. Oct 23, 1908. 5:-
 1458-8. A \$7,000-\$17,500. 2,000

63d st W, No 157, n s, 270 e Amsterdam av, 20x100.5, 5-sty brk
 tenement. Release mort. Cyrus and Fanny R M Hitchcock to
 Cyrus Hitchcock. Mar 30, 1907. Oct 29, 1908. 4:1135-12. A
 \$10,000-\$17,500. nom

64th st E, No 102, s s, 20 e Park av, 20x80, 4-sty and basement
 stone front dwelling. Myer Jacobs to Isidore Smith. All liens.
 Oct 26. Oct 28, 1908. 5:1398-71. A \$24,000-\$30,000.
 other consid and 100

Same property. Isidore Smith to Myer Jacobs. All liens. Oct
 26. Oct 28, 1908. 5:1398.

64th st E, No 102, s s, 20 e Park av, 20x80, 4-sty and basement
 stone front dwelling. PARTITION, Sept 15, 1908. William
 Klein referee to Myer Jacobs. Oct 26. Oct 28, 1908. 5:1398
 -71. A \$24,000-\$30,000. 34,800

65th st E, No 350, s s, 90 w 1st av, 27x100.5, 5-sty stone front
 tenement. Rosie Cohen to Jacob Bimstein. Mort \$18,000. Oct
 28. Oct 29, 1908. 5:1439-31. A \$10,000-\$23,000. nom

65th st E, No 136, s s, 120 e Lexington av, 20x100.5, 3-sty and
 basement stone front dwelling. Frederic S Lee to Laura B wife
 Frederic S Lee. B & S. Oct 22. Oct 26, 1908. 5:1399-48. A
 \$18,000-\$23,000. nom

67th st E, No 430, s s, 180 w Av A, 40x100.5, 6-sty brk tenement
 Rosie Cohen to Morris Bimstein. Mort \$46,000. Oct 28. Oct
 29, 1908. 5:1461-32. A \$14,000-\$48,000. nom

67th st E, No 426, s s, 260 w Av A, 40x100.5, 6-sty brk tenement
 and store. Rosie Cohen to Jacob Bimstein. Mort \$46,000. Oct
 28. Oct 29, 1908. 5:1461-36. A \$14,000-\$48,000. nom

71st st W, No 274, s s, 80 e West End av, 20x100.5, 3-sty and base-
 ment brk dwelling. Charles Maync to John P Hopson. Mort
 \$16,000. Oct 17. Oct 26, 1908. 4:1162-61. A \$12,000-\$21,-
 000. other consid and 100

71st st E, No 512, s s, 223 e Av A, 25x100.4, 1-sty frame shop. Ernest H Wander to Buckley Realty Construction Co, a corpn. Mort \$3,500 and all liens. Mar 1, 1907. Oct 27, 1908. 5:1482-43. A \$5,000-\$5,000. 5,500
 Same property. Buckley Realty Construction Co to William Crawford. Mort \$3,500. Oct 26, 1908. Oct 27, 1908. 5:1482. nom
 73d st W, No 116, s s, 159 w Columbus av, 20x102.2, 4-sty and basement stone front dwelling. Robert L Barry to Geo J Leeming. Q C. Oct 23. Oct 27, 1908. 4:1144-39. A \$13,500-\$26,000. nom
 73d st W, No 112, s s, 121 w Columbus av, 18x102.2, 4-sty and basement stone front dwelling. Harry A Buchman to N Taylor Phillips. Mort \$29,000. Oct 23. Oct 26, 1908. 4:1144-38. A \$12,500-\$22,000. nom
 74th st E, No 410, s s, 213 e 1st av, 25x102.2, 7-sty brk tenement and store. FORECLOS, Oct 15, 1908. Louis F Doyle ref to Max Weil. Mort \$21,000. Oct 28. Oct 29, 1908. 5:1468-40. A \$8,000-\$32,000. 9,000
 77th st E, No 239, n s, 230 w 2d av, 25x102.2, 4-sty stone front tenement. Max Lomochinsky et al to Benj J Weil. Mort \$18,050. Oct 28. Oct 29, 1908. 5:1432-15. A \$11,000-\$19,000. other consid and 100
 80th st W, No 209, n s, 150 w Amsterdam av, 25x102.2, 5-sty brk tenement. Isaac Lefkowitz to Hulda McCrory. Mort \$30,750. Oct 22. Oct 23, 1908. 4:1228-26. A \$15,000-\$29,000. other consid and 100
 80th st E, No 322, s s, 325 w 1st av, 25x102.2, 4-sty stone front tenement. Clara Vetter HEIR, &c, Julius Dolgner to Mary Fries and Barbara Fleckenstein. Q C. Oct 26, 1908. 5:1542-40. A \$9,000-\$14,500. 100
 80th st E, No 320, s s, 350 w 1st av, 25x102.2, 4-sty stone front tenement. Clara Vetter HEIR, &c, Julius Dolgner to Mary Fries and Barbara Fleckenstein. Q C. Oct 26, 1908. 5:1542-41. A \$9,000-\$14,500. 100
 80th st E, No 228, s s, 239.9 w 2d av, runs s 102.2 x e (? should be w) 26.3 x n 102.2 to st, x e 26.3 to beginning, error, 6-sty brk tenement and store. Rubin Resler to Louis Resler. 1-3 part. Morts \$35,500. Oct 27. Oct 28, 1908. 5:1525-35. A \$11,000-\$34,000. other consid and 100
 81st st E, No 211, n s, 127.1 e 3d av, 25.5x102.2, 6-sty brk tenement and store. Nicolas Jacobson to The Melne Land Co. Mort \$29,500. Oct 24. Oct 28, 1908. 5:1527-6. A \$11,000-\$32,000. other consid and 100
 82d st E, Nos 542 to 552, s s, 111.4 w East End av, 80x102.2, two 6-sty brk tenements and stores. Meyer Gold et al to Margaret Graham. B & S. All liens. Oct 26, 1908. 5:1578-32 and 33. A \$25,000-\$96,000. other consid and 100
 83d st E, Nos 226 and 228, s s, 288 e 3d av, 42.5x102.2, 6-sty brk tenement and store. Henrietta Bennett to Annie E Jacobs. Mort \$53,400. Oct 26, 1908. 5:1528-36. A \$18,500-\$57,000. nom
 84th st E, Nos 315 to 319, n s, 200 e 2d av, 50x102.2, 6-sty brk tenement and store. David Hauser to Frieda Gossett. Oct 19. Oct 26, 1908. 5:1547. 100
 Same property. Helen wife of and Morris Levenson to same. Oct 16. Oct 26, 1908. 5:1547-9. A \$18,000-P \$55,000. other consid and 100
 84th st W, No 347, n s, 450 w West End av, 18x102.2, 3-sty and basement stone front dwelling. Matthew T Murray to Geo W Thedford. Mort \$14,000. Oct 15. Oct 28, 1908. 4:1246-14. A \$11,000-\$19,000. nom
 85th st W, No 19, n s, 150 w Central Park West, 20x102.2, 5-sty stone front dwelling. Mae Weil to Margaret Costigan. Morts \$43,000. Oct 23. Oct 26, 1908. 4:1199-27. A \$15,000-\$40,000. nom
 93d st W, Nos 62 and 64, s s, 100 e Columbus av, runs s 100 x e 25 x s 0.8 x e 50 x n 100.8 to st, x w 75 to beginning and all title to strip 0.4x100.8, adj on east, two 5-sty brk tenements. Robt J Lamoreux to Mary A Deering. All right, title and interest to 1-7 part. C a G. Oct 24. Oct 27, 1908. 4:1206-58. A \$47,000-\$80,000. nom
 96th st E, Nos 60 and 62, s s, 120 e Madison av, 40x100.8, two 5-sty brk tenements. James W Brice to Lambert S and Abraham C Quackenbush. All liens. Oct 27, 1908. 5:1507-46 and 47. A \$32,000-\$47,000. nom
 96th st E, No 58, s s, 100 e Madison av, 20x100.8, 5-sty brk tenement. Esther A Wheaton to Lambert S and Abraham C Quackenbush. All liens. Oct 27, 1908. 5:1507-48. A \$16,000-\$23,500. other consid and 100
 97th st W, No 48, s s, 440 w Central Park West, 20x100, 4-sty and basement brk dwelling. Irving I Kempner to Thos J and Agnes J Kelly. Morts \$20,000. Oct 23, 1908. 7:1832-50. A \$9,600-\$20,000. other consid and 100
 97th st E, No 215, n s, 238 e 3d av, 24.6x100.11, 5-sty brk tenement. Max and Harry Rosenthal to Mollie Gaier, of Brooklyn. 2-3 parts. All liens. Oct 27. Oct 28, 1908. 6:1647-10. A \$9,000-\$19,000. nom
 97th st E, Nos 64 and 66, s s, 100 w Park av, 50x100.11, 6-sty brk tenement and store. Graham Murtha to Emandess Holding Co. Mort \$— . Sept 30. Oct 24, 1908. 6:1602-42. A \$25,000-\$71,000. other consid and 100
 100th st E, No 319, n s, 300 e 2d av, 25x100.11, 5-sty brk tenement and store.
 100th st E, No 325, n s, 375 e 2d av, 25x100.11, 5-sty brk tenement and store.
 Ignatz Wiener to Sigmund Rabinowitz. All liens. Sept 25. Oct 28, 1908. 6:1672-13 and 16. A \$14,000-\$54,000. other consid and 100
 Same property. Sigmund Rabinowitz to Louis and Alter Mishkin. All liens. Oct 27. Oct 28, 1908. 6:1672. other consid and 100
 102d st W, No 68, s s, 220 e Columbus av, 30x100.11, 5-sty brk tenement. Leo C Stern to Fernando Dessaur. Mort \$15,000. Sept 4. Oct 24, 1908. 7:1837-55. A \$14,400-\$28,000. other consid and 100
 102d st E, No 105, n s, 52 e Park av, 25x100.11, 5-sty brk tenement and store. Newport Realty Co to Kati Gelb. All title. All liens. Oct 26. Oct 27, 1908. 6:1630-3. A \$9,000-\$18,000. other consid and 100
 103d st W, Nos 109 and 111, n s, 168.9 w Columbus av, 37.6x100.11, two 5-sty stone front tenements. Gretchen Rauch to Elizabeth Donovan. Q C. Sept 24. Oct 26, 1908. 7:1858-25 and 25½. A \$16,400-\$34,000. nom
 110th st E, Nos 132 and 134, s s, 323.9 e Park av, 37.6x100.11, 6-sty brk tenement and store. Lena Sollow to Celie Kirsh. Mort \$57,000. Oct 27. Oct 29, 1908. 6:1637-58. A \$16,500-\$48,000. other consid and 100
 110th st E, Nos 10 to 18, s s, 100 w Madison av, 128x100.11, five 5-sty brk tenements. Oscar Lowenstein to Moritz L and Carl Ernst. Morts \$137,500. Oct 1. Oct 29, 1908. 6:1615-60 to 64. A \$71,500-\$133,000. nom
 Same property. Moritz L and Carl Ernst to Chas A Person. Mts \$137,500. Oct 27. Oct 29, 1908. 6:1615. nom
 110th st E, Nos 132 and 134, s s, abt 40 w Lexington av, 6-sty brk tenement and store. Release mort. Nathan Kirsh to Louis Druskin and Aron Radin. Oct 22. Oct 28, 1908. 6:1637-58. A \$16,500-\$48,000. nom
 110th st E, s s, 125 e 2d av, 150x100.11, vacant. Pendant Realty Co to Henry Schmeidler. All liens. Oct 10. Oct 27, 1908. 6:1681-42 to 47. A \$42,000-\$42,000. other consid and 100
 141th st W, Nos 610 and 612, s s, 175 w Broadway, 50x100.11, 6-sty stone front tenement. Harry Schiff to Henry Nuetzler. Mort \$80,000. Oct 29, 1908. 7:1894-23. A \$32,000-\$85,000. nom
 114th st E, No 322, s s, 262.6 e 2d av, 18.9x100.11, 4-sty brk tenement. Cone Colucci to Maddalena Colucci. ½ part. Mort \$9,000. Aug 24. Oct 29, 1908. 6:1685-43½. A \$5,300-\$11,000. other consid and 100
 114th st E, No 221, n s, 310 e 3d av, 25x100.11, 5-sty stone front tenement. Sebastiano Luciano to Wolf Levitin of Elizabeth, N J. Oct 17. Mort \$27,550. Oct 27, 1908. 6:1664-13½. A \$8,000-\$23,000. nom
 116th st E, No 420, s s, 387.7 w Av A, 18.7x100.11, 3-sty stone front dwelling. Prosper R Ferrari to Mary A wife of Prosper R Ferrari. Mort \$4,000. Oct 27, 1908. 6:1709-39½. A \$6,000-\$8,000. other consid and 100
 116th st E, No 203, n s, 65 e 3d av, 20x100, 5-sty brk tenement. Louis N Adler and ano to Adolph D and Morton Seideman of Philadelphia, Pa. All title. Mort \$16,500. April 2. Oct 29, 1908. 6:1666-4½. A \$9,500-\$19,000. other consid and 100
 117th st E, Nos 235 and 237, n s, 135 w 2d av, 50x100.11, 6-sty brk tenement and store. Mary E Kline to Ray Samuels. Mort \$59,000 and all liens. Oct 28, 1908. 6:1667-18. A \$19,000-\$65,000. other consid and 100
 119th st E, No 431, n s, 288 w Pleasant av, 16.8x100.10, 2-sty brk dwelling. Mary E Cavanagh to Harry Rohrlisch. Oct 27. Oct 28, 1908. 6:1807-14. A \$5,000-\$6,500. other consid and 100
 119th st E, No 431, n s, 288 w Pleasant av, 16.8x100.10, 2-sty brk dwelling. Harry Rohrlisch to Ede Levenson. Mort \$5,000. Oct 28. Oct 29, 1908. 6:1807-14. A \$5,000-\$6,500. other consid and 100
 119th st E, No 536, s s, 444.5 e Av A or Pleasant av, runs e 17.10 x s 100.11 x w 17.10 x n 100.11, 3-sty stone front dwelling.
 119th st E, No 538, s s, 462.3 e Pleasant av, 17.10x100.11, 3-sty stone front dwelling.
 170th st, No 457, n s, 65 w Washington av, runs n 73.7 x w 20 x n 24.8 x w 31 x s 96.11 to st x e 51 to beginning, 2-sty frame dwelling.
 Leon Pierce to Irene Pierce his wife. Mort \$10,500. Oct 24. Oct 26, 1908. 6:1815-33½ and 34. A \$8,000-\$11,000 and 11:2902. other consid and 100
 119th st W, No 157, n s, 98 e 7th av, 27x100.11, 5-sty brk tenement. Fredk B Ryan to Dora Levy. Mort \$31,000. Oct 22. Oct 23, 1908. 7:1904-6. A \$13,000-\$30,000. 100
 121st st E, No 317, n s, 175 e 2d av, 25x100.10.
 121st st E, No 319, n s, 200 e 2d av, 25x100.10.
 two 5-sty brk tenements.
 Rubin Schlegman to Joseph Berkowitz and Solomon M Landsmann. Morts \$50,500 and all liens. Oct 19. Oct 26, 1908. 6:1798-7 and 8. A \$14,000-\$52,000. other consid and 100
 122d st W, s s, 100 e Amsterdam av, 100.1x90.2x100x90.10, vacant. Emanuel M Krulewitch to Krulewitch Realty Co, a corpn. B & S and correction deed. Oct 13. Oct 23, 1908. 7:1963-56 to 59. A \$52,000-\$52,000. other consid and 100
 124th st W, Nos 122 to 126, s s, 225 w Lenox av, 56.3x100.11, three 4-sty stone front tenements, store in No 124. Bertha Cohn to Godspeed Realty Impt Co. All liens. Oct 26, 1908. 7:1908-43 to 44. A \$27,000-\$42,000. nom
 125th st E, Nos 17 and 19, n s, 130 e 5th av, 30x99.11, 3-sty brk store. Olivia E Houghton to William McGowan. Mort \$65,000. Oct 22. Oct 27, 1908. 6:1750-6. A \$39,000-\$52,000. other consid and 100
 132d st W, No 275, n s, 150 e 8th av, 15x99.11, 3-sty stone front dwelling. Harry C Burdick to Mattie J Martin, of Yonkers, N Y. Mort \$10,500. Oct 23. Oct 24, 1908. 7:1938-7. A \$6,000-\$9,000. other consid and 100
 134th st E, No 4, s s, 75 e 5th av, 25x99.11, 5-sty brk tenement. FORECLOS, July 21, 1908. Martin F Bourke ref to Cornelia MacBeth, of Ossining, N Y. Oct 23, 1908. 6:1758-68½. A \$7,000-\$18,000. 16,765
 136th st W, s s, 400 w Amsterdam av, 200x99.11, vacant. Milton Berlinger et al to Noel Realty & Construction Co. Morts \$44,800. Oct 22. Oct 23, 1908. 7:1988-123. A \$72,000-\$72,000. other consid and 100
 Same property. Noel Realty & Construction Co to Anaconda Realty & Construction Co. Morts \$70,000. Oct 22. Oct 23, 1908. 7:1988. other consid and 100
 137th st W, No 241, n s, 451 w 7th av, 19x99.11, 5-sty brk dwelling. FORECLOS, Oct 8, 1908. Edward C Crowley to Grace S Wells of Brooklyn. Oct 21. Oct 23, 1908. 7:2023-13. A \$6,600-\$16,500. 17,000
 143d st W, No 241, n s, 425 e 8th av, 25x99.11, 6-sty brk tenement. Julia Flower to Ralph V Wechsler. Mort \$30,000. Oct 29, 1908. 7:2029-18. A \$8,000-\$32,000. nom
 149th W, Nos 304 and 306, s s, 125 w 8th av, 50x99.11, 6-sty brk tenement. Moses S Nathanson to Benj S Nathanson of Fayetteville, Tenn. Morts \$52,000. Oct 22. Oct 23, 1908. 7:2045-79. A \$10,000-\$55,000. other consid and 100
 176th st W, c 1, 100 w Amsterdam av, runs w 175 x s 30 x e 175 x n 30 to beginning. Agreement as to release right of way easement, &c. Cath G and Clarence Burke as TRUSTEES Francis P Burke with Francis Colety and Morris Moses. Q C. Oct 1. Oct 28, 1908. 8:2132. nom
 184th st W, s s, 100 w Amsterdam av, 200x81.8x200.1x88.6, vacant. Plot begins 100 w Amsterdam av and 88.6 s 184th st, runs s 11.5 x w 270 x n 20.7 x e 270.1, vacant.
 Jeremiah F Donovan to Moritz L and Carl Ernst. Mort \$54,500. Oct 29, 1908. 8:2155-72 and 78 to 85. A \$46,500-\$46,500. other consid and 100
 Same property. Irving Bachrach and Isaac Schmeidler to Moritz L and Carl Ernst and Anthony F Koelble. Morts \$47,000. Oct 28. Oct 29, 1908. 8:2155. other consid and 100
 184th st W, s s, 100 w Amsterdam av, 200x99.11, vacant. Benjamin Schmeidler to Irving Bachrach and Isaac Schmeidler. All liens. Oct 27. Oct 29, 1908. 8:2155-78 to 85 and part lot 72. other consid and 100
 184th st W, s s, 100 w Amsterdam av, 200x81.8x200.1x88.6, vacant. Plot begins 100 w Amsterdam av and 88.6 s 184th st, runs s 11.5 x w 270 x n 20.7 x e 270 to beginning, vacant.
 Moritz L Ernst et al to Jeremiah F Donovan. Mort \$47,000. Oct 28. Oct 29, 1908. 8:2155-72 and 78 to 85. A \$46,500-\$46,500. other consid and 100
 Av A, Nos 174 to 180 n e cor 11th st, 103.3x95, three 5-sty brk 11th st, Nos 501 to 505 tenements and stores with three 4-sty brk tenements in rear, one 3, one 4-sty brk tenements and stores and 4-sty brk tenement. Henrietta Fisch to Corcoran Realty Co. Morts \$147,500. Oct 26, 1908. 2:405-1 to 4 and 59. A \$94,000-\$138,000. other consid and 100

Av A, No 1675, w s, 25 n 88th st, 25x87, 5-sty brk tenement and store. Clara Vetter HEIR, &c, Julius Dolgner to Mary Fries and Barbara Fleckenstein. Q C. Oct 26, 1908. 5:1562-23. A \$9,500 \$9,500-20,500. 100

Av A, No 1677, w s, 50 n 88th st, 25x87, 5-sty brk tenement and store. Clara Vetter HEIR, &c, Julius Dolgner to Mary Fries and Barbara Fleckenstein. Q C. Oct 26, 1908. 5:1568-23. A \$9,500 -20,500. 100

Av A, No 277, w s, 20 n 17th st, 24x69, 5-sty brk tenement and store. Clara Vetter HEIR, &c, Julius Dolgner to Mary Fries and Barbara Fleckenstein. Q C. Oct 26, 1908. 5:1568-23. A \$9,500-20,500. 100

Av A, No 1673 | n w cor 88th st, 25x87, 5-sty brk tenement and 88th st, No 453 | store. Clara Vetter HEIR, &c, Julius Dolgner to Mary Fries and Barbara Fleckenstein. Q C. Oct 26, 1908. 5:1568-21. A \$16,000-28,000. 100

Av A, No 279, w s, 44 n 17th st, 24x69, 5-sty brk tenement and store. Clara Vetter HEIR, &c, Julius Dolgner to Mary Fries and Barbara Fleckenstein. Q C. Oct 26, 1908. 3:949-25. A \$9,500-13,500. 100

Av A, No 1735, w s, 50.4 n 90th st, runs w 107 x n 25 x e 0.1 1/4 and 106.10 1/4 to av, x s 25.2 to beginning, 3-sty brk tenement and store. Joseph Kornhauser to Stephen Selleck. Mort \$13,200 and all liens. Oct 22. Oct 23, 1908. 5:1570-23. A \$9,500-11,000. nom

Av A, No 1380, e s, 50.7 s 74th st, 25.7x77, 5-sty brk tenement and store. Agnes Mejsstrik to Vaclav Prochazka. Oct 26. Oct 29, 1908. 5:1485-51. A \$7,000-18,000. other consid and 100

Av A, No 1380, e s, 50.7 s 74th st, 25.7x77x25.7x77, 5-sty brk tenement and store. Vaclav Prochazka to Agnes Mejsstrik. Oct 26. Oct 29, 1908. 5:1485-51. A \$7,000-18,000. other consid and 100

Av B, No 232 | s w cor 14th st, 23x95, part 6-sty brk 14th st, Nos 542 and 544 | tenement and store. Rachel wife Julius Levy to Rosehill Realty Corp. Q C and confirmation deed. Oct 14. Oct 28, 1908. 2:407-part lot 29. A \$-\$. nom

Amsterdam av, Nos 880 to 890 | n w cor 103d st, 75.11x100, 6-sty 103d st, Nos 201 and 203 | brk tenement and store. William Oppenheim to Meyer Vesell. 1/2 part. Mort \$120,000. Oct 27. Oct 28, 1908. 7:1875-29. A \$64,000-150,000. other consid and 100

Broadway, No 4050 | e s, 49.11 s 171st st, 27.9x89.11 to w s St St Nicholas av | Nicholas av x25x101.11, 2-sty frame tenement and store. Mary E Miles to Godric McGowan. Oct 23. Oct 24, 1908. 8:2141-6. A \$10,000-11,500. other consid and 100

Same property. Godric McGowan to Ada L Westcott, Stephen C Millett and Henry E Black EXRS and TRUSTEES Robert E Westcott. Mort \$6,000 and all liens. Oct 23. Oct 24, 1908. 8:2141. other consid and 100

Broadway, n e cor 179th st, 76.6x83x75x98.5, vacant. Geo R Coughlan to Reliance Construction Co, a corpn. Mort \$30,000. Mar 4, 1908. Rerecorded from Mar 6, 1908. Oct 28, 1908. 8:2163-25. A \$30,000-30,000. other consid and 100

Broadway, No 3163, w s, 40 s 127th st, 40x100, 6-sty brk tenement. James W Hawes to Milton A Willment, of Brooklyn. B & S. All liens. Oct 27. Oct 28, 1908. 7:1993-92. A \$29,000-65,000. nom

Same property. Milton A Willment to James W Hawes. All liens. B & S. Oct 28, 1908. 7:1993. nom

Broadway | s w cor 180th st, 111.4x100x100x149.1, vacant. Robert 180th st | Ferguson to Robert Ferguson & Sons. Mort \$35,000. Oct 20. Oct 23, 1908. 8:2176-part of lot 52. other consid and 100

Central Park West, No 41 | n w cor 64th st, 100.5x150, vacant. Her- 64th st, Nos 1 to 7 | man Knapp to William Salomon, Arnold Knapp and Wm P Howe as joint tenants. B & S. All title. All liens. Oct 15. Oct 26, 1908. 4:1117-27 to 32. A \$222,500 -222,500. nom

Lexington av, No 241, e s, 23 n 34th st, 21x80, 4-sty stone front dwelling. James B Townsend to Wm F Connor. Mort \$40,000. Oct 16. Oct 23, 1908. 3:890-26. A \$28,000-36,500. nom

Madison av, No 2050, w s, 50.10 s 130th st, 16.5x75, 3-sty stone front dwelling. Isabel A McKinstiry to James and Mabel A Goodfellow and Katherine Wemben. Mort \$13,000. Oct 28. Oct 29, 1908. 6:1754-56 1/2. A \$8,000-11,500. nom

Madison av, Nos 1440 to 1448 | n w cor 99th st, 100.11x120, 7-sty 99th st, Nos 25 to 33 | brk tenement and store. Cornelius R Love to Samuel Love, of Brooklyn. Mort \$233,000. Sept 21. Oct 28, 1908. 6:1605-17. A \$110,000-275,000. nom

Park av, No 1982, w s, 24.10 n 133d st, 25.5x86, 5-sty brk tenement and store. Joseph Shapiro to Jennie Goldstein. Mort \$17,400 and all liens. Oct 28. Oct 29, 1908. 6:1758-34. A \$7,000-18,000. nom

Riverside Drive or Parkway | s e cor 137th st, 102.6x122.10x99.11x 137th st | 100, 6-sty brk tenement. Noel Realty & Construction Co to Milton Berlinger and Simon P Hamelburger. Mort \$30,000. Oct 22. Oct 23, 1908. 7:2002-67. A \$75,000-230,000. 100

Riverside Drive, No 353, e s, 59.10 s 108th st, 41.1x100, 5-sty brk and stone dwelling. Lydia A Clark to Cora A Clark, of Leavenworth, Kan. Mort \$60,000. Mar 19, 1903. Oct 28, 1908. 7:1892-66. A \$46,000-80,000. 100

1st av, No 12 | n e cor 1st st, 24.6x70. 1st st, No 76 | 1st st, No 78, n s, 70 e 1st av, 30x57, two 5-sty brk tenements and stores. Joseph Bockar to Anetta wife of Joseph Bockar. Mort \$53,000. Oct 26. Oct 27, 1908. 2:429-1 and 65. A \$48,000-66,000. nom

1st av, Nos 2329 and 2331, w s, 50.5 n 119th st, 50x100, one 4 and one 5-sty brk tenements and stores. Gerard J Cuoco to Angiola Anzalone. Mort \$29,800. Oct 29, 1908. 6:1796-26 and 27. A \$18,000-31,500. other consid and 100

1st av, Nos 2329 and 2331, w s, 50.5 n 119th st, 50.5x100, one 4 and one 5-sty brk tenements and stores. Antonio Capo to Gerard J Cuoco. Mort \$29,800. Oct 27. Oct 29, 1908. 6:1796-26 and 27. A \$18,000-31,500. other consid and 100

2d av, No 2276 | s e cor 117th st, 25.5x84.10, 4-sty brk tenement 117th st, No 300 | and store. Ray Goldschmidt to Margaret Graham. Mort \$23,750. Oct 23. Oct 26, 1908. 6:1688-50. A \$14,000-25,000. omitted

2d av, Nos 2314 to 2320 | s e cor 119th st, 60.10x50, 6-sty brk 119th st, Nos 298 and 300 | tenement and store. Max Friedman on map No 300 | to Gerson Hyman and Manuel Oppenheim. Mort \$65,000 and all liens. Oct 22. Oct 23, 1908. 6:1795-51. A \$25,000-80,000. 100

2d av, No 1762, s e cor 92d st. Elevated R R stairway consent, &c. Julia F Henes and George Ringler & Co to The Interborough Rapid Transit Co and The Manhattan Railway Co. Oct 27. Oct 28, 1908. 5:1554.

3d av, No 1452, w s, 25.6 n 82d st, 25.6x102.2, 4-sty frame brk front tenement and store with 2-sty brk extension. Susan Hill to Elizabeth Hill of Milwaukee, Wis. Q C. All title. May 28. Oct 27, 1908. 5:1511-34. A \$22,000-29,000. gift

3d av, Nos 2306 and 2308 | n w cor 125th st, 49.11x90, 3-sty 125th st, Nos 171 and 173 | frame hotel and store. 6:1774-33. A \$120,000-140,000.

3d av, Nos 2322 to 2326 | n w cor 126th st, 50x90, three 3-sty 126th st, Nos 167 and 169 | brk tenements and stores. 6:1775-33 and 34. A \$59,000-87,000.

3d av, Nos 2346 and 2348 | n w cor 127th st, 49.11x100, 2-sty brk 127th st, No 171 | store. 6:1776-33. A \$68,000-\$80,000. Henry H Heert to May H Winsten. Sub to mort for \$96,000 affecting above or portions of them. Oct 27, 1908. gift

6th av, No 404, e s, 79.2 s 25th st, 19.7x60, 4-sty brk building and store. Ellen L Hemenway to Archibald A Forrest. Sept 25. Oct 28, 1908. 3:826-79. A \$48,000-52,000. other consid and 100

8th av, Nos 139 and 141 | s w cor 17th st, 46x100x45.7x100, 7-sty 17th st, Nos 300 and 302 | brk tenement and store. William Oppenheim to Meyer Vesell. 1/2 part. Mort \$94,000. Oct 27. Oct 28, 1908. 3:740-37. A \$40,000-95,000. other consid and 100

8th av, No 2239, w s, 50.11 s 121st st, 25x100, 5-sty brk tenement and store. Leon Wasserman to Geo Amend. Mort \$35,000. Oct 29, 1908. 7:1947-34. A \$17,000-31,000. other consid and 100

10th av, No 692, e s, 73.7 n 48th st, 26.9x82, 5-sty stone front tenement and store. Leo C Stern to Fernando Dessaur. C a G. Mort \$11,000. Sept 4. Oct 24, 1908. 4:1058-4. A \$14,000 -24,000. other consid and 100

MISCELLANEOUS.

Assignment of all right, title and interest in estate of Dora F Rosenberg. Harold C and Florence Feldman to Julia Feldman their mother. Sept 30. Oct 29, 1908. nom

Assignment of all right, title and interest in estate of John J Gilroy dec'd. Mary J wife Thos J Meehan to Wm S Hall, of Brooklyn. May 10, 1907. Oct 29, 1908. 1,500

Power of attorney. John V Stewart to Stewart Denham. Oct 22. Oct 23, 1908.

BOROUGH OF THE BRONX.

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

*Beech st, w s, 225 s 152d st, runs s 46.5 x s w 9.7 x w 91 x n 50 x e 100 to beginning. Pasquale Raimo to Hudson P Rose Co, a corpn. Oct 26. Oct 29, 1908. nom

*Bronx terrace, e s, 168 s 226th st, 50x114, Wakefield. John Geisler to Henry J Huemmer. Feb 14. Re-recorded from Feb 17, 1908. Oct 27, 1908. other consid and 100

Chisholm st, No 1339, w s, 100 s Jennings st, 25x95x25.3x91.4, 3-sty frame tenement. George Hellmuth to Martha Huebener. Mort \$7,500. Oct 24. Oct 26, 1908. 11:2971. other consid and 100

*Carroll (Prospect) st, n s, lot 11 map William Scofield at City Island, 50x110. John J Dowd to Mary E O'Donnell. 1/2 right, title and interest. Mort \$1,000. Oct 23. Oct 26, 1908. other consid and 100

Fox st, No 762, e s, 140 n 156th st, 40x100.

Fox st, No 768, e s, 260 n 156th st, 40x100. Two 5-sty brk tenements. Kath B Daniel to Winifred Heins of Brooklyn. Mort \$66,000. Aug 8. Oct 28, 1908. 10:2720. nom

Fox st, No 760, e s, 100 n 156th st, 40x100.

Fox st, Nos 764 and 766, e s, 180 n 156th st, 80x100. Three 5-sty brk tenements. Kath B Daniel to Winifred Heins of Brooklyn. Mort \$99,000. Aug 8. Oct 28, 1908. 10:2720. nom

*Green lane, e s, 139 s 5th st, 19x100, Westchester. William Judge to William Reichelt and Hedwig his wife, tenants by entirety. Mort \$1,800. Oct 31, 1908. other consid and 100

*Graham st, e s, 281.9 n Morris Park av, 25x95, Van Nest. Edward T Mulligan to Patrick F Christopher of Yonkers, N Y. All liens. Oct 24. Oct 29, 1908. nom

Harlem River terrace, e s, 528.2 s 190th st, runs s 25 x e 78.5 x n - x w 68.2 to beginning, 2-sty frame dwelling. Douglas Brown to Angelo Arbuco. Mort \$2,350. Oct 28. Oct 29, 1908. 11:3236. 3,850

Jennings st, No 955 | n w cor Vyse av, 50x75, 5-sty brk Vyse av, Nos 1461 and 1463 | tenement and store. Wahlig & Sonsin Co to David Laemmle. Mort \$30,000. Oct 27. Oct 29, 1908. 11:2988. other consid and 100

Kelly st, e s, 350 n Longwood av, -x100.

Kelly st, e s, 430 n Longwood av, -x100. Party wall agreement. Longvale Construction Co and Emanuel Stern with Geo F Johnson. Oct 6. Oct 24, 1908. 10:2710. nom

Lyman pl, e s, 302 s Freeman st, 44.11x80x46.1x80, vacant. Moser Arndtstein to Max Arndtstein. Mort \$6,250. Oct 26. Oct 27, 1908. 11:2970. other consid and 100

Loring pl, e s, 295.6 s Fordham road, 25x114.9x25x116.3, vacant. Release mort. Corn Exchange Bank to Fleischmann Realty and Construction Co. Oct 27, 1908. 11:3225. 1,500

Same property. Fleischmann Realty and Construction Co to John W Washburn, Jr. Oct 27, 1908. 11:3225. 100

*Marvin pl, e s, 100 n 4th st, 44.10x-x-73.6. Jerome J Barron to Nina Muller. Mort \$1,000. Oct 31, 1908(?). Oct 26, 1908. other consid and 100

*Maple st, n e cor 214th st, 25x100, New Village of Jerome. Genaro Lombardi et al to Antonio D'Angelo. All liens. Oct 9. Oct 24, 1908. nom

*Mary st, s s, 150 w Blondell av, 25x100, Westchester. Emanuel Glauber to Max Cohen. 1/2 part. All title. Sept 29. Oct 29, 1908. other consid and 100

*Oak st, n e cor Syracuse av, 100x100, Arden property. Alfred C Bachman to Robert D Elder, Jr, of East Orange, N J. Jan 20. Oct 23, 1908. 100

Spring st | old w s, 124.2 s 161st st, runs w 24.9 to w s Sheridan Sheridan av | av x still w 95.9 x n 24.8 x e 96 to w s Sheridan av x still e 23.1 x s - to beginning, vacant. FORECLOS, July 9, 1908. James Frank referee to Edward F Cole EXR Edward H Cole. Aug 8. Oct 26, 1908. 9:2459. 5,750

*Sheil st, n w cor Elmwood pl, being 50x-x-x- and being lots 687 and 688 map Laconia Park. Arthur J Mace and ano EXRS Malinda G Mace to Samuel Gluck. Mort \$450 and all liens. Oct 3. Oct 27, 1908. 540

Timpson pl, n w s, 283.3 s w 149th st, 100x100, vacant. Wm F Kenny to The Wm F Kenny Co. Sept 28. Oct 28, 1908. 10:-2600. other consid and 100

Tiffany st, No 928, e s, 170 s 163d st, 35x110, 4-sty brk tenement. Release mort. Lawyers Title Ins and Trust Co to Meehan Construction Co. Oct 21. Oct 23, 1908. 10:2712. 333.33

Same property. Release mort. Same to same. Oct 21. Oct 23, 1908. 10:2712. 15,666.87

134th st, No 531, n s, 150 e Brook av, 28.4x100, 5-sty brk tenement. Morris Steinberg to Henrietta Schwartzwald. Mort \$15,500. Oct 24. Oct 27, 1908. 9:2262. other consid and 100
 Same property. Henrietta Schwartzwald to A Stanley Brussel. 1/2 part. Sub to 1/2 of all liens. Oct 26. Oct 27, 1908. 9:2262. other consid and 100
 134th st, No 801 East, n s, bet Brook and St Anns avs. 150
 134th st, No 803 East, n s. Wall and encroachment agreement. Louis Lese with Samuel I Gordon and Abraham Stern. June 14, 1905. Oct 27, 1908. 9:2262.
 134th st, No 722 (1006), s s, 549.11 e Cypress av, 17.3x103.5, 2-sty frame dwelling. Mary M wife of George Anderson et al HEIRS, &c, Edward Pinner to Sarah A Pinner widow of Edward Pinner. All liens. Oct 27. Oct 29, 1908. 9:2562. nom
 135th st, No 309, old No 559, n s, 150 w Alexander av, 25x100, 4-sty brk tenement. FORECLOS, Oct 15, 1908. Erle L Austell referee to Margaret E Rich. Oct 26, 1908. 9:2311. 8,000
 140th st, Nos 582 to 590, s s, 202.9 e St Anns av, 114x100, three 5-sty brk tenements. Earl G Pier to Newton Holding Co. Mort \$90,000. Oct 16. Oct 26, 1908. 10:2552. other consid and 100
 141st st, No 576, s s, 131.9 e St Anns av, 25x95, 5-sty brk tenement. Geo T Schneider to Jacob C and Annie Schneider, tenants by the entirety. Mort \$12,500. Oct 23. Oct 24, 1908. 10:2551, 2553. nom
 Same property. Jacob C Schneider to Geo T Schneider. Mort \$12,500. Oct 23. Oct 24, 1908. 10:2551 and 2553. nom
 141st st, No 580, s s, 181.9 e St Anns av, 25x95, 5-sty brk tenement. Geo T Schneider to Jacob C, and Annie Schneider, tenants by the entirety. Mort \$12,500. Oct 23. Oct 24, 1908. 10:2551 and 2553. nom
 Same property. Jacob C Schneider to Geo T Schneider. Mort \$12,500. Oct 23. Oct 24, 1908. 10:2551 and 2553. nom
 142d st, No 254, s s, 110.1 e Rider av, 18.3x100, 2-sty frame dwelling. Ann Hall INDIVID and EXTRX Robert Hall to David Hall. Oct 22. Oct 29, 1908. 9:2334. nom
 142d st, No 470 (724), s s, 600 e Willis av, 16.8x110.4x16.8x108.9, 2-sty brk dwelling. Joseph F O'Gorman to David P Ryan. B & S and C a G. Oct 29, 1908. 9:2286. other consid and 100
 154th st, s s, 300.3 e Morris av, 50x100, vacant. Alex S Fisher to Daniel J Travers. B & S. Oct 14. Oct 28, 1908. 9:2413. nom
 167th st, No 455, n s, 152 e Park av, runs n 140 x e 17 x s 40 x e 3 x s 100 to st x w 20 to beginning, 2-sty frame tenement and store. John Kenny & Co to Minnie C Kenny of Newburgh, N Y. Aug 6, 1907. Oct 23, 1908. 9:2389. 100
 169th st, No 806 (1006), s s, 62.10 e Union av, 18.7x67.11x18.4x 73.11, 2-sty frame dwelling. Charlotte Wolff to Annie M Majewsky. Mort \$6,500. Oct 22. Oct 24, 1908. 10:2682. other consid and 100
 175th st, late Fairmount av, n e cor Clinton av (?), deed reads n e s, lot 33 map Fairmount, Upper Morrisania, 100x200, except part for 175th st and Clinton av, vacant. Jacob Spielberg to Realty & Commercial Co. 1/4 part, being 1/2 of all his right, title and interest. Oct 23. Oct 29, 1908. 11:2949.
 *213th st, n s, 100 w 2d av, 170 to Bronx River, x100x126x100, Olinville. Release judgment. Hannah Autenrieth ADMRX Wm H Autenrieth to Max Wustrow, of Brooklyn. Oct 6. Oct 27, 1908. 25
 *214th st, s s, 119 e White Plains road, 50x100, New Village of Jerome. Raffaella Lombardi et al to Antonio D'Angelo. All liens. Oct 9. Oct 24, 1908. nom
 *216th st, late 2d av, s e cor 4th st, 81x24.8. Mort \$10,000.
 4th st, e s, 24.8 s 216th st, late 2d av, 25.4x81. Mort \$4,500. Wakefield.
 Martin Tully to Catherine Miner. Oct 26. Oct 27, 1908. other consid and 100
 *230th st, s w cor Barnes av, 105x114, being lot 444, map Wakefield. Release dower. Erna Zimmermann to Paul Schroll. Oct 21. Oct 28, 1908. 686.70
 *232d st, n s, 1,448.11 e White Plains road, 76x114, Wakefield. Carl M Nicholson to Swedish American Realty Co. Mort \$1,500. Aug 29. Oct 27, 1908. other consid and 100
 236th st, s s, 25 e Oneida av, 25x100, vacant. Investors Mortgage Co to Cushing Realty Co. Oct 22. Oct 29, 1908. 12:3370. nom
 241st st, late 5th av, n s, 150 e Katonah av, 25x100.
 241st st, late 5th av, n s, 200 e Katonah av, 25x100.
 241st st, late 5th av, n s, 250 e Katonah av, 25x100.
 241st st, late 5th av, n s, 300 e Katonah av, 50x100.
 and being lots 1029, 1031, 1033, 1035 and 1036 map (No 164) at Woodlawn Heights, vacant.
 Wm H Danby to Clarence C Johnson, of Yonkers, N Y. All liens. Oct 26. Oct 28, 1908. 12:3390. other consid and 100
 *Av B, w s, 83 n 4th st, 50x105, Westchester. Wm G Watt and ano to Alida Munn. Q C. Aug 5, 1896. Re-recorded from Aug 6, 1896. Oct 27, 1908. nom
 *Same property. Alida Munn to Christina Morgan and Geo J Schaub. Oct 26, 1908. Oct 27, 1908. 100
 *Av C, n e cor 12th st, 33x105, Unionport. Vernon Park Realty Co to Edward A Schill. Morts \$12,000. Oct 27, 1908. other consid and 100
 Aqueduct av E, No 2350, e s, 101.3 s 184th st, runs e 56.4 x n 20.1 x w 53.1 to av x s 20.4 to beginning, 2-sty frame dwelling. Alex Schepps to Gustave E Meyer. Mort \$4,500. Oct 26, 1908. 11:3209 and 3212. nom
 *Amundson av, w s, 200 s Nelson av, 25x100, Edenwald. William Hof to Andrew and Katie Streit. Mar 6. Oct 26, 1908. other consid and 100
 Arthur (Central) av, No 2052, e s, abt 739 n Tremont av, 16.8x 116.8x16.9x115, except part for av, 2-sty frame dwelling. Charlotte J Herbst to Mary Croghan. Mort \$3,000. Oct 26. Oct 29, 1908. 11:3069. nom
 Aqueduct av | e s, abt 556.8 s Fordham road, 150x106.7 to Macombs Dam road | c 1 Macombs Dam road, x—x103, vacant. The Elm Realty Co to Aqueduct Realty Co. B & S. Morts \$12,500. Oct 23, 1908. 11:3212. other consid and 100
 Anthony av, e s, 125 s Prospect pl, 75x92.4x75.1x97.8, vacant. CONTRACT. Marie Culgin with Joseph P Schwab. Mort \$5,000. Oct 15. Oct 27, 1908. 11:2890. 7,000
 *Briggs av, n s, lots 214 and 215, map J S Wood at Williamsbridge, 50x99.5x50x95.5, w s. Simeon M Barber to Mariantonia V Garofano. Mort \$10,000. Oct 12. Oct 26, 1908. nom
 Briggs av, No 2586 | e s, 394.8 s 194th st, 19.7x98.11 to c 1 Poe pl, Poe pl | x19.1x97.4, 2-sty brk dwelling. Briggs Avenue Realty Co to Lena Symmers. All liens. Oct 27. Oct 28, 1908. 12:3293. nom
 *Barker av, e s, 106 n Juliana st, 34x125. L George Forgotston to Etta Forgotston. Apr 13, 1904. Oct 28, 1908. nom
 Belmont av, s e cor 179th st, 100x20.4x96.4x31.11, vacant. Release mort. New York Trust Co to Thomas D Malcolm Construction Co. Oct 26. Oct 27, 1908. 11:3079. nom

Bathgate av | n w s, 208 s w 3d av, late Kingsbridge road, 55x184.5 Bassford av | to Bassford av, x55.1x184.7, except parts for Bathgate and Bassford avs and 184th st, 2-sty frame dwelling. Catherine Miner to Martin Tully. Oct 26. Oct 27, 1908. 11:3053. other consid and 100
 Briggs av, No 2592 | e s, 335.10 s 194th st, 19.8x94.3 to c 1 Poe Poe pl | pl, x19.7x92.9, 2-sty brk dwelling. Briggs Avenue Realty Co to Carmine Cioffi. All liens. Oct 26. Oct 29, 1908. 12:3293. nom
 Bryant av, No 1521, w s, 175 n 172d st, 25x100, 2-sty frame dwelling. Chas S Steinberg to Dena wife of Chas S Steinberg. 1/2 part. Mort \$6,000. Oct 27. Oct 29, 1908. 11:2996. nom
 *Barnes av, s w cor 230th st, 114x105, Wakefield. Joseph Zimmermann et al by GUARDIAN to Paul Schroll. 1675-2,750 parts. All title. Oct 21. Oct 26, 1908. 2,700
 Brook av, No 423, old No 437, w s, 25 s 145th st, 25x90, 5-sty brk tenement and store. William Hof to Andrew and Katie Streit. Mort \$20,500. Mar 6. Oct 26, 1908. 9:2289. other consid and 100
 Brook av, No 917, w s, 127.3 s 163d st, old lines, 27x67.1x27.2x 64.4, 4-sty brk tenement and store. Helen wife John N Strauss to Henry G Strauss. Mort \$10,000. Oct 23. Oct 26, 1908. 9:2384. other consid and 100
 *Burdett av, s s, 100 w Fort Schuyler road, 25x100.
 Lamport av, n s, 200 e Rosedale lane, 25x100.
 Lamport av, n s, 250 e Rosedale lane, 100x100.
 Roosevelt av, s s, 200 e Rosedale lane, 25x100.
 Fannie Livingston to Geo E Buckenham and M Gertrude Hull. Oct 22. Oct 23, 1908. other consid and 100
 *Blondell av, s e cor Evadna st, 25x100, Westchester. Marcus Nathan to the Chester Impt Co. Mort \$600. Oct 23, 1908. other consid and 100
 Creston av, No 2687, w s, 372 s 196th st, 50x100, 2-sty frame dwelling. Ephraim Ward to Rebecca wife Ephraim Ward. All title. All liens. Oct 26, 1908. 12:3316. nom
 Clay (Crestline) av, e s, 522.4 n 169th st, 125x90, vacant. Dietrich Stueck to Katherine A Kruger. Mort \$5,250. Oct 27. Oct 28, 1908. 11:2887. other consid and 100
 Same property. Katherine A Kruger to Ess Ess Realty Co. Mt \$6,000. Oct 27. Oct 28, 1908. 11:2887. other consid and 100
 *Columbus av, s w cor Lincoln st, 25x100, Van Nest. Giuseppe Natale et al to Giovanni Amondolari. Mort \$9,000. Oct 27. Oct 29, 1908. other consid and 100
 *Commonwealth av, e s, 75 n Tacoma st, 50x100. Joseph Furst to Rose F Begen. Mort \$2,000. Oct 28, 1908. nom
 Decatur av, e s, 102.10 n 199th st, 25.8x110.10x25.6x113.9, 2-sty frame dwelling. Magdalena Escher to Wilhelmina Escher. Mt \$6,500. Oct 17. Oct 29, 1908. 12:3279. other consid and 100
 Elton av, Nos 808 and 810, s e s, 52 n 158th st, 50x100, 5-sty brk tenement. Italian Savings Bank of City N Y to Leo Levinson. Oct 20. Oct 28, 1908. 9:2380. other consid and 42,000
 *Elliott av, w s, 301.10 n Elizabeth st, 33.3x125, Olinville. John A Miller to Louise C Miller. All title. Mort \$5,000. Oct 16. Oct 23, 1908. nom
 *Ellison av, e s, 275 n Marrin st, 75x100, Westchester. Marcus Nathan to The Chester Impt Co. Mort \$950. Oct 23, 1908. other consid and 100
 Franklin av, Nos 1251 and 1253, w s, 116.3 n 168th st, runs n 76.6 x w 168.8 x s 60 x w 11.6 x — x e 44.8 x n 46.2 x e 115.3 to beginning, being part of lots 116 and 117 map Morrisania. two 2-sty frame dwellings and vacant. FORECLOS, Oct 9, 1908. Louis B Hasbrouck ref to Pauline Rosner. Mort \$15,000. Oct 29, 1908. 10:2612. 1,000 over morts
 *Gleason av, n s, 355 w Castle Hill av, 25x108, Unionport. East Rahway Land Co to Elizabeth Schneider. Mort \$3,750. Oct 23. Oct 26, 1908. other consid and 100
 Grand Boulevard and Concourse | n e cor Burnside av, 207.1x104.5 Burnside av | x261.9x102.2, vacant. Sandrock Realty Co to Fanny Lomas. Mort \$15,000. Oct 21. Oct 23, 1908. 11:3161. nom
 *Grant av, e s, 100 n John st, 50x100. Chas R Baxter et al to Alice L Thompson. Mort \$2,500. Oct 22. Oct 23, 1908. other consid and 100
 *Gleason av, s w cor 172d st, 50x106.8. Samuel Geller to Celeste B Levy. Morts \$10,500. Oct 15. Oct 23, 1908. other consid and 100
 *Grace av, e s, 325 s Lyon av, 42.4x130x42.7x130, Westchester. Release mort. Sound Realty Co to Amelia Steinmetz. All title. Q C. Oct 29, 1908. 400
 Grace av, e s, 325 s Lyon av, 25x130. Release mort. Marcus Nathan to same. All title. Q C. Oct 29, 1908. 1,050
 Grand av, w s, 125 s w 192d st, 25x106, vacant. Walter E Brown to Mary L Brown. Mort \$2,000. Oct 2. Oct 29, 1908. 11:3214. other consid and 100
 Heath av, e s, — n Boston av and 33.4 n from s s lot 47 map No 558 in Westchester Co) of No 2 of Charles Darke property at Yonkers, 33.4x62.5x33.4x62.10, 2-sty frame dwelling. Wm E Berrier et al to Antonio Zilli. All title. Q C. Sept 8. Oct 27, 1908. 12:3257. nom
 Heath av, e s, 244.10 n Boston av and at s s lot 47 same map, runs e 63.3 x n 33.4 x w 62.10 to av, x s 33.4 to beginning, 3-sty frame dwelling. Same to Michael Paterno. All title. Q C. Sept 8. Oct 27, 1908. 12:3257. nom
 Hoe av, No 1459, w s, 125 n Jennings st, 25x100, 3-sty brk dwelling. Erna Broones to Louise Martzolf. Mort \$9,000. Oct 28, 1908. 11:2981. other consid and 100
 Hull av, No 3266, e s, 312.6 s 209th st, 18.9x100, 3-sty brk dwelling. Thos F Riley et al to Wilhelmine Fuhr. Mort \$4,000. Oct 28, 1908. 12:3351. other consid and 100
 Hull av, No 3260, e s, 189.5 n 207th st, 18.9x100, 3-sty brk dwelling. Thos F Riley et al to Alfred W Mueser. Mort \$4,000. Oct 23, 1908. 12:3351. other consid and 100
 Jackson av, No 840 | n e cor 160th st, 24.1x175 to w s Forest av, Forest av | 2-sty frame dwelling. Max Cohen et al to Emma M S Mestanz. Mort \$6,700. Oct 28. Oct 29, 1908. 10:2647. other consid and 100
 *Jackson av, s s, 150 e Garfield st, 25x100. Katie Friedel to Delia Friedel. Oct 23. Oct 24, 1908. other consid and 100
 *Jackson av, s s, 150 e Garfield st, 25x—. Delia Friedel to John Friedel and Katie his wife, tenants by entirety. Oct 23. Oct 24, 1908. other consid and 100
 Kingsbridge av or Church st | w s, abt 80 n 234th st (?), deed reads Corlear av | 37 n land conveyed by Putnam to Berrian May 19, 1883, 48x225 to Corlear av x48x227, 2-sty frame dwelling and 2-sty frame stable. Monroe L Simon to Julia K Simon. Mort \$5,000. Nov 16, 1906. Oct 26, 1908. 13:3406. 100
 *Lamport av, n s, 225 e Rosedale lane, 25x100. Release mort. Eugene R Dennis et al to The Lamport Realty Co. Oct 14. Oct 23, 1908. 200
 *Same property. The Lamport Realty Co to Geo E Buckenham and M Gertrude Hull. Oct 22. Oct 23, 1908. other consid and 100

Longfellow av, w s, 107.3 n 167th st, 100x100, vacant. Anna Landes to Mary A Franklin of Brooklyn. Mort \$5,500 and all liens. Oct 28. Oct 29, 1908. 10:2754. other consid and 100

*Lyon av, n s, 105 e Grace av, 25x100, Westchester. Richard Wohlborg to Lina Majud. Mort \$5,500. Sept 1. Oct 29, 1908. other consid and 100

*Lyon av, n s, 105 e Grace av, 25x100. Lina Majud to Josephine Edmondson. Mort \$5,500 and all liens. Oct 28. Oct 29, 1908. other consid and 100

Merriam av, w s, 75 n 170th st, 25x86, vacant. Nicola Gerardi to Poerio Realty Co. All liens. Sept 26, 1907. Oct 27, 1908. 9:2534. other consid and 100

Morris av, Nos 1971 and 1973, w s, 260 s 179th st, 40.1x100, two 3-sty brk dwellings. Release mort. Lambert Suydam to August Jacob. Oct 22. Oct 23, 1908. 11:2829. nom

*Madison av, s s, 50 w Amsterdam av, 50x100, Tremont Terrace. Bankers Realty & Security Co to Joseph Gysler. All liens. Sept 11. Oct 26, 1908. 100

Marmion av, No 1906, e s, 75 n Fairmount pl, 25x96.9, 3-sty brk dwelling. Evelyn H White to Chas A Benkiser. Mort \$7,500. Oct 24. Oct 26, 1908. 11:2960. other consid and 100

*Maple av, e s, 160 n 211th st, 25x100.

Maple av, w s, 50 n 212th st, 25x100, and being

*Lots 98 and 69 map W F Duncan at Williamsbridge.

*Maple st, e s, 25 n 214th st, 25x100, New Village of Jerome. Joseph Del Mastro et al to Antonio D'Angelo. All liens. Oct 9. Oct 24, 1908. nom

Ogden av, No 900, e s, 325 s 162d st, 66.10x115x41.6x117.9, 2-sty frame dwelling and 1-sty frame stable in rear.

Ogden av e s, 391.10 s 162d st, runs e 216.10 to w s Woody-Woodycrest av crest av, x s 5.2 to n s Macombs Dam Park, x w 218.7 to Ogden av, x n 14.7 to beginning, vacant.

John F Kaiser to Alfred C Gantz. Mort \$15,000. Oct 24, 1908. 9:2511. other consid and 100

*Olinville av, e s, 150 n Mace av, 50x156x50.6x147.6. Domestic Realty Co to George Levy. All liens. Oct 17. Oct 23, 1908. other consid and 100

*Pleasant av, w s, 150 s 213th st, 50x100, Olinville. Andrew Bickhardt to Gennaro Pisanelli. Oct 21. Oct 28, 1908. nom

Park av, No 4346, e s, 275 n 179th st, 25x141, 2-sty frame dwelling. FORECLOS, Oct 22, 1908. Richard H Clarke, Jr, ref to Clarence C Rogers. Oct 23. Oct 24, 1908. 11:3036. \$4,200 over and above mort of \$2,000

*Parker av, w s, 243 n Westchester av, 25x130.

Parker av, w s, 125 s Lyon av, 25x130. The Chester Impt Co to Marcus Nathan. Mort \$8,000. Oct 23, 1908. other consid and 100

Prospect av, e s, 440 n 187th st, 20x95, 2-sty brk dwelling. Release 3 mort. Max A Weiler to Geo C Turner. Oct 24. Oct 26, 1908. 11:3115. other consid and 100

*Pilgrim av, s e cor Tremont road, 100x50, Tremont Terrace. Bankers Realty & Security Co to William Mulholland. Sept 25. Oct 26, 1908. 100

Perry av, w s, 82.3 n 206th st, runs w 123.9 x n 25 x e 50 x n 25 x e 96.3 to av, x s 54.10 to beginning, vacant. Lewis J Conlan to Denis O'Donovan of Verplanck, Westchester Co. Oct 22. Oct 23, 1908. 12:3342. other consid and 100

Prospect av, No 575, w s, 225 n 149th st (as in 1899), 25x100, 3-sty frame tenement. Ana Landes to Bertha Katcher. Mort \$8,500. Oct 19. Oct 23, 1908. 10:2674. nom

Perry av, s w cor 207th st, runs w 180.1 x s 100 x e 50 x n 25 x e 96.3 to av, x n 82.3 to beginning, vacant. John H Green to Denis O'Donovan of Verplanck, Westchester Co, N Y. Mort \$11,500. Oct 22. Oct 23, 1908. 12:3342. other consid and 100

*Palmer av, w s, abt 156.7 s Kingsbridge road, 25x100. John H Stirn to Hudson P Rose Co. Oct 21. Oct 29, 1908. nom

Park Drive, s s, 668.5 w Spuyten Duyvil Parkway, 61x328.2x61.3x 333.6, 2-sty frame dwelling. Release mort. Margaret E Putnam widow to Along the Hudson Company. Oct 24. Oct 27, 1908. 13:3411. 5,000

Same property. Along the Hudson Co to Henry Kroger. Oct 24. Oct 27, 1908. 13:3411. nom

Prospect av, e s, 98.11 s 169th st, runs e 65 x s e 37.2 x s 62.5 x w 100 to av, x n 75 to beginning, 2-sty frame dwelling and 2-sty frame building in rear and vacant. Alice M Rountree of Brooklyn, to Prudential Traders Co. Mort \$13,000. Oct 26. Oct 27, 1908. 10:2694. 100

Ryer av, w s, 144 s 183d st, 75.5x75.6x75x66.8, four 3-sty frame dwellings. Wm H Danby to Clarence C Johnson of Yonkers, N Y. All liens. Oct 26. Oct 28, 1908. 11:3158. other consid and 100

Southern Boulevard, e s, 250 n Tiffany st, 100x100, vacant. Release mort. Lawyers Title Ins & Trust Co to John J Tully Co, a corpn. Oct 26, 1908. 10:2733. 10,000

*St Lawrence av, w s, 75 s Beacon st, 25x100. Wm D Salter, of Bayonne, N J, to Mary wife of Owen Kivlan, of Bayonne, N J. Oct 20. Oct 24, 1908. nom

Seneca av, n s, 25 w Longfellow av, 50x100, vacant. Bertha F wife of Bernard H Eidel to Bernard H Eidel. Mort \$1,300. Sept 25. Oct 23, 1908. 10:2761. nom

Sedgwick av, w s, 450 n Washington Bridge Park, 50x96.

Merriam av, w s, abt 172 s Aqueduct av, 27.5x54.7x4.5x58.7, vacant. Giuseppe Russo to Poerio Realty Co. All liens. Sept 26, 1907. Oct 27, 1908. 11:2882 and 9:2534. other consid and 100

Stebbins av, No 1034, e s, 163.4 n 165th st, 25x112.6x25.4x108.4, 2-sty frame dwelling. John Svandrik to Peter J Ingebrand. Mort \$2,000. Oct 28. Oct 29, 1908. 10:2691. other consid and 100

Southern Boulevard, e s, 200 n Jennings st, 100x100, vacant. David Laemmlle to Wahlig & Sonsin Co. Oct 26. Oct 29, 1908. 11:2981. nom

*Timpson av, w c, 225 n 205th st, 25x100. Release mort. Herman F Epple to David G and John O'Hara. Oct 13. Oct 26, 1908. 500

Topping av, No 1744, e s, 150 n 174th st, 25x95, 3-sty frame tenement. Fredk W Yaeger and Anna E his wife to Fredk W Yaeger and Anna E his wife as tenants by the entirety. Mort \$5,000. Oct 28. Oct 29, 1908. 11:2799. nom

Trinity av, No 925, w s, 75 s 163d st, 25x100.

Trinity av, w s, adj above on north.

Boundary line and encroachment agreement. Jemina Hand with Kate Fleig. Oct 22. Oct 27, 1908. 10:2631. nom

Trinity av, No 925, w s, 75 s 163d st, 25x100, 3-sty frame tenement. Kate Fleig to Caspar Sennhauser. All liens. Oct 25. Oct 27, 1908. 10:2631. other consid and 100

Tremont av, Nos 221 and 223, n s, 180 e Monroe av, 77.7x88.2x 76x85.9, 3 and 4-sty frame tenement and store. Wm Shultz or Wilhelm Schultz to Louisa Schultz. B & S. Mort \$4,500. Nov 5, 1906. Oct 23, 1908. 11:2809. nom

*White Plains road, n w cor Elizabeth st, 100x103.6, Olinville.

Richard R Maslen to Metropolitan and Suburban Realty Co. Mort \$7,000 and all liens. Oct 22. Oct 29, 1908. other consid and 100

Webster av, No 1337, w s, 511.7 s 170th st, 20x90, 3-sty frame tenement. Augusta Blomqvist to Anna Bisdorf. Mort \$4,500. Oct 26. Oct 28, 1908. 11:2887. other consid and 100

Washington av, Nos 1744 and 1746, e s, 100.8 n 174th st, 36.8x 109.7, 5-sty brk tenement and store. Samuel Sass, Borough of Richmond to Adeline A wife of Samuel Sass, Borough of Richmond. Mort \$36,500. Oct 23. Oct 27, 1908. 11:2916. other consid and 100

West Farms road, Nos 1818 to 1826, e s, 438.5 n 174th st, runs n 130 x e 29 to bulkhead on w s Bronx River, x s w — x w 15 to beginning, with all right title and interest to said river or West Farms Creek, 2-sty frame building and vacant. Harry Held to the Froma Realty Co. B & S and C a G. Oct 17. Oct 23, 1908. 11:3020. other consid and 100

Same property. Harry Brounstein to same. Q C. Oct 16. Oct 23, 1908. 11:3020. nom

Washington av, No 1281, w s, 100 s 169th st, 35x150, except part for av, 2-sty frame dwelling. Philip Cohen to Jennie Reichman. All liens. Oct 21. Oct 23, 1908. 9:2390. 100

Washington av, No 1985, w s, 242 n 178th st, 53.10x146x53.10x 146.3, 5-sty brk tenement. Release mort. Morris H Hayman to Isidor Robinson. Apr 20. Oct 26, 1908. 11:3035. nom

Westchester av, No 861 (1117), n s, 262 e Prospect av, 25x100. Consent by mortgagee to Elevated R R. Lucy M and Annie Byrne to The City of N Y. Apr 9, 1908. Oct 26, 1908. 10:2690. nom

Same property. Similar consent. Joseph Hindley INDIVID and as TRUSTEE Hanford Smith to same. Apr 1, 1908. Oct 26, 1908. 10:2690. nom

Same property. Release all claims, &c, as to railroad. Jennie E Bryne to same. Oct 26, 1908. 10:2690. 250

*Westchester av, s s, 296.5 w Castle Hill av, —x—. Westchester av, s s, adj above on east. Boundary line agreement. John J Brehm of Seabright, N J, with Hugh McCormick. Oct 20. Oct 28, 1908. nom

*Westchester av, s s, 296.5 w Av C, 24.6x175x24x175.6, Unionport. John J Brehm to Anna Morstatt. Oct 27. Oct 28, 1908. other consid and 100

*Same property. Helen L Bailey to same. Q C. Oct 27. Oct 28, 1908. nom

Willis av, Nos 424 and 426 | s e cor 145th st, 50x74. 145th st, Nos 400 and 402 | 145th st, No 404, s s, 74 e Willis av, 25x50, 6-sty brk tenement and store. Rose Fischel to Abraham Collier. 1/2 part. Mort \$62,000. Oct 27. Oct 28, 1908. 9:2289. other consid and 100

Willis av, Nos 424 and 426 | s e cor 145th st, 50x74. 145th st, Nos 400 and 402 | 145th st, No 404, s s, 74 e Willis av, 25x50. 6-sty brk tenement and store. Wm Oppenheim to Rose Fischel. 1/2 part. Mort \$72,500. Oct 22. Oct 24, 1908. 9:2329. other consid and 100

*2d av, w s, 475 s 1st st, 25x100, Olinville. John A Dawson to Abraham H Stiff. Oct 15. Oct 28, 1908. nom

3d av, No 3428, e s, 150 n 166th st, 25x104.6x23.6x102.6, 2 and 3-sty frame tenement and store. Walter E Brown et al to Irene C Brown. Mort \$5,000. Oct 2. Oct 26, 1908. 10:2608. other consid and 100

3d av, No 3212, e s, 225.3 n 161st st, 25.7x—. Consent to construction of elevated railroad platform, stairway, &c. German Savings Bank mortgagee to Interborough Rapid Transit and Manhattan Railway Co. Oct 26. Oct 29, 1908. 10:2620.

3d av, No 302, e s, — from 161st st, —x—, stairway consent, &c. Franz Kahlenberg to same. June 28, 1908. Oct 29, 1908. 10:2620.

*4th av, s e cor 216th st, late 2d av, 50x81. Release mort. The Northern Bank of N Y to Martin Tully. Q C. Oct 24. Oct 27, 1908. nom

*4th av, e s, 52.4 s Sheil st, 26.5x112x25x120.8, Laconia Park. Emma N Polak to William Fischer. All liens. Oct 6. Oct 28, 1908. other consid and 100

*4th av, n w cor 226th st, late 12th st, 114x105, Wakefield. Nicola Lavecchia to Lavecchia Construction Co, a corpn. Mort \$4,000 and all liens. Oct 24. Oct 26, 1908. 9,800

*Plot begins 395 w White Plains road at point 525 n along same from Morris Park av, runs e 100 x n 25 x w 100 x s 25 to beginning, with right of way over strip to Morris Park av. Harry Fox to Louis Bart. 1/2 part. All title. Mort \$4,000. May 18. Oct 26, 1908. nom

*Plot begins 100 w White Plains road at point 550 n along same from Morris Park av, runs w 45 x n 25 x e 45 x s 25 to beginning, with right of way over strip to Morris Park av. John De Rose to Henrietta DeRose his wife. Mort \$500. Oct 27, 1908. other consid and 100

Plot begins at w s lot 62 map No 2 of Charles Darke property at Yonkers at point 33.4 n from s s of said lot, runs e 38 to point 100.11 e Heath av, x n 33.4 x w 38.5 x s 33.4 to beginning. Louis F Scofield et al to Antonio Zilli. Oct 23. Oct 27, 1908. 12:3257. 100

Plot begins at point in s w cor lot 62 same map and runs e 37.8 to point 100.11 e Heath av, x n 33.4 x w 38 x s 33.4 to beginning. Same to Michael Paterno. Oct 23. Oct 27, 1908. 12:3257. 100

LEASES

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

October 23, 24, 26, 27, 28 and 29. BOROUGH OF MANHATTAN.

Ohrystie st, No 203, all. Surrender lease. Morris Goldberg and ano to Sara Brown. All title. Dec 31, 1907. Oct 23, 1908. 2:426.....nom

Grand st, No 470. Assign lease. Abraham Nevins to Ida Nevins. Oct 28. Oct 29, 1908. 2:336.....nom

Greene st, Nos 62 and 64, 5-sty building. Susquehanna Silk Mills, a corpn of Penn, to Leopold and Max Erster; 10 2-12 years, from Dec 1, 1908. Oct 29, 1908. 2:485.....12,500

Greene st, Nos 262 and 264. Assign lease. Daniel Mayer to Louis Mayer; 5-24 part. All title. Oct 28, 1908. 2:548.....other consid and 100

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Engines and Generators Installed
Also Telephones, Pumps, Motors
Telephone 3060 Mad. Sq. 15 West 29th St., New York

Greenwich st, No 846. Assign lease. Morris Kahn to Albert Eillermann. Mort \$— Oct 23. Oct 27, 1908. 2:643.....nom
Greenwich st, No 481. Surrender lease. Biase Messina to Edward D Depew. All title. Oct 20. Oct 23, 1908. 2:594.....nom
Greenwich st, Nos 231-235, n e cor Barclay st. Assign lease. Lorenzo A Cuneo and ano to John J and Joseph A Flanagan. Mort \$— Oct 23. Oct 24, 1908. 1:127.....nom
Jackson st, No 35, s w cor Monroe st, store, &c. Harris Bernstein to Hyman Perlman; 3 1/2 years, from Nov 1, 1905. Oct 23, 1908. 1:266..... 900
Same property. Sam Katz and Morris Beer to same; 5 years, from May 1, 1909. Oct 23, 1908. 1:266..... 900
John st, No 108, all. Henry W McMann and ano firm McMann & Taylor to Fredk Stearns & Co; 5 4-12 years, from Jan 1, 1909, Oct 26, 1908. 1:69..... 3,600
Lafayette st, No 212, store, &c. Marcella D Jarvis to P Ronca & Bro, a corpn; 3 6-12 years, from Nov 1, 1908. Oct 28, 1908. 2:482..... 840
Madison st, No 207, west store and 4 rooms. Harry Kay to Moses Hauptman; 5 years, from June 1, 1908, with 5 years renewal. Oct 26, 1908. 1:271..... 1,500
Rivington st, Nos 322 and 324, n e cor Goerck st, all. Gerson Krinsky to Max Cohen; 2 years, from Feb 1, 1907. Oct 26, 1908. 2:324..... 6,900
Rivington st, No 103, store. Sam Riedler to Oscar Arnold; 2 1/2 years, from Nov 1, 1908. Oct 23, 1908. 2:410..... 660
South st, No 61. Assign lease. Josef A Price and ano to Julius Brandwein. Oct 23, 1908. 1:37..... nom
Stanton st, No 318, n w store, five rooms above an cellar. Fannie Schiffman to Hyman Davidowitz; 2 1/2 years, from Nov 1, 1908. Oct 29, 1908. 2:329..... 540
Suffolk st, No 53. Surrender lease. Arnold Mollenick to Robert O Webb. Oct 29, 1908. 2:351..... 283.33
Suffolk st, No 53. Assign lease. Henry Eisenstadt to Arnold Mollenick. Oct 23. Oct 29, 1908. 2:351..... nom
Suffolk st, No 146, north store, &c. Samuel Dublin to Morris Hochberg; 3 years, from May 1, 1908. Oct 28, 1908. 2:349..... 480 and 600
Thompson st, Nos 27 and 29. Assign lease. Saverio Darrico to John D Haase. Mort \$312. Oct 22. Oct 29, 1908. 2:476..... nom
Same property. Re-assign lease. John D Haase to Saverio Darrico. Oct 24. Oct 29, 1908. 2:476..... nom
Thompson st, Nos 27 and 29. Assign lease. Mary Darrico to Saverio Darrico. All title. Oct 22. Oct 28, 1908. 2:476..... nom
University pl, s e cor 11th st. Agreement and privilege to sell tobacco, flowers, stationery, &c, in and about Albert Hotel. The Albert Hotel Co to Marcus M Plechner; 5 years, from Nov 1, 1908. Oct 29, 1908. 2:562..... 1,700 to 2,300
University pl, No 88. store and basement. The Middle-12th st, Nos 24 and 26 East. boro Realty Co to Beny Doktor; 5 years, from Feb 1, 1909. Oct 27, 1908. 2:569..... 5,000
Varick st, No 24, store, &c. Leopold Hutter to Denis Sullivan; 3 years, from May 1, 1909. Oct 27, 1908. 1:190..... 1,600
16th st, No 105 West, all. Geo Kelly to Beadleston & Woerz; 3 years, from Nov 1, 1908. Oct 29, 1908. 2:792..... 2,400
21st st, No 56 West, all. Mary A Chisholm to Sarah H Wilson; 5 years, from May 1, 1907. (Re-recorded from May 6, 1907.) Oct 28, 1908. 3:822..... 3,000
Same property. Cancellation of lease. Same with same. July 21, 1908. Oct 28, 1908. 3:822..... 1,000
22d st, s w s, 400 n w 10th av, 125x98.8, the lots. Katharine T Moore to Charles Hofferberth; 21 years, from Sept 1, 1908, with renewal. Oct 26, 1908. 3:693..... taxes, &c, and 4,250
30th st, No 156 West, 3-sty brk building. Wm R Broughton AGENT and TRUSTEE for M C Ranney et al to Valentine Schaefer; 3 years, from Dec 1, 1908. Oct 23, 1908. 3:805..... 1,000
39th st, Nos 310 and 312 West, 50x98.9, all. Daniel F Mahony to John A Murray; 10 years, from May 1, 1909. Oct 27, 1908. 3:762..... 7,500 and 8,000
42d st, Nos 118 and 120 East, portion of ground floor. H F Blake to Frank P Loyd and Joseph A Susskind; 10 years, from Dec 1, 1908. Oct 27, 1908. 5:1296..... 2,500
44th st, No 245 West, 3-sty dwelling. Madeleine Flammer to Dorothy Harvey; 3 7-12 years, from Oct 1, 1908. Oct 27, 1908. 4:1016..... 1,800
46th st, No 343 East. Victor Stapf to Geo J Nelson and Wm Stapf; 5 years, from Nov 1, 1908. Oct 23, 1908. 5:1339..... 480
47th st, No 316 East. Assign lease. William Vetter to Lawrence Feller. Mort \$800. Oct 29, 1908. 5:1339..... nom
73d st, No 112 West. Assign lease. Helen E Wells to Harry A Buchman. Sept 25, 1906. Oct 26, 1908. 4:1144..... nom
74th st, Nos 417 and 419 East. Assign lease. Joseph Wavra to Simon Peter. Oct 23. Oct 26, 1908. 5:1469..... nom
Same property. Assign lease. Simon Peter to Arthur Jost. Oct 23. Oct 26, 1908. 5:1469..... nom
110th st, Nos 31 to 35 East. Surrender lease. Fannie Berkelhamer to Isaac Bernstein. Oct 22. Oct 27, 1908. 6:1616..... nom
115th st, No 414 East, all. Susan Rubenstein et al to Nicola Martinelli; 5 years, from Nov 1, 1908. Oct 23, 1908. 6:1708..... 840
136th st, Nos 36 and 38 West. Assigns two leases. Ah Two to Chu Foke. Oct 26. Oct 27, 1908. 6:1733..... 1,750
Av B, No 36, cor 3d st, 4-sty brk buildings. M & M Freedman Co to William Kaufman and ano; 4 7-12 years, from Aug 1, 1908. Oct 28, 1908. 2:398..... 3,000 to \$3,500
Av C, Nos 14 and 16, n e cor 2d st. Subordination of lease to a mort for \$65,000. Solomon Tenenbaum and Julius Almour with Lawyers Title Ins and Trust C. Oct 26. Oct 29, 1908. 2:372..... nom
Same property. Subordination of lease to mort for \$65,000. Solomon Tenenbaum and Joseph Burger to same. Oct 26. Oct 29, 1908. 2:372..... nom
Av C, No 291, s w cor 17th st, store. John H Timoney to John J Trainor; 5 years, from Oct 1, 1909. Oct 29, 1908. 3:984..... 780
Same property. Assign lease. John J Trainor to Arthur Jost. Oct 28. Oct 29, 1908. 3:984..... nom
Amsetrdam av, No 955. Assign lease. Alice McKaharay to Edward P Lehr. Aug 28. Oct 28, 1908. 7:1861..... nom
Amsterdam av, Nos 1113 and 1115, south store. Chesterfield Land and Impt Co to Anna W Wyckoff; 4 years, from Oct 1, 1908. Oct 27, 1908. 7:1867..... 900 and 960
Amsterdam av, No 1301. Assign lease. Robert Cormack to John S and Michael R McGinley. Oct 27, 1908. 7:1965..... nom

Bowery, No 86, all. Marguerite J De Sabla to William Isaac; 10 years, from May 1, 1909. Oct 26, 1908. 1:203..... net 2,700 and 3,000
Broadway, s w cor Manhattan st, store, No 5. Charter Construction Co to Star Beef and Provision Co; 4 1/2 years, from Nov 1, 1908. Oct 29, 1908. 7:1995..... 1,800 to 2,400
Broadway, No 1158, n w cor 27th st, all..... 4,500 and 5,000
27th st, No 17 West, all of building in rear of above..... Christian Hanfeld Jr and ano EXRS, &c, Christian Hanfeld, deceased, to John H O'Brien; 9 8-12 years, from Sept 1, 1908. Oct 28, 1908. 3:829..... 19,000 and 21,000
Broadway, n e cor 49th st, all. Henry Brash et al to Henry C Avidan; from Oct 1, 1908, to Sept 30, 1913. Oct 28, 1908. 4:1021..... 4,500 and 5,000
Broadway, No 1612. Assign lease. Henry G Avidan to Charles Amrheim and Samuel Stark. Oct 5. Oct 28, 1908. 4:1021..... nom
Broadway, No 3546. Assign lease. Herman W Schutte and ano to Moses Bendheim and ano. Oct 26. Oct 27, 1908. 7:2077..... 1,000
Broadway, No 1372, n e cor 37th st, all. Hobart Estate Co by Horace S Ely & Co AGENT to James Moore; 2 8-12 years, from Sept 1, 1908. Oct 27, 1908. 3:813..... 4,000
Lexington av, No 638. Assign lease. Matthew C Scott to Susie Kohl. Sept 29. Oct 27, 1908. 5:1309..... nom
Same property. Assign lease. Saml Hirsch to Matthew C Scott. Sept 8. Oct 27, 1908. 5:1309..... nom
Same property. Surrender lease. Susie Kohl to Albert N Maas. Oct 26. Oct 27, 1908. 5:1309..... 100
Lexington av, No 98. Assign lease. Julius Simon to Ferdinand Munch Brewery. Sept 30, 1908. Oct 23, 1908. 3:882..... nom
Madison av, No 1479, store, &c. Morris Moses to Philip Freyer; 5 years, from Oct 26, 1908. Oct 24, 1908. 6:1607..... 1,560 and 1,680
Madison av, No 1458, s w cor 100th st, store, &c..... Samuel Sheindelman and ano to Morris Singer; 1 year, from Dec 1, 1908. Oct 23, 1908. 5 years renewal same terms for 2d floor and at \$900 to \$1,200 for store). 6:1605..... \$900 for store and \$384 for 2d floor
Park av, No 1555, store, &c..... 112th str, No 100 East..... John Toney to Morris Abramchik; 5 6-12 years, from Nov 1, 1908. Oct 28, 1908. 6:1639..... 780
1st av, No 797, store, rooms above and cellar. Abraham Levy to Herman Fassler; 5 years, from Jan 1, 1907. Oct 26, 1908. 5:1356..... 1,200
1st av, No 797. Assign lease. Herman Fassler to Benny Schwartzbarth, of Brooklyn, and Morris Weinberg, N Y. Mort \$750. Sept 1. Oct 26, 1908. 5:1356..... nom
Same property. Consent to assign lease. Abraham Levy to Herman Fassler. Oct 2. Oct 26, 1908. 5:1356..... nom
2d av, No 2122, cor store, &c. M Aronowitz to W N Castiglia; 5 years, from Maq 1, 1909. Oct 28, 1908. 6:1681..... 792
2d av, No 1012. Assign lease. Edward Freund to Heyman Hirsch and ao. Nov 1807. Oct 28, 1908. 5:1364..... nom
Same property. Assign lease. Heyman Hirsch and ao to Ferdinand Munch Brewery. Oct 27, 1908. Oct 28, 1908. 5:1364..... nom
2d av, No 1993. Assign lease. Wm Bohringer to Joseph Heckel. Oct 16. Oct 29, 1908. 6:1652..... nom
2d av, No 1148, store, &c. Martin Wortmann to Max and Irving Wortmann; 10 years, from Feb 1, 1909. Oct 27, 1908. 5:1435..... 1,000
3d av, No 679. Assign lease. Timothy J Haney to Davies J Marshall. Oct 23. Oct 26, 1908. 5:1316..... nom
Same property. Reassign lease. Davies J Marshall to Timothy J Haney. Oct 24. Oct 26, 1908. 5:1316..... nom
3d av, No 1288, s w cor 74th st. Assign lease. Jacob Gensler, auctioneer, to James D Freeman. All right, title and interest of Patrick Reilly. Oct 19. Oct 26, 1908. 5:1408..... nom
Same property. Assign lease. James D Freeman to Denis Mullins and Luke Freeley. All title. Oct 19. Oct 26, 1908. 5:1408..... nom
Same property. Assign lease. Arthur Jost to same. All title. Oct 19. Oct 26, 1908. 5:1408..... nom
Same property. Assign lease. Denis Mullins and ano to Arthur Jost. Oct 19. Oct 26, 1908. 5:1408..... nom
3d av, No 679. Assign lease. William Haney to Timothy J Haney. Mort \$5,969.05. Oct 23, 1908. 5:1316..... nom
5th av, No 503, east parlor, store, Five Hundred and Three Fifth Avenue Co to Thomas MacMullen & Co; 1 7-12 years and 15 days, from Nov 1, 1908. Oct 28, 1908. 5:1277..... 3,500
5th av, No 125. Renewal of lease from April 1, 1909, to Feb 1, 1911. Wm Sittenham to Saml Stiner and Adolph Katzman. Oct 9. Oct 29, 1908. 3:848..... nom
5th av, No 262. Assign lease and waiver of right of redemption. Moritz Landesmann to Horatio N Fraser. All title. Oct 29, 1908. 3:830..... nom
7th av, No 320, corner store, &c. Mayme G Schoenenberger to Bernard Reilly; 5 years, from Nov 1, 1908. Oct 28, 1908. 3:777..... 1,800 and 1,860
8th av, No 2310, n e cor 124th st, store. United Merchants Realty & Impt Co to Hygrade Wine Co; from Dec 1, 1908, to Nov 30, 1918. Oct 26, 1908. 7:1930..... 3,000 to 4,000
Same property. Agreement as to sub-lease. George Ehret with United Merchants Realty & Impt Co and Hygrade Wine Co. Oct 22. Oct 26, 1908. 7:1930.....
10th av, No 534, s e cor 40th st, store, &c. Chas A Wingert to John Giacinto and ano; 3 years, from Nov 1, 1908. Oct 27, 1908. 3:737..... 1,200

BOROUGH OF THE BRONX.

*215th st, No 23 East. James De Carlo to Tony Rizzetta; 3 yrs, from Aug 1, 1906, with privilege 3 years renewal. Oct 26, 1908. 600
St Anns av, No 140, n e cor 134th st. Assign lease. Chas C Valerins et al to Arthur Friedlander. Oct 27, 1908. 10:2547..... nom
Tremont av, No 513 East, n s, bet 3d and Bathgate avs, all. George Becker to Peter Giakas; 4 11-12 years, from Nov 1, 1908. Oct 26, 1908. 11:3043..... 2,050
Westchester av, No 1039, store, &c. Henry Morgenthau Co to William Bergin; 5 years, from Oct 1, 1908. Oct 23, 1908. 10:2727..... 1,000 to 1,500
3d av, No 2687, s w cor 143d st, 3-sty brk building. Assign lease. Anthony Howard to James Brennan. Morts \$7,250. Oct 23, 1908. 9:2523..... nom

THE GEORGE A. JUST CO.

239 VERNON AVENUE
LONG ISLAND CITY

IRON WORK FOR BUILDINGS

MORTGAGES

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

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

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

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

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

October 23, 24, 26, 27, 28 and 29.

BOROUGH OF MANHATTAN.

Alexander, Emanuel with Mathilda Ehrmann. 116th st, No 162 East. Extension mort. Oct 23, Oct 28, 1908. 6:1643. nom
Anaconda Realty & Construction Co to J Chas Weschler. 136th st, s s, 400 w Amsterdam av, 2 lots, each 100x99.11. 2 P M morts, each \$8,000. 2 prior morts \$112,600 each. Oct 22, 1 year, 6%. Oct 23, 1908. 7:1988. 16,000
Atlantic Realty Co to TITLE GUARANTEE AND TRUST CO. 17th st, No 414, s s, 174.7 w 9th av, 25.2x92. Oct 27, 1908, due, &c, as per bond. 3:714. 10,000
Same to same. Same property. Certificate as to above mort. Oct 26, Oct 27, 1908. 3:714.
Ancient Order of Hibernians of the County of N Y to MUTUAL LIFE INS CO of N Y. 5th av, No 1421, n e cor 116th st, No 1, 100.11x110. Prior mort \$—. Oct 24, due, &c, as per bond. Oct 27, 1908. 6:1622. 10,000
Buckley Realty and Construction Co to whom it may concern. 71st st, No 512, s s, 223 e Av A, 25x100.4. Certificate as to mort on above lot and its chattel mortgage on all its personal assets and properties to secure note for \$70,000. Oct 26, Oct 27, 1908. 5:1482.
Byrnes, Michael to Chas Hibson. 1st av, No 649, w s, 49.7 n 37th st, 28.10x80. Oct 24, due April 25, 1909, 6%. Oct 27, 1908. 3:943. 850
Bogen, Wm with Amalia S Newschaffer. 107th st, No 231, n s, 135 w 2d av, 25x100.11. Extension mort. Oct 26, 1908. 6:1657. nom
Bowes, John J, of Passaic, N J, to BOWERY SAVINGS BANK. 29th st, Nos 227 and 229, n s, 306.8 w 7th av, runs n 90 x w 32.1 x s 49.5 x w 14.9 x s 40.7 to st, x e 46.10 to beginning. Oct 27, 1908. 5 years, 4½%. 3:779. 20,000
Blanch, Max to LAWYERS TITLE INS AND TRUST CO. 131st st, No 132, s s, 370 e 7th av, 20x99.11. Oct 26, 5 years, 5%. Oct 29, 1908. 7:1915. 11,500
Bleakley, Elathine A to James S Coward and ano. Greenwich st, No 272, w s, 44.1 s Warren st, 17.9x80x18x80; Greenwich st, No 270, w s, 61.10 s Warren st, 17.3x80.2x17.3x80. Oct 29, 1908. 10 years, 4½%. 1:131. 26,000
Berlinger, Milton and Simon P Hamelburger to Julius Loewenthal & Co. Riverside Drive or Parkway, s e cor 137th st, 102.6x122.10 x99.11x100. Prior morts \$193,500. Oct 22, due, &c, as per bond. Oct 23, 1908. 7:2002. 25,200
Butler, Willard P with Maud H Bogart. 103d st, No 245, n s, 149 e West End av, 17x100.11. Extension of mort for \$14,000 at 5%. June 25, Oct 24, 1908. 7:1875. nom
Burdick, Harry C and Nellie P to Wm W Griffin. 132d st, No 275, n s, 150 e 8th av, 15x99.11. Prior mort \$7,500. July 10, due Sept 10, 1910, 6%. Oct 23, 1908. 7:1938. 3,000
Baum, Catherine T wife of and Philip of Englewood, N J, and Joseph Trotter and Mary his wife, N Y, to the FRANKLIN SAVINGS BANK. 18th st, No 342, s s, 300 e 9th av, 25x92. Oct 22, 5 years, 5%. Oct 23, 1908. 3:741. 18,000
Berkman, David and Abram to Julius H Reiter. Grand st, Nos 444 and 446, n e cor Ridge st, Nos 16 to 20, 43.10x100. Prior mort \$90,250. Oct 23, due Mar 20, 1909, 6%. Oct 28, 1908. 2:341. 3,500
Chanler, Wm A to TITLE GUARANTEE AND TRUST CO. 55th st, Nos 340 to 348, s s, 275 e 9th av, 100x100.5. Oct 9, due, &c, as per bond. Oct 28, 1908. 4:1045. 48,000
Chanler, Wm A to TITLE GUARANTEE AND TRUST CO. 54th st, Nos 305 and 307, n s, 100 w 8th av, runs n 50.2 x e 100 to w s 8th av, Nos 915 to 919, x n 50.2 x w 150 x s 100.5 to st, x e 50 to beginning. Oct 9, due, &c, as per bond. Oct 28, 1908. 4:1045. 63,000
Coutant, Chas A to Jennie L Mason. St Nicholas av, No 728, e s, 337.4 n 145th st, 18.6x100. Prior mort \$14,000. Mar 11, 1906, due Mar 11, 1910, 5½%. Oct 28, 1908. 7:2061. 12,000
Coles, Wm F to Mary S Noble Hand. South st, No 1, n e cor Whitehall st, Nos 59 to 64, runs e 43.4 x n 108.4 x w 40.7 to Whitehall st, x s 107.3 to beginning. Oct 15, 1 year, 5½%. Oct 28, 1908. 1:4. 2,300
Cohen, Samuel to Julia D Sturges and Nathan Abrahams and Jessie David. 117th st, No 416, s s, 194 e 1st av, 25x100.10. Extension mort. Oct 15, Oct 23, 1908. 6:1710. nom
Clonney, Abram M to N Y TRUST CO. Park st, Nos 152 and 154, n s, 116.6 e Pearl st, runs n w 100 x n e 45.6 x s e 81.1 x s 48.5 x w 6.9 x s 15 to st x w 50.6 to beginning. Oct 26, 1908, 5 yrs, 5%. 1:166. 87,000
Caesar, Joseph to Harry Gold. Columbia st, Nos 61 and 63, w s, 200.3 n Delancey st, 50x100. Prior mort \$50,000. Oct 28, 5 years, 6%. Oct 29, 1908. 2:333. 3,250
Carroll, Kathrine A wife Robt F to EXCELSIOR SAVINGS BANK of City N Y. 33d st, No 221, n s, 220 w 7th av, 20x98.9. Oct 29, 1908. 3 years, 5%. 3:783. 5,000
Cammorano, Joseph to De Witt C Flanagan and ano as trustees, &c. 2d av, No 2097. Saloon lease. Oct 28, demand, 6%. Oct 29, 1908. 6:1658. 2,500
Chapin Home for the Aged & Infirm with Ashbel H Barney. Ham-

ilton terrace, No 45, e s, 422.6 n 141st st, 19x98.5. Extension mort. Aug 14, Oct 29, 1908. 7:2050. nom
Cohen, Barned to LAWYERS TITLE INS & TRUST CO. Stanton st, No 304, n e cor Lewis st, No 100, 25x75. Oct 6, 3 years, 5%. Oct 26, 1908. 2:230. 33,000
Same and Bernard Galewski with same. Same property. Subordination agreement. Oct 26, 1908. 2:330. nom
Donovan, Jeremiah F to Emma W Cone. 184th st, s s, 100 w Amsterdam av, 200x99.11. P M. Prior mort \$47,000. Oct 28, 1 year, 6%. Oct 29, 1908. 8:2155. 7,500
Decker, Thompson W to John A Stewart et al trustees of the Liverpool and London and Globe Ins Co in N Y. 88th st, No 319, n s, 215 w West End av, 20x100.8. Equal lien with mort dated Dec 17, 1906. Oct 22, due Dec 17, 1909, 4½%. Oct 23, 1908. 4:1250. 5,000
Dudgeon, Franklin P of Locust Valley, L I, to Gebhardt Fledderman. Broome st, No 82, n e cor Columbia st, 25x37; Broome st, No 76, n s, 83.2 e Columbia st, 19.7x50; Broome st, No 80, n s, 25 e Columbia st, 27.8x37x27.10x37; Broome st, No 78, n s, 52.8 e Columbia st, 30.6x50x31x50; Columbia st, No 24, e s, 37 n Broome st, runs e 50 x n 13 x e 50 x n 25 x w 100 to Columbia st, x s 38 to beginning; Interior lot, 50 n Broome st and 100 e Columbia st, runs n 25 x e 3 x s 25 x w 3 to beginning; Columbia st, No 26, e s, 75 n Broome st, 25x100; Columbia st, e s, 37 n Broome st, runs e 2.6 x n 13 x w 2.6 x s 13 to beginning, ¼ part. Given to secure note for \$3,400. Oct 27, 1 year, 6%. Oct 28, 1908. 2:332. 3,400
Etrich, Mary to Mary Winter. 1st av, No 1267, w s, 24.11 n 68th st, 24.6x75. Prior mort \$15,000. Oct 23, due Jan 1, 1910, 6%. Oct 24, 1908. 5:1467. 2,000
Epstein, Isidore to Philip Levitt. 5th st, No 435, n s, 125.3 w Av A, 25x97.6x25.2x97.6. Oct 12, due April 1, 1910, 6%. Oct 24, 1908. 2:433. 750
Eckhoff, Diedrich to Lambert Suydam. 8th av, No 873, w s, 25.3 n 52d st, 22x80. Oct 28, 1908, due, &c, as per bond. 4:1043. 30,000
EQUITABLE LIFE ASSUR SOC of the U S with Estelle L Hamlen. 72d st, No 43 West. Extension mort. Oct 26, 1908. 4:1125. nom
EQUITABLE LIFE ASSUR SOC of the U S with Mary A Smith. 88th st, No 311 West. Extension mort. June 27, Oct 26, 1908. 4:1250. nom
Feifer, Bernhard to whom it may concern. Av A, Nos 174 and 176, n e cor 11th st, Nos 501 and 503. 51.7x95.5. Estoppel certificate. Oct 26, Oct 28, 1908. 2:405.
Forrest, Alex S to Charlotte R Barry. 61st st, No 123, n s, 235 w Columbus av, 20x100.5. P M. Oct 27, 1908, due, &c, as per bond. 4:1133. 3,000
Fries, Mary and Barbara Fleckenstein to Clara Vetter. 80th st, No 320 and 322, s s, 325 w 1st av, two lots each 25x102.2. Two morts, each \$5,000. Two prior morts, each \$10,000. Oct 26, 1908, 5 years, 6%. 5:1542. 10,000
Fries, Mary and Barbara Fleckenstein to Clara Vetter. Av A, No 1673, n w cor 88th st, No 453, 25x87. Prior mort \$23,000. Oct 26, 1908, 5 years, 6%. 5:1568. 2,000
Fries, Mary and Barbara Fleckenstein to Clara Vetter. Av A, Nos 1675 and 1677, w s, 25 n 88th st, 2 lots, each 25x87. 2 morts, each \$2,000; 2 prior morts \$14,000 each. Oct 26, 1908, 5 years, 6%. 5:1568. 4,000
Fries, Mary and Barbara Fleckenstein to Clara Vetter. Av A, No 277, w s, 20 n 17th st, 2 lots, each 24x69. 2 morts, each \$5,000; 2 prior morts, \$6,000 each. Oct 26, 1908, 5 years, 6%. 3:949. 10,000
Fleischmann (Maximilian) Co with Abraham Blumberg. Broome st, Nos 276 and 278, n w cor Allen st, No 91, 44.2x75. Extension mort. Oct 21, Oct 23, 1908. 2:414. nom
Frederick, Anna E to James H McCormick. 6th st, No 814, s s, 177.2 e Av D, 21x87. Prior mort \$—. Oct 22, 1 year, 6%. Oct 23, 1908. 2:360. 550
Friedman, Samuel to Amalia and George Rehffuss. Eldridge st, No 5, w s, 275.9 s Canal st, 25.6x75. Prior mort \$—. Oct 28, 1908, due Jan 1, 1914, 5%. 1:292. 22,500
Forrest, Archibald A to Ellen L Hemenway. 6th av, No 404, e s, 79.2 s 25th st, 19.7x60. P M. Sept 25, 2 years, 4½%. Oct 28, 1908. 3:826. 40,000
Friedman, Saml to LAWYERS TITLE INS AND TRUST CO. Suffolk st, No 122, s e cor Rivington st, No 147, 52x18.10. Oct 28, 1908, 5 years, 5%. 2:348. 27,000
Fleischmann Realty and Construction Co to whom it may concern. 7th av, Nos 2525 and 2527, e s, 40 n 146th st, 40x100. Certificate as to mort for \$36,000. Oct 19, Oct 23, 1908. 7:2015.
Furst, Chas S to Thomas S Ollive as committee Edwin O Brinckerhoff. 20th st, No 242, s s, 554.2 w 7th av, runs s 93 x w 5 x n 20 x w 17 x n 70.10 to st, x e 20 to beginning. Oct 23, 1908. 3 years, 5½%. 3:769. 10,000
Gross, Regina to Pauline S Schimmer. Norfolk st, No 150, e s, 100 s Stanton st, 25x100. Oct 21, 5 years, 5%. Oct 23, 1908. 2:354. 27,000
Gossett, Frieda to LAWYERS TITLE INS AND TRUST CO. 49th st, No 428, s s, 350 w 9th av, 25x100.5. Oct 27, 1908, 5 years, 5%. 4:1058. 17,000
Same and Morris E Gasset with same. Same property. Subordination agreement. Oct 27, 1908. 4:1058. nom
Greenstein, Saml to LAWYERS TITLE INS AND TRUST CO. 121st st, Nos 430 and 432, s s, 250 w Pleasant av, 39x100.11. Oct 27, 1908, 5 years, 5½%. 6:1808. 10,000
Same to Edw D MacMannus. Same property. Prior mort \$10,000. Oct 27, 1908, 1 year, 6%. 6:1808. 500
Same to same. Same property. Prior mort \$11,500. Oct 27, 1908, 2 years, 6%. 6:1808. 1,500
Greenebaum, Frieda with Josiah W Wentworth et al. Bleecker st, Nos 32 to 36, s w cor Mott st, Nos 311 and 313, runs w 80 x s 135.7 x e 82 to Mott st, x n 135.8 to beginning. Extension mort. Oct 22, Oct 26, 1908. 2:521. nom
Greenstein, Samuel and Louis and Gabriel Herman with LAWYERS TITLE INS & TRUST CO. 121st st, Nos 430 and 432 East. Subordination agreement. Oct 27, Oct 29, 1908. 6:1808. nom
Same with Edward D MacMannus. Same property. Subordination agreement. Oct 27, Oct 29, 1908. 6:1808. nom
Gregorio, Antonio to Henry Wollman. 115th st, No 422, s s, 220 e 1st av, 25x100. Oct 28, 5 years, 5½%. Oct 29, 1908. 6:1708. 12,000
Goodman, Sarah with Prescott Realty Co. 182d st, s s, 100 w St Nicholas av, 50x70. Extension mort. Oct 12, Oct 28, 1908. 8:2165. nom

**STRUCTURAL AND ORNAMENTAL
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OFFICE AND WORKS
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Greenebaum, Wm to BOWERY SAVINGS BANK. 106th st, No 22, s s, 120 w Madison av, 25x100.11. Oct 28, due, &c, as per bond. Oct 29, 1908. 6:1611. 15,000

Greenwood, Clark to TITLE GUARANTEE AND TRUST CO. 7th av or Broadway, No 1489½, s w cor 43d st, No 200, 20.5x60. ½ part. All title. Oct 29, 1908, due, &c, as per bond. 4:1014. 12,000

Goodfellow, James and Kath Wemben to Isabel A M McKinstry. Madison av, No 2050, w s, 50.10 s 130th st, 16.5x75. Prior mort \$9,000. Oct 28, 2 years, 5½%. Oct 29, 1908. 6:1754. 4,000

Guarino, Guiseppe to TITLE GUARANTEE & TRUST CO. 105th st, No 310, s s, 175 e 2d av, 24.5x100.11. Oct 26, 1908, due, &c, as per bond. 6:1676. 10,000

Goldsmith, Harriet with Jacob Wicks, Jr. Lexington av, Nos 1320 to 1326, n w cor 88th st, Nos 127 and 129, 100.8x41.8. Extension mort. Oct 10. Oct 23, 1908. 5:1517. nom

Hirsch, Caroline with Annie and Bernard Apfelbaum. Willett st, No 67. Extension mort. Oct 24. Oct 28, 1908. 2:338. nom

Herman, Louis and Gabriel with Saml Greenstein. 121st st, Nos 430 and 432, s s, 250 w Pleasant av, 39x100.11. Extension mort. Oct 27, 1908. 6:1808. nom

Hunt, Peter J to Mary F Shepard. Bank st, No 122, s s, 241.11 w Greenwich st, 25x95. Oct 28, 1908, 3 years, 5%. 2:634. 10,000

Hess Brothers Inc to Addie Du B Elberg. 30th st, Nos 502 to 516, s s, 100 w 10th av, 200x98.9. Prior mort \$—-. Oct 27, 5 years, 5½%. Oct 28, 1908. 3:701. 20,000

Same to same. Same property. Certificate as to above mort. Oct 27. Oct 28, 1908. 3:701. —

Hensle (Charles) Realty Co to BROOKLYN SAVINGS BANK. 138th st, n s, 375 e 12th av, runs n 99.11 x w 145 to Riverside Drive, x s 100.8 to st, x e 132.6 Oct 23, 1908, 5 years, 5%. 7:2087. 200,000

Same to same. Same property. Certificate as to above mort. Oct 23, 1908. 7:2087. —

Same to North American Mortgage Co. Same property. Prior mort \$200,000. Oct 23, 1908, 1 year, 6%. 7:2087. 10,000

Same to same. Same property. Certificate as to above mort. Oct 23, 1908. 7:2087. —

Holly, Augustus F trustee Edw Roche with Antonio Capo. 1st av, No 2331. Extension mort. June 26, 1907. Oct 29, 1908. 6:1796. nom

Hudson Trust Co with Israel L and John Prager. Columbia st, No 79. Extension mort. Oct 22. Oct 29, 1908. 2:334. nom

Hunter, Edna H, of Pleasantville, N Y, to Anton Larsen. Columbus av, No 49, e s, 75.4 s 62d st, 25.1x100. Prior mort \$24,000. Oct 27, 1908, 3 years, 6%. 4:1114. 2,000

Herrman, Deborah with METROPOLITAN LIFE INS CO. Broadway, Nos 2389 to 2395, s w cor 88th st, No 250, 100.8x100. Extension mort. Oct 22. Oct 26, 1908. 4:1235. nom

Hast, Rebecca with BOWERY SAVINGS BANK. 39th st, No 441 West. Extension mort. Oct 16. Oct 26, 1908. 3:737. nom

Hopson, John P to Charles Maync. 71st st, No 274, s s, 80 e West End av, 20x100.5. P M. Prior mort \$16,000. Oct 17, 3 years, 5½%. Oct 26, 1908. 4:1112. 5,500

Hamburger, Solomon and Pauline Hirsch with Julius J Frank and ano exrs Simon Adler. 113th st, No 111 West. Extension mort. June 7. Oct 26, 1908. 7:1823. nom

Howard, John B, of West Orange, N J, with BOWERY SAVINGS BANK. Columbus av, No 846. Extension of mort for \$15,000 with interest increased from 4% to 4½%. Oct 20. Oct 26, 1908. 7:1856. nom

Hanigan, Philip J (Philip J, Mary E, Henry A, Josephine and Gertrude Hanigan in bond) to Denis Horgan. 138th st, No 307, n s, 108.4 w 8th av, 16.8x99.11; 139th st, No 306, s s, 108.4 w 8th av, 16.8x99.11; 70th st, No 119, n s, 175 w Columbus av, 20x100.5; 41st st, Nos 136 and 138, s s, 148.3 e Lexington av, runs s w 75 x s e 22.9 x n e 11.11 x s e 19.3 x n e 70.10 to st x n w 40 to beginning; 41st st, No 131, n s, 280.4 w 6th av, 19.8x98.9; 2d st, Nos 79 and 81, s s, 150 w 1st av, 50x80.1x50.3x73.8. 1-5 part. All title. Oct 24, 3 years, 6%. Oct 26, 1908. 2:443, 4:994 and 1142; 5:1295 and 7:2041. 22,000

Imlach, Caroline L with Joseph Rosenzweig. Madison av, No 1453. e s, 25.11 n 100th st, 25x80. Extension mort at increased interest from 4½ to 5%. Sept 29. Oct 27, 1908. 6:1606. nom

Jacobs, Myer to Sigmund M Lehman. 64th st, No 102, s s, 20 e Park av, 20x80. P M. Oct 26, 3 years, 4½%. Oct 28, 1908. 5:1398. 20,000

Jarmulowsky, Meyer and Louis to whom it may concern. Av A, Nos 178 and 180. Estoppel certificate. Oct 23. Oct 28, 1908. 2:405. —

Jacobs-Green Realty Co to MUTUAL LIFE INS CO of N Y. Suffolk st, Nos 7 and 9, n w cor Hester st, No 17, 75.1x25x75x25.1. P M. Oct 26, due, &c, as per bond. Oct 28, 1908. 1:312. 40,000

Same to same. Same property. Certificate as to above mort. Oct 26. Oct 28, 1908. 1:312. —

Jaep, Pauline to Josephine Chedsey. 1st av, No 889, w s, 60.5 n e 49th st, 20x56.3. Prior mort \$5,000. Oct 23, 1908, 3 years, —. 5:1342. 2,000

Keystone Investing Co to Evelyn A Cregin. 145th st, Nos 535 to 541, n s, 125 e Broadway, 100x99.11. Prior mort \$90,000. Oct 21, 1 year, 6%. Oct 29, 1908. 7:2077. 27,000

Same to same. Same property. Certificate as to above mort. Oct 21. Oct 29, 1908. 7:2077. —

Kiermaier, Fannie and Josephine Miller to LAWYERS TITLE INS AND TRUST CO. Irving pl, No 26, s e s, 63.3 s w 16th st, 20x80. Oct 22, due Nov 1, 1911, 5%. Oct 24, 1908. 3:871. 18,000

Kelly, Thomas J and Agnes J to Irving I Kempner. 97th st, No 48, s s, 440 w Central Park West, 20x100. Prior mort \$15,000. Oct 23, 1908, 5 years, 6%. 7:1832. 5,000

Knox, Mary L to BOWERY SAVINGS BANK. 28th st, No 35, n s, 183.4 w 4th av, 20.10x98.9. Oct 28, 1908, 1 year, 4½%. 3:858. 20,000

Lyons, Mary to John A Amundson. South st, No 197, n s, 50 e Oliver st, 25x80. P M. Prior mort \$11,000. Oct 27, 3 years, 6%. Oct 28, 1908. 1:251. 3,000

Luff, Chester A of Newark, N J, to Mary E Sparks. Vandam st, No 24, s s, 232.2 e Varick st, 24.9x100x24.10x100; Vandam st, No 20, s s, 282.11 e Varick st, runs s 100.6 x e 26.3 x n 100.7 x w 26.2 to beginning. 1-12 part. Oct 21, due Jan 1, 1910, 6%. Oct 28, 1908. 2:505. 2,500

Lynch, Thomas F to Kate Purcell. 20th st, No 209, n e s, 480 n w 2d av, 20x92. Leasehold. Jan 2, demand, 6%. Oct 28, 1908. 3:901. 2,000

Same to Mary A Fahey. Same property. Leasehold. P M. July 25, 1907, demand, 6%. Oct 28, 1908. 3:901. 586

Lyons, Mary to John C Inzelmann. South st, No 197, n s, 50 e Oliver st, 25x80. P M. Prior mort \$11,000. Oct 27, 3 years, 1:251. 11,000

Lawyers Mortgage Co with Rose Lottman. 4th st, Nos 430 and 432, s s, 151 w Av B, 48x96.2. Extension mort. Oct 16. Oct 27, 1908. 2:399. nom

Levinson, Leo and John H Schroder of N Y, and August Schroder of Brooklyn, N Y, to Carolyn W Crandall. 168th st, No 516, s s, 120 e Audubon av, 25x95. Prior mort \$15,000. Oct 6, due, &c, as per bond. Oct 23, 1908. 8:2123. 3,000

Levy, Dora to Fredk B Ryan. 119th st, No 157, n s, 98 e 7th av, 27x100.11. P M. Oct 22, 5 years, 5%. Oct 23, 1908. 7:1904. 25,000

Same to same. Same property. P M. Prior mort \$25,000. Oct 22, installs, 6%. Oct 23, 1908. 7:1904. 6,500

Levy, Lillian H, of Murphysboro, Ill, to Clairville E Benedict guardian James A Benedict and ano. West End av, n w cor 78th st, No 301, 29x49.11. Oct 19, 3 years, 5%. Oct 23, 1908. 4:1186. 27,500

Levitch, Beckie to Max Kalter. Stanton st, No 161, s s, 125 e Suffolk st, 25x100. Oct 22, 3 years, 6%. Oct 26, 1908. 2:349. 2,000

Larkin, Arthur G to Merger Realty Co. 9th av, Nos 4, 6 and 8, n e cor Little West 12th st, 77.4x51. Prior mort \$—-. Oct 23, due Dec 23, 1908, 6%. Oct 24, 1908. 2:628. 1,050

Lotos Club, a corpn, to Otto M and Robert J Eidlitz of firm Marc Eidlitz & Son. 57th st, Nos 110 to 114, s s, 175 w 6th av, 75x100.5. Prior morts \$210,000. Oct 23, due May 1, 1909, 6%. Oct 24, 1908. 4:1009. 65,000

Lopinto, Onofrio and Grazia his wife, and Carmelo Lopinto and Cristina his wife and Pietro Meli and Provvdenzia his wife to Accusio Termine. Grand st, No 208, n s, 23.4 e Mott st, 23.11x100x23.7x100. Sub to all liens. Oct 23, due, &c, as per bond. Oct 24, 1908. 2:470. 1,040

Lynch, Thos F to Richard J Couch. 20th st, No 209, n e s, 480 n w 2d av, 20x92. Leasehold. Aug 27, demand, 6%. Oct 27, 1908. 3:901. 2,000

Levy, Leon and Josiah H DeWitt as guard Helen A DeWitt. Columbus av, No 390, s w cor 79th st, No 100, 76.8x18.6. Subordination agreement. Oct 27, 1908. 4:1150. nom

Lewis, Jacob W or Jay W with Matilda Stiefel. 98th st, No 61, n s, 200 e Madison av, 25x100.11. Extension mort. Oct 27. Oct 29, 1908. 6:1604. nom

LAWYERS TITLE INS & TRUST CO with Clarence C Burke individ and as trustee Francis P Burke et al. 123d st, No 4, s s, 281 e Lenox av, 19x100.11. Extension mort. July 20. Oct 29, 1908. 6:1721. nom

McGinley, John S and Michl R to Robert Cormack. Amsterdam av, No 1301. Store lease. P M. Prior mort \$4,000. Oct 27, 1908, demand, 6%. 7:1965. Notes 1,000

Moore, James to Lion Brewery. Broadway, No 1372, n e cor 37th st. Saloon lease. Oct 24, demand, 6%. Oct 27, 1908. 3:813. 500

Marshall, Louis with Adelheid Tietenberg. Park row, Nos 227 and 229, and New Bowery, Nos 66 and 68. Extension mort. Oct 27, 1908. 1:117. nom

McDowell Construction Co to UNION DIME SAVINGS INST. Broadway, n e cor 179th st, 76.6x83x75x98.5. Oct 28, 1908, 5 years, 5%. 8:2163. 90,000

Same to same. Same property. Certificate as to above mort. Oct 28, 1908. 8:2163. —

MacBeth, Cornelia, of Ossining, N Y (Eda M Gates in bond only) to Sol L Kaye. 134th st, No 4, s s, 75 e 5th av, 25x99.11. Prior mort \$12,000. Oct 23, 1908, due Feb 20, 1909, 6%. 6:1758. 4,750

MacBeth, Cornelia, of Ossining, N Y, to Ella Gerken. 134th st, No 4, s s, 75 e 5th av, 25x99.11. P M. Oct 23, 1908, 3 years, 5½%. 6:1758. 12,000

Marx, Sophie with Max Marx. Broadway, n w cor 132d st, —. Extension of mort for \$28,000 at 5%. June 29. Oct 23, 1908. 7:1999. nom

Metropolitan Holding Co to ALBANY SAVINGS BANK. 122d st, Nos 335 and 337, n s, 175 w 1st av, 50x100.11. Oct 23, 5 yrs, 5%. Oct 24, 1908. 6:1799. gold, 35,400

Same to same. Same property. Certificate as to above mort. Oct 23. Oct 24, 1908. 6:1799. —

McGowan, Godric to Mary E Miles. Broadway, No 4050, e s, 49.11 s 171st st, 27.9x89.11 to St Nicholas av, x25x101.11. P M. Oct 23, 3 years, 5%. Oct 24, 1908. 8:2141. 6,000

McCoun, Mary E and Joseph M Smith to Ursula Paret and ano. 11th st, No 217, n s, 217.3 e 3d av, 13.1x100. Oct 26, 1908, 3 years, 5%. 2:467. 6,000

MERCANTILE TRUST CO with Edw G Black and ano exrs, &c, Jos Jefferson. Central Park West, Nos 465 and 466. Extension mort. Oct 16. Oct 26, 1908. 7:1842. nom

Mellor, Sarah L to GREENWICH SAVINGS BANK. 123d st, No 28, s s, 87 e Lenox av, 13x90.10. Oct 26, 1908, 3 years, 5%. 6:1721. 5,000

Marx, Ferdinand to Jacob Harris. Greenwich st, No 185, s e cor Dey st, No 57, 43x62.2x40.3x77.8. Prior mort \$69,000. 1-5 part. Oct 28, 1 year, 6%. Oct 29, 1908. 1:61. 5,000

Monmouth Realty Co to LAWYERS TITLE INS AND TRUST CO. Greenwich st, Nos 708 and 710. Certificate as to two morts for \$10,000 each. Oct 20. Oct 29, 1908. 2:631. —

McGowan, Wm to Max Eisman. 125th st, No 17, n s, 130 e 5th av, 30x99.11. Prior mort \$65,000. Oct 28, 1 year, 6%. Oct 29, 1908. 6:1750. 10,000

Monmouth Realty Co to LAWYERS TITLE INS AND TRUST CO. Greenwich st, No 710, w s, 90 s Charles st, 25x81x26.6x91. Oct 20, 5 years, 5½%. Oct 28, 1908. 2:631. 10,000

Monmouth Realty Co to LAWYERS TITLE INS AND TRUST CO. Greenwich st, No 708, w s, 68 n West 10th st, 25x84.6x26x89.8. Oct 20, 5 years, 5½%. Oct 28, 1908. 2:631. 10,000

Monmouth Realty Co with LAWYERS TITLE INS AND TRUST CO. Greenwich st, Nos 708 and 710. Subordination agreement. Oct 20. Oct 29, 1908. 2:631. nom

Nadler, Wolf to Isaac Singer. Bowery, No 137, e s, abt 100 n Grand st, 25x½ block. Prior mort \$30,000. Oct 21, due April 21, 1912, 6%. Oct 29, 1908. 2:423. 15,000

Newman, Lizzie and Celia W Fisch with Rose F Wiesenberger. 48th st, No 402 East. Subordination agreement. Oct 20. Oct 24, 1908. 5:1359. nom

Newman, Lizzie wife of Samuel to Rose F Wiesenberger. 48th st, No 402, s s, 75 e 1st av, 25x75.4. Substitution mortgage. Oct 20, 4 years, 5½%. Oct 24, 1908. 5:1359. 12,500

HECLA IRON WORKS

North 10th, 11th and 12th Streets

BROOKLYN,**NEW YORK****Architectural Bronze**

AND

IRON WORK

- Noel Realty & Construction Co to Milton Berlinger and ano. 136th st, s s, 400 w Amsterdam av, 2 lots, each 100x99.11. 2 P M mortg, each \$12,600; prior mortg, \$44,800 covering both parcels. Oct 22, 1 year, 6%. Oct 23, 1908. 7:1988. 25,200
- Olson, John E to Eliz J Webb. Gramercy Park E, No 36, e s, 39.5 s 21st st, runs e 80 x s 39.5 x e 2.11 x s 44 x w 82.11 to st, x n 83.5 to beginning. Oct 23, due Dec 26, 1908, 6%. Oct 28, 1908. 3:876. 16,500
- Ojerkis, Bernard with Wm H Schmohl individ and as exr and Eliz Reed extrx Chas H Reed. Cannon st, No 65. Extension mort. Oct 28. Oct 29, 1908. 2:333. nom
- Ojerkas, Bernard, Max Fuchs, Isidor Silverman with Wm H Schmohl individ and as exr Eliz Reed extrx Chas H Reed. Cannon st, No 61, w s, 27x100. Extension mort. Oct 28. Oct 29, 1908. 2:333. nom
- Prochazka, Vaclav to Adolph Ondricek. Av A, No 1380, e s, 50.7 s 74th st, 25.7x77. Oct 26, 2 years, 6%. Oct 28, 1908. 5:1485. 1,000
- Penco Realty Co to N Y LIFE INS CO, Riverside Drive or Parkway, n e cor 136th st, 102.6x122.6x99.11x145.6. Oct 28, 1908. 6 years, 5%. 7:2002. 200,000
- Same to same. Same property. Certificate as to above mort. Oct 28, 1908. 7:2002.
- Peek, Mina L to Frederick D Weekes. 21st st, No 119, n s, 225 w 6th av, 19.3x98.9. Oct 26, 1908, due Nov 1, 1911, 6%. 3:797. 900
- Rodt, Samuel and Jacob Lipman to Samson Lachman. Christopher st, No 114, s s, 113.8 e Bedford st, 22.3x74.11x22.3x74.7; Christopher st, No 116, s s, 85.1 e Bedford st, runs e 28.7 x s 74.7 x e 22.3 x s 30.5 x e 25.9 x s 11.10 x w 57.4 x n 8.4 x w 18 x n 95.8 to beginning. Building loan. Prior mortg \$21,000. Oct 26, due Oct 1, 1909, 6%. Oct 27, 1908. 2:588. Secures advances. 25,000
- Rothschild, Clara and Morris to LAWYERS TITLE INS AND TRUST CO. 101st st, No 178, s s, 95 e Lexington av, 25x100.11. Oct 23, 1908, 5 years, 5%. 6:1628. 17,500
- Rubin, Hermina to Saml Greenberg. Montgomery st, No 62, w s, 75 s Monroe st, 21.6x93.4x22.5x93.4. Prior mort \$23,500. Oct 26, demand, 6%. Oct 28, 1908. 1:258. 5,000
- Riley, Mary A C widow to MERCANTILE TRUST CO and ano trustees Moses G Baldwin. 35th st, No 60, s s, 183 e 6th av, 21x 98.9. Oct 22, 3 years, 4½%. Oct 28, 1908. 3:836. 25,000
- Rohrlich, Harry to LAWYERS TITLE INS AND TRUST CO. 119th st, No 431, n s, 288 w Pleasant av, 16.8x100.10. P M. Oct 27, 3 years, 5%. Oct 28, 1908. 6:1807. 4,000
- Same to Mary E Cavanagh. Same property. P M. Prior mort \$4,000. Oct 27, due, &c, as per bond. Oct 28, 1908. 6:1807. 1,000
- Reilly, Bernard to Lion Brewery. 7th av, No 320. Saloon lease. Oct 23, demand, 6%. Oct 28, 1908. 3:777. 1,500
- Rouse, Callman to Hugo Freudenthal et al trustee for Solomon and Eva Michael under will Henry Meyer. 103d st, No 65, n s, 155 w Park av, 25x100.11. Oct 29, 1908, 5 years, 5%. 6:1609. 20,000
- Smith, Isidore to Caroline Jacobs et al trustees Lewis Jacobs. 64th st, No 102, s s, 20 e Park av, 20x80. P M. Oct 26, 3 years, 6%. Oct 28, 1908. 5:1398. 14,800
- Stacy, Lena to Varona de Cordova. Pitt st, Nos 24 and 26, e s, 44.8 n Broome st, 42.10x55. Oct 27, due, &c, as per bond. Oct 28, 1908. 2:337. 25,000
- Schloss, Martha as trustee Levi A Schloss, Estelle Domroe and Martha Schloss to Christian B Moritz. 36th st, No 228, s s, 480 e 8th av, 20x98.9. Oct 26, 3 years, 6%. Oct 28, 1908. 3:785. 2,000
- Silverstein, Joshua to American Mortgage Co. 134th st, No 12, s s, 185 w 5th av, 25x99.11. Oct 26, 5 years, 5½%. Oct 29, 1908. 6:1731. 13,000
- Snowber, Mary F to EMIGRANT INDUSTRIAL SAVINGS BANK. 16th st, No 326, s s, abt 300 w 5th av, 25x41.8x25x44 w s. Oct 29, 1908, 3 years, 5%. 3:739. 8,250
- Shapiro, Karl and Davis Silver to Barnett Levy. Monroe st, No 106, s s, 103.7 e Pelham st, 25.9x93.2x25.9x93.7. Certificate as to 2d mort for \$5,000. Oct 21. Oct 26, 1908. 1:255.
- Sullivan, Denis to Lion Brewery. Varick st, No 24. Saloon lease. Oct 21, demand, 6%. Oct 27, 1908. 1:190. 3,933.50
- Sweigard, Ida of Camden, N J, to Josiah H DeWitt guardian Helen A DeWitt. Columbus av, No 390, s w cor 79th st, No 100, 76.8x 18.6. Oct 27, 1908, 5 years, 5%. 4:1150. 37,500
- Sargent, Henry B with BOWERY SAVINGS BANK. Leonard st, Nos 149 to 153. Extension mort at decreased interest from 5 to 4½%. Oct 23. Oct 24, 1908. 1:167. nom
- Silverman, Clementine M and Milton M with LAWYERS TITLE INS & TRUST CO. 110th st, No 18, s s, 100 w Madison av, 25x 100.11. Agreement as to share ownership in bond and mort. Oct 23. Oct 26, 1908. 6:1615.
- Silverman, Clementine M and Milton M with LAWYERS TITLE INS & TRUST CO. 110th st, No 14, s s, 150 w Madison av, 26x100.11. Agreement as to share ownership in bond and mort. Oct 23. Oct 26, 1908. 6:1615.
- Silverman, Clementine M and Milton M with LAWYERS TITLE INS & TRUST CO. 110th st, No 8, s s, 228 w Madison av, 19.6 x100.11. Agreement as to share ownership in bond and mort. Oct 23. Oct 26, 1908. 6:1615.
- Silverman, Clementine M and Milton M with LAWYERS TITLE INS & TRUST CO. 110th st, No 16, s s, 125 w Madison av, 25x 100.11. Agreement as to share ownership in mort. Oct 23. Oct 26, 1908. 6:1615.
- Salinger, Mattie to Jacob H Westheimer. 117th st, Nos 320 and 322, s s, 275 e 2d av, runs s 100 x e 25 x s 0.11 x e 12.6 x n 100.11 to st x w 37.6 to beginning. Prior mort \$—-. Oct 20. 3 years, 6%. Oct 26, 1908. 6:1688. 2,500
- Sheils, Thomas to BOWERY BANK of N Y. East Broadway, No 219, s w cor Clinton st, Nos 199 and 201, 24x87.6. Prior mort \$—-. Oct 24, due Apr 3, 1909, 6%, given as collateral security for payment of notes. 1:285. 10,000
- Steiner, Samuel with American Bible Society. Henry st, No 41, n s, 327.7 e Catherine st, 26.9x100x26.8x100. Extension mort. for \$23,000 at 4½%. Oct 7. Oct 23, 1908. 1:280. nom
- Schor, Joseph and Bernat Springer to Louis E Meyer. 2d av, No 1951, w s, 75.11 n 100th st, 25x100. Oct 22, 4 years, 5%. Oct 23, 1908. 6:1650. 18,000
- Same and Anna Meyer with same. Same property. Subordination agreement. Oct 22. Oct 23, 1908. 6:1650. nom
- Smyth, Cath A and Mary E Toumey to Geo M O'Reilly. 152d st, No 547, n s, 590.6 w Amsterdam av, 15x99.11. Oct 7, due, &c, as per bond. Oct 23, 1908. 7:2084. 5,000
- Schimmer, Pauline S with LAWYERS TITLE INS AND TRUST CO. Norfolk st, No 150. Agreement as to share ownership in mort. Oct 21. Oct 23, 1908. 2:354. nom
- Tannenbaum, Jeannette S wife of and Saml A to NORTH RIVER INS CO. 7th st, No 243, n s, 519.9 w Av D, 24.5x97.6. Oct 27, 1908, 5 years, 5%. 2:377. 15,000
- TITLE INS CO of N Y with Mary A and Daniel A Moriarty and James J Nealis. St Nicholas av, w s, bet Dyckman st and Fort George av, part plot 147 map No 697 estate Isaac Dyckman, Fort George property, 168.8x143.9, to Hillside st, x170.3x209.9. Extension mort. July 8. Oct 26, 1908. 8:2170. nom
- Tenenbam, Solomon and Wilbur F Rockwell with LAWYERS TITLE INS AND TRUST CO. Av C, Nos 14 and 16. Subordination agreement. Oct 26. Oct 29, 1908. 2:372. nom
- Tenenbam, Solomon and Israel Wien with LAWYERS TITLE INS AND TRUST CO. Av C, Nos 14 and 16. Subordination agreement. Oct 26. Oct 29, 1908. 2:372. nom
- Thompson, James F to TITLE INS CO of N Y. 11th st, No 241, n s, 143.9 e 4th st, 18.9x100x19.5x100. P M. Oct 27, 3 years, 5%. Oct 29, 1908. 2:614. 8,000
- Tarrytown Realty Co to John Holl. 28th st, Nos 131 and 133, n s, 400 w 6th av, 53.4x98.9. Certificate as to mort for \$9,500. Oct 7. Oct 26, 1908. 3:804.
- Same to Edmund J O'Connor. Same property. Certificate as to above mort. Oct 26, 1908. 3:804.
- Trustees of the Congregation Shearith Israel with Elsie Brandt. 122d st, No 257 West. Extension of mort for \$18,000 at interest increased from 4½% to 5%. Oct 23. Oct 26, 1908. 7:1928. nom
- Townsend, James B with H A Lindsay. Lexington av, No 241, e s, 23 n 34th st, 21x80. Extension of mort for \$10,000 at interest increased from 4% to 6%. Oct 1. Oct 23, 1908. 3:890. nom
- Trustees of the Sustentation Fund of the Reformed Episcopal Church with Ashbel H Barney. Hamilton Terrace, No 47, e s, 441.6 n 141st st, 19x98.9. Extension of mort for \$13,000 at 5½%. Aug 14. Oct 24, 1908. 7:2050. nom
- Taylor, Alfred H to UNION DIME SAVINGS INST. 65th st, No 138, s s, 438 e Amsterdam av, 20x100.5. Oct 23, 1908, 3 years, 5%. 4:1136. 39,000
- Titus, Warren H with Marx Samuels. Broome st, No 215, s s, 125 e Essex st, 25x100. Extension mort for \$2,000. Oct 22. Oct 27, 1908. 2:351. nom
- Titus, Warren H with Marx Samuels. Same property. Extension mort. Oct 22. Oct 27, 1908. 2:351. nom
- Titus, Warren H with Marx Samuels. Eldridge st, No 228, e s, 75 n Stanton st, 25x76.4. Extension mort for \$12,000. Oct 22. Oct 27, 1908. 2:417. nom
- Titus, Warren H with Marx Samuels. Same property. Extension of mort for \$2,000 at 5%. Oct 22. Oct 27, 1908. 2:417. nom
- Tenenbam, Solomon to LAWYERS TITLE INS AND TRUST CO. Av C, Nos 14 and 16, n e cor 2d st, Nos 260 and 262, runs n 40 x e 44.2 x n 0.2 x e 9.9 x n 20 x e 26 x s 20 x w 5 x s 40 to st x w 75 to beginning. Oct 27, 5 years, 5½%. Oct 28, 1908. 2:372. 65,000
- Underhill, Harvey I, of South Orange, N J, to Saml Woolverton trustee Ann E Cairns. 37th st, No 448, s s, 175 e 10th av, 20x 98.9. P M. Oct 22, 3 years, 5%. Oct 23, 1908. 3:734. 6,000
- Underhill, Harvey I to Saml Woolverton as trustee Ann E Cairns. 37th st, No 440, s s, 255 e 10th av, 20x98.9. P M. Oct 22, 3 years, 5%. Oct 23, 1908. 3:734. 6,000
- Vaccarelli, Joseph R to Peter Indelli and ano. 116th st, No 354, s s, 88.4 w 1st av, 18.4x90. Oct 14, due Jan 4, 1909, —%. Oct 26, 1908. 6:1687. 750
- Wardwell, Anna O to Rachel Cohen. Manhattan av, No 401. Assigns rents to secure \$1,500. Oct 20, also recorded in power of attorney. Oct 26, 1908. 7:1943. nom
- West Presbyterian Church in the City N Y to BANK FOR SAVINGS in City N Y. 43d st, Nos 32 to 36, s s, 400 w 5th av, 78x 62.10. Oct 26, 1908, 3 years, 4½%. 5:1258. 85,000
- Wells, Grace S to Leonidas H Cross. 137th st, No 241, n s, 451 w 7th av, 19x99.11. P M. Oct 21, 4 years, 4½%. Oct 23. 1908. 7:2023. 15,000
- Same to Karoline D Foley. Same property. Prior mort \$15,000. Oct 21, 3 years, 6%. Oct 23, 1908. 7:2023. 3,000
- Wilder, Chas D with BANK FOR SAVINGS, N Y. 108th st, No 327 West. Extension of mort for \$60,000 at 4½%. Oct 22. Oct 23, 1908. 7:1893. nom
- Wacker, Cath and Augusta Schmidt to DRY DOCK SAVINGS INST. Av A, No 1558, e s, 41.4 n 82d st, 20x77.10. Oct 23, 1908, 5 years, 5%. 5:1579. 7,000
- Wyllis, Co and the Woodbridge Co with U S TRUST CO. William st, No 92, s e cor Platt st, Nos 34 to 38, 32.5x114.9x37.5x111.9. Subordination agreement. Oct 27, 1908. 1:68. nom
- Wallace, Geo E, of Rochester, New Hampshire, to The Rochester Loan and Banking Co of Rochester, New Hampshire. 4th av, Nos 223 to 231, s e cor 19th st, No 100, 131x150. Prior mort \$1,200,000. May 20, 1907, 3 years, 6%. Oct 27, 1908. 3:874. 26,000
- Woodbridge Co to U S TRUST CO of N Y. Platt st, Nos 34 to 38, s e cor William st, No 92, runs s 32.5 x e 114.9 x n 37.5 to Platt st, x w 111.9 to beginning. Oct 20, due Nov 1, 1913, 4½%. Oct 27, 1908. 1:67. 380,000
- Same to same. Same property. Certificate as to above mort. Oct 20. Oct 27, 1908. 1:68.
- Weeks, Chas M, of Lebanon Springs, N Y, to LAWYERS TITLE INS AND TRUST CO. Greenwich st, Nos 360 and 362, w s, abt 18 s Franklin st, 32.6x60 to alley. Oct 27, 1908, 3 years, 4½%. 1:183. 15,000
- Winterbottom, Benj V R to GERMAN SAVINGS BANK, N Y. Spring st, Nos 194 to 198, s s, 25 e Sullivan st, 50x75. Oct 28, 1908, 1 year, 5%. 2:489. 28,000
- Weinstein, Harris to Louis Gordon et al. Monroe st, No 106, s s, 103.7 e Pelham st, 25.9x93.2x25.9x93.7. P M. Prior mort \$24,000. Correction mort. May 5, 1 year, 6%. Oct 26, 1908. 1:255. 5,000

MAPLEDORAM & CO.

REAL ESTATE BROKERS

Bay Ridge Property

Our Specialty

FIFTH AVE. AND 79th ST.

BROOKLYN, N. Y.

TELEPHONE, 724 BAY RIDGE

Wool Exchange to Theodore M Ives. Beach st, Nos 1 to 9, n e cor St Johns lane, Nos 1 to 5, runs e along Beach st, 96.3 to w s West Broadway, Nos 144 to 150 on map Nos 260 to 266, x n e 75.8 x w 55.8 x n 0.8 x w 26.3 x n 36.8 x w 49.3 to St Johns lane, x s 136.1 to beginning. Prior mort \$425,000. Oct 21, due Nov 1, 1909, 6%. Oct 24, 1908. 1:212. 176,700

Wasserman, Harry and Lena Welkowitz to Peter Otten. Av A, No 248, e s, 51.9 n 15th st, 25.1x95.6. Prior mort \$—. Oct 29, 1908. 3 years, 6%. 3:973. 3,000

Weil, Wm M to Maurice L Powers. 121st st, No 222, s s, 233 w 7th av, 16.6x100.11. Oct 29, 1908. 2 years, —. 7:1926. 4,500

Youngs, Henry to TITLE GUARANTEE AND TRUST CO. 8th st, No 31, n s, 456.1 w 5th av, 25.2x93.11. Oct 29, 1908, due, &c, as per bond. 2:572. 10,000

BOROUGH OF THE BRONX.

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

Altschul, Samuel and Nettie to Chas S Altschul. Prospect av, w s, 307.6 s Westchester av, runs s 40 x w 122.4 x n e 50.2 x n w 1 x e 92 to beginning. Prior mort \$—. Oct 21, 3 years, 6%. Oct 24, 1908. 10:2676. 3,000

*Amondolari, Giovanni to Giuseppe Natale. Columbus av, s w cor Lincoln st, 25x100. P M. Prior mort \$9,000. Oct 27, 3 years, 6%. Oct 29, 1908. 4,000

*Amondolari, Giuseppe and Giovanni to Giuseppe Natale. Grant av, n s, 180 w Unionport road, 25x100. Oct 30, 1 year, 6%. Oct 29, 1908. 1,000

*Anderson, Adam to Rosanna Feehan. Plot begins 490 e White Plains road at point 295 n along same from Morris Park av, runs e 100 x n 25 x w 100 x s 25 to beginning, with right of way over strip to Morris Park av. Oct 26, due Nov 1, 1911, 5½%. Oct 28, 1908. 3,000

*Bergen, Rose F to Joseph Furst. Commonwealth av, e s, 75 n Tacoma st, 50x100. P M. Oct 28, 1908, 3 years, 5%. 2,000

Bisdorf, Anna to Augusta Blomqvist. Webster av, No 1337, w s, abt 515 s 170th st, if extended, 20x90. P M. Prior mort \$4,500. Oct 26, due Feb 1, 1910, 6%. Oct 28, 1908. 11:2887. 2,000

Blumenthal, Clara to Albert Deutsch. 139th st, s s, 197.5 e Brook av, 37.6x100; 139th st, s s, 272.4 e Brook av, 75x100. ¼ part. All title. Prior mort \$25,000. Oct 26, 1908, 1 year, 6%. 9:2266. 1,900

Bergin, William to Max Stiner & Co. Westchester av, Nos 1032 and 1039. Store leases. Oct 8, installs, —. Oct 23, 1908. 10:2727 and 2725. 2,250

*Bronxdale Realty Co to Fredk G Mahlmann. Pelham road, w s, and being lots 107, 108 and 109 map lands Dutchess Land Co according to Benson estate. Oct 16, due, &c, as per bond. Oct 26, 1908. 750

*Same to same. Same property. Certificate as to above mort. Oct 19. Oct 26, 1908. —

Busch, Adelaide to Minnie M Gerhards. Tiebout av, e s, 128.1 n 180th st, 19x100. Oct 22, 3 years, 6%. Oct 24, 1908. 11:-3143. 1,200

*Bonavia, Mildred with Jacob Lesser and Patk J Murray. 3d av, n s, w ½ of lot 612 map Wakefield, 50x114; 3d av, n s, e ½ of lot 650 map Wakefield, 50x114. Declaration that the 3 morts recorded in libers 89 mp 325, 86 mp 494, and 92 mp 340 are one and the same mort for sum of \$1,500. Sept 30. Oct 29, 1908. —

*Brupbacher, Gottfried to Herbert S Ogden. Lyon av, n e cor Doris av, 25x100. Oct 22, due Nov 1, 1910, 6%. Oct 23, 1908. 1,000

Connolly, Hugh P to Michael J Egan. Bathgate av, e s, 50 s 174th st, 50x95.7. Oct 21, due, &c, as per bond. Oct 23, 1908. 11:-2921. 3,000

Choffin, Laura C wife of and Leon to Isabella C King. Briggs av, n e cor Bedford Park Boulevard, runs e 100 x n 35 x w 100 x s 35 to beginning. Oct 23, due Nov 1, 1913, 5½%. Oct 24, 1908. 12:3303. 8,500

Curran, Rose C with Celeste B Levy. Mapes (Johnson) av, n w s, lot 128 map (No 436 in Westchester Co) of East Tremont, 66x 150, except part for av, &c. Extension of mort for \$3,750 at 6%. Oct 22. Oct 23, 1908. 11:3110. nom

Cahill, Margt with Agnes T Bjur. 181st st, s w cor Ryer av, 43.5 x 158.10x36.7x161. Extension mort. Oct 16. Oct 26, 1908. 11:-3156. nom

*Cole, Edward F with Martin Tully. Barnes av, e s, 24.8 s 216th st, 25.4x80; Barnes av, e s, 50 s 216th st, 25x80. Agreement correcting descriptions in two morts dated April 14, 1908. Oct 26. Oct 27, 1908. nom

Conlon, Thomas to Margt E Amabile. Perry av, w s, 350 s Woodlawn road, late Scott av, 25x100. Oct 27, 1908, 3 years, 5½%. 12:3334. 1,500

*Cramond, Eliz and Jeannette S to Felix Lussier. Bronx terrace, w s, 191 n 226th st, 62.6x195.4x62.6x194, Wakefield. Oct 21, 1 year, 6%. Oct 23, 1908. 300

Cushing, Realty Co to Investors Mortgage Co. 236th st, s s, 25 e Oneida av, 25x100. Oct 22, due April 1, 1909, 6%. Oct 29, 1908. 12:3370. 4,000

Same to same. Same property. Certificate as to above mort. Oct 22. Oct 29, 1908. 12:3370. —

Same to same. Same property. P M. Prior mort \$4,000. Oct 22, due April 1, 1909, 6%. Oct 29, 1908. 12:3370. 1,500

Clark, Wm N to Wm H Young. Jerome av, w s, 97.10 s 167th st, 178.11x173.11 to Anderson av, x178.6x169.11. Oct 28, due, &c, as per bond. Oct 29, 1908. 9:2505. 10,000

Clark, Wm N to Wm H Young. Woodycrest av, s e cor 167th st, runs e 20.5 x e 180.3 to w s Anderson av, x s 178.6 x w 200.7 to Woodycrest av, x n 175.1 to beginning. Oct 28, due, &c, as per bond. Oct 29, 1908. 9:2509. 5,000

*Cells, James P to Mary A Ferris. Commonwealth av, w s, 73.4 n Tremont av, 50x100. Oct 29, 1908, 3 years, 6%. 2,800

Dudensing, Richard, Jr. to Wm R Rose. Trinity av, n e cor 165th st, 71x25. Oct 27, 3 years, 4½%. Oct 28, 1908. 10:2640. 12,000

*Dowd, John J and Mary E O'Donnell to Wm D Dayton. Carroll st, n s, lot 11 map made by Wm Scofield and adj land Theo D Lyons, runs n 110 x e 50 x s 110 x w 50 to beginning, City Island. Oct 23, 1902(?), probable error, due Oct 23, 1911, 6%. Oct 26, 1908. 500

Dawson Realty Co to Morris Garfinkel. 155th st, s s, 116.5 e Wales av, runs s 61.3 x s e 53.4 x n e 15 x e 2 x n 100 to st x w 42 to beginning. Prior mort \$—. Oct 26, 1908, 3 years, 6%. 10:2654. 10,000

Same to same. Same property. Certificate as to above mort. Oct 26, 1908. 10:2654. —

Same to same. 155th st, s s, 158.5 e Wales av, 37.5x100. Prior mort \$—. Oct 26, 1908, 3 years, 6%. 10:2654. 10,000

Same to same. Same property. Certificate as to above mort. Oct 26, 1908. 10:2654. —

Donahay, Mary R with Clement Wyss. Franklin av, No 1409. Extension of mort for \$5,000 at interest increased from 5½% to 6%. Oct 22. Oct 26, 1908. 11:2932. nom

*Devine, Eliz T to John Gallagher. McGraw av, n s, 50 e Saxe av, 25x100. Oct 22, 3 years, 6%. Oct 26, 1908. 1,000

Ferris, Mary L B to BOWERY SAVINGS BANK. Bathgate av, No 2153, n w cor 181st st, 25x94.5. Oct 28, 1908, 5 years, 5%. 11:3049. 5,000

*Fischer, Wm to Emma N Polak. 4th av, e s, 52.4 s Sheil st, 26.5x112x25x120.8, Laconia Park. Oct 6, 3 years, 6%. Oct 28, 1908. 400

Feldman, Margaretha to Frank P Holman. Boston Post road, s e s, 100 s road from West Farms to Westchester, 25x100, except part for road. Certificate as to reduction of mort. Oct 28, 1908, 11:3140. —

Franklin, Mary A of Brooklyn, N Y, to Anna Landes. Longfellow av, w s, 107.3 n 167th st, 100x100. Prior mort \$5,500. Oct 28, due Dec 28, 1908, 6%. Oct 29, 1908. 10:2754. 4,500

*Friedel, John to Mary H Whitney and ano as exrs James F Whitney. Jackson av, s s, 125 e Garfield st, 50x—. Oct 28, due Dec 1, 1911, 5½%. Oct 29, 1908. 4,500

Froma Realty Co to Maurice S Hyman. West Farms road, Nos 1818 to 1826, e s, 438.5 n 174th st, runs n 130 x e 29 to bulkhead on w s Bronx River, x s w — x w 15 to beginning, with all right, title and interest to said River or West Farms Creek. P M. Oct 22, due, &c, as per bond. Oct 23, 1908. 11:3020. 6,000

Same to same. Same property. Certificate as to above mort. Oct 20. Oct 23, 1908. 11:3020. —

Gotham Investing Co to Edw A Sidman. 186th st, s s, 280 e Park av, 20x100. Prior mort \$9,000. Oct 22, due Jan 4, 1910, 6%. Oct 23, 1908. 11:3039. 1,000

Same to same. Same property. Consent to above mort. Oct 22. Oct 23, 1908. 11:3039. —

Same to same. Same property. Certificate as to above mort. Oct 22. Oct 23, 1908. 11:3039. —

*Ginsberg, Solomon and Louis Bart to WAPPINGER SAVINGS BANK. Plot begins 395 w White Plains road at point 495 n along same from Morris Park av, runs e 100 x n 25 x w 100 x s 25 to beginning, with right of way over strip to Morris Park av. Oct 24, 3 years, 5½%. Oct 29, 1908. 3,500

*Same to Geo Hauser. Same property. Prior mort \$3,500. Oct 24, due Feb 1, 1911, 6%. Oct 29, 1908. 800

*Gluck, Saml to Arthur J Mace and ano as exrs Malinda G Mace. Sheil st, n w cor Elmwood pl, 50x—x— and being lots 687 and 688 map Laconia Park. P M. Oct 3, 3 years, 6%. Oct 27, 1908. 450

*Garofano, Mariantonia V of Mt Vernon, N Y, to Simeon M Barber. Briggs av, n s, at e s lot 215 map property J S Wood at Williamsbridge, runs n 94.5 x w 16.8 x s — to av x n e 16.8 to beginning, being part of lot 215 same map. P M. Oct 12, 3 years, 6%. Oct 26, 1908. 3,200

*Same to same. Briggs av, n s, at extension of a line through centre of wall between westerly and middle house erected on lots 214 and 215, runs n 95 x e 16.8 x s 94.6 to av, x — 16.8 to beginning, being part of lots 214 and 215 same map. P M. Oct 12, 3 years, 6%. Oct 26, 1908. 3,200

*Same to same. Briggs av, n s, at w s lot 214, runs n 95.5 x e 16.8 x s 95.5 to av, x w 16.8 to beginning, being part lot 214 same map. P M. Oct 12, 3 years, 6%. Oct 26, 1908. 3,600

Heusner, Henry to Gertrude E Master. Lind av, e s, abt 83.9 n 167th st, 50x89.3x50x88.6. Prior mort \$10,000. Oct 16, 3 yrs, 6%. Oct 23, 1908. 9:2528. 2,000

Ingebrand, Peter J to John Svandrlik. Stebbins av, e s, 163.4 n 165th st, 25x112.6x25.4x108.4. Prior mort \$2,000. Oct 28, 5 years, 5½%. Oct 29, 1908. 10:2691. 3,900

Jacob, August to the President and Fellows of Middlebury College, a corpn, of Vermont. Morris av, No 1971, w s, 280 s 179th st, 20.1x100. Oct 21, 5 years, 5%. Oct 23, 1908. 11:2829. 8,000

Jacob, August to Dorothy W Hilton. Morris av, No 1973, w s, 260 s 179th st, 20x100. Oct 21, 5 years, 5%. Oct 23, 1908. 11:2829. 8,000

Kaiser, John F, of Mt Vernon, N Y, to James H DuBois. Sedgwick av, e s, 250 n Undercliff av, runs n 25 x e 62.10 x s e 47.11 x w 25 x n w 43.3 x w 58.2. Oct 20, 5 years, 5½%. Oct 24, 1908. 9:2538. 5,000

Kelly, Richard to Albert Kelly. Elm pl, e s, 315.2 s Kingsbridge road, 25x77.4x25x78.1. Oct 22, 3 years, 5%. Oct 26, 1908. 11:3023 and 3026. 2,000

Krower, Alfred and Ferdinand Kurzman as exrs Edw Gutman with David Appel. Brook av, No 1500. Extension mort. Oct 14. Oct 23, 1908. 11:2895. nom

Kingston, Gep D to Henry P Clark. Decatur av, e s, 75.1 n 200th st, 27x79.7. Oct 22, 3 years, 5½%. Oct 23, 1908. 12:3280. 6,500

*Kelly, Frances wife Robert to N Y & Suburban Co-operative Building & Loan Assoc. Hill av, e s, 200 n Randall av, 50x100. Oct 26, 1908, installs, 6%. 3,000

Kauffman, Jacob with Amelia S Newschaffer. 137th st, s s, 850 w Home av, 50x100. Extension mort. Oct 26, 1908. 10:2549. nom

Kauffman, Jacob with Amelia S Newschaffer. 136th st, n s, 850 w Home av, 50x100. Extension of mort for \$1,000. Oct 26, 1908. 10:2549. nom

Katz, Jacob to Morris Horwitz. 143d st, s w s, 300 n w College av, 50x100. Prior mort \$8,000. April 21, due April 20, 1909, 5%. Oct 27, 1908. 9:2337. 4,000

Keil, Chas L to Robert Carter. Ryer av, w s, 420.1 n Burnside av, 25x137.1x25.5x141.7. Oct 26, due, &c, as per bond. Oct 27, 1908. 11:3149 and 3156. 6,000

Same to Gertrude S Davis. Ryer av, w s, 445.1 n Burnside av, 25x 132.8x25.4x137.1. Oct 26, due, &c, as per bond. Oct 27, 1908. 11:3149 and 3156. 5,500

Kremser, Thomas to Alexander Schulz. Daly av, e s, 11.3 s 179th st, runs e 171.4 x s 55 x w 71.10 x n 38.4 x w 100 to av x n 16.9 to beginning. Oct 28, due Sept 10, 1909, 5%. Oct 29, 1908. 11:3127. 600

Kleiman, Moritz to Eliz A Finn. Clay av, No 1297, w s, 50.1 n 169th st, 24.9x88.5x24.9x88.10. Oct 19, 5 years, 6%. Oct 21, 1908. 11:2782. Corrects error in last issue when location was north of 189th st. 5,000

<p>GERMAN AND AMERICAN Sales Offices 45 B'way, N. Y. City WORKS HAMBURG GERMANY ALSEN ON HUDSON RIVER, N. Y.</p>	<p>ANNUAL CAPACITY 3,000,000 BBLs</p> <h1>ALSEN</h1> <p>"THE ABSOLUTELY SAFE CEMENT"</p>	<p>This Brand of Portland Cement is too favorably known in EVERY COUNTRY where cement is used to need further descrip- tion.</p>
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- *Keller, Coroline to Maria Bunz. 8th st, s s, 180 w Av B, 25x116, Unionport. Prior mort \$4,500. Oct 26, 1 year, 6%. Oct 29, 1908. 1,250
- Kruger, Kath A to Virgil Thurkauf. Clay av, e s, 522.4 n 169th st, 125x90. Oct 27, due, &c, as per bond. Oct 28, 1908. 11:2887. 6,000
- Kenny (Wm F) Co to Wm F Kenny. Timpson pl, n w s, 283.3 s w 149th st, 100x100. P M. Sept 28, due, &c, as per bond. Oct 28, 1908. 10:2600. 25,000
- Levinson, Leo to ITALIAN SAVINGS BANK, of City of N Y. Elton av, Nos 808 and 810, s e s, 52 n e 158th st, 50x100. P M. Oct 24, due, &c, as per bond. Oct 28, 1908. 9:2380. 30,000
- Same to Carolyn W Crandall. Same property. P M. Prior mort \$30,000. Oct 27, due, &c, as per bond. Oct 28, 1908. 9:2380. 8,000
- La Spina, John to Meyer Katzenberg. M D. Grand av, w s, 310 s 180th st, 40x100. Prior mort \$—. Oct 28, 1908, 1 year, 6%. 11:3206. 1,000
- La Spina, John to Emma Nordlinger. Grand av, w s, 330 s 180th st, 20x100. Oct 26, 3 years, 5½%. Oct 28, 1908. 11:3206. 7,500
- Same to Chas M Rosenthal. Grand av, w s, 310 s 180th st, 20x100. Oct 26, 3 years, 5½%. Oct 28, 1908. 11:3206. 7,500
- Laemmle, David to TITLE GUARANTEE AND TRUST CO. Vyse av, n w cor Jennings st, 75x50. Oct 27, due, &c, as per bond. Oct 29, 1908. 11:2988. 24,000
- *Leggiere, Domineck of Mt Vernon, N Y, to John Bussing, Jr. 242d st, n s, 170 w Baker av, 25x100. Oct 22, 7 years, 6%. Oct 24, 1908. 1,600
- *Leslie, Bridget to EASTCHESTER SAVINGS BANK. Catharine st, w s, 100 n Westchester av, 50x100. Oct 28, 3 years, 6%. Oct 29, 1908. 525
- LAWYERS TITLE INS & TRUST CO with Harris Tow. Prospect av, w s, 50 n Fairmount pl, 50x100. Extension mort at increased interest from 5% to 5½%. Oct 24, 1908. 11:2951. nom
- *Lagana, Rosalia to Helena C Baker. Washington st, n s, abt 237 e Washington pl, 25x105.2. Oct 24, demand, 6%. Oct 26, 1908. 1,200
- Littig, Sidonie and Ferdinand Kurzman as exrs, &c, Agathe Habel with Leopold Barth and Gustav Rheinauer. 157th st, No 392 East. Extension mort. Oct 20. Oct 24, 1908. 9:2403. nom
- Lang, Raymond with John O Hillyer trustee Frances E Colgate. 169th st, No 1024 East. Extension mort. Oct 28, 1902. Oct 27, 1908. 10:2682. nom
- Lang, Raymond to Isabella Reily. 169th st, s s, 81.11 w Prospect av, 20.2x120.3x19.1x113.9. Oct 24, 3 years, 5%. Oct 27, 1908. 10:2682. 3,000
- Lavelle, Cath A to LAWYERS TITLE INS AND TRUST CO. Longfellow av, e s, 125 s Jennings st, 25x115x26.2x107.6. Oct 27, 1908, 5 years, 5½%. 11:3007. 5,000
- *Levy, Geo to Domestic Realty Co. Olinville av, e s, 150 n Mace av, 50x156.8x50.6x147.6. P M. Oct 17, due, &c, as per bond. Oct 23, 1908. 1,400
- *Maker, Philip with Christian D Meyer. Westchester av, n s, at e s land now or late Isaac Braithwaite, runs n 160 x e 26 x s 100 to av, x w 26 to beginning. Extension mort. Oct 23. Oct 27, 1908. nom
- Mestanz, Emma M S to Max Cohen and Emanuel Glauber. Jackson av, n e cor 160th st, 24.1x175 to w s Forest av. P M. Oct 28, due Oct 20, 1909, 6%. Oct 29, 1908. 10:2647. 12,800
- Same to same. Same property. Building loan. Oct 28, due Oct 20, 1909, 6%. Oct 29, 1908. 10:2647. 35,000
- Macdonald, Annie to Anthony V Henninger. Forest av, w s, 86.4 n 163d st, 25x100. Oct 29, 1908, demand, 6%. 10:2649. 400
- Montegriffo, Helen F to TITLE GUARANTEE AND TRUST CO. Briggs av, No 2924, e s, 25.1 n 199th st, 25.1x101.8x25x104. Oct 23, 1908, due, &c, as per bond. 12:3297. 4,500
- Marrazzi Construction Co to John La Spina. 150th st, Nos 231 and 233, n s, 350 w Morris av, 50x118.5. Prior mort \$31,000. Oct 20, 3 years, 6%. Oct 23, 1908. 9:2440. 8,000
- Same to same. Same property. Certificate as to above mort. Oct 20. Oct 23, 1908. 9:2440. —
- Same and North American Mortgage Co with same. Same property. Certificate as to above mort. Oct 22. Oct 23, 1908. 9:2440. —
- Meehan Construction Co to Alice Shillito. Tiffany st, No 928, e s, 170 s 163d st, 35x110. Oct 23, 1908, 3 years, 5%. 10:2712. 16,000
- Same to same. Same property. Certificate as to above mort. Oct 23, 1908. 10:2712. nom
- Meisel, Anna C wife of and Charles to Henry Frohwitter, of Brooklyn. 171st st, old Nos 717 and 719, n s, 100.5 e Park av, 50x100. Prior mort \$32,000. Oct 23, due July 1, 1911, 6%. Oct 26, 1908. 11:2903. 5,000
- Semke, Henry J to Lucius H Beers. Brook av, n e cor 168th st, 96.7x45. Oct 26, 1908, 5 years, 5½%. 9:2395. 40,000
- Same and Phebe H Horton with same. Same property. Subordination agreement. Oct 26, 1908. 9:2395. nom
- Martin, Olga, of Floral Park, L I, to Wm Winckelmann. 168th st, s s, 80 w Brook av, 25x71; also lots 62 and 79 map Wakefield Park at Wakefield Station on N Y & Harlem R R. Prior mort \$11,000. Oct 26, due Aug 1, 1909, 6%. Oct 27, 1908. 9:2394. 1,200
- *Morgan, Christina and Geo J Schaub to Alida Munn. Av B, w s, 83 n 4th st, 50x105, Westchester. P M. Oct 26, 5 years, 6%. Oct 27, 1908. 1,500
- Malcolm (Thomas D) Construction Co to Augusta A Jefferis. Belmont av, s e cor 179th st, 100x20.4x96.4x31.11. Oct 26, 2 years, 6%. Oct 27, 1908. 11:3079. 3,000
- Same to same. Same property. Certificate as to above mort. Oct 26. Oct 27, 1908. 11:3079. —
- Mahon, Lucy W with Gottlieb F Vogel. Marion av, e s, 281.5 s 198th st, 26.1x97.1x24.7x100. Extension mort. Oct 16. Oct 26, 1908. 12:3283. nom
- *O'Hara, David G and John to Kath Lurch. Timpson av, w s, 225 n 205th st, 25x100. Building loan. Oct 24, demand, 6%. Oct 26, 1908. 4,000
- O'Donovan, Denis, of Verplanck, Westchester Co, to John H Green. Perry av, s w cor 207th st, runs w 180.1 x s 100 x e 50 x n 25 x e 96.3 to av, x n 82.3 to beginning. P M. Prior mort \$5,000. Oct 22, 3 years, 5½%. Oct 23, 1908. 12:3342. 6,500
- O'Donovan, Denis, of Verplanck, Westchester Co, to Lewis J Conlan. Perry av, w s, 82.3 n 206th st, runs w 123.9 x n 25 x e 50 x n 25 x e 96.3 to av, x s 54.10 to beginning. P M. Oct 22, 5 years, 5%. Oct 23, 1908. 12:3342. 5,000
- *Pisanelli, Gennaro to Edward Brennan. 2d av, w s, 200 s 1st st, 50x100, Olinville. Oct 1, 5 years, 6%. Oct 28, 1908. 3,000
- Ryan, James J to John Theall. Valentine av, No 2200, e s, 296.2 n 181st st, 16.8x116.3x16.8x116.5. Oct 22, installs, 6%. Oct 23, 1908. 11:3144. 1,500
- Robinson, Mary E to John E O'Brien. Macombs road, e s, 47.11 s Grand av, runs s 39.2 x n e 153 x s e 181.7 to n w s Featherbed lane, x s w on curve 70 x — 88.1 x — on curve 60 x n 54.5 x — on curve 53.8 x n e 114 to beginning. Prior mort \$—. Oct 26, 3 years, 5%. Oct 27, 1908. 11:2865. 4,500
- Redmond, Michael to James M Anderson as trustee Jamie W Anderson. 176th st, s e cor Washington av, 108.11x42x—x41.8. Oct 28, 3 years, 5%. Oct 29, 1908. 11:2917. 12,000
- Ryan, David P to TITLE GUARANTEE & TRUST CO. 142d st, No 470, s s, 600 e Willis av, 16.8x110.4x16.8x108.9. P M. Oct 29, 1908, due, &c, as per bond. 9:2286. 3,500
- *Righetti, Lodovico to Manhattan Mortgage Co. 227th st, s s, 180 e White Plains road, 25x114, Wakefield. Prior mort \$750. Oct 27, due Nov 1, 1909, 6%. Oct 28, 1908. 100
- Ryan, John of Rockaway Beach, N Y, to H Schieffelin Sayers as trustee Henry C Oakley. Fox st, w s, 154 s 167th st, 50x100, and being lots 37 and 38 map No 919. Subdivision of property Lyman Tiffany part of Fox estate. Oct 23, due, &c, as per bond. Oct 26, 1908. 10:2717. 1,000
- Reed, Joseph to Elizabeth wife of Louis C Wagner. Walton av, Nos 2076 (2066) and 2078 (2068), e s, 277.7 n Burnside av, 2 lots, each 25.3x100.11. 2 morts, each \$5,500. Oct 27, 5 years, 5½%. Oct 28, 1908. 11:3179 and 3185. 11,000
- Schroeder, Chas H to Katharina Holbein. Decatur av, w s, 350 s Woodlawn road, 54.4x101.9x35.9x100. Oct 28, 1908, due Jan 1, 1912, 5½%. 12:3332. 9,000
- Schroeder, Chas H to Gustav P Muller. Decatur av, w s, 350 s Woodlawn road, 54.4x101.9x35.9x100. Prior mort \$9,000. Oct 28, 1908, due, &c, as per bond. 12:3332. 1,500
- Schrempf, Frank with Adelaide M Davis. Webster av, No 1227. Extension mort. Sept 30. Oct 28, 1908. 9:2427. nom
- Stern, Louis to Severin Magda and Rosalie wife Edward Magda. Fox st, No 1034, e s, 198.2 n 165th st, 37.6x100. Prior morts \$22,000. Oct 28, due, &c, as per bond. Oct 29, 1908. 10:2726. 5,000
- Same to Frederick Torkler. Fox st, No 1036, e s, 235.9 n 165th st, 37.6x100. Prior mort \$22,000. Oct 28, due, &c, as per bond. Oct 29, 1908. 10:2726. 5,000
- Sondberg, Moritz with Elenora Bash. Vyse av, n w cor 172d st, 25x100. Agreement as to ownership of mort. July 21. Oct 28, 1908. 10:2989. nom
- *Steinmetz, Amelia to POUGHKEEPSIE TRUST CO. Grace av, e s, 325 s Lyon av, 25x130. Building loan. Oct 29, 1908, 3 years, 5½%. 4,250
- Sayre, Annie M and Mary E Cox to Annie M Atwood. Webster av, No 2653, w s, — s 195th st, 74.8x100x83.5x100, except part for av, Oct 28, due Jan 1, 1912, 5½%. Oct 29, 1908. 12:3277. 6,600
- Schwarzler (A J) Co to City Mortgage Co. Clay av, e s, 155.3 n 168th st, 120.9x80. Building loan. Oct 22, demand, 6%. Oct 23, 1908. 9:2427. 48,000
- Same to same. Same property. Certificate as to above mort. Oct 22. Oct 23, 1908. 9:2427. —
- *Schrull, Paul to Emma Kingsman. 230th st, late 16th av, s w cor 4th av, 105x114, Wakefield. Oct 23, 3 years, 6%. Oct 26, 1908. 5,000
- Scheffer, J Frederick, of Brooklyn, N Y, to James B Kilshheimer, Jr. Woodlawn road, s w cor 212th st, 51x98.9x50x85.2. Oct 26, 1908, demand, 6%. 12:3328. 1,000
- Scoville, Mary J to LAWYERS TITLE INS AND TRUST CO. Independence av, e s, at s s land now or late of James C Sidney, runs s e 298 x s w 120.3 x s w abt 98 to n s Palisade av, x w — to Johnson av, n w, w and s w on curve — to Palisade av, x w — to Independence av, x n — to beginning, all title to Palisade av, n s, 80 w from e s land now Mary J Scoville, runs w along an old road formerly known as Independence or Johnson av, x — to Palisade av, x e — to beginning. Oct 7, 2 years, 5½%. until Oct 14, 1909, and 6% thereafter. Oct 24, 1908. 13:3407. 3,000
- Strahmann, Henry C to John S Daly exr, &c, John B McKean. 138th st, No 474, s s, 669.10 e Willis av, 19.5x100. Oct 26, 3 years, 5%. Oct 27, 1908. 9:2282. 8,000
- Same to same. 138th st, No 476, s s, 689.4 e Willis av, 19.6x100. Oct 26, 3 years, 5%. Oct 27, 1908. 9:2282. 8,000
- Same to same. 138th st, No 478, s s, 708.11 e Willis av, 19.8x100. Oct 26, 3 years, 5%. Oct 27, 1908. 9:2282. 8,000
- Sebel, Joseph to Stephan Moser. 155th st, No 330 (Mary st), s s, 225 w Courtlandt av, 25x100. Oct 24, due, &c, as per bond. Oct 27, 1908. 9:2414. 3,000
- Schachtel, Augusta to Chas Koker. Summit av, No 911, w s, 184.3 s 162d st, late Cross st, 24.3x116.4x25x122.8. Oct 26, 3 years, 5½%. Oct 27, 1908. 9:2523. 8,500
- Sennhauser, Caspar to Louis and Kate Fleig, joint tenants. Trinity av, No 925, w s, 75 s 163d st, 25x100. P M. Oct 26, 3 years, 5%. Oct 27, 1908. 10:2631. 4,000
- Tully, Martin to Wm F Moore. Bathgate av, n w s, 208 s w 3d av, late Kingsbridge road, 55x184.5 to Bassford av, x55.1x184.7, except part for Bathgate and Bassford avs and 184th st. P M. Oct 26, due, &c, as per bond. Oct 27, 1908. 11:3053. 15,000
- *Tully, Martin to Cath Miner. Barnes av, e s, 50 s 216th st, 25x80. Prior mort \$4,500. Oct 26, due, &c, as per bond. Oct 27, 1908. 500
- Tuoti, Giuseppe to the TRUST CO OF AMERICA. 183d st, late Hampden st (Wadsworth st), s s, 150 w Grand av, 25x100. Deed recorded as mortgage and given as collateral for note to secure \$6,000 due in 6 months, —%. Mar 25, 1907. Oct 27, 1908. 11:3208. other consid and 100
- Tuoti, Giuseppe to TRUST CO OF AMERICA. Walton av, e s, 51.2 s Hawkstone st, runs e 71.5 x s 125 x w 125 x n 50.6 to av, x n 91.9 to beginning. Prior mort \$5,000. Jan 18, 1907, 1 year, 6%. Oct 28, 1908. 11:2844. 5,000
- TITLE INS CO of N Y with the Archdeaconry of N Y. 238th st, late 2d av, n w cor Verlo av, late 1st st, runs w 112.2 x n 100

ATLAS PORTLAND CEMENT

30 BROAD STREET, NEW YORK

x e 158.5 to st, x s 110.2. Extension of mort for \$4,000 at 6%.
 Oct 27, 1908. 12:3392. nom
 Tully, Maria wife Martin to John Eggers. 142d st, s s, 150 e
 Brook av, 50x100. Prior mort \$30,000. Oct 24, due, &c, as per
 bond. Oct 26, 1908. 9:2268. 5,000
 Turner, Geo C to Whitfield Ward. Prospect av, e s, 440 n 187th st,
 20x95. Oct 24, due, &c, as per bond. Oct 26, 1908. 11:3115. 6,500
 *Thompson, Alice L to Chas R Baxter and ano. Grant av, e s,
 100 n John st, 50x100. P M. Oct 22, 3 years, 5½%. Oct 23,
 1908. 500
 Troia, Vincenza to Louis Gates. Arthur av, Nos 2426 and 2428,
 s e cor 188th st, 62x82.7x62x82.4. Prior mort \$—. Oct 28, due
 July 1, 1910, 6%. Oct 29, 1908. 11:3077. 900
 Vario, Gioseppina to Francis J Cox. Wales av, n e s, 100 s Beck
 st or 151st st, 25x104, except part for av. Oct 23, 1908, due
 Feb 1, 1909, 5%. 10:2653. 3,000

*Wojtusiak, John to John H Strzelecki. 221st st, No 849 East,
 25x114, Wakefield. Oct 27, 1 year, 6%. Oct 29, 1908. 600
 Wurster, Charles to Mary A Sinnott. 164th st, n s, 104.9 e Morris
 av, 80.9x200. Extension mort. Dec 7, 1907. Oct 23, 1908.
 9:2432. nom
 Woll, Frederic A with Joseph A Muldoon. Home st, No 1013. Ex-
 tension mort. Oct 17. Oct 28, 1908. 11:2993. nom
 *Wellbrook, Mary to Henry Kroger & Co. Classon av, w s, 284.6
 s West Farms road, 50x100. Oct 27, 1 year, 6%. Oct 28, 1908.
 gold, 1,500
 Washburn, John W, Jr, to Fleischmann Realty and Construction
 Co. Loring pl, e s, 295.6 s Fordham road, 25x114.9x25x116.5.
 P M. Oct 27, 1908, 3 years, 6%. 11:3225. 1,500
 *Washington, Alfred H to HARLEM SAVINGS BANK. Old Boston
 road, w s, lot 7b map No 2 of Olinville, 50x121x50x114.8 n s.
 Oct 27, 1908, due as per bond, 5½%. 1,000

JUDGMENTS IN FORECLOSURE SUITS.

Oct. 22.
 3d av, s e cor 107th st, runs e 322 x s w 120 x s
 w 50 x n w 109 x n e 50 x n w 209 x n 89 to
 beg. Mutual Life Ins Co agt Louis A Scheuch;
 Action No 1; James McKeen, att'y; Harriette
 M J Wood, ref. (Amt due, \$62,366.67.)
 Fulton av, n w s, 103.9 s w 168th st, runs n w
 195 x n e 103.6 x s e 133.6 x s w 28.3 x s e
 69.7 x s w 74.11 to beg. Same agt same;
 Action No 2; same att'y; same ref. (Amt due,
 \$12,473.33.)
 Market st, No 73. Morris Rose agt Chas J Fox
 et al; Moses N Schleider, att'y; Louis B Has-
 brouck, ref. (Amt due, \$7,242.36.)
 63d st, n s, 414.4 w Columbus av, 18.6x100.5.
 Blanche Walter agt Della I Donihee et al;
 Chas De H Brower, att'y; Joseph P Morris-
 sey, ref. (Amt due, \$13,284.)
 83d st, No 166 East. William McBrien agt Lena
 Holl; Archibald C Weeks, att'y; Wm E Mor-
 ris, ref. (Amt due, \$1,958.23.)
 Parcel of land beg at a point 884.4 n of c l East-
 ern Boulevard and 333 e lands of N Y, N H &
 H R R Co, runs w 130 x s 253.4 x e 143.5 x n
 314 to beg. Jacob Leitner agt Bailey Piano
 Co; Arthur Knox, att'y; Max A Schlesinger,
 ref. (Amt due, \$7,497.29.)
 141st st, n s, 175 s 8th av, 25x99.11. August
 Kuhn agt Lina Kreilshelmer; Geo H Rudolph,
 att'y; Chas L Cohn, ref. (Amt due, \$20,786.10.)
 Oct. 23.

153d st, s s, 462.6 w Amsterdam av, 37.6x99.11.
 Lydia B Koch agt Barnett Evans et al; Harris,
 Corwin, Gunnison & Meyers, att'ys; Max Sil-
 verstein, ref. (Amt due, \$10,692.60.)
 Broadway, s e cor Howard st, 52x100.
 Howard st, s s, 100 e Broadway, 25x101.8.
 Mutual Life Ins Co agt L Bradford Prince et
 al; James McKeen, att'y; Chas C Peters, ref.
 (Amt due, \$283,987.26.)
 144th st, n s, 133.9 w Amsterdam av, 16.6x99.11.
 Henry B Kirkland agt Edgar Logau; Thomas
 W Butts, att'y; Frederick W Sperling, ref.
 (Amt due, \$10,448.33.)
 Cedar st, w s, 100 s Chester av, 125x100. Eden-
 wald Chas H Love agt Joseph Goldberg et al;
 Lawrence E French, att'y; Louis F Doyle, ref.
 (Amt due, \$753.76.)
 16th st, No 653 East. City Real Estate Co
 agt Margaret McD Killalea; Harold Swain,
 att'y; Thomas W McKnight, ref. (Amt due,
 \$2,157.33.)
 Goerck st, No 109. George Kocher agt Samuel
 Cohen; Action No 1; Abraham M Pariser,
 att'y; Geo B Hayes, ref. (Amt due, \$2,694.22.)
 Goerck st, No 111. Same agt same; Action No
 2; same att'y; same ref. (Amt due, \$2,694.22.)
 Oct. 24.

Sherman av, c l, 130 n e 166th st, runs n e 50
 x n w 130 x s w 50 x s e 130 to beg, except
 parts released. Henry Roberts agt John
 Monaghan; Appell & Taylor, att'ys; Adam
 Wiener, ref. (Amt due, \$5,234.68.)
 Oct. 26.
 Beekman st, n w cor Water st, 56.9x63.4x50.9x
 57.7. Annie J Gruner agt Geo P Macready et
 al; Bowers & Sands, att'ys; Jermain Savage,
 ref. (Amt due, \$26,093.75.)
 186th st, s s, 108.6 w So Boulevard, 75x130.
 Augusta Garriess agt Helen R Miller et al;
 Reuben Mapelsden, att'y; Henry W Unger,
 ref. (Amt due, \$11,660.)
 Lots 114, 115 and 116, map of property of Sis-
 ters of Charity in Eastern Boulevard. Union
 Exchange Bank agt James P Keenan; Sydney
 H Herman, att'y; Philip J McCoon, ref. (Amt
 due, \$2,101.69.)
 100th st, No 224 East. Mark Taylor agt Wolf
 Bloom et al; Isidor H Taylor, att'y; Frank T
 Fitzgerald, ref. (Amt due, \$4,591.87.)
 6th av, n e cor 4th st, 105x50, Wakefield. Theod-
 ore Wentz agt Jacob Wexler; Harold Swain,
 att'y; Ashbel P Fitch, ref. (Amt due,
 \$7,867.89.)
 217th st, n s, 200 e Paulding av, 50x114.4. Rose
 Solinger agt Petrina Barone; Joseph W Gott-
 lieb, att'y; Ashbel P Fitch, ref. (Amt due,
 \$4,645.48.)
 Oct. 27.

144th st, s s, 150 e 7th av, 250x99.11. Sadie V
 Levy agt Herman Pekelner et al; Arnstein &
 Levy, att'ys; Henry B Hammond, ref. (Amt
 due, \$6,242.)
 Lorillard pl, n e cor 187th st, 90.3x98x90x98.
 Hoffman st, n w cor 187th st, 100x98.
 Guiseppina Santangelo agt Fleischman Realty
 & Construction Co et al; Morris H Hayman,
 att'y; John S Sheppard, Jr, ref. (Amt due,
 \$8,265.50.)

Oct. 28.
 100th st, No 231 East. John M Knox agt Peter
 J Groll et al; Adolphus D Pape, att'y; Chas
 L Hoffman, ref. (Amt due, \$16,264.94.)
 96th st, No 338 East. Chas R Schliess agt
 Theodore Haas et al; Charles Brandt, Jr,
 att'y; Louis F Doyle, ref. (Amt due, \$5,117.80.)
 96th st, No 336 East. Same agt same; same
 att'y; same ref. (Amt due, \$5,117.80.)

LIS PENDENS.

Oct. 24.
 138th st, n s, 375 e 12th av, 132.6x100.3x145x
 99.11. United Metal Covered Door & Sash
 Co agt Charles Hensle Realty Co; action to
 foreclose mechanics' lien; att'ys, Menken Bros.

Oct. 26.
 5th av, No 989. Edw J McCabe Co agt Maurice
 A Herts et al; action to foreclose mechanics'
 lien; att'y, J P Donellan.
 Pelham av, s s, 41.9 e Arthur av, 25.6x106x
 irreg.

Pelham av, s s, 16.3 e Arthur av, 25.6x106.10x
 25x102.4.
 Mary A Davis agt Hannah Mahoney et al;
 partition; att'y, E H Kelly.
 63d st, Nos 207 to 211 West. David Isseks agt
 Koppel Friedland et al; action to foreclose
 mechanics' lien; att'y, I I Kremer.

Hoe av, s w cor 172d st, runs s 25 x w 100 x n
 e — x w 60.11. Julius Stein agt Frank J
 Stahl et al; action to set aside conveyance;
 att'y, H Roth.

Pleasant av, No 141, right, title, &c. Charlotte
 P Robbins agt Eliza T Robbins; notice of
 levy; att'ys, Hill, Lockwood, Redfield & Ly-
 don.

136th st, s s, 200 w Willow av, runs s 100 x e
 25 x s 100 x e 125 on 135th st, x n 100 x e
 50 x n 100 on Willow av, x — 200 to beg.
 Herrmann Horenburger agt Albertine E Eric-
 son et al; action to foreclose mechanics' lien;
 att'y, H M Greene.

Oct. 27.
 Stanton st, s e cor Orchard st, 65.6x50.
 Broome st, No 235.
 Hyman Salzman agt Isaac Gross; action to set
 aside conveyance; att'y, I Schrafer.

137th st, s s, 205 e St Ann's av, 50x100. Selig
 Freedman agt Mary Altieri et al; action to
 fore close mechanics' lien; att'y, S S Myers.

Oct. 28.
 28th st, s s, 56.11 e 7th av, runs e 18.7 x s
 50 x w 13.9 x s 9.3 x w 4.7 x n 40.9 to beg.
 28th st, s s, 102.6 e 7th av, runs s 73.7 x w
 .06 x s 25.2 x e 25.3 x n 25.2 x e 3.3 x n
 73.7 x w 28 to beg.

7th av, s e cor 28th st, 78.1x57.5x78.2x56.11.
 7th av, e s, 22.1 n 27th st, runs e 49.10 x n e
 to a point 24.8 n 27th st, x n — x e 6.6 x n
 14.6 x e 4.6 x n 10.8 x w 13.5 x — 1.1 x w
 49.10 x s 27.9 to beg.

7th av, e s, 49.11 n 27th st, 27.10x76.11.
 7th av, e s, 78.1 s 28th st, runs e 76.4 x n 6.11
 x e 27 x s 28.1 x — 103.3 x n 21.3 to beg.
 7th av, e s, 99.5 s 28th st, runs e 49.9 x e 28.5
 x e 27.1 x s 27 x w 27.3 x n 7.11 x w 76.4
 x n 20.3 to beg.

7th av, n e cor 27th st, runs n 22.1 x e 49.8
 thence on a segment of a circle struck with
 a radius of 2.10½ to a point 24.8 n 27th st
 and 52.7 e of 7th av, x n 1.3 x e 6.6 x s 25.11
 x w 59.4 to beg.

27th st, n s, 59.4 e 7th av, runs n 40.6 x e 4.6
 x n 10.8 x e 14.1 x n 49.4 x w 18.6 to beg.
 27th st, n s, 77.6 e 7th av, 28.4 x70.2x27.8x70.2.
 27th st, n s, 106.3 e 7th av, runs n 50 x w
 .06 x n 48.9 x e 25.2 x s 25.7 x — 3.6 x s 73.11
 x w 28.2 to beg.

27th st, n s, 134.5 e 7th av, runs n 73.11 x w
 3.6 x n 25.7 x e 24.6 x s 25.6 x w 1.4 x s
 73.2 x w 19.10 to beg.
 27th st, n s, 154.3 e 7th av, runs n 50.1 x n
 23.1 x e 1.4 x n — x e 24.9 x s 25.6 x w
 3.6 x s 23.1 x s 50.1 x w 22.6 to beg.

27th st, n s, 176.10 e 7th av, runs n 50.1 x n
 23.4 x e 3.6 x w 25.6 x e 25 x s 98.11 x w 28.6
 to beg.
 59th st, s s, 445 e 6th av, 25x100.5.
 28th st, s s, 173.1 e 7th av, runs s 73.4x43.10x
 s 25.2 x e 24.8 x n 98.6 x w 28.6 to beg.

28th st, s s, 150.6 e 7th av, runs s 173.5 x e
 1.9 x s 153.10 x e 24.9 x n 24.6 x w 3.10 x n
 73.5 x w 22.7 to beg.
 28th st, s s, 130.6 e 7th av, runs s 73.6 x w 3.3
 x s 25.3 x e 24.10 x n 25.3 x w 1.9 x n 73.5
 x w 20 to beg.
 58th st, n s, 175 w 7th av, 25x100.5.
 Clarence D Sire agt Albert I Sire et al; par-
 tition ;att'y, G H Furman.

176th st, n e s, 94.2 n w Old Boston rd, 75x
 167. Nellie G Richards agt Hester Hart-
 well et al; partition; att'ys, Darlington &
 Jenkins.

138th st, n s, 208 w Broadway, 16.6x99.11.
 Agnes V Rowley agt C N Sherman Investing
 Co et al; specific performance; att'y, E Sond-
 heim.

171st st, s s, 100.2 e 3d av, 25.1x106. Donato
 Pizzutiello agt Robert Graham et al; action to
 set aside deed; att'y, M Mayer.

Oct. 29.
 Water st, No 16. Daniel S Miller et al agt
 Chas B Samuels; amended partition; att'ys,
 Cannon & Cannon.

Oct. 30.
 57th st, No 322 East.
 57th st, s s, 247.7 e 2d av, 22.2x59.5x22.8x57.10.
 Peter G Mullins et al agt John Mullins et al;
 partition; att'y, R A Rendich.

Gouverneur st, w s, 113.6 s Madison st, runs w
 63.6 x s 16.11 x e 64.3 to Gouverneur st, x n
 16.6. Sarah Green agt Rosa Saberski et al;
 partition; att'ys, Jonas, Laransky & Neu-
 burger.

Av A. n w cor 72d st, 25.8x100. Isidore
 Federman agt Harris Beckelman et al; action
 to declare lien; att'y, S N Tuckman.

FORECLOSURE SUITS.

Oct. 24.
 11th av, w s, 75.5 s 55th st, runs w 75 x s 16.3
 x s e 49.4 x s e 26.6 x n 27.1 to beg. Eliza
 Dean agt Esther Reshower et al; att'ys, Sal-
 ter & Steinkamp.

184th st, s s, 100 e Park av, 100x100. Henry D
 Brewster agt Margaret M Condon et al; att'y,
 E H Tatum.

144th st, n s, 450 e Lenox av, 100x99.11. Anna
 Sands agt Joseph A Pucci et al; att'ys, Bowers
 & Sands.

Lewis st, Nos 50 to 54. J Weinberg & Co agt
 Aaron Lieberman et al; att'y, C Shamroth.
 Av D, n e cor 8th st, 47.6x77, and other prop-
 erty in Kings County. Wm J Amend agt
 Kalman Goldman et al; att'ys, Amend &
 Amend.

Cannon st, No 64. August Limbert agt Sig-
 mund Leinhardt et al; amended; att'ys, Bow-
 ers & Sands.

Oct. 26.
 Bonner pl, s s, 175 e Morris av, 50x75. An As-
 sociation for the Relief of Respectable Aged
 Indigent Females in the City of N Y agt West
 Morrisania Club et al; att'y, F de P Foster.

Lewis st, No 86. John A Aspinwall et al, trust-
 ees, agt Adolf Mandel et al; att'y, R Bened-
 dict.

Broadway, s e cor Hawthorne st, 100x119.3x
 100x120.6. Peter Alexander agt Cathleen Tur-
 ney et al; att'ys, Alexander & Ash.

Bryant av, e s, 75 n Jennings st, 25x100, Hur-
 thorne Building Co agt Sarah Groag et al;
 action to impress lien; att'y, A W Duck-
 worth.

117th st, Nos 438 and 440 East. Meyer Jar-
 mulowsky et al agt Morris Fine et al; att'y,
 B Alexander.

103d st, n s, 105 w Park av, 50x100.11. Charles
 Strauss agt Louis I Harris et al; att'ys,
 Strauss & Anderson.

Ferris av, w s, adj land of St Joseph's Institute
 for Deaf Mutes, 246.2x1012.5x259.11x1104.5.
 Albert L Lowenstein agt J Harold McLain et
 al; amended; att'y, E V Thornall.

Oct. 27.
 Ridge st, No 55 and right, title, &c, to premises
 adjoining. Maiden Lane Savings Bank agt
 Henry Eckhardt et al; att'ys, Olcott, Gruber,
 Bonyng & McManus.

Water st, No 630.
 Scammel st, No 59.
 Amelia Haines et al agt Mabel Orem et al;
 att'y, J O Harrison.

Park or 4th av, n e cor 104th st, 100.11x24.10x
 irreg. Thomas J Brady agt Barney Cohen et
 al; amended; att'ys, Quackenbush & Adams.
 174th st, s s, 95 e Audubon av, 75x100; two
 actions. Matthew McNamara agt Wallace,
 Reisler & Co et al; att'ys, Clarke & Clarke.
 Mapes av n e cor 187th st, 48.6x145.2.
 Mapes av, e s, 48.6 n 178th st, 66x145.2.
 Samuel Hecht agt Herbert Realty Co et al;
 att'y, S Bitterman.

Cannon st, No 64. August Limbert, trustee,
 agt Sigmund Leinhardt et al; att'ys, Bowers
 & Sands.



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Oct. 28.
 Av C, No 215. Moses Menline agt Charles Degen et al; att'y, S Bernstein.
 Suffolk st, No 146. Bernard Galewski agt Ida Burstein et al; att'y, D Galewski.
 4th av, s e cor 19th st, 131x150. Metropolitan Life Ins Co agt Emma S Thiele et al; att'ys, Ritch, Woodford, Bovee & Butcher.
 20th st, No 122 West. Herbert J Cochran agt Flatiron Realty Co et al; att'y, M Stern.

Oct. 29.
 127th st, s s, 190 w 4th av, 25x99.11. United States Trust Co of N Y, trustees, agt Rebecca M Mapes et al; att'ys, Stewart & Shearer.
 58th st, No 421 East. Standard Trust Co of N Y agt John J O'Hare et al; att'ys, Gillespie & O'Connor.

149th st, No 303 West. Isidor D Brokaw agt Afro-American Realty Co; att'y, E A Isaacs.
 6th st, Nos 709 and 711 East. Jonas Weil et al agt Louis Ray et al; att'y, I S Heller.
 Decatur av, n s, 250 e Mosholu Parkway, 25x 110. Peter McDowell agt Wm C Bergen et al; att'y, A Knox.

West Broadway, n e cor 3d st, 90x50. Louis Livingston Seaman agt John B Ireland et al; att'ys, Strauss & Anderson.
 86th st, n s, 121 w 1st av, 29x100.8. Louis A Marks et al agt Louis Berman et al; att'ys, Welch, Heine & Fall.
 Fox st, e s, 260 n 156th st, 40x100. Thomas W Butts, trustee, agt Bronx Borough Realty & Construction Co et al; att'y, W P Vining.
 Hamilton st, No 38. David Lite agt Rosie Talsky et al; att'y, B Patterson.
 103d st, Nos 312 & 314 East. Jacob Schlamp agt Harris Beckelman et al; att'ys, Amend & Amend.

Oct. 30.
 25th st, No 215 East. Minnie Rinaldo agt Morris Schoenfeld et al; att'ys, P Hellinger.
 Franklin av, e s, 75.6 n Jefferson pl, 75.4x100; two actions. Flora Siegel agt Joseph C Zauderer et al; att'y, S Fine.
 Sheriff st, No 88. India Wharf Brewing Co agt Pinkas Tarnofker et al; att'ys, Garvan, Armstrong & Conger.
 60th st, Nos 243 to 247 West; three actions. Emanuel Bernstein agt Harry Abrams et al; att'ys, Adlerman & Adlerman.
 138th st, s s, 139.6 w Cypress av, 37.6x100. Theresa Kummel agt Pietro Inzerillo et al; att'y, M Silverstein.
 47th st, No 76 West. Lathrop C Harper agt Wm P Simpson et al; att'y, A L Wescott.
 138th st, s s, 101.11 w Cypress av, 37.6x100. Ruth Cohen et al agt Pietro Inzerillo et al; att'y, M Silverstein.

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. (f) 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.

Oct.
 24 Amory, William—Sheffield Farms Slawson Decker Co\$155.56
 24 Anderson, Chas W & Ida—Sheip & Vendegrift160.17
 24 Archibald, Henry—City of N Y71.86
 24 Aronson, Rudolph—J J Harr7,602.95
 26—Agid, Sale & Sam and East Side Amusement Co—M Einhorn59.65
 26 Ammann, Geo S—C Levy683.18
 26 Abelovitz, Aaron—J Abelovitz132.65
 26 Avenia, Antonio—J L Goldenberg95.57
 26 Auscelovitz, Morris—Lewis De Groff & Son160.99
 27 Amabile, Frank—Empire State Surety Co14.85
 27 Alexander, Solomon D—N Y Telephone Co65.88
 27 Archibald, Mary—M A Meagher55.01
 27 Allgood, Andrew P—Gorham Co114.35
 27 Arnold, Aaron—W R Ellison et al153.91
 27 Andrews, Edw F & William Grossbach—People, &c1,000.00
 28 Aronson, Charles—City of N Y219.94
 28 Aberle, Emile—the same219.94
 28 Anspacher, Leopold H—M LeVino116.66
 28 Altieri, Mary & Margaret T Johnston—T Rubano et al491.23
 28 Ahrens, Alfred—S J Bloomingdale et al29.38
 28 Abalan, Moussa & Assad Balish—Gotham Can Co46.97
 28 Archer, Annie E—C W West372.17
 28 Apostolides, Nicholas D & John Bulgarides—Hayes Lithographing Co344.66
 29 Alexander, Geo S—West 86th Street Studios579.03
 29 Arnaud, Anna—W Wilson132.95
 29 Adams, John J—R E Sause370.79
 29 Atwater, James A—G H Budlong64.72
 29 Aiton, Thomas A—A Lamberti66.65
 29 Ackerman, Henry M—Harper & Bros80.13
 29 Aikin, Isaac D—N Y Radiator Co763.42
 29 Albers, Henry C—Kendall Nail & Supply Co362.92
 30 Abelman, Abraham—F Durand191.72
 30 Aarons, Alfred H—S Otto70.96
 30 Adams, Garrison B—City of N Y219.94
 30 Armato, Nicola & Vincenzo Locicero—People, &c2,500.00
 30 Arlotta, Joseph—Fiske & Co, Inc123.25
 30 Altieri, Carmine and Mary, Carmine and Levoli Liberti—L Macourey219.22
 30 Aaranson, Joseph—M E Heilbrun252.16
 24 Baxter, Henry L—H Koehler & Co194.72

24 Brunnareus, Gustave—V M Collins113.95
 24 Bollenbacher, Jacob—City of N Y42.32
 24 Bollenbach, Jacob—the same42.32
 26 Both, Herman—City of N Y65.09
 26 Burchill, Mary J—A H Doty292.77
 26 Billings, Louise C—Smoot Weaver Co39.02
 26 Bowen, Harry H—C W Minor457.61
 26 Buonfante, John—A Sorge34.30
 26 Blevins, Hannah B—J Schauer119.31
 26 Browne, Harry H—Wheeling Corrugating Co26.84
 26 Bennicazo, Bernard & Louis Friedsell—S H Halperin246.74
 26 Birkhahn, Chas D & Barnett Margolis—H Bloch122.94
 26 Bohlig, Louis—J Beck et al175.85
 27 Bradley, Anon H—E J Bradley, costs, 32.70
 27 Burton, John R—Underwood Typewriter Co39.68
 27 Burnett, Burdock & Frank M Pink—C R Partridge82.72
 27 Bittorf, John—A Liedeker115.36
 27 Bikoff, Samuel—N Y Telephone Co125.30
 27 Berg, Lewis H—the same37.79
 27 Bigsby, Robert S & Joseph A Wade—Estey Wire Works Co60.92
 27 Benedict, Wm M—City of N Y209.44
 27 Berger, Henry—the same95.28
 27 Burke, Edward, ex'r—the same190.84
 27 Booth, Ira E—H Beighorn38.21
 27 Brooks, Byron—Brooks Bros38.42
 27 Bosbury, Elizabeth—Oriental Markets16.22
 27 Brennan, Robert T—S J Rosenblum et al547.32
 27 Bergold, Chas J—T Allison110.00
 27 Block, Jacob L—the same110.00
 28 Brandon, Alexander—D J Densmore et al307.07
 28 Berhite, Wm E—Le Clare Nurseries Co53.20
 28 Beggs, Chas J—City of N Y421.28
 28 Buchanan, Wm T—the same219.94
 28 Barnes, Thornton B—H C Lytton78.82
 28 Brennan, Michael J—V Loewers Gambrinus Brewery91.22
 28 Burgher, Frank I—A H Morris et al607.90
 28 Blackman, Sam—Nassau Electric R R Co, costs, 138.77
 28 Beardsley, Frank W—E H McAlpin et al950.44
 28 Brennan, James—E C Striffler91.00
 28 Berkman, David—C Lehman43.76
 29 Booth, Henry—C F Smith78.81
 29 Burt, Walter, Horace & William—M E Fox et al190.42
 29 Burk, Alfred—Harper Bros116.41
 29 Boasberg, Herman & Julius & Nicholas Noyes—W H Smith12.67
 29 the same—the same319.67
 29 Brady, Bernard—M T Flanagan122.77
 29 Brierly, Mary T—H E Coe162.51
 29 Barnes, Erastus H—City of N Y42.75
 29 Brainerd, Wm H—the same219.94
 29 Berger, Edward—the same421.28
 29 Butler, Orlando W—W H Hurley7,166.53
 29 Berger, John C—City of N Y219.94
 29 Bryan, John H & Louis C Gasteiger—S Beawick et al293.74
 29 Bassel, Sadie—Tinsley Bros212.57
 29 Bern, Edmund—E Petschem112.91
 29 Barouss, Harry—L Goldberg62.00
 29 Bagley, G—T G Roebuck & Co38.41
 29 Berndt, Charles—T Allison35.00
 30 Bronberg, Joe & Schimel Mondschein—Mondschein273.72
 30 Baird, Wm J Jr—W S McLean77.41
 30 Blackman, Frank C—J S Humbert86.38
 30 Baker, Abraham L—City of N Y75.45
 30 Batcher, Clement F—J Morris100.30
 30 Bierman, Max—Dunlaps Express Co, costs, 12.65
 30 Baxter, Geo M* & Eugene L Engelman—Improved Property Holding Co of N Y304.65
 30 Broeder, Henry—C D Steuer34.72
 30 Bagg, Frederick A—City of N Y58.85
 30 Bradbury, Anna W—C L Whyte369.01
 30 Briggs, Jos E—Kiel & Arthe Co36.66
 30 Bernstein, Florence—E Godwin et al163.21
 30 Bowles, Dwight W—P M Kempf89.76
 30 Braker, Conrad M—L Bronner, costs, 60.00
 24 Conover, Wm H—C J Old, costs 113.48
 24 Connor, John W—Fisher Bros61.87
 24 Cohen, Francis J—N G S Cammack et al233.58
 24 Cole, Emma—M M Gowan351.95
 24 Custar, Ignatius—W L Abbott107.82
 24 Clement, Maynard N, Comm—M Reich, costs, 113.40
 24 Clark, Hazelton L & Ellen E—N F Kerr111.98
 26 Cohen, Sidney—City of N Y113.48
 26 Carter, Wm H—the same113.48
 26 Canivet, Chas G—G E Walter1,431.18
 26 Cornish, George—Curtis Blaisdell Co36.51
 26 Cohen, Sophie—I Stern et al769.29
 26 Carroll, James—E M Mass75.56
 26 Corbett, Patrick J—Milbury Atlantic Supply Co454.31
 26 Creifelds, Barbara—J J Lane35.01
 26 Cataletto, Sebastian—J Jacobs et al3,517.80
 27 Curran, Michael J—Frederick Hollender & Co32.21
 27 Crawford, Robert—L W Eisenberg249.65
 27 Chapman, Chas W—T Allison110.00
 27 Crawford, Robert & Stanley—L W Eisenberg266.10
 27 Comerford, Peter P & Thomas P—C L Sexton, costs, 70.13
 27 Carrier, Israel L—City of N Y781.97
 27 Cohen, Jacob—N Y Telephone Co48.50
 27 Cohen, Jack—the same36.14
 27 Coughlin, Patrick—the same37.40
 27 Curtis, Bernard—E Bartolicius219.97
 27 Cohen, Herman—City of N Y75.85
 27 Chittenden, Arthur—the same209.44
 27 Conforti, Nicholas—American Forge & Iron Co592.05
 27 Cantalupy, Nicola—L Balbi et al106.45

27 Church, E Bayard—L Stevens, costs, 103.19
 27 Connolly, Ellen—D Nicholson, costs, 140.05
 28 Christie, James A—City of N Y591.14
 28 Campion, Michael J—the same209.44
 28 Cally, Geo R—the same219.94
 28 Corbally, Thomas P—City of N Y80.52
 28 Corbett, Joseph—James Butler, Inc, costs, 23.08
 28 Crouse, Marlette—C F Bassett et al1,798.63
 28 Cooper, James H—J McQuade105.81
 28 Conlin, Frank—S Abeloff51.53
 28 Carty, Mary—Wm A Miles Co231.00
 28 Cohn, David E—J Hermans44.96
 28 Coles, Howard B—W T McDowell44.41
 28 Chase, Herbert—G C Jeffrey62.15
 28 Clark, Francis A—Olin J Stephens, Inc, costs, 103.38
 28 Cregan, Michael J—S J Bloomingdale et al100.85
 29 Cusimano, Frank—City of N Y42.75
 29 Carothers, Sheldon C—the same219.94
 29 Crane, Jennie—M P Hamel29.65
 29 Cogut, Charles—J Fischlowitz et al84.46
 29 Crosman, James H—J Hutchinson77.90
 29 Cummings, Mary F—D Douglas, costs, 3,637.42
 29 the same—T Kenny150.00
 29 Connors, Robert—J Sommers202.55
 29 Crogan, Thomas—J H Carraher389.89
 29 Cryan, Cornelius A—T Allison35.00
 29 Casey, James—T Morrissey, costs, 123.81
 30 Cohn, Joseph M—Mechanics & Traders Bank5,355.19
 30 Candee, F C Jr—the same800.47
 30 Carrillo, Juan B—City of N Y219.94
 30 Clarke, William—F M Niver42.42
 30 Cohen, William—R W Hebbard39.72
 30 Costerton, Edward—Nahm, Lenon & Damm184.47
 24 Dean, Harry W—S J Bloomingdale et al2,899.91
 24 Duberstein, Fanny—H Rich861.08
 24 Durr, John—W Robinson1,132.88
 26 Duffy, Joseph A—A L Meyer, costs, 392.33
 26 Doe, John—J Sherman et al85.15
 26 Diamonds, Peter & Costas Tsaklianis—C Cosino67.91
 26 Dressler, Herman, Louis & Israel, Morris Steingaster & Charles Eisenstark—Public Bank of N Y City330.72
 27 Dodge, Mary S—C K Olson515.34
 27 Douglass, John L—N Y Telephone Co29.72
 27 DeJong, Jacob—T Allison110.00
 27 Dunn, John—F M Guinan118.94
 27 Durand, Alphonse & Rene Parnageon—O Heyman et al64.71
 27 Dorff, Davis—S Schlachter et al83.16
 27 Dicker, George—J Foley27.72
 28 Dauber, Solomon—N Y Telephone Co30.95
 28 Dunn, John J—the same40.66
 28 Davis, Frank G—the same41.33
 28 De Hoff, Leon—S Abeloff23.84
 28 Devine, John—City of N Y219.94
 28 Douthitt, John F—I M Hirshe5,613.47
 28 Doyle, James A—J C Starck593.22
 28 Dioguardi, Charles—G B Dioguardi470.65
 28 De Barbieri, Maria—J H Goetschius, costs, 32.41
 29 the same—the same474.41
 29 Doctor, David—City of N Y219.94
 30 Dean, Harry W—New England Box Co115.91
 30 Domeyer, Charlotte—E Underhill361.87
 30 Danziger, Charles—American Stamp Mfg Co35.41
 30 D'Ursi, Louis and Mike Capiello—C Ci-polla236.47
 30 Dosey, Alvin and Emery—Mohawk Condensed Milk Co132.90
 26 Earley, Mary—W C Abercrombie111.91
 27 Emanuel, James—City of N Y781.97
 27 English, Thomas—B K Bloch212.13
 29 Eusner, Bruno—Francis Draz & Co162.52
 30 Eptel, George—H Jacobson149.05
 30 Engelmann, Eugene L—Improved Property Holding Co of N Y304.65
 30 Enricht, Louis—G Barriet et al97.72
 30 Epstein, Isaac J and Jake Suskind—I Rosenweig et al26.27
 24 Fellner, Morris—State Bank66.81
 24 Fritzel, Elizabeth—G J Lanten114.40
 24 Fritschman, Joseph—Barstim Realty Co803.75
 24 Fitzgerald, Michael J—E Kamp152.65
 26 Fasulo, James—City of N Y304.87
 26 Fleischer, Rudolph—P Cohen29.41
 27 Feinstein, Jennie—Bronx Metal Bed Co235.66
 27 Frank, John M—Simon Regal Cigar Co49.41
 27 Firth, Agnes—Morrison Ward Co79.40
 27 Fischel, Samuel—Lafayette Trust Co344.14
 27 the same—the same1,069.26
 27 Flig, Lizzie—B Masor & Co97.72
 27 Frawley, Wm B—City of N Y114.02
 27 Feek, Andrew J—J E Burke587.61
 28 Foerst, Joseph—Henry Meyer Co95.71
 28 Fallert, Geo W—City of N Y219.94
 28 Forbert, Charles—the same65.79
 28 Feldermann, Frederick—C Misch Inc69.61
 28 Fanning, Newville O & Metropolis General Advertising Co—Frank Presbrey Co355.07
 28 Ferrari, Prosper R—M A Racey, costs, 66.70
 28 Frank, Meyer—E Voska et al1,430.02
 28 Fisher, Frank H—P R Diamond293.22
 29 Flechsig, Albert—R W Bell345.09
 29 Furman, Joe—M Market et al55.54
 29 Fox, Royal E—H H Peters119.15
 29 Foley, Martin J—J Sommers240.35
 29 Flood, Eugene J—J Butler, costs, 88.85
 30 Farrell, Patrick J—W F Hencken et al291.48
 30 Fischer, Geo D—M Blossveren et al114.91
 30 Flick, John and Dora—H Klopff69.72
 30 Foster, Hiram E—Brooks Bros120.33
 30 Fiege, Dietrich—W Eddy45.79
 30 Fulkerson, Jeremiah—City of N Y219.94
 30 Fisher, Chas H—National Park Bank of N Y113.40
 24 Grossman, Lena—W Strauss151.90
 24 Greensky, Louis & Aaron Garfein—A H Levy134.71
 24 Gumprecht, Gustav—Mercantile Finance Co292.12

Table listing names and addresses with associated numerical values. Columns include names (e.g., Pohns, Jacob-S J Sorg et al), addresses (e.g., 104.79), and numerical values (e.g., 104.79, 250.09). The table is organized into three main vertical sections.

JOHN C. ORR CO., India, Java and Huron Sts. and East River City of New York, Borough of Brooklyn SASH, DOORS, BLINDS AND HOUSE TRIM LUMBER OF ALL KINDS FOR BUILDERS Telephone 948 Greenpoint

Table with 2 columns: Company Name and Amount. Includes entries like '27 N Y Credit & Guide Co-W H Christian... 38.05', '27 Wischeith & Dozier-Simon Reigel Cigar Co... 71.53', '28 Beckford Drill & Tool Co-City of N Y... 285.78', etc.

Table with 2 columns: Company Name and Amount. Includes entries like 'Fischedich, Frank H-A Plaut et al. 1908.238.03', 'Ferguson, Wm P-Thames & Mersey Marine Ins Co, Ltd. 1902...505.75', 'Freund, Albert-J Beck et al. 1908...612.66', etc.

Table with 2 columns: Company Name and Amount. Includes entries like '200-Satisfied.', '201-Satisfied.', 'line Keller and Jacob Keller...578.28', '202-5th av, No 169. John Hoerter agt Charles Wolinsky...56.20', etc.

SATISFIED JUDGMENTS.

Oct. 24, 26, 27, 28, 29 and 30.

Table with 2 columns: Name and Amount. Includes entries like 'Altmayer, Abraham-C Hass et al. 1901.138.77', 'Altmayer, Abraham E-S Uhlfelder. 1902.154.83', 'Altmann, Israel-D Schumer. 1908...25.72', etc.

CORPORATIONS.

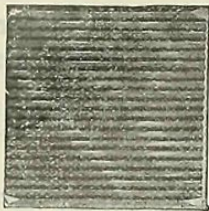
Table with 2 columns: Company Name and Amount. Includes entries like 'Buckley, Thomas J Construction Co-United Metal Covered Door & Sash Co. 1908...50.31', 'Halley Land & Improvement Co-N Y Interurban Water Co. 1908...278.07', etc.

MECHANICS' LIENS

Oct. 24.

Table with 2 columns: Company Name and Amount. Includes entries like '197-Pelham av, Nos 561 and 563. Reedy Elevator Co agt Universal Cement Brick & Block Co...1,800.00', '198-146th st, No 454 West. Kimler & Cohen agt Phipps Munds Realty Co and William Phipps...10.82', etc.

Table with 2 columns: Company Name and Amount. Includes entries like '223-200th st, n s, 35 w Briggs av, 63x100. A W De Long & Co agt Bedford Boulevard Construction Co, Nicholas Hodes, Joseph Cirone and Antonio Giura...2,700.00', '224-27th st, Nos 109 and 111 West. National Bridge Works agt Marmac Construction Co and Duke Iron Works...137.29', etc.



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246—36th st, No 23 West. Cosgrove Bros agt Albert Friedlander; Aldhous Construction Co (renewal).....431.00
247—Tracks, &c, of Columbia st, &c. Sicilian Asphalt Paving Co agt Dry Dock, East Broadway & Battery R R Co and N Y City Ry Co (renewal).....\$235.87
248—65th st, n s, 79.6 w 2d av, 206.8x200 to 66th st x200.10x200. B Campbell & Co agt Third Av R R Co; James McNiece & McNiece Bros.....764.25
249—Broadway, e s, whole front bet 123d and 124th sts, —x175. Swirsky Bros agt Riston Realty Co, Jennie Davidson, Augusta Reis and Nicholas Conforti; Ciro Borelli475.00

Jackson av, s s, 125 e Garfield st, 50x80. Herbert S Ogden att'y loans John and Katie Friedel to erect a 2-family dwelling; — payments4,500

239th st, lot 15, block 5379, Woodlawn Heights Albert Swanson agt Chas F Swallow et al. (Aug 18, 1908)100.00
Oct. 30.

BUILDING LOAN CONTRACTS.

Oct. 26.
189th st, n s, between Cambrelling and Beaumont avs, 150x40. Guy J Brine loans Joseph Shanks to erect two 5-sty apartments; 6 payments\$45,000
180th st, n s, 329.5 e Fort Washington av, 50 x110. City Mortgage Co loans Ferguson Bros Engineering Co to erect a 5-sty apartment; 10 payments35,000
Clay av, e s, 155.3 n 168th st, 120.9x80. Same loans A J Schwarzer Co to erect three 5-sty apartments; 10 payments48,000
Bryant av, e s, 275 s 172d st, 125x100. Same loans Elviel Realty Co to erect six 3-sty dwellings; 8 payments36,000

Oct. 30.
28th st, Nos 131 and 133 West. Surety Realty Co loans Tarrytown Building Co to erect a — sty building; 3 payments.....\$10,500
198th st, n e s, 51.8 s e Valentine av, runs n e 92.5 x s e 50 x n e 25 x n w 99.4 to Valentine av x s w 25 x s e 24.6 x s w 99.1 x s e 25.10 to beginning. Central Mortgage Co loans Valentine Construction Co to erect two — sty buildings; 6 payments11,500
Grace av, e s, 325 s Lyon av, 25x130. Poughkeepsie Trust Co loans Amelia Steinmetz to erect a — sty dwelling; 3 payments. 4,200
Morris Park av, 50 w Victor st, 25x70. T Emory Clocke loans Harriet Landgrebe to erect a 2-sty dwelling; — payments ...2,433.60

Downing st, No 31. Wm A Thomas Co agt Isidore Krevitsky et al. (Oct 20, 1908). 28.12
99th st, Nos 136 & 138 West. Kopele Warschowsky agt Nellie White et al. (Sept 4, 1908)37.00
Tremont av, No 2266. Thos B Bowne & Son Co agt Caroline Keller et al. (Oct 24, 1908).578.28
Chatterton av, No 2267. Same agt same. (Oct 24, 1908)578.28
Mott st, Nos 184 & 186. Albert Oliver agt Rose Susswein et al. (Apr 14, 1908) ..120.00
135th st, No 64 West. Louis Rosenbaum agt Max J Klein. (Oct 7, 1908)275.00

¹Discharged by deposit.
²Discharged by bond.
³Discharged by order of Court.

SATISFIED MECHANICS' LIENS.

Oct. 24.
Lexington av, n w cor 107th st. Schupak & Son agt Peter A H Jackson et al. (Sept 14, 1908)\$184.00
²Riverside drive, n e cor 94th st. Federico La Mura agt Joseph Freedman et al. (Dec 6, 1907)193.47
Warren st, No 57. Frederick J Fleck agt Pauline Weiss et al. (June 4, 1908) ...125.00

ORDERS.
131st st, Nos 528 to 532 West. Weinstein Plumbing Co on Aqueduct Construction to Jordan & Fox.....\$400.00

ATTACHMENTS.

Oct. 24.*
Parmlly, Eleazar; Arthur L Livermore, trustee; \$8,601.48; M B Clarke.
Oct. 26.
Maclernon, Victor G; Johnson Service Co; \$5,282.56; Richards & Heald.
Oct. 28.
Cape Breton Dredging Co; Clarke & Cortis; \$450; Wheeler, Cortis & Haight.
Kentucky Refining Co; New Britain National Bank; \$5,001.59; Merrill & Rogers.
Northern Cereal Co; John J McCarthy; \$1,028.32; A R Bunnell.

CHATTEL MORTGAGES.

Oct. 23, 24, 26, 27, 28 and 29.
AFFECTING REAL ESTATE.
Alteri, C. 205 E 137th. M Dreschler & Co. Gas Fixtures. \$235
Bellow, E. E J Gillies & Co. Refrigerator. 115
Berliner & Greenberg. 156th st near Amsterdam av. A Larsen & Son. Refrigerators. 510
Same. A Larsen. Dumbwaiter. 360
Same. Landau H Co. Ranges. 2,300
Berliner & Greenberg. 510-534 W 156th. Hudson M & M Co. Mantels. 900
Candido, G. 297 E 149th. B Kleinschmidt. Drug Fixtures. 720
Hungarian, C B H Hagndol. 242 E 7th. The Albert G F Co. Gas Fixtures. 500
Hurlbert G H Co. Broadway and 31st st. A B. See E E Co. Elevator. 2,400
Pierce, E. J. 25 Frankfort. Albert G F Co. Gas Fixtures. 40
Schneider, P. E J Gillies & Co. Refrigerator. 86
Silverson, A. 27-31 W 133d. Union S Works. Ranges. 346
Same. 434-6 E 85th. same. Same. 588
Smith, L R. 16 W 115th. Abendroth Bros. Ranges. 59
Same. 12 E 127th. same. Same. 59
Wittner, S. 26th st and 10th av. Union S Works. Ranges. (R) 973

Oct. 27.
Cruger av, w s, 225 n 205th st, 25x100. Benjamin F Gerding, att'y, loans David G O'Hara and John O'Hara to erect a 2-family dwelling; 3 payments4,000
Christopher st, Nos 114 and 116. Samson Lachman loans Samuel Rodt and Jacob Lipman to erect a —sty building; 9 payments.25,000
144th st, s s, 375 e Broadway, 275x99.11. Wm S & Hyman D Baker loans Young Realty & Construction Co to erect a —sty building; — payments202,500

Oct. 28.
Broadway, n e cor 163d st, 99.11x100. Metropolitan Life Ins Co loans Medford Realty Co to erect a 6-sty apartment; 1 payment.150,000
Broadway, s e cor 164th st, 99.11x100. Same loans same to erect a 6-sty apartment; 12 payments150,000
113th st, n s, 225 w Amsterdam av, 75x100.11. City Mortgage Co loans Paterno Bros Inc to erect an 8-sty apartment; 11 payments.140,000
114th st, s s, 175 w Amsterdam av, 75x100.11. Same loans Paterno Bros to erect an 8-sty apartment; 11 payments140,000
114th st, s s, 250 w Amsterdam av, 75x100.11. Same loans same to erect an 8-sty apartment; 11 payments140,000
113th st, n s, 150 w Amsterdam av, 75x100.11. Same loans Paterno Bros Inc to erect an 8-sty apartment; 11 payments.....140,000
114th st, s s, 100 w Amsterdam av, 75x100.11. Same loans Paterno Bros Inc to erect an 8-sty apartment; 11 payments.....140,000

Oct. 28.
6th st, No 537 East. Schwartz & Pomerantz agt A Feldman Construction Co. (Dec 1, 1906)85.00
Tyndall av, w s, lots 231, 265 and 264.
Tyndall av, e s, lots 129, 171 and 172.
261st st, s s, e 1/2 of lot 232, 24th Ward.
Gustavus M Roden agt F P Forster et al. (Sept 23, 1908).....119.25
Mott st, No 185. Moritz Klein agt Henry Kensing et al. (Oct 8, 1908).....4,150.10

Oct. 27.
³Park av, No 1984. Philip Olkin et al agt Julius Levy et al. (Apr 7, 1908).....101.00
Av A, No 18. Alberene Stone Co agt Geo W Folsom et al. (Oct 5, 1908).....96.00

Oct. 29.
124th st, No 64 West. Louis Wolf agt Joseph Breakstone et al. (Jan 10, 1908).....140.00
75th st, No 168 East. Samuel Hodgkinson et al agt Emma G Halsey. (Aug 18, 1908).260.00
²Broadway, No 2845. Harris Rosenvach agt Broadway & Cathedral Parkway Co et al. (Sept 1, 1908)175.00
²Broadway, No 2276. Edwin Dumble agt Morris Steinheimer et al. (Sept 26, 1908)...275.00

Oct. 29.
236th st, s s, 25 e Oneida av, 25x100. Investors Mortgage Co loans Crushing Realty Co to erect a — sty building; — payments.4,000
Jackson av, n e cor 160th st, runs e 175 to Forest av, x n 24.2 x w 175 x s 24.2 to beg. Max Cohen & Emanuel Glauber loan Emma M S Mestaniz to erect two 5 and 6-sty tenements; 13 payments35,000

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